

ORDINANCE NO. 2019-09-60

AN ORDINANCE AMENDING SECTION 17.7.501.E.1(a) OF THE AMERICAN FORK CITY DEVELOPMENT CODE RELATING TO MINIMUM PROJECT AREA REQUIREMENTS IN SINGLE-FAMILY CLUSTER PROJECTS.

BE IT ORDAINED BY THE CITY COUNCIL OF AMERICAN FORK CITY, UTAH, AS FOLLOWS:

PART I

TEXT OF ORDINANCE

SECTION 1. Sections 17.7.501.E.1(a) of the Development Code of American Fork, Utah, are hereby amended to read as follows:

1. Area, density and lot size.

a. The requirements for area, density, and lot size within single-family cluster project shall be as follows:

Zone	Min. Project Area (in Acres)	Max. D.U./Structure	Max Density (D.U./Acre Gross Project Area)	Min. Lot Size (in sq. ft.)
RA-1	10	1	1.0	20,000
R-1-20,000	10	1	2.0	16,000
R-1-15,000	10	1	2.3	11,500
R-1-12,000	10	1	3.0	9,000
R-1-9000	10	1	3.6	7,500
R-1-7500, R-2-7500, R-3-7500, & R-4-7500	4	1	4.3	6,000

PART II

PENALTY AND ADOPTION

SECTION 1 – Conflicting Provisions. Whenever the provisions of this Ordinance conflict with the provisions of any other ordinance, resolution or part thereof, the more stringent shall prevail.

SECTION 2 – Provisions Severable. This Ordinance and the various sections, clauses and paragraphs are hereby declared to be severable. If any part, sentence, clause or phrase is adjudged to be unconstitutional or invalid it is hereby declared that the remainder of the ordinance shall not be affected thereby.

SECTION 3 – Amendment to be Added to Development Code. The City Council hereby authorizes and directs that insert pages reflecting the provisions enacted hereby shall be made and placed in the Official copies of the American Fork Development Code in the office of the City Recorder.

SECTION 4 – Penalty. Hereafter these amendments shall be construed as part of the Development Code of American Fork City, Utah, to the same effect as if originally a part thereof, and all provisions of said Code shall be applicable thereto, including, but not limited to, the enforcement, violation and penalty provisions.

SECTION 5 – Effective Date. This Ordinance shall take effect upon its passage and publication as required by law.

PASSED AND ORDERED PUBLISHED BY THE CITY COUNCIL OF AMERICAN FORK CITY, UTAH, THIS 24th DAY OF SEPTEMBER 2019.



A handwritten signature in black ink, appearing to read "Robert", written over a horizontal line.

Mayor

ATTEST:

A handwritten signature in black ink, appearing to read "Cassandra Hill", written over a horizontal line.

Deputy Recorder