



West Jordan Justice Center



West Jordan Fire Station 52

“PRIDE IN PROGRESS”

CITY OF WEST JORDAN
State of Utah

Popular Annual
Financial Report

Year Ended June 30, 2004



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INTRODUCTION

West Jordan's population has grown from 27,315 in 1980 to an estimated 92,475 in 2004. The City is increasing at the rate of approximately 154 new homes per month. West Jordan has experienced rapid growth during the past two decades. In fact, over 90 percent of West Jordan's homes have been built since 1970. West Jordan is a family oriented community. West Jordan is also a young City in that the median age is 25 and 41.6% of its population is under 18 years of age.

Given the increase in population, the City has increased its efforts to expand municipal services. Improvements to infrastructure such as new and wider roads, utility lines and parks are being constructed. Services such as police, fire, road maintenance and administrative support are also being stepped up. New programs have been initiated such as community policing, ambulance services, recreation, urban forestry and beautification, and fire and crime prevention. The City of West Jordan has, in the past, been a predominantly residential and agricultural community. West Jordan is now trying to further develop its expanding commercial base.

The Strategic Plan outlines some of the noteworthy accomplishments and future goals of West Jordan City. Each November the West Jordan City Council and senior staff meet in a two-day session to establish the Strategic Plan for the coming year. The City then approves a budget designed to facilitate achievement of the Strategic Plan objectives. The City's mission statement is as follows:

“Enhance the quality of life and community identity by providing accountable, progressive, responsive, and open government with efficient and cost-effective municipal services while treating our residents, businesses, and employees with fairness, respect and honesty.”

This Popular Annual Financial Report (PAFR) has been prepared to provide an overview of the City of West Jordan and shows a condensed version of the City's Comprehensive Annual Financial Report (CAFR) as well as some graphical analysis of the City's operations. The PAFR is presented in conformity with GAAP standard. However the PAFR does not give a complete financial presentation. The total presentation following GAAP standards can be found in the CAFR. More detailed information, including the complete CAFR, can be obtained on our website at www.wjordan.com or from the City offices located at 8000 South Redwood Road, West Jordan, Utah 84088.

The Government Finance Officers Association of the United States and Canada (GFOA) has given an Award for Outstanding Achievement in Popular Annual Financial Reporting to the City of West Jordan for its Popular Annual Financial Report for the fiscal year ended June 30, 2003. The Award for Outstanding Achievement in Popular Annual Financial Reporting is a prestigious national award-recognizing conformance with the highest standards for preparation of state and local government popular reports.

In order to receive an Award for Outstanding Achievement in Popular Annual Financial Reporting, a government unit must publish a Popular Annual Financial Report, whose contents conform to program standards of creativity, presentation, understandability and reader appeal.

An Award for Outstanding Achievement in Popular Annual Financial Reporting is valid for a period of one year only. The City of West Jordan has received a Popular Award for the last eight consecutive years. We believe our current report continues to conform to the Popular Annual Financial Reporting requirements, and we are submitting it to GFOA.

Award for Outstanding Achievement in Popular Annual Financial Reporting

PRESENTED TO

**CITY OF WEST JORDAN,
UTAH**

For the fiscal year ending
June 30, 2003



Nancy L. Zielle

President

Jeffrey L. Essler

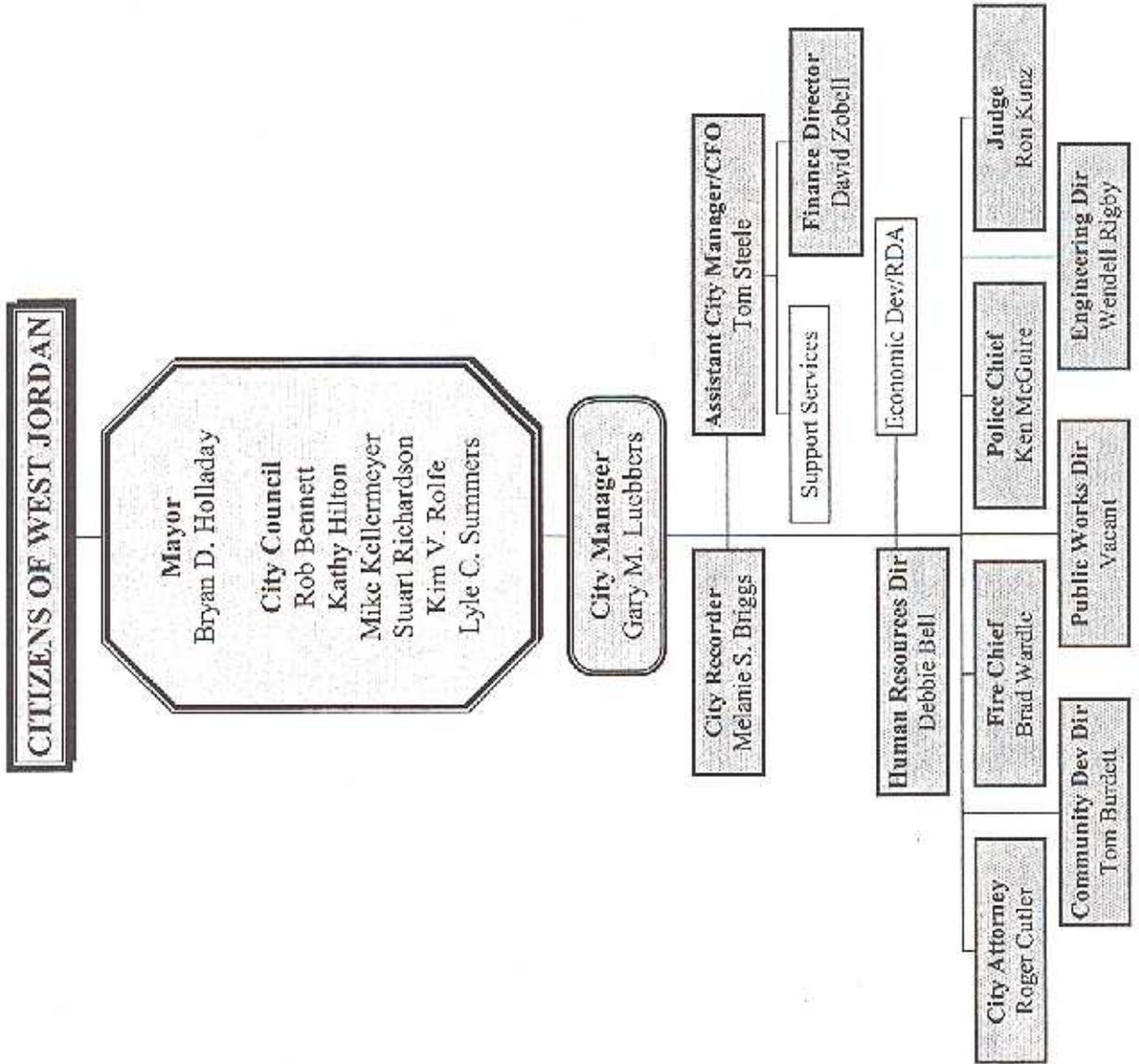
Executive Director

PRINCIPAL OFFICIALS

West Jordan City has operated under the Council/Manager form of Government since adopted on May 26, 1981. The City Council consists of an elected Mayor and six elected Council members. The City Manager is appointed by the City Council. The principal officials of the City as of June 30, 2004 are as follows:

<u>Title</u>	<u>Name</u>
Mayor	Bryan D. Holladay
Council member	Rob Bennett
Council member	Mike Kellermeyer
Council member	Kathy Hilton
Council member	Kim Rolfe
Council member	Stuart Richardson
Council member	Lyle C. Summers
City Manager	Gary Luebbers
Assistant City Manager	Thomas Steele
Public Works Director	Don Bruey
Community Development Director	Thomas Burdett
Police Chief	Kenneth E. McGuire
Fire Chief	Jake Nielson
Director of Finance	David Zobell
Assistant Finance Director	Carolyn Hoffman
City Attorney	Roger Cutler
City Treasurer	Larry C. Montgomery
City Accountant	Jeff M. Standiford
Judge	Ronald E. Kunz
City Recorder	Melanie Briggs
Human Resource Director	Debbie Bell
Support Services Director	Paul Coates

**CITY OF WEST JORDAN
ORGANIZATIONAL STRUCTURE**



STRATEGIC PLAN

The City Council, City Manager, and senior staff continue to meet annually in a strategic planning retreat to update and revise the Strategic Plan of the City. Listed below is the City's overall mission statement. Also, listed below are some of the objectives that have been accomplished, throughout the fiscal year, to fulfill the mission and goals.

The City's mission statement states the following:

“Enhance our quality of life and community identity by providing accountable, progressive, responsive, and open government with efficient and cost-effective municipal services while treating our residents, businesses, and employees with fairness, respect and honesty.”

Objective 1: **Safe Community:**

- ⇒ Two new fire stations have been constructed for added fire protection.
- ⇒ Constructed a pedestrian bridge over Redwood Road (6 lane highway).
- ⇒ The City Animal Shelter was completed in fiscal year 2003.
- ⇒ The police department practices community oriented policing (COP) through pro-active one on one involvement with West Jordan citizens and businesses. Two new community policing offices have been established, one in Jordan Landing development and at Winegars. This places a COP office in each of the four quadrants of the City.
- ⇒ School Resource Officers continue to teach DARE classes in West Jordan Elementary Schools.
- ⇒ West Jordan Police Department continues to search for available grant monies. Current grants include: COPS grant, Local Law Enforcement Block grant, Utah Highway Safety grant, U.S. Dept. of Justice Grant, SLOC Grant and Victims Assistance grant. West Jordan also continues to look for Police Corp graduates to fill current police officer openings.

Objective 2: **Cultivating Community Spirit:**

- ⇒ The City organized a Good Neighbor Fair in June. The fair was family oriented with activities for children and entertainment. Local civic groups attended to promote their programs in the City.

⇒The Good Neighbor Committee also held the Eleventh annual “Light Up West Jordan” Christmas lighting contest.

⇒The City sponsors the annual Western Stampede. The Western Stampede is a July 4th celebration consisting of a three-day PRCA rodeo, a parade, and park events such as a carnival. A demolition derby has been added to the program of events. Thousands of citizens attend the event annually.

⇒The City continued the annual Farmer’s Market, where local farmers can sell their produce to local residents.

⇒The City supports the Arts Council, which has established a new theater. The Arts Council performed their first play in the new theater this fiscal year.

⇒West Jordan has been working with HUD on a new senior housing project.

Objective 3: Transportation:

⇒Widening of 7800 South, for better east/west traffic flow.

⇒West Jordan has been working with Salt Lake City on Synchronizing Traffic Lights.

⇒West Jordan has been working with developers and property owners on an educational process and with UTA on development opportunities for future light rail sites.

Objective 4: Budget & Funding:

⇒The City Council and directors meet annually in a two-day workshop to establish the Strategic Plan for the coming year. Throughout the year the City strives to meet the objectives outlined in the Strategic Plan.

Objective 5: Community & Economic Development:

⇒The City has issued government obligation bonds to build a new justice center and for open space. The Justice Center is currently under construction.

⇒Jordan Valley Hospital completed its expansion, adding a new emergency room and birthing suite. Also, a new 80,000 sq. ft. office building is under development.

⇒Jordan Office Plaza has constructed 2 office buildings.

⇒Sequoia Redwood Plaza constructed its third and fourth of nine office buildings.

⇒ **INDUSTRIAL (New buildings and businesses):**

- Standard Plumbing
- Bush Construction
- Aztec Trailers
- Industro-Cleanup
- Tuff Country Suspension-Expansion
- Dannon Yogurt Addition
- Rocky Mountain Bolt
- Historical Arts & Castings Addition
- Wadsworth Construction

⇒ **OFFICE (New buildings and businesses):**

- Wells Fargo
- Bank One
- Key Bank
- Mountain America Credit Union Corporate Headquarters
- Cyprus Credit Union Corporate Headquarters
- Intermountain Credit Union
- America First Credit Union
- Redwood Professional Offices

⇒ **RETAIL (New buildings):**

- Gold's Gym
- Honk's Dollar Store
- Utah-Idaho Office Supply
- Sonic Restaurant
- Lones Retail Building

⇒ New retail in development:

- Renovation of Jordan Square Shopping Center
- Creation of Briarwood Redevelopment Area and renovation of properties

⇒ The City's economic development successfully supported infrastructure and major construction on the Jordan Landing 500 acre master-planned community. 128 acres are devoted to commercial development. Jordan Landing is currently the third largest retail development in Utah. In the coming year Jordan Landing, through the addition of new stores is expected to become the largest retail development in the state of Utah. (See picture on page 10)

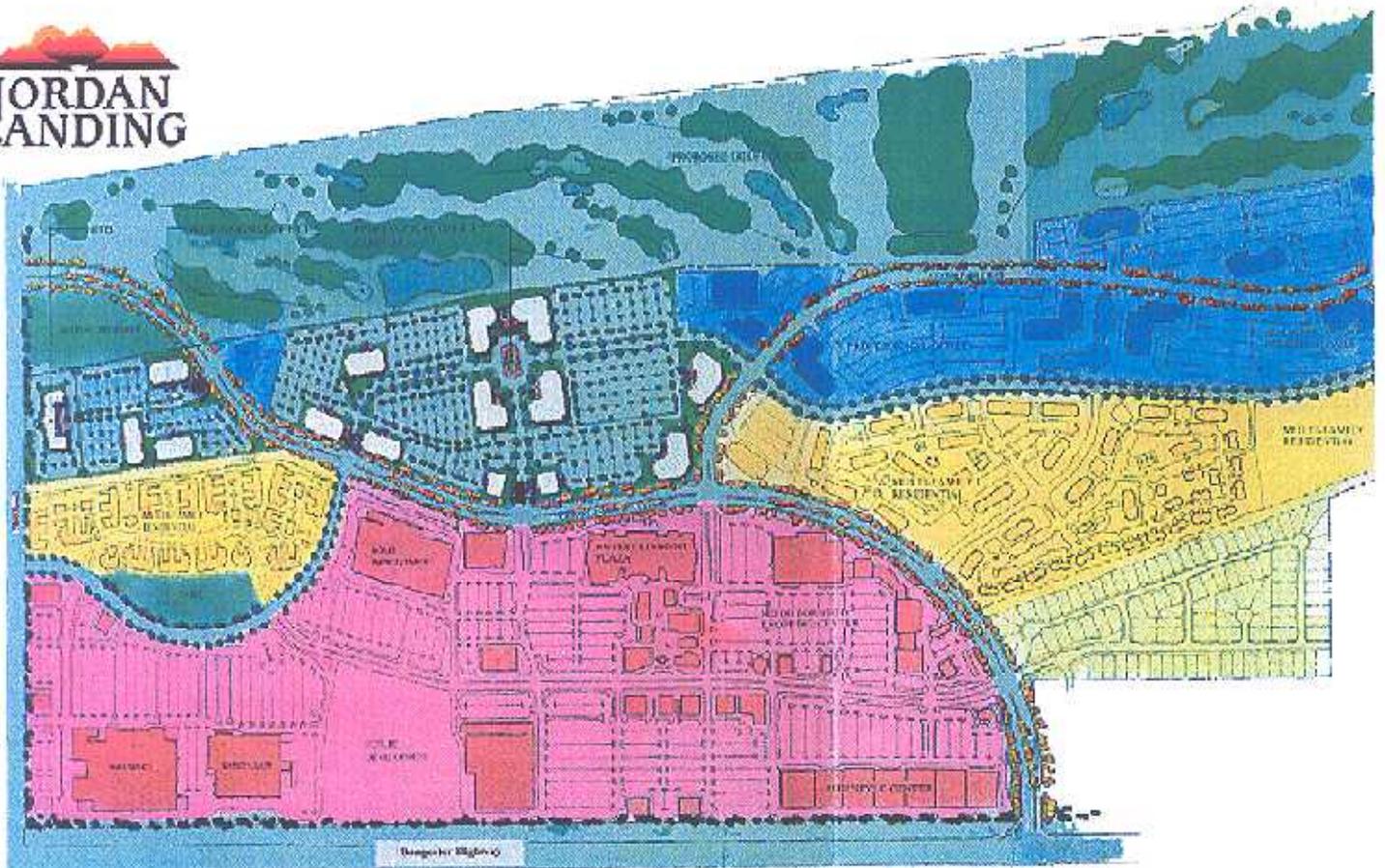
New and Existing Businesses at Jordan Landing include:

- Cinemark 24-screen megaplex
- Super Wal-Mart
- Sam's Club
- Lowe's Hardware
- Mountain America Credit Union
- America First Credit Union
- Old Navy
- KFC
- IHOP
- Sear's Grand
- GNC
- Office Max
- The Mattress Firm
- Verizon Wireless
- Robert's Crafts
- Hallmark Cards
- Gasoline Alley
- Franklin Covey

- Xcel Fitness Center
- Panda Express Restaurant
- Johnny Carino's Restaurant
- Famous Dave's Barbeque
- LaPueute Restaurant
- Deseret Book Company
- European Connection
- Barnes & Noble Booksellers
- Kohl's Department Store
- Jordan Landing Clinic
- Dan's Maytag
- Dress Barn
- Payless Shoes
- Quizno's
- Fazolli's
- Baja Fresh
- Carl's Jr.
- Wells Fargo Bank
- Circuit City
- Wild Oats
- Layne Bryant
- Famous Footwear
- Ruby Tuesday's
- Iggy's Sports Grill
- Chili's Grill & Bar
- Sampan Restaurant
- Joe's Crab Shack
- Bed, Bath & Beyond
- Tepanyaki Restaurant

⇒ Other development at Jordan Landing includes a 102 lot residential subdivision, a 50 acre 550 multi-family apartment complex, 60 acres of professional office space, and a 125 acre 18-hole golf course.

JORDAN LANDING



Objective 6: Utilities:

- ⇒The City has bonded to complete a citywide water meter change out and to upgrade to electronic read meters.
- ⇒Upgraded two wells to deliver water more reliably and efficiently.
- ⇒Implemented a water line along New Bingham Highway for a secondary water system to help meet the City's growing water demands and to extend the supply of culinary water sources.
- ⇒The City continues to take advisement from the City Water Conservation Committee and strives to implement a billing structure, which will encourage water conservation by 2005.
- ⇒Identified possible problem areas by video inspecting all sewer and storm drains in newly constructed subdivision.

Objective 7: Community Enhancement:

- ⇒The City has started major improvements in the main City Park.
- ⇒Construction of a new 3rd District State Court building with a civic center is in progress and is expected to be complete by summer of 2005.
- ⇒The City completed the design and construction of a new baseball/softball complex.
- ⇒The City is supporting efforts to complete a historical museum complex.
- ⇒A Youth City Council has been organized and supported by the City.
- ⇒The City completed constructed on a new senior center.
- ⇒The City continues to explore improvements in the main City Park.

FINANCIAL SECTION

The State of Utah requires that the City of West Jordan adopt a balanced budget. The City of West Jordan provides a wide range of services to its residents. Some of these services include: police and fire protection, public works, water and sewer utilities, parks and recreation, and general services. The demand for services provided by the City has increased dramatically as the City's population has boomed. The City has kept pace by increasing its staff. The public safety department has hired additional firemen and police officers for further protection. Development services have hired additional inspectors and planners. However, the City can plan on staff increases in the future if it hopes to keep pace with new development. To manage the diverse activities, the City has established several different funds, or accounting entities, to manage the financing of the activities. The following are some of the funds and their functions:

GENERAL FUND

General Operations
Administrative Services
Management Services
Development Services
Police Protection
Fire Protection

SPECIAL REVENUE FUNDS

Fairway Estates
Animal Control
Western Stampede

CAPITAL PROJECTS FUNDS

Street Projects
Park Projects
Municipal Building Authority

PROPRIETARY FUNDS

Water & Sewer
Water/Sewer Projects
Solid Waste
Redevelopment Agency

INTERNAL SERVICE FUNDS

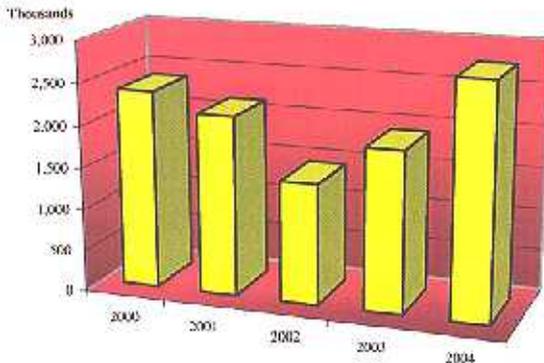
Fleet Operations
Risk Management
Payroll

The schedules that follow summarize the audited financial statements included in the Comprehensive Annual Financial Report. These statements are not presented in detail as required by Generally Accepted Accounting Principles (GAAP), making the PAFR easier to read and understand. The major differences between GAAP and non-GAAP reporting deal with the non-inclusion of all Component Units, Trust, Agency, and Internal Service funds; presentation of individual funds, and full disclosure of all material financial and non-financial notes to the financial statements. The complete audited financial statements, reported by GAAP standard, may be obtained from The City West Jordan's offices.

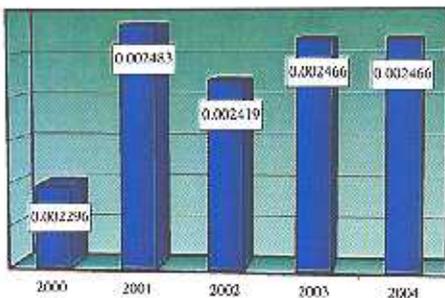
Governmental Funds

The General Fund is the principal fund used to finance the City's non-proprietary operations. These operations include law enforcement, fire department, economic development, planning and zoning, development services, road maintenance, and parks and public property. This years revenues increased 11.9% from 2003 to 2004 while expenditures increased by 18.1%. The majority of increase in revenues comes in the form of taxes, as seen on the chart below, all three areas of taxes, franchise, property, and sales, have had significant increases. This is caused by the rapid growth within the city. The large increase in expenditures occurred because the city has spent a great deal of capital on two new Fire Stations, Road Construction, and funding the Storm Sewer System for all of the new construction growth. The city has also increase personal and vehicles in our public safety sector. Taxes comprise the largest percentage of General Fund revenue, as seen on the graph below. Income from Licenses & Permits increased by 44.39% from 2003 to 2004 due to increases in building permit revenue. The number of building permits, in our commercial construction, increased an additional 252 in 2004 over 2003 and the number of additional building permits for residential construction increased by 1848 in 2004 over 2003. Also, the value of construction projects for which the permits were issued increased. Revenues exceeded expenditures by \$2.1 million dollars. Cash and Cash equivalents in the governmental funds increased by approximately \$6.1 million dollars over the course of the fiscal year, while the amount of restricted cash has only increase by \$3.1 million dollars from 2003 to 2004. The total restricted cash of \$20 million is to be used on capital improvements projects for our quickly growing city.

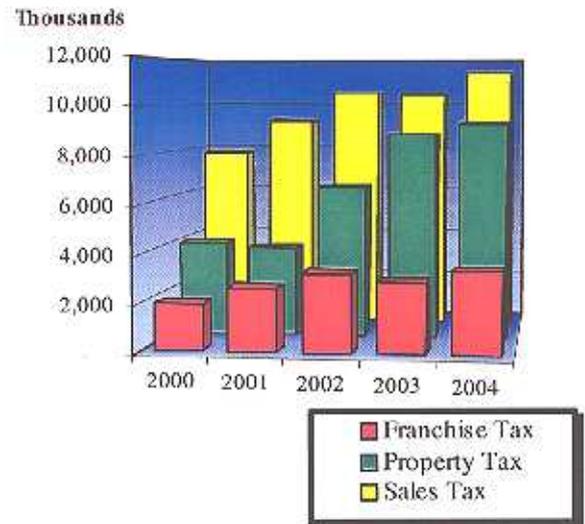
Licenses and Permits Revenue



City Property Tax Rates
Per Dollar of Assessed Value



Tax Collections
Property, Sales, Franchise Tax



CITY OF WEST JORDAN

Revenues and other Sources-Governmental Funds
Fiscal Years Ended June 30, 2004, 2003, 2002, 2001, 2000

REVENUES	2004	2003	2002	2001	2000
Taxes	\$24,911,029	\$22,967,051	\$21,078,500	\$17,318,580	\$14,255,758
Licenses & permits	2,777,196	1,923,378	1,447,216	2,150,048	2,373,582
Intergovernmental	4,123,786	4,079,779	4,123,761	3,227,927	4,981,543
Charges for services	3,919,569	3,195,167	3,256,379	3,239,523	2,789,215
Fines and forfeitures	1,822,690	1,442,294	1,405,207	1,259,155	1,188,218
Interest earnings	403,806	492,384	868,549	1,459,948	1,317,291
Impact fees	5,512,123	4,893,627	1,984,603	2,791,417	2,047,339
Miscellaneous	396,862	204,925	108,591	127,064	152,126
Other Financing Uses:					
Proceeds -bond issuance	1,000,000	-	19,645,534	3,866,337	-
Sale of land	2,012,953	122,698	-	-	-
Transfers	1,861,671	2,103,972	599,673	967,230	617,035
TOTAL REVENUES AND OTHER FINANCING	\$48,741,685	\$41,425,275	\$54,518,013	\$36,407,229	\$29,722,107

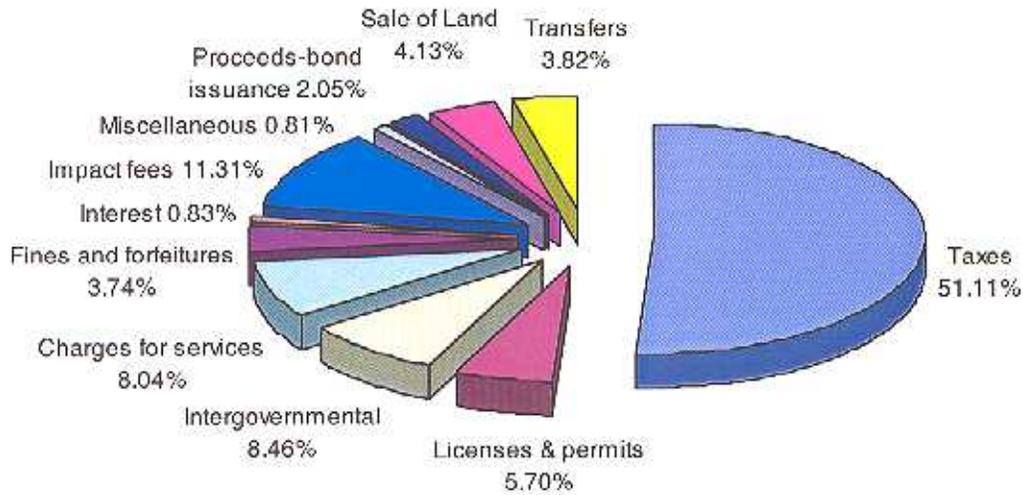
CITY OF WEST JORDAN

Expenditures and Other Uses-Governmental Funds
Fiscal Years Ended June 30, 2004, 2003, 2002, 2001, 2000

EXPENDITURES	2004	2003	2002	2001	2000
General government	\$6,382,793	\$5,903,391	\$6,317,722	\$5,586,548	\$5,079,634
Public safety	16,222,539	14,477,257	13,387,880	13,535,545	11,007,650
Public works	5,572,241	5,088,531	8,635,398	2,734,665	3,108,465
Community development	2,269,901	1,778,198	1,382,840	1,562,467	1,841,770
Parks and public property	1,565,423	1,664,256	1,558,638	1,312,680	1,270,004
Capital outlay	7,873,749	3,971,952	12,769,823	7,203,125	3,708,457
Debt service	4,830,500	4,629,343	1,696,896	444,176	450,401
Other Financing Uses:					
Transfers	1,938,068	2,291,175	1,062,887	1,523,434	809,290
TOTAL EXPENDITURES AND OTHER FINANCING	\$46,655,214	\$39,804,103	\$46,812,084	\$33,902,640	\$27,275,671

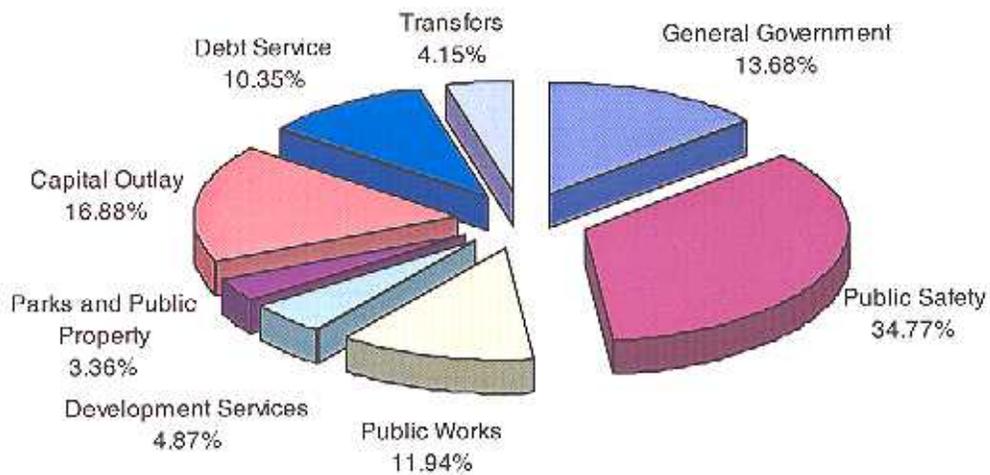
Revenues and Other Financing

Governmental Fund Types - 2004



Expenditures and Other Financing

Governmental Fund Types - 2004



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Proprietary Funds

The Proprietary Funds for the City of West Jordan are operated in a manner similar to private business enterprises where the intent of the City is that the costs of providing goods or services to the general public on a continuing basis be financed or recovered primarily through user charges.

The City utilizes three Proprietary Funds. The Water, Sewer and Solid Waste Funds are used to account for the provisions of water, sewer and storm sewer services, and solid waste to residents of the City. All activities necessary to provide such services are accounted for in these funds; including administration, operations maintenance, financing, related debt service, billing and collection. The City is in the process of implementing remote radio read meters throughout the city expedite the billing process and increase accuracy. A water conservation manager works for the city to encourage water conservation. The city has been looking into a new rate schedule that will be based on a water allocation for each individual property. The allocation will change monthly based on weather, landscaped area, and the number of property occupants. If customers exceed their monthly allocation, they will be charged a higher rate than those customers who do not exceed their allocation. Allocation billing has been implemented for commercial customers that have installed an outdoor meter and have elected to be on the new billing program. The water conservation manager will also work toward community education in the area of water conservation.

For fiscal year 2004, revenues exceeded expenses by \$11,372,450. However, \$5,789,440 of Revenue reported is from impact fees, which is restricted and classified as non-operating revenue in the Water and Sewer Funds.

The City retains a 27.89 percent ownership in the South Valley Water Reclamation Facility (SVWRF). The SVWRF was formed to construct, operate and maintain a regional sewage treatment facility. The City recognized a loss of \$969,717 from its investment in SVWRF for fiscal year 2004. The complete financial statements for the SVWRF for the year ended December 31, 2003 can be obtained from SVWRF management at 7495 South 1300 West, West Jordan, Utah 84084.

The Solid Waste Fund is used to account for the provision of refuse collection to the residents of the City. The City currently contracts with BFI for garbage collection. As a result, this fund is limited to administration, financing, billing and collection. The City has a 26.54 percent ownership in the Trans-Jordan Cities Landfill. The City recognized a gain of \$316,731 from its investment in the Trans-Jordan Cities Landfill for fiscal year 2004. The complete financial statements for the Trans-Jordan Cities Landfill for the year ended June 30, 2004 can be obtained from Trans-Jordan Cities Landfill at 10873 South 7200 West, West Jordan, Utah 84095.

CITY OF WEST JORDAN

Revenues - Proprietary Funds

Fiscal Years Ended June 30, 2004, 2003, 2002, 2001, 2000

REVENUES	2004	2003	2002	2001	2000
Water charges*	\$9,197,325	\$8,268,126	\$10,079,756	\$9,906,413	\$9,312,607
Sewer charges*	4,011,437	4,045,415	-	-	-
Solid Waste charges	2,865,097	2,349,976	2,124,799	1,926,962	1,850,212
Interest earning	118,841	112,846	377,918	1,065,144	966,330
Property taxes	-	-	1,636,422	1,145,086	724,314
Nonoperating Revenues:					
Transfers	-	300,000	500,000	7,800	57,500
Water Resource Grant	-	-	5,156	25,000	-
Contributions from developers	6,832,403	4,188,463	2,559,300	-	-
Impact fees	5,789,440	2,522,059	1,341,135	2,115,317	-
Equity in joint ventures	316,731	261,507	121,965	219,092	131,888
TOTAL REVENUES	\$29,131,274	\$22,048,392	\$18,746,451	\$16,410,814	\$13,042,851

*Water and Sewer Charges were combined up until fiscal year 2003

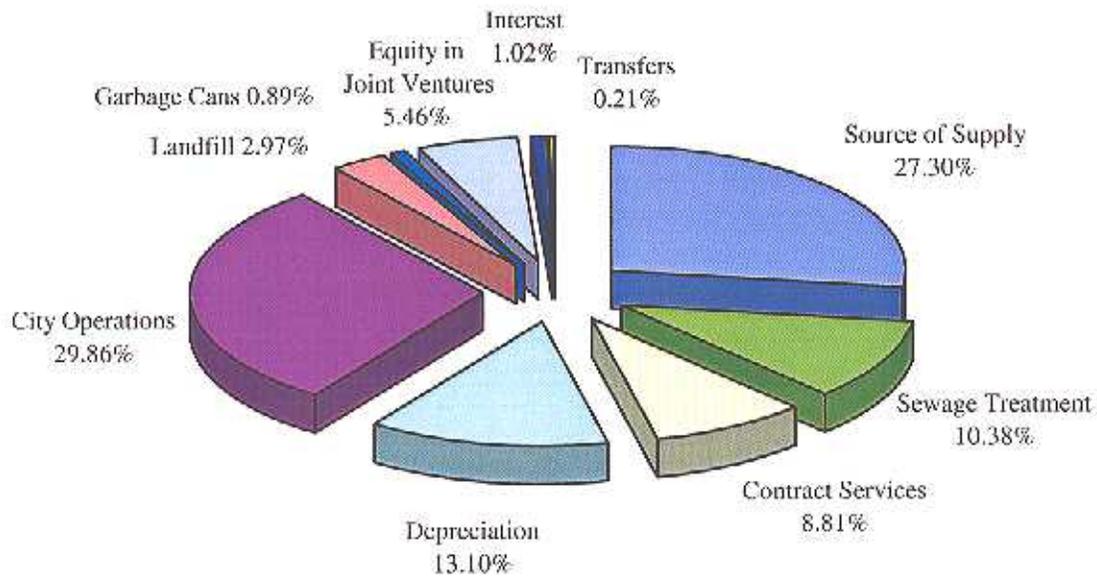
CITY OF WEST JORDAN

Expenses - Proprietary Funds

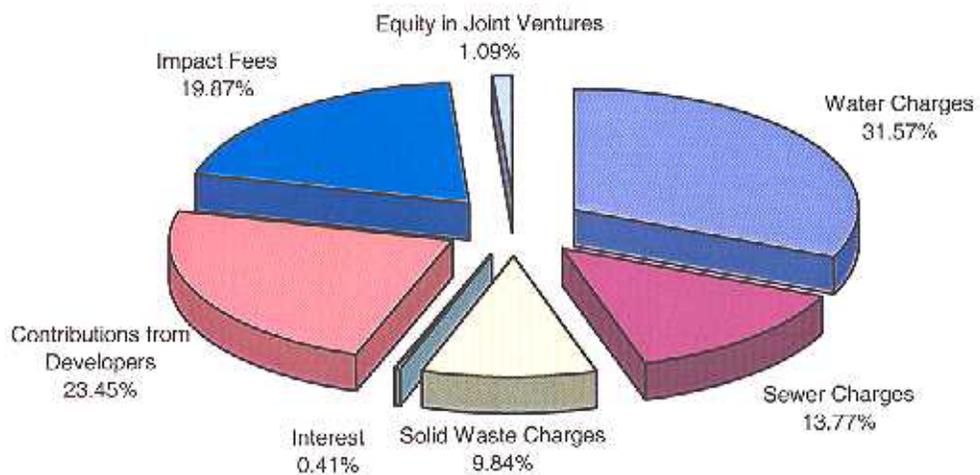
Fiscal Years Ended June 30, 2004, 2003, 2002, 2001, 2000

EXPENSES	2004	2003	2002	2001	2000
Source of supply	\$4,847,575	\$3,744,186	\$3,873,276	\$4,005,475	\$3,591,225
Sewage treatment	1,843,419	1,716,822	1,553,611	1,388,957	1,327,173
Contracted services	1,564,154	1,345,374	1,198,473	1,082,068	1,015,752
Depreciation	2,326,274	2,086,913	1,657,375	1,087,804	1,013,571
City operations	5,302,993	4,768,229	6,225,335	6,187,581	4,797,699
Landfill	527,218	577,535	483,673	434,082	462,036
Garbage cans	158,881	87,895	179,589	95,754	95,511
Other Expenses:					
Equity in joint ventures	969,717	616,377	561,065	683,284	594,303
Interest expense	181,827	126,980	149,904	169,884	158,339
Transfers	36,766	-	113,316	122,164	76,988
TOTAL EXPENSES	\$17,758,824	\$15,070,311	\$15,995,617	\$15,257,053	\$13,132,597

Operating and Other Expenses Proprietary Funds - 2004



Operating and Nonoperating Revenues Proprietary Funds - 2004



TAX AND FEE REPORT

There has been some confusion about West Jordan taxes and fees. Some in the community believe that West Jordan is the highest taxed community in the area. Actually, West Jordan is about average for the Wasatch Front in regards to taxes and fees.

Property Taxes

West Jordan City's portion of the property taxes paid on an average West Jordan home are estimated to be \$237.35. The average home value in West Jordan is estimated at \$175,000. Municipal property taxes include the taxes paid to the City and to special service districts, which provide services such as community recreational facilities or cemetery maintenance. Following is a summary of the property tax calculation using the West Jordan property tax rate of 0.002466:

Market Value	\$175,000
45 % Discount	<u>(78,750)</u>
Assessed Value	96,250
Tax Rate	x <u>.002466</u>
West Jordan Property Tax	\$237.35

Municipal Franchise Taxes

West Jordan assesses a 5.5% tax on electric power and natural gas. There is also a 5% tax on cable.

Municipal Water, Sewer, Garbage, Recycling, and Street Light Fees

The minimum bill for water, sewer and garbage service in the City of West Jordan is \$38.99. This charge is the basic services for each resident per month. Water and sewer fees increase as water consumption increases.

The following comparison of taxes and fees covers the twelve largest cities in the State as well as the four surrounding communities of Draper, Midvale, Riverton, and South Jordan. West Jordan is currently the fourth largest city in the State. The following table demonstrates how West Jordan taxes and fees compare to other Utah cities.

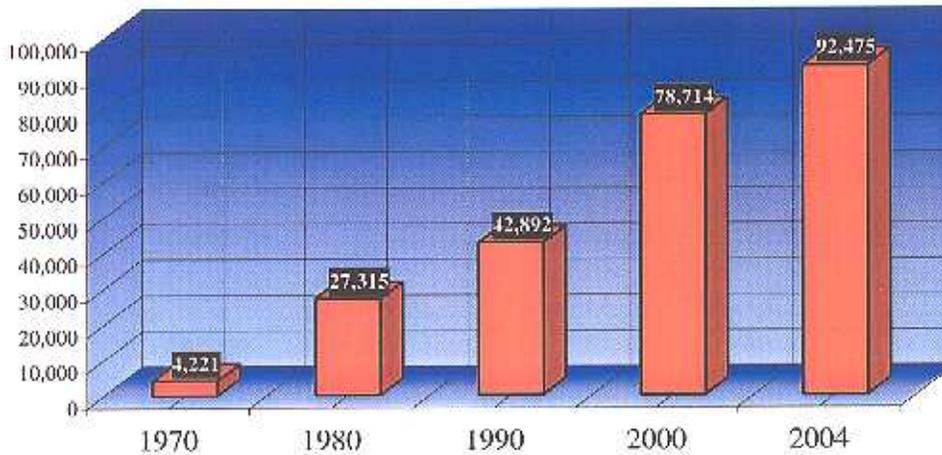
**SUMMARY OF
COMPARISON OF MUNICIPAL FEES & TAXES
MAY 2004**

CITY	MUNICIPAL PROPERTY TAXES (1)	MUNICIPAL FRANCHISE TAXES (2)	WATER SEWER & GARBAGE (3)	TOTAL TAXES & FEES
Salt Lake	525.33	149.53	873.53	1,548.40
South Jordan C	188.94	107.76	1141.40	1,438.10
South Jordan A	186.05	107.76	1141.40	1,435.21
South Jordan B	186.05	107.76	1141.40	1,435.21
Draper B	133.21	107.76	1186.64	1,427.61
West Valley B	408.58	107.76	911.07	1,427.41
Ogden B	400.02	144.80	880.66	1,425.48
Draper A	130.32	107.76	1186.64	1,424.72
Ogden A	390.87	144.80	880.66	1,416.34
Sandy B	205.49	107.76	990.63	1,303.88
WEST JORDAN B	365.75	78.98	850.99	1,295.72
Sandy C	184.80	107.76	990.63	1,283.19
Sandy A	181.91	107.76	990.63	1,280.30
West Valley A	260.16	107.76	911.07	1,278.99
Clearfield	280.67	134.94	796.10	1,211.71
WEST JORDAN A	237.35	78.98	850.99	1,167.32
Riverton	146.78	107.76	893.24	1,147.78
Roy B	212.42	107.76	804.15	1,124.33
Roy A	200.20	107.76	804.15	1,112.11
Layton	208.00	71.84	764.54	1,044.38
Provo	267.19	127.59	596.23	991.01
Midvale	216.76	107.76	662.95	987.47
Logan	221.09	146.74	614.40	982.22
Murray	181.53	112.26	670.75	964.54
Orem	163.43	133.74	599.76	896.93
Bountiful	117.71	108.72	518.53	744.96
AVERAGE	238.49	113.14	871.27	1,222.90

DEMOGRAPHICS

Keeping up with growth has been one of the greatest challenges facing the City of West Jordan. As can be seen on the following graph, West Jordan has experienced phenomenal growth during the past decade.

City of West Jordan
Demographic Statistics



Population Characteristics

Median Age: 25.0 Years

Married Couple Families:
72.0%

Median Family Income:
\$55,563

Population Over 65 Years
of Age:
3.2%

Population Under 18 Years
of Age:
41.6%

MISCELLANEOUS STATISTICS

Date of Incorporation	1941
Date Present Form of Government Adopted	May 26, 1981
Form of Government	Council/Manager

Number of City Employees:	
Regular	387
Part Time/Seasonal	105

Education:	
Number of Elementary Schools	13
Number of Middle Schools	3
Number of High Schools	2

Police Protection:	
Number of Sworn Officers	95
Number of Other employees	106
Number of Vehicular Patrol Units	57
Number of Motor Cycles	4

Culture and Recreation:	
Number of Parks	29
Number of Acres	407
Number of Tennis Courts	10
Number of Softball Diamonds	25
Number of Soccer Fields	23
Number of Rodeo Arenas	1

Fire Protection:	
Number of Stations	4
Number of Firefighters	72

Area in Square Miles	32.02
Miles of Streets	325