

**CITY OF SOUTH JORDAN  
COMBINED CITY COUNCIL & REDEVELOPMENT  
AGENCY MEETING AGENDA  
CITY COUNCIL CHAMBERS  
TUESDAY, MAY 05, 2026 at 6:30 p.m.**

---



Notice is hereby given that the South Jordan City Council will hold a Combined City Council and Redevelopment Agency meeting at 6:30 p.m. on Tuesday, May 5, 2026. The meeting will be conducted in person in the City Council Chambers, located at 1600 W. Towne Center Drive, South Jordan, Utah, and virtually via Zoom phone and video conferencing. Persons with disabilities requesting assistance should contact the City Recorder at least 24 hours prior to the meeting. The agenda may be amended, and an executive session may be held at the end of the meeting. Times listed are approximate and may be accelerated or delayed.

In addition to in-person attendance, the City intends to provide virtual access via Zoom for phone and video conferencing; however, virtual access is not guaranteed and may be limited by technical issues or connectivity constraints. Individuals may join via phone or video, using Zoom. In the event the Meeting is disrupted in any way that the City in its sole discretion deems inappropriate, the City reserves the right to immediately remove the individual(s) from the Meeting and, if needed, end virtual access to the Meeting. Reasons for removing an individual or ending virtual access to the Meeting include, but are not limited to, the posting of offensive pictures, remarks, or making offensive statements, disrespectful statements or actions, and any other action deemed inappropriate.

Please note that attendees joining virtually or by phone may not comment during public comment or a public hearing; to comment, individuals must attend in person or submit written comments prior to the meeting. To ensure comments are received, please submit them in writing to City Recorder Anna Crookston at [acrookston@sjc.utah.gov](mailto:acrookston@sjc.utah.gov) by 3:00 p.m. on the day of the meeting.

The ability to participate virtually depends on the individual's internet connection. Instructions on how to join virtually are provided below.

**Join South Jordan City Council Meeting Virtually:**

- Join on any device that has internet capability.
- Zoom link, Meeting ID and Password will be provided 24 hours prior to meeting start time.
- Zoom instructions are posted <https://ut-southjordan.civicplus.com/241/City-Council>.

**Regular Meeting Agenda: 6:30 p.m.**

- A. **Welcome, Roll Call, and Introduction:** By Mayor, Dawn R. Ramsey
- B. **Invocation:** By Council Member, Tamara Zander
- C. **Pledge of Allegiance:** By Police Chief, Jeff Carr
- D. **Minute Approval:**
  - [D.1.](#) March 4, 2026 City Council Budget Meeting
- E. **Mayor and Council Reports: 6:35 p.m.**

**F. Public Comment: 6:50 p.m.**

This is the time and place on the agenda for any person who wishes to comment. Any person or group wishing to comment on any item not otherwise scheduled for public hearing on the agenda may address the City Council at this point by stepping to the microphone, and giving their name and address for the record. Note, to participate in public comment you must attend City Council Meeting in-person. Comments should be limited to not more than three (3) minutes, unless additional time is authorized by the Chair. Groups wishing to comment will be asked to appoint a spokesperson. Items brought forward to the attention of the City Council will be turned over to staff to provide a response outside of the City Council Meeting. Time taken on non-agenda items, interrupts the process of the noticed agenda.

**G. Presentation Items: 7:00 p.m.**

- G.1. The APWA Utah Chapter -Transportation Project of the Year award for Grandville Avenue (from Lake Ave to Old Bingham). *(By Joe Anderson, PE.)*
- G.2. Utah Recreation and Parks Association (URPA) and the Sports Fields Management Association (SFMA) professional category awards and outstanding facility award. *(By Mckell Christensen & Kevin Schmidt)*
- G.3. Water Conservation & Drought Mitigation. *(By Associate Director of Public Works, Colby Hill)*

**H. So Jo Marketplace PID Public Hearing: 7:30 p.m.**

H.1. **Resolution R2026-13**, Providing for the creation of So Jo Marketplace Public Infrastructure District (The "District") as an independent district; authorizing and approving a governing document; appointing a board of trustees, authorizing other documents in connection therewith; and related matters. RCV *(By Assistant City Manager, Don Tingey)*

**I. Action Items: 7:45 p.m.**

- I.1. **Resolution R2026-09**, Appointing members to the Arts Council. *(By Director of Recreation, Janell Payne)*
- I.2. **Resolution R2026-10**, Adopting a Tentative Budget; making appropriations for the support of the City of South Jordan for the fiscal year commencing July 1, 2026 and ending June 30, 2027. *(By CFO, Sunil Naidu)*

**RECESS CITY COUNCIL MEETING AND MOVE TO REDEVELOPMENT AGENCY MEETING**

I.3. **Resolution RDA 2026-01**, Adopting a Tentative Budget for the fiscal year 2026-27. *(By CFO, Sunil Naidu)*

**ADJOURN REDEVELOPMENT AGENCY MEETING AND RETURN TO CITY COUNCIL MEETING**

I.4. **Resolution R2026-14**, Prohibiting the use of an ignition source, including fireworks, lighters, matches, sky lanterns, and smoking materials, in certain areas. *(By Fire Chief, Chris Dawson)*

I.5. **Resolution R2026-15**, Authorizing the Mayor Dawn R. Ramsey to enter into an Interlocal Agreement MOU to participate in the Salt Lake Area Gang Project. *(By Police Lieutenant, Adrian Montelongo)*

**J. Public Hearing Items: 8:30 p.m.**

J.1. **Ordinance 2026-09**, Vacating a public utility and drainage easement, a municipal water line easement, and an emergency access easement located generally within and along New Day Drive between Grandville Avenue and Parkline Drive. RCV *(By Director of Planning & Economic Development, Brian Preece)*

J.2. **Ordinance 2026-10**, Vacating a storm drain easement and an access easement located within Lot M-101 of the Daybreak South Station Multi Family #6 Subdivision. RCV *(By Director of Planning & Economic Development, Brian Preece)*

J.3. **Ordinance 2026-12**, Amending Section 10.04.020 (Definitions) and Chapter 10.24 (Truck Parking and Truck Routes) of the City of South Jordan Municipal Code to prohibit dynamic braking. RCV *(By Director of Engineering/City Engineer, Brad Klavano)*

**K. Staff Reports and Calendaring Items: 9:00 p.m.**

ADJOURNMENT

CERTIFICATE OF POSTING

STATE OF UTAH )  
: §  
COUNTY OF SALT LAKE )

I, Anna Crookston, the duly appointed City Recorder of South Jordan City, Utah, certify that the foregoing City Council Agenda was emailed to at least one newspaper of general circulation within the geographic jurisdiction of the public body. The agenda was also posted at the principal office of the public body and also posted on the Utah State Public Notice Website <http://www.utah.gov/pmn/index.html> and on South Jordan City's website at [www.sjc.utah.gov](http://www.sjc.utah.gov). Published and posted May 1, 2026.

SOUTH JORDAN CITY  
CITY COUNCIL BUDGET MEETING

MARCH 4, 2026

**Present:** Mayor Dawn R. Ramsey, Council Member Patrick Harris, Council Member Kathie Johnson, Council Member Don Shelton, Council Member Tamara Zander, Council Member Jason McGuire, City Manager Dustin Lewis, Assistance City Manager Jason Rasmussen, Assistant City Manager Don Tingey, City Attorney Ryan Loose, Police Chief Jeff Carr, Director of Administrative Services Melinda Seager, Director of Human Resources Teresa Robinson, Fire Chief Chris Dawson, Associate Director of Recreation Brad Vaske, CFO Sunil Naidu, Director of Planning & Economic Development Brian Preece, Director of Engineering/City Engineer Brad Klavano, Director of Public Works Raymond Garrison, City Recorder Anna Crookston

**Absent:**

**Other (Electronic) Attendance:**

**Other (In-Person) Attendance:**

5:05 P.M.

BUDGET MEETING AGENDA

**A. Welcome, Roll Call, and Introduction - By Mayor Dawn Ramsey**

Mayor Ramsey welcomed everyone present and introduced the meeting.

**B. Invocation – By Assistant City Manager, Don Tingey**

Assistant City Manager Tingey offered the invocation.

**C. Discussion Item -**

C.1. Fiscal Year 2026-27 Budget and Capital Improvement Projects. (By City Manager, Dustin Lewis)

Mayor Ramsey introduced the primary discussion item and turned the meeting over to City Manager Dustin Lewis, noting the discussion would be complex and involve multiple components.

City Manager Dustin Lewis explained that the purpose of the meeting was to review the Capital Improvement Plan (CIP) and determine how to prioritize projects within the tentative budget. He emphasized collaboration between council and staff and stated the goal was to identify a clear path forward for project funding. He then transitioned the presentation to staff.

Assistant City Manager Jason Rasmussen Assistant reviewed prepared handout of the Capital Improvement Plan (CIP) (Attachment A). He explained the structured process used to develop the

project list. He stated that a technical team representing multiple city departments initially compiles project needs into a single document and prioritizes them objectively. The recommended list is then reviewed and refined by senior staff, with budget parameters provided by CFO Sunil Naidu. He highlighted that the majority of proposed investments align with the City's strategic priority of maintaining reliable public infrastructure, emphasizing the importance of ongoing maintenance to prevent costly replacements. The second largest category of investment focuses on desirable amenities and open spaces, reflecting continued commitment to community-valued features. He explained that the CIP is organized by funding sources, including the general fund and enterprise funds such as water, storm water, and sanitation. Some projects are funded across multiple sources to distribute costs appropriately. For the current year, approximately \$3.9 million in general fund investments are proposed for infrastructure, facilities, and parks. Key general fund projects include replacement of the City Hall boiler due to the end of its lifecycle, upgrades to Fire Station 62, and funding for the Shields Lane multi-use path. The latter includes a \$210,000 local match to leverage approximately \$2.7 million in grant funding to support construction of a multi-use trail connection.

Council Member Zander asked for clarification regarding the source of the grant funding associated with the Shields Lane multi-use path project.

Director of Engineering/City Engineer Brad Klavano clarified that the grant funding for the Shields Lane multi-use path project is provided through the Wasatch Front Regional Council (WFRC) and the Statewide Transportation Improvement Program (STIP) and may also include CMAC funding. He noted that the intent is to pursue similar funding opportunities annually to complete improvements in phases, such as intersection upgrades, over time.

Assistant City Manager Rasmussen highlighted the Towne Center paver replacement project, explaining that existing pavers west of City Hall have begun to settle, creating maintenance issues and potential trip hazards. He noted that previous sections were replaced with concrete as a more durable solution, and the city plans to extend that approach further west in the Towne Center to improve safety and reduce ongoing maintenance concerns.

Council Member Zander asked for clarification regarding ownership of Towne Center.

City Manager Lewis clarified that the city owns the Towne Center area from building edge to building edge and is responsible for all maintenance within that space.

Assistant City Manager Rasmussen clarified that the city owns and maintains the public infrastructure within the Towne Center, including the roadway, center areas, and islands, while the surrounding buildings are privately owned.

Council Member Shelton inquired whether there had been a prior Redevelopment Agency (RDA) arrangement related to the development of the Towne Center area.

City Manager Lewis explained that the Towne Center area was previously associated with a Redevelopment Agency (RDA), which has since been terminated and is no longer collecting funds. He also clarified that the estimated project cost presented is lower than the total actual cost due to efforts by the Public Works team. He commended staff for utilizing internal resources to complete

demolition and preparation work, reducing the need for contracted services and resulting in significant cost savings for the project.

Assistant City Manager Rasmussen continued to review the prepared handout (Attachment A). He explained that projects listed below the designated line in the CIP represent ongoing funding allocations rather than one-time expenditures. He noted that these items include routine infrastructure investments such as cemetery maintenance, park and playground replacements, wall and canal culvert replacements, park improvements, and sidewalk hazard mitigation. He emphasized that while these projects may be less visible, they are essential to maintaining the City's infrastructure and preventing system failures. He stated that funds are allocated annually, with some projects completed immediately and others accumulating funding over multiple years to support larger improvements. He concluded by inviting questions from the Council regarding the general fund projects.

Council Member Shelton inquired about the fleet replacement allocation, noting that it represents a significant portion of the ongoing funding in the CIP.

Assistant City Manager Rasmussen explained that the fleet allocation includes funding for 17 vehicles. He noted that the city follows the practice of reallocating used police vehicles to Public Works after their initial service life. This approach extends the usefulness of vehicles and results in cost savings, while still meeting operational needs across departments.

Council Member Shelton clarified that repurposed vehicles are modified as needed, including repainting or other adjustments, before being reassigned for use in Public Works.

Assistant City Manager Rasmussen confirmed that repurposed police vehicles are modified for Public Works use by removing decals, light bars, and internal police equipment, and replacing them with appropriate features such as amber lights. He noted that this practice is both cost-effective and practical, allowing the city to extend the life and utility of its fleet.

Council Member Harris asked how long the city has been utilizing the practice of repurposing police vehicles for Public Works use.

Assistant City Manager Rasmussen stated that the city has been repurposing police vehicles for Public Works use for approximately five to seven years. He noted that while some cities utilize similar practices, South Jordan has benefited from a well-maintained fleet, allowing vehicles to remain in good condition after police use. He added that this approach not only reduces replacement costs but also saves staff time associated with disposing of old vehicles and procuring new ones.

Council Member Shelton asked for clarification on what a mini skid steer is.

Associate Director of Recreation Brad Vaske clarified that the referenced equipment is a Toro Outcross, a tractor designed for turf maintenance on larger fields. He explained that while effective for larger areas, the equipment is difficult to maneuver in smaller or tighter spaces, such as parks and certain golf course areas. He noted that the city plans to replace it with a smaller, more suitable tractor for golf course use, while reallocating the existing equipment to parks where it is better

suited. He also added that lighter equipment helps reduce damage to infrastructure, such as sprinkler heads, improving overall maintenance efficiency.

Council Member Zander asked for clarification on whether the new piece of equipment would be designated exclusively for Mulligan's.

City Manager Lewis explained that while specific equipment is assigned to individual departments for stewardship, it is considered a shared resource for the entire City. He noted that departments coordinate with one another to utilize equipment where it is most needed. He provided examples, including the use of police personnel carriers for City operations and the sharing of equipment such as skid steers and golf carts between departments. He emphasized that this collaborative approach maximizes efficiency and ensures City resources are used effectively across all departments. He further emphasized the City's collaborative approach to resource management, noting that departments regularly share equipment and tools as needed. He highlighted that staff are aware of available resources across departments and maintain strong working relationships that allow for efficient coordination. He provided examples ranging from shared vehicles and equipment to occasional use of specialized office tools, reinforcing that City resources are collectively utilized to meet operational needs.

CFO Sunil Naidu noted that when equipment is repurposed from one fund to another, such as being reassigned to the general fund, a corresponding financial transaction is completed to account for the transfer.

City Manager Lewis added that when equipment is reassigned between departments, such as police vehicles being transferred to Public Works, internal financial transactions are recorded to reflect the reallocation. He noted that the Finance Department tracks these adjustments to ensure accurate accounting of City assets.

Assistant City Manager Rasmussen continued to review the prepared handout (Attachment A). He presented projects within the culinary water fund, highlighting the remaining section of the Beckstead Canal that has not yet been piped. He explained that completing this section will connect existing trail segments to surrounding trail systems, including the Jordan River Trail, providing recreational and connectivity benefits for residents and nearby businesses. He noted that the estimated cost for the project is \$450,000 and emphasized the value it would provide to the area. He also stated that the City has applied for a state grant to fund the project, and if awarded, the project cost would not impact the City's culinary water budget. He indicated that the city expects to receive a decision on the grant within the next few months.

Mayor Ramsey asked for clarification regarding the specific state entity to which the grant application for the Beckstead Canal project was submitted.

Assistant City Manager Rasmussen explained that the grant application for the Beckstead Canal project was submitted to the Great Salt Lake Commission. He noted that piping the canal would reduce water loss from seepage into the ground. Under the proposal, the city would quantify the conserved water and direct that amount to the Jordan River, which ultimately benefits the Great Salt Lake. In exchange, the Commission would fund the piping project, allowing the City to complete the improvement without reducing its overall water supply.

Mayor Ramsey asked for clarification regarding the administrative oversight of the Great Salt Lake Commission, specifically whether it falls under a particular state department or leadership structure and who is responsible for decision-making on grant applications. She indicated interest in understanding whether the determination would be made by the Commission's staff or another governing entity.

Assistant City Manager Rasmussen stated that the Great Salt Lake Commission is assembling a group to review grant applications for available funding. He noted that he was unsure of the specific members of the review group.

Director of Public Works Raymond Garrison noted that the Division of Water Rights (DWR) will be a part of the review process.

City Manager Lewis noted that the Beckstead Canal project will complete a trail loop in the area, creating a nearly ideal 5K route. He stated that this will enhance opportunities for the City's race series and provide a recreational amenity that minimizes impact on vehicle traffic.

Assistant City Manager Rasmussen noted that, in addition to trail connectivity, the Beckstead Canal piping project provides an opportunity to improve 1055 West, which currently has narrow sections. He stated that the city will coordinate with adjacent landowners to widen the roadway where feasible, enhancing safety and accessibility. He continued to review the prepared handout (Attachment A). He presented the central control irrigation maintenance project, explaining that it supports water conservation efforts for parks and park strips. He noted that the project will expand and upgrade the City's existing central control system, allowing staff to more precisely monitor and manage water usage. He stated that the system enables staff to remotely control irrigation, including shutting off sprinklers during rain events or when watering is unnecessary. He emphasized that this improves efficiency and helps address resident concerns about visible overwatering during storms.

Council Member Shelton asked whether the central control irrigation system still requires manual operation.

Assistant City Manager Rasmussen stated that portions of the irrigation system are still operated manually, but the city has implemented central control in many park areas. He explained that the current project aims to expand the system further, increasing the number of parks and park strips that can be managed remotely through central control.

City Manager Lewis clarified that without a centralized system, staff would need to physically visit each irrigation location to make adjustments. He explained that the central control system consolidates irrigation management into a single platform, allowing staff to control and monitor multiple sites remotely, improving efficiency and responsiveness.

Assistant City Manager Rasmussen explained that while automated irrigation systems based on weather data, such as evapotranspiration (ET) systems, are available, the city has experienced challenges relying fully on automation. He noted that due to the variety of landscapes and conditions across City properties, manual oversight through a centralized control system has proven more effective. He stated that having a single operator manage irrigation remotely provides

greater efficiency compared to previous methods, which required staff to visit multiple sites. He added that while automation may be explored further in the future, the current approach offers better reliability and control.

Council Member McGuire asked for clarification regarding the SCADA system, inquiring what the system is and how it functions.

Director Garrison explained that the SCADA system is used to monitor and control the City's water infrastructure, including water tanks and distribution levels. He noted that the current system is radio-based and becoming outdated, and the city is planning to upgrade it to a more modern system.

Council Member Shelton asked how frequently the city upgrades systems such as the SCADA system.

Director Garrison clarified that the communication portion of the SCADA system, particularly the radio-based components, has not undergone a major upgrade in a significant period of time. He noted that aside from routine maintenance such as battery replacements, this represents the first substantial upgrade to the system's communication infrastructure.

City Manager Lewis emphasized the critical importance of the SCADA system, noting that it directly controls water distribution throughout the city. He explained that the system regulates when pumps operate and ensures consistent water availability to residents.

Assistant City Manager Rasmussen continued to review the prepared handout (Attachment A). He reviewed the city park strip water-wise landscaping program, noting a proposed investment of \$350,000 as part of ongoing water conservation efforts. He explained that replacing traditional landscaping in park strips reduces the amount of water the city must purchase from Jordan Valley. He also highlighted that reducing summer water usage lowers the City's "peaking factor," which represents the highest level of water demand. He stated that lowering this peak demand can help reduce future increases in wholesale water costs, resulting in long-term financial savings for the City.

Mayor Ramsey noted that projects such as the park strip water-wise landscaping efforts demonstrate the City's commitment to water conservation. She emphasized the importance of ensuring that state officials and decision-makers are aware of these initiatives when considering grant funding. She indicated her intent to communicate directly with relevant state leadership to highlight the City's ongoing efforts and strengthen its position for future grant opportunities.

City Manager Lewis noted that the city has been successful in securing grant funding for water conservation efforts, including projects along 11400 South. He stated that the State has shown strong interest in supporting these initiatives and has been willing to provide funding to assist with the City's conservation efforts.

Director Garrison explained that the State proactively reached out to the city regarding available federal funding that needed to be allocated within a specific timeframe. In response, the city submitted its park strip master plan as a qualifying project. He stated that the city was initially

awarded \$2 million in grant funding, which was later adjusted to \$1.5 million as other cities participated, and subsequently restored to \$2 million. He noted that the funding is provided on a reimbursement basis, with the city invoicing the State as project work is completed.

City Manager Lewis noted that South Jordan was prepared to proceed with projects when funding became available, unlike some other cities that were not shovel-ready. He stated that the city was the first to begin receiving reimbursements and intends to fully utilize all available grant funding.

Mayor Ramsey noted that she shared a video of the City's water conservation project with state leadership, including the Speaker of the House, to highlight the City's efforts. She emphasized the importance of demonstrating successful project implementation as a model for others and as a means to secure additional funding. She stated that maximizing available funding ensures that taxpayer dollars are reinvested in the community while supporting responsible and effective conservation practices.

Council Member McGuire commended staff for having shovel-ready projects, noting that this approach positions the city well to receive available funding. He referenced that similar strategies are used by agencies such as UDOT, where readiness to proceed is a key factor in securing federal funds.

Council Member Zander asked for an update on the status of the project along 11400 South.

Staff provided an update on the 11400 South project, explaining that existing park strips are being removed and replaced with water-wise landscaping. The project includes removing grass and rock, retaining existing trees, and installing drought-tolerant plants. Staff noted that the improvements extend along 11400 South, from approximately 3600 West to Redwood Road, and emphasized that the project is expected to result in significant water savings.

Director Klavano noted that the 11400 South project was designed in-house by the City engineering staff, eliminating the need for external consultants. He highlighted this as a cost-saving measure and credited staff expertise for successfully completing the design work internally.

Council Member Shelton asked for clarification regarding how much of the \$350,000 allocated for the park strip water-wise landscaping program is being reimbursed.

Assistant City Manager Rasmussen explained that the \$350,000 allocation represents an ongoing annual investment, noting that the need for park strip conversions exceeds current available funding. He stated that the city plans to continue budgeting this amount each year to systematically complete the remaining park strip improvements.

City Manager Lewis clarified that state grant funding has allowed the city to accelerate progress on park strip conversion projects, completing several years' worth of work in a shorter timeframe. He noted that the city will continue to budget the annual \$350,000 moving forward, and once grant funding is no longer available, the city will continue advancing remaining projects using its own resources.

Director Klavano shared that during the permitting process with UDOT for the 11400 South project, concerns were raised about the use of rock materials near the roadway. After elevating the issue to the regional director and noting similar existing conditions elsewhere, the concern was resolved and the permit was approved.

Assistant City Manager Rasmussen reviewed several smaller, ongoing projects within the culinary water fund, including replacement of commercial meters, pressure-reducing valve upgrades, and water tank cleaning. He explained that these are routine maintenance efforts performed annually, with the city addressing portions of the system each year to ensure reliability and proper function.

Council Member Zander asked how many water storage tanks the city currently operates.

Staff stated that the city currently operates nine functional water storage tanks and is in the process of constructing a tenth.

City Manager Lewis noted that when a water storage tank is taken offline for cleaning, Council Members are welcome to participate in a tour to observe the process.

Assistant City Manager Rasmussen explained that the secondary water fund includes an ongoing annual allocation of approximately \$100,000, funded entirely through user fees. These funds support maintenance and replacement of pump houses serving approximately 500 pressurized irrigation customers. He then reviewed storm drain projects, noting that there are no major items this year. He highlighted the Lampton waterway removal and storm drain project, which involves addressing roadway dips and extending piping to improve drainage and roadway conditions.

Director Klavano explained that the Lampton waterway project addresses areas where streets are connected by large valley gutters, which function similarly to speed bumps. He noted that these features can cause wear and damage to asphalt, particularly from trailers and heavier vehicles, and the project aims to improve those conditions.

Assistant City Manager Rasmussen explained that ongoing stormwater costs include periodic drilling of new down wells in the Daybreak area, as existing wells can become clogged with silt over time. While the City attempts to rehabilitate wells, when possible, replacement is occasionally necessary. He also noted that the stormwater fund includes fleet equipment replacement and a long-term capital plan. The City maintains an approximately 10-year plan to address stormwater infrastructure upgrades and improvements, and funding projects incrementally each year to ensure the system remains in good condition.

Council Member Zander asked for clarification regarding duplicate listings for Public Works projects, specifically noting that items such as the camera upgrade and yard repairs appeared in both the one-time and ongoing sections with the same cost.

Assistant City Manager Rasmussen clarified that the items mentioned are part of the same project but are funded through multiple sources. He explained that costs are distributed across the general fund and applicable enterprise funds, allowing each to contribute its proportional share. This approach reduces the burden on the general fund and aligns expenses with the departments or services that benefit from the project.

Council Member Zander asked whether the total cost for the Public Works camera upgrades is approximately \$100,000, noting that the project appears multiple times in the CIP across different funding sources.

Assistant City Manager Rasmussen confirmed that the total cost for the Public Works camera upgrade project is approximately \$100,000, with funding distributed across multiple sources. He then reviewed (Attachment A) sanitation fund items, noting similar shared project funding and fleet vehicle replacement. Moving to transportation sales tax projects, he highlighted the Beckstead Canal trail project, which includes paving the final segment following canal piping to complete the trail loop. He also described the emergency alert signal project, clarifying that it is not a traditional traffic signal, but a system designed to alert drivers when emergency vehicles, such as fire engines, are exiting stations.

Director Klavano explained that the emergency alert signal functions similarly to a HAWK signal but operates more like a traditional traffic signal to stop traffic when emergency vehicles exit Fire Station 61. He noted that the need for this improvement has been discussed for several years and has now been incorporated into the budget. He added that staff is working to secure funding for the design phase so the project can move to bid and begin construction as early as the upcoming summer.

Fire Chief Chris Dawson explained that increased traffic on Redwood Road, now functioning as a seven-lane roadway, has made it difficult for fire apparatus to safely enter and exit the station. He noted that the proposed emergency alert signal will significantly improve response times and enhance safety for both emergency personnel and the public.

Assistant City Manager Rasmussen noted that the Shields Lane project appears again within the transportation sales tax fund, with an additional \$400,000 allocated to support construction of the multi-use path. He then invited Director Klavano to provide further details or highlight any additional transportation-related projects.

Director Klavano discussed ongoing efforts to expand trail connectivity along canal corridors, noting challenges in obtaining permission from a certain canal company, particularly where ownership differs from other areas. He explained that some canal companies control the roadway, while others require easements from adjacent property owners, which can complicate project progress. He added that these trail extensions are intended to connect with previously completed projects, such as the Midas Creek trail, and improve neighborhood connectivity. He also highlighted ongoing transportation priorities, including upgrades to traffic signals to meet ADA requirements, such as adding audible pedestrian features. Additional recurring investments include pavement preservation, traffic signal maintenance, signage and striping, and trail maintenance, all of which support the City's overall transportation infrastructure.

Assistant City Manager Rasmussen transitioned to the Class C Road Fund, explaining that it represents the City's share of gas tax revenue used to support roadway-related projects and maintenance.

Council Member Shelton asked for clarification on the difference between transportation sales tax revenue and gas tax (Class C Road Fund) revenue.

Staff explained that the transportation sales tax is a portion of general sales tax collected on purchases, while the Class C Road Fund (gas tax) is generated from a tax on each gallon of fuel sold. These are separate revenue streams, with the sales tax tied to overall economic activity and the gas tax specifically tied to fuel consumption.

Mayor Ramsey provided an update on recent legislative activity related to the gas tax. She explained that a proposed bill initially failed in committee but was later reconsidered and passed unanimously. The current version of the bill includes a temporary reduction of approximately six cents per gallon for a six-month period. She noted that this reduction would decrease funding for transportation, including an estimated \$28 million impact to UDOT and approximately \$12 million reduction to Class B and C road funds allocated to local governments. However, the State has indicated it will backfill the local government portion using general fund revenues to ensure cities are held harmless. She further explained that the State's overall budget bill has already been passed, including provisions to cover this backfill. She added that while the legislative process is still ongoing, it is anticipated that the measure will move forward, with mechanisms in place to address funding impacts on local jurisdictions. She provided additional context on the gas tax legislation, noting she attended a press conference with state leadership, including the Speaker of the House, Senate President, Governor, and bill sponsors. She explained that significant negotiation occurred with fuel producers, who had initially opposed the proposal due to potential cost impacts. She also highlighted regional concerns, including opposition from Idaho officials, which led to further negotiations and a memorandum of understanding to continue discussions on shared water resources. She reiterated that the final proposal includes a temporary gas tax reduction of a few cents per gallon for six months. While the State has committed to backfilling approximately \$12 million in Class B and C road funds to protect local governments, she noted that UDOT will still need to address an estimated \$28 million reduction in its transportation budget.

Assistant City Manager Rasmussen explained that Class C Road Fund revenues are directly reinvested into roadway maintenance. He noted that the City conducts regular evaluations of pavement conditions using a standardized rating system, where 0 represents failed pavement and 100 represents a new road. He reported that the City's most recent assessment resulted in an average pavement condition rating of 84.6, indicating that ongoing annual investments are effectively maintaining road quality and preventing deterioration.

Council Member McGuire asked how often the City updates its pavement condition ratings and conducts roadway condition assessments.

Director Garrison stated they currently update the pavement condition assessments approximately every two to three years. He noted that staff are exploring new software that would allow for annual evaluations and provide additional capabilities, such as generating pothole repair plans and improving overall maintenance planning.

Mayor Ramsey emphasized the significance of maintaining strong pavement condition ratings, noting that some cities in Salt Lake County have failing road systems. She referenced Salt Lake City as an example, explaining that they had to issue a substantial bond to address deferred maintenance, underscoring the importance of consistent investment in road infrastructure. She

emphasized the financial benefit of proactive road maintenance, noting that staying ahead of infrastructure needs reduces long-term costs for taxpayers.

Assistant City Manager Rasmussen stated that, based on the City's consistent investment and maintenance practices, South Jordan's road conditions are likely among the highest rated in Salt Lake County. He noted that while some areas may still experience localized issues such as potholes, the overall pavement condition reflects strong systemwide performance. He noted that while some roads still require attention, the City's overall roadway system remains in strong condition due to consistent annual investments. He emphasized that continued funding authorized by the Council plays a key role in maintaining and improving infrastructure. He also highlighted upcoming improvements at South Jordan Parkway and 4000 West, funded in part through road impact fees. The project includes a significant external funding component, with approximately \$4.7 million secured through grants from the Wasatch Front Regional Council (WFRC) and UDOT, providing a strong return on the City's investment.

Director Klavano provided an update on planned improvements at South Jordan Parkway and 4000 West, explaining that initial concepts included dual left-turn lanes in all directions. Following further environmental review and traffic analysis, he indicated that the current plan will likely focus on a dual left-turn lane for the southbound to eastbound movement, where congestion is most significant. He noted that this area experiences regular backups, particularly during peak hours, and can impact access to the nearby fire station. He added that while additional widening may still be constructed to accommodate future needs, the final configuration may be adjusted to reduce overall project costs while still addressing critical traffic concerns.

Council Member Zander sought clarification on the specific intersection being discussed, confirming it was at South Jordan Parkway and 4000 West (approximately 10600 South). During the discussion, it was noted that 11400 South presents separate and more significant safety concerns, particularly due to traffic backing up toward Bangerter Highway. She emphasized the potential danger at that location, highlighting the risk of serious accidents caused by congestion and limited traffic flow.

Director Klavano explained that long-term plans for the 11400 South corridor may include implementing a continuous flow or "through U-turn" intersection design in coordination with UDOT. He noted that this improvement is likely to be tied to a future widening project for 11400 South. He added that if safety or traffic conditions require earlier action, the City may need to advance the project ahead of the full corridor improvements, though he emphasized that it would be a complex and costly undertaking.

Council Member Shelton asked whether the planned widening at 4000 West and South Jordan Parkway can be accommodated within the existing right-of-way or if additional property acquisition will be required.

Director Klavano explained that the widening project at 4000 West and South Jordan Parkway will require acquisition of some property, including portions of the fire station site and adjacent landscaping. He noted that coordination will also be needed with nearby businesses, such as Holiday and 7-Eleven, to accommodate the improvements. He added that efforts are being made to minimize impacts, particularly on the northeast corner of the intersection, and that the project is

currently in the environmental review phase. Once that process is complete, the city will move forward with the next stage of design and implementation.

Council Member Shelton asked if construction will happen this year.

Director Klavano responded that construction will likely occur next year. He explained that projects involving federal funding require additional processes, including extensive paperwork and compliance requirements, which can increase both the timeline and overall project costs by approximately 30 to 40 percent.

Assistant City Manager Rasmussen explained that Community Development Area (CDA) funds are being used to support road maintenance projects within designated areas, reducing the need to rely on general fund or gas tax revenues. He continued to review the prepared handout (Attachment A), highlighting parks and recreation impact fee projects, including improvements at Jordan Ridge Park. He noted that the City previously acquired a residential property adjacent to the park, which will be demolished to create additional parking. This improvement is intended to address long-standing parking shortages, reduce congestion from on-street parking, and improve traffic flow. He added that the project will also include a new connection to 2200 West, enhancing access to the park.

Council Member Johnson raised concerns regarding the proposed connection to 2200 West, noting that it may result in increased traffic both in front of and behind nearby homes. She referenced the current cul-de-sac configuration and questioned how the connection could affect existing neighborhood traffic patterns and resident experience.

Assistant City Manager Tingey clarified that the current roadway configuration includes cul-de-sacs, and the proposed connection would primarily impact one home that would experience traffic both from 2200 West and into the new parking lot. He noted that while this may shift traffic patterns, the change is intended to alleviate existing issues, as park visitors currently park throughout the surrounding neighborhood, creating congestion along residential streets.

Council Member Johnson expressed concern that the proposed connection to 2200 West would introduce new traffic patterns behind homes that currently experience limited activity. She noted that while the front-facing streets are accustomed to park-related traffic, the rear of these properties, where residents currently have a degree of privacy, would be impacted by the addition of a roadway and increased vehicle use. She indicated this change could create concerns for affected homeowners.

City Manager Lewis explained that a design study will be conducted to evaluate options for the proposed connection to 2200 West. He acknowledged that residents on the east side may have concerns about increased traffic and changes to their neighborhood, while noting that residents on the opposite side are currently experiencing impacts from park-related traffic. He emphasized that the study will help balance these concerns and identify the most appropriate solution.

Assistant City Manager Tingey stated that residents on the west side of the park have historically expressed concerns about on-street parking and have supported expanding the parking lot and creating a circulation pattern to reduce congestion. He noted that many of those residents are aware

of the City's property acquisition and proposed improvements. He added that while outreach has been more limited on the east side, feedback from west-side residents has generally been supportive, as the changes would alleviate existing parking impacts in their neighborhood.

Council Member Johnson expressed surprise at the reported support from some residents and noted that feedback may differ among neighborhoods. She indicated that residents in the newer subdivision have shared concerns with her, suggesting that perspectives on the proposed changes vary depending on location and potential impact.

Assistant City Manager Tingey stated that he has spoken with residents in the newer subdivision, noting that they are interested in understanding the final design of the project. He explained that, at a minimum, the plan will include construction of a parking lot for the park, and additional details will be clarified through the design process.

Council Member Johnson asked whether residents in the newer subdivision fully understand that the proposed project may include direct access from their street to the park, raising concern about how this change could impact neighborhood traffic and resident expectations.

Assistant City Manager Tingey stated that residents in the newer subdivision have already asked about the future use of the property. He explained that they were informed the city plans to expand the park, with at least an extension of the existing parking lot into the newly acquired area. He noted that addressing parking demand has been a primary concern expressed by the neighborhood. He noted that several nearby residents contacted the City after the property was purchased to inquire about future plans. He explained that while a final design has not yet been completed, staff shared preliminary concepts and committed to providing updates as plans are refined. He added that a primary concern expressed by residents was completion of the roadway and cul-de-sac to improve vehicle maneuverability, allowing drivers to turn around more easily without needing to back out.

Assistant City Manager Rasmussen stated that as the Jordan Ridge Park project moves into the design phase, additional discussions will occur to better understand and address potential impacts. He continued to review the prepared handout (Attachment A), introducing a separate project involving City-owned property located on 10200 South between Bangerter Highway and 4000 West. He explained that a previously considered plan for the site is no longer being pursued, and the city is now exploring alternative uses. The proposed \$400,000 allocation would fund planning and design efforts to determine how best to utilize the property, which is currently undeveloped.

City Manager Lewis noted that work will begin on the site to construct stormwater detention basins, which will involve initial grading and earthwork. He explained that while this infrastructure project will move forward, the proposed funding will allow the City to plan for additional future uses of the property beyond stormwater management.

Director Klavano explained that the site currently includes an older stormwater detention basin that no longer meets system needs, particularly after additional upstream areas were connected to it. He noted that the existing basin is excessively deep and requires reconfiguration. He outlined plans to reconstruct the current basin and construct an additional basin on the opposite side of the canal, including installation of piping beneath the canal and development of a storm drain outlet.

He added that funding for this work has already been included in the storm drain fund for several years, and construction is anticipated to move forward this year. He emphasized that while stormwater improvements will occur first, the City will continue evaluating long-term uses for the remainder of the property.

Council Member Shelton asked for clarification on whether the proposed stormwater improvements would connect into the existing storm drain system within the nearby subdivision or be routed elsewhere.

Director Garrison explained that the proposed stormwater system will connect into the existing storm drain infrastructure within the subdivision. He noted that water will then continue through the system, ultimately flowing to another downstream detention pond.

Director Klavano added that the stormwater system will ultimately connect into the UDOT drainage system. He noted that water will first be detained within the City's basins and then released at a controlled, slower rate to prevent downstream impacts.

Council Member Shelton asked whether the proposed stormwater improvements will require additional processes or coordination, likely referencing permitting, easements, or agreements associated with connecting into existing systems and downstream infrastructure.

Director Klavano confirmed that the necessary easements for the stormwater project have already been acquired.

Assistant City Manager Rasmussen introduced the next set of projects funded through Mulligan's revenues and invited Associate Director Vaske to provide additional details or highlight any notable items.

Associate Director Vaske provided an update on ongoing improvements at Mulligan's, noting that multiple construction projects are underway to enhance amenities and overall visitor experience. He highlighted upgrades to the mini golf course, including restoration of water features such as waterfalls and fountains, as well as the addition of themed rock structures and enhanced lighting to create a more immersive environment. He also announced construction of a new pavilion, expected to begin within the coming weeks, which will replace smaller existing structures and accommodate larger group events. He noted strong demand for group rentals, including corporate events and private parties, and indicated the new pavilion will help meet that need. From a financial standpoint, he reported that Mulligan's has experienced steady revenue growth, increasing from approximately \$2.0 million three years ago to an anticipated \$2.5 million in the current fiscal year. He stated that the operational budget remains below \$1.7 million, with efforts focused on maintaining efficiency while reinvesting in improvements. He added that the department aims to allocate approximately \$350,000 to \$400,000 annually toward capital improvement projects while continuing to build reserves for future needs. He noted that as construction progresses, additional underlying issues are often discovered, and staff have adopted a proactive approach to address those issues immediately rather than deferring maintenance.

City Manager Lewis clarified that the reserve fund referenced by staff is intended to support larger, long-term capital projects at Mulligan's. He explained that while annual investments are made for

ongoing improvements, the reserve is being built to fund more significant future needs, such as replacement of the driving range, which would require substantially more funding than the typical annual capital allocation.

Council Member Shelton asked whether the existing facilities and infrastructure at Mulligan's are currently in sound structural condition.

City Manager Lewis stated that while Mulligan's facilities are currently operational, portions are nearing the end of their service life. He explained that the city is relying on increasing revenues to build reserves and prepare for necessary future replacements and major capital improvements.

Associate Director Vaske stated that with the recent capital improvements and operational efficiencies, he anticipates this may be the final year requesting \$350,000 to \$400,000 in CIP funding. He explained that the facility is transitioning toward a more sustainable model where ongoing needs can be managed through routine maintenance rather than large capital investments. He noted that improved maintenance practices have significantly reduced long-term costs by addressing issues proactively. Additionally, he highlighted efforts to convert underutilized areas of the golf course to water-wise landscaping in coordination with City staff. These changes have already reduced water usage while improving overall course conditions. He added that future planning includes designing a more efficient irrigation system that aligns with water conservation goals, which is expected to further reduce operational costs and support long-term sustainability.

Council Member Shelton suggested exploring potential funding opportunities through the Great Salt Lake Commission or related entities to support water conservation efforts at Mulligan's, particularly projects focused on reducing water usage and implementing water-wise landscaping.

Assistant City Manager Rasmussen stated that the staff will continue to pursue funding opportunities through the Great Salt Lake Commission and other state sources as they become available. He emphasized the intent is to secure funding for water conservation initiatives, including projects that reduce turf and replace it with water-wise landscaping.

Associate Director Vaske noted that coordination with staff, including Water Conservation Coordinator Connor Oswald, has helped position Mulligan's projects to align with state water conservation funding opportunities. He explained that these efforts ensure planned improvements, such as converting turf to water-wise landscaping, meeting eligibility requirements for potential reimbursement or grant funding.

Council Member Zander asked for clarification on whether the water-wise landscaping efforts discussed apply specifically to the golf course, the mini golf area, or both.

Associate Director Vaske reiterated that water-wise landscaping efforts will be applied across the Mulligan's facility. He emphasized that on the golf course, many out-of-play areas are currently being irrigated unnecessarily. By converting these areas to more drought-tolerant landscaping, the city can significantly reduce water usage. He added that incorporating these changes may also enhance course design by introducing natural hazard features, while ensuring irrigation is focused only on areas essential to play.

Council Member Zander referenced the use of traditional turf, such as Kentucky bluegrass, in relation to water use and then asked for clarification on where the mini golf aesthetic improvements, such as repairing waterfalls and enhancing visual features, are reflected within the CIP budget.

Associate Director Vaske explained that the aesthetic improvements to the mini golf course, including waterfalls, lighting, and structural enhancements, fall under the broader mini golf improvements category. He noted that funding for these upgrades has been ongoing over the past two years, with investments already made in features such as a pergola and continued enhancements currently being implemented.

Council Member Zander asked whether additional seating, such as benches, could be added at Mulligan's, noting that there appears to be limited seating available for guests waiting in line for activities like mini golf.

Associate Director Vaske responded that additional seating is being incorporated into current improvement projects at Mulligan's. He explained that the city is working with a specialized contractor to create themed seating elements, such as benches designed to resemble natural features like logs or integrated rock structures. He noted that some recently installed rock features are intentionally designed at seating height, allowing guests to sit while waiting at mini golf holes. These enhancements aim to improve both functionality and aesthetics, providing more seating opportunities while maintaining the themed environment of the facility.

Council Member Zander expressed concern regarding the lack of seating and shade at the mini golf course, noting that visitors, particularly those with mobility or health considerations, may struggle while waiting between holes. She emphasized the need for additional shaded seating areas to improve comfort and accessibility, especially given the facility's growing popularity. She voiced support for incorporating more opportunities for guests to rest throughout the course and encouraged staff to prioritize these enhancements as part of ongoing improvements.

Associate Director Vaske emphasized the high level of usage at the mini golf course, noting that from April through October, nearly every hole is consistently occupied, often with additional groups waiting between holes. He highlighted this sustained demand as further justification for enhancements such as increased seating and shade to improve the overall guest experience.

Council Member Zander asked if the mini golf course closed at any point during the year.

Associate Director Vaske clarified that Mulligan's mini golf course has remained open throughout ongoing construction. He explained that staff manage impacts by temporarily closing individual holes or sections as needed, allowing improvements to continue while maintaining overall operations.

Assistant City Manager Rasmussen commended Associate Director Vaske and his team for improvements at Mulligan's, noting significant progress and positive momentum. He then invited Council Members to provide feedback on the Capital Improvement Plan (CIP), asking whether there were any additional projects, infrastructure needs, or facility improvements not currently

included in staff's proposal that should be considered. He emphasized that the list presented reflects staff recommendations but welcomed input to ensure all priorities are addressed.

Council Member McGuire asked whether the proposed level of investment in road maintenance is sufficient to maintain the City's current average pavement condition rating of 84.6.

Assistant City Manager Jason Rasmussen responded that the current level of road maintenance funding is sufficient to maintain the City's pavement condition rating in the near term. He noted, however, that as the road network continues to expand and age, particularly in areas like Daybreak, where infrastructure is now over 20 years old, the city will likely need to incrementally increase funding in the future. He explained that while preventive maintenance has been effective, more intensive treatments such as overlays will be needed over the next decade, which will require additional investment to sustain current road quality.

Council Member McGuire noted that he did not see specific items addressing IT needs and commented that it seems the city frequently encounters larger, ongoing needs in this area.

Assistant City Manager Rasmussen acknowledged that there are IT infrastructure needs included within the CIP, noting that funding has been allocated as part of the general CIP budget. He stated that additional details can be provided to clarify how those funds will be used and indicated that the information is likely documented in the supporting materials.

Mayor Ramsey asked for follow-up regarding previous discussions about landscaping improvements at freeway exits, specifically referencing the 11400 South interchange. She noted that similar exits in Washington County appear to be fully landscaped upon completion and questioned how those improvements are funded. She requested clarification on whether responsibility for such landscaping lies with UDOT, the city, or another entity, and asked whether staff has engaged with UDOT to better understand funding mechanisms and responsibilities for these types of improvements.

Director Klavano explained that historically, any enhanced landscaping at freeway interchanges is considered a "betterment" by UDOT, meaning it is an added feature beyond standard construction. As a result, the cost for those improvements is typically the responsibility of the city. He added that in such cases, the city would also enter into an agreement to maintain the landscaping after installation, making it both a capital and ongoing maintenance commitment for the city.

Mayor Ramsey expressed interest in verifying whether cities in Washington County, such as Washington City and St. George, directly funded the enhanced landscaping at freeway interchanges or if alternative funding arrangements were used. She noted that those exits appear to be fully completed with dryscape landscaping at the time of construction and questioned whether those cities bore the cost or if UDOT or other partners contributed. She emphasized the need to confirm how those projects were funded.

Director Klavano stated that he has an upcoming quarterly meeting with UDOT and will inquire about how landscaping improvements at freeway interchanges in those Cities were funded. He noted that, based on past experience, such enhancements are typically treated as betterments

funded by the local entity, with a maintenance agreement in place. However, he acknowledged that he does not have confirmation and will seek clarification.

Mayor Ramsey observed that freeway interchanges in Washington County appear to have been fully landscaped at the time of completion, suggesting a coordinated approach to design and construction. She noted uncertainty about whether those improvements were funded by local municipalities or through UDOT and expressed interest in confirming the process. She indicated a willingness to reach out directly to officials in Washington County for clarification but suggested first coordinating with UDOT to determine whether those projects followed the standard betterment and maintenance agreement model or a different funding approach.

Director Klavano stated that based on his experience with projects along Bangerter Highway and Mountain View Corridor, any enhanced landscaping or aesthetic improvements have consistently been treated as a cost to the city. He indicated that these types of upgrades are typically not included in standard UDOT project scopes and therefore require local funding and ongoing maintenance commitments.

Mayor Ramsey expressed interest in the I-15 interchanges at 10600 South and 11400 South and requested that staff specifically evaluate how improvements and landscaping enhancements at those locations are handled, including potential opportunities for future upgrades.

Director Klavano noted that the 10600 South I-15 interchange has previously been discussed for potential improvements. However, he indicated that UDOT may be planning a full reconstruction of the interchange as part of future frontage road projects extending from Bangerter Highway to I-215. He suggested that, given this possibility, the city may want to evaluate timing and coordination before pursuing any independent improvements at that location.

Mayor Ramsey reiterated her interest in understanding how other regions can complete high-quality landscaping at freeway interchanges at the time of construction. She noted that interchanges in areas such as Washington County, Las Vegas, and Phoenix appear to be fully landscaped upon opening, and questioned how those improvements are funded and coordinated. She emphasized the need for staff to investigate who is responsible for these enhancements, whether it is the state, local jurisdictions, or a combination, and how similar outcomes might be achieved for interchanges within South Jordan.

City Manager Lewis explained that all projects discussed thus far in the CIP are aligned with available revenues and are fully funded within the current proposal. He then introduced the next agenda item regarding the future of Fire Station 65, noting that a decision is needed on project timing. He explained that if the Council desires the station to be operational by 2028, planning and funding efforts, including a potential bond, would need to begin immediately. If the timeline is extended, those actions could be delayed. He invited Fire Chief Chris Dawson to provide a brief presentation to inform the Council's discussion and decision regarding the bond proposal and timing for the project.

Fire Chief Dawson presented prepared presentation (Attachment B). He provided an overview of increasing service demands and the need to evaluate timing for Fire Station 65. He noted that while a 2028 opening had been discussed, a more realistic timeline, accounting for planning and construction, would likely place completion closer to 2029. He reported significant growth in call volume, with the majority (approximately 80–82%) being EMS-related. The department experienced a 12.25% increase in calls in the past year, a 30.84% increase since the opening of Station 64, and a 106% increase since Station 63 was established. He emphasized that call volume growth has exceeded initial projections. He explained that prior to Station 64, the city experienced increasing response times, which improved after its opening. However, with continued growth, response times are again beginning to trend upward due to higher demand. He described a “leapfrog” effect, where busy stations require coverage from neighboring units, leading to systemwide impacts. He also noted an emerging shift in mutual aid usage. While South Jordan still provides more assistance to neighboring jurisdictions than it receives, there is a gradual increase in outside units responding within the city, driven in part by service gaps in neighboring areas.

Council Member Zander asked for confirmation that Herriman City does not have ambulance service after 7:00 p.m., resulting in South Jordan providing coverage during those hours.

Fire Chief Dawson confirmed that South Jordan does provide ambulance coverage in Herriman City during certain hours. He explained that while the city receives transport revenue for those services, the operational costs of deploying units, such as staffing and resources, are not fully reimbursed. He noted that the department is working with neighboring agencies to improve coordination and balance service demands, acknowledging that while some revenue is generated, it does not entirely offset the cost of providing coverage.

Council Member Harris asked for clarification on whether providing ambulance service to neighboring areas, such as Herriman, results in a net positive revenue for the city.

Fire Chief Dawson confirmed that providing ambulance service to neighboring areas currently generates a net positive revenue. However, he cautioned that this balance is likely temporary. He explained that as call volumes continue to rise, the city risks reaching a point where its own units are unavailable, resulting in increased reliance on mutual aid from neighboring agencies. This would shift revenue away from the city when outside units respond to calls within South Jordan. He also expressed concern about staff workload and burnout, noting that while operations are currently manageable, personnel are already operating at a high pace. He anticipates that continued growth will exacerbate these challenges in the coming years. He added that increasing call volume is limiting the department’s ability to engage in community outreach and education, often requiring overtime staffing to maintain those services. He emphasized that call demand has significantly exceeded projections, with the city surpassing 9,000 calls last year, well ahead of earlier forecasts. He noted that all stations are consistently busy, with no single station experiencing lower demand, underscoring the systemwide need for additional capacity.

Council Member Shelton asked whether the Fire Department tracks call volume and response times by individual station.

Fire Chief Dawson confirmed that the department tracks call volume and response times by station. He noted that response times vary depending on how the data is analyzed but identified the west

side of the city as the primary area of concern. He explained that in the proposed Station 65 service area, particularly on the far west side, response times are significantly longer. While some areas experience response times exceeding eight minutes, it is not uncommon for calls in that region to reach 10, 12, or even 15 minutes. He emphasized that these extended response times highlight a critical service gap and support the need for an additional station in that area.

Council Member McGuire asked for clarification on the response time.

Fire Chief Dawson clarified that response times in the proposed Station 65 service area typically range from 8 to 15 minutes, with more common response times around 12 to 13 minutes under normal conditions. He noted that these times assume Station 64 is available to respond. He explained that when Station 64 is already on a call, response must come from a more distant station, such as Station 62, adding an additional 5 to 6 minutes to response times. He emphasized the critical impact of these delays, stating that for medical emergencies such as cardiac arrest, choking, or difficulty breathing, response times within 6 to 8 minutes offer a strong chance of survival, whereas response times exceeding 15 minutes significantly reduce the likelihood of survival. He also noted that delayed response times affect fire incidents, where faster response can contain a fire to a limited area, while delays increase the risk of the fire spreading to additional structures. He added that increasing density on the west side of the city further heightens these risks.

Council Member McGuire asked what the Fire Department considers to be the ideal response time from the moment a call is received to when crews arrive on scene.

Fire Chief Dawson stated that the department's ideal response time, from dispatch to arrival, is approximately 5 to 6 minutes, with an acceptable target range of 5 to 7 minutes. He noted that current performance across much of the City typically falls within 7 to 8 minutes, depending on location and conditions. He explained that several factors impact response times, including geographic distance from stations, traffic calming measures, road design, and the availability of units. When primary units are already on calls, response times increase significantly as coverage shifts to more distant stations. He added that improvements in dispatch technology and internal processes have reduced turnout times (from notification to departure), saving approximately one to one-and-a-half minutes in some cases. However, once crews are enroute, travel time is constrained by safety and roadway conditions. He emphasized that while the system is currently functioning adequately, continued growth in call volume, already exceeding projections, will soon outpace existing capacity. He noted that the city is approaching 10,000 annual calls and that service gaps, particularly on the far west side, are becoming more pronounced, reinforcing the need for additional infrastructure such as Station 65.

Council Member Zander asked why the service area shown in purple on the map (Attachment B) extends significantly into Herriman rather than being reoriented to provide more coverage toward the west side of South Jordan, where growth and demand are increasing.

Fire Chief Dawson clarified that the response area shown on the map is based on travel time along the existing road network, not designated service boundaries. He explained that the purple area extends into Herriman because major roadways, such as Mountain View Corridor, allow for faster travel in that direction. He emphasized that this does not represent South Jordan's primary service area in Herriman, but rather illustrates how quickly units can reach locations based on current

infrastructure. He added that both cities provide limited mutual aid across boundaries, but official response areas remain defined separately.

City Manager Lewis explained that current gaps in coverage, particularly in recently annexed areas, are due to a lack of roadway access. He noted that without established roads, emergency vehicles are unable to reach those areas, which is reflected in the response coverage map. He added that future infrastructure improvements, including roadway extensions such as U-111, will help improve access and allow for more effective emergency response coverage in those areas.

Fire Chief Dawson explained that the proposed location for Station 65 was selected based on projected future road networks and anticipated growth patterns. He noted that staff conducted planning analysis to estimate how response coverage would improve as infrastructure develops, particularly with planned roadway connections such as U-111. He stated that the selected site is expected to provide strong coverage to the southwest portion of the city, including areas that are currently underserved. He added that while future annexations could require additional evaluation, the proposed location adequately meets current and near-term needs within existing boundaries. He also emphasized that there is currently limited emergency service coverage on the far west side from neighboring jurisdictions, including West Jordan and Herriman City. He noted that coordination has occurred with those cities regarding their future plans, and based on that information, South Jordan's proposed station location is strategically positioned to fill a critical service gap.

Council Member Johnson asked for clarification regarding areas on the map (Attachment B) that appear to have homes but are not shaded within the response time zones. She questioned whether those areas fall outside the modeled response time ranges shown, indicating longer response times than those highlighted.

Fire Chief Dawson explained that areas on the map without shading, particularly in the north-central portion, are not included in the modeled response zones due to limited road access. He noted that in some cases, neighboring agencies, such as West Jordan's Station 54, can reach those areas more quickly and may provide primary response coverage there.

City Manager Lewis added that if neighboring jurisdictions' coverage areas were included on the map, those unshaded areas would fall within their response zones. He noted that West Jordan's station coverage "bubble" extends into that area, demonstrating how regional coordination helps ensure service coverage despite local gaps.

Fire Chief Dawson noted that, in addition to constructing Station 65, long-term planning includes relocating Station 61 further west to improve systemwide coverage. He explained that moving Station 61 would help close existing service gaps and create better overlap between response areas, resulting in more consistent coverage across the city. He added that as the road network continues to develop, particularly in underserved areas, response capabilities will improve. He also noted that travel times tend to be faster on the east side of the city due to wider roads and fewer traffic-calming features, which contributes to more efficient response in those areas compared to the west side.

Council Member Zander asked for additional detail regarding coordination with neighboring jurisdictions, specifically inquiring whether cities to the north and south have plans to build new fire stations in the west-side area or if they are currently budgeting for future coverage expansions.

Fire Chief Dawson explained that neighboring jurisdictions are actively planning for future fire service expansion in the west-side area. He noted that West Jordan is considering a new station along U-111, likely positioned farther north near 9000 South, while Herriman has discussed adding coverage for the Olympia Hills area. He stated that these planned locations align well with South Jordan's proposed Station 65, creating effective spacing between agencies. He added that South Jordan intentionally positioned its proposed station slightly farther north to better serve its own residents while avoiding overextension into neighboring service areas. He also highlighted additional considerations, including rising construction and equipment costs. He noted that the apparatus for Station 65 has already been purchased in advance to manage cost increases and will be delivered this year. The unit is designed to handle both structural and wildland fire responses and may be deployed in the interim to generate revenue before the station becomes operational.

Council Member Shelton asked if the new apparatus was being stored at Station 64.

Fire Chief Dawson noted they will take delivery in June 2026 and start deploying it. He continued to review prepared presentation (Attachment B). He provided additional details on operations, staffing, and the anticipated benefits of Station 65. He noted that the new apparatus for the station will be delivered this year and deployed in the interim to support operations, provide training opportunities, and generate revenue through regional deployments. The unit is designed to handle both structural and wildland fire responses, aligning with anticipated needs on the west side. He emphasized the increasing workload on firefighters, with each station averaging approximately 2,300 calls annually. He highlighted that staff handle a wide range of responsibilities, including EMS, fire response, technical rescue, hazardous materials, and ongoing training requirements exceeding 100 hours per employee each year. He also noted the added strain of nighttime calls and the department's efforts to manage fatigue and maintain staff safety. He cautioned that while the department is currently managing demand, continued call volume growth will likely lead to increased burnout if additional resources are not added. He outlined the anticipated benefits of Station 65, including improved response times on the west side, more balanced workload distribution across stations, reduced reliance on mutual aid, and increased EMS-related revenue. He reiterated that geographic coverage, not just staffing levels, is the primary driver for adding a new station, noting that simply increasing personnel at existing stations would not adequately address response time challenges. He added that the department does not anticipate needing a second company at Station 64 for at least a decade and proposed a phased staffing approach over multiple budget years to help manage long-term personnel costs associated with Station 65.

Council Member Harris asked how the proposed size of Fire Station 65 compares to the existing Station 64.

Fire Chief Dawson explained that Fire Station 65 will be slightly larger than Station 63 but smaller than Station 64, at approximately 75% of the square footage of Station 64. He noted that the design includes additional bay space to address current equipment storage needs, as some apparatus and equipment are currently stored outdoors. The station will include four apparatus bays, though they

will be shorter in length than those at Station 64. He added that the station is being designed to accommodate approximately “one and a half” companies, rather than the two full companies at Station 64. This approach provides flexibility for future growth, allowing space for additional units such as a squad or medic unit as demand increases over time. He emphasized that this forward-looking design would help meet long-term needs with only a modest increase in upfront costs.

Council Member Zander asked whether the planned capacity of Fire Station 65 accounts for future development on the Rio Tinto property, or if the station is intended primarily to serve remaining growth within Daybreak. She questioned whether additional infrastructure, such as Station 66 would be needed to accommodate long-term expansion beyond current projections.

Fire Chief Dawson clarified that Fire Station 65 is being planned to accommodate all currently annexed areas, including anticipated development such as the Rio Tinto property. He stated that, based on current projections, the station will provide adequate coverage for existing boundaries well into the future. He noted, however, that if the city were to experience significant additional annexation beyond current plans, such as expansion toward Butterfield Canyon or other areas, that would require a separate evaluation and potentially additional infrastructure.

Council Member Harris asked whether the city anticipates receiving any specific funding contributions from the Rio Tinto development, such as impact fees or other revenue sources, to help support infrastructure needs like Fire Station 65.

City Manager Lewis explained that if the Council decides to move forward with Fire Station 65, staff will return with a detailed funding plan. He noted that portions of the cost would be allocated proportionally to development areas such as the Rio Tinto property and other impacted properties. He emphasized that the key decision for the Council at this stage is whether to include the project in the current budget cycle. If so, staff will complete additional financial analysis and present a breakdown of funding sources and cost allocations at a future budget meeting.

Council Member Shelton asked for clarification on whether the estimated \$23 million cost for Fire Station 65 includes the total cost.

City Manager Lewis explained that repayment of the bond for Fire Station 65 would depend on how project costs are allocated and recovered. He noted that portions attributed to development could be repaid through impact fees or other developer contributions, depending on how and when those funds are collected. He added that any remaining costs not covered by development would be the City’s responsibility and could be funded through various mechanisms, such as property taxes, a public safety district, or a general obligation bond. He stated that if the Council chooses to move forward, staff will return with a comprehensive breakdown of funding options and repayment strategies for consideration.

Council Member Shelton asked whether the estimated \$23 million represents the full project cost, including all associated expenses.

City Manager Lewis responded that staff would return with a detailed breakdown showing how costs are allocated, including portions attributed to development and how those contributions would be collected over time. He noted that the timing of those revenues would influence the

amount the city needs to bond upfront and how repayment would be structured. He added that any remaining portion not covered by development would require a city funding source, such as property taxes or other mechanisms, which staff would outline in future options.

Council Member Harris then asked about the timing of issuing a bond, specifically whether current conditions are favorable compared to waiting.

City Manager Lewis responded that while interest rates are uncertain, construction costs are currently experiencing a relative dip. He noted that locking in construction costs at a “not-to-exceed” amount could be advantageous, suggesting that from a construction pricing standpoint, the timing may be favorable.

CFO Naidu explained that interest rates have recently declined slightly and may continue to trend downward, which could be beneficial for timing a bond issuance. However, he emphasized that the overall cost of borrowing will depend heavily on the funding source and security pledged for the bond. He noted that if repayment is tied to uncertain or unproven revenue streams, such as future development-related revenues without an established collection history, bondholders and rating agencies may view that as higher risk, resulting in higher interest rates. In contrast, he explained that more stable and predictable revenue sources, such as sales tax, would result in more favorable rates, while general obligation bonds, backed by the full faith and credit of the city, would typically offer the lowest interest rates. He concluded that the city would need to evaluate these options carefully, as the choice of funding mechanism will significantly impact borrowing costs.

Mayor Ramsey asked whether staff could provide a preliminary estimate of the City’s portion of the \$23 million project cost, even at a high level, and what that amount might translate to in terms of financial impact.

City Manager Lewis explained that the \$23 million estimate for Fire Station 65 is based on an architectural projection and recent comparable projects. He noted that prior stations varied significantly in cost, Station 62 being smaller, while Station 64 was more expensive due to additional components such as a police annex and office space. He clarified that Station 65 is planned as a standard fire station without those added elements, which should help control costs.

Staff also referenced a recently constructed station in Sandy, which cost approximately \$21–23 million, though it was larger in scope. Chief Dawson added that the current estimate may be slightly conservative, with the hope that final costs could be lower depending on construction market conditions.

Council Member Shelton then asked whether the City currently has bonding capacity available through sales tax revenues to support the project.

CFO Naidu confirmed that the City does have bonding capacity available based on sales tax revenues. He explained that capacity is determined using a formula that considers total sales tax revenue and subtracts existing debt obligations already pledged against it, such as the public safety building, prior fire stations, and the Jordan Gateway project. He noted that while capacity exists, rating agencies also evaluate how much of the City’s sales tax revenue is already being used for

ongoing operations. This can influence how much additional debt the City can reasonably take on and may affect borrowing terms.

Mayor Ramsey asked for clarification on the funding source for Fire Station 64, specifically questioning whether that bond is supported by property tax rather than sales tax revenues.

CFO Naidu clarified that the bond for Fire Station 64 is funded through a combination of sources. He explained that while a significant portion of the debt service is covered through existing revenues, there was a remaining gap that required a property tax increase to fully fund the obligation. He noted that this resulted in a hybrid approach, where both existing revenue sources and a portion of property tax are used to meet the annual debt service.

Council Member Shelton expressed concern about pursuing a general obligation bond, indicating a lack of support for that funding approach. He noted that, from the perspective of bonding agencies, existing debt is effectively viewed as being supported by sales tax and suggested a preference for structuring future bonding similarly rather than relying on property tax-backed general obligation bonds.

City Manager Lewis clarified that the immediate decision before the Council is whether to include Fire Station 65 in the current budget cycle. He emphasized that staff are not seeking approval of a specific funding mechanism at this time, but rather direction on whether to move forward this year. He explained that if the Council chooses to proceed, staff will complete additional analysis and return with detailed options for funding, bonding structures, and cost allocations. If not, the project would be deferred for consideration in a future budget cycle.

Council Member Johnson summarized the decision as whether to move forward now and incur costs sooner or delay the project and potentially face higher costs in the future, including increased construction expenses and interest rates.

Council Member Shelton expressed that it is difficult to determine whether to move forward this year without a clearer understanding of the financial implications. He noted that making a decision to include the project in the budget is challenging without more detailed information on costs, funding structure, and overall impact.

City Manager Lewis reiterated that staff could develop and present detailed financial information, including cost breakdowns, funding options, and impacts, at the next budget session. He asked the Council whether they would like staff to proceed with that additional analysis to support a more informed decision.

Council Member Zander summarized that the Council could direct staff to prepare detailed financial analysis and funding options for Fire Station 65, return with that information at a future meeting, and then make a final decision as a body based on those details.

City Manager Lewis acknowledged that directing staff to bring back detailed information is one approach but emphasized that the Council will ultimately need to decide whether to take on the project.

Council Member Johnson noted that the purpose of starting the budget process early is to allow time for collaboration, evaluation of priorities, and determining next steps together.

City Manager Lewis asked the Council to consider what direction they would like to take moving forward regarding Fire Station 65 so staff can proceed accordingly.

Council Member Zander stated that it would be prudent for the Council to review detailed financial information before deciding. She indicated that evaluating the numbers is a necessary and responsible next step prior to determining whether to move forward with the project.

CFO Naidu explained that staff is seeking direction now due to tight budget timelines and uncertainty at the state level, which may impact when decisions must be finalized. He noted that developing a full financial plan for Fire Station 65 requires significant analysis, including coordination with consultants, evaluating proportional cost shares from developments, and structuring repayment strategies. He emphasized that if the Council is interested in moving forward, staff needs that direction now so they can begin the detailed work immediately. This includes analyzing how development contributions would be collected over time and determining how the city would front initial costs through bonding or other means. Conversely, if the Council is not ready to consider the project this year, staff could defer the analysis and take additional time to refine the financial details for a future budget cycle.

Council Member Shelton expressed mixed feelings regarding the proposed Fire Station 65. He acknowledged concern about current response times exceeding the ideal range, particularly given the impact during emergencies, and indicated sensitivity to the need for improved service levels. However, he also expressed frustration with the prior investment in Fire Station 64, noting that it had been presented as a long-term solution with capacity to accommodate future growth. He stated concern that the facility has not been fully utilized as originally anticipated, which makes consideration of an additional station more difficult.

City Manager Lewis responded that the design and capacity of Fire Station 64 were intentional, based on anticipated future growth. He noted that approximately 5,000 additional homes are expected to be developed nearby, which will significantly increase demand in that area. He explained that the station's larger size allows for a second company to be added when that growth materializes, and that the facility will be fully utilized as development intensifies.

Council Member Shelton acknowledged that anticipated growth near Fire Station 64 has been slower than expected, resulting in the facility currently being ahead of demand. He noted that while the capacity may eventually be needed, the City is presently ahead of the curve in terms of infrastructure at that location.

City Manager Lewis explained that Fire Station 64 was intentionally constructed ahead of full development to avoid the challenges of building critical infrastructure after the area is fully built out. He noted that the planned development of approximately 5,000 housing units on nearby acreage will result in higher-density growth, including taller buildings, which will significantly increase service demand in the future.

Mayor Ramsey expressed concern that the long-term need for additional fire stations may be evolving beyond what was originally presented. She noted that the level of future development now being discussed was not anticipated at the time prior decisions were made and indicated unease with the possibility of needing additional stations, such as a future Station 66, beyond the current proposal.

City Manager Lewis clarified that the need for a future Fire Station 66 would depend on additional annexation. He explained that if the city does not expand beyond its current boundaries, another station would likely not be necessary. However, if significant new areas are annexed in the future, the need for additional fire service infrastructure could arise.

Council Member Shelton expressed concern about constructing infrastructure significantly ahead of actual need, noting that doing so places a financial burden on current residents. He stated that building facilities decades before they are fully utilized may not be advantageous, even if construction costs rise over time. He suggested that delaying expansion until closer to when the capacity is needed could be more financially beneficial, allowing the City to align costs more directly with actual demand and growth.

CFO Naidu explained that one way the city manages long-term infrastructure costs is through bond structuring. He noted that bonds are typically issued for up to 20 years, which allows future residents, who will benefit from the infrastructure, to share in the repayment over time. He added that when refinancing opportunities arise, the Council may consider whether to shorten or extend the repayment period. Extending the term can increase total interest paid but spread the costs across a larger population over a longer period, including future residents. He emphasized that these decisions involve balancing total cost with fairness in distributing the financial burden across current and future taxpayers.

Fire Chief Dawson clarified that Fire Station 64 is already operating at full capacity in terms of apparatus space, with all bays currently in use. He noted that the station is effectively functioning at “one and a half” companies, including multiple medic units, to support increased service demands such as interfacility transport (IFT). The remaining unused space consists of a small number of bedrooms. He also clarified that discussions of a potential Station 66 were tied to earlier scenarios involving expansion into areas such as Butterfield Canyon. Based on current City boundaries and known development, he expressed confidence that Station 65 will adequately serve existing and anticipated needs. He added that Station 65 is being designed with modest flexibility, including a few additional bedrooms, to allow for future expansion, such as adding another ambulance unit, without requiring a new facility, thereby providing a cost-effective long-term solution.

Council Member Shelton referenced Draper Mayor Troy Walker, who stated that their EMS response times are approximately three minutes. He questioned the accuracy of that claim and whether it reflects actual performance or may be overstated, noting the contrast with South Jordan’s current response times.

Fire Chief Dawson responded that a three-minute response time is not realistic for fire and EMS services in Salt Lake County. He explained that response time includes multiple components, beginning with dispatch and turnout time, noting that crews are typically required to leave the

station within about 60 seconds during the day and up to two minutes at night. He emphasized that, given these factors, along with travel distance and road conditions, achieving a full response time of three minutes would be physically impractical. He added that he is highly sensitive to response time concerns, acknowledging both the stress experienced by residents waiting for assistance and the pressure on responders who recognize the urgency of reaching emergencies as quickly as possible.

Council Member Harris expressed concern about increasing service demand due to an aging population, noting that EMS calls are likely to continue rising as residents age. He emphasized the importance of being proactive in addressing future needs and stated that the city has a responsibility to explore options. He indicated support for moving forward with further analysis this year to better understand the feasibility of Fire Station 65 and determine whether the project can be implemented.

Mayor Ramsey expressed support for obtaining detailed financial information before deciding on Fire Station 65. She noted that the Council does not yet have enough clarity to commit to moving forward, as the full scope of the financial obligation is not yet understood. She emphasized that reviewing the numbers is a necessary step to make an informed decision, while also noting the Council's commitment to addressing important issues proactively rather than deferring them indefinitely.

City Manager Lewis asked the Council to confirm whether staff should continue developing the detailed financial analysis for Fire Station 65 or if there was an alternative direction they preferred to take moving forward.

Council Member Johnson expressed support for ensuring adequate emergency service coverage but emphasized concern about the cumulative financial impact on residents. She noted the importance of being mindful of increasing tax burdens and the broader economic pressures facing the community and encouraged careful consideration of how additional costs may affect residents.

CFO Naidu stated that staff will evaluate a full range of funding options for Fire Station 65 and present those to the Council. He noted that previous discussion included both worst-case and best-case scenarios but emphasized that there are many potential approaches in between. He indicated that when staff returns, they will provide a more refined analysis with multiple options to help the Council understand and compare the financial impacts before making a decision.

Council Member Johnson emphasized that the primary concern is finding a reasonable balance between maintaining essential public safety services and minimizing additional financial strain on residents. She noted that community members are already expressing concern about rising costs and broader economic pressures and stressed the importance of being mindful of that context when considering new expenditures.

CFO Naidu stated that staff will explore a variety of funding strategies, including potential internal financing options, to minimize the need for tax increases. He noted that the City may be able to utilize existing fund balances or other internal resources and structure repayment over time. However, he cautioned that state legislative actions could impact available resources, including

potential changes to fund balance policies or revenue streams. He emphasized the importance of evaluating multiple options while remaining adaptable to external factors.

City Manager Lewis noted that the meeting time was concluding and asked if there were any additional questions regarding the Capital Improvement Plan (CIP) projects presented. He asked for confirmation that the Council was comfortable with the proposed projects and indicated that staff will follow up by incorporating additional details, including IT-related items, into the plan.

Council Member McGuire requested follow-up on the I-15 betterment improvements.

City Manager Lewis confirmed that staff will follow up on the improvements question raised and provide additional information. He noted that the item will be addressed as part of ongoing discussions rather than requiring a formal addition to the CIP at this time.

Council Member Harris asked about long-term facility planning as the city continues to grow, including potential needs for additional public works facilities and other infrastructure. He inquired whether there may be opportunities to co-locate services, such as incorporating police functions within Fire Station 65, similar to past projects, and requested a broader view of future facility needs across departments.

City Manager Lewis responded that co-locating police services within Fire Station 65 is not currently planned, as recent investments, such as the public safety building and Station 64, already provide adequate coverage for police operations. He explained that police deployment differs from fire services, as officers are distributed throughout the city rather than operating from fixed response locations, making co-location less critical.

Assistant City Manager Rasmussen added that the city is planning ahead for future facility needs by reserving land near the Public Works building for a potential public safety training facility. While this project is not currently funded, the space has been set aside to accommodate future training needs as the city continues to grow.

Council Member Harris requested a high-level overview of anticipated future capital needs as the city approaches buildout. He expressed interest in understanding potential “big ticket” items, such as major facilities, locations, and infrastructure, at a conceptual level, noting that a detailed analysis is not necessary at this time but that a general outlook would be helpful for planning purposes.

City Manager Lewis noted that if no additional annexations occur, the city is generally on track to have the infrastructure needed for buildout. However, he identified future facility considerations, including the eventual replacement or relocation of Fire Station 61. He explained that Station 61, as the City’s oldest fire station, is approaching the end of its useful life and will likely need to be rebuilt within the next 15 to 20 years as part of long-term capital planning.

Mayor Ramsey asked for clarification on the projected timeline for rebuilding Fire Station 61, questioning whether the estimate is truly in the 15–20 year range and expressing hope that replacement would not be needed sooner.

City Manager Lewis explained that the city intends to maximize the useful life of Fire Station 61 for as long as possible, noting that extending it to a 60-year lifespan would be ideal. However, he emphasized that replacement timing will ultimately depend on the building's condition as it ages. He added that when the station is eventually rebuilt or relocated, it will also present an opportunity to improve service coverage, as reflected in the response coverage analysis. He added that the City has already acquired property for the future relocation or replacement of Fire Station 61. He noted that securing the site now ensures the city is prepared whenever the need arises, whether in 5, 10, 20, or more years, allowing flexibility in timing while preserving the option for improved service coverage in the future.

Council Member Zander asked about the status of a new public works facility.

City Manager Lewis clarified that the new public works facility is already funded and currently in progress. He noted that the site is located just north of Mountain Creek Middle School, indicating that the project is actively moving forward rather than being a future or unfunded need.

Mayor Ramsey proposed organizing a field trip for Council Members to visit key infrastructure sites across the city. She suggested that seeing locations firsthand, such as future project sites and facilities like water tanks, would provide valuable context and improve understanding of current and planned investments. She indicated that touring these sites together could help the Council better visualize infrastructure needs and support more informed decision-making.

City Manager Lewis expressed support for organizing a Council site visit to review infrastructure projects. He also stated his intent to reconvene the compensation committee, noting that additional cost-saving opportunities have been identified and warrant further discussion. He indicated that staff would coordinate scheduling for the committee meeting prior to the next upcoming budget session to ensure those discussions inform the overall budget process.

Council Members expressed concern that the need for Fire Station 65 differs from what had previously been communicated during planning for Station 64. Several noted that earlier discussions suggested Station 64 would serve as a long-term solution, and the introduction of an additional station represents a shift from those expectations. Council Members acknowledged that increased density and growth help explain the evolving need but emphasized that this change may be difficult to communicate with residents given prior messaging. The Council also noted that future development decisions, particularly related to potential increases in density of large properties such as Rio Tinto, could further impact service demands, response times, and long-term infrastructure needs. Council Members emphasized that these uncertainties should be considered as part of ongoing planning and decision-making.

**Council Member McGuire motioned to adjourn the March 4, 2026 City Council Budget Meeting. Council Member Zander seconded the motion. Vote was 5-0, unanimous in favor.**  
**ADJOURNMENT**

The March 4, 2026 City Council Budget Meeting adjourned at 7:16 p.m.

South Jordan, Utah

May 5, 2026

The City Council (the "Council") of City of South Jordan, Utah (the "City"), met in regular session (including by electronic means) on May 5, 2026, at its regular meeting place in South Jordan, Utah at 6:30 p.m., with the following members of the Council being present:

|                   |               |
|-------------------|---------------|
| Dawn R. Ramsey    | Mayor         |
| Patrick Harris    | Councilmember |
| Kathie L Johnson  | Councilmember |
| Donald J. Shelton | Councilmember |
| Tamara Zander     | Councilmember |
| Jason T. McGuire  | Councilmember |

Also present:

|                |               |
|----------------|---------------|
| Dustin Lewis   | City Manager  |
| Ryan Loose     | City Attorney |
| Anna Crookston | City Recorder |

Absent:

After the meeting had been duly called to order and after other matters not pertinent to this Resolution had been discussed, the City Recorder presented to the Council a Certificate of Compliance with Open Meeting Law with respect to this May 5, 2026, meeting, a copy of which is attached hereto as Exhibit A.

Thereupon, the following Resolution was introduced in writing, read in full and pursuant to motion duly made by Councilmember \_\_\_\_\_ and seconded by Councilmember \_\_\_\_\_ adopted by the following vote:

AYE:

NAY:

The resolution was later signed by the Mayor and recorded by the City Recorder in the official records of the City. The resolution is as follows:

## RESOLUTION R2026-13

A RESOLUTION OF THE CITY COUNCIL (THE "COUNCIL") OF THE CITY OF SOUTH JORDAN, UTAH (THE "CITY"), PROVIDING FOR THE CREATION OF SO JO MARKETPLACE PUBLIC INFRASTRUCTURE DISTRICT (THE "DISTRICT") AS AN INDEPENDENT DISTRICT; AUTHORIZING AND APPROVING A GOVERNING DOCUMENT; APPOINTING A BOARD OF TRUSTEES; AUTHORIZING OTHER DOCUMENTS IN CONNECTION THEREWITH; AND RELATED MATTERS.

WHEREAS, a petition (the "Petition") was filed with the City requesting adoption by resolution of the creation of a Public Infrastructure District pursuant to the Public Infrastructure District Act, Title 17D, Chapter 4, Utah Code Annotated 1953, as amended (the "PID Act") and relevant portions of the Limited Purpose Local Government Entities - Special Districts, Title 17B (together with the PID Act, the "Act") within the City and the annexation or withdrawal of any portion of the boundaries of the District therefrom without further approval or hearings of the City or the Council, as further described in the Governing Document (as hereinafter defined) for the purpose of financing public infrastructure costs; and

WHEREAS, pursuant to the terms of the Act, the City may create one or more public infrastructure district by adoption of a resolution of the Council and with consent of 100% of all surface property owners proposed to be included in the District (the "Property Owners"); and

WHEREAS, the Petition, containing the consent of such Property Owners has been certified by the Recorder of the City pursuant to the Act and it is in the best interests of the Property Owners that the creation of the District be authorized in the manner and for the purposes hereinafter set forth; and

WHEREAS, the Council, prior to consideration of this Resolution, held a public hearing on May 5, 2026, to receive input from the public regarding the creation of the District and the Property Owners have waived the 60-day protest period pursuant to Section 17D-4-201 of the PID Act; and

WHEREAS, the hearing on the Petition was held at the City of South Jordan's City Hall in the City Council Chambers because there is no reasonable place to hold a public hearing within the District's boundaries, and the hearing at the City of South Jordan's City Hall was held as close to the proposed District's boundaries as reasonably possible and as allowed for by the Act; and

WHEREAS, the City properly published notice of the public hearing in compliance with Section 17B-1-211(1) of the Act; and

WHEREAS, none of the Property Owners submitted a withdrawal of consent to the creation of the District before the public hearing on the Petition; and

WHEREAS, according to attestations filed with the City, each board member appointed under this Resolution is registered to vote at their primary residence and is further eligible to serve

as a board member of the District under Section 17D-4-202(3)(c) of the PID Act because they are agents of property owners within the District's boundaries (as further set forth in the Petition); and

WHEREAS, it is necessary to authorize the creation of the District under and in compliance with the laws of the State of Utah and to authorize other actions in connection therewith; and

WHEREAS, the governance of the District shall be in accordance with the PID Act and the terms of a governing document (the "Governing Document") attached hereto as Exhibit B; and

WHEREAS, pursuant to the requirements of the Act, there shall be signed, authenticated, and submitted to the Office of the Lieutenant Governor of the State of Utah for the District a Notice of Boundary Action attached hereto as Exhibit C (the "Boundary Notice") and Final Entity Plat attached to each as Boundary Notice Appendix B (or as shall be finalized in accordance with the boundaries approved hereunder) (the "Plat").

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL, AS FOLLOWS:

1. Terms defined in the foregoing recitals shall have the same meaning when used herein. All actions heretofore taken (not inconsistent with the provisions of this Resolution) by the Council and by officers of the Council directed towards the creation and establishment of the District, are hereby ratified, approved and confirmed.

2. The District is hereby created as a separate entity from the City in accordance with the Governing Document and the Act. The boundaries of the District shall be as set forth in the Governing Document and the Plat.

3. Pursuant to the terms of the PID Act, the Council does hereby approve the annexation or withdrawal of any area within the Annexation Area (as defined in the Governing Document) into or from the District, as applicable, without any further action, hearings, or resolutions of the Council or the City, upon compliance with the terms of the PID Act and the Governing Document.

4. The Council does hereby authorize the District to provide services relating to the financing and construction of public infrastructure within and without the Annexation Area upon annexation thereof into the District without further request of the District to the City to provide such service under Section 17B-1-407, Utah Code Annotated 1953 or resolutions of the City under Section 178-1-408, Utah Code Annotated 1953.

5. It is hereby found and determined by the Council that the creation of the District is appropriate to the general welfare, order and security of the City, and the organization of the District pursuant to the PID Act is hereby approved.

6. The Governing Document in the form presented to this meeting and attached hereto as Exhibit B is hereby authorized and approved and the District shall be governed by the terms thereof and applicable law.

7. The initial members of the Board of Trustees of the District (the "District Board") are named in the Governing Document as follows:

- (a) Trustee 1 – John Gust, for an initial 6-year term;
- (b) Trustee 2 – Cory Gust, for an initial 4-year term; and
- (c) Trustee 3 – Ryan Button, for an initial 6-year term.

Such terms shall commence on the date of issuance of a Certificate of Incorporation by the Office of the Lieutenant Governor of the State of Utah.

8. The Council does hereby authorize its Chair to execute the Boundary Notice in substantially the form attached as Exhibit C, the Plats, and such other documents as shall be required to accomplish the actions contemplated herein on behalf of the Council for submission to the Office of the Lieutenant Governor of the State of Utah.

9. Prior to recordation of the certificate of incorporation for the District, the Council does hereby authorize its Chair, the City Manager, or the City Attorney to make any corrections, deletions, or additions to the Governing Document and the Boundary Notice or any other document herein authorized and approved (including, but not limited to, corrections to the property descriptions therein contained) which may be necessary to conform the same to the intent hereof, to correct errors or omissions therein, to complete the same, to remove ambiguities therefrom, or to conform the same to other provisions of said instruments, to the provisions of this Resolution or any resolution adopted by the Council or the provisions of the laws of the State of Utah or the United States.

10. If any section, paragraph, clause or provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Resolution.

11. All acts, orders and resolutions, and parts thereof in conflict with this Resolution be, and the same are hereby, rescinded.

12. This Resolution shall take effect immediately.

*(Remainder of page intentionally left blank)*

APPROVED AND ADOPTED by the City Council of the City of South Jordan, Utah,  
this 5<sup>th</sup> day of May, 2026.

SOUTH JORDAN, UTAH

By: \_\_\_\_\_  
Dawn R. Ramsey, Mayor

ATTEST:

By: \_\_\_\_\_  
Anna Crookston, City Recorder

Approved as to form:

  
\_\_\_\_\_  
Office of the City Attorney

(Here follows other business not pertinent to the above.)

Pursuant to motion duly made and seconded, the meeting of the Council of the City adjourned.

By: \_\_\_\_\_  
Dawn R. Ramsey, Mayor

ATTEST:

By: \_\_\_\_\_  
Anna Crookston, City Recorder

Approved as to form:

  
\_\_\_\_\_  
Office of the City Attorney

STATE OF UTAH )  
 : ss.  
COUNTY OF SALT LAKE )

I, Anna Crookston, the undersigned duly qualified and acting City Recorder of the City of South Jordan, Utah (the "City"), do hereby certify as follows:

The foregoing pages are a true, correct, and complete copy of the record of proceedings of the City Council (the "Council"), had and taken at a lawful meeting of the Council on May 5, 2026, commencing at the hour of 6:30 p.m., as recorded in the regular official book of the proceedings of the Council kept in my office, and said proceedings were duly had and taken as therein shown, and the meeting therein shown was duly held, and the persons therein were present at said meeting as therein shown.

All members of the Council were duly notified of said meeting, pursuant to law.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the City, this \_\_\_\_\_, 2026.

By: \_\_\_\_\_  
Anna Crookston, City Recorder

EXHIBIT A

CERTIFICATE OF COMPLIANCE WITH OPEN MEETING LAW

I, Anna Crookston, the undersigned City Recorder of the City of South Jordan, Utah (the "City"), do hereby certify that I gave written public notice of the agenda, date, time and place of the regular meeting held by the Council (the "Council") on May 5, 2026, not less than twenty-four (24) hours in advance of the meeting. The public notice was given in compliance with the requirements of the Utah Open and Public Meetings Act, Section 52-4-202, Utah Code Annotated 1953, as amended, by:

(a) causing a Notice, in the form attached hereto as Schedule 1, to be posted at the City's principal offices at least twenty-four (24) hours prior to the convening of the meeting, said Notice having continuously remained so posted and available for public inspection until the completion of the meeting;

(b) causing a copy of such Notice, in the form attached hereto as Schedule 1, to be published on the Utah Public Notice Website (<http://pmn.utah.gov>) at least twenty-four (24) hours prior to the convening of the meeting; and

(c) causing a copy of such notice, in the form attached hereto as Schedule 1 to be posted on the City's official website at least twenty-four (24) hours prior to the convening of the meeting.

In addition, the Notice of 2026 Annual Meeting Schedule for the Council (attached hereto as Schedule 2) was given specifying the date, time and place of the regular meetings of the Council of the City to be held during the year, by causing said Notice to be posted at least annually (a) on the Utah Public Notice Website created under Section 63A-16-601, Utah Code Annotated 1953, as amended, (b) on the City's official website and (c) in a public location within the City that is reasonably likely to be seen by residents of the City.

IN WITNESS WHEREOF, I have hereunto subscribed my official signature this \_\_\_\_\_, 2026.

By: \_\_\_\_\_  
Anna Crookston, City Recorder

SCHEDULE 1

NOTICE OF MEETING AND AGENDA  
(to be added once available)

**NOTICE OF PUBLIC HEARING REGARDING THE CREATION OF A PUBLIC INFRASTRUCTURE DISTRICT BY SOUTH JORDAN CITY, UTAH**

Notice is hereby given that the City of South Jordan City Council (the “Council”) shall hold a public hearing on **Tuesday, May 5, 2026 at 6:30 p.m.** The public hearing is regarding the proposed creation of the So Jo Marketplace Public Infrastructure District (the “Proposed District”) and to allow for public input on (i) whether the requested service (described below) are needed in the area of the Proposed District, (ii) whether the service should be provided by the City or the Proposed District, and (iii) all other matters relating to the Proposed District.

Because consent to the creation of the Proposed District and waiver of the protest period has been obtained from all property owners and registered voters within the boundaries of the Proposed District, pursuant to Utah Code, Section 17D-4-201, the City may adopt a resolution creating the Proposed District immediately after holding the public hearing described herein or on any date thereafter. **Any withdrawal of consent to creation or protest of the creation of the Proposed District by an affected property owner must be submitted to the City prior to the public hearing described herein.**

**Meeting Information:**

Held By: The City of South City Council  
Date and Time: Tuesday, May 5, 2026 at 6:30 p.m.  
Location:  
South Jordan City Hall – City Council Chambers  
1600 W. Towne Center Drive, South Jordan City, UT 84095

To view Council meeting, live, visit the “South Jordan City Council Website”  
<https://www.sjc.utah.gov/241/City-Council>

**Proposed District Boundaries:**

A legal description for the Proposed District is attached as **Appendix A**. In addition, it is anticipated that the Proposed District will be authorized to adjust its boundaries through annexation and withdrawal of properties, so long as such properties are within the proposed inclusion area, as shown on the map attached as **Appendix B** and certain requirements as established in a governing document have been met.

**Summary of Proposed Resolution:**

The proposed resolution regarding the creation of the Proposed District contains consideration of approval of the following items:

- Creation of the Proposed District with the initial boundaries as described herein
- Approval of the annexation of or withdrawal from the boundaries of the Proposed District of any area within the annexation area without additional approvals or hearings of the City, subject to the conditions of the Governing Document
- Establishment of a Board of Trustees for the Proposed District, comprised as follows:
  - Trustee 1 – John Gust, for an initial 6-year term;
  - Trustee 2 – Cory Gust, for an initial 4-year term;
  - Trustee 3 – Ryan Button, for an initial 6-year term;
- Authorization for execution by the City of a Notice of Boundary Action and Final Entity Plat
- Approval of a Governing Document for the Proposed District:
  - Permitting the Proposed District to issue debt repayable from property taxes, special assessments, tax increment and any other legally available revenues of the Proposed District

**Proposed Service:**

**So Jo Marketplace Public Infrastructure District** is proposed to be created for the purpose of financing the construction of public infrastructure relating to the “So Jo Marketplace” development (the “Project”), as permitted under the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953 and the Public Infrastructure District Act, Title 17D, Chapter 4, Utah Code Annotated 1953.

## APPENDIX A

### PROPOSED DISTRICT BOUNDARIES

#### Legal Description (Initial District Boundaries)

Beginning at a point South 0°02'50" West 1,309.93 feet along the section line and North 89°51'12" West 56.00 feet from the Center of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running; thence Southeasterly 40.83 feet along the arc of a 1,269.00 feet radius curve to the left (center bears North 76°42'18" East and the chord bears South 14°13'00" East 40.83 feet with a central angle of 01°50'37");

thence Southeasterly 124.23 feet along the arc of a 1,274.50 feet radius curve to the left (center bears North 71°07'38" East and the chord bears South 21°39'54" East 124.18 feet with a central angle of 05°35'05") to the Section line;

thence South 00°02'50" West 120.35 feet along the Section line to the North Line of South Jordan Parkway;

thence along the northerly right-of-way line of South Jordan Parkway the following (4) four courses:

(1) South 53°27'06" West 918.63 feet;

(2) Southwesterly 148.39 feet along the arc of a 2,433.00 feet radius curve to the right (center bears North 36°32'55" West and the chord bears South 55°11'55" West 148.37 feet with a central angle of 03°29'41");

(3) North 36°46'04" West 14.00 feet;

(4) South 57°58'15" West 75.52 feet;

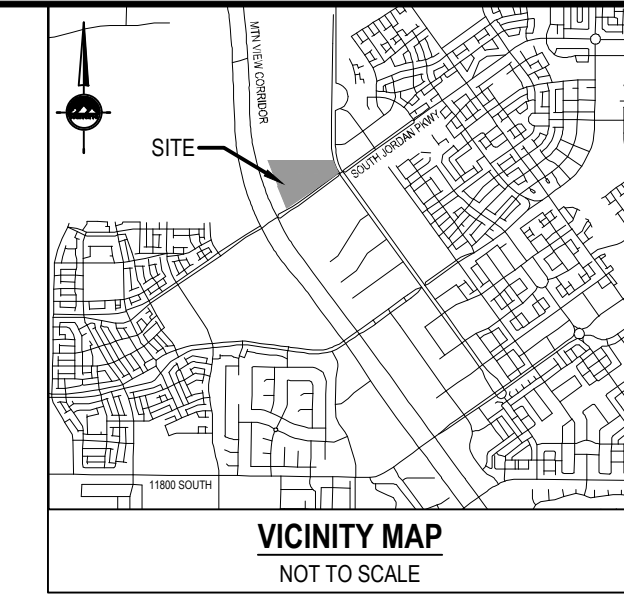
thence Northwesterly 1,004.09 feet along the arc of a 4,560.00 feet radius curve to the right (center bears North 63°15'50" East and the chord bears North 20°25'41" West 1,002.06 feet with a central angle of 12°36'58");

thence South 89°51'12" East 1,226.20 feet to the point of beginning.

Contains 755,438 Square Feet or 17.342 Acres

# FINAL LOCAL ENTITY PLAT SO JO MARKETPLACE PUBLIC INFRASTRUCTURE DISTRICT OCTOBER 2025

LOCATED WITHIN SOUTHEAST QUARTER OF SECTION 14,  
TOWNSHIP 3 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN  
SOUTH JORDAN, SALT LAKE COUNTY, UTAH



### SURVEYOR'S CERTIFICATE

I, **PATRICK M. HARRIS**, a Professional Land Surveyor licensed under Title 58, Chapter 22, Professional Engineers and Land Surveyors Act, holding License No. **286882**, do hereby certify that a Final Local Entity Plat, in accordance with Section 17-23-20 of Utah State Code, was made by me, or under my direction, and shown hereon is a true and correct representation of said Final Local Entity Plat. I further certify that by authority of the Owners, I have prepared this plat for the purpose of depicting those properties within the City of South Jordan, Salt Lake County to be annexed into the SO JO MARKETPLACE PUBLIC INFRASTRUCTURE DISTRICT.

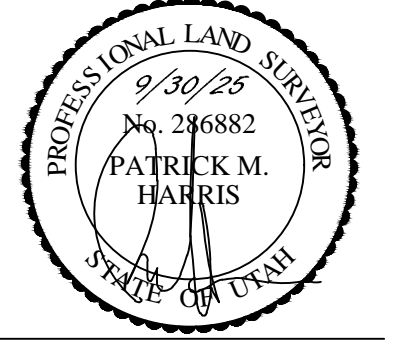
### BOUNDARY DESCRIPTION

A parcel of land situate in the Southeast Quarter of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, being more particularly described as follows:

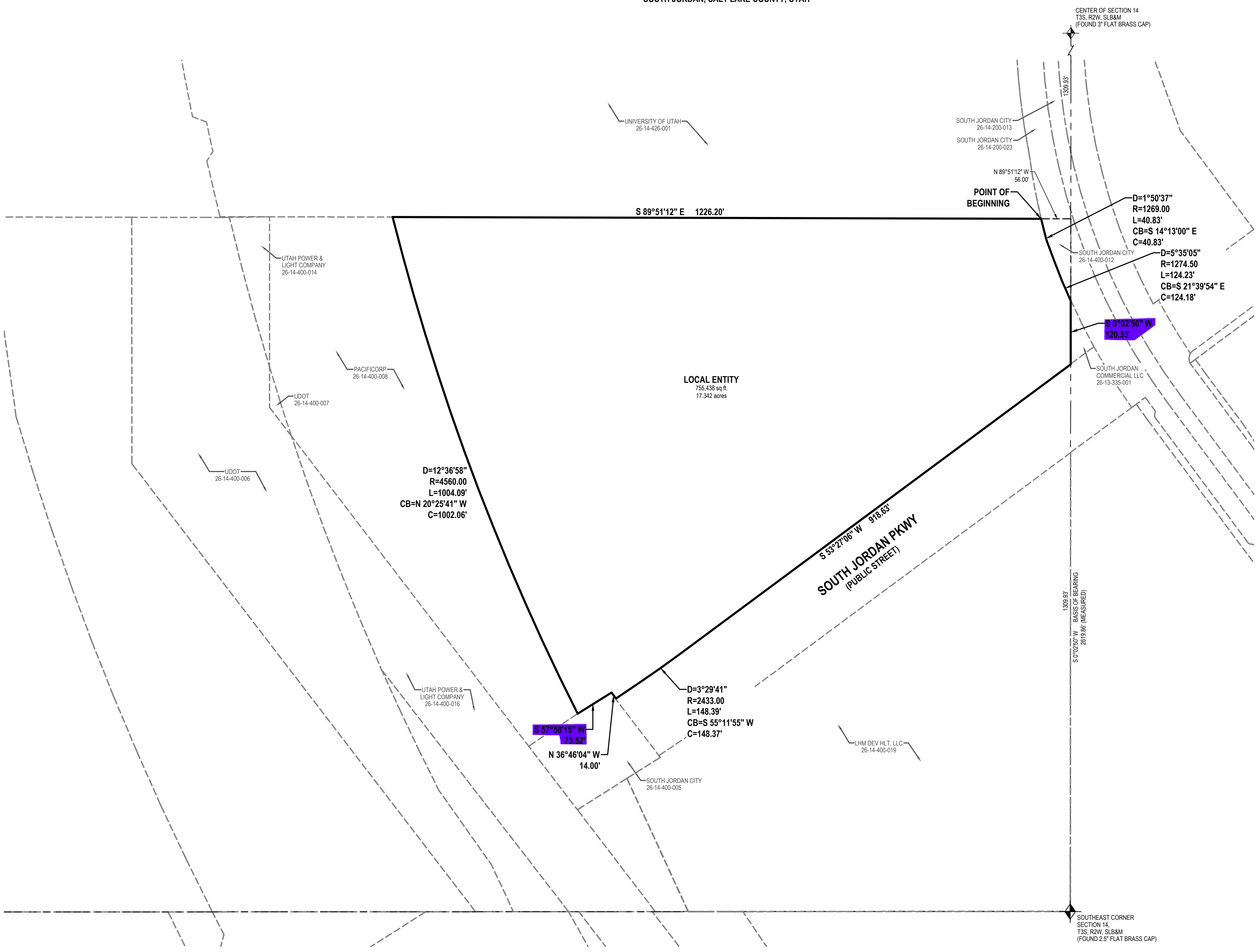
Beginning at a point South 0°02'50" West 1,309.93 feet along the section line and North 89°51'12" West 56.00 feet from the Center of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running:

- thence Southeasterly 40.83 feet along the arc of a 1,269.00 feet radius curve to the left (center bears North 76°42'18" East and the chord bears South 14°13'00" East 40.83 feet with a central angle of 01°50'37");
- thence Southeasterly 124.23 feet along the arc of a 1,274.50 feet radius curve to the left (center bears North 71°07'38" East and the chord bears South 21°39'54" East 124.18 feet with a central angle of 05°35'05") to the Section line;
- thence South 00°02'50" West 120.35 feet along the Section line to the North Line of South Jordan Parkway;
- thence along the northerly right-of-way line of South Jordan Parkway the following (4) four courses:
  - (1) South 53°27'06" West 916.63 feet;
  - (2) Southwesterly 148.39 feet along the arc of a 2,433.00 feet radius curve to the right (center bears North 36°32'55" West and the chord bears South 55°11'55" West 148.37 feet with a central angle of 03°29'41");
  - (3) North 36°46'04" West 14.00 feet;
  - (4) South 57°55'15" West 75.52 feet;
- thence Northwesterly 1,004.09 feet along the arc of a 4,560.00 feet radius curve to the right (center bears North 63°15'50" East and the chord bears North 20°25'41" West 1,002.06 feet with a central angle of 12°36'58");
- thence South 89°51'12" East 1,226.20 feet to the point of beginning.

Contains 755,438 Square Feet or 17.342 Acres

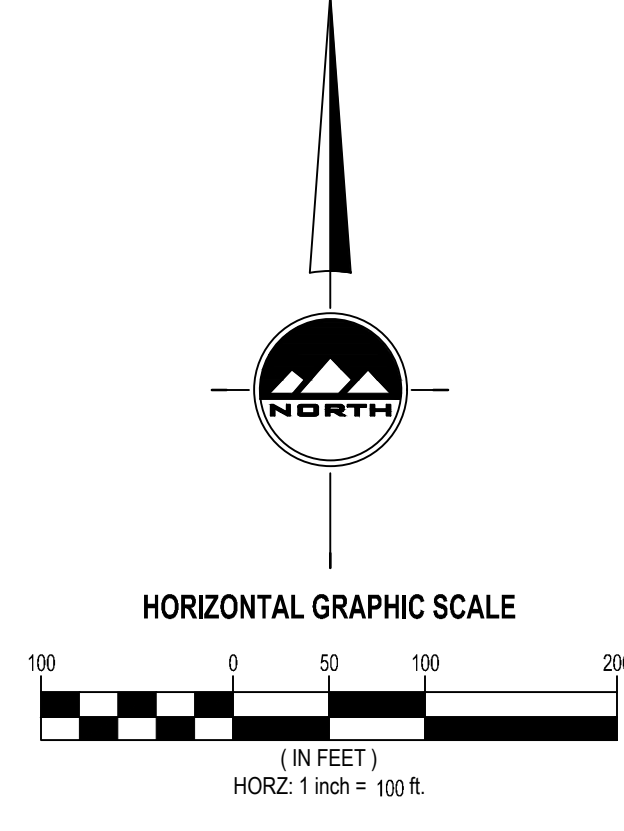


DATE: 9/30/2025  
SURVEYOR: PATRICK M. HARRIS  
P.L.S. 286882



LOCAL ENTITY  
755,438 sq. ft.  
17.342 acres

**SOUTH JORDAN PKWY**  
(PUBLIC STREET)



### LEGEND

- BOUNDARY LINE
- - - SECTION LINE
- - - ADJACENT PROPERTY LINE

### PID ANNEXATION PARCEL

| PARCEL IDENTIFICATION NUMBER | OWNER(S)          |
|------------------------------|-------------------|
| 26-14-400-018                | LAST HOLDOUT, LLC |

**DEVELOPER**  
ARBOR COMMERCIAL  
10610 S. SOUTH JORDAN GATEWAY, STE 110  
SOUTH JORDAN, UTAH  
PHONE: 801.561.8594

**SHEET 1 OF 1**  
PROJECT NUMBER: 11448  
MANAGER: BDM  
DRAWN BY: KFW  
CHECKED BY: PMH  
DATE: 9/30/25



**SANDY**  
45 W 10000 S, Suite 500  
Sandy, UT 84070  
Phone: 801.255.0529  
WWW.ENSGNENG.COM

**LAYTON**  
Phone: 801.547.1100  
**TOOLE**  
Phone: 435.843.3990  
**CEDAR CITY**  
Phone: 435.855.1483  
**RICHFIELD**  
Phone: 435.896.2983

**CITY OF SOUTH JORDAN**  
APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, BY THE CITY OF SOUTH JORDAN.  
MAYOR: \_\_\_\_\_ ATTEST: CITY RECORDER \_\_\_\_\_

**SALT LAKE COUNTY SURVEYOR**  
APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, BY THE SALT LAKE COUNTY SURVEYOR. THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HERE BY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO SECTION 17-23-20 OF UTAH STATE CODE.  
SALT LAKE COUNTY SURVEYOR: \_\_\_\_\_

## FINAL LOCAL ENTITY PLAT SO JO MARKETPLACE PUBLIC INFRASTRUCTURE DISTRICT

LOCATED WITHIN SOUTHEAST QUARTER OF SECTION 14,  
TOWNSHIP 3 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN  
SOUTH JORDAN, SALT LAKE COUNTY, UTAH

RECORDED # \_\_\_\_\_  
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
REQUEST OF: \_\_\_\_\_  
DATE: \_\_\_\_\_ TIME: \_\_\_\_\_ BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_  
FEES: \_\_\_\_\_ DEPUTY SALT LAKE COUNTY RECORDER \_\_\_\_\_



---

## Documents Updated for City Council

---

From support@helpdesk.utah.gov <support@helpdesk.utah.gov>

Date Wed 4/1/2026 12:51 PM

To Anna Crookston <acrookston@sjc.utah.gov>

# Utah Public Notice

## Documents Updated

- [SJMPID Public Hearing Notice FINAL.pdf - 4/1/26 12:50 PM](#)

## [City Council](#)

### [View this notice and download a calendar invite](#)

**Notice Date & Time:** 5/5/26 6:30 PM -5/5/26 6:30 PM

#### **Description/Agenda:**

NOTICE OF PUBLIC HEARING REGARDING THE CREATION OF A PUBLIC INFRASTRUCTURE DISTRICT BY SOUTH JORDAN CITY, UTAH

Notice is hereby given that the City of South Jordan City Council (the 'Council') shall hold a public hearing on Tuesday, May 5, 2026 at 6:30 p.m. The public hearing is regarding the proposed creation of the So Jo Marketplace Public Infrastructure District (the 'Proposed District') and to allow for public input on (i) whether the requested service (described below) are needed in the area of the Proposed District, (ii) whether the service should be provided by the City or the Proposed District, and (iii) all other matters relating to the Proposed District.

Because consent to the creation of the Proposed District and waiver of the protest period has been obtained from all property owners and registered voters within the boundaries of the Proposed District, pursuant to Utah Code, Section 17D-4-201, the City may adopt a resolution creating the Proposed District immediately after holding the public hearing described herein or on any date thereafter. Any withdrawal of consent to creation or protest of the creation of the Proposed District by an affected property owner must be submitted to the City prior to the public hearing described herein.

#### **Meeting Information:**

Held By: The City of South Jordan City Council

Date and Time: Tuesday, May 5, 2026 at 6:30 p.m.

Location: South Jordan City Hall - City Council Chambers 1600 W. Towne Center Drive, South Jordan City, UT 84095

To view Council meeting, live, visit the 'South Jordan City Council Website'

**Proposed District Boundaries:**

A legal description for the Proposed District is attached as Appendix A. In addition, it is anticipated that the Proposed District will be authorized to adjust its boundaries through annexation and withdrawal of properties, so long as such properties are within the proposed inclusion area, as shown on the map attached as Appendix B and certain requirements as established in a governing document have been met.

**Summary of Proposed Resolution:**

The proposed resolution regarding the creation of the Proposed District contains consideration of approval of the following items:

- Creation of the Proposed District with the initial boundaries as described herein
- Approval of the annexation of or withdrawal from the boundaries of the Proposed District of any area within the annexation area without additional approvals or hearings of the City, subject to the conditions of the Governing Document
- Establishment of a Board of Trustees for the Proposed District, comprised as follows:
  - o Trustee 1 - John Gust, for an initial 6-year term;
  - o Trustee 2 - Cory Gust, for an initial 4-year term;
  - o Trustee 3 - Ryan Button, for an initial 6-year term;
- Authorization for execution by the City of a Notice of Boundary Action and Final Entity Plat
- Approval of a Governing Document for the Proposed District:
  - o Permitting the Proposed District to issue debt repayable from property taxes, special assessments, tax increment and any other legally available revenues of the Proposed District

**Proposed Service:**

So Jo Marketplace Public Infrastructure District is proposed to be created for the purpose of financing the construction of public infrastructure relating to the 'So Jo Marketplace' development (the 'Project'), as permitted under the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953 and the Public Infrastructure District Act, Title 17D, Chapter 4, Utah Code Annotated 1953.

**APPENDIX A PROPOSED DISTRICT BOUNDARIES**

**Legal Description (Initial District Boundaries)**

Beginning at a point South 0° 02' 50" West 1,309.93 feet along the section line and North 89° 51' 12" West 56.00 feet from the Center of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running; thence Southeasterly 40.83 feet along the arc of a 1,269.00 feet radius curve to the left (center bears North 76° 42' 18" East and the chord bears South 14° 13' 00" East 40.83 feet with a central angle of 01° 50' 37"); thence Southeasterly 124.23 feet along the arc of a 1,274.50 feet radius curve to the left (center bears North 71° 07' 38" East and the chord bears South 21° 39' 54" East 124.18 feet with a central angle of 05° 35' 05") to the Section line; thence South 00° 02' 50" West 120.35 feet along the Section line to the North Line of South Jordan Parkway; thence along the northerly right-of-way line of South Jordan Parkway the following (4) four courses:  
(1) South 53° 27' 06" West 918.63 feet;  
(2) Southwesterly 148.39 feet along the arc of a 2,433.00 feet radius curve to the right (center bears North 36° 32' 55" West and the chord bears South 55° 11' 55" West 148.37 feet with a central angle of 03° 29' 41");  
(3) North 36° 46' 04" West 14.00 feet;  
(4) South 57° 58' 15" West 75.52 feet;  
thence Northwesterly 1,004.09 feet along the arc of a 4,560.00 feet radius curve to the right (center bears North 63° 15' 50" East and the chord bears North 20° 25' 41" West 1,002.06 feet with a central angle of 12° 36' 58");  
thence South 89° 51' 12" East 1,226.20 feet to the point of beginning.

Contains 755,438 Square Feet or 17.342 Acres

Item H.1.

**Notice of Special Accommodations:**

NOTICE OF SPECIAL ACCOMMODATION DURING PUBLIC MEETINGS In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the Assistant City Manager at 801-446-HELP (4357) at least 24 hours prior to this meeting.

**Notice of Electronic or telephone participation:**

Only available when noticed as Electronic

**Other information:**

N/A

**Location:**

1600 W. Towne Center Drive, South Jordan, 84095

**Contact information:**

Anna Crookston , [acrookston@sjc.utah.gov](mailto:acrookston@sjc.utah.gov), (801)446-4357

SCHEDULE 2

NOTICE OF ANNUAL MEETING SCHEDULE

| <b>City of South Jordan</b><br><b>AMENDED 2026 Council Study Meetings</b>   | <b>City of South Jordan</b><br><b>AMENDED 2026 City Council Meetings</b><br><b>Start Time 6:30 PM</b>   |
|---|---|
| Tuesday, January 6, 2026<br>Tuesday, January 20, 2026<br><del>Tuesday, February 3, 2026</del> *CANCELED*<br>Tuesday, February 17, 2026<br>Tuesday, March 3, 2026<br><del>Tuesday, March 17, 2026</del> *CANCELED*<br><del>Tuesday, March 31, 2026</del> *CANCELED*<br>Tuesday, April 7, 2026<br>Tuesday, May 5, 2026<br>Tuesday, May 19, 2026<br><del>Tuesday, June 2, 2026</del> *CANCELED*<br>Tuesday, June 16, 2026<br>Tuesday, July 7, 2026<br>Tuesday, July 21, 2026<br>Tuesday, August 4, 2026<br>Tuesday, August 18, 2026<br>Tuesday, September 1, 2026<br>Tuesday, September 15, 2026<br>Tuesday, October 6, 2026<br>Tuesday, October 20, 2026<br>Tuesday, November 17, 2026<br>Tuesday, December 1, 2026 | Tuesday, January 6, 2026<br><del>Tuesday, January 20, 2026</del> *CANCELED*<br>Tuesday, February 3, 2026<br>Tuesday, February 17, 2026<br>Tuesday, March 3, 2026<br><del>Tuesday, March 17, 2026</del> *CANCELED*<br><del>Tuesday, March 31, 2026</del> *CANCELED*<br>Tuesday, April 7, 2026<br>Tuesday, May 5, 2026<br>Tuesday, May 19, 2026<br>Tuesday, June 2, 2026<br>Tuesday, June 16, 2026<br>Tuesday, July 7, 2026<br>Tuesday, July 21, 2026<br>Tuesday, August 4, 2026<br>Tuesday, August 18, 2026<br>Tuesday, September 1, 2026<br>Tuesday, September 15, 2026<br>Tuesday, October 6, 2026<br>Tuesday, October 20, 2026<br>Tuesday, November 17, 2026<br>Tuesday, December 1, 2026 |

City Council Study Meetings begin at 4:30 p.m. on the first and third Tuesday of each month. The Study meetings are generally held in the City Hall Council Work Room located at 1600 W. Towne Center Drive, South Jordan, Utah.

Regular City Council Meetings begin at 6:30 p.m. on the first and third Tuesday of each month. Meetings are held at South Jordan City Hall in the Council Chambers located at 1600 West Towne Center Drive, South Jordan, Utah.

All meetings are subject to change. Any changes will be noticed as required by law.

South Jordan City  
 Anna Crookston, CMC  
 City Recorder  
[acrookston@sjc.utah.gov](mailto:acrookston@sjc.utah.gov)

Cindy Valdez, CMC  
 Deputy Recorder  
[cvaldez@sjc.utah.gov](mailto:cvaldez@sjc.utah.gov)

Ambra Holland  
 Deputy Recorder  
[aholland@sjc.utah.gov](mailto:aholland@sjc.utah.gov)

EXHIBIT B  
GOVERNING DOCUMENT

**GOVERNING DOCUMENT**  
**FOR**  
**SO JO MARKETPLACE PUBLIC INFRASTRUCTURE DISTRICT**  
**CITY OF SOUTH JORDAN, UTAH**

**May 5, 2026**

**Prepared By:**  
**Snow Jensen & Reece, P.C.**  
**St. George, Utah**

## TABLE OF CONTENTS

|       |   |    |
|-------|---|----|
| I.    | INTRODUCTION .....  | 1  |
|       | A. Purpose and Intent.....  | 1  |
|       | B. Need for the District.....   | 1  |
|       | C. Objective of the City Regarding District’s Governing Document..... | 1  |
| II.   | DEFINITIONS.....  | 2  |
| III.  | BOUNDARIES.....   | 5  |
| IV.   | PROPOSED LAND USE/POPULATION PROJECTIONS/ASSESSED VALUATION.          | 5  |
| V.    | DESCRIPTION OF PROPOSED POWERS, IMPROVEMENTS AND SERVICES.....        | 5  |
|       | A. Powers of the District and Governing Document Amendment. ....      | 5  |
|       | 1. Operations and Maintenance Limitation.....                         | 5  |
|       | 2. Improvements Limitation.....                                       | 5  |
|       | 3. Construction Standards Limitation .....                            | 6  |
|       | 4. Procurement .....  | 6  |
|       | 5. Debt Limitation.....   | 6  |
|       | 6. Annexation and Withdrawal. ....                                    | 6  |
|       | 7. Overlap Limitation.....  | 6  |
|       | 8. Initial Debt Limitation .....                                      | 7  |
|       | 9. Total Debt Issuance Limitation.....                                | 7  |
|       | 10. Bankruptcy Limitation.....  | 7  |
|       | 11. Governing Document Amendment Requirement .....                    | 7  |
|       | B. Preliminary Engineering Survey.....                                | 7  |
| VI.   | THE BOARD OF TRUSTEES .....   | 8  |
|       | A. Board Composition .....  | 8  |
|       | B. Initial Trustees .....   | 8  |
|       | C. Transition to Elected Board .....                                  | 8  |
|       | D. Reelection and Reappointment .....                                 | 8  |
|       | E. Vacancy.....   | 8  |
|       | F. Compensation .....   | 9  |
|       | G. Conflicts of Interest.....   | 9  |
| VII.  | REGIONAL IMPROVEMENTS.....  | 9  |
| VIII. | FINANCIAL PLAN.....   | 9  |
|       | A. General.....   | 9  |
|       | B. Maximum Interest Rate and Maximum Underwriting Discount. ....      | 9  |
|       | C. Maximum Debt Mill Levy.....  | 9  |
|       | D. Maximum Debt Mill Levy Imposition Term.....                        | 10 |
|       | E. Acknowledgment of Assessments. ....                                | 10 |
|       | F. Debt Repayment Sources.....  | 10 |
|       | G. Debt Instrument Disclosure Requirement.....                        | 10 |
|       | H. Security for Debt.....   | 11 |

I. District’s Operating Costs..... 11  
J. Bond and Disclosure Counsel; Municipal Advisor. .... 11  
IX. ANNUAL REPORT ..... 11  
X. DISSOLUTION ..... 11  
XI. DISCLOSURE TO PURCHASERS..... 12  
XII. ENFORCEMENT ..... 13

**LIST OF EXHIBITS**

- EXHIBIT A** Legal Descriptions  
**EXHIBIT B** City of South Jordan Vicinity Map  
**EXHIBIT C** Initial District Boundary Map

## I. INTRODUCTION

### A. Purpose and Intent.

The District is an independent unit of local government, separate and distinct from the City, and, except as may otherwise be provided for by State or local law or this Governing Document, its activities are subject to review by the City only insofar as they may deviate in a material matter from the requirements of this Governing Document. It is intended that the District will provide a part or all of the Public Improvements for the use and benefit of all anticipated inhabitants and taxpayers of the District. The primary purpose of the District will be to finance the construction of these Public Improvements. The District is not being created to provide any ongoing operations and maintenance services as such maintenance will be the responsibility of the entity to which such Public Improvements are dedicated in accordance with the Approved Development Plan.

### B. Need for the District.

There are currently no other governmental entities, including the City, located in the immediate vicinity of the District that consider it desirable, feasible or practical to undertake the planning, design, acquisition, construction installation, relocation, redevelopment, and financing of the Public Improvements needed for the Project. Formation of the District is therefore necessary in order for the Public Improvements required for the Project to be provided in the most economic manner possible.

### C. Objective of the City Regarding District's Governing Document.

The City's objective in approving this Governing Document for the District is to authorize the District to provide for the planning, design, acquisition, construction, installation, relocation and redevelopment of the Public Improvements from the proceeds of Debt to be issued by the District. All Debt is expected to be repaid by taxes imposed and collected for no longer than the Maximum Debt Mill Levy Imposition Term and at a tax mill levy no higher than the Maximum Debt Mill Levy for commercial properties, and/or repaid by tax increment revenues or Assessments. Debt which is issued within these parameters, as further described in the Financial Plan, will insulate property owners from excessive tax burdens to support the servicing of the Debt and will result in a timely and reasonable discharge of the Debt.

This Governing Document is intended to establish a limited purpose for the District and explicit financial constraints that are not to be violated under any circumstances. The primary purpose is to provide for the Public Improvements associated with development and regional needs. Although the District has authority to directly provide public improvements, the District also has the authority to pledge tax revenues to an interlocal entity that provides public improvements.

It is the intent of the District to dissolve upon completion of the Public Improvements and payment or defeasance of all Debt incurred or upon a determination that adequate provision has been made for the payment of all Debt.

The District shall be authorized to finance the Public Improvements that can be funded from Debt to be repaid from Assessments or from tax revenues collected from a mill levy which shall not exceed the Maximum Debt Mill Levy on taxable properties and which shall not exceed the Maximum Debt Mill Levy Imposition Term on taxable properties (or repaid from a combination of Assessments and a mill levy). It is the intent of this Governing Document to assure to the extent possible that no taxable property bear an economic burden that is greater than that associated with the Maximum Debt Mill Levy in amount and that no taxable property bear an economic burden that is greater than that associated with the Maximum Debt Mill Levy Imposition Term in duration even under bankruptcy or other unusual situations. Generally, the cost of Public Improvements that cannot be funded within these parameters are not costs to be paid by the District.

## II. DEFINITIONS

In this Governing Document, the following terms shall have the meanings indicated below, unless the context hereof clearly requires otherwise:

Annexation Area Boundaries: means the boundaries of the area approved by the City for annexation into or withdrawal from the District upon the meeting of certain requirements, which Annexation Area Boundaries are the same as the Initial District Boundaries described in **Exhibit A** and depicted in **Exhibit B** hereto.

Annexation Area Boundary Map: means the Initial District Boundary Map, describing the property proposed for annexation within the District, which is the same as the Initial District Boundaries described in **Exhibit A** and depicted in **Exhibit B** hereto.

Approved Development Plan: means a site plan and development agreement identifying, among other things, Public Improvements necessary for facilitating development for property within the District Area as approved by the City pursuant to the City Code and as amended pursuant to the City Code from time to time.

Assessment: means (i) the levy of an assessment secured by a lien on property within a District to pay for the costs of Public Improvements benefitting such property or (2) an assessment by a District levied on private property within such District to cover the costs of an energy efficient upgrade, a renewable energy system, or an electric vehicle charging infrastructure, each as may be levied pursuant to the Assessment Act.

Assessment Act: means collectively, (i) Title 11, Chapter 42, Utah Code as may be amended from time to time and (ii) the C-PACE Act.

Board: means the board of trustees of the District.

Bond, Bonds or Debt: means bonds or other obligations, including loans of any property owner, for the payment of which the District has promised to impose an *ad valorem* property tax mill levy, collect Assessments, and/or pledged any other legally available revenues.

City: means the City of South Jordan, Utah.

City Code: means the City Code of the City of South Jordan, Utah.

City Council: means the City Council of the City of South Jordan, Utah.

C-PACE Act: means title 11, Chapter 42a of the Utah Code, as amended from time to time.

C-PACE Bonds: means bonds, loans, notes, or other structures and obligations of the District issued pursuant to the C-PACE Act, including refunding C-PACE Bonds.

C-PACE Assessments: means assessments levied under the C-PACE Act.

District: means the So Jo Marketplace Public Infrastructure District.

District Act: means, collectively, the PID Act and the Special District Act.

District Area: means the property within the Initial District Boundary Map and the Annexation Area Boundary Map.

End User: means any owner, or tenant of any owner, of any taxable improvement within the District, who is intended to become burdened by the imposition of ad valorem property taxes subject to the Maximum Debt Mill Levy. By way of illustration, a commercial property owner or commercial tenant is an End User. The business entity that constructs commercial structures is not an End User.

Fees: means any fee imposed by the District.

Financial Plan: means the Financial Plan described in Section VIII which describes (i) the potential means whereby the Public Improvements may be financed; and (ii) how the Debt is expected to be incurred.

General Obligation Debt: means a Debt that is directly payable from and secured by ad valorem property taxes that are levied by the District and does not include Limited Tax Debt.

Governing Document: means this Governing Document for the District approved by the City Council.

Governing Document Amendment: means an amendment to this Governing Document approved by the City Council in accordance with the City’s ordinance and the applicable state law and approved by the Board in accordance with applicable state law.

Initial District Boundaries: means the boundaries of the area described in the Initial District Boundary Map and as more particularly described in **Exhibit A**.

Initial District Boundary Map: means the map attached hereto as **Exhibit B**, describing the District’s initial boundaries.

Limited Tax Debt: means a debt that is directly payable from and secured by ad valorem property taxes that are levied by the District which may not exceed the Maximum Debt Mill Levy.

Maximum Debt Mill Levy: means the maximum mill levy the District is permitted to impose for payment of Debt as set forth in Section VIII.C below.

Maximum Debt Mill Levy Imposition Term: means the maximum term for imposition of a mill levy for any given series of bonds as set forth in Section VIII.D below.

Municipal Advisor: means a consultant that: (i) advises Utah governmental entities on matters relating to the issuance of securities by Utah governmental entities, including matters such as the pricing, sales and marketing of such securities and the procuring of bond ratings, credit enhancement and insurance in respect of such securities; (ii) shall be an individual listed as a public finance advisor in the Bond Buyer's Municipal Market Place; and (iii) is not an officer or employee of the District.

Net Proceeds: means the gross proceeds of the sale of Bonds, less any of the following: (1) amounts applied or to be applied to pay transaction and administrative expenses, including underwriting discount, (2) amounts to pay cost of issuance, and (3) amounts to pay capitalized interest and to fund any reserves deemed necessary or appropriate by a District, not including any investment earnings realized thereon.

Project: means the development or property commonly referred to as the SO JO Marketplace.

PID Act: means Title 17D, Chapter 4 of the Utah Code, as amended from time to time and any successor statute thereto.

Public Improvements: means a part or all of the improvements authorized to be planned, designed, acquired, constructed, installed, relocated, redeveloped and financed as generally described in the District Act, except as specifically limited in Section V below to serve the future taxpayers and inhabitants of the District Area as determined by the Board, and includes Public Infrastructure and Improvements as defined in the PID Act. Public Improvements specifically may include water rights acquired by a District for the benefit of the City or other public entity.

Regional Improvements: means Public Improvements and facilities that benefit the District Area and which are to be financed pursuant to Section VII below.

Special District Act: means Title 17B of the Utah Code, as amended from time to time.

State: means the State of Utah.

Taxable Property: means real or personal property within the District Area subject to ad valorem taxes imposed by the District.

Trustee: means a member of the Board.

Utah Code: means the Utah Code Annotated 1953, as amended.

### III. **BOUNDARIES**

The area of the Initial District Boundaries includes approximately 17.34 acres and the Annexation Area includes approximately 17.34 acres, which includes the entirety of the Initial District Boundaries. A legal description of the Initial District Boundaries (which are also the Annexation Area Boundaries) is attached hereto as **Exhibit A**. A map of the Initial District Boundaries (which are also the Annexation Area Boundaries) is attached hereto as **Exhibit C**. It is anticipated that the District's boundaries may change from time to time as it undergoes annexations and withdrawals pursuant to Section 17D-4-201, Utah Code, subject to Article V below.

### IV. **PROPOSED LAND USE/POPULATION PROJECTIONS/ASSESSED VALUATION**

The District Area consists of approximately 17.34 acres of mostly undeveloped land. The current assessed valuation at build out is expected to be sufficient to reasonably discharge the Debt under the Financial Plan.

Approval of this Governing Document by the City does not imply approval of the development of a specific area within the District, nor does it imply approval of the number of units or the total site/floor area of commercial buildings identified in this Governing Document or any of the exhibits attached thereto.

### V. **DESCRIPTION OF PROPOSED POWERS, IMPROVEMENTS AND SERVICES**

#### A. Powers of the District and Governing Document Amendment.

The District shall have the power and authority to provide the Public Improvements within and without the boundaries of the District as such power and authority is described in the District Act and other applicable statutes, common law and the Constitution, subject to any limitations set forth herein.

1. Operations and Maintenance Limitation. The purpose of the District is to plan for, design, acquire, construct, install, relocate, redevelop and finance the Public Improvements. The District shall dedicate the Public Improvements to the City or other appropriate public or private entity, utility, or owners association in a manner consistent with the Approved Development Plan and other rules and regulations of the City and applicable provisions of the City Code and PID Act. The District shall be authorized, but not obligated, to own, operate, and maintain Public Improvements not otherwise required to be dedicated to the City or other public entity.

2. Improvements Limitation. Notwithstanding the foregoing, the District shall not be authorized to finance the costs of any improvements or facilities which are to be ultimately owned by the District.

3. Construction Standards Limitation. The District will ensure that the Public Improvements are designed and constructed in accordance with the standards and specifications of the City and of other governmental entities having proper jurisdiction. The District will require developers to obtain the City’s approval of civil engineering plans and to obtain applicable permits for construction and installation of Public Improvements prior to performing such work.

4. Procurement. The District shall be subject to the Utah Procurement Code, Title 63G, Chapter 6a. Notwithstanding this requirement, the District may acquire completed or partially completed improvements for fair market value as reasonably determined by a surveyor or engineer that such District employs or engages, consistent with applicable provisions of the PID Act.

5. Debt Limitation. Prior to the issuance of any privately placed Debt, the District shall obtain the certification of a Municipal Advisor substantially as follows:

We are [I am] a Municipal Advisor within the meaning of the District’s Governing Document.

We [I] certify that (1) the net effective interest rate to be borne by [insert the designation of the Debt] does not exceed a reasonable current [tax-exempt] [taxable] interest rate, using criteria deemed appropriate by us [me] and based upon our [my] analysis of comparable high yield securities; and (2) the structure of [insert designation of the Debt], including maturities and early redemption provisions, is reasonable considering the financial circumstances of the District.

6. Annexation and Withdrawal.

(a) The District shall not include within its boundaries any property outside the District Area without the prior written consent of the City. The City, by resolution and this Governing Document, has consented to the annexation of any area within the Annexation Area Boundaries into the District. Such area may only be annexed upon the District obtaining any consents required under the PID Act and the passage of a resolution of the Board approving such annexation.

(b) The City, by resolution and this Governing Document, has consented to the withdrawal of any area within the District Boundaries from the District. Such area may only be withdrawn upon the District obtaining any consents required under the PID Act and the passage of a resolution of the Board approving such annexation.

(c) Any annexation or withdrawal shall be in accordance with the requirements of the PID Act.

(d) Upon any annexation or withdrawal, the District shall provide the City a description of the revised District Boundaries.

(e) Annexation or withdrawal of any area in accordance with V.A.6(a) and (b) shall not constitute an amendment of this Governing Document.

7. Initial Debt Limitation. On or before the effective date of approval by the City of an Approved Development Plan, the District shall not: (a) issue any Debt; nor (b) impose a mill levy for the payment of Debt by direct imposition or by transfer of funds from the operating fund to the Debt service funds; nor (c) impose and collect any Assessments used for the purpose of repayment of Debt.

8. Total Debt Issuance Limitation. There the District may not issue debt in excess of five million dollars (\$5,000,000) of Net Proceeds. Notwithstanding the foregoing, the District shall not be permitted to issue Debt, other than refunding prior issuances of Debt, after December 31, 2035.

9. Bankruptcy Limitation. All of the limitations contained in this Governing Document, including, but not limited to, those pertaining to the Maximum Debt Mill Levy, Maximum Debt Mill Levy Imposition Term and the Fees, have been established under the authority of the City to approve a Governing Document with conditions pursuant to Section 17D-4-201(5), Utah Code. It is expressly intended that such limitations:

(a) Shall not be subject to set-aside for any reason or by any court of competent jurisdiction, absent a Governing Document Amendment; and

(b) Are, together with all other requirements of Utah law, included in the “political or governmental powers” reserved to the State under the U.S. Bankruptcy Code (11 U.S.C.) Section 903, and are also included in the “regulatory or electoral approval necessary under applicable nonbankruptcy law” as required for confirmation of a Chapter 9 Bankruptcy Plan under Bankruptcy Code Section 943(b)(6).

Any Debt, issued with a pledge or which results in a pledge, that exceeds the Maximum Debt Mill Levy and the Maximum Debt Mill Levy Imposition Term, shall be deemed a material modification of this Governing Document and shall not be an authorized issuance of Debt unless and until such material modification has been approved by the City as part of a Governing Document Amendment.

10. Governing Document Amendment Requirement. This Governing Document has been designed with sufficient flexibility to enable the District to provide required improvements and facilities under evolving circumstances without the need for numerous amendments. Actions of the District which violate the limitations set forth in V.A.1-9 above or in VIII.B-G. shall be deemed to be material modifications to this Governing Document and the City shall be entitled to all remedies available under State and local law to enjoin such actions of the District.

(b) Subject to the limitations and exceptions contained herein, this Governing Document may be amended by passage of a resolutions of the City Council and the District Board approving such amendment.

B. Preliminary Engineering Survey.

The District shall have authority to provide for the planning, design, acquisition, construction, installation, relocation, redevelopment, maintenance, and financing of the Public Improvements within and without the boundaries of the District, to be more specifically defined in an Approved Development Plan.

All of the Public Improvements will be designed in such a way as to assure that the Public Improvements standards will be compatible with those of the City and/or any other applicable public entity and shall be in accordance with the requirements of the Approved Development Plan. All construction cost estimates are based on the assumption that construction conforms to applicable local, State or Federal requirements.

**VI. THE BOARD OF TRUSTEES**

A. Board Composition. The Board shall be composed of three (3) Trustees. The initial trustees shall be the individuals named in the following paragraph, pursuant to the PID Act. All Trustees shall be at large seats. Trustee terms shall be staggered with initial terms as follows: Trustees 1 and 3 shall serve an initial term of six (6) years, and Trustee 2 shall serve an initial term of four (4) years. All terms shall commence on the date of issuance of a certificate of creation by the Office of the Lieutenant Governor of the State of Utah. In accordance with the PID Act, appointed Trustees shall not be required to be residents of the District.

B. Initial Trustees. The following individuals are named as the initial Trustees:

1. Trustee 1 – John Gust, for an initial 6-year term;
2. Trustee 2 – Cory Gust, for an initial 4-year term; and
3. Trustee 3 – Ryan Button, for an initial 6-year term.

C. Transition to Elected Board. Because there are not anticipated to be any residents within the District, the Board shall continue to be appointed and comprised of owners of land or agents and officers of an owner of land within the boundaries of the District.

D. Reelection and Reappointment. Upon the expiration of a Trustee's respective term, any seat which has not transitioned to an elected seat shall be appointed by the Board pursuant to 17D-4-202(1) of the PID Act. As there are not anticipated to be any residents within the District, the Board shall continue to be appointed by the Board pursuant to Section 17D-4-202(1)(b) of the PID Act, and comprised of owners of land or agents and officers of an owner of land within the boundaries of the District. Any property owner owning at least one-third of the taxable value of the property within such District shall be entitled to nominate one trustee seat for each one-third value (provided that the Board retains reasonable discretion to reject any nominee and request a new nominee from such property owner). In the event that no qualified candidate files to be considered for appointment or files a declaration of candidacy for a seat, such seat may be filled in accordance with the Special District Act.

E. Vacancy. Any vacancy on a Board shall be filled pursuant to the PID Act and Special District Act. Pursuant to 17D-4-202(1)(b), the Board may appoint an individual to the Board so long as the individual meets the requirements to serve on a public infrastructure district board as set forth in the PID Act.

F. Compensation. Unless otherwise permitted by the PID Act, only Trustees who are residents of the District may be compensated by the District for services as Trustee. Such compensation shall be in accordance with State Law.

G. Conflicts of Interest. Trustees shall disclose all conflicts of interest. Any Trustee who discloses such conflicts in accordance with 17D-4-202 and 67-16-9, Utah Code, shall be entitled to vote on such matters.

**VII. REGIONAL IMPROVEMENTS**

The District shall be authorized to provide for the planning, design, acquisition, construction, installation, relocation and/or redevelopment and a contribution to the funding of the Regional Improvements and fund the administration and overhead costs related to the provisions of the Regional Improvements.

**VIII. FINANCIAL PLAN**

A. General.

The District shall be authorized to provide for the planning, design, acquisition, construction, installation, relocation and/or redevelopment and a contribution to the funding of the Regional Improvements and fund the administration and overhead costs related to the provisions of the Regional Improvements.

B. Maximum Interest Rate and Maximum Underwriting Discount.

The interest rate on any Debt is expected to be the market rate at the time the Debt is issued. In the event of a default, the proposed maximum interest rate on any Debt is not expected to exceed fifteen percent (15%). The proposed maximum underwriting discount will be five percent (5%). Debt, when issued, will comply with all relevant requirements of this Governing Document, State law and Federal law as then applicable to the issuance of public securities.

C. Maximum Debt Mill Levy.

(a) The “Maximum Debt Mill Levy” shall be the maximum mill levy the District is permitted to impose upon the taxable property within the District for payment of Limited Tax Debt and administrative expenses of the District shall be 0.006 per dollar of taxable value of taxable property in the District; provided that such levy shall be subject to adjustment as provided in Section 17D-4-301(13), Utah Code.

(b) Such Maximum Debt Mill Levy may only be amended pursuant to a Governing Document Amendment and as provided in Section 17D-4-202, Utah Code.

D. Maximum Debt Mill Levy Imposition Term.

Each bond issued by the District shall mature within Thirty-One (31) years from the date of issuance of such bond. In addition, no mill levy may be imposed for the repayment of a series of bonds (including, unless otherwise agreed to in writing by the City, any refunding bonds relating to such bond) after a period exceeding Forty (40) years from the first date of imposition of the mill levy for such bond (the “Maximum Debt Mill Levy Imposition Term”).

E. Acknowledgment of Assessments.

In the event a developer or other initial seller of property within the District intends to pass on Assessments to a purchaser of such property, the Developer shall obtain, or cause the seller to obtain, a signed acknowledgement of such purchaser stating the amount of Assessments being passed on. Any C-PACE Assessments may be repayable in accordance with the provisions of such act.

F. Debt Repayment Sources.

The District may impose a mill levy on taxable property within its boundaries as a primary source of revenue for repayment of debt service. The District may also rely upon various other revenue sources authorized by law, including tax increment revenues (if any). At the District’s discretion, these may include the power to assess Assessments, penalties, or charges, including as provided in Section 17D-4-304, Utah Code, as amended from time to time. Except as described in Section VIII.C(a), the debt service mill levy in the District shall not exceed the Maximum Debt Mill Levy or the Maximum Debt Mill Levy Imposition Term, except for repayment of General Obligation Debt.

The District shall not be permitted to charge an End User the costs of any portion of a Public Improvement for which such End User has already paid or is presently obligated to pay through any combination of mill levy, Assessment, tax increment revenues, or impact fee. This provision shall not prohibit the division of costs between mill levies, Assessments, tax increment revenues, or impact fees, but is intended to prevent double taxation of End Users for the costs of Public Improvements.

G. Debt Instrument Disclosure Requirement.

In the text of each Bond and any other instrument representing and constituting Debt, the District shall set forth a statement in substantially the following form:

By acceptance of this instrument, the owner of this Bond agrees and consents to all of the limitations in respect of the payment of the principal of and interest on this Bond contained herein, in the resolution of the District authorizing the issuance of this Bond and in the Governing Document for creation of the District.

Similar language describing the limitations in respect of the payment of the principal of and interest on Debt set forth in this Governing Document shall be included in any

document used for the offering of the Debt for sale to persons, including, but not limited to, a developer of property within the boundaries of the District.

H. Security for Debt.

The District shall not pledge any revenue or property of the City as security for the indebtedness set forth in this Governing Document. Approval of this Governing Document shall not be construed as a guarantee by the City of payment of any of the District’s obligations; nor shall anything in this Governing Document be construed so as to create any responsibility or liability on the part of the City in the event of default by the District in the payment of any such obligation.

I. District’s Operating Costs.

The estimated cost of acquiring land, engineering services, legal services and administrative services, together with the estimated costs of the District’s organization and initial operations, are anticipated to be Seventy-Five Thousand Dollars (\$75,000), which will be eligible for reimbursement from Debt proceeds.

In addition to the capital costs of the Public Improvements, the District will require operating funds for administration and to plan and cause the Public Improvements to be constructed. The first year’s operating budget is estimated to be approximately Fifty Thousand Dollars (\$50,000) which is anticipated to be derived from property taxes and other revenues.

J. Bond and Disclosure Counsel; Municipal Advisor.

It is the intent of the City that the District shall use competent and nationally recognized bond and disclosure counsel and Municipal Advisor with respect to Bonds to ensure proper issuance and compliance with this Governing Document. Nothing in this section shall be construed to require the District to retain counsel or a Municipal Advisor unless expressly required by this Governing Document or the Utah Code.

**IX. ANNUAL REPORT**

Notwithstanding Section 17D-4-205 of the PID Act, the District shall not be required to submit any annual reports to the City.

**X. DISSOLUTION**

Upon an independent determination of the Board that the purposes for which the District was created have been accomplished, the District agrees to file petitions for dissolution, pursuant to the applicable State statutes. In no event shall a dissolution occur until the District has provided for the payment or discharge of all of their outstanding indebtedness and other financial obligations as required pursuant to State statutes.

## **XI. DISCLOSURE TO PURCHASERS**

Within thirty (30) days of the City adopting a resolution creating the District, the Board shall record a notice with the recorder of Salt Lake County, Utah. Such notice shall (a) contain a description of the boundaries of the District, (b) state that a copy of this Governing Document is on file at the office of the City, and (c) state that the District may finance and repay infrastructure and other improvements through the levy of a property tax; (d) state the Maximum Debt Mill Levy of the District; and (e) if applicable, stating that the debt may convert to general obligation debt and outlining the provisions relating to conversion. Such notice shall further be filed with the City.

The applicant and the Board shall ensure that the applicant, homebuilders, commercial developers, and commercial lessors, as applicable, disclose the following information to initial resident homeowners, renters, commercial property owners, and/or commercial tenants:

- (1) All of the information in the first paragraph of this article above.
- (2) A disclosure outlining the impact of any applicable property tax, in substantially the following form:
 

“Under the maximum property tax rate of the District, **for every \$100,000 of taxable value**, there would be an **additional annual property tax of \$600** for the duration of the District’s Bonds.”
- (3) Such disclosures shall be contained on a separate-colored page of the applicable closing or lease documents and shall require a signature of such end user acknowledging the foregoing.

## **XII. ENFORCEMENT**

In accordance with Section 17D-4-201(5) of the Utah Code, the City has imposed certain limitations on the powers of the District through this Governing Document. The City shall have the right to enforce any of the provisions, limitations or restrictions in this Governing Document against the District, through any and all legal or equitable means available to the City, including, but not limited to, injunctive relief, specific performance, and/or monetary damages.

## EXHIBIT A

### Legal Description of the Initial District Boundaries and Annexation Area

#### Initial District Boundaries

##### NORTH PARCEL:

A parcel of land situate in the Southeast Quarter of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, being more particularly described as follows:

Beginning at a point South 0°02'50" West 1309.93 feet along the Section Line and North 89°51'12" West 56.00 feet from the Center of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running; thence Southerly 40.83 feet along the arc of a 1,269.00 feet radius curve to the left (center bears North 76°42'18" East and the chord bears South 14°13'00" East 40.83 feet with a central angle of 01°50'37"); thence Southerly 124.23 feet along the arc of a 1,274.50 feet radius curve to the left (center bears North 71°07'38" East and the chord bears South 21°39'54" East 124.18 feet with a central angle of 05°35'05") to the Section line; thence South 00°02'50" West 120.35 feet along the Section line to the North Line of South Jordan Parkway; thence along the North Line of South Jordan Parkway the following (4) four courses: (1) South 53°27'06" West 918.63 feet along the North Line of South Jordan Parkway; (2) Southwesterly 148.39 feet along the arc of a 2,433.00 feet radius curve to the right (center bears North 36°32'55" West and the chord bears South 55°11'55" West 148.37 feet with a central angle of 03°29'41"); (3) North 36°46'04" West 14.00 feet; (4) South 57°58'15" West 75.52 feet; thence Northerly 1,004.09 feet along the arc of a 4,560.00 feet radius curve to the right (center bears North 63°15'50" East and the chord bears North 20°25'41" West 1,002.06 feet with a central angle of 12°36'58"); thence South 89°51'12" East 1,226.20 feet to the Point of Beginning.

Contains 755,438 square feet or 17.342 acres.

#### Annexation Area

A parcel of land situate in the Southeast Quarter of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, being more particularly described as follows:

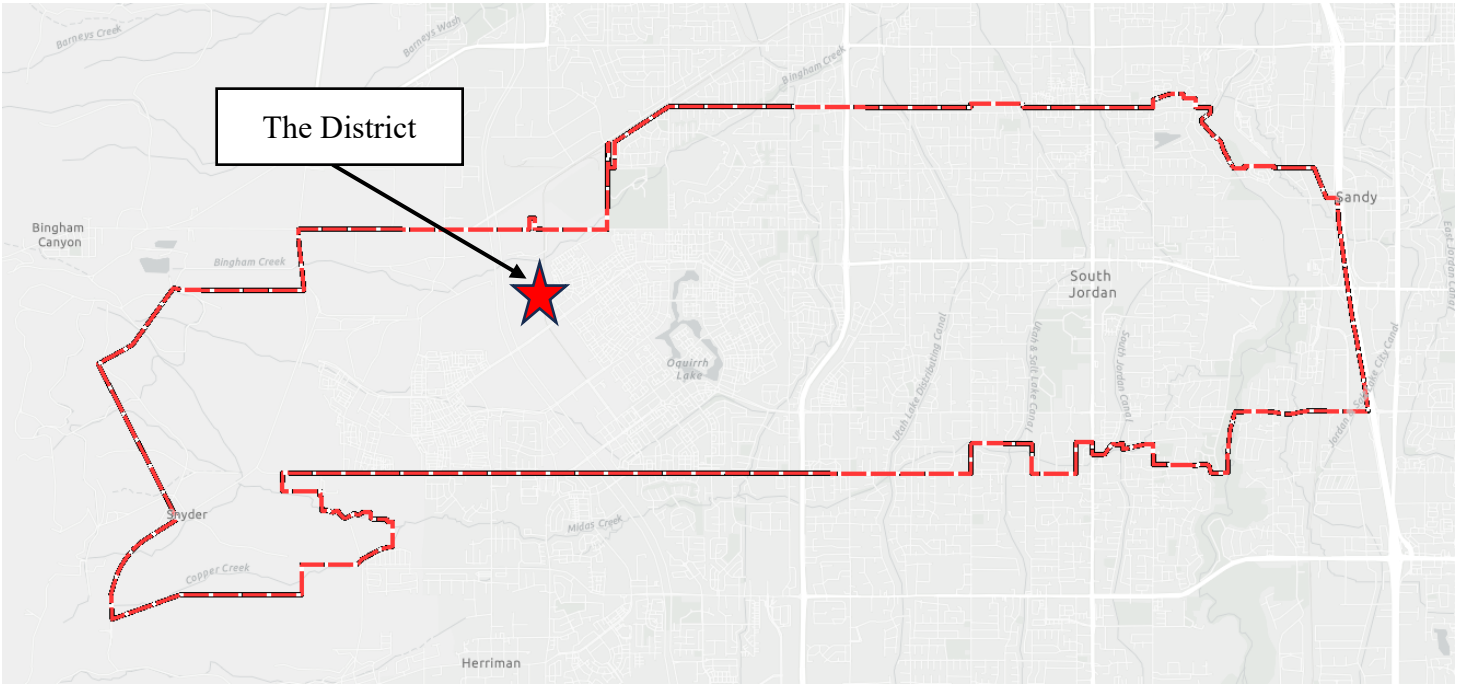
Beginning at a point South 0°02'50" West 1309.93 feet along the Section Line and North 89°51'12" West 56.00 feet from the Center of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running; thence Southerly 40.83 feet along the arc of a 1,269.00 feet radius curve to the left (center bears North 76°42'18" East and the chord bears South 14°13'00" East 40.83 feet with a central angle of 01°50'37"); thence Southerly 124.23 feet along the arc of a 1,274.50 feet radius curve to the left (center bears North 71°07'38" East and the chord bears South 21°39'54" East 124.18 feet with a central angle of 05°35'05") to the Section line; thence South 00°02'50" West 120.35 feet along the Section line to the North Line of South Jordan Parkway; thence along the North Line of South Jordan Parkway the following (4) four courses: (1) South 53°27'06" West 918.63 feet along the North Line of South Jordan Parkway; (2) Southwesterly 148.39 feet along the arc of a 2,433.00 feet radius curve to the right (center bears North 36°32'55" West and the chord bears South 55°11'55" West 148.37 feet with a central

angle of  $03^{\circ}29'41''$ ); (3) North  $36^{\circ}46'04''$  West 14.00 feet; (4) South  $57^{\circ}58'15''$  West 75.52 feet; thence Northerly 1,004.09 feet along the arc of a 4,560.00 feet radius curve to the right (center bears North  $63^{\circ}15'50''$  East and the chord bears North  $20^{\circ}25'41''$  West 1,002.06 feet with a central angle of  $12^{\circ}36'58''$ ); thence South  $89^{\circ}51'12''$  East 1,226.20 feet to the Point of Beginning.

Contains 755,438 square feet or 17.342 acres.

# EXHIBIT B

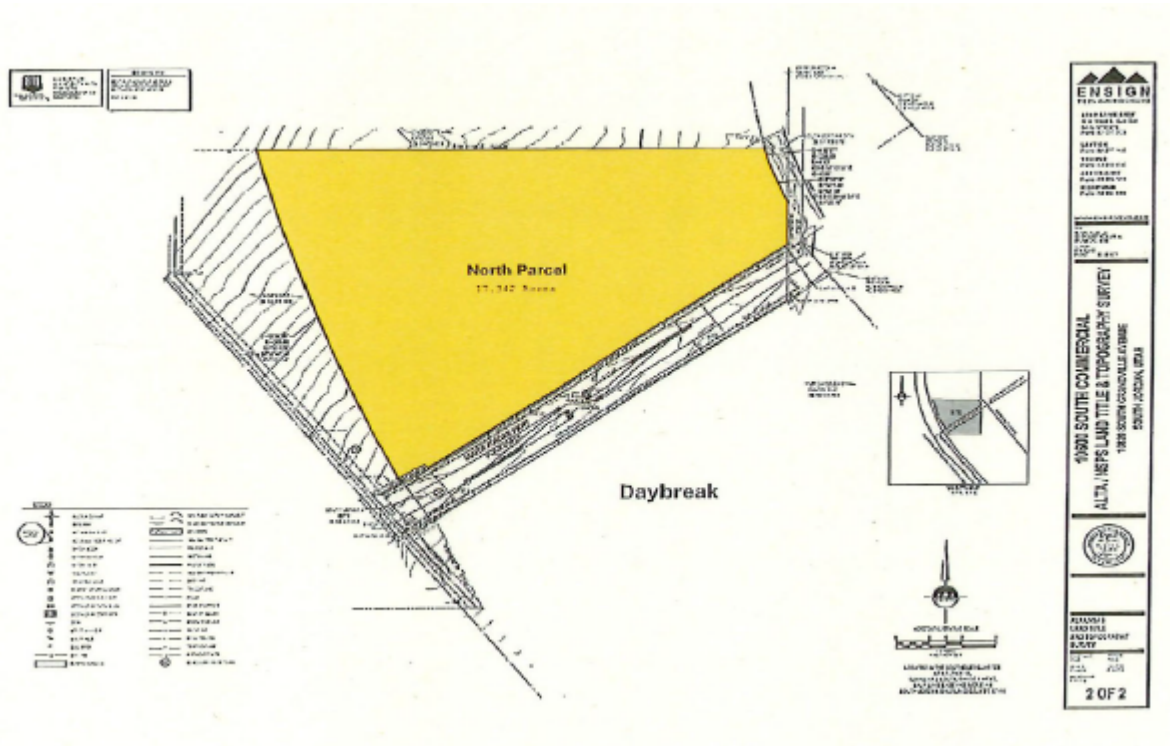
## City of South Jordan Vicinity Map



# EXHIBIT C

## Initial District and Annexation Area Boundary Map

### Initial District Boundaries and Annexation Area Boundaries:



**EXHIBIT D**

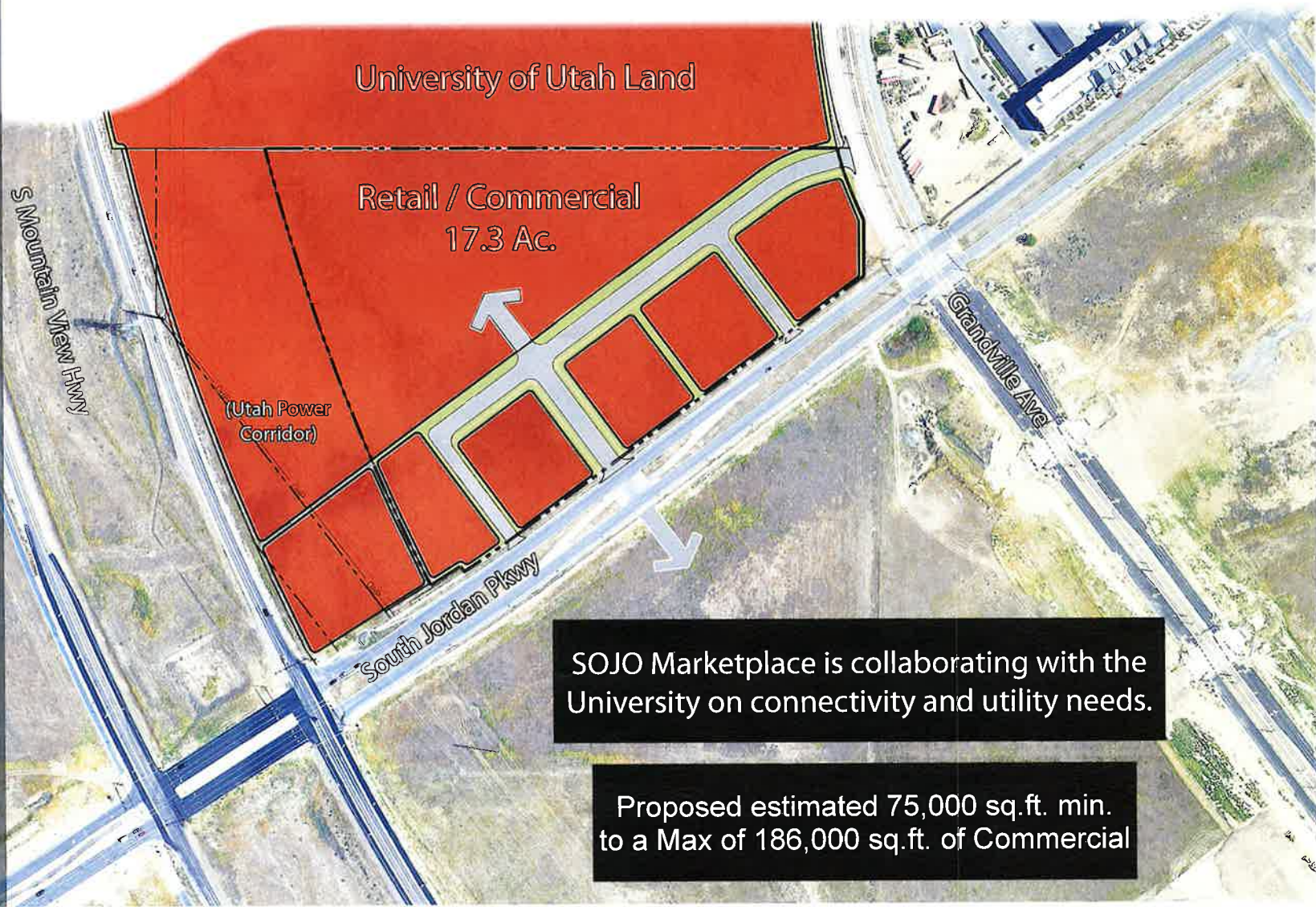
Approved Development Plan

**South Jordan - Commercial  
Development Costs**

| Back Bone Road Improvements                    | Cost                    | Contingency & Contractor Overhead | Dry Utility          | Landscape              | Street Improvements    | Storm Drainage, Detention, and Wells | Mass Earthwork         | Culinary Water Improvements | Sewer Improvements     | Street Lighting Improvement | Public Directional Signs and Signals | Total                   |
|--|-------------------------|-----------------------------------|----------------------|------------------------|------------------------|--------------------------------------|------------------------|-----------------------------|------------------------|-----------------------------|--------------------------------------|-------------------------|
| Earth Work, Sewer, Culinary Water, Storm Water | \$ 6,632,156.75         |                                   |                      |                        |                        | \$ 2,074,031.75                      | \$ 1,207,449.50        | \$ 1,703,652.50             | \$ 1,647,023.00        |                             |                                      | \$ 6,632,156.75         |
| Asphalt Paving                                 | \$ 1,291,319.50         |                                   |                      |                        | \$ 1,291,319.50        |                                      |                        |                             |                        |                             |                                      | \$ 1,291,319.50         |
| Dry Utilities                                  | \$ 55,000.00            |                                   | \$ 55,000.00         |                        |                        |                                      |                        |                             |                        |                             |                                      | \$ 55,000.00            |
| Site Concrete                                  | \$ 1,720,876.00         |                                   |                      |                        | \$ 1,720,876.00        |                                      |                        |                             |                        |                             |                                      | \$ 1,720,876.00         |
| General Landscaping                            | \$ 957,110.00           |                                   |                      | \$ 957,110.00          |                        |                                      |                        |                             |                        |                             |                                      | \$ 957,110.00           |
| Stormwater Injection Wells                     | \$ 664,620.00           |                                   |                      |                        |                        | \$ 664,620.00                        |                        |                             |                        |                             |                                      | \$ 664,620.00           |
| Signs & Striping (Extension)                   | \$ 6,300.00             |                                   |                      |                        |                        |                                      |                        |                             |                        |                             | \$ 6,300.00                          | \$ 6,300.00             |
| Signs & Striping                               | \$ 22,060.00            |                                   |                      |                        |                        |                                      |                        |                             |                        |                             | \$ 22,060.00                         | \$ 22,060.00            |
| Traffic Signals                                | \$ 175,000.00           |                                   |                      |                        |                        |                                      |                        |                             |                        |                             | \$ 175,000.00                        | \$ 175,000.00           |
| Street Lights (9)                              | \$ 94,500.00            |                                   |                      |                        |                        |                                      |                        |                             |                        | \$ 94,500.00                |                                      | \$ 94,500.00            |
| Rocky Mtn Power - Backbone                     | \$ 185,200.00           |                                   | \$ 185,200.00        |                        |                        |                                      |                        |                             |                        |                             |                                      | \$ 185,200.00           |
| Enbridge Gas                                   | \$ 102,240.00           |                                   | \$ 102,240.00        |                        |                        |                                      |                        |                             |                        |                             |                                      | \$ 102,240.00           |
| Testing  | \$ 46,046.85            |                                   |                      |                        | \$ 12,599.00           | \$ 9,520.85                          | \$ 6,511.00            | \$ 8,838.00                 | \$ 8,578.00            |                             |                                      | \$ 46,046.85            |
| Public Street Landscape                        | \$ 102,480.00           |                                   |                      | \$ 102,480.00          |                        |                                      |                        |                             |                        |                             |                                      | \$ 102,480.00           |
| Contingency 5%                                 | \$ 602,745.46           | \$ 602,745.46                     |                      |                        |                        |                                      |                        |                             |                        |                             |                                      | \$ 602,745.46           |
| General Contractor Overhead 10%                | \$ 1,265,765.46         | \$ 1,265,765.46                   |                      |                        |                        |                                      |                        |                             |                        |                             |                                      | \$ 1,265,765.46         |
| <b>Total</b>                                   | <b>\$ 13,923,420.01</b> | <b>\$ 1,868,510.91</b>            | <b>\$ 342,440.00</b> | <b>\$ 1,059,590.00</b> | <b>\$ 3,024,794.50</b> | <b>\$ 2,748,172.60</b>               | <b>\$ 1,213,960.50</b> | <b>\$ 1,712,490.50</b>      | <b>\$ 1,655,601.00</b> | <b>\$ 94,500.00</b>         | <b>\$ 203,360.00</b>                 | <b>\$ 13,923,420.01</b> |
| <b>Public Road - Land Dedicated to City</b>    | <b>Cost</b>             |                                   |                      |                        |                        |                                      |                        |                             |                        |                             |                                      | <b>Total</b>            |
| Public Right of Way                            | \$ 2,127,600.00         |                                   |                      |                        |                        |                                      |                        |                             |                        |                             |                                      | \$ 2,127,600.00         |
| <b>Total</b>                                   | <b>\$ 2,127,600.00</b>  |                                   |                      |                        |                        |                                      |                        |                             |                        |                             |                                      | <b>\$ 2,127,600.00</b>  |
| <b>Grand Total</b>                             | <b>\$ 16,051,020.01</b> |                                   |                      |                        |                        |                                      |                        |                             |                        |                             |                                      | <b>\$ 16,051,020.01</b> |

# SO JO

MARKETPLACE



SOJO Marketplace is collaborating with the University on connectivity and utility needs.

Proposed estimated 75,000 sq.ft. min. to a Max of 186,000 sq.ft. of Commercial

EXHIBIT C  
NOTICE OF IMPENDING BOUNDARY ACTION

**NOTICE OF IMPENDING BOUNDARY ACTION**

**(So Jo Marketplace Public Infrastructure District No. 1)**

**TO: The Lieutenant Governor, State of Utah**

**NOTICE IS HEREBY GIVEN** that the City Council of the City of South Jordan, Utah (the "Council"), acting in its capacity as the creating entity for So Jo Marketplace Public Infrastructure District (the "**District**"), at a regular meeting of the Council, duly convened pursuant to notice, on May 5, 2026, adopted a *Resolution Providing for the Creation of a Public Infrastructure District*, a true and correct copy of which is attached as **APPENDIX "A"** hereto and incorporated by this reference herein (the "**Creation Resolution**").

A copy of the Final Local Entity Plat satisfying the applicable legal requirements as set forth in Utah Code Ann. §17-73-507, approved as a final local entity plat by the Surveyor of Salt Lake County, Utah, is attached as **APPENDIX "B"** hereto and incorporated by this reference. The Council hereby certifies that all requirements applicable to the creation of the District, as more particularly described in the Creation Resolution, have been met. The District is not anticipated to result in the employment of personnel.

**WHEREFORE**, the Council hereby respectfully requests the issuance of a Certificate of Incorporation pursuant to and in conformance with the provisions of Utah Code Ann. §§17B-1-215 and 17D-4-201.

**DATED** this \_\_\_\_ day of \_\_\_\_\_, 2026.

**CITY COUNCIL OF THE CITY OF  
SOUTH JORDAN UTAH,  
acting in its capacity as the creating authority for  
SO JO MARKETPLACE PUBLIC  
INFRASTRUCTURE DISTRICT NO. 1**

By: \_\_\_\_\_  
AUTHORIZED REPRESENTATIVE

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said City this \_\_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
City Recorder

**APPENDIX "A"**

**CREATION RESOLUTION**

(See following pages)

(Exhibit intentionally omitted to avoid duplication)

**APPENDIX "B"****INITIAL DISTRICT BOUNDARY  
LEGAL DESCRIPTION AND FINAL LOCAL ENTITY PLAT**

## LEGAL DESCRIPTION:

Beginning at a point South 0°02'50" West 1,309.93 feet along the section line and North 89°51'12" West 56.00 feet from the Center of Section 14, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running; thence Southeasterly 40.83 feet along the arc of a 1,269.00 feet radius curve to the left (center bears North 76°42'18" East and the chord bears South 14°13'00" East 40.83 feet with a central angle of 01°50'37");

thence Southeasterly 124.23 feet along the arc of a 1,274.50 feet radius curve to the left (center bears North 71°07'38" East and the chord bears South 21°39'54" East 124.18 feet with a central angle of 05°35'05") to the Section line;

thence South 00°02'50" West 120.35 feet along the Section line to the North Line of South Jordan Parkway;

thence along the northerly right-of-way line of South Jordan Parkway the following (4) four courses:

(1) South 53°27'06" West 918.63 feet;

(2) Southwesterly 148.39 feet along the arc of a 2,433.00 feet radius curve to the right (center bears North 36°32'55" West and the chord bears South 55°11'55" West 148.37 feet with a central angle of 03°29'41");

(3) North 36°46'04" West 14.00 feet;

(4) South 57°58'15" West 75.52 feet;

thence Northwesterly 1,004.09 feet along the arc of a 4,560.00 feet radius curve to the right (center bears North 63°15'50" East and the chord bears North 20°25'41" West 1,002.06 feet with a central angle of 12°36'58");

thence South 89°51'12" East 1,226.20 feet to the point of beginning.

Contains 755,438 Square Feet or 17.342 Acres



---

# **SOUTH JORDAN CITY CITY COUNCIL REPORT**

---

**Council Meeting Date: May 5, 2026**

Issue: Resolution Appointing Member to the Arts Council

Submitted By: Janell Payne

Department: Recreation

---

Staff Recommendation (Motion Ready):

Staff recommends approval of Resolution R2026-09, appointing a new member to the Arts Council.

---

## **BACKGROUND:**

The City Council created the Arts Council to promote the arts in this community and bring arts experiences to City residents.

Mr. Jordan Hintze is involved with and passionate about South Jordan community arts and has expressed an interest and desire to serve on the South Jordan Arts Council. The City Council had the opportunity to meet with Mr. Hintze at the April 7, 2026 City Council study session regarding potential appointment.

Based on the above, staff recommends approval of Resolution R2026-09, appointing Mr. Hintze as a new member of the South Jordan Arts Council.

**RESOLUTION R2026-09**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH,  
APPOINTING MEMBERS TO THE ARTS COUNCIL.**

**WHEREAS**, South Jordan City Code Chapter 2.76 allows the City Council to create committees; and

**WHEREAS**, the City Council created the Arts Council to promote the arts in this community and bring arts experiences to City residents; and

**WHEREAS**, the Arts Council bylaws permit between 6 and 12 members requiring appointment by resolution of the City Council; and

**WHEREAS**, the City Council standardized the creation and appointment of all City Council-created boards and committees, and hereby appoints Arts Council members to conform with the terms of the Policy & Procedures Guide; and

**WHEREAS**, the South Jordan City Council finds it in the best interest of the welfare of the residents of the City to confirm appointment of these members to the Arts Council.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SOUTH JORDAN CITY, UTAH:**

**SECTION 1. Appointment.** The Arts Council members and their terms are as follows:

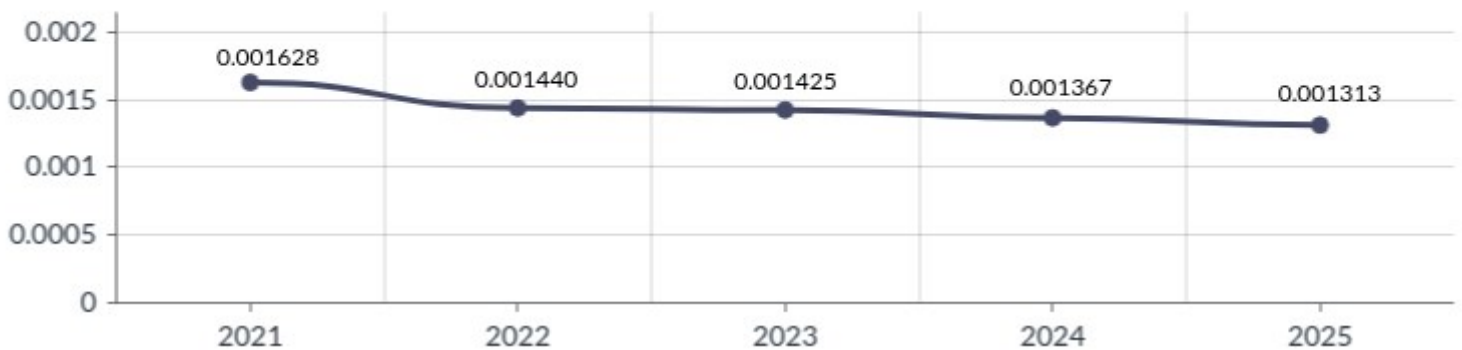
| <i>Member name</i> | <i>District</i> | <i>Term expiration date</i> |
|--------------------|-----------------|-----------------------------|
| Janis McClellan    | Mayor           | January 2030                |
| Zeynep Kariparduc  | Mayor           | January 2030                |
| Amy McKay Butler   | 1               | January 2028                |
| Shan Lloyd         | 1               | January 2028                |
| Vacant             | 2               | January 2028                |
| Laura Gaillard     | 2               | January 2028                |
| Vacant             | 3               | January 2030                |
| Vacant             | 3               | January 2030                |
| Elizabeth Davis    | 4               | January 2028                |
| Jordan Hintze      | 4               | January 2028                |
| Jason Yeaman       | 5               | January 2030                |



# FY 2026-2027 Budget Highlights

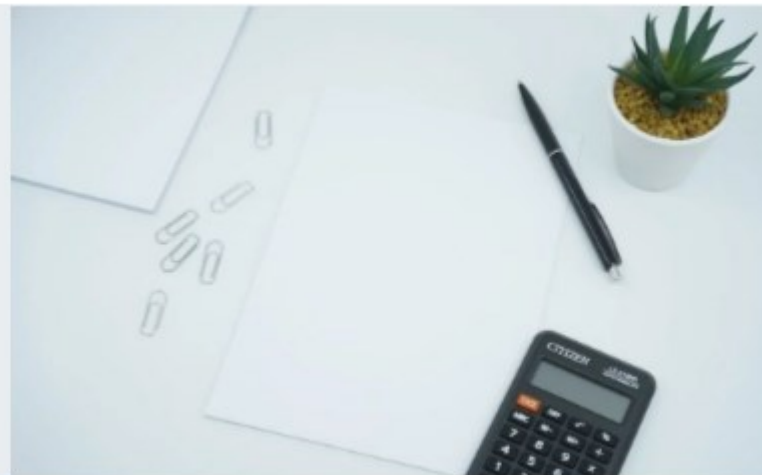


## Historical Tax Rates



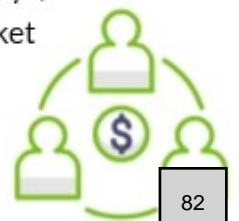
## Fund Balance

The 2021 legislative session increased the reserve fund balance from 25% to 35%. The reserve fund balance for FY 2025-2026 is estimated to be at 29.6%. This budget uses \$1.3 million in one-time funds to support 911 dispatch expenditures. The City's goal is to continue to build its reserve to the 35% maximum.



## Employee Benefits

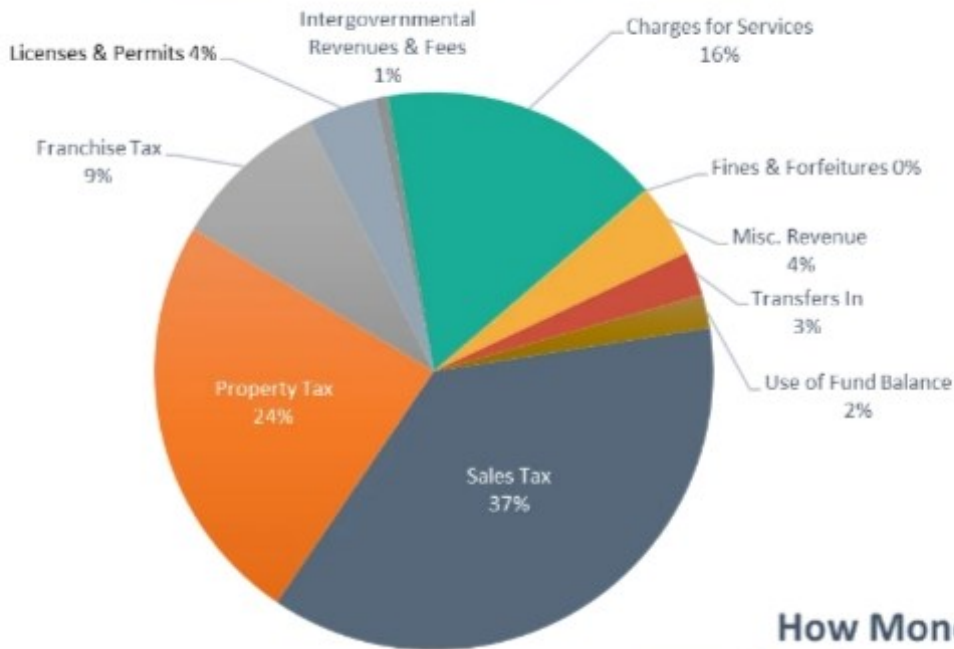
Insurance changes for this fiscal year include adjustments to co-pays, deductibles, and out-of-pocket maximums..



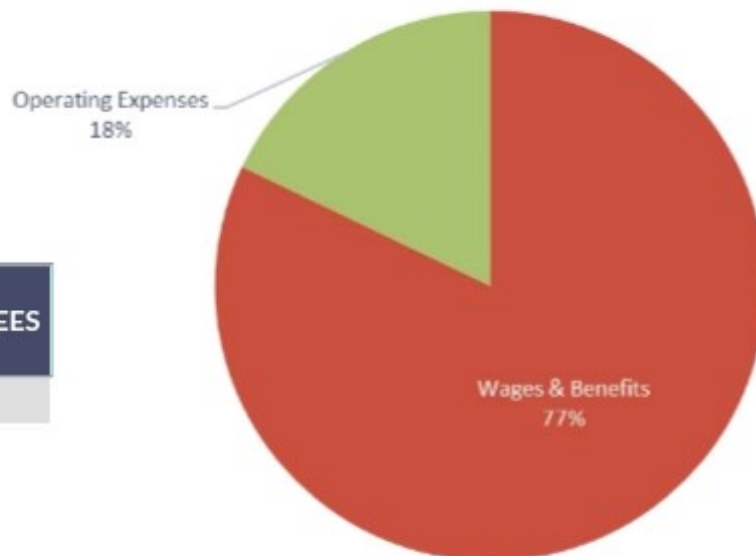


## General Fund Summary

**Where Money Comes From**  
General Fund 2027 Adopted, \$72,206,443



**How Money is Spent**  
General Fund 2027 Adopted, \$72,206,443



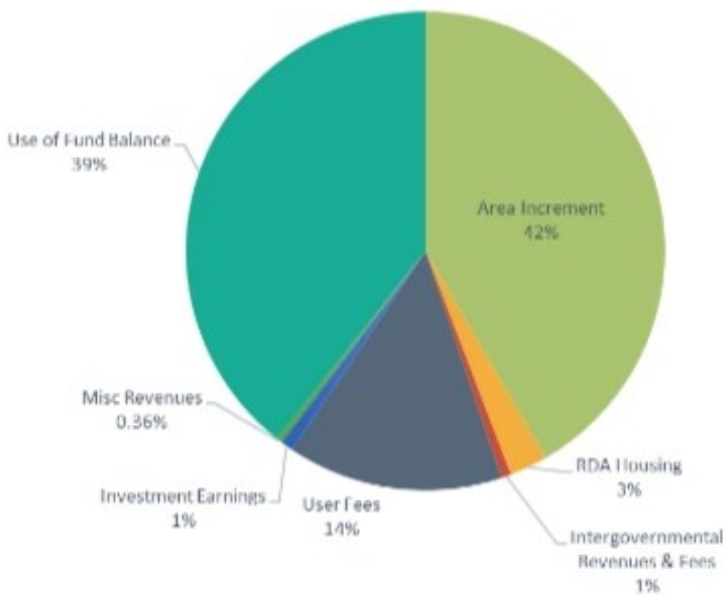
| FUND         | # OF EMPLOYEES |
|--------------|----------------|
| General Fund | 403            |



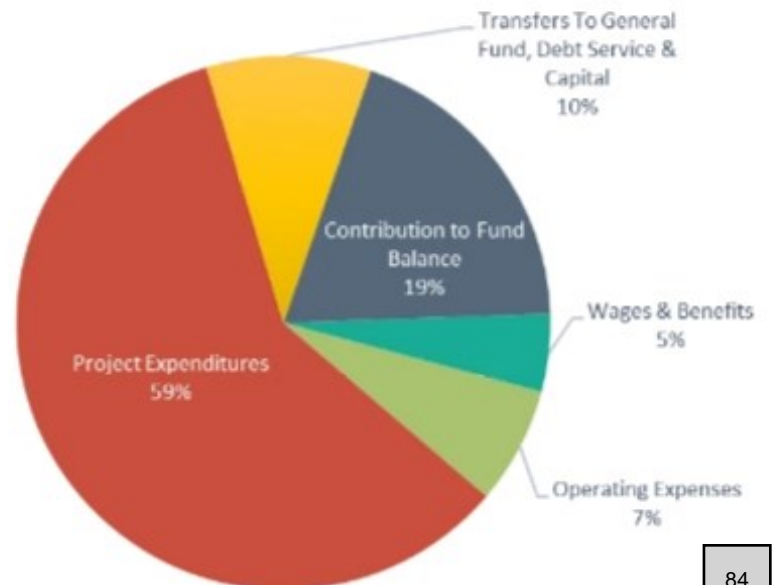
# Special Revenue Fund Summary

RDA, CDBG, Interfacility Transfers, Storm Drain

**Where Money Comes From**  
Special Revenue Funds 2027 Adopted, \$36,606,734



**How Money is Spent**  
Special Revenue Funds 2027 Adopted, \$36,606,734



| FUND            | # OF EMPLOYEES |
|-----------------|----------------|
| Special Revenue | 14             |



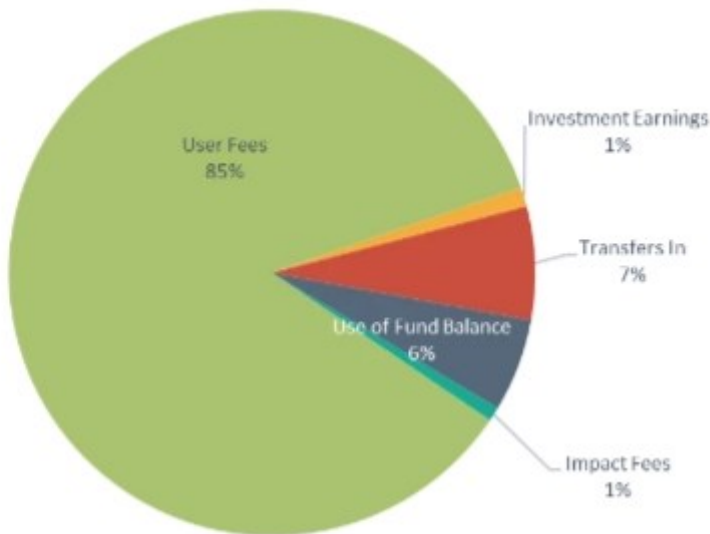
**SOUTH JORDAN**  
UTAH

## Enterprise Fund Summary

Water, Sanitation, Mulligans, Self Insurance

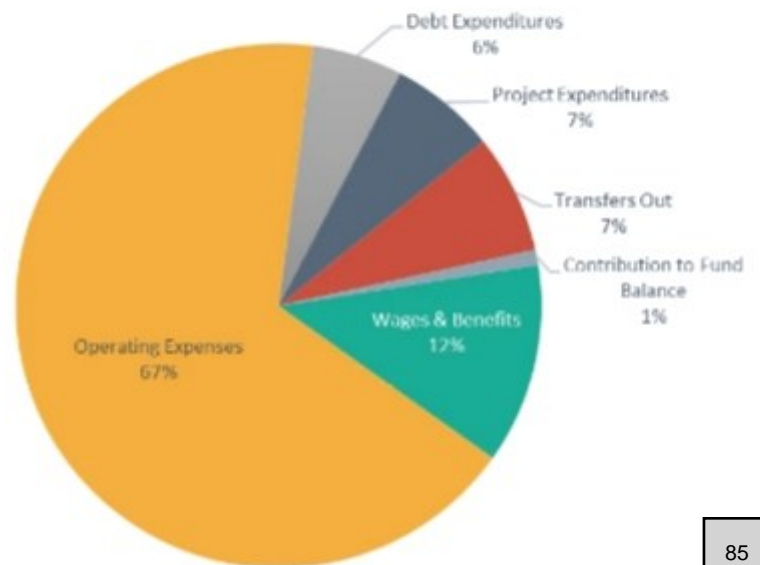
### Where Money Comes From

Enterprise Funds 2027 Adopted, \$40,574,031



### How Money is Spent

Enterprise Funds 2027 Adopted, \$40,574,031



| FUND       | # OF EMPLOYEES |
|------------|----------------|
| Enterprise | 43             |



## Debt Service

### Debts Remaining

| Bond   | Maturity Date | Outstanding Balance |
|--|---------------|---------------------|
| 2015 RDA Sales Tax & Tax Increment Revenue Bonds | 2032          | \$6,290,000         |
| 2016 Special Assessment                          | 2037          | \$17,450,000        |
| 2017 Sales Tax Bonds                             | 2040          | \$15,085,000        |
| 2019 Sales Tax Bonds                             | 2040          | \$10,980,000        |
| 2025 Water Revenue Bond                          | 2046          | \$41,135,000        |



## Grants Received

|   |              |
|---|--------------|
| Federal Grants Received 2018-2026         | \$10,659,886 |
| State Legislative Appropriation 2018-2026 | \$19,250,000 |
| State Grants Received 2018-2026           | \$25,902,466 |
| Total Grants Received                     | \$55,812,352 |



**SOUTH JORDAN**  
UTAH

## Proposed Capital Projects : \$15,991,100

|                      |  | Cost        | Funding Source      |
|----------------------|--|-------------|---------------------|
| Park Projects        |  | \$410,000   | General Fund        |
|                      |  | \$650,000   | Park Impact Fees    |
| Road Projects        |  | \$2,200,000 | Class C Funds       |
|                      |  | \$1,800,000 | Transportation Tax  |
|                      |  | \$894,000   | General Fund        |
|                      |  | \$300,000   | CDA Fund            |
| Facilities Projects  |  | \$210,000   | Road Impact Fees    |
|                      |  | \$956,250   | General Fund        |
|                      |  | \$76,250    | Storm Drain Fund    |
|                      |  | \$76,250    | Sanitation Fund     |
| Water Projects       |  | \$76,250    | Water Fund          |
|                      |  | \$2,064,250 |                     |
|                      |  |             |                     |
| Mulligans Projects   |  | \$300,000   | Mulligans Fund      |
| Storm Drain Projects |  | \$1,223,750 | Storm Drain Fund    |
| Fleet                |  | \$1,639,000 | General Fund        |
|                      |  | \$275,000   | Sanitation          |
|                      |  | \$400,000   | Storm Drain         |
|                      |  | \$2,340,100 | Public Safety Lease |
|                      |  | \$100,000   | Mulligans           |



SOUTH JORDAN  
U T A H

## On Going Capital Projects Summary

| PROJECTS        | # OF PROJECTS | REMAINING BUDGET TO COMPLETION |
|-----------------|---------------|--------------------------------|
| General Capital | 43            | \$7,164,075.78                 |
| Local Transit   | 18            | \$3,389,890.80                 |
| Class C         | 12            | \$420,587.91                   |
| CDA             | 5             | \$1,215,125.16                 |
| Parks Impact    | 2             | \$143,858.35                   |
| Water           | 21            | \$11,572,558.14                |
| Mulligans       | 11            | \$422,636.79                   |
|                 | <b>112</b>    | <b>\$24,328,732.93</b>         |

**RESOLUTION R2026 - 10**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, ADOPTING A TENTATIVE BUDGET; MAKING APPROPRIATIONS FOR THE SUPPORT OF THE CITY OF SOUTH JORDAN FOR THE FISCAL YEAR COMMENCING JULY 1, 2026 AND ENDING JUNE 30, 2027.**

**WHEREAS**, the South Jordan Budget Officer, as required by law, submitted to the South Jordan City Council a proposed budget (herein the “Tentative Budget”) for the fiscal year commencing July 1, 2026 and ending June 30, 2027; and

**WHEREAS**, the City Council has reviewed and considered the Tentative Budget; and

**WHEREAS**, it is the intent and desire of the City of South Jordan to comply with all applicable State and local laws regarding the adoption of the Tentative Budget; and

**WHEREAS**, the City Council finds that it is in the best interest of the citizens of South Jordan City to adopt a Tentative Budget for South Jordan City.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH:**

**SECTION 1. Tentative Budget Adoption.** The amounts shown in Exhibit “A”, which is attached hereto and incorporated herein by reference, are hereby tentatively appropriated for the corporate purposes and objectives of the City of South Jordan for the fiscal year commencing July 1, 2026 and ending June 30, 2027 and are hereby adopted as the Tentative Budget of the City of South Jordan for the fiscal year 2026-2027.

**SECTION 2. Further Action.** In addition to the foregoing, the Budget Officer is hereby directed to implement any other necessary actions pertinent to the adoption of the Budget. Such actions may include, but are not necessarily limited to, notification, reporting, and publishing as required by and consistent with applicable law.

**SECTION 3. Effective Date.** This Resolution shall become effective immediately upon passage.

[Signature Page Follows]

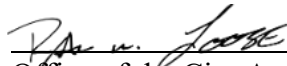
**APPROVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH,  
ON THIS 5<sup>th</sup> DAY OF MAY, 2026 BY THE FOLLOWING VOTE:**

|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Donald Shelton | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn R. Ramsey

Attest: \_\_\_\_\_  
Anna Crookston, City Recorder

Approved as to form:


  
\_\_\_\_\_  
Office of the City Attorney



City of South Jordan  
State of Utah

# Tentative Budget

Fiscal Year 2026-2027

 [www.sjc.utah.gov](http://www.sjc.utah.gov)



**The City of South Jordan**

# **Tentative Budget**

**Fiscal Year 2026-2027**

**City of South Jordan**  
**1600 West Towne Center Drive**  
**South Jordan, UT 84095**  
[www.sjc.utah.gov](http://www.sjc.utah.gov)  
**Phone: (801) 254-3742**  
**Fax: (801) 253-5250**

# Table of Contents

## INTRODUCTION

- Table of Contents ..... 2
- Budget Award ..... 4
- Organization Chart ..... 5
- Officials and Staff ..... 6
- City Council Districts ..... 7
- City Manager’s Letter ..... 8
- Strategic Plan ..... 10
- Fund Organizational Chart ..... 13
- Department/Fund Relationship ..... 14
- Fund Types ..... 15

## THE BUDGET PROCESS

- Budget Process..... 16
- Budget in Brief ..... 19
- Long-Term Financial Plan ..... 31
- Key Fiscal Management Practices ..... 34

## FINANCIAL SUMMARIES

- Revenue Source Detail ..... 37
- Fund Balance and Reserves ..... 58
- Fund Balance Summary ..... 59
- All Funds Revenues and Expenditures ..... 60

## GENERAL FUND

- General Fund Summary ..... 61
- General Fund Revenues ..... 62
- General Fund Expenditures..... 63

## OFFICE OF THE CITY MANAGER

- Executive ..... 66
- Information Center ..... 68
- Human Resources ..... 70
- Finance..... 72
- City Commerce..... 74
- City Recorder..... 76

## OFFICE OF THE ASSISTANT CITY MANAGER

- Assistant City Manager ..... 79

## ADMINISTRATIVE SERVICES

- Administrative Services Admin ..... 82
- Communications/Media/Marketing ..... 84
- Information Services ..... 86

## RECREATION

- Recreation/Event Programs ..... 89
- Seniors ..... 91
- Gale Museum..... 93

## ENGINEERING SERVICES

- Building ..... 96
- Engineering ..... 98

## PLANNING & ZONING

- Planning ..... 101

## FIRE DEPARTMENT

- Fire Department..... 104

## POLICE DEPARTMENT

- Police Department ..... 107

## PUBLIC WORKS

- Public Works Admin ..... 110
- Fleet ..... 112
- Parks..... 114
- Cemetery ..... 116
- Street Lighting ..... 118
- Streets..... 120
- Facilities ..... 122

## OFFICE OF THE CITY ATTORNEY

- Office of the City Attorney ..... 125

## SPECIAL REVENUE FUNDS

- Special Revenue Fund Summary ..... 128
- Redevelopment Agency ..... 129
- RDA Housing ..... 131
- CDA ..... 133
- CRA..... 135
- HTRZ..... 137
- Community Development Block Grant ..... 139
- Interfacility Transfers..... 141
- Storm Water..... 144

# Table of Contents

## ENTERPRISE FUNDS

|                               |     |
|-------------------------------|-----|
| Enterprise Fund Summary ..... | 148 |
| Water .....                   | 149 |
| Water CIP .....               | 153 |
| Secondary Water.....          | 155 |
| Sanitation.....               | 158 |
| Mulligans Golf & Games .....  | 161 |
| Mulligans CIP.....            | 164 |
| Risk Management .....         | 165 |

## DEBT SERVICE FUNDS

|                                  |     |
|----------------------------------|-----|
| Legal Debt Margin.....           | 168 |
| Debt Service Funds Summary ..... | 169 |
| General Debt Service .....       | 170 |
| Other Revenue Bonds .....        | 173 |
| Debt Payment Summary .....       | 176 |

## CAPITAL IMPROVEMENT PROGRAM

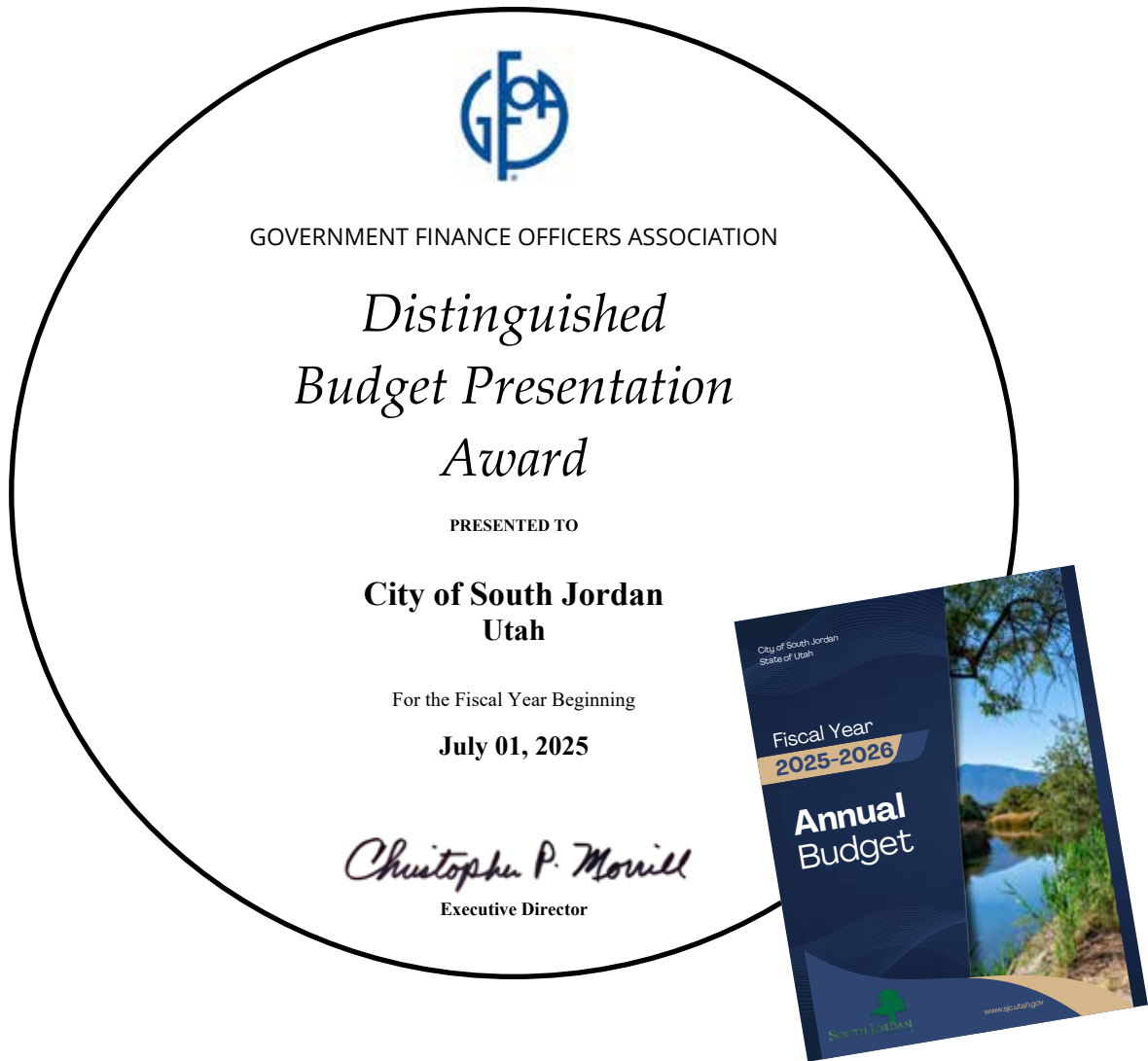
|                                     |     |
|-------------------------------------|-----|
| Capital Projects Fund Summary ..... | 180 |
| Infrastructure Improvement .....    | 182 |
| Maintenance & Operations.....       | 184 |
| Capital Equipment.....              | 185 |
| Non-Routine Projects.....           | 186 |

## CITY PROFILE

|                                |     |
|--------------------------------|-----|
| South Jordan at a Glance ..... | 195 |
| History of South Jordan.....   | 200 |

## OTHER

|                    |     |
|--------------------|-----|
| Fee Schedule ..... | 203 |
| Glossary .....     | 220 |



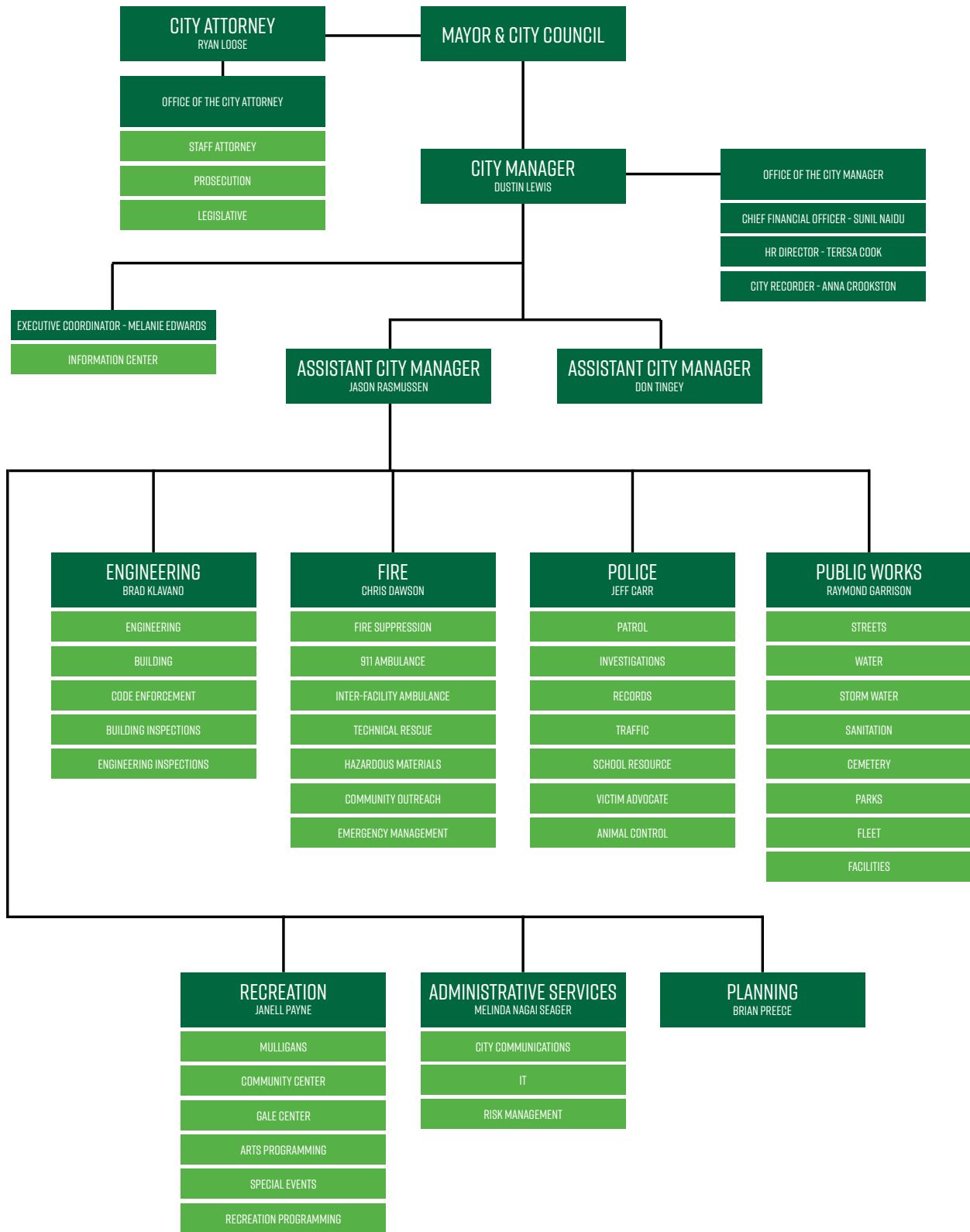
The Government Finance Officers Association of the United States and Canada (GFOA) presented a Distinguished Budget Presentation Award to the City of South Jordan, Utah for its Annual Budget for the fiscal year beginning July 1, 2024.

In order to receive this award, a governmental unit must publish a budget document that meets program criteria as a policy document, as a financial plan, as an operations guide, and as a communications device.

The award is valid for a period of one year only. We believe our current budget continues to conform to program requirements, and we are submitting it to GFOA to determine its eligibility for another year.

**THE CITY OF SOUTH JORDAN HAS EARNED THE DISTINGUISHED BUDGET AWARD FOR 32 CONSECUTIVE YEARS.**

# Organization Chart



# Officials and Staff

## Mayor and Governing Body

|                    |                   |                       |
|--------------------|-------------------|-----------------------|
| Mayor              | Dawn R. Ramsey    | dramsey@sjc.utah.gov  |
| Council Member (1) | Patrick Harris    | pharris@sjc.utah.gov  |
| Council Member (2) | Kathie L. Johnson | kjohnson@sjc.utah.gov |
| Council Member (3) | Donald J. Shelton | dshelton@sjc.utah.gov |
| Council Member (4) | Tamara Zander     | tzander@sjc.utah.gov  |
| Council Member (5) | Jason T. McGuire  | jmcguire@sjc.utah.gov |

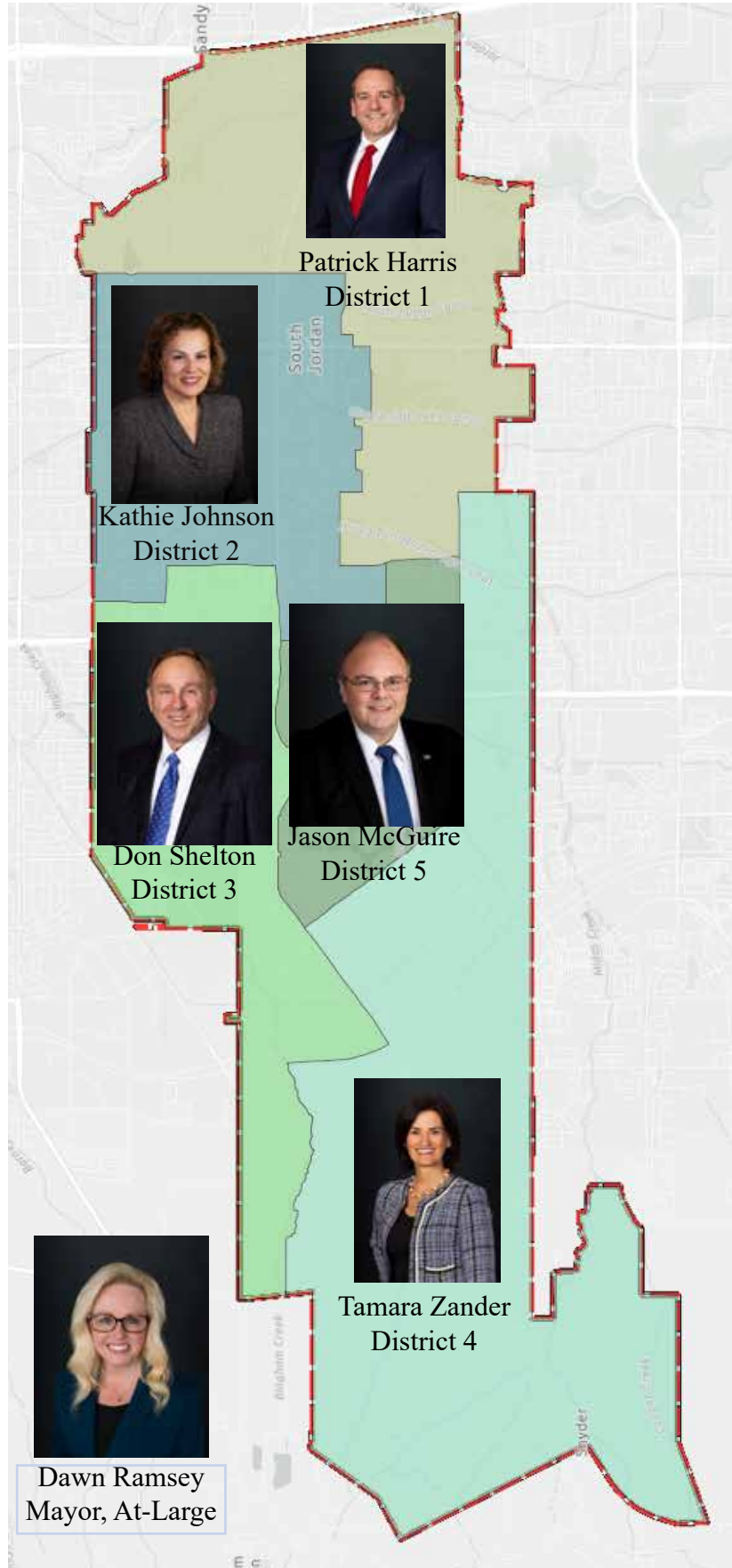
## Appointed Officials

|                    |                |                         |
|--------------------|----------------|-------------------------|
| City Manager       | Dustin Lewis   | dlewis@sjc.utah.gov     |
| City Attorney      | Ryan Loose     | rloose@sjc.utah.gov     |
| CFO/Budget Officer | Sunil K. Naidu | snaidu@sjc.utah.gov     |
| City Treasurer     | Chip Dawson    | cdawson@sjc.utah.gov    |
| City Recorder      | Anna Crookston | acrookston@sjc.utah.gov |

## Executive Team

|                             |                  |                         |
|-----------------------------|------------------|-------------------------|
| Assistant City Manager      | Jason Rasmussen  | jrasmussen@sjc.utah.gov |
| Assistant City Manager      | Don Tingey       | dtingey@sjc.utah.gov    |
| Director of Human Resources | Teresa Cook      | tcook@sjc.utah.gov      |
| Police Chief                | Jeff Carr        | jcarr@sjc.utah.gov      |
| Director of Planning        | Brian Preece     | bpreece@sjc.utah.gov    |
| Director of Engineering     | Brad Klavano     | bklavano@sjc.utah.gov   |
| Director of Public Works    | Raymond Garrison | rgarrison@sjc.utah.gov  |
| Fire Chief                  | Chris Dawson     | chdawson@sjc.utah.gov   |
| Director of Admin Services  | Melinda Seager   | mseager@sjc.utah.gov    |
| Director of Recreation      | Janell Payne     | jpayne@sjc.utah.gov     |

# City Council Districts



# City Manager's Message

To the Mayor, City Council, and Members of the Community:

The budget is the foundation of all the programs and work that is accomplished in the City each year. I am pleased to share the Fiscal Year 2026-2027 budget herein. Significant time and effort has gone into its preparation. We have continued to follow the pattern that was established several years ago using the approach of putting a budget together focused on conservative fiscal responsibility, a strong desire to maintain current service levels, and a vision of a sustainable financial future for our community. This year's fiscal budget continues to maintain our exceptional service levels by allowing the City to retain well-trained and skilled employees, keeps the financial reserves healthy, and provides for the increasing costs of building and maintaining public infrastructure.



City Manager  
Dustin Lewis

The City Council has developed a robust and comprehensive strategic plan to guide the City forward and this budget supports the implementation of that plan and further reinforces key initiatives supported by our residents. These key initiatives bring life and meaning to the budget and provide an easy guide for residents to link their taxes to measured outcomes. This year the Mayor, City Council, and City Staff continued to incorporate the elements of a priority-driven budget. These principles help identify the most important strategic related priorities, and then through a collaborative, evidence-based process, rank programs or services according to how well they align with those identified priorities.

## POLICY ISSUES

The City honors its commitment of maintaining outstanding programs and keeping services at a high level through a highly productive and efficient team of employees.

## SOLUTIONS

The City continues to use priority-based budgeting as a recognized best practice in municipal finance and has been using it for many years as the basis of our budgeting philosophy. As a common sense, data-driven, strategic alternative to incremental budgeting, the philosophy of priority-driven budgeting is that resources can be allocated according to how effectively a program or service achieves

the goals and objectives that are of most significant value to the community.

This budget identifies several strategic drivers that need fiscal resources to keep us current and relevant in our changing growth patterns. We continue to protect our investment in a well-trained and experienced workforce that has some of the best and brightest professionals in their field of expertise. We also have focused on maintaining our infrastructure in a responsible way to try to avoid significant costs in the future.

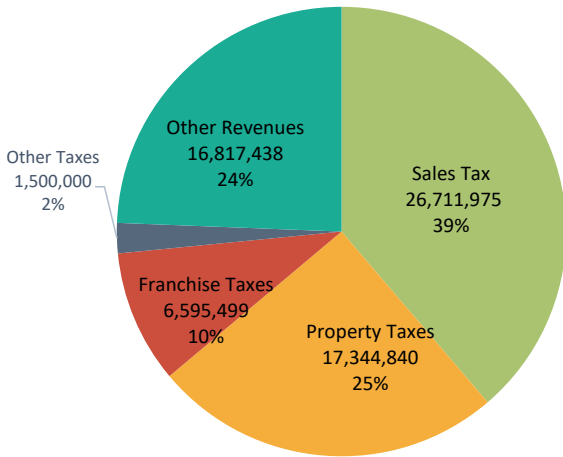
As the City grows, we have a responsibility to ensure our investment in personnel, infrastructure, and services are not eroded over time. After careful evaluations, the following items are some of the major undertakings of this budget; a) fortification of our employee retention program, b) funds for infrastructure, maintenance and projects totaling \$15,991,100, c) hiring 12 full-time employees, including 1 recreation personnel, 5 fire personnel, 4 police personnel, and 2 police personnel upgraded from part time to full time.



## ECONOMIC FACTORS

South Jordan is beginning to see significant retail and employment center growth in western part of the City. South Jordan City is working to establish a balanced and sustainable economic base that includes property tax revenues, sales tax revenues and good-paying jobs. In order to do this, the City must focus on both regional retail and Class A office park development, expansion of job creation centers, and thereby establishing itself as the economic hub of the Southwest Valley.

# City Manager's Message



## SOLUTIONS

The City's General Plan includes associated land uses that are balanced, viable and are reflective of our community desires. The adoption and implementation of these various planning scenarios including key sub-area plans, are now the necessary tools confirming that our fiscal health remains excellent now and into the future. The General Plan is important in helping the City be prepared to sustain our levels of service when we reach build out. We must devise strategies that will bring investment into the City, keep our neighborhoods clean and crime free, and grow businesses for job creation.

The City must continue to build a tax base that is multifaceted, reliable, and truthful.

## REGULATORY & LEGISLATIVE CHALLENGES

Cities face external forces, such as a potential recession, emergencies that demand public services, or new Federal and State policies that require cities to adjust and adapt. How we adapt depends in large part on our capacity to control resources and manage change.

## SOLUTIONS

As we continue to think of fiscal matters in the future we must focus on a different set of horizons. We have to be sensitive to community aesthetics, continue to use evidence base decision making and we must also become advocates and entrepreneurs more than just regulators. Three principal attributes of cities' capacity to adapt to changing environments are: (1) the state-local framework, including most importantly the constraining effects of the state legislature and the state's financial non-support of its cities; (2) the alignment between a city's economic base and its fiscal budget priorities; and (3) the demands of the city's residents and customers to provide an acceptable level of services. These three attributes create a lens

through which we can understand the decision making room for city officials to respond to so many external forces.

Most recently, cities are experiencing more demand to be part of the solution regarding affordable housing and are subject to such related state enacted legislation and rule-making.

## CHANGES IN SERVICE LEVELS OR FEES

Sustainable growth starts with best-in-class city services, such as safe neighborhoods, reliable roads, and great parks. Those best-in-class services drive population growth, as more and more people and business desire to live and work in the community. Where Utah's tax structure does not allow for inflation capture in property taxes we will be facing difficult decision as it relates to taxes and services. Without more commercially based property taxes, the City will continue to find it harder to meet the growth related service demands. Municipal budgets are strongest when they have diversified revenue streams and when cities' taxation system aligns with their economies.

## SOLUTIONS

This budget also keeps our debt ratio comparatively low, which helps the City maintain very high credit rating in our general fund (AAA). We must be wise and prudent in our borrowing of money; knowing however, that we will have to maintain our investment in infrastructure and to add desired public amenities as needed by our residents. We are committed to maintain fiscal policies that strengthen our core service levels and sustain our reserves into the future.

This budget is the product of considerable time and attention over the past several months to the strategic, fiscal, and operational planning by the City Council and City Staff. All have contributed critical insights and untold hours of dedicated work to this major undertaking.

On behalf of all City employees, we look forward to working with the City Council and the Community as we use this budget to implement the City's Strategic Plan. I am confident that the result of our efforts will demonstrate our commitment to providing excellent services, investing in our future through public infrastructure, facilities, amenities, and proactively responding to changing fiscal realities.

# Strategic Plan

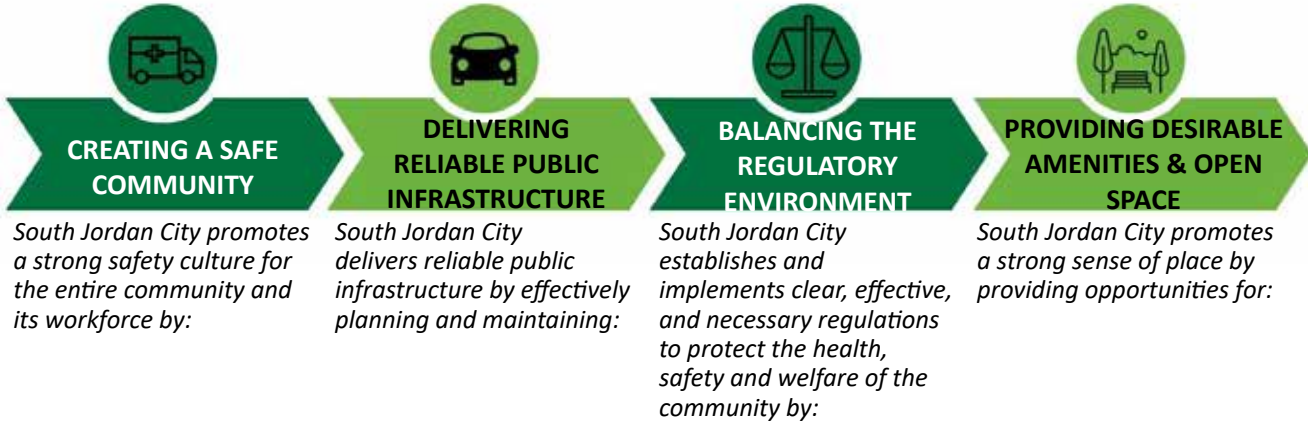
## Our Vision

We are a family-oriented community, founded upon principles of accountability, integrity, industry, and innovation with an unwillingness to compromise in securing a sustainable environment for future generations.

## Our Mission

South Jordan City provides service-oriented, responsible government, consistent with the community's values, priorities, and expectations for a high quality of life, enhancing the City's fiscal health, providing professional and innovative services, and managing the City's resources, while planning for the future.

## Our Priorities



### STRATEGIES:

- Creating a Safe Sense of Community.
- Ensuring an Appropriate Response
- Ensuring Community Readiness

### GUIDING PRINCIPLES:

SC-1. Protects the public while fostering personal safety and security while providing education throughout the community  
 SC-2. Responds to emergencies and calls for service and listens to concerns  
 SC-3. Enforces the law respectfully and without prejudice  
 SC-4. Delivers a safe and reliable public and private infrastructure system  
 SC-5. Engages the entire community to share in the responsibility for its safety, health and well-being

### STRATEGIES:

- Multi-Modal Transportation Networks
- Public Utility Systems
- Public Facilities

### GUIDING PRINCIPLES:

RPI-1. Plans and coordinates with other stakeholders for quality public infrastructure (e.g. streets, culinary and secondary water, storm water, parks, trails, open space and public facilities)  
 RPI-2. Develops quality public infrastructure  
 RPI-3-. Maintains and operates quality public infrastructure  
 RPI-4. Endures funding from multiple stakeholders to effectively plan, develop, staff and operate quality public infrastructure

### STRATEGIES:

- Implementing & Enforcing Regulations
- Executing the General Plan
- Engaging the Community Appropriately

### GUIDING PRINCIPLES:

BRE-1. Develops effective, well-balanced and consistently applied ordinances and policies  
 BRE-2. Implements ordinances and policies that encourage quality community growth and development  
 BRE-3. Educates and engages the members of the community, developing a sense of shared responsibility and community pride  
 BRE-4. Enforces ordinances and policies with adequate staffing to maintain a clean, orderly and sustainable community

### STRATEGIES:

- Parks, Trails & Open Space
- Recreation Programs & Events
- Arts & Culture

### GUIDING PRINCIPLES:

DAOS-1. Develops a quality parks, trails and recreation facilities system  
 DAOS-2. Maintains and operates a quality parks, trails and recreation system  
 DAOS-3. Preserves the community's heritage and culture for today's and future generations  
 DAOS-4. Offers a variety of park amenities, recreation and art programs and community events for all ages and abilities  
 DAOS-5. Partners with community stakeholders to maintain and expand park, art and recreational opportunities

# Strategic Plan



*South Jordan City promotes economic development by facilitating efforts with stakeholders for a sustainable future by:*

*South Jordan City promotes a sustainable community by planning for growth while aligning its resources through:*

*South Jordan City promotes an engaged and informed community through a variety of effective methods to inform, educate and connect with its residents by:*

*South Jordan City provides efficient and effective governance through best practices in:*

**STRATEGIES:**

- Enhancing a Diverse & Dynamic Tax Base
- Ensuring Sustainability
- Engaging Stakeholders

**GUIDING PRINCIPLES:**

ED-1. Expands, attracts and retains a diverse mix of high quality employers to contribute to the community's economic sustainability and offer opportunities for employment  
 ED-2. Promotes the community as a safe, attractive and quality place to live, work and play  
 ED-3. Enhances a dynamic, sustainable and diversified tax base, balancing taxes, fees and charges  
 ED-4. Establishes a predictable and efficient development process that fosters a high degree of collaboration and coordination within the community and with diverse stakeholders  
 ED-5. Ensures a quality public infrastructure network that meets the needs of future economic growth objectives

**STRATEGIES:**

- Intentional & Integrated Planning
- Maintaining Service Levels
- Conservation Programs

**GUIDING PRINCIPLES:**

SG-1. Implements effective policies and programs to ensure the accomplishment of the General Plan and its related goals and objectives while using a variety of financial tools (e.g. RDA housing funds) to ensure diverse and affordable housing types  
 SG-2. Creates and supports environmentally sustainable programs including water conservation, recycling, energy conservation, and air quality improvement to ensure the financial well-being and long-term sustainability of the community  
 SG-3. Develops future water resources through a variety of innovative methods  
 SG-4. Enhances and maintains public transportation networks (e.g. TRAX, Frontrunner, I-15, MVC, Bangerter, U-111) ensuring long-term needs are incorporated into growth plans

**STRATEGIES:**

- Listening & Learning
- Informing & Educating
- Fostering Shared Responsibility

**GUIDING PRINCIPLES:**

EC-1. Responds to the needs and concerns of the community in a prompt, transparent, professional, respectful and ethical manner  
 EC-2. Ensures open, two-way communication, by listening to and soliciting feedback from community members  
 EC-3. Provides opportunities to engage and serve, informing and involving the community through a variety of methods  
 EC-4. Fosters a feeling of community pride, acceptance of others, and a sense of shared responsibility

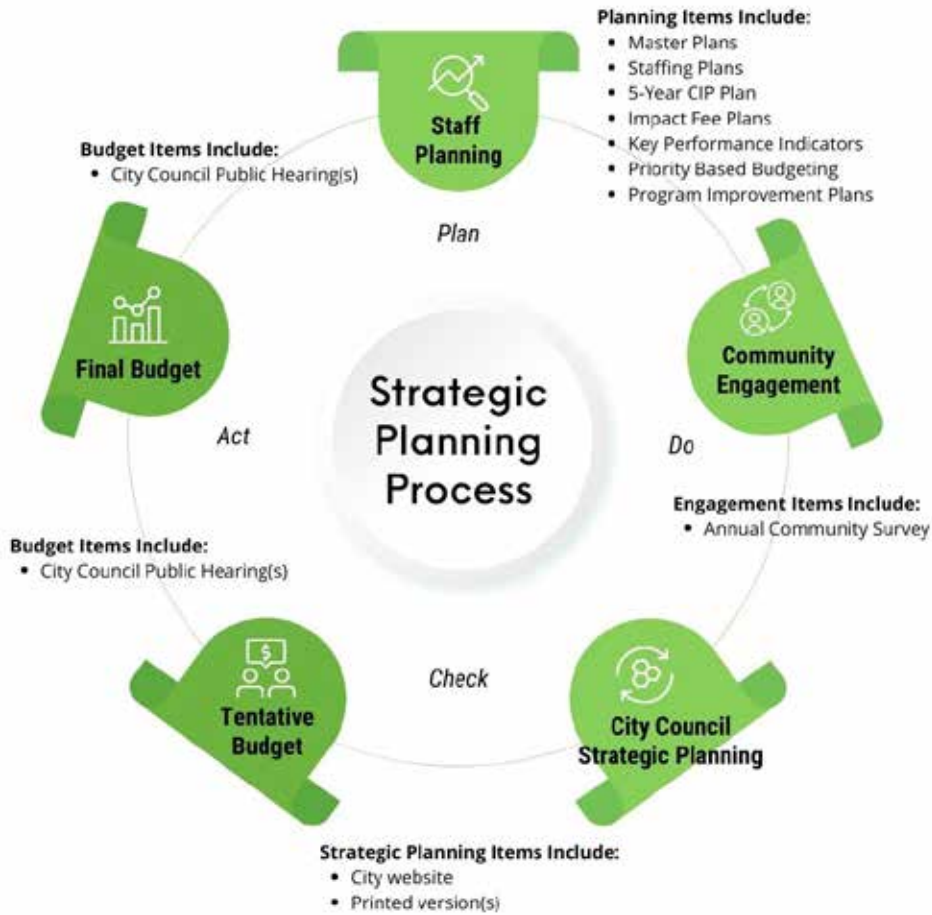
**STRATEGIES:**

- Fiscal Responsibility
- Technology & Transparency
- Leadership & Operational Excellence
- Community Alignment

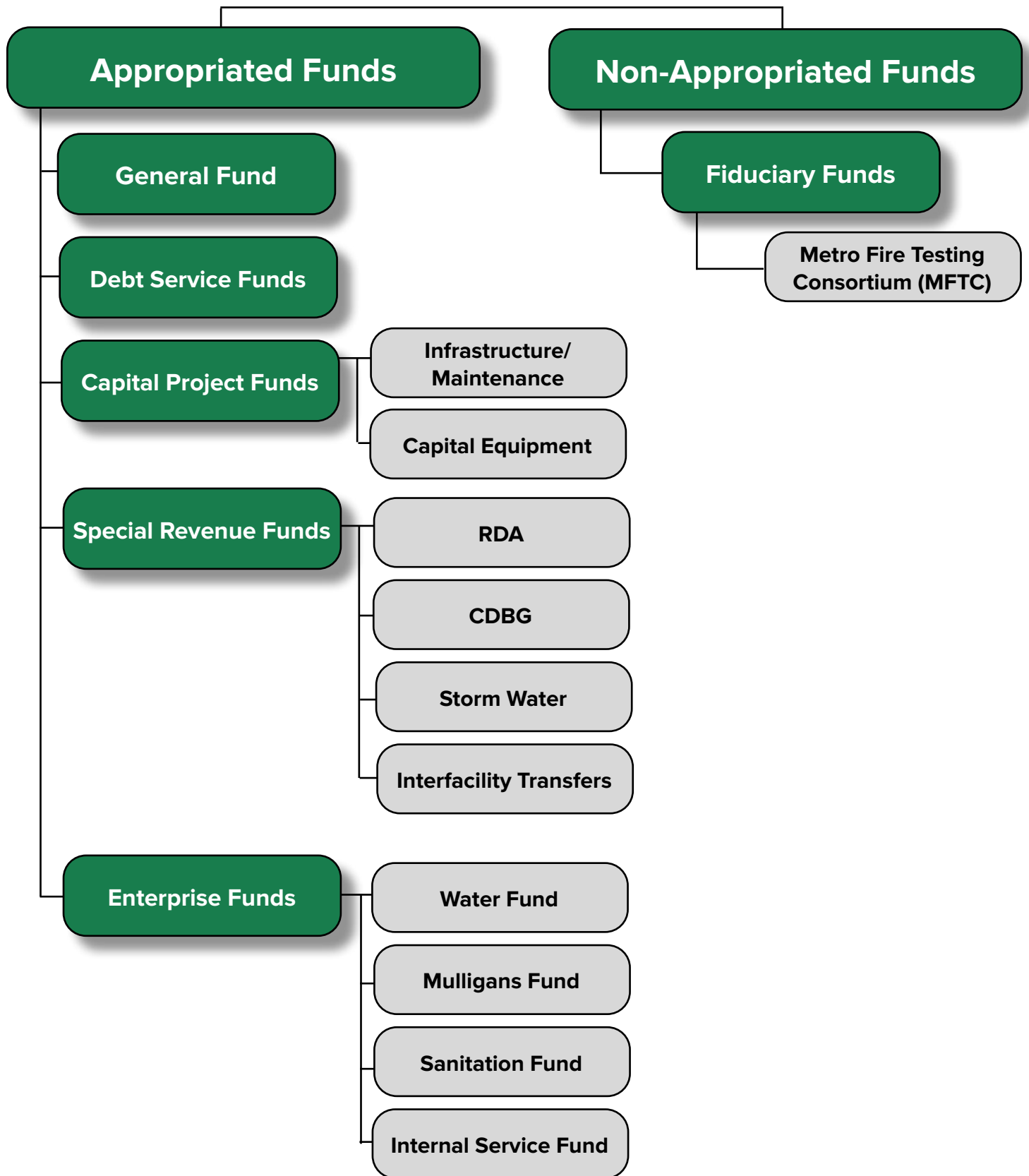
**GUIDING PRINCIPLES:**

FRG-1. Workforce: attracts, motivates, develops and retains a high-quality, engaged and productive workforce  
 FRG-2. Transparency: fosters fiscal responsibility, operational excellence, trust and transparency by ensuring accountability, efficiency and innovation in all operations  
 FRG-3. Resource Alignment: projects, manages, optimizes and invests in its human, financial, physical and technological resources to ensure alignment with planning and budget  
 FRG-4. Regulatory Compliance: assures regulatory and policy compliance to minimize and mitigate risk  
 FRG-5. Communication: provides responsive and accessible leadership, facilitates timely and effective two-way communication and utilizes input from all stakeholders  
 FRG-6. Vision and Planning: supports decision-making with timely and accurate short-term and long-range analysis that enhances vision and planning

The chart below outlines the process used to create strategic goals.



# Fund Organizational Chart



# Department/Fund Relationship

| Department                 | Governmental Funds |              |                  |                      |                 |           |         | Proprietary Funds |                 |                |                       |
|----------------------------|--------------------|--------------|------------------|----------------------|-----------------|-----------|---------|-------------------|-----------------|----------------|-----------------------|
|                            | Major Funds        |              |                  |                      | Non Major Funds |           |         | Major Funds       | Non Major Funds |                |                       |
|                            | General Fund       | Debt Service | Capital Projects | Redevelopment Agency | Storm Water     | IFT       | CDBG    | Water Fund        | Sanitation Fund | Mulligans Fund | Internal Service Fund |
| Office of the City Manager | 9,779,835          | 6,018,331    | -                | 30,865,000           |                 |           | 235,000 |                   |                 |                |                       |
| Administrative Services    | 4,008,355          |              |                  |                      |                 |           |         |                   |                 | 2,544,161      | 733,436               |
| Recreation                 | 3,182,301          |              |                  |                      |                 |           |         |                   |                 |                |                       |
| Engineering Services       | 5,749,380          |              |                  |                      |                 |           |         |                   |                 |                |                       |
| Planning                   | 985,651            |              |                  |                      |                 |           |         |                   |                 |                |                       |
| Fire/EMS                   | 15,964,519         |              | 525,000          |                      |                 | 1,752,000 |         |                   |                 |                |                       |
| Police                     | 17,402,244         |              | 1,815,100        |                      |                 |           |         |                   |                 |                |                       |
| Public Works               | 13,627,152         |              | 18,461,000       |                      | 3,754,734       |           |         | 29,536,872        | 7,759,562       |                |                       |
| City Attorney              | 1,507,006          |              |                  |                      |                 |           |         |                   |                 |                |                       |



City Council Chambers

# Fund Types

## Governmental Funds

### Major Fund Descriptions:

#### **General Fund**

The general fund is used to account for resources traditionally associated with a government which are not required legally or by sound financial management to be accounted for in another fund.

#### **Debt Service Fund**

The debt service fund is used to account for the accumulation of resources and payment of bond principal and interest from governmental resources and special assessment bond principal and interest from special assessment levies when the government is obligated in some manner for the payment.

#### **Redevelopment Agency (RDA) Fund**

The RDA fund is used to account for the activities of the Redevelopment Agency. The Agency is an entity established to further public purpose in the redevelopment of particular City areas.

#### **Capital Projects Fund**

The capital projects fund is used to account for the construction of budgeted capital projects of the City, Impact Fees, intergovernmental grants, transfers from the general fund, and interest earnings are the principal sources of funding for these projects.

### Non-Major Fund Descriptions:

#### **Storm Drain Fund**

The Storm Drain fund is used to track revenue from a monthly fee paid by City residents for the maintenance of the City's storm drain system.

#### **CDBG Fund**

The CDBG fund is used to account for the revenues received by the City as a grantee participant in the Community Development Block Grant Program.

#### **Interfacility Transfers (IFT) Fund**

The IFT fund is used to account for the revenues received by the City for Advanced Life Support (ALS) treatment and transport capabilities.

## Proprietary Funds

### Major Fund Descriptions:

#### **Water Fund**

The water fund is used to account for the activities of the City's water operations.

#### **Mulligans Fund**

The Mulligans fund is used to account for the operation of Mulligans Golf & Games. This City recreation facility includes golf, miniature golf, driving range, and batting cages.

### Non-Major Fund Descriptions:

#### **Sanitation Fund**

The sanitation fund is used to account for the activities of the City's sanitation operations.

#### **Risk Management Fund**

The risk management fund is used to account for the cost of claims, injuries and losses.

# Budget Process

The City of South Jordan’s budget process complies with the Utah Fiscal Procedures Act. The City seeks to maintain budgetary control by monitoring monthly revenues and expenditures and by holding each department responsible for costs incurred within budget limits. Financial information and reports are provided to the City Manager and department directors to assist them in monitoring expenditures and in keeping expenditures within approved limits. The Fiscal Year 2026-2027 budget was developed in compliance with state law and was approved by the City Council after a public hearing was held. The proposed FY 2026-2027 budget for each division, department, and fund includes actual expenditures for one prior year, the current year’s adopted budget, the current year’s estimated actuals, and the proposed budget for the coming fiscal year. The City Council shall approve the FY 2026-2027 budget after thoroughly reviewing policy issues related to the budget and proposals to assist the City in achieving program objectives for the coming year.

## Public Participation

Throughout the year, the city communicates with residents via surveys, focus groups, social media, etc. as inputs to decisions about service levels and preferences, community priorities, and organizational performance. The budget process is intended to provide an opportunity for public participation and full disclosure to the residents of South Jordan as to the intent of the City Council in funding the City’s various programs and services.

## Basis of accounting and budgeting

The budgets of governmental funds are prepared on a modified accrual basis of accounting. Briefly, this means that obligations of the City are budgeted as expenditures, but revenues are recognized only when they are available and measurable. The term "available" is defined as collectible within the current period or soon enough thereafter to be used to pay the liabilities of the current period.

| All Budgetary Funds           |                  |                  |
|-------------------------------|------------------|------------------|
| Fund Type                     | Accounting Basis | Budgeting Basis  |
| <b>Governmental Funds</b>     |                  |                  |
| General Fund                  | Modified Accrual | Modified Accrual |
| Special Projects Funds        | Modified Accrual | Modified Accrual |
| Capital Projects Funds        | Modified Accrual | Modified Accrual |
| Debt Service Funds            | Modified Accrual | Modified Accrual |
| <b>Non-Governmental Funds</b> |                  |                  |
| Proprietary Funds             | Accrual          | Modified Accrual |

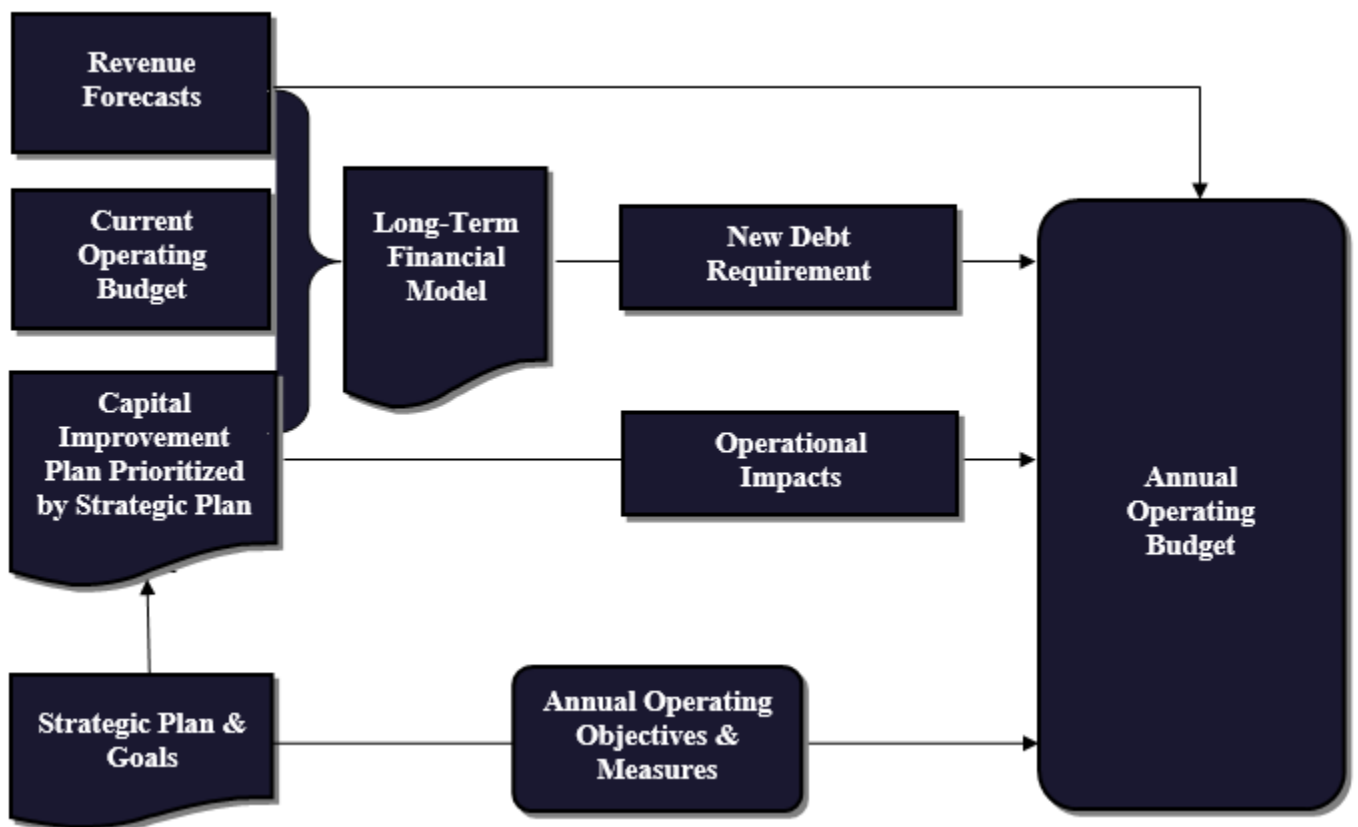
Proprietary Funds do not budget for items such as depreciation, the sale of capital assets, etc.

# Budget Process

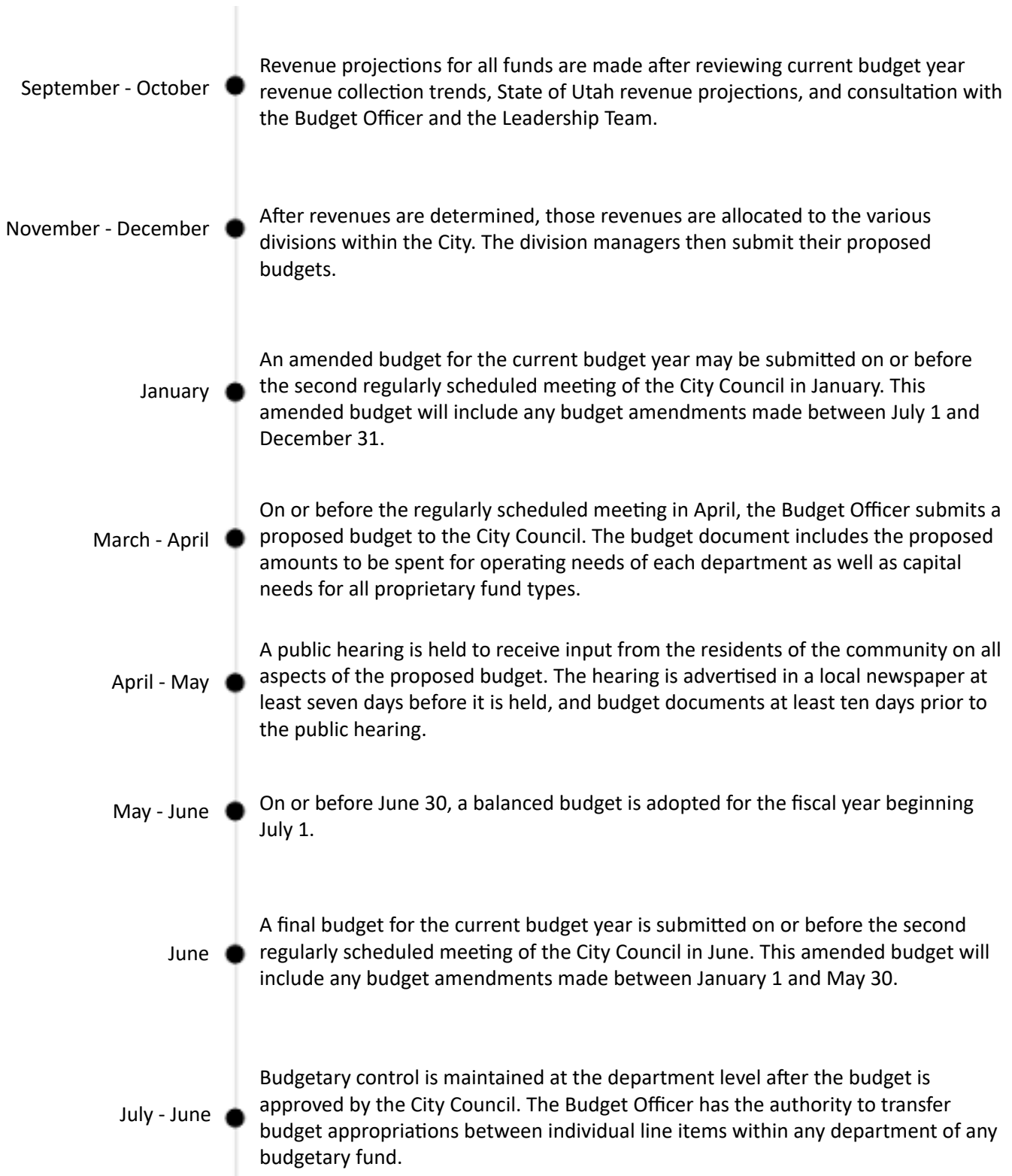
## Budget amendments

Budget amendments are made only with the approval of the City Council upon recommendation of the Budget Officer. Financial controls are intended to be a resource for effective financial management, rather than a barrier to achieving results that are consistent with the City’s overall mission. At the same time, the City must comply with the Utah Fiscal Procedures Act and may not expend monies in excess of those authorized by the City Council. The City Council has authority to transfer budget appropriations between individual departments of any budgetary fund. Budgets may be amended throughout the fiscal year. The City Council may amend the budget after holding a public hearing, giving residents at least seven days notice. A copy of the proposed budget amendment shall be made available to residents for their review ten days before the public hearing.

## Relationship between the Budget Process and Long-Range Planning



The following are the procedures and timeline followed by the City in the budget process:



# Budget in Brief

The City Council approved the fiscal year 2026 Tentative Budget at the May 5, 2026 City Council meeting.

The keys to the City of South Jordan's financial success include a continued growth in assessed property valuation; efficient operation with a minimum change in the City's workforce; diversified revenue streams; no property tax supported debt; increased public and private partnerships; entrepreneurial City Council policy decisions; and caring citizens, committed elected officials, hard-working and talented city employees.

The City's five-year capital improvement plan (CIP) continues to allocate funding for the maintenance and

refurbishment of city facilities. The approved five-year CIP totals \$40,305,075.

This budget in brief is intended to provide the citizens of South Jordan with an overview of the approved operating and capital budgets. Throughout this document, you will find highlighted sections noting the location of detailed information in the approved budget document. Detailed information related to the approved budget can also be found on the City's website at [www.sjc.utah.gov](http://www.sjc.utah.gov).

## Fee Increases for Fiscal Year 2027

The following is a summary of the increased fees for 2027:  
\*See detailed fee schedule on page 203

### Business License Fees

|   |       |         |
|---|-------|---------|
| Booth/room within a licensed business - Massage | \$100 | New     |
|   | \$100 | Renewal |

### Parks & Recreation Fees

|          |        |                           |
|----------|--------|---------------------------|
| Park Fee | \$5.28 | Single Family Residential |
|          | \$3.38 | Multi-Family Residential  |

### Storm Water Fees

|             |        |  |
|-------------|--------|--|
| Residential | \$9.57 | per month (total residential storm drain fee = 1 ERU*) |
|-------------|--------|--|

\*ERU is equivalent residential unit equal 4,752 square feet of impervious surface

|                 |        |   |
|-----------------|--------|---|
| Non-residential | \$9.57 | per month (total non-residential rate storm drain fee per ERU*) |
|-----------------|--------|---|

\*Non-residential fees will be calculated based on the following formula: **square feet of impervious surface / 1 ERU = monthly fee**

### Waste Collection Fees

|                               |         |           |
|-------------------------------|---------|-----------|
| 1st Can                       | \$18.78 | per month |
| Each additional can           | \$12.57 | per month |
| Senior option (70 gallon can) | \$13.91 | per month |
| Recycling                     | \$4     | per month |

### Water Rates

#### Culinary Water Usage Rates

|        |        |
|--------|--------|
| Tier 1 | \$2.29 |
| Tier 2 | \$2.58 |
| Tier 3 | \$2.87 |
| Tier 4 | \$3.16 |
| Tier 5 | \$3.44 |

#### Secondary Water Rates

|             |      |
|-------------|------|
| Base Rate   | \$20 |
| Pumped Rate | \$7  |

#### Water Meter Fees

|                        |          |
|------------------------|----------|
| Water Meter Fee (3/4") | \$482.96 |
| Water Meter Fee (1")   | \$653.68 |

# Budget in Brief

|                                   |            |
|-----------------------------------|------------|
| Water Meter Fee (1.5")            | \$946.76   |
| Water Meter Fee (2")              | \$1,195.80 |
| Water Meter Fee (3")              | \$3,074.56 |
| Water Meter Fee (4")              | \$3,648.76 |
| Water Meter Fee (6")              | \$5,467.28 |
| Water Meter Fee (8")              | \$6,299.32 |
| Secondary Water Meter Fee (1")    | \$612.20   |
| <b>Fire Hydrant Fees</b>          |            |
| Fire Hydrant Deposit (Refundable) | \$3,075    |

## FY 2027 ADOPTED BUDGET

The City’s adopted budget provides estimated revenues and expenditures for programs and services to be provided during the fiscal year from July 1, 2026 through

June 30, 2027. A separate capital budget includes appropriations for infrastructure related to projects, such as roads, buildings, and equipment that may require more than one fiscal year to complete or to acquire.

| Summary of Change - Proposed vs Adopted |              |              |                    |             |             |
|---|--------------|--------------|--------------------|-------------|-------------|
| Operating                               |              |              | Capital            |             |             |
| Fund                                    | Proposed     | Adopted      | Fund               | Proposed    | Adopted     |
| General Fund                            | \$72,206,443 | \$72,206,443 | Class C Road Funds | \$4,700,000 | \$4,700,000 |
| Special Revenue Fund                    | \$36,606,734 | \$36,606,734 | Transportation Tax | \$2,530,000 | \$2,530,000 |
| Debt Service Fund                       | \$6,018,331  | \$6,018,331  | General Capital    | \$2,260,250 | \$2,260,250 |
| Enterprise Fund                         | \$40,574,031 | \$40,574,031 | Capital Equipment  | \$1,464,000 | \$1,464,000 |

## APPROPRIATED BUDGET BY FUND

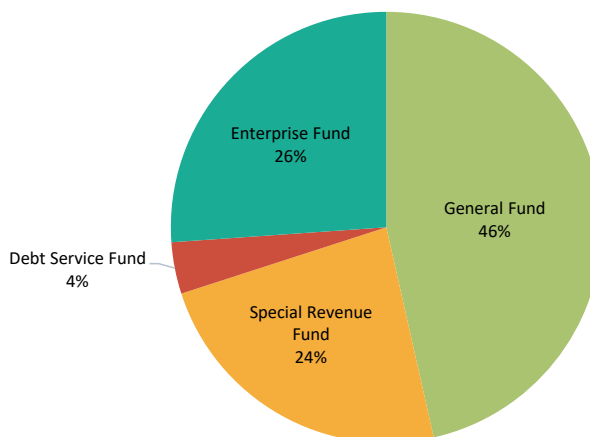
The City’s total appropriated operating budget of \$176 million is made up of the general, special revenue, debt service, enterprise, internal service, and trust and agency funds. A complete self-contained budget, including both revenues and expenses, is prepared for each of these funds.

All funds are balanced in fiscal year 2027. The City’s general fund is balanced in 2027.

For additional information on the amount of funding included for each fund, total funding by department, and detailed information on reserves, see the Financial Summaries section.

Transfers from one fund to another, such as a transfer from the general fund to a capital project fund to offset costs of a capital project, are shown as an expense (or transfer) for the entity fund providing the funding and as revenue to the fund receiving the transfer. In order to determine the actual amount of expenditures authorized by the budget, the transfer amount must be excluded.

Operating Appropriations



# Budget in Brief

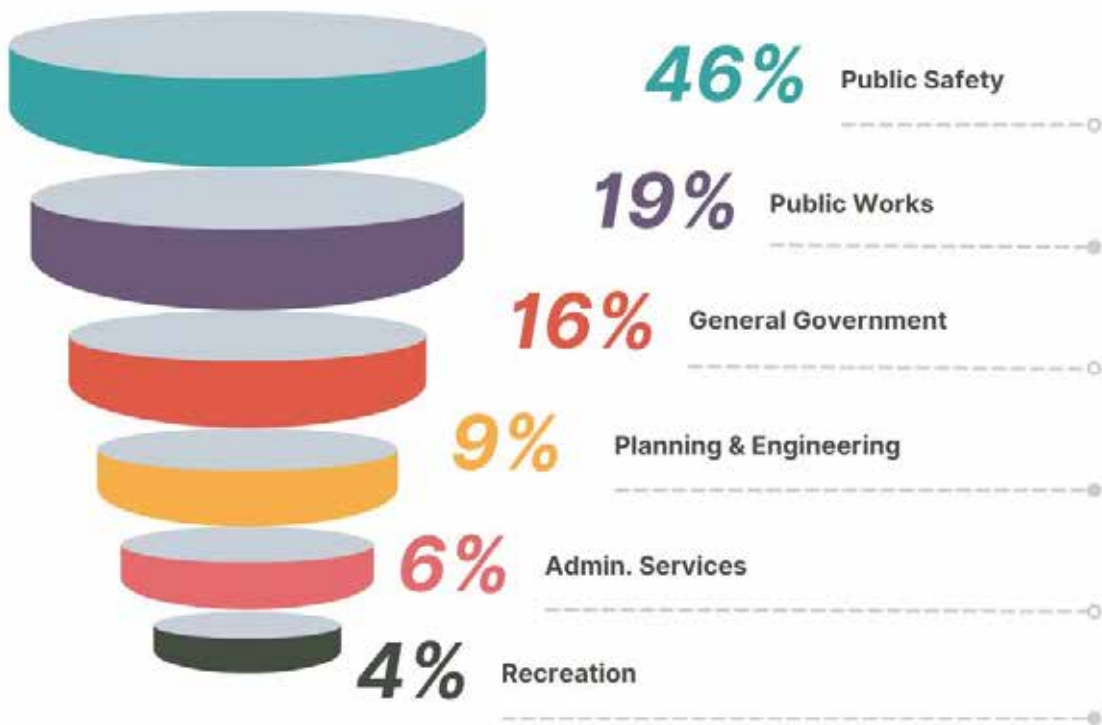
## How General Fund Money is Spent

The general fund is the operating fund of the City for general service departments. The general fund has an operating budget of \$72 million. This fund encompasses

the bulk of activities that are traditionally considered basic governmental services such as public safety, public works, planning, engineering, recreation, and general government.

| Function               | Percent | Description   |
|------------------------|---------|---|
| Public Safety          | 46%     | Police/Animal Control/Fire                              |
| Public Works           | 19%     | Fleet/Streets/Streetlighting/Parks/Cemetery/Facilities  |
| General Government     | 16%     | City Manager/ACM/HR/Finance/City Commerce/City Attorney |
| Planning & Engineering | 9%      | Planning/Engineering/Building                           |
| Admin. Services        | 6%      | Communications/IT                                       |
| Recreation             | 4%      | Recreation Programs/Seniors/Museum/Special Events/Arts  |

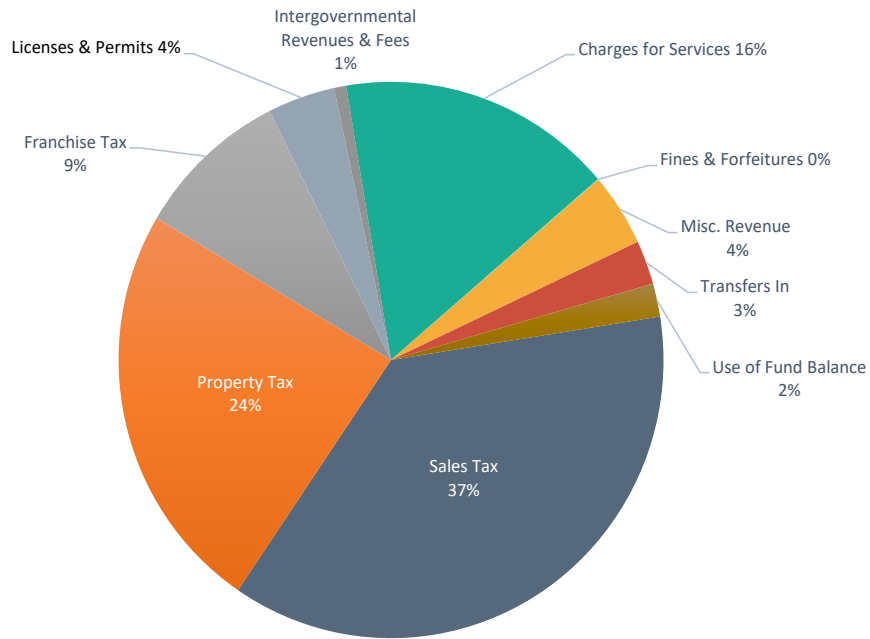
## How Money is Spent



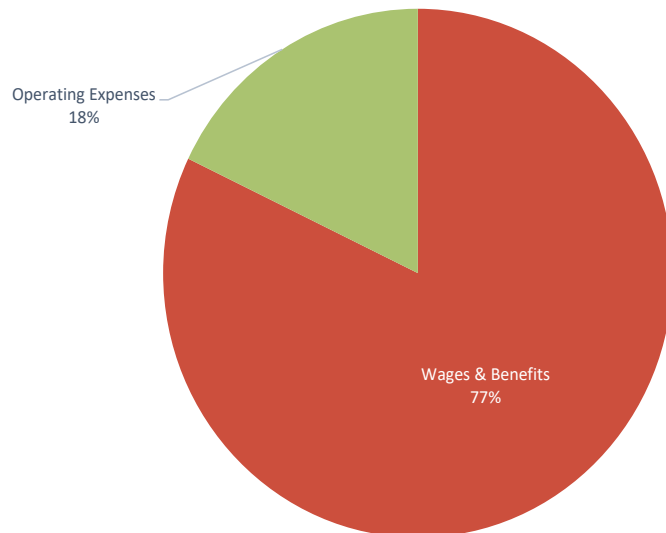
### FY 26-27 Principal and Interest Payments

| Fund            | Principal   | Interest    | Total       |
|-----------------|-------------|-------------|-------------|
| General Fund    | \$3,920,000 | \$2,081,831 | \$6,001,831 |
| Enterprise Fund | \$1,230,000 | \$1,028,375 | \$2,258,375 |

## Where Money Comes From General Fund 2027 Adopted, \$72,206,443



## How Money is Spent General Fund 2027 Adopted, \$72,206,443



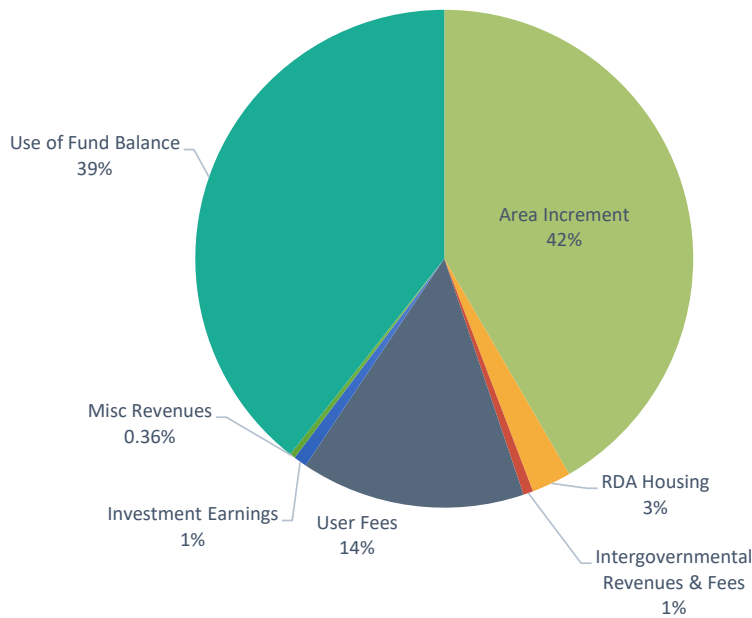
# Budget in Brief

## Special Revenue Fund

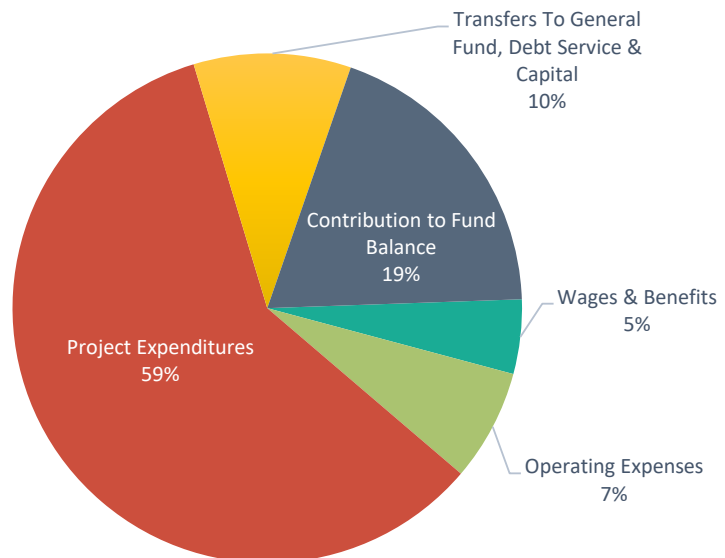
The special revenue funds have an operating budget of \$36 million. Special revenue funds are used to account for

specific revenues that are legally restricted to expenditure for particular purposes. The City's special revenue funds include: RDA, CDBG, IFT, & Storm Water.

### Where Money Comes From Special Revenue Funds 2027 Adopted, \$36,606,734



### How Money is Spent Special Revenue Funds 2027 Adopted, \$36,606,734

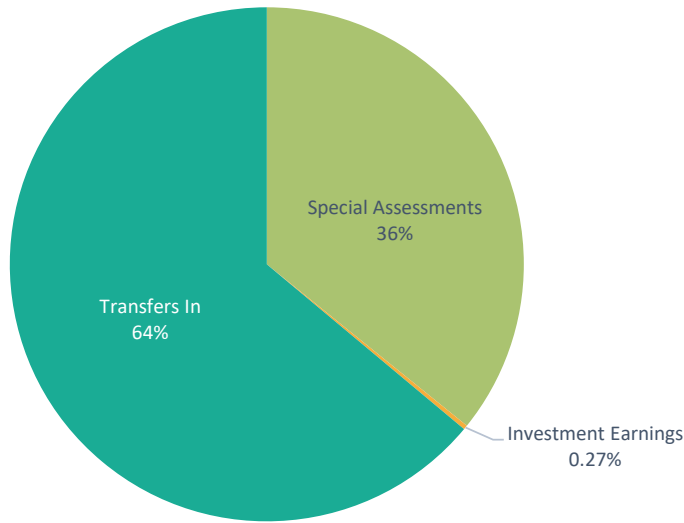


## Debt Service Fund

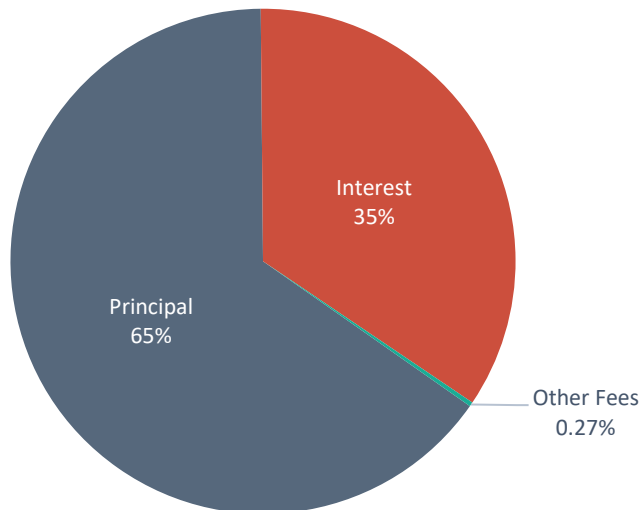
The debt service fund has an operating budget of \$6 million. The debt service fund is used to account for the accumulation of resources and payment of

general government bond principal and interest from governmental resources and special assessment bond principal and interest from special assessment levies when the government is obligated in some manner for the payment.

**Where Money Comes From**  
Debt Service Funds 2027 Adopted, \$6,018,331



**How Money is Spent**  
Debt Service Funds 2027 Adopted, \$6,018,331



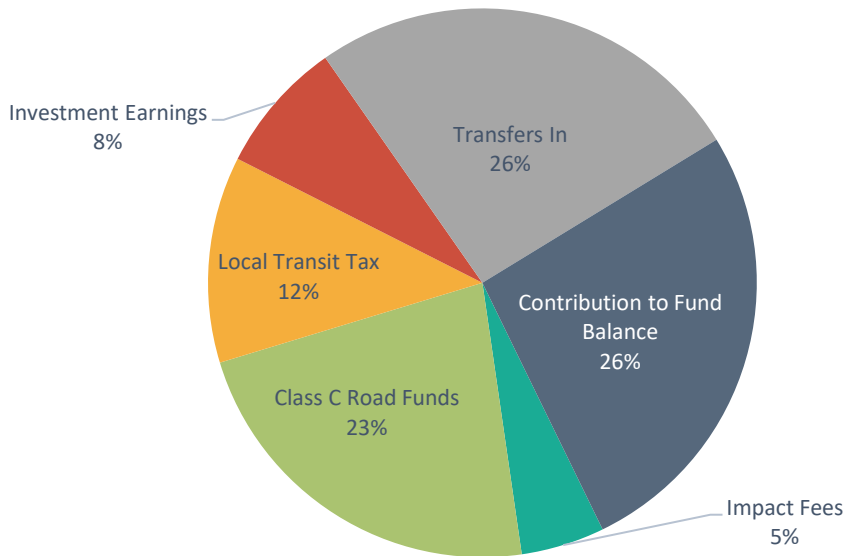
# Budget in Brief

## Capital Projects Fund

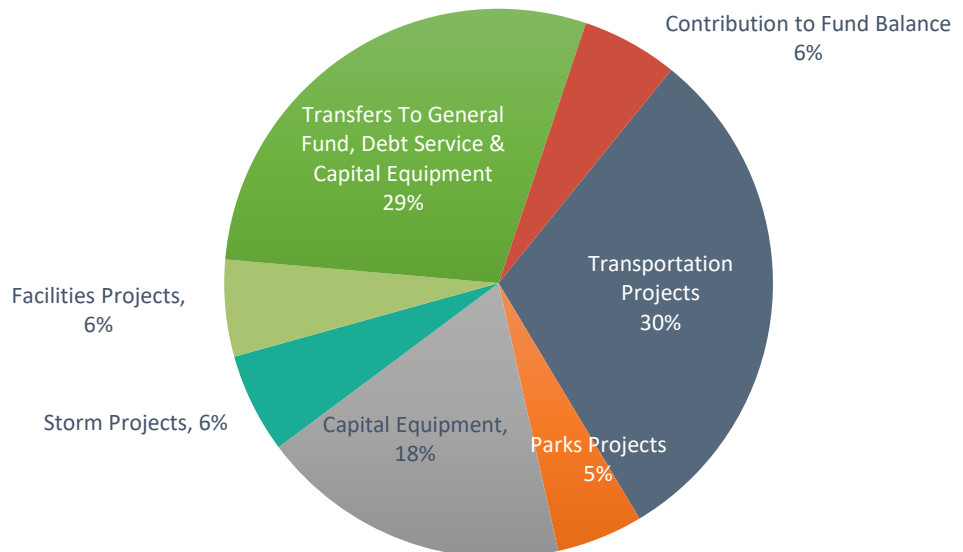
The capital project fund is used to account for new construction, expansion, renovation, or replacement

projects for an existing facility or facilities. It is a fund that helps maintain or improve a City asset, often called infrastructure.

### Where Money Comes From Capital Projects Fund 2027 Adopted, \$20,801,100



### How Money is Spent Capital Projects Fund 2027 Adopted, \$20,801,100



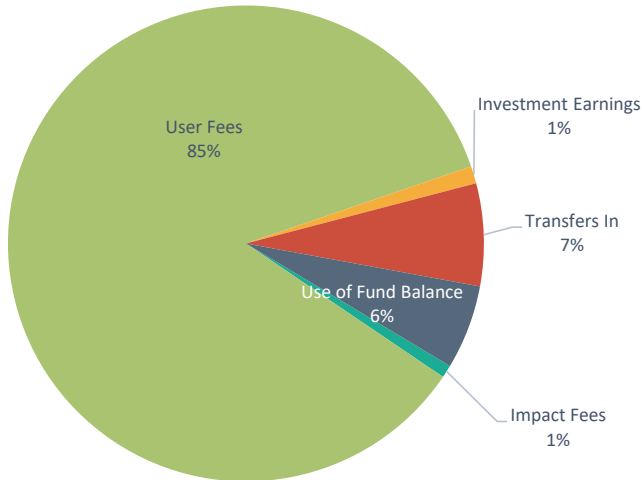
## Enterprise Fund

Enterprise funds are expected to be self-supporting and expected to be funded entirely from user fees for services. No tax revenues are used for these activities in the

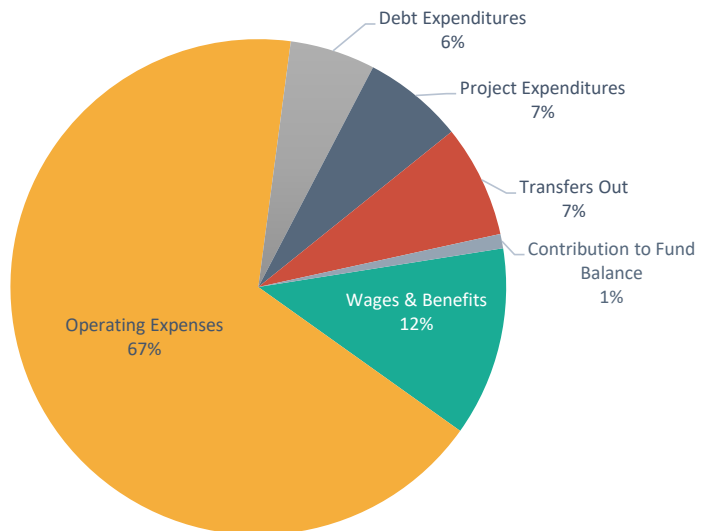
FY 2027 budget. Administrative fees are charged to enterprise fund for general government services. Administrative fees charged for FY 2027 to support general government services total \$4,655,513.

| Fund                 | Amount      |
|----------------------|-------------|
| Water                | \$3,923,724 |
| Sanitation/Recycling | \$711,789   |
| Mulligans            | \$20,000    |

**Where Money Comes From**  
Enterprise Funds 2027 Adopted, \$40,574,031



**How Money is Spent**  
Enterprise Funds 2027 Adopted, \$40,574,031



# Budget in Brief

## STAFFING CHANGES

The City has 460 (FTE) employees budgeted in FY 2027. This represents a net increase of twelve FTE's from FY 2026. Funding has been increased to fund the following changes to FTE's:

6.0 FTE's have been added to the Police department, 5.0 FTE's added to the Fire department, and 1.0 FTE added to Recreation for FY 2027.

|                                      |            |
|--------------------------------------|------------|
| <b>Total Current FTE</b>             | <b>448</b> |
| Police                               | + 6        |
| Fire                                 | + 5        |
| Recreation                           | + 1        |
| <b>Total Recommended FTE FY 2027</b> | <b>460</b> |

## SUMMARY OF PERSONNEL APPROPRIATIONS AND POSITIONS BY DEPARTMENT

| Department                     | FY 24-25<br>Actual  | FY 25-26<br>Budget  | FY 25-26<br>Budget  | FY 24-25<br>FTE's | FY 25-26<br>FTE's | FY 26-27<br>FTE's |
|--------------------------------|---------------------|---------------------|---------------------|-------------------|-------------------|-------------------|
| <b>General Fund</b>            |                     |                     |                     |                   |                   |                   |
| Executive                      | \$1,595,428         | \$1,889,317         | \$1,678,958         | 6                 | 4                 | 4                 |
| Information Center             | \$439,357           | \$436,959           | \$308,574           | 6                 | 4                 | 4                 |
| Human Resources                | \$633,325           | \$670,552           | \$717,436           | 4                 | 4                 | 4                 |
| Finance                        | \$2,320,532         | \$2,706,396         | \$3,106,959         | 20                | 22                | 22                |
| City Commerce & Sustainability | \$319,628           | \$346,910           | \$175,954           | 2                 | 1                 | 1                 |
| City Recorder                  | \$250,346           | \$250,814           | \$708,447           | 2                 | 6                 | 6                 |
| Administrative Services        | \$459,873           | \$459,551           | \$482,865           | 3                 | 3                 | 3                 |
| Communications/Media/Marketing | \$356,220           | \$351,401           | \$414,056           | 3                 | 3                 | 3                 |
| Information Services           | \$1,514,783         | \$1,626,958         | \$1,791,662         | 11                | 12                | 12                |
| Recreation & Event Programs    | \$1,522,799         | \$1,501,468         | \$1,775,929         | 13                | 13                | 14                |
| Seniors                        | \$293,004           | \$292,741           | \$330,044           | 3                 | 3                 | 3                 |
| Building                       | \$1,646,240         | \$1,689,041         | \$1,786,261         | 13                | 12                | 12                |
| Engineering                    | \$3,058,782         | \$3,304,273         | \$3,516,529         | 24                | 23                | 23                |
| Planning                       | \$900,166           | \$936,795           | \$945,769           | 7                 | 6                 | 6                 |
| Fire                           | \$11,881,559        | \$12,423,270        | \$14,745,862        | 93                | 93                | 98                |
| Police                         | \$12,559,512        | \$13,682,020        | \$15,704,719        | 92                | 92                | 98                |
| Public Works Admin             | \$1,261,237         | \$1,295,161         | \$1,396,747         | 9                 | 9                 | 9                 |
| Fleet                          | \$688,622           | \$717,688           | \$769,708           | 6                 | 6                 | 6                 |
| Parks                          | \$3,169,712         | \$3,426,341         | \$3,964,797         | 33                | 35                | 35                |
| Cemetery                       | \$364,174           | \$408,152           | \$162,361           | 3                 | 1                 | 1                 |
| Streetlighting                 | \$277,558           | \$292,892           | \$306,321           | 2                 | 2                 | 2                 |
| Streets                        | \$1,974,326         | \$2,189,453         | \$2,287,432         | 22                | 22                | 22                |
| Facilities                     | \$896,037           | \$904,988           | \$974,920           | 9                 | 9                 | 9                 |
| City Attorney                  | \$1,189,111         | \$1,214,921         | \$1,247,565         | 6                 | 6                 | 6                 |
| <b>Total General Fund</b>      | <b>\$46,073,784</b> | <b>\$53,018,062</b> | <b>\$59,299,875</b> | <b>392</b>        | <b>391</b>        | <b>403</b>        |

# Budget in Brief

| Department                            | FY 24-25<br>Actual  | FY 25-26<br>Budget  | FY 25-26<br>Budget  | FY 24-25<br>FTE's | FY 25-26<br>FTE's | FY 26-27<br>FTE's |
|---------------------------------------|---------------------|---------------------|---------------------|-------------------|-------------------|-------------------|
| <b>Enterprise Fund</b>                |                     |                     |                     |                   |                   |                   |
| Mulligans                             | \$1,018,495         | \$1,087,821         | \$1,163,892         | 9                 | 9                 | 9                 |
| Sanitation                            | \$572,106           | \$578,561           | \$595,814           | 5                 | 5                 | 5                 |
| Water                                 | \$2,562,738         | \$2,775,404         | \$2,911,697         | 26                | 26                | 26                |
| Secondary Water                       | \$205,494           | \$342,745           | \$341,289           | 3                 | 3                 | 3                 |
| <b>Total Enterprise Funds</b>         | <b>\$4,358,833</b>  | <b>\$4,784,531</b>  | <b>\$5,012,692</b>  | <b>43</b>         | <b>43</b>         | <b>43</b>         |
| <b>Special Revenue Funds</b>          |                     |                     |                     |                   |                   |                   |
| Storm Water                           | \$1,051,850         | \$989,575           | \$1,016,236         | 8                 | 8                 | 8                 |
| Fire IFT                              | \$524,624           | \$642,313           | \$711,518           | 6                 | 6                 | 6                 |
| <b>Total Special Revenue Funds</b>    | <b>\$1,576,474</b>  | <b>\$1,631,888</b>  | <b>\$1,727,754</b>  | <b>14</b>         | <b>14</b>         | <b>14</b>         |
| <b>Total Full Benefited Employees</b> | <b>\$52,009,091</b> | <b>\$59,434,481</b> | <b>\$66,040,321</b> | <b>449</b>        | <b>448</b>        | <b>460</b>        |

## HOW IS THE BUDGET FUNDED?

### Property Taxes

Polices services and half of Fire services are supported by property tax dollars. The property tax rate for fiscal year 2027 is projected to be around 1.86 per \$1,000 of taxable valuation. It is estimated that a total of \$17,344,840 will be received from property taxes in FY 2027. This represents an increase of 1.12% from fiscal year 2026.

Property tax increments are also generated within the 7 redevelopment areas. It is estimated that a total of \$15,240,000 will be received from tax increments which will be used to reimburse developer costs for the installation of City infrastructure.

### Other Taxes

Other taxes that the City collects include local option sales tax, transient room tax, cable TV tax, and franchise tax. In 2027, approximately \$26,711,975 will be received in local option sales tax. This is a 4.18% increase over FY 2026. Of this amount, 30% will fund the remaining fire services, and engineering, planning and parks & recreation. In 2027 approximately \$280,000 will be received in transient room tax, \$350,000 will be received from cable TV tax, \$6,595,499 will be received from franchise

tax, and \$825,000 will be received from motor vehicle tax. All revenues will go towards funding other general government functions namely, executive, legal, finance and human resources.

### Licenses and Permits

Fees from licenses include business, dog, and other miscellaneous. Fees from permits include building, electrical, mechanical, plumbing, refuse hauling, subdivision inspection, animal impoundments, and other miscellaneous. The City estimates \$2,883,900 in licenses and permits in FY 2027.

### Intergovernmental Revenue

Intergovernmental revenues include any money received from Federal and State grants. The city is estimated to receive \$754,334 in Federal and State grants.

### Charges for Services

This includes revenue from charges for services for Water, Storm water, Secondary water, and Mulligans golf course. A 3.5% water usage rate increase has been proposed for the FY 2027 budget. Other charges for services include court fines, cell tower leases, cemetery fees, sales of maps and publications, park use fees, ambulance fees, Recreation

# Budget in Brief

programs, etc. Other charges for services are estimated at \$51,135,018 in FY 2027.

### Special Assessments

Special assessments are an additional tax levied on private property for public improvements that enhance the value of the property. In FY 2027, special assessment revenue is estimated at \$2.1 million.

### Investments

The City invests its idle cash into both public and private investments. Currently the City funds are invested through 1) Public Treasurers Investment Pool, 2) Institutional Liquidity Management and 3) Moreton Asset Management. The primary focus of all governmental and institutional investment is first and foremost the safety and preservation of principal, while also ensuring needed liquidity and achieving reasonable yield. For the fiscal year 2027, the City projects the investment earnings to be \$3,985,388 citywide.

### Miscellaneous Revenue

This category includes internal charges for services, investment earnings, and revenues of a non-recurring nature. Miscellaneous revenues are estimated at \$1,048,571 in FY 2027.

## ADOPTED CAPITAL IMPROVEMENT PLAN

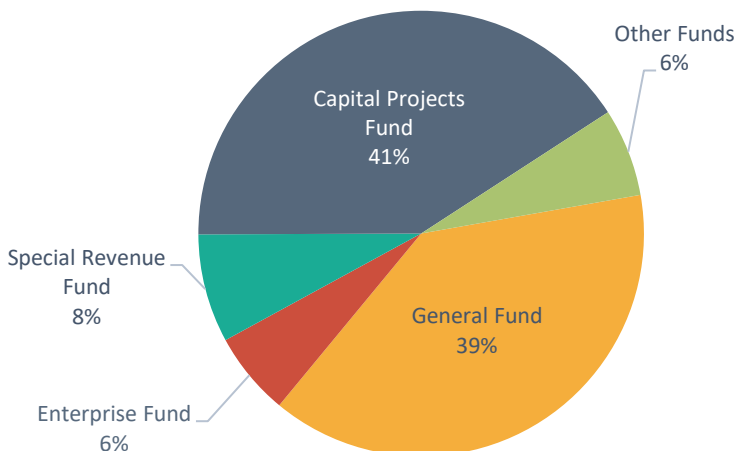
The City of South Jordan’s Capital Improvement Plan (CIP) represents the City’s five-year plan for capital improvements and totals \$40,130,075. Appropriations of funding are made on an annual basis. The capital budget is therefore the first year of the five-year CIP. The approved capital budget, including Capital Equipment for fiscal year 2027 totals \$13,633,850.

The recommended CIP reflects the City’s comprehensive plan and the goals and priorities established by the City Council. Funding available to meet the capital needs for FY 2027 totals \$13,633,850. Approximately \$1.7 million of this will be provided by last year’s unspent appropriations. Another funding source representing approximately \$7.8 million of total sources is operating receipts. Operating receipts come from current year revenues and essentially represent the amount of “cash” or pay as you go financing provided by each enterprise operation. There will also be about \$38 million in capital carryovers, reflecting unspent funds from previous fiscal years.

A major focus of the capital budget and capital improvement plan is the maintenance and refurbishment of existing city facilities. To this end, significant resources are dedicated for these types of projects including, Street, Sanitary and Water Improvements.

The following page provides a listing of some of the highlighted projects in the fiscal year 2027 capital budget. (refer to CIP detail page).

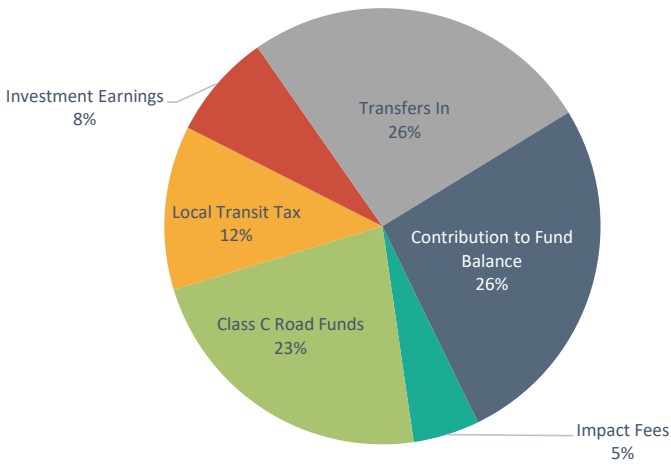
## Investment Earnings



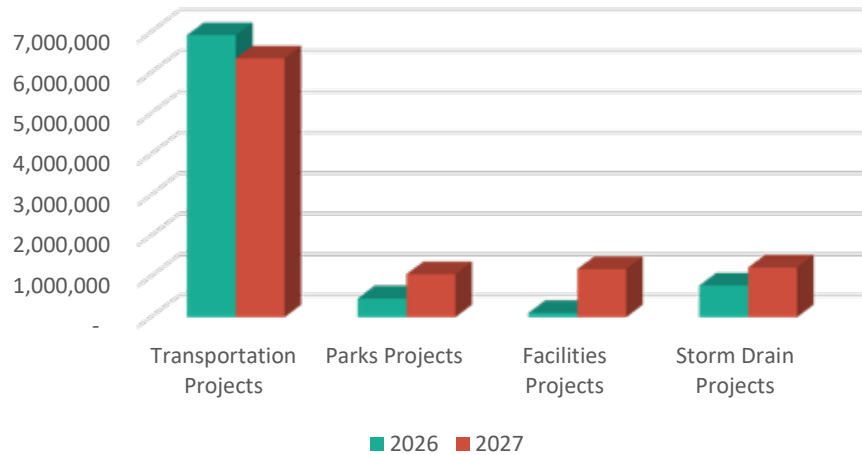
## FY 2027 ADOPTED CAPITAL BUDGET HIGHLIGHTS

| FY 2026-2027 CIP Funding |                     |
|--------------------------|---------------------|
| Transportation Projects  | \$6,361,000         |
| Parks Projects           | \$1,060,000         |
| Facilities Projects      | \$1,032,500         |
| Storm Water Projects     | \$1,300,000         |
| Water Projects           | \$2,064,250         |
| Fleet Equipment          | \$1,464,000         |
| <b>Total</b>             | <b>\$13,281,750</b> |

## Where Money Comes From



## Capital Projects FY 2026 vs FY 2027



# Long-Term Financial Plan

## ALL BUDGETED FUNDS

|  | FY 2025<br>Actual  | FY 2026<br>Adopted<br>Budget | FY 2027<br>Adopted<br>Budget | FY 2028<br>Projected<br>Budget | FY 2029<br>Projected<br>Budget | FY 2030<br>Projected<br>Budget | FY 2031<br>Projected<br>Budget |
|--|--------------------|------------------------------|------------------------------|--------------------------------|--------------------------------|--------------------------------|--------------------------------|
| <b>REVENUES</b>                            |                    |                              |                              |                                |                                |                                |                                |
| Taxes                                      | \$49,812,718       | \$50,471,491                 | \$52,107,314                 | \$54,712,680                   | \$57,174,750                   | \$59,461,740                   | \$61,840,210                   |
| Licenses & Permits                         | 3,310,449          | 2,464,729                    | 2,883,900                    | 2,912,739                      | 2,941,866                      | 2,971,285                      | 3,000,998                      |
| RDA Areas                                  | 11,898,312         | 13,822,500                   | 16,180,000                   | 10,000,000                     | 9,500,000                      | 8,000,000                      | 7,500,000                      |
| Intergovernmental Revenues                 | 10,378,398         | 1,642,162                    | 1,829,341                    | 1,865,928                      | 1,903,246                      | 1,941,311                      | 1,980,138                      |
| Charges for Services                       | 51,175,137         | 47,066,165                   | 50,935,018                   | 51,444,368                     | 51,958,812                     | 52,478,400                     | 53,003,184                     |
| Fines & Forfeitures                        | 524,164            | 480,000                      | 30,000                       | -                              | -                              | -                              | -                              |
| Special Assessments                        | 1,922,861          | 2,155,675                    | 2,154,831                    | 2,154,831                      | 2,154,831                      | 2,154,831                      | 2,154,831                      |
| Impact Fees                                | 3,079,466          | 1,375,000                    | 1,375,000                    | 1,375,000                      | 1,375,000                      | 1,375,000                      | 1,375,000                      |
| Administration Fees                        | 5,087,696          | 5,769,042                    | 6,154,993                    | 6,216,543                      | 6,278,708                      | 6,341,495                      | 6,404,910                      |
| Investments                                | 5,306,103          | 741,728                      | 2,247,388                    | 850,000                        | 800,000                        | 750,000                        | 750,000                        |
| Transfers In                               | 24,561,963         | 14,325,816                   | 12,888,796                   | 12,888,796                     | 12,888,796                     | 12,888,796                     | 12,888,796                     |
| Miscellaneous Revenue                      | 13,616,010         | 5,705,636                    | 2,548,571                    | 1,000,000                      | 1,000,000                      | 1,000,000                      | 1,000,000                      |
| <b>Total Revenues</b>                      | <b>180,673,277</b> | <b>146,019,944</b>           | <b>151,335,152</b>           | <b>145,420,885</b>             | <b>147,976,010</b>             | <b>149,362,859</b>             | <b>151,898,067</b>             |
| <b>EXPENDITURES</b>                        |                    |                              |                              |                                |                                |                                |                                |
| Employee Expense                           | 51,160,382         | 54,493,861                   | 60,005,328                   | 64,205,701                     | 68,700,100                     | 73,509,107                     | 78,654,745                     |
| Supplies & Services                        | 36,918,816         | 39,115,381                   | 42,784,739                   | 42,827,524                     | 42,870,350                     | 42,913,222                     | 42,856,135                     |
| Administrative Fees                        | 4,967,696          | 5,549,042                    | 6,034,993                    | 6,041,028                      | 6,047,069                      | 6,053,116                      | 6,059,169                      |
| Debt Service                               | 6,935,180          | 6,195,676                    | 8,276,706                    | 11,162,001                     | 8,434,775                      | 8,222,525                      | 5,998,425                      |
| Capital Outlay & Projects                  | 27,901,031         | 31,342,619                   | 38,097,650                   | 38,097,650                     | 38,097,650                     | 38,097,650                     | 38,097,650                     |
| Transfers Out                              | 24,418,883         | 14,325,816                   | 12,888,796                   | 12,888,796                     | 12,888,796                     | 12,888,796                     | 12,888,796                     |
| <b>Total Expenditures</b>                  | <b>152,301,988</b> | <b>151,022,395</b>           | <b>168,088,212</b>           | <b>175,222,700</b>             | <b>177,038,741</b>             | <b>181,684,416</b>             | <b>184,654,920</b>             |
| Net Increase (Decrease)<br>in Fund Balance | 28,371,289         | (5,002,451)                  | (16,753,060)                 | (29,801,815)                   | (29,062,731)                   | (32,321,557)                   | (32,756,853)                   |
| <b>Beginning Fund Balance</b>              | <b>198,987,494</b> | <b>227,358,783</b>           | <b>222,356,332</b>           | <b>205,603,272</b>             | <b>175,801,457</b>             | <b>146,738,726</b>             | <b>114,417,169</b>             |
| <b>Ending Fund Balance</b>                 | <b>227,358,783</b> | <b>222,356,332</b>           | <b>205,603,272</b>           | <b>175,801,457</b>             | <b>146,738,726</b>             | <b>114,417,169</b>             | <b>81,660,316</b>              |

# Long-Term Financial Plan



## GENERAL FUND

|  | FY 2025<br>Actual | FY 2026<br>Adopted<br>Budget | FY 2027<br>Adopted<br>Budget | FY 2028<br>Projected<br>Budget | FY 2029<br>Projected<br>Budget | FY 2030<br>Projected<br>Budget | FY 2031<br>Projected<br>Budget |
|--|-------------------|------------------------------|------------------------------|--------------------------------|--------------------------------|--------------------------------|--------------------------------|
| <b>REVENUES</b>                            |                   |                              |                              |                                |                                |                                |                                |
| Taxes                                      | \$49,812,718      | \$50,471,491                 | \$52,107,314                 | \$54,712,680                   | \$57,174,750                   | \$59,461,740                   | \$61,840,210                   |
| Licenses & Permits                         | 3,310,449         | 2,464,729                    | 2,883,900                    | 2,999,256                      | 3,119,226                      | 3,243,995                      | 3,373,755                      |
| Intergovernmental Revenues                 | 621,478           | 518,000                      | 519,334                      | 545,301                        | 572,566                        | 601,194                        | 631,254                        |
| Charges for Services                       | 5,374,253         | 3,661,550                    | 5,781,211                    | 5,896,835                      | 6,014,772                      | 6,135,067                      | 6,257,769                      |
| Fines & Forfeitures                        | 524,164           | 480,000                      | 30,000                       | -                              | -                              | -                              | -                              |
| Administration Fees                        | 4,967,696         | 5,649,042                    | 6,034,993                    | 6,065,168                      | 6,095,494                      | 6,125,971                      | 6,156,601                      |
| Investments                                | 76,299            | 10,000                       | 45,000                       | 45,225                         | 45,451                         | 45,678                         | 45,907                         |
| Transfers In                               | 1,458,536         | 1,375,000                    | 1,843,000                    | 507,869                        | 507,869                        | 507,869                        | 507,869                        |
| Miscellaneous Revenue                      | 7,421,770         | 4,563,000                    | 1,568,000                    | 1,575,840                      | 1,583,719                      | 1,591,638                      | 1,599,596                      |
| <b>Total Revenues</b>                      | <b>73,567,363</b> | <b>69,192,812</b>            | <b>70,812,752</b>            | <b>72,348,174</b>              | <b>75,113,847</b>              | <b>77,713,153</b>              | <b>80,412,960</b>              |
| <b>EXPENDITURES</b>                        |                   |                              |                              |                                |                                |                                |                                |
| Employee Expense                           | 50,192,768        | 53,626,481                   | 59,299,875                   | 61,078,871                     | 62,911,237                     | 66,685,912                     | 69,019,919                     |
| Supplies & Services                        | 10,776,849        | 12,165,003                   | 12,906,568                   | 10,380,288                     | 7,828,745                      | 5,251,686                      | 2,648,857                      |
| Transfers Out                              | 11,549,917        | 3,401,328                    | -                            | -                              | -                              | -                              | -                              |
| <b>Total Expenditures</b>                  | <b>72,519,534</b> | <b>69,192,812</b>            | <b>72,206,443</b>            | <b>71,459,159</b>              | <b>70,739,982</b>              | <b>71,937,598</b>              | <b>71,668,775</b>              |
| Net Increase (Decrease)<br>in Fund Balance | 1,047,831         | -                            | (1,393,691)                  | 889,015                        | 4,373,865                      | 5,775,556                      | 8,744,185                      |
| <b>Beginning Fund Balance</b>              | <b>20,638,942</b> | <b>21,686,773</b>            | <b>21,686,773</b>            | <b>20,293,082</b>              | <b>21,182,097</b>              | <b>25,555,962</b>              | <b>31,331,518</b>              |
| <b>Ending Fund Balance</b>                 | <b>21,686,773</b> | <b>21,686,773</b>            | <b>20,293,082</b>            | <b>21,182,097</b>              | <b>25,555,962</b>              | <b>31,331,518</b>              | <b>40,075,703</b>              |

# Long-Term Financial Plan

## WHY

Long term financial planning is the process of aligning financial capacity with long term service objectives. Financial planning uses forecasts to provide insight into future financial capacity so that strategies can be developed to achieve long term sustainability in light of the government's service objectives and financial challenges.

## EFFECT ON THE BUDGET AND BUDGET PROCESS

City revenues are not keeping up with inflationary costs; specifically the property tax rates are not keeping up with inflation or increases in valuation. Based on the State law, property tax rate will generate the same amount of revenues as the previous year plus any new growth. A truth in taxation, which requires a public hearing is required to increase the certified tax rate. Additionally, the State legislature passed a new law exempting mining and manufacturing industries from paying sales tax on equipment that is used in their business. The City is facing increased costs in areas such as health insurance and increasing technology. Investments in equipment and City infrastructure are needed, but funding is limited.

## ASSUMPTIONS

The baseline revenues and expenditures are based on the FY 2026 revised budget as well as the projected growth. General fund revenues other than property taxes are projected based on previous five year trend and forecasted growth which is projected to be at 7% each year. All personal services costs are increased by 4% each year. Capital projects are based on the resources available to support the City's five-year Capital Improvement Program. The City maintains a "pay as you go" strategy for capital projects. Over the last five years, average unspent money from General Fund operations totaled approximately \$2 million dollars. This combined with gas tax and impact fees will allow the City to continue funding maintenance as well as small infrastructure projects.

## LINKING TO STRATEGIC GOALS

The City Council goals and priorities form the foundation for long-range financial planning, including five-year revenue and expenditure projections. The annually updated Council goals and priorities, in conjunction with the comprehensive plan, outline the City's vision for the future. Departments tie activities and programs to the Council goals and priorities, which are then linked to performance measures to help evaluate progress made toward achieving the goals and priorities, and also provides a format for evaluating expenditure and revenue patterns impacting the desired progress.

# Key Fiscal Management Practices

Key Fiscal Management Practices are policy statements that provide a sense of the budgetary environment. Governmental budgeting is the process used to allocate financial resources to public services and projects. Budgeting helps policy makers set goals, assists program managers and Department Directors to improve organizational performance, and ensures that both the elected and appointed officials are accountable to the public.

The following formal policy statements are presented as principles that will govern the budget, accounting, and financial reporting for Fiscal Year 2026.

**Compliance with Fiscal Standards:** The City of South Jordan budget process complies with the Utah Fiscal Procedures Act and Generally Accepted Accounting Principles (GAAP). The City will seek to again qualify for the annual Government Finance Officers Association Certificate of Achievement for Excellence in Financial Reporting and the Distinguished Budget Presentation Award Program.

**Modified Accrual Basis:** The City's budget is based on the modified accrual basis of budgeting for all of its fund types. Under the modified accrual basis of accounting, revenues are recognized when they become measurable and available and qualify as current assets. Expenses are recorded when the related liability is incurred.

**Fund Accounting:** The City follows principles of fund accounting for all governmental funds where each fund is defined as a separate accounting entity. Each fund is a self-balancing set of accounts established for the purpose of carrying out specific activities in accordance with clearly defined restrictions and/or limitations. For Enterprise Funds, the City follows principles of full accrual accounting as required by GAAP.

**Budget Document:** The operating budget is the annual financial plan for the City. It will serve as the policy document of the City Council for implementing Council goals and objectives. The budget shall provide the staff with the resources necessary to accomplish City Council-determined service levels. A proposed operating budget for the following fiscal year shall be prepared and

presented to the City Council by the first week in February to be adopted as early as the first week in May but no later than the statutory deadline of June 30 of each year.

**Balanced Operating Budget:** The City shall annually adopt a balanced budget where operating revenues are equal to, or exceed, operating expenditures. Any increase in expenses, decrease in revenues, or combination of the two that would result in a budget imbalance will require budget revision, rather than spending unappropriated surpluses or designated reserves to support ongoing operations. If the budget imbalance is positive, no budget revision is required. Any year-end operating surpluses will revert to unappropriated balances for use in maintaining reserve levels set by policy, and the balance will be available for capital projects and/or "one-time only" General Fund expenditures, as approved by the City Council.

**Investment of Funds:** The City's investment policy is to secure its assets by collateralizing investment and money on deposit. In its investments, the City also seeks to maintain a sufficiently liquid position so that cash is available as needed for operating expenses. Within the framework of these two policies, the City seeks to maximize its yield from investments. All investments are made in strict conformance with the Utah Money Management Act, which governs the investment of public funds. City funds will be managed in a prudent and diligent manner with emphasis on safety, liquidity, and yield, in that order.

**Revenue Projection:** All revenue forecasts shall be conservative meaning it will be slightly underestimated to reduce the probability of a revenue shortfall. Previous year trends, current economic conditions, and City population will be guiding factors in forecasting revenues.

**Revenue Diversification:** An over dependence on any one source of funding to provide services will be minimized wherever practical. Annual review of fees and available funding sources will occur during the budget process.

**Revenue Stabilization Reserves:** The City of South Jordan will maintain a revenue stabilization reserve at a level equal to the maximum permitted by law, which is

# Key Fiscal Management Practices

currently 35% of the General Fund budgeted revenues as established by law. Any funds in excess of this maximum will be available for capital projects and/or “one-time only” General Fund expenditures, as approved by the City Council.

**One Time Revenues:** The City of South Jordan will utilize one time or temporary funds to obtain capital assets or to make other nonrecurring purchases. The City will avoid using temporary revenues to fund on-going services.

**Debt:** The City will not issue debt obligations or use debt proceeds to finance current operations. The City will utilize debt obligations only for acquisition, construction or remodeling of capital improvements projects that cannot be funded from current revenue sources or in such cases wherein it is more equitable to the users of the project to finance the project over its useful life. The City will approach debt cautiously and manage its debt well below debt limits as outlined by Utah State Law and City Council direction.

**Capital Improvement Plan:** The City has developed a five-year capital improvement plan which is updated yearly in order to anticipate long term capital needs. The five-year capital includes elements from the various Master Plans adopted by the City Council. The capital improvement plan helps establish staff capital improvement priorities for City Council consideration and supports the forecasting and anticipation of future year expenditures.

**Capital Needs Financing:** The City of South Jordan will, where possible, and in accordance with the adopted Capital Improvement Plan, Capital Facility Plans, and approved Master Plans, employ pay-as-you-go financing to save interest expenditures, preserve debt capacity for future borrowing, and avoid encumbering future budgets with mandatory debt service expenditures. Exceptions to this practice will be for capital expenditures which are determined by the City Council to be time sensitive for purposes of public health, safety, welfare, or for economic gain.

**Capital Expenditures:** All capital projects planned and budgeted for in any given fiscal year will have funding identified and proven to be available. This means that projects are only undertaken with funding already secured.

**Fees:** The City Council shall review fees annually to assure that fees reflect the targeted level of cost recovery.

**Enterprise Funds:** In general, Enterprise Funds should be self-supporting if:

- the benefits largely accrue to the users of the service,
- collecting a fee from the end user is administratively feasible, and
- the service can effectively be priced at its full cost without detracting from the purpose of the fund.
- Each enterprise fund budget shall be balanced where operating revenues are equal to, or exceed, operating expenditures.

**Inter-Fund Borrowing / Transactions Defined:** Transfers between funds are justified in limited situations:

- Percentage transfers to the General Fund are justified as returns on investments or as overhead charges assessed to the enterprise activity for the indirect costs incurred by the General Fund in administering the activity.
- Inter-Fund borrowing may occur during the budget year as a cash management measure. It allows a surplus in one fund to be used to offset a shortfall in another. Any fund transfer from an Enterprise Fund to the General Fund requires authorization of the City Council by Resolution.
- Inter-fund transactions that do occur shall be clearly identified and monitored for settlement.
- Inter-Fund Borrowing / Transactions Policies: Administrative fees charged by the General Fund to the City’s enterprise funds will be charged based on direct and allocated costs. These fees will be reviewed and adjusted annually during the budget process.
- Inter-fund borrowing shall only occur in an emergency status situation where reserves are insufficient to meet projected needs. Inter-fund borrowing must be approved by the City Council by Resolution.

# Key Fiscal Management Practices

- Inter-fund transfers will only occur once per funding source and must be identified as to the specific purpose of the expenditure. No transfers shall be made as a contribution to a fund balance, which has not been earmarked for a specific project.
- Inter-fund transfers shall have a set timeline for remittance to the fund from which funds are transferred.

**Compensation Committee:** Employee compensation is the City’s most significant expense. By resolution, the City has established a Compensation Committee, with Council, management, and citizen members tasked with annually reviewing employee pay and benefits. After consideration of costs, market conditions, recruitment, retention and sustainability, the Committee is charged with making specific recommendations to the entire Council in a collaborative process, early in the budget cycle.

**Risk Management:** The City operates a risk management and loss prevention program to minimize losses and injuries. The City is self-insured and appropriately finances and insures the cost of claims, injuries and losses.

## **Budget Adjustments:**

- Budget transfers (non-personnel related) between accounts within a department budget requires the Department Director’s authorization.
- Budget transfers between departments, but within the same fund, requires both Department Directors authorization.
- Budget transfers between funds require City Council approval which is obtained through the budget amendment process.

**Budget Oversight:** The Budget Officer has authority to move line items to a “frozen appropriation” status or seek appropriate cuts if revenues fail to keep pace with projections, after consultation with the City Council and consideration of the actions proposed on the Wages and Benefits, Operations, and Capital Expenditures spending ratio. No project requiring funding shall be approved by the City Council unless funding has been identified and

proven available.

**Priority Based Budgeting:** A priority-driven budget process allocates resources based on how effectively a program or service achieves strategic priorities, goals and objectives that are of greatest value to the community. South Jordan City implemented this philosophy in FY 2015-16, by first, identifying the communities most important strategic priorities; and then, through a collaborative, evidence-based process ranked programs or services according to how well they align with the priorities and then allocated funding in accordance with the ranking.

**Financial Reporting and Monitoring:** The Finance Department will provide monthly financial reports reflecting the operations of individual funds. Such reports contain information by which City Management can manage city departments and services effectively. These reports are in part designed to alert impending short falls in revenues or overruns in expenditures. The City will monitor revenues against expenditures.

**Audit Committee:** The Audit Committee is responsible for the selection of an independent auditing firm and management of the auditing and reporting process.

**Independent Audit:** State statutes require an annual audit by independent certified public accountants. Generally accepted auditing standards and the standards set forth in the General Accounting Office’s Governmental Auditing Standards will be used by auditors in conducting the engagement. The selection of the Auditor and management of the auditing and reporting process will be directed by the City’s Audit Committee.

## Revenue Source Detail

The revenue section provides basic information about the revenue sources for the City that exceed \$10,000. Revenues are forecasted primarily using trend analysis. Other factors such as population growth and the City's general plan are also used.

The city revenues in this section are generally organized by:

- a. State Authorized Revenues
- b. Franchise Fees
- c. Charges for Services
- d. Other Miscellaneous Revenues
- e. Other Funds

The revenues include:

- Property Tax
- Sales & Use Tax
- Energy Sales & Use Franchise Tax
- Telecommunications License Tax
- Transient Room Tax
- Cable Television Franchise Tax
- Water Fund
- Secondary Water Fund
- Sanitation Fund
- Recycling Fund
- Mulligans
- Self Insurance Fund
- Storm Water Fund
- RDA
- RDA Housing
- CDA
- CDBG
- Fines & Forfeitures

Each revenue source includes the following information (when applicable):

- Description
- Fund Number
- Responsible Department
- Current Formula
- Current Rate
- Method Received
- Authorized Uses
- Revenue History & Projections

Sources of information for the revenue sources include: adopted budgets and related financial statements, South Jordan City Code, Utah State Code, and the Utah State Tax Commission.

For complete fee schedule 203-219.



Item 1.2.

# Revenue Source Detail

Property Tax

## Description

Property Tax is an Ad Valorem Tax levied against the taxable value of property. The rate is applied to the most recent taxable assessed value. Taxable assessed value equals total assessed value less allowable exemptions.

Property Tax is South Jordan City’s second largest source of revenue, accounting for approximately 23% of general fund revenue. Relevant factors in the preliminary property tax forecast include changes to the certified tax rate, property value appreciation, or depreciation, and new growth.

In order to understand property tax in Utah, it is necessary to understand a section of Utah State law known as “truth in taxation”. The county is responsible for administering property taxes and each June it submits to the cities a certified tax rate, a rate that will generate the same amount of revenue as the previous year plus any new growth. The certified tax rate does not provide for additional tax revenue due to increased valuation of existing property. If the city chooses to adopt a tax rate higher than the certified rate, state law has very specific requirements for newspaper advertisements and public hearings from which the name “truth in taxation” is derived.

For FY 2026-2027, the City accepted the certified tax rate set by the county in order to maintain a stable balance of revenues and to compensate for the increased cost of providing service to South Jordan residents. As illustrated

in the Property Tax Comparison chart at the bottom of the page, South Jordan’s property tax rate is comparable to other cities in the Salt Lake County.

## Fund/Object

Property Tax - Current: 100-400000

Property Tax - Delinquent: 100-403000

Property Tax - Green Belt: 100-404000

## Department

Finance

10-6-133

Maximum tax rate allowed per \$1 taxable value: .007

*Definition:*

*Ad valorem is Latin for “according to value”. An ad valorem tax is assessed on real and personal property located within city limits, based on the value of the property.*

45% exempt on primary resident.

Property Tax Comparison - Tax Year 2025

| City                | Municipal Rate | UFA      | Fire Enforcement | Safety Enforcement | Total Rate |
|---------------------|----------------|----------|------------------|--------------------|------------|
| Salt Lake City      | 0.003180       | 0.000000 | 0.000000         | 0.000000           | 0.003180   |
| Herriman            | 0.002972       | 0.000000 | 0.000000         | 0.000000           | 0.002972   |
| Millcreek           | 0.002917       | 0.000000 | 0.000000         | 0.000000           | 0.002917   |
| Midvale             | 0.002817       | 0.000000 | 0.000000         | 0.000000           | 0.002817   |
| West Valley         | 0.002647       | 0.000000 | 0.000000         | 0.000000           | 0.002647   |
| South Salt Lake     | 0.002608       | 0.000000 | 0.000000         | 0.000000           | 0.002608   |
| Taylorsville        | 0.002470       | 0.000000 | 0.000000         | 0.000000           | 0.002470   |
| Riverton            | 0.002198       | 0.000000 | 0.000000         | 0.000000           | 0.002198   |
| Murray              | 0.001696       | 0.000000 | 0.000000         | 0.000000           | 0.001696   |
| Cottonwood Heights  | 0.001509       | 0.000000 | 0.000000         | 0.000000           | 0.001509   |
| Holladay            | 0.001334       | 0.000000 | 0.000000         | 0.000000           | 0.001334   |
| West Jordan         | 0.001328       | 0.000000 | 0.000000         | 0.000000           | 0.001328   |
| <b>South Jordan</b> | 0.001313       | 0.000000 | 0.000000         | 0.000000           | 0.001313   |
| Sandy               | 0.001049       | 0.000000 | 0.000000         | 0.000000           | 0.001049   |
| Draper              | 0.000936       | 0.000000 | 0.000000         | 0.000000           | 0.000936   |
| Bluffdale           | 0.000866       | 0.000000 | 0.000000         | 0.000000           | 0.000866   |

Comparative Rates Based on the Total Cost of Providing Municipal Services

Data Provided by Utah Tax Commission

■ Municipal Rate ■ UFA ■ Fire Enforcement ■ Safety Enforcement

2026-2027 Tentative Budget

38

City of South Jordan, Utah

129

# Revenue Source Detail

## Current Formula

$$\frac{\text{Previous Year's Budgeted Revenues}}{\text{Current Year's Adjusted Taxable Value less New Growth}}$$

Revenue Neutral

## Taxing Entity Allocation of Property Tax (rate as of 2025):

| Organization             | % Of Total Mill Levy |
|--------------------------|----------------------|
| Mosquito Abatement       | .09%                 |
| Jordan Basin Improvement | 1.96%                |
| Jordan Valley Water      | 3.71%                |
| Central Utah Water       | 4.36%                |
| Salt Lake County Library | 4.64%                |
| Salt Lake County         | 13.67%               |
| <b>South Jordan City</b> | <b>14.32%</b>        |
| State Basic School       | 15.04%               |
| Jordan School District   | 39.19%               |

## Current Rate

The current (FY 25-26) property tax rate in South Jordan is 0.001313.

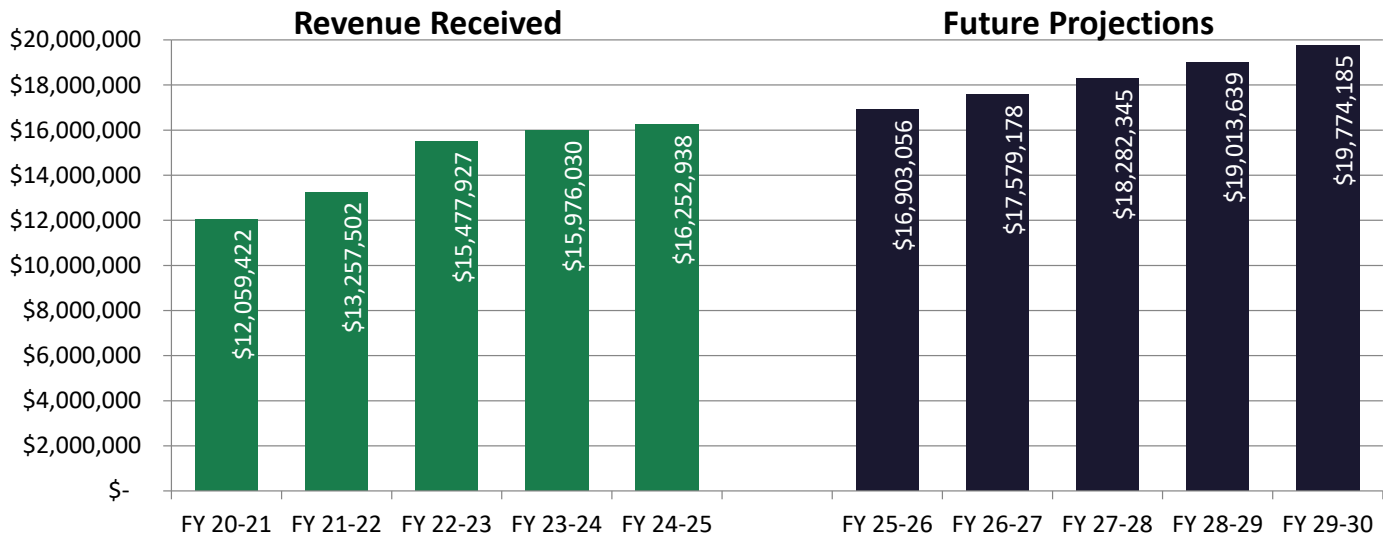
## Method Received

The Salt Lake County Treasurer distributes revenues to South Jordan City on a monthly basis.

## Authorized Uses

General fund, unrestricted.

## Collection History & Future Projections



# Revenue Source Detail

## Sales & Use Tax

### Summary

Sales tax in SL County is a consumption tax imposed on the sale of goods and services purchased at the retail level. The tax is collected and remitted by businesses/retailers on a regular basis.

Sales tax is the largest revenue source for the City of South Jordan, making up approximately 27% of the overall general fund revenues. Sales tax revenues are forecasted utilizing existing collection trends, state budget forecasts, and other economic data which may influence the level of sales within the city.

Change in population is one factor that currently influences the distribution of sales tax revenue in South Jordan City. From the 2000 census to the 2010 census, population growth in South Jordan (71%) far exceeded the population vs Utah State as a whole (29%). This population growth resulted in South Jordan receiving a larger amount of tax revenue, as the Utah State Tax Commission uses new population estimates to distribute sales tax revenue.

### Fund/Object

100-406000

### Department

Finance

### Current Rate

As of October 1, 2025, the sales tax rate in South Jordan City is 7.45%.

As of October 1, 2025, the statewide grocery food sales tax rate is 3%. (This tax applies to all non-prepared food purchases)

### Rate Breakdown

#### Sales Tax (7.45%)

1.00% local option\*

\*Of the local option tax collected (1%), 50% is distributed to the city. The remaining 50% is collected into a statewide

pool and then allocated to each local jurisdiction based on each city's population as a percentage of statewide population.

4.85% State of Utah

0.55% Mass Transit

0.70% Salt Lake County

0.25% Transportation Infrastructure

0.10% Zoo, Arts, and Parks (ZAP)

#### Food Tax Allocation Breakdown (3%)

1.75% State of Utah

1% Local Option

.25% County Option

### Collection/Distribution

Funds are collected and distributed by the Utah State Tax Commission on a monthly basis.

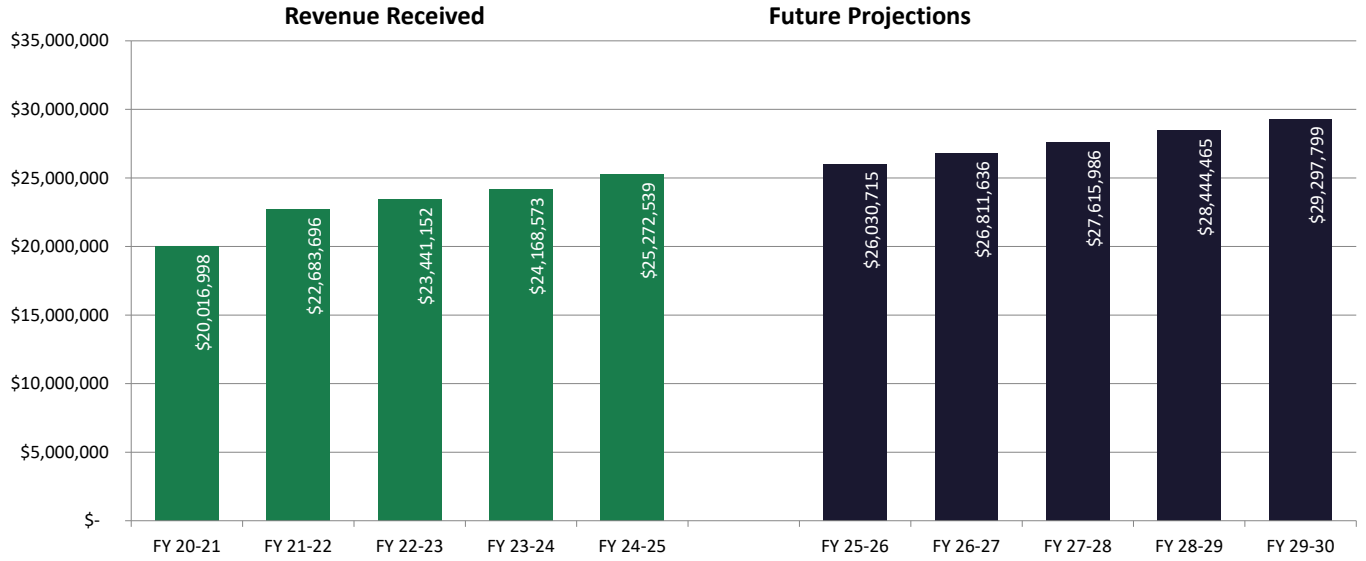
### Authorized Uses

The City Council appropriates sales tax revenues to the general fund.

# Revenue Source Detail

Sales & Use Tax

## Collection History & Future Projections



Forecasted future growth is estimated using census data and information supplied by the City Commerce, Development Services, and Planning departments, the City Council, and various committees.

# Revenue Source Detail

## Energy Sales & Use Tax

### Summary

Franchise Fees are levied on the electric and gas utilities that operate within the City’s geographical boundaries, based on state statute. Energy Sales & Use tax has a maximum allowable rate of 6%. Dominion Energy and PacifiCorp as of July 1, 2018 will remit a monthly collection of 6%.

### Method Received

The Electric and Natural Gas Utilities tax is remitted to the city by Dominion Energy & PacifiCorp on a monthly basis.

### Authorized Uses

General Fund, unrestricted.

### Fund/Object

100-408000

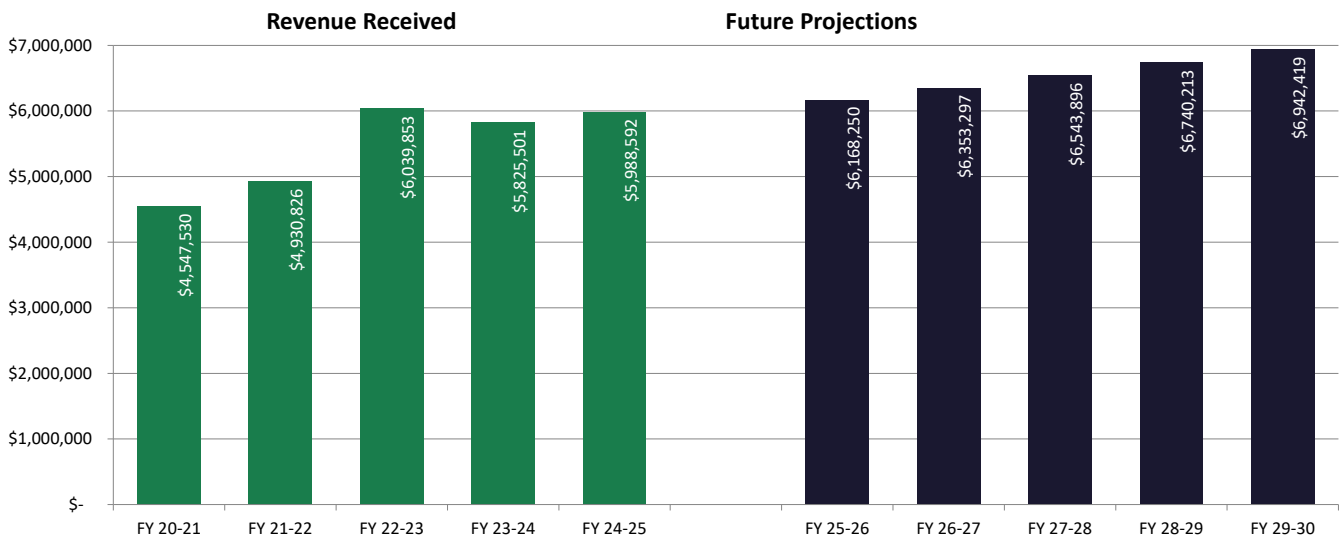
### Department

Finance

### Current Rate

As of FY 25-26, 6% of revenue earned in South Jordan goes to the City.

## Collection History & Future Projections



# Revenue Source Detail

## Telecommunications Tax

### Summary

A business providing telecommunication services is required to have a Telecommunication Franchise Agreement with the City. These agreements ensure the collection of the tax.

### Method Received

The Telecommunications Services Fee is distributed to the City by the Utah State Tax Commission on a monthly basis.

### Fund/Object

100-409000

### Authorized Uses

General Fund, unrestricted.

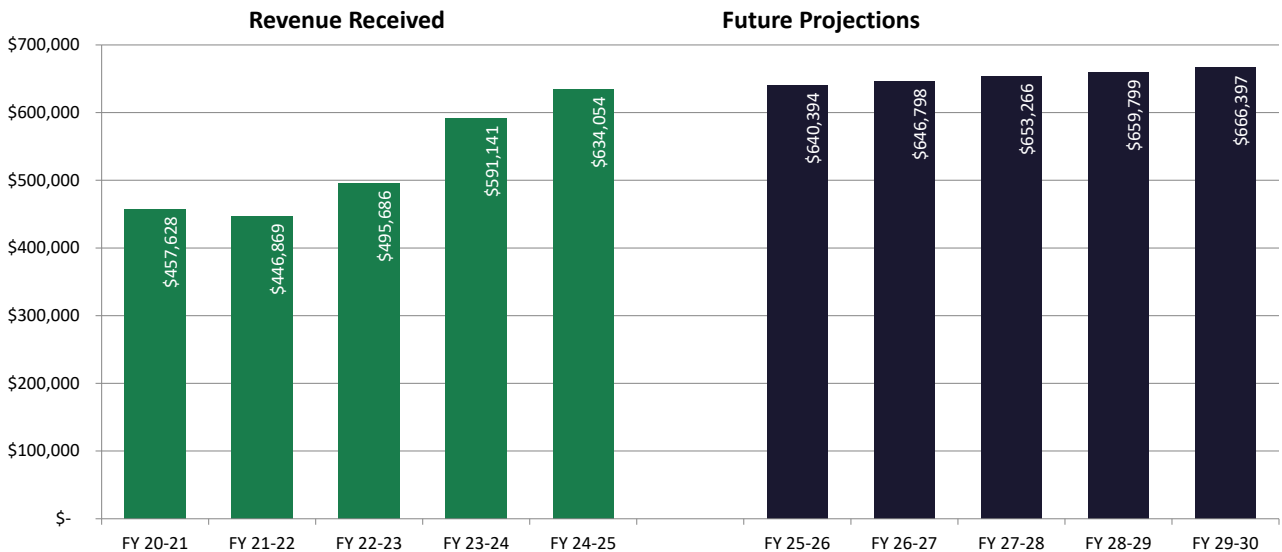
### Department

Finance

### Current Rate

As of FY 25-26, 3.5% of revenue earned from land line and cellular services in South Jordan goes to the City.

## Collection History & Future Projections



# Revenue Source Detail

## Transient Room Tax

### Summary

Transient room Tax (TRT) is a tax imposed by a county, city or town to rent temporary lodging for stays of less than 30 consecutive days at the following locations:

- Hotels
- Motels
- Inns
- Trailer courts
- Campgrounds
- Tourist homes
- Similar accommodations

TRT is charged in addition to sales and other applicable taxes.

### Fund/Object

100-401101

### Department

Finance

### Current Rate

As of FY 25-26, the current rate collected by South Jordan City is 1%.

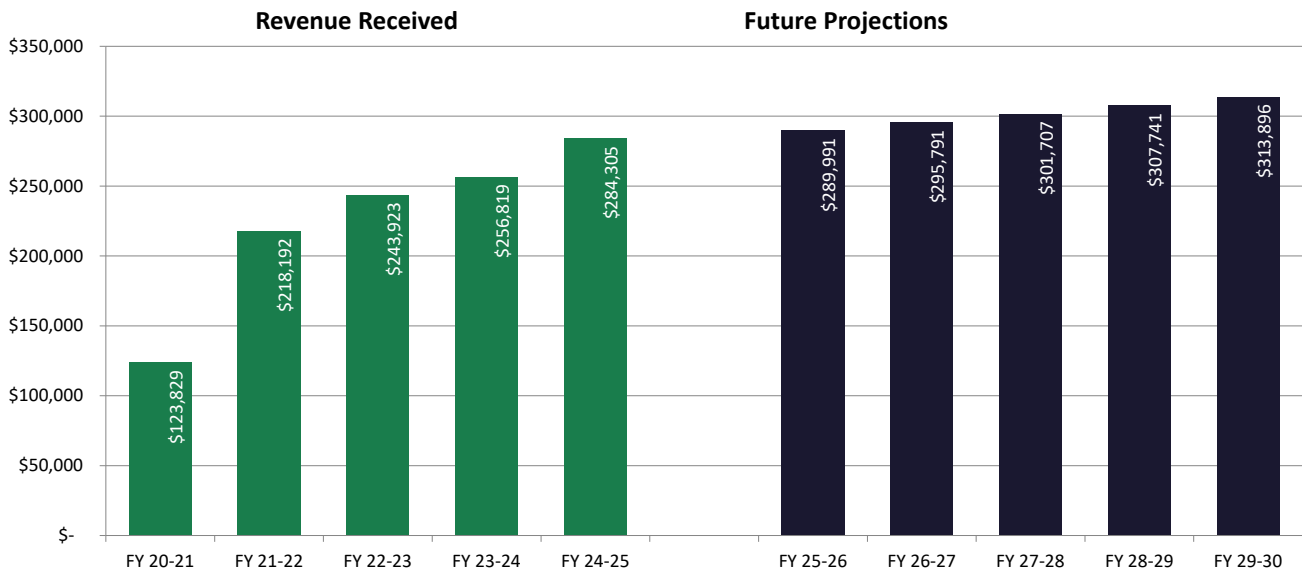
### Method Received

Revenues are collected by the Utah State Tax Commission and distributed to the City on a monthly basis.

### Authorized Uses

General Fund, unrestricted.

## Collection History & Future Projections



# Revenue Source Detail

## Cable Television Franchise Tax

### Summary

Any entity in South Jordan providing cable television services is subject to this tax. As of FY 25-26, the only two entities that provide this service are Century Link and Comcast.

### Method Received

Comcast and Century Link collect and remit the 5% fee to the city on a quarterly basis.

### Fund/Object

100-401100

### Authorized Uses

General fund, unrestricted.

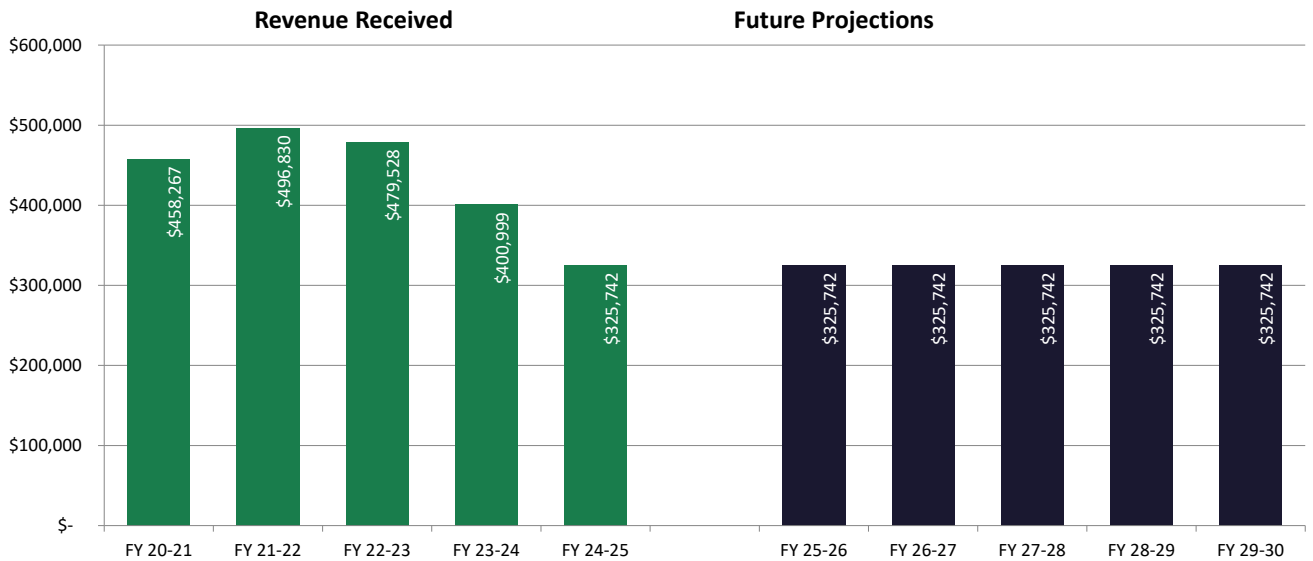
### Department

Finance

### Current Rate

As of FY 25-26, the current rate is 5%.

## Collection History & Future Projections



# Revenue Source Detail

## Fines & Forfeitures

### Summary

Fines and forfeitures primarily originate from the City court, and include traffic school, small claims related fees, expungement, certified copies of documents, and records fees.

### Authorized Uses

General Fund, unrestricted.

### Fee Schedule

For the complete fee schedule, see pages 203-219.

### Department

Court

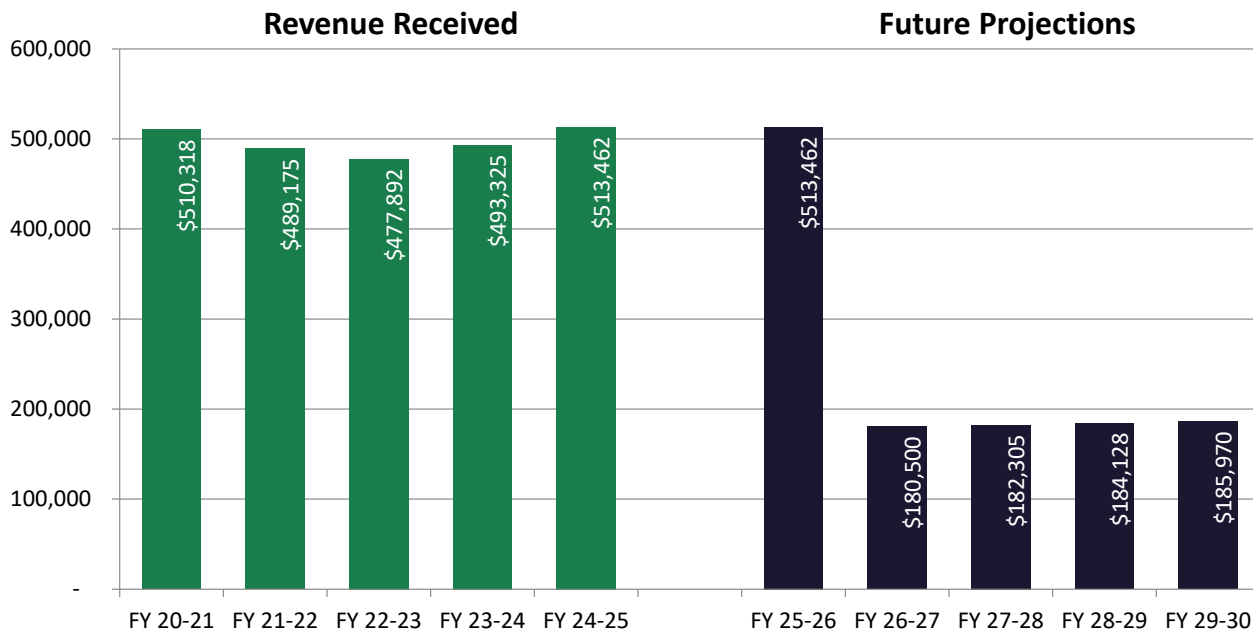
### Fund/Object

100-100-440000

### Method Received

Traffic citations and other fines & fees are paid by the individual and are collected by the municipal court.

## Collection History & Future Projections



# Revenue Source Detail

## Summary

Licenses and permits are fees collected to provide the respective service. Licenses are collected for building permits, sign permits, special events, and road cuts. License fees are collected for dog licenses, solid waste fees, and business licenses.

## Departments

Building, City Commerce, Administrative Services, Engineering, Planning & Zoning, Animal Control, Finance

## Current Rate

Fees vary. For the complete fee schedule, see pages 203-219.

## Method Received

Permit & License fees are collected by the City as permits are applied for.

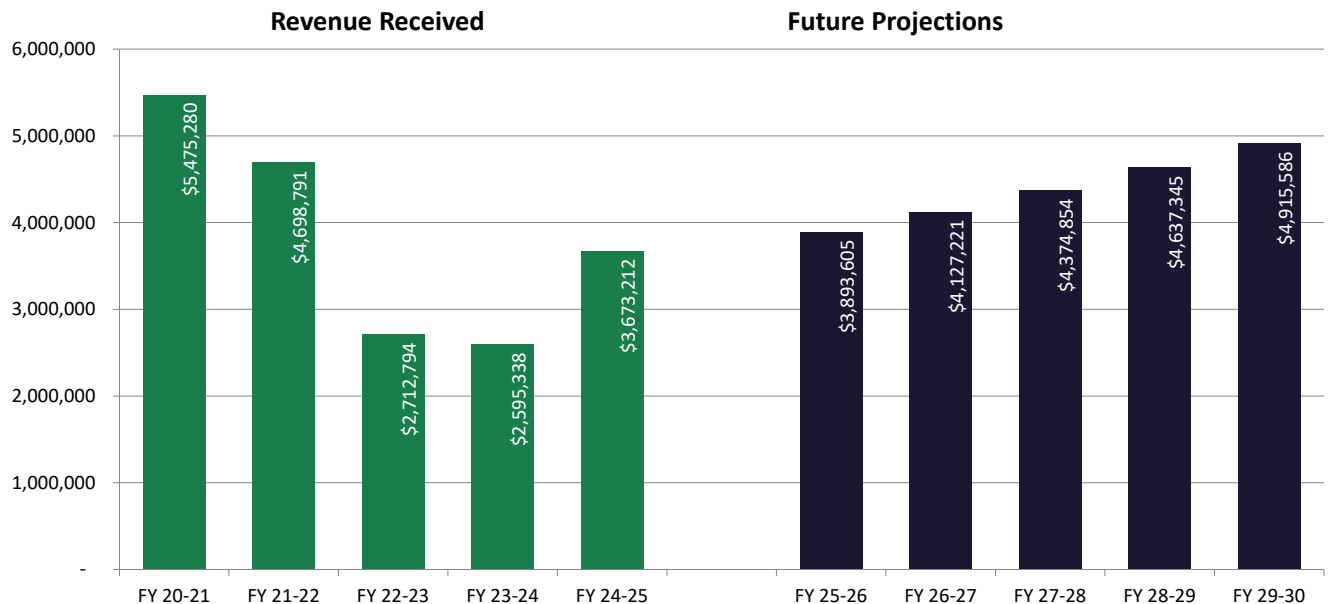
## Authorized Uses

General Fund, unrestricted.

## Fund/Object

- 100-416000 - Fire Department Permits
- 100-412000 - Business Licenses
- 100-413000 - Special Events Permits
- 100-414000 - Road Cut Permits
- 100-418000 - Dog Licenses
- 100-417000 - Solid Waste License Fee
- 100420-410000 - Building Permits
- 100420-411000 - Electrical, Plumbing, & Mechanical Permits
- 100420-415000 - Sign Permits
- 100400-431400 - Plan Check Fees

## Collection History & Future Projections



# Revenue Source Detail

## Charges for Services

### Summary

The city collects a variety of fees for services rendered. Examples of these include cemetery fees, ambulance fees, leases, and a variety of Development Services fees.

### Departments

Engineering, Building, Planning & Zoning, Finance, Fire Department, Cemetery, Animal Control, Police, Parks

### Fund/Object

- 100-431300 - RMP Connection Fee
- 100-437050 - Miscellaneous Fees
- 100-437030 - Maps & Publication Fees
- 100-437040 - Cell Tower Lease
- 100-430000 - Ambulance Fee
- 100-433000 - Burial Fees
- 100-433100 - Plot Fees
- 100-433200 - Perpetual Care
- 100-430300 - Animal Control Impound Fee
- 100-430200 - False Alarm Charges

- 100-433300 - Park Use Fees
- 100420-431000 - Engineering Fees
- 100420-431200 - After Hours Inspection Fees
- 100400-431700 - Zoning & Subdivision Fees

### Method Received

Collected by the City through various methods specific to the fund.

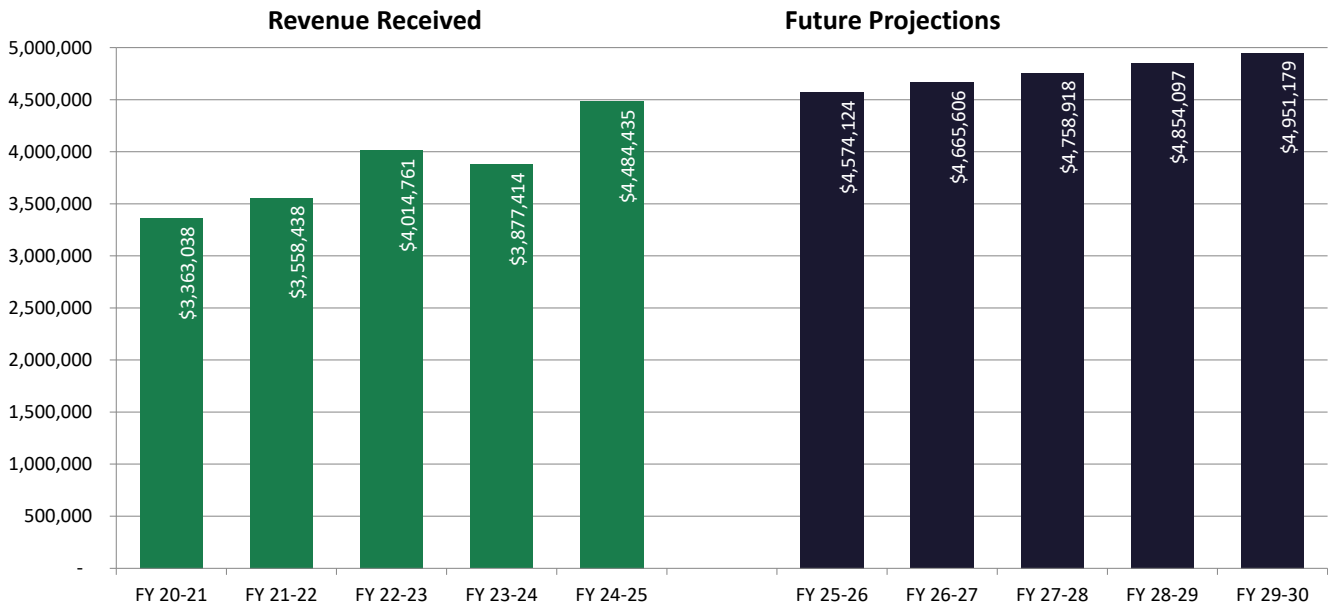
### Authorized Uses

General Fund, unrestricted.

### Fee Schedule

For the complete fee schedule, see pages 203-219.

## Collection History & Future Projections



# Revenue Source Detail

## Summary

The Water division provides safe and high quality water with sufficient pressure and at flow rates that exceed state standards. This is accomplished through compliance, state standards sampling, system upgrades, quick response to resident concerns and system failures, and continuous monitoring of tanks and delivery points.

## Primary Activities

- Proactive and reactive maintenance of 469 miles of pipe, 25,851 water connections, and 4,227 fire hydrants.
- Endure uninterrupted quality supply from all connections.
- Water distribution and pressure management.
- Water system compliance with all applicable State and Federal laws and requirements.

## Method Received

Water Bills are sent out monthly and paid by the resident.

## Authorized Uses

All collected funds are restricted to use within the Water Fund.

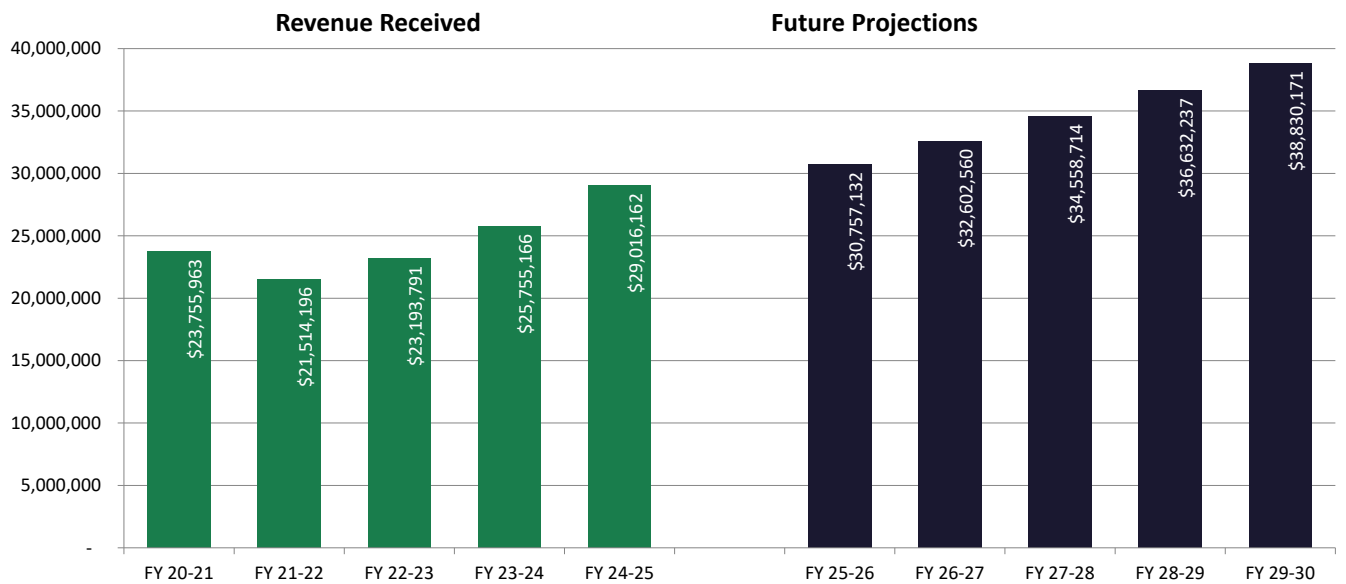
## Fund/Object

|            |                                  |
|------------|----------------------------------|
| 600-432100 | Water Sales                      |
| 600-432300 | Water Meter Sets                 |
| 600-432400 | Hydrant Meter Rental             |
| 600-432500 | Commercial & Landscape Meters    |
| 600-450000 | Other Donations & Reimbursements |
| 600-450100 | Finance Charges                  |
| 600-450400 | Interest Income                  |
| 600-450700 | Water Share Lease                |
| 600-450800 | Miscellaneous                    |
| 600-471000 | Sale of Capital Assets           |

## Fee Schedule

For the complete fee schedule, see pages 203-219.

## Revenue History



# Revenue Source Detail

## Secondary Water Fund

### Summary

The Secondary Water division manages the delivery of irrigation water to approximately 4,100 South Jordan residential properties by a gravity and pumped distribution system.

### Primary Activities

- Maintain water pipes from four canals in the City and ownership/maintenance responsibilities of the Beckstead Canal.
- Install distribution system improvements to improve reliability and quality of irrigation water.
- Maintain 4,100+ secondary water connections and 113 miles of secondary water piping.
- Manage inventory of secondary water shares owned by the City.

### Fund/Object

|            |                      |
|------------|----------------------|
| 610-432200 | Secondary Water Fees |
| 610-450400 | Interest Income      |
| 610-450900 | Other Miscellaneous  |

### Method Received

Secondary Water Fees are billed with the monthly utility bill and paid by the resident.

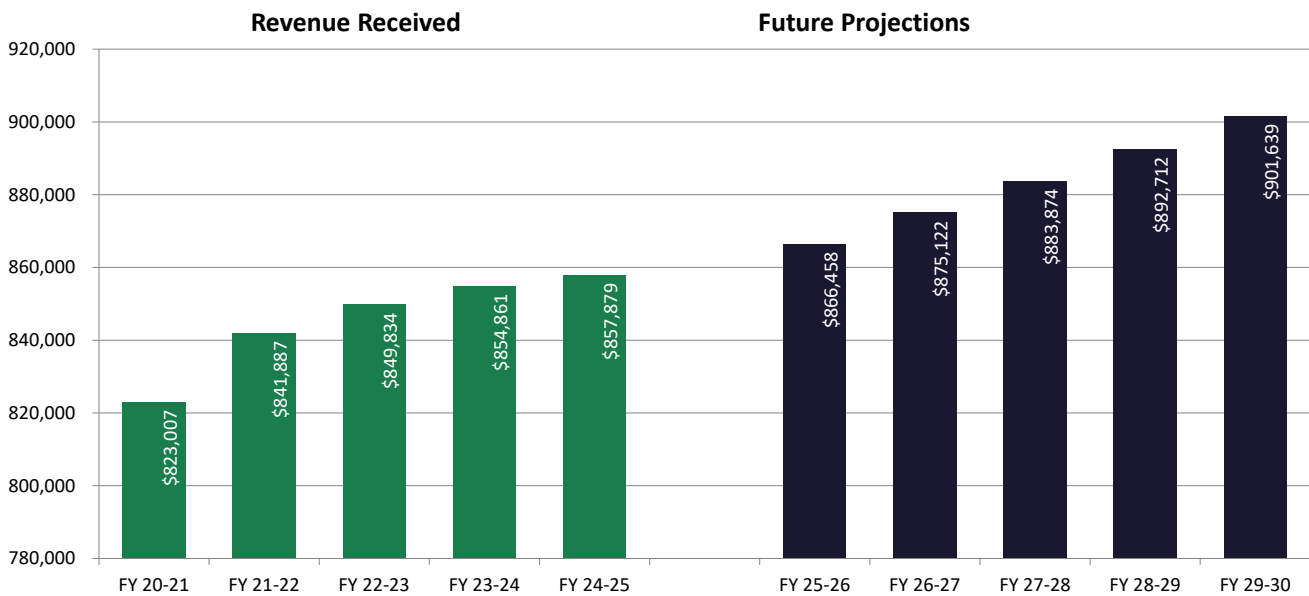
### Authorized Uses

All collected funds are restricted for use within the Secondary Water Fund.

### Fee Schedule

For the complete fee schedule, see pages 203-219.

## Revenue History



# Revenue Source Detail

Sanitation Fund

## Summary

The Sanitation & Recycling division administers and manages solid waste and refuse services along with curbside recycle pickup and additional recycle services. The City currently contracts with Ace Recycling and Disposal for residential curbside garbage & recycle pickup. The Sanitation & Recycling division provides residents with 96-gallon containers for garbage services. It is responsible for the delivery and repair of 20,000+ garbage containers and 17,000+ recycling containers.

## Primary Activities

- Residential curbside pickup of garbage material and recycle material performed by the city contractor.
- Responsible for the delivery and repair of curbside garbage & recycle containers.
- Manage and operate special services, including neighborhood dumpster program, special service pickup, glass recycling, tree and leaf drop-off program, and other services.
- Conducts the annual Spring Cleanup program.

## Fund/Object

|            |                        |
|------------|------------------------|
| 620-432600 | Garbage Fees           |
| 620-432601 | Recycling Fees         |
| 620-432620 | Neighborhood Cleanup   |
| 620-432630 | Special Service Pickup |
| 620-450900 | Other Miscellaneous    |

## Method Received

Sanitation & Recycling bills are sent out by monthly and paid by the resident.

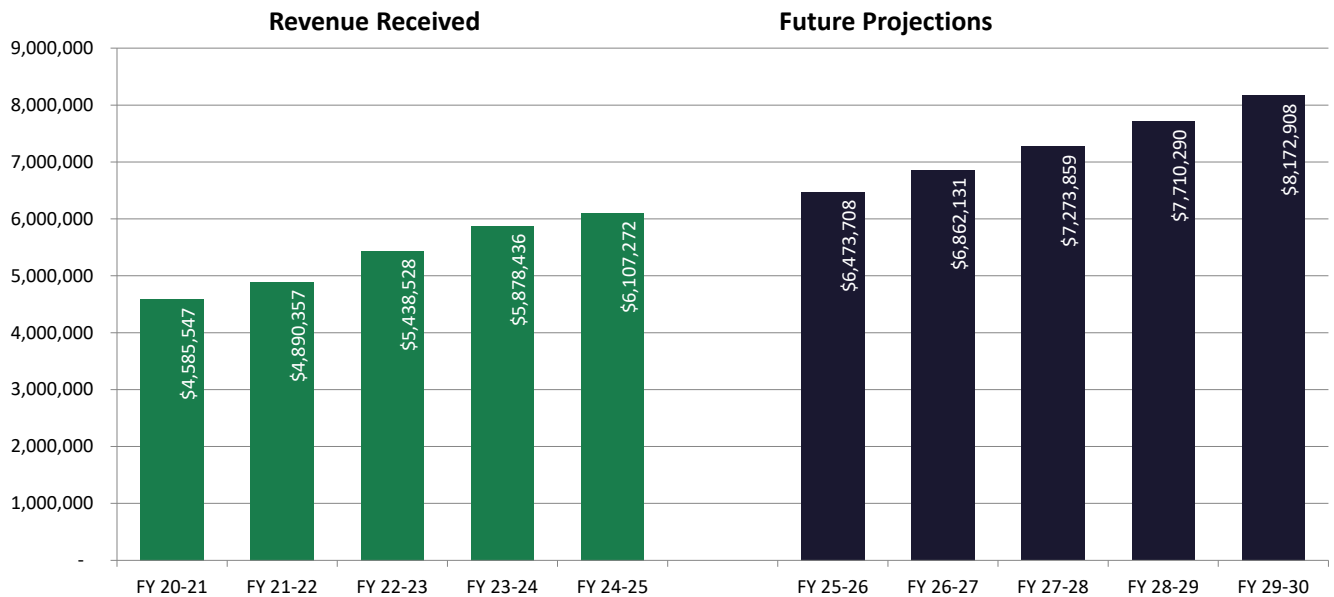
## Authorized Uses

All collected funds are restricted for use within the Sanitation & Recycling Fund.

## Fee Schedule

For the complete fee schedule, see pages 203-219.

## Revenue History



# Revenue Source Detail

Mulligans Fund

## Summary

Mulligans offers golfing and entertainment opportunities for the entire family, including 2 nine-hole golf courses, a driving range with 32 covered and heated stalls, 36 holes of miniature golf, and 8 batting cages. The facility also hosts a snack bar, pro shop, a comprehensive junior golf program, and PGA instruction.

## Primary Activities

Maintaining and operating:

- Two 9-hole golf courses.
- Driving range with 32 covered and heated stalls.
- 36 holes of miniature golf.
- Eight batting cages.

## Fee Schedule

For the complete fee schedule, see pages 203-219.

## Fund/Object

|            |                     |
|------------|---------------------|
| 640-435000 | Instructor Fees     |
| 640-435010 | Driving Range       |
| 640-435020 | Greens Fees         |
| 640-435030 | Miniature Golf      |
| 640-435040 | Program Revenue     |
| 640-435050 | Golf Cart Rental    |
| 640-435060 | Batting Cages       |
| 640-435070 | Food & Beverages    |
| 640-435080 | Golf Shop           |
| 640-435090 | Rental Revenue      |
| 640-450900 | Other Miscellaneous |

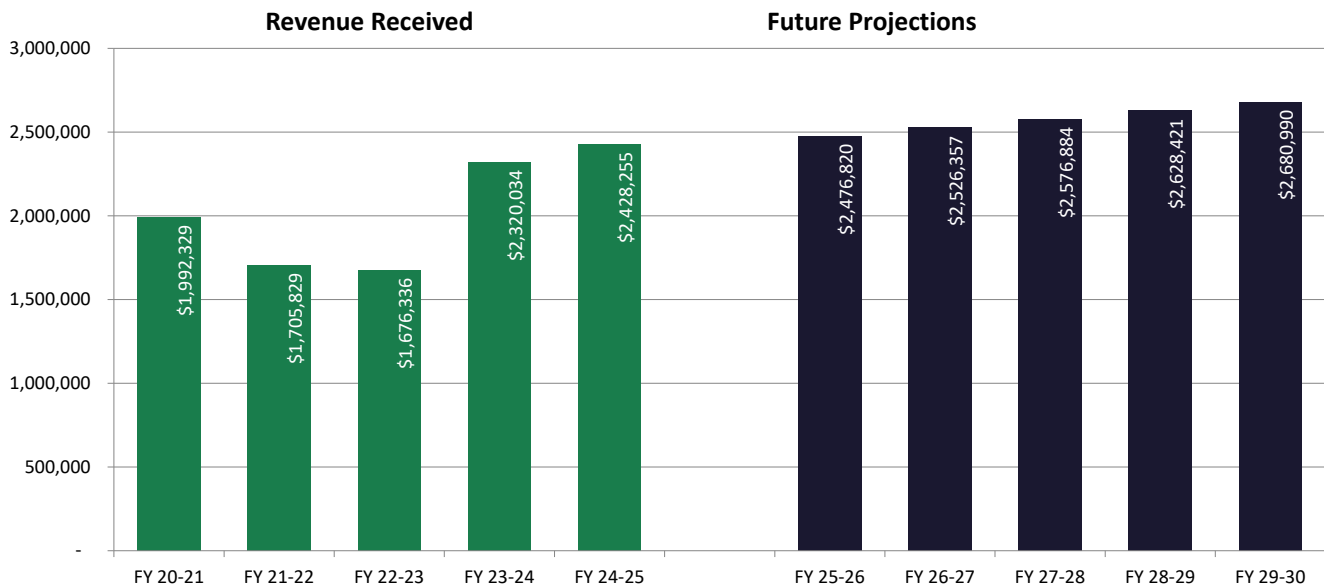
## Method Received

All funds come from customer payments for services.

## Authorized Uses

All collected funds are restricted for use within Mulligans operations.

## Revenue History



# Revenue Source Detail

Storm Water Fund

## Summary

The Storm Water division is responsible for the maintenance, cleaning, and inspection of storm water infrastructure within the City to ensure that it is working properly during storm events.

The Storm Water Division is also responsible for maintaining compliance with State and Federal permits. Some of the activities to maintain compliance include: public education and outreach programs, investigating and eliminating illegal discharges into the storm drain system, monitoring and enforcing runoff, erosion control processes concerning construction activities, and minimizing adverse impacts on storm water quality after construction.

## Primary Activities

- Maintenance, cleaning, and inspection of storm water infrastructure.
- Flood prevention
- Maintaining compliance pertaining to UPDES.

## Fund/Object

|            |                     |
|------------|---------------------|
| 220-432000 | Storm Water Fees    |
| 220-450400 | Interest Income     |
| 220-450900 | Other Miscellaneous |

## Method Received

Storm Water bills are sent out monthly as part of the utility bill and paid by the resident.

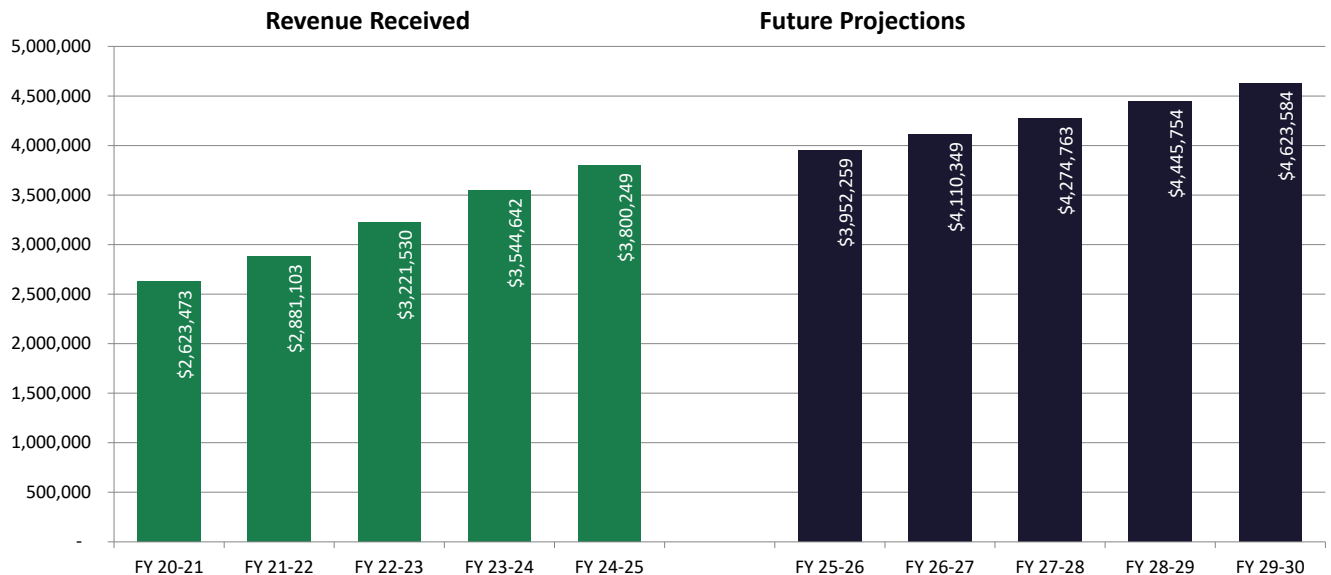
## Authorized Uses

All collected funds are restricted for use within the Storm Water Fund.

## Fee Schedule

For the complete fee schedule, see pages 203-219.

## Revenue History



# Revenue Source Detail

Redevelopment Agency Fund

## Summary

The Redevelopment Agency exists to encourage economic development and improve designated areas of South Jordan. The Redevelopment agency works with City staff to maintain RDA, CDA, and EDA projects and areas.

## Primary Activities

- Provides administration of the Redevelopment Agency budgeting and accounting.
- Works with participants and creation of new project areas when needed.
- Economic Development Services: recruitment of new businesses, retention of existing businesses and expansion of existing businesses.

## Department

Redevelopment Agency

## Fund/Object

- 200-401000-20000 - Prop Tax Increment-Project 1
- 200-401000-20004 - Prop Tax Increment-Project 6
- 200-401000-20013 - Prop Tax Increment-Project 9
- 200-401000-20008 - Prop Tax Increment-Project 11
- 200-402000-20000 - Prop Tax Haircut-Project 1
- 200-436060 - Administrative Fees-CDA
- 200-450400 - Interest Income

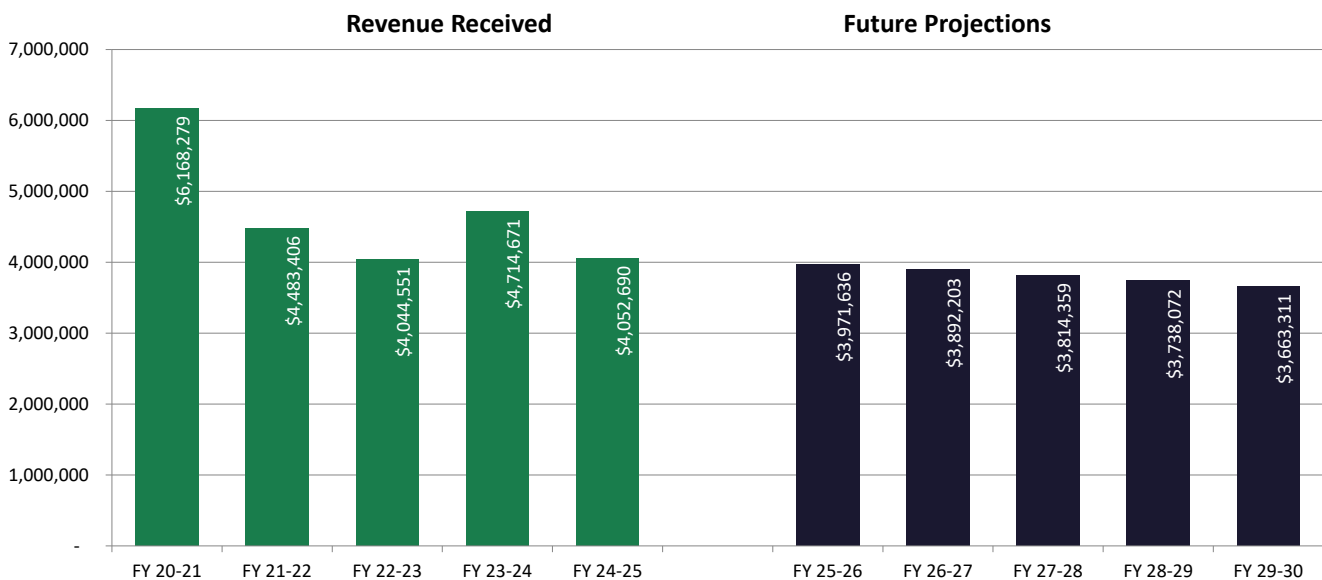
## Method Received

RDA funds are remitted annually by Salt Lake County.

## Authorized Uses

RDA funds are restricted to use within statutory guidelines set by the State of Utah.

## Revenue History



# Revenue Source Detail

RDA Housing

## Summary

The RDA Housing division invests obligatory funds toward improving housing within the City. Housing funds can be used for a variety of purposes, including but not limited to: Infrastructure, affordable housing projects, senior housing, interest rate buy-downs, and contributions to the Olene Walker or Pamela Atkinson Funds.

## Primary Activities

- Administration of the Redevelopment Agency Housing funds - budgeting, accounting and facilitating project proposals for City Council coordination.

## Department

Redevelopment Agency

## Method Received

The City's RDA housing budget is based on tax increment calculations submitted by the City to Salt Lake County in the prior year. Calculations submitted to the County are the best estimates available and are based on current property values. Per state law, 20 percent of the tax

increment generated by new economic or redevelopment project areas must be used to encourage the development of low income housing.

## Fund/Object

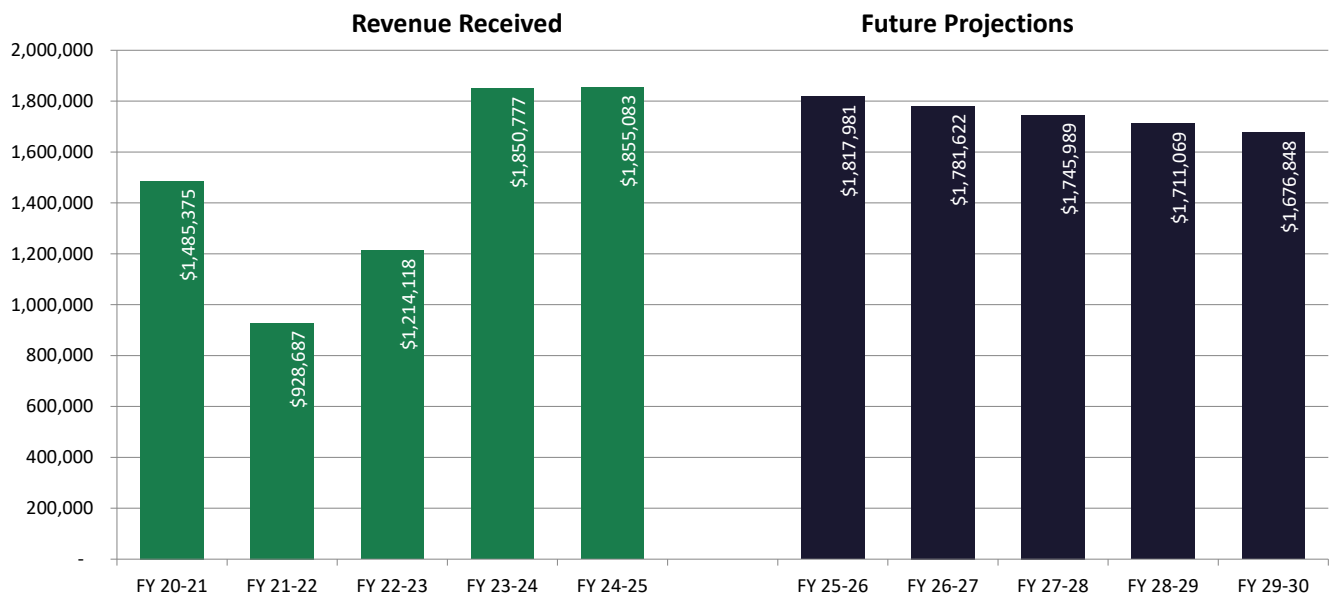
- 201-401000-20004 - Prop Tax Increment-Project 6
- 201-401000-20013 - Prop Tax Increment-Project 9
- 201-401000-20008 - Prop Tax Increment-Project 11
- 201-450400 - Interest Income

## Authorized Uses

RDA Housing funds are restricted for use within statutory guidelines set by the State of Utah.

In 2018 the legislature approved the use of housing funds for its share of County homeless shelter expenditures.

## Revenue History



# Revenue Source Detail

CDA

## Summary

The South Jordan Community Development Area is part of the City's Redevelopment Agency efforts. Its primary purpose is to encourage economic development within the City by using tax increment financial tools.

CDA areas require specific interlocal agreements with participating taxing agencies, and the CDA fund includes the following projects:

- #12 Commerce Park
- #13 South Station
- #14 Tim Dahle Nissan
- #15 Riverton Chevrolet

## Primary Activities

- Provides administration of the CDA and the Redevelopment Agency budgeting and accounting.
- Economic Development Services - recruitment of new businesses, retention of existing businesses and expansion of new businesses.

## Department

City Commerce

## Fund/Object

- 202-401000-20009 - Prop Tax Increment-Project 12
- 202-401000-20010 - Prop Tax Increment-Project 13
- 202-450400 - Interest Income

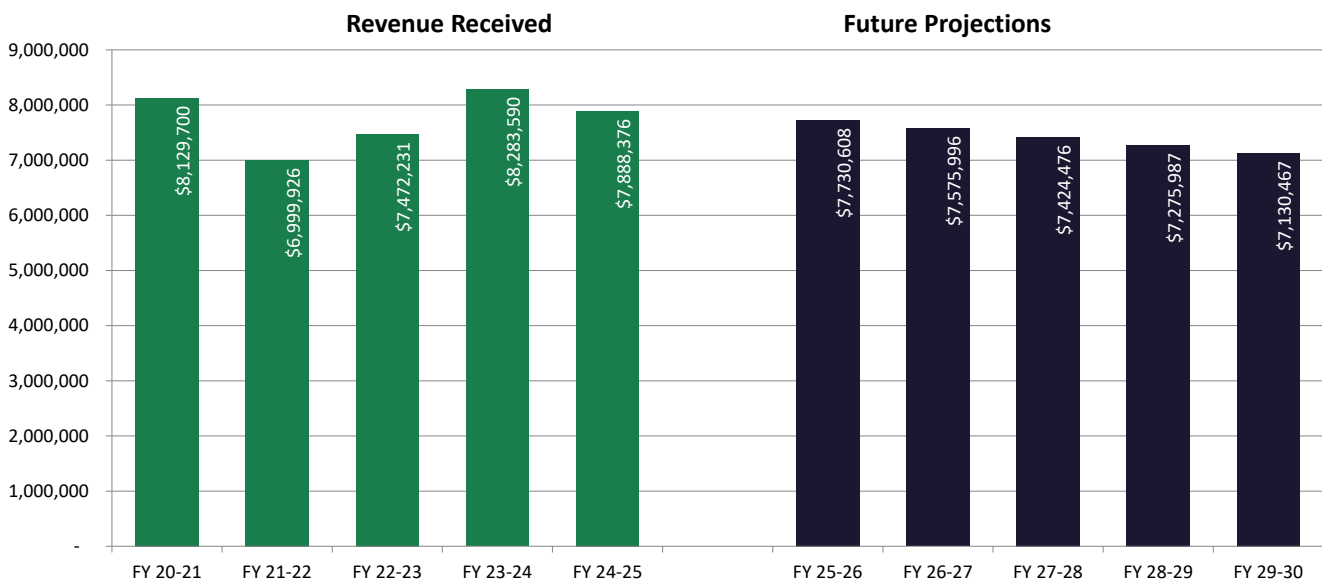
## Method Received

Salt Lake County distributes CDA funding on a regular basis.

## Authorized Uses

CDA funds are restricted for use within state statute and authorized by the RDA Board.

## Revenue History



# Revenue Source Detail

## Summary

The CDBG entitlement program allocates annual grants to develop viable communities by providing affordable housing, a suitable living environment, and opportunities to expand economic opportunities, principally for low and moderate-income persons.

## Primary Activities

- South Jordan’s program focuses its efforts on public services, neighborhood improvements, and Senior Center improvements.

## Method Received

CDBG funds are reimbursed by HUD after funds are spent.

## Authorized Uses

Funds are authorized by an annual contract with HUD based on a 5-year planning document.

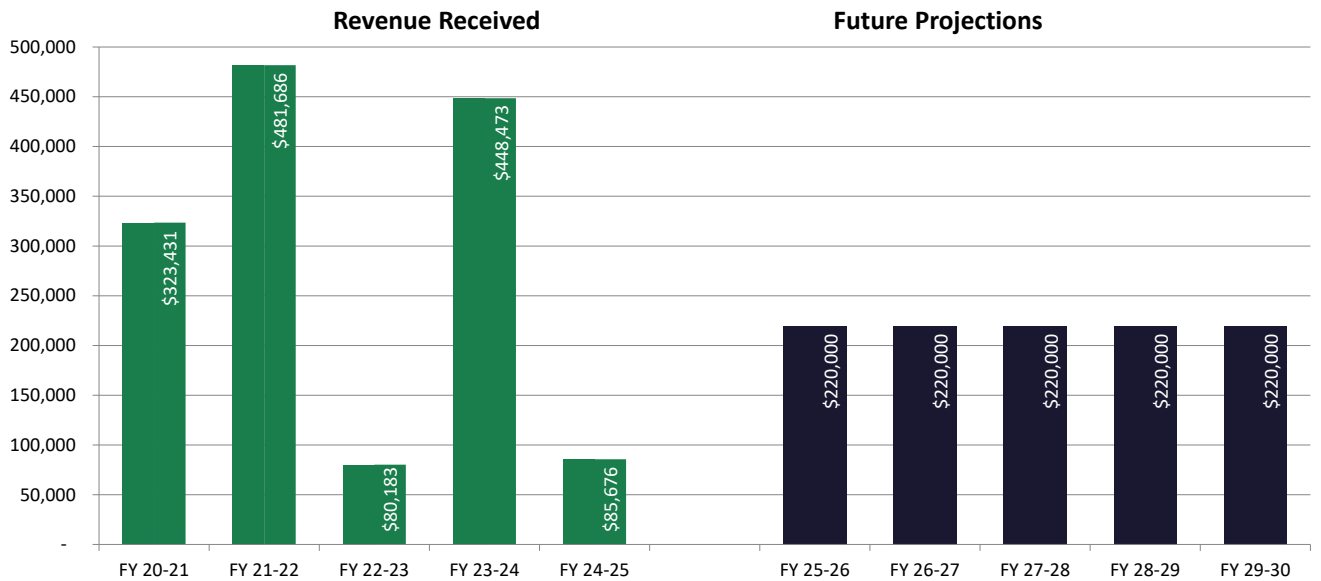
## Department

Development Services

## Fund/Object

210-420400 - CDBG Revenue

## Revenue History



Item 1.2.

# Fund Balance and Reserves

South Jordan City defines fund balance for governmental and enterprise funds as the difference between a fund's current assets and current liabilities. The City accumulates fund balances in its various funds for the following purposes:

- To have adequate funds in case of an emergency or unexpected events
- To secure the City's debt and related bond ratings
- To meet requirements for liabilities already incurred but not yet paid
- To avoid short-term debt
- To provide for planned and unplanned capital expenditures

According to Utah Code 10-6-116, as amended in 2021, cities are allowed to accumulate retained earnings or fund balances in any fund. However, the law imposes a limit on general fund balance which is 35% of total estimated general fund revenue. Any fund balance in excess of 5%

and less than 35% could be utilized for budget purposes. Any fund balance less than 5% of the estimated revenue could be used for working capital, certain emergency expenditures, or to cover a pending year-end excess of expenditures over revenues from an unavoidable shortfall in revenues. Any funds in excess of 35% of general fund revenues could be retained if they were earmarked for specific future capital projects. The City maintains a 5-year CIP plan.

The following graph depicts the City's reserved fund balance over the last 10 years.

Reserve fund balance for FY 2025-2026 is estimated to be at 29.6% in the amount of \$19,407,050. The City will continue to keep its reserve below the 35% maximum.

**Ending General Fund Balance**  
As a Percentage of Revenue (Not Including Transfers)

| Fiscal Year Ending | Percentage of Revenue |
|--------------------|-----------------------|
| 2016               | 19.4%                 |
| 2017               | 20.0%                 |
| 2018               | 20.5%                 |
| 2019               | 20.3%                 |
| 2020               | 20.9%                 |
| 2021               | 25.0%                 |
| 2022               | 28.2%                 |
| 2023               | 28.5%                 |
| 2024               | 29.0%                 |
| 2025               | 30.2%                 |
| 2026 est.          | 29.6%                 |

2026-2027 Tentative Budget

58

City of South Jordan, Utah

149

# Fund Balance Summary

| ALL FUNDS                       |                        |                        |                      |                          |                       |                        |
|---------------------------------|------------------------|------------------------|----------------------|--------------------------|-----------------------|------------------------|
|                                 | FY2025 Fund<br>Balance | FY2026<br>Estimated FB | Budgeted<br>Revenues | Budgeted<br>Expenditures | Transfers In<br>(Out) | Ending Fund<br>Balance |
| <b>Governmental Funds</b>       |                        |                        |                      |                          |                       |                        |
| General Fund                    | 20,800,741             | 19,407,050             | 68,969,752           | (72,206,443)             | 1,843,000             | 18,013,359             |
| Debt Service Fund               | 7,686,461              | 7,686,461              | 2,409,331            | (6,018,331)              | 2,536,700             | 6,614,161              |
| Redevelopment Fund              | 41,255,112             | 41,255,112             | 16,550,000           | (22,111,445)             | (1,816,700)           | 33,876,967             |
| Capital Projects Fund           | 95,865,428             | 84,783,442             | 9,885,000            | (13,633,850)             | (585,500)             | 80,449,092*            |
| CDBG Fund                       | -                      | -                      | 235,000              | (235,000)                | -                     | -                      |
| Storm Drain Fund                | 3,255,231              | 3,450,545              | 3,655,594            | (2,454,734)              | (1,300,000)           | 3,351,405              |
| Interfacility Transfers         | 2,260,888              | 2,260,888              | 1,752,000            | (1,148,089)              | (525,000)             | 2,339,799              |
| <b>Total Governmental Funds</b> | <b>171,123,861</b>     | <b>158,843,498</b>     | <b>103,456,677</b>   | <b>(117,807,892)</b>     | <b>152,500</b>        | <b>144,644,783</b>     |
| <b>Proprietary Funds</b>        |                        |                        |                      |                          |                       |                        |
| Water Operations Fund           | 22,292,107             | 24,075,476             | 26,126,519           | (26,685,069)             | (76,250)              | 23,440,676             |
| Mulligans                       | 1,649,036              | 1,731,488              | 1,735,386            | (2,144,161)              | -                     | 1,322,713              |
| Sanitation                      | 4,451,509              | 4,674,084              | 6,832,338            | (7,683,312)              | (76,250)              | 3,746,860              |
| Self Insurance                  | 897,086                | 897,086                | 733,436              | (703,982)                | -                     | 926,540                |
| <b>Total Proprietary Funds</b>  | <b>29,289,738</b>      | <b>31,378,134</b>      | <b>35,427,679</b>    | <b>(37,216,524)</b>      | <b>(152,500)</b>      | <b>29,436,789</b>      |
| <b>Total</b>                    | <b>200,413,599</b>     | <b>190,221,631</b>     | <b>138,884,356</b>   | <b>(155,024,416)</b>     | <b>-</b>              | <b>174,081,571</b>     |

\*Capital Projects fund balance is estimated to decrease due to several planned capital projects.

# All Funds Revenues & Expenditures

| ALL FUNDS                                    |                                  |                               |                                 |                                |
|--|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
|  | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
| <b>Financing Sources:</b>                    |                                  |                               |                                 |                                |
| Taxes & Fees                                 | \$49,812,718                     | \$50,471,491                  | \$50,360,474                    | \$52,107,314                   |
| Impact Fees                                  | 3,079,466                        | 1,375,000                     | 3,025,285                       | 1,375,000                      |
| Area Increment                               | 10,793,745                       | 13,075,000                    | 13,025,000                      | 15,240,000                     |
| RDA Housing                                  | 1,104,567                        | 747,500                       | 870,000                         | 940,000                        |
| Class C Road Funds                           | 4,565,887                        | 4,372,510                     | 4,625,500                       | 4,700,000                      |
| Local Transit Tax                            | 2,283,515                        | 2,300,694                     | 3,377,131                       | 2,530,000                      |
| Licenses & Permits                           | 3,310,449                        | 2,464,729                     | 2,668,900                       | 2,883,900                      |
| Intergovernmental Revenues & Fees            | 8,616,692                        | 738,000                       | 2,171,281                       | 754,334                        |
| Charges for Services                         | 51,175,137                       | 47,066,165                    | 51,257,311                      | 51,135,018                     |
| Fines & Forfeitures                          | 524,164                          | 480,000                       | 480,000                         | 30,000                         |
| Special Assessments                          | 1,922,861                        | 2,155,675                     | 1,845,987                       | 2,154,831                      |
| Investment Earnings                          | 5,306,103                        | 741,728                       | 5,458,981                       | 3,985,388                      |
| Misc. Revenue                                | 13,616,010                       | 5,705,636                     | 11,450,233                      | 1,048,571                      |
| Transfers In & Use of Fund Balance           | 29,366,042                       | 28,976,184                    | 33,020,103                      | 37,322,283                     |
| <b>Total Financing Sources</b>               | <b>185,477,356</b>               | <b>160,670,312</b>            | <b>183,636,186</b>              | <b>176,206,639</b>             |
| <b>Financing Uses:</b>                       |                                  |                               |                                 |                                |
| Wages & Benefits                             | 56,128,078                       | 60,042,903                    | 59,247,105                      | 66,040,321                     |
| Operating Expenses                           | 36,918,816                       | 39,115,382                    | 39,003,794                      | 42,784,739                     |
| Debt Expenditures                            | 6,935,180                        | 6,195,675                     | 7,174,741                       | 8,276,706                      |
| Project Expenditures                         | 27,901,031                       | 31,342,619                    | 31,090,696                      | 37,922,650                     |
| Transfers Out & Contribution to Fund Balance | 57,594,251                       | 23,973,733                    | 47,119,850                      | 21,182,223                     |
| <b>Total Financing Uses</b>                  | <b>185,477,356</b>               | <b>160,670,312</b>            | <b>183,636,186</b>              | <b>176,206,639</b>             |

# General Fund Summary

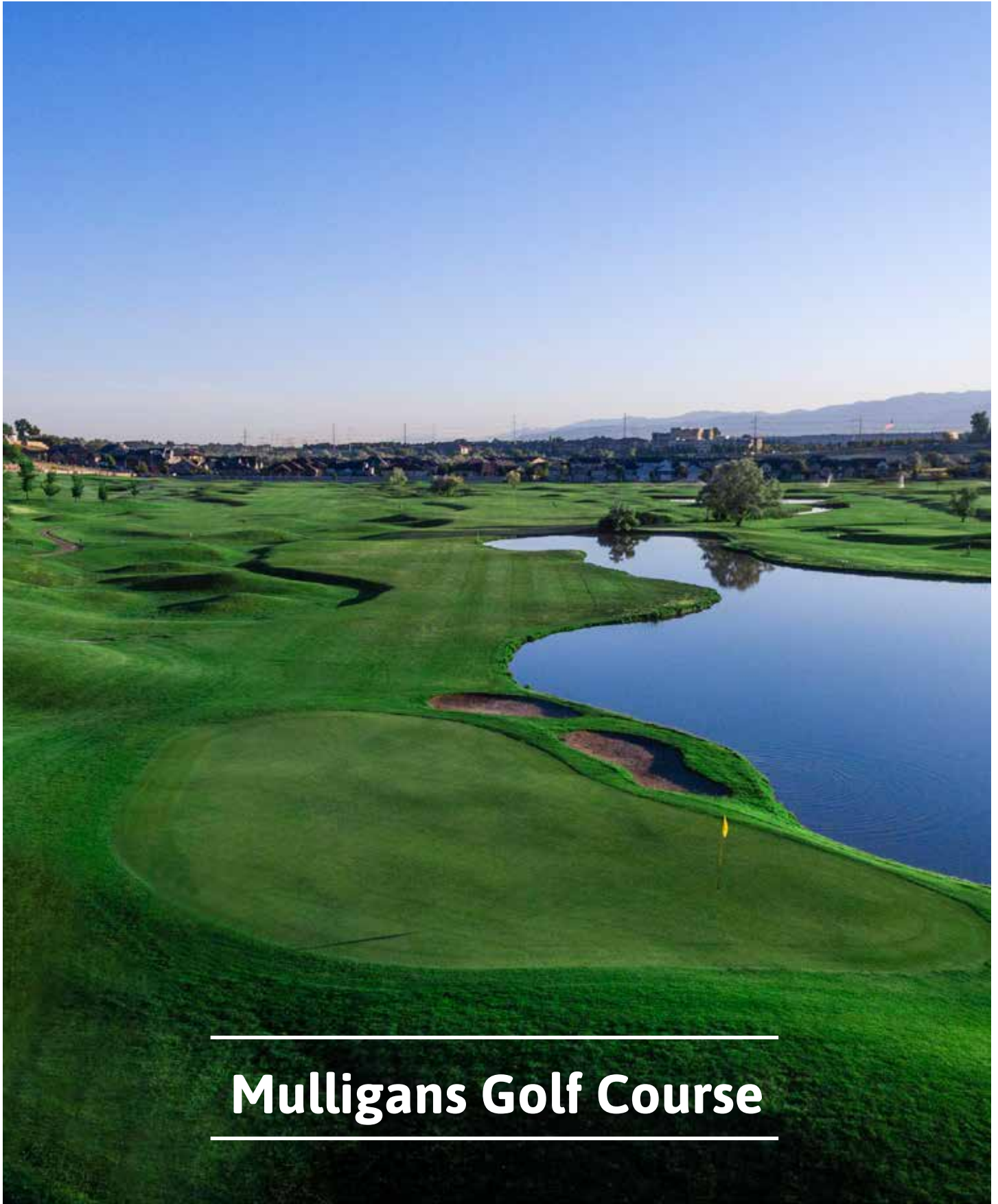
|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>REVENUES</b>   |                                  |                               |                                 |                                |
| Sales Tax   | \$25,272,539                     | \$25,640,439                  | \$25,640,439                    | \$26,711,975                   |
| Property Taxes  | 16,415,238                       | 17,153,345                    | 16,894,311                      | 17,344,840                     |
| Franchise Taxes   | 6,622,646                        | 6,262,707                     | 6,350,656                       | 6,595,499                      |
| Transient Room Tax  | 284,305                          | 200,000                       | 264,524                         | 280,000                        |
| Cable TV Fees   | 325,742                          | 405,000                       | 400,544                         | 350,000                        |
| Motor Vehicle Fees  | 892,248                          | 810,000                       | 810,000                         | 825,000                        |
| Penalties & Interest  | 76,299                           | 10,000                        | 80,854                          | 45,000                         |
| Licenses & Permits  | 3,310,449                        | 2,464,729                     | 2,668,900                       | 2,883,900                      |
| Intergovernmental Revenues                                  | 621,478                          | 518,000                       | 519,334                         | 519,334                        |
| Administration Fees   | 4,967,696                        | 5,649,042                     | 5,649,042                       | 6,034,993                      |
| Charges for Services  | 4,917,708                        | 3,458,900                     | 3,461,550                       | 5,290,211                      |
| Recreation Revenue  | 456,544                          | 202,650                       | 347,000                         | 491,000                        |
| Fines and Forfeitures                                       | 524,164                          | 480,000                       | 480,000                         | 30,000                         |
| Miscellaneous Revenue                                       | 7,421,770                        | 4,563,000                     | 5,131,773                       | 1,568,000                      |
| <b>Total General Fund Revenue</b>                           | <b>72,108,828</b>                | <b>67,817,812</b>             | <b>68,698,927</b>               | <b>68,969,752</b>              |
| <b>TRANSFERS IN AND USE OF FUND BALANCE</b>                 |                                  |                               |                                 |                                |
| Transfers In  | 1,458,536                        | 1,375,000                     | 1,375,000                       | 1,843,000                      |
| Use of Fund Balance   | 0                                | 0                             | 0                               | 1,393,691                      |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>1,458,536</b>                 | <b>1,375,000</b>              | <b>1,375,000</b>                | <b>3,236,691</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>73,567,363</b>                | <b>69,192,812</b>             | <b>70,073,927</b>               | <b>72,206,443</b>              |
| <b>EXPENDITURES</b>   |                                  |                               |                                 |                                |
| Wages and Benefits  | 50,192,768                       | 53,626,481                    | 52,929,296                      | 59,299,875                     |
| Operating Expenditures                                      | 10,776,848                       | 12,165,003                    | 11,565,106                      | 12,906,568                     |
| <b>Total General Fund Expenditures</b>                      | <b>60,969,616</b>                | <b>65,791,484</b>             | <b>64,494,402</b>               | <b>72,206,443</b>              |
| <b>TRANSFERS OUT AND CONTRIBUTION TO FUND BALANCE</b>       |                                  |                               |                                 |                                |
| Transfers Out   | 11,549,917                       | 3,401,328                     | 3,496,328                       | 0                              |
| Contribution to Fund Balance                                | 1,047,831                        | 0                             | 2,083,197                       | 0                              |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>12,597,747</b>                | <b>3,401,328</b>              | <b>5,579,525</b>                | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>73,567,363</b>                | <b>69,192,812</b>             | <b>70,073,927</b>               | <b>72,206,443</b>              |

# General Fund Revenues

|   | Prior Year Actual<br>FY 24-25 | Estimated Actual<br>FY 25-26 | Proposed Budget<br>FY 26-27 |
|---|-------------------------------|------------------------------|-----------------------------|
| <b>REVENUES</b>                         |                               |                              |                             |
| Taxes                                   |                               |                              |                             |
| Property Tax                            | 16,415,238                    | 16,894,311                   | 17,344,840                  |
| Motor Vehicle Tax                       | 892,248                       | 810,000                      | 825,000                     |
| Sales and Use Tax                       | 25,272,539                    | 25,640,439                   | 26,711,975                  |
| Penalties and Interest                  | 76,299                        | 80,854                       | 45,000                      |
| Telecommunications Tax                  | 634,054                       | 550,656                      | 621,499                     |
| Energy Sales and Use Tax                | 5,988,592                     | 5,800,000                    | 5,974,000                   |
| Cable TV Franchise Tax                  | 325,742                       | 400,544                      | 350,000                     |
| Transient Room Tax                      | 284,305                       | 264,524                      | 280,000                     |
| <b>Total Taxes</b>                      | <b>49,889,017</b>             | <b>50,441,328</b>            | <b>52,152,314</b>           |
| Licenses and Permits                    |                               |                              |                             |
| Building Permits                        | 2,478,931                     | 2,000,000                    | 2,200,000                   |
| Business Licenses                       | 272,086                       | 220,000                      | 225,000                     |
| Solid Waste License Fee                 | 192,494                       | 155,000                      | 165,000                     |
| Miscellaneous                           | 366,938                       | 293,900                      | 293,900                     |
| <b>Total Licenses and Permits</b>       | <b>3,310,449</b>              | <b>2,668,900</b>             | <b>2,883,900</b>            |
| Intergovernmental Revenues              |                               |                              |                             |
| State and Federal Grants                | 512,949                       | 459,334                      | 459,334                     |
| Liquor Allotment                        | 108,529                       | 60,000                       | 60,000                      |
| <b>Total Intergovernmental Revenues</b> | <b>621,478</b>                | <b>519,334</b>               | <b>519,334</b>              |
| Charges for Service                     |                               |                              |                             |
| Ambulance Fees                          | 2,845,004                     | 2,200,000                    | 2,350,000                   |
| Engineering Fees                        | 4,710                         | 4,500                        | 4,500                       |
| Plan Check Fees                         | 362,762                       | 200,000                      | 280,661                     |
| Zoning and Subdivision Fees             | 406,009                       | 400,000                      | 400,000                     |
| Cemetery Fees                           | 453,985                       | 395,000                      | 415,000                     |
| Recreation Fees                         | 455,788                       | 347,000                      | 491,000                     |
| Other Services                          | 5,813,691                     | 5,911,092                    | 7,875,043                   |
| <b>Total Charges for Services</b>       | <b>10,341,949</b>             | <b>9,457,592</b>             | <b>11,816,204</b>           |
| <b>Fines and Forfeitures</b>            | <b>524,164</b>                | <b>480,000</b>               | <b>30,000</b>               |
| Miscellaneous Revenue                   |                               |                              |                             |
| Investment Earnings                     | 5,353,576                     | 4,500,000                    | 1,500,000                   |
| Other Miscellaneous Revenue             | 2,068,194                     | 631,773                      | 68,000                      |
| <b>Total Miscellaneous Revenue</b>      | <b>7,421,770</b>              | <b>5,131,773</b>             | <b>1,568,000</b>            |
| Transfers                               |                               |                              |                             |
| Transfers In                            | 1,039,705                     | 1,375,000                    | 1,843,000                   |
| Use of Fund Balance                     | 0                             | 0                            | 1,393,691                   |
| <b>Total Transfers</b>                  | <b>1,458,536</b>              | <b>1,375,000</b>             | <b>3,236,691</b>            |
| <b>Total Revenue</b>                    | <b>73,567,363</b>             | <b>70,073,927</b>            | <b>72,206,443</b>           |

# General Fund Expenditures

|  | Prior Year Actual<br>FY 24-25 | Estimated Actual<br>FY 25-26 | Proposed Budget<br>FY 26-27 |
|--|-------------------------------|------------------------------|-----------------------------|
| <b>EXPENDITURES</b>                                |                               |                              |                             |
| General Government                                 |                               |                              |                             |
| General Administration                             | 1,919,200                     | 2,072,768                    | 2,260,703                   |
| Information Center                                 | 464,117                       | 405,324                      | 347,549                     |
| City Commerce                                      | 331,095                       | 120,527                      | 191,354                     |
| City Recorder                                      | 311,474                       | 705,070                      | 929,177                     |
| Finance  | 4,374,258                     | 4,500,410                    | 4,887,598                   |
| Human Resources                                    | 801,397                       | 937,153                      | 1,163,454                   |
| Office of the City Attorney                        | 1,393,714                     | 1,463,601                    | 1,507,006                   |
| <b>Total General Government</b>                    | <b>9,595,255</b>              | <b>10,204,853</b>            | <b>11,286,841</b>           |
| Administrative Services                            |                               |                              |                             |
| Administration                                     | 514,520                       | 446,137                      | 496,220                     |
| Communications                                     | 510,794                       | 477,704                      | 575,755                     |
| Information Services                               | 2,440,954                     | 2,649,571                    | 2,936,380                   |
| Justice Court                                      | 715,499                       | 656,517                      | 0                           |
| <b>Total Administrative Services</b>               | <b>4,181,767</b>              | <b>4,229,929</b>             | <b>4,008,355</b>            |
| Recreation   |                               |                              |                             |
| Recreation/Event Programs & Seniors                | 2,756,915                     | 2,712,415                    | 3,182,301                   |
| <b>Total Recreation</b>                            | <b>2,756,915</b>              | <b>2,712,415</b>             | <b>3,182,301</b>            |
| Development Services                               |                               |                              |                             |
| Building   | 1,734,502                     | 1,793,464                    | 1,998,551                   |
| Engineering  | 3,265,208                     | 3,447,626                    | 3,750,829                   |
| Planning   | 929,578                       | 969,078                      | 985,651                     |
| <b>Total Development Services</b>                  | <b>5,929,288</b>              | <b>6,210,168</b>             | <b>6,735,031</b>            |
| Public Works                                       |                               |                              |                             |
| Administration                                     | 1,292,765                     | 1,336,040                    | 1,450,709                   |
| Parks & Cemetery                                   | 4,371,342                     | 4,679,447                    | 5,392,890                   |
| Fleet  | 1,462,295                     | 1,578,251                    | 1,698,624                   |
| Street Lighting                                    | 368,501                       | 465,392                      | 536,448                     |
| Streets  | 2,431,539                     | 2,649,219                    | 2,777,478                   |
| Facilities   | 1,640,284                     | 1,633,421                    | 1,771,003                   |
| <b>Total Public Works</b>                          | <b>11,566,726</b>             | <b>12,341,770</b>            | <b>13,627,152</b>           |
| Public Safety                                      |                               |                              |                             |
| Fire   | 13,082,307                    | 13,554,720                   | 15,964,519                  |
| Police & Animal Control                            | 13,857,358                    | 15,240,547                   | 17,402,244                  |
| <b>Total Public Safety</b>                         | <b>26,939,666</b>             | <b>28,795,267</b>            | <b>33,366,763</b>           |
| Transfers & Contribution to Fund Balance           |                               |                              |                             |
| Transfers Out                                      | 11,549,917                    | 3,496,328                    | 0                           |
| Contribution to Fund Balance                       | 1,047,831                     | 2,083,197                    | 0                           |
| <b>Total Transfers &amp; Cont. to Fund Balance</b> | <b>12,597,747</b>             | <b>5,579,525</b>             | <b>0</b>                    |
| <b>Total Expenditures</b>                          | <b>73,567,363</b>             | <b>70,073,927</b>            | <b>72,206,443</b>           |



---

# Mulligans Golf Course

---

# General Fund - Office of the City Manager



## Office of the City Manager

The Office of the City Manager provides professional leadership and management to Strategic Services, the Information Center, Human Resources, Finance, City Commerce and the City Recorder's Office.

| EXPENDITURES BY PROGRAM   | 2027<br>PROPOSED   | 2027<br>FTE | PAGE<br>REFERENCE |
|---------------------------|--------------------|-------------|-------------------|
| 1. Executive & Mayor      | \$2,054,766        | 4           | 66                |
| 2. Information Center     | \$347,549          | 4           | 68                |
| 3. Human Resources        | \$1,163,454        | 4           | 70                |
| 4. Finance                | \$4,887,598        | 22          | 72                |
| 5. City Commerce          | \$191,354          | 1           | 74                |
| 6. City Recorder          | \$929,177          | 6           | 76                |
| <b>TOTAL EXPENDITURES</b> | <b>\$9,573,898</b> | <b>41</b>   |                   |

# Executive

Office of the City Manager

## Department Purpose

South Jordan operates under a Manager form of Government, by Ordinance, and is a City of the second class. It is governed by a six member Council comprised of five elected Council Members and an elected Mayor. The City Manager is hired by the Mayor and Council to manage all day to day operations of the City. The City Manager is the Chief Administrative Officer (CAO) of the City. The Executive Department budget is the City Manager and Mayor's budget.




### CORE PROGRAMS

1. Budget & Finance Accountability
2. Operational Excellence
3. Policy Development
4. Strategic Planning
5. Inter-governmental Liaison
6. Boards & Commissions
7. Community Development Block Grant Administration

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles   | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|---|--|-------------|-------------|-------------|
| Engaged Community (EC)                | EC-1 RESPONDS to the needs and concerns of the community in a prompt, transparent, professional, respectful and ethical manner  | Maintain a 75% or higher rating on effective communication with residents <i>(source: Annual Community Survey)</i>                     | 74%         | 70%         | 75%         |
|                                       | EC-4 FOSTERS a feeling of community pride, acceptance of others, and a sense of shared responsibility   | Increase approval rating of the Mayor & City Council to 65% <i>(source: Annual Community Survey)</i>                                   | 53%         | 62%         | 65%         |
| Fiscally Responsible Governance (FRG) | FRG-3 Resource Alignment PROTECTS, manages, optimizes and invests in its human, financial, physical and technology resources to ensure alignment with planning and budget | Maintain a 78% or higher rating of City service for resident tax dollar <i>(source: Annual Community Survey)</i>                       | 73%         | 70%         | 78%         |
|                                       | FRG-6 Vision & Planning SUPPORTS decision-making with timely and accurate short-term and long-range analysis that enhances vision and planning.                           | Increase resident rating indicating that South Jordan is headed in the right direction to 65% <i>(source: Annual Community Survey)</i> | 60%         | 57%         | 65%         |

### Executive at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$2,054,766 |  | <b>Full-Time Employees:</b><br>4 |
|--|---|---|--|---|----------------------------------|

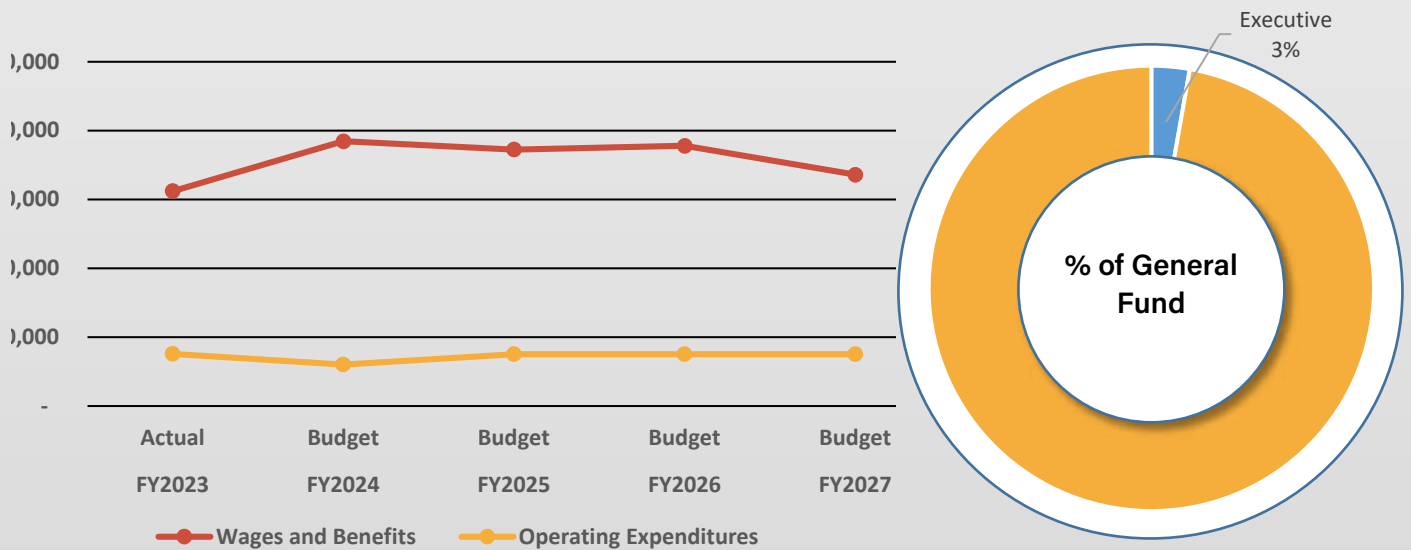
# Executive

Office of the City Manager

| Authorized Positions                    | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|---|----------|----------|----------|----------|
|   | Actual   | Actual   | Actual   | Proposed |
| City Manager                            | 1        | 1        | 1        | 1        |
| Assistant to the Mayor/City Manager     | 1        | 1        | 1        | 1        |
| Assistant City Manager                  | 1        | 1        | 2        | 2        |
| Director of Strategy & Budget           | 1        | 1        | 0        | 0        |
| Associate Director of Strategy & Budget | 1        | 1        | 0        | 0        |
| Strategy & Budget Analyst               | 1        | 1        | 0        | 0        |
| <b>TOTAL</b>                            | <b>6</b> | <b>6</b> | <b>4</b> | <b>4</b> |

## Summary of Expenditures By Category

|                                    | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------------------|------------------|------------------|------------------|------------------|
|                                    | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits                 | 1,595,428        | 1,889,317        | 1,705,596        | 1,678,958        |
| Operating Expenditures             | 242,002          | 375,808          | 269,626          | 375,808          |
| <b>Total Executive &amp; Mayor</b> | <b>1,837,430</b> | <b>2,265,125</b> | <b>1,975,222</b> | <b>2,054,766</b> |



## Department Purpose




The Information Center is a centralized group of problem-solvers who assist citizens when they call or visit City Hall. The agents who work in this division take utility payments, accept business license applications and renewals, register participants for recreation programs, fill out work order requests, and much more. Agents are also able to redirect citizens to appropriate staff members when additional information or expertise is needed, ensuring they are directed to the best person to address the citizens questions or concerns.



## Performance Measures

| Strategic Priorities   | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|------------------------|--|--|-------------|-------------|-------------|
| Engaged Community (EC) | EC-1 RESPONDS to the needs and concerns of the community in a prompt, transparent, professional, respectful and ethical manner | Decrease the percentage of phone calls to seek service, information, or to file a complaint to 30% annually or less ( <i>Annual Community Survey</i> ) | 31%         | 31%         | 30%         |
|                        |  | Resolve 80% or more of resident calls at the first contact or one transfer ( <i>Annual Community Survey</i> )  | 80%         | 73%         | 80%         |
|                        |  | Reduce monthly average call volume to the Info Center at 9,000 calls per month or less as the City grows through improving website services and forms  | 9,875       | 4,500       | 9,000       |

### Information Center at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$347,549 |  | <b>Full-Time Employees:</b><br>4 |
|--|---|---|--|---|----------------------------------|

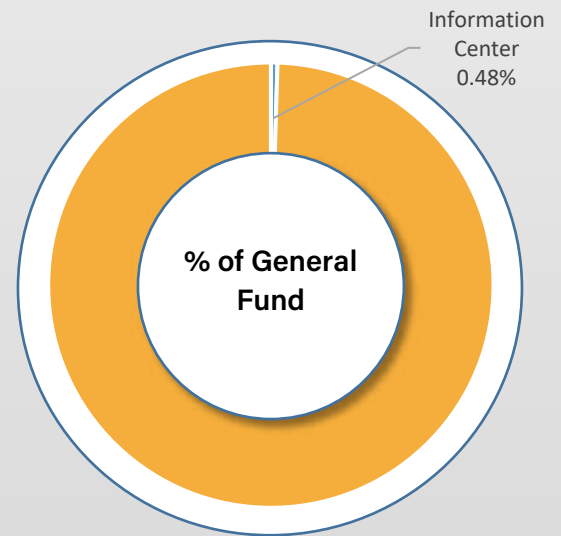
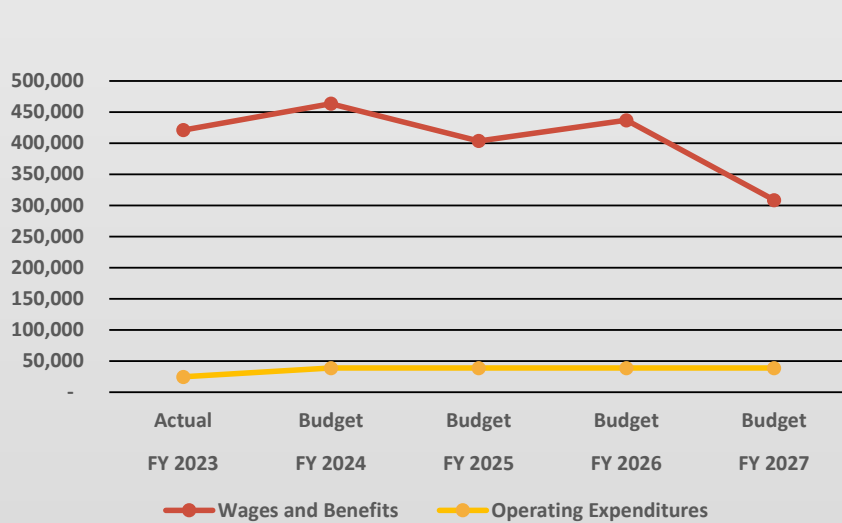
# Information Center

Office of the City Manager

| <b>Authorized Positions</b> | <b>FY 23-24<br/>Actual</b> | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|-----------------------------|----------------------------|----------------------------|----------------------------|------------------------------|
| Information Center Agents   | 5                          | 6                          | 4                          | 4                            |
| Information Center Lead     | 1                          | 0                          | 0                          | 0                            |
| <b>TOTAL</b>                | <b>6</b>                   | <b>6</b>                   | <b>4</b>                   | <b>4</b>                     |

## Summary of Expenditures By Category

|                                 | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Adopted</b> | <b>FY 25-26<br/>Estimated Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|---------------------------------|----------------------------|-----------------------------|--------------------------------------|------------------------------|
| Wages and Benefits              | 439,257                    | 436,959                     | 369,089                              | 308,574                      |
| Operating Expenditures          | 24,860                     | 38,975                      | 36,235                               | 38,975                       |
| <b>Total Information Center</b> | <b>464,117</b>             | <b>475,934</b>              | <b>405,324</b>                       | <b>347,549</b>               |



# Human Resources

Office of the City Manager

## Department Purpose

The Human Resources division provides a variety of support to other departments in the areas of Administration, Employee Relations, Employment and Compensation, Benefits, and Training and Development.




### CORE PROGRAMS

1. City Leadership Training
2. Employee Handbook Development & Maintenance
3. Employment Verification & Background Checks
4. Federal and State
5. Law Compliance & Reporting
6. Employee Recruitment & Selection
7. Benefits Management
8. Employee Leave Management
9. Employee Recognition

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target      |
|---------------------------------------|--|--|-------------|-------------|------------------|
| Fiscally Responsible Governance (FRG) | FRG-1 Workforce ATTRACTS, motivates, develops and retains a high-quality, engaged and productive workforce | Increase the annual percentage of employees who pass probation to greater than 95%                             | 85%         | 95.92%      | 95%              |
|                                       |  | Maintain annual percentage of employees participating in the Tuition Reimbursement program at between 3 and 5% | 4%          | 5%          | Between 3 and 5% |

### Human Resources at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$1,163,454 |  | <b>Full-Time Employees:</b><br>4 |
|--|---|---|--|---|----------------------------------|

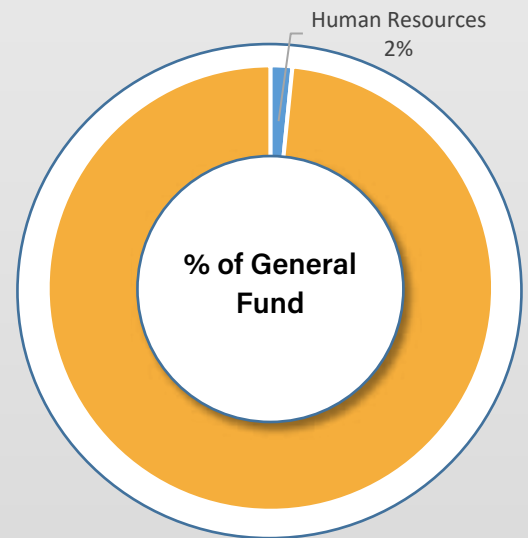
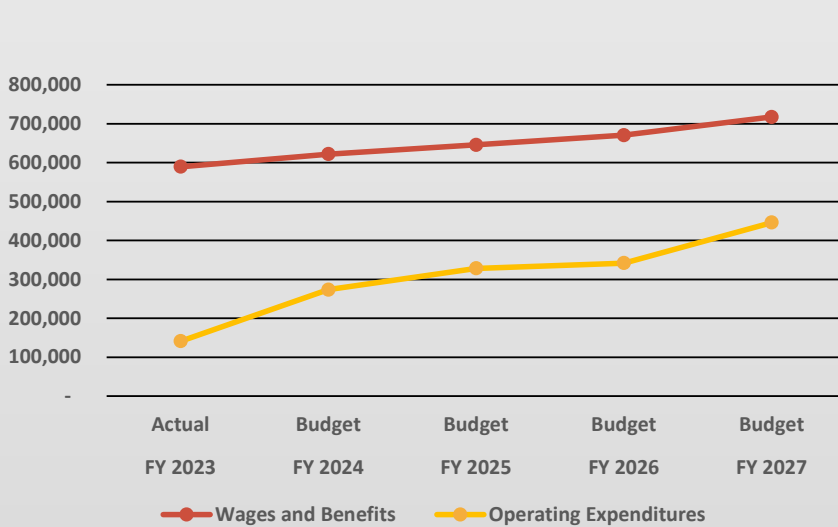
# Human Resources

Office of the City Manager

| Authorized Positions                  | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|---------------------------------------|----------|----------|----------|----------|
|                                       | Actual   | Actual   | Actual   | Proposed |
| Director of Human Resources           | 1        | 1        | 1        | 1        |
| Associate Director of Human Resources | 1        | 1        | 1        | 1        |
| HR Generalist                         | 2        | 2        | 2        | 2        |
| <b>TOTAL</b>                          | <b>4</b> | <b>4</b> | <b>4</b> | <b>4</b> |

## Summary of Expenditures By Category

|                              | FY 24-25       | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------------|----------------|------------------|------------------|------------------|
|                              | Actual         | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits           | 633,325        | 670,552          | 650,672          | 717,436          |
| Operating Expenditures       | 168,072        | 341,967          | 286,481          | 446,018          |
| <b>Total Human Resources</b> | <b>801,397</b> | <b>1,012,519</b> | <b>937,153</b>   | <b>1,163,454</b> |



### Department Purpose

The Finance division provides useful, timely, and reliable financial information and support to City Staff, Management, Council, Citizens, and external parties. This includes accounts payable, accounts receivable, reporting all financial transactions for the City, and producing the City's Annual Financial Report (ACFR). Additionally, the Finance division provides budget and financial support for the City's Redevelopment Agency (RDA) and the Municipal Building Authority (MBA).




#### CORE PROGRAMS

1. Budget Development
2. External Audit
3. Debt Management
4. Internal Audit, Internal Controls & Policy Analysis
5. ACFR Preparation
6. Accounts Payable
7. Cash Investment
8. Management General Ledger Maintenance
9. Payroll Processing & Reporting
10. RFP and Bid Management
11. Budget Analysis and Forecasting
12. Utility Work Orders

### Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|--|--|-------------|-------------|-------------|
| Fiscally Responsible Governance (FRG) | FRG-2 Transparency FOSTERS fiscal responsibility, operational excellence, trust and transparency by ensuring accountability, efficiency and innovation in all operations   | Increase the number of utility billing payments taken through the City's online payment portal by 5% each year | 5%          | 5%          | 5%          |
|                                       |  | Increase the number of vendors paid via electronic file transfer (EFT) by 2% each year                         | 2%          | 2%          | 2%          |
| Sustainable Growth (SG)               | SG-2 CREATES and SUPPORTS environmentally sustainable programs including: water conservation, recycling, energy conservation, and air quality improvement to ensure the financial well-being and long-term sustainability of the community | Increase the number of active accounts signed up for paperless billing by 5% each year                         | 8%          | 5%          | 5%          |

#### Finance at a Glance:

|  |   |   |  |   |                                   |
|--|---|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$4,887,598 |  | <b>Full-Time Employees:</b><br>22 |
|--|---|---|--|---|-----------------------------------|

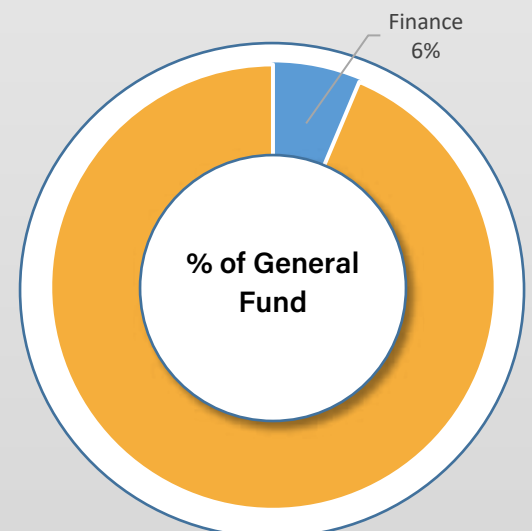
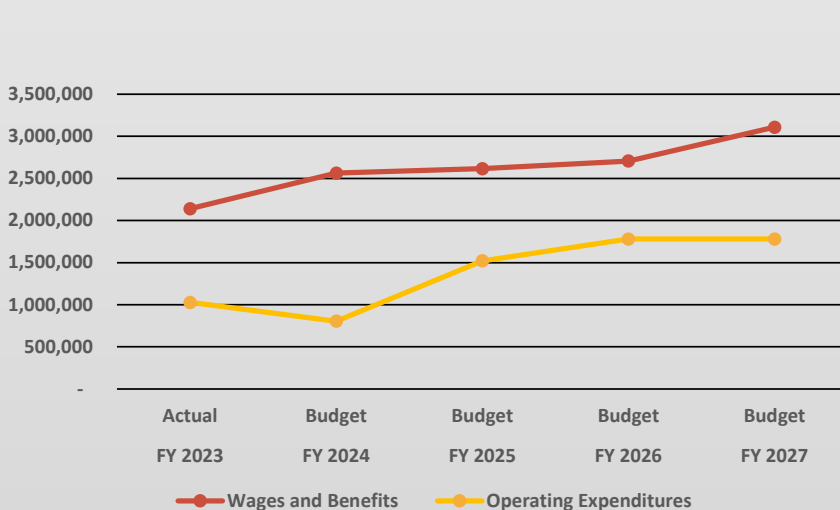
# Finance

Office of the City Manager

| Authorized Positions               | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|------------------------------------|-----------|-----------|-----------|-----------|
|                                    | Actual    | Actual    | Actual    | Proposed  |
| Chief Financial Officer            | 1         | 1         | 1         | 1         |
| Deputy Director of Finance         | 1         | 0         | 1         | 1         |
| Associate Director of Finance      | 1         | 1         | 1         | 1         |
| City Treasurer                     | 1         | 1         | 1         | 1         |
| Purchasing Coordinator             | 1         | 1         | 1         | 1         |
| Senior Accounts Payable Specialist | 1         | 1         | 1         | 1         |
| Senior Accountant                  | 1         | 1         | 1         | 1         |
| Accountant (I, II, III)            | 5         | 4         | 4         | 4         |
| Billing Manager                    | 1         | 1         | 1         | 1         |
| Billing Lead                       | 1         | 1         | 1         | 1         |
| Billing Clerk                      | 4         | 4         | 5         | 5         |
| Utility Metering Lead              | 1         | 1         | 1         | 1         |
| Utility Metering Technician        | 1         | 1         | 1         | 1         |
| Payroll Technician                 | 0         | 1         | 1         | 1         |
| <b>Assistant Controller</b>        | 0         | 1         | 1         | 1         |
| <b>TOTAL</b>                       | <b>20</b> | <b>20</b> | <b>22</b> | <b>22</b> |

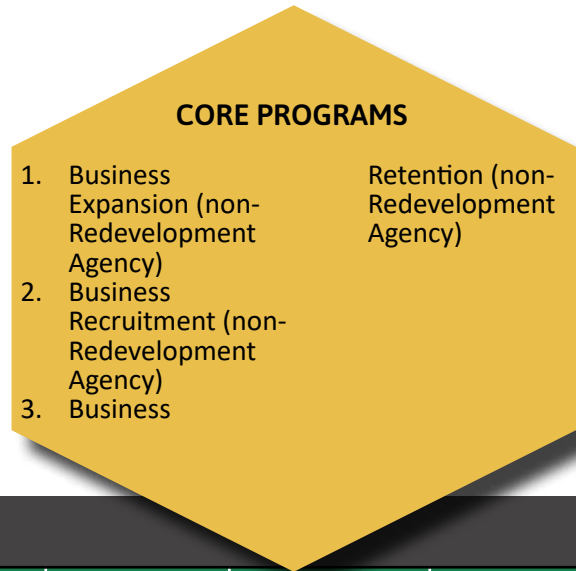
## Summary of Expenditures By Category

|                        | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------|------------------|------------------|------------------|------------------|
|                        | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits     | 2,320,532        | 2,706,396        | 2,661,062        | 3,106,959        |
| Operating Expenditures | 2,053,726        | 1,780,639        | 1,839,348        | 1,780,639        |
| <b>Total Finance</b>   | <b>4,374,258</b> | <b>4,487,035</b> | <b>4,500,410</b> | <b>4,887,598</b> |



## Department Purpose




The City Commerce & Sustainability division coordinates and promotes the implementation of economic development and growth through long-term strategic planning and resource allocation. It also establishes and maintains cooperative-working relationships with other organizations at all levels and in a variety of locations. Business Licenses are also handled by the City Commerce & Sustainability division.



## Performance Measures

| Strategic Priorities      | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------|--|---|-------------|-------------|-------------|
| Economic Development (ED) | ED-1 EXPANDS, ATTRACTS and RETAINS a diverse mix of high quality employers to contribute to the community's economic sustainability and offer opportunities for employment       | Maintain annual number of new business licenses at 300 or higher                      | 353         | 383         | 353         |
|                           |  | Maintain annual active business licenses at 1,298 or more                             | 1,392       | 1,459       | 1,392       |
|                           | ED-2 PROMOTES the community as a safe, attractive and quality place to live, work and play   | Maintain annual number of employees employed within South Jordan at 26,000 or higher. | 27,131      | 27,246      | 27,131      |
|                           | ED-4 ESTABLISHES a predictable and efficient development process that fosters a high degree of collaboration and coordination within the community and with diverse stakeholders | Maintain annual business license renewals at 1,083 or more                            | 1,225       | 1,192       | 1,225       |
|                           |  | Maintain annual business licenses closed at 159 or less                               | 281         | 199         | 281         |

### City Commerce at a Glance:

|  |   |   |  |  |                                  |
|--|---|---|--|--|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$191,354 |  | <b>Full-Time Employees:</b><br>1 |
|--|---|---|--|--|----------------------------------|

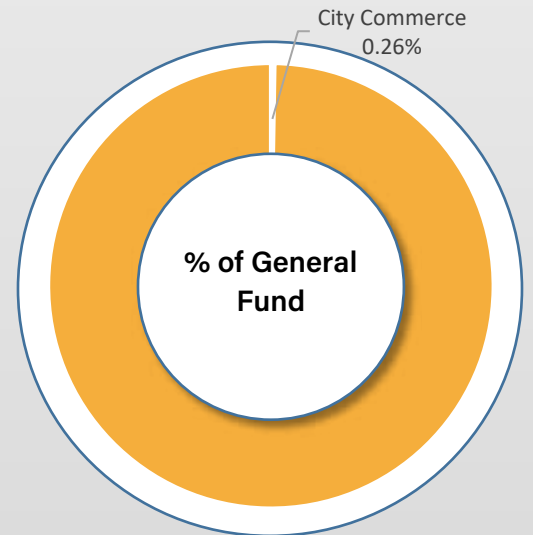
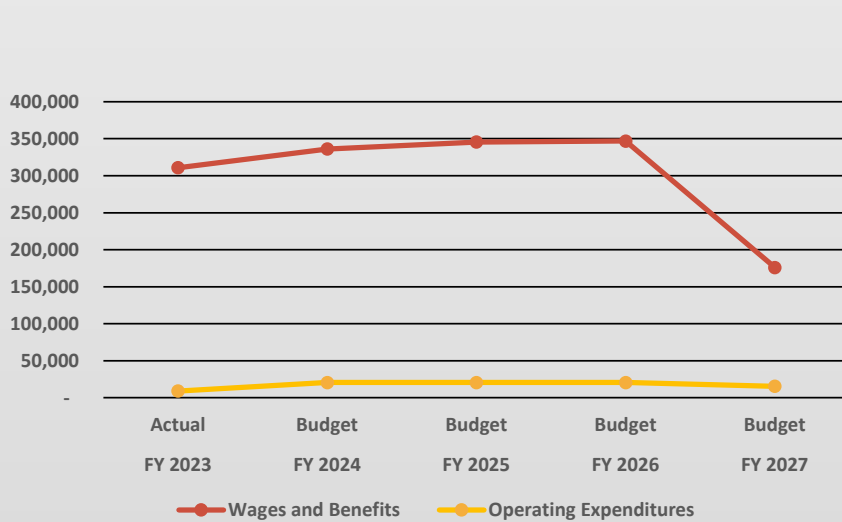
# City Commerce & Sustainability

Office of the City Manager

| Authorized Positions          | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|-------------------------------|----------|----------|----------|----------|
|                               | Actual   | Actual   | Actual   | Proposed |
| Director of City Commerce     | 1        | 1        | 0        | 0        |
| Economic Development Director | 0        | 0        | 1        | 1        |
| Executive Assistant           | 1        | 1        | 0        | 0        |
| <b>TOTAL</b>                  | <b>2</b> | <b>2</b> | <b>1</b> | <b>1</b> |

## Summary of Expenditures By Category

|   | FY 24-25       | FY 25-26       | FY 25-26         | FY 26-27       |
|---|----------------|----------------|------------------|----------------|
|   | Actual         | Adopted        | Estimated Actual | Proposed       |
| Wages and Benefits                              | 319,628        | 346,910        | 113,401          | 175,954        |
| Operating Expenditures                          | 11,467         | 20,600         | 7,126            | 15,400         |
| <b>Total City Commerce &amp; Sustainability</b> | <b>331,095</b> | <b>367,510</b> | <b>120,527</b>   | <b>191,354</b> |



## Department Purpose

The City Recorder's Office is responsible for maintaining all City records and files through an electronic filing system. The recorder's office also manages all municipal elections, GRAMA requests, and public meeting agendas, minutes, recordings and passport services.




### CORE PROGRAMS

- |                                  |                       |
|----------------------------------|-----------------------|
| 1. Planning Commission Support   | Act (GRAMA) Requests  |
| 2. Records Management            | 5. Municipal Code     |
| 3. City Council Support          | 6. Record Retention   |
| 4. Government Records Management | 7. Municipal Election |
|                                  | 8. Business Licensing |
|                                  | 9. Passport Services  |

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|--|--|-------------|-------------|-------------|
| Fiscally Responsible Governance (FRG) | FRG-2 Transparency FOSTERS fiscal responsibility, operational excellence, trust and transparency by ensuring accountability, efficiency and innovation in all operations | Maintain 100% of GRAMA requests responded to by the City Recorder to no later than 10 business days, or 5 business days if a request benefits the public rather than the requesting individual (63G-2-204(3)(a)) | 100%        | 100%        | 100%        |

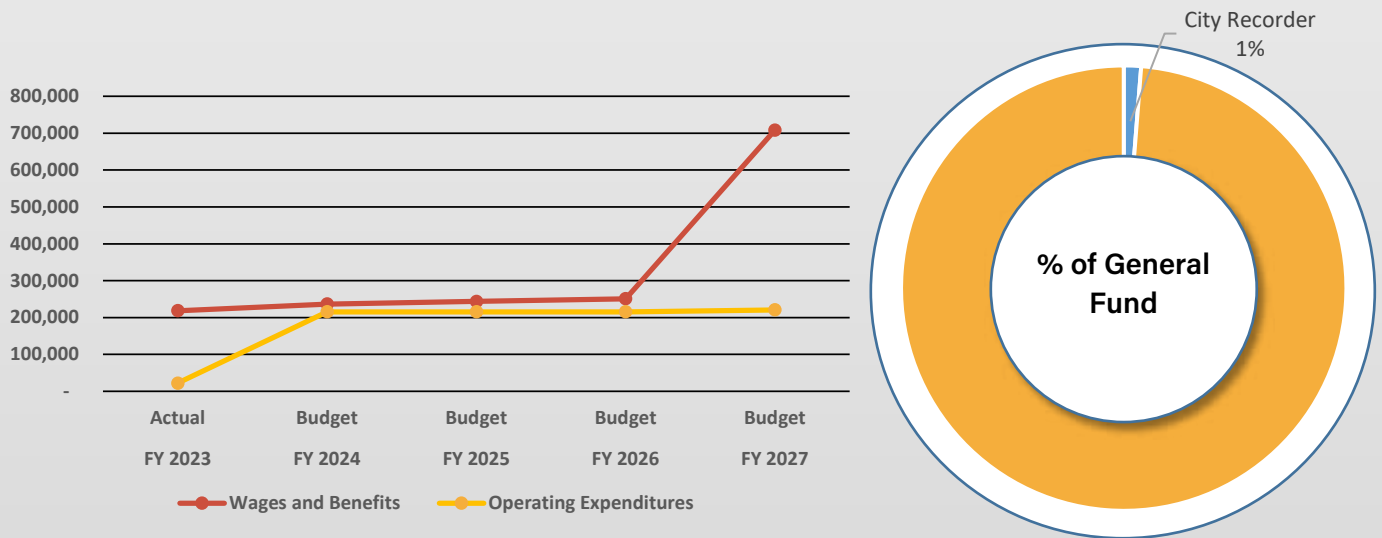
### City Recorder at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$929,177 |  | <b>Full-Time Employees:</b><br>6 |
|--|---|---|--|---|----------------------------------|

| Authorized Positions              | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|-----------------------------------|----------|----------|----------|----------|
|                                   | Actual   | Actual   | Actual   | Proposed |
| City Recorder                     | 1        | 1        | 1        | 1        |
| Deputy City Recorder              | 1        | 1        | 2        | 2        |
| Passport Facility Coordinator     | 0        | 0        | 1        | 1        |
| Passport Agent/Records Technician | 0        | 0        | 2        | 2        |
| <b>TOTAL</b>                      | <b>2</b> | <b>2</b> | <b>6</b> | <b>6</b> |

## Summary of Expenditures By Category

|                            | FY 24-25       | FY 25-26       | FY 25-26         | FY 26-27       |
|----------------------------|----------------|----------------|------------------|----------------|
|                            | Actual         | Adopted        | Estimated Actual | Proposed       |
| Wages and Benefits         | 250,346        | 250,814        | 572,398          | 708,447        |
| Operating Expenditures     | 61,128         | 215,530        | 132,672          | 220,730        |
| <b>Total City Recorder</b> | <b>311,474</b> | <b>466,344</b> | <b>705,070</b>   | <b>929,177</b> |





# Office of the Assistant City Manager

The Office of the Assistant City Manager houses and provides management direction and support for the Administrative Services, Recreation, Engineering Services, Planning, Fire Services, Public Works and Police Services.

| EXPENDITURES BY PROGRAM    | 2027 PROPOSED       | 2027 FTE   | PAGE REFERENCE |
|----------------------------|---------------------|------------|----------------|
| 1. Assistant City Manager  | \$205,937           | 0          | 79             |
| 2. Administrative Services | \$4,008,355         | 22         | 81             |
| 3. Recreation              | \$3,182,301         | 17         | 88             |
| 4. Engineering Services    | \$5,749,380         | 36         | 95             |
| 5. Planning                | \$985,651           | 6          | 100            |
| 6. Fire Services           | \$15,964,519        | 94         | 103            |
| 7. Police Services         | \$17,402,244        | 92         | 106            |
| 8. Public Works            | \$13,627,152        | 84         | 109            |
| <b>TOTAL EXPENDITURES</b>  | <b>\$61,125,539</b> | <b>351</b> |                |

# Office of the Assistant City Manager

## Department Purpose

The Office of the Assistant City Manager is responsible for management direction and support for all City operations departments, as well as special projects related to City Code, City-wide policies, and other issues.




### CORE PROGRAMS

1. Provide Leadership to City Operations
2. Budget/Finance Accountability
3. Operational Excellence
4. Policy Development

## Performance Measures

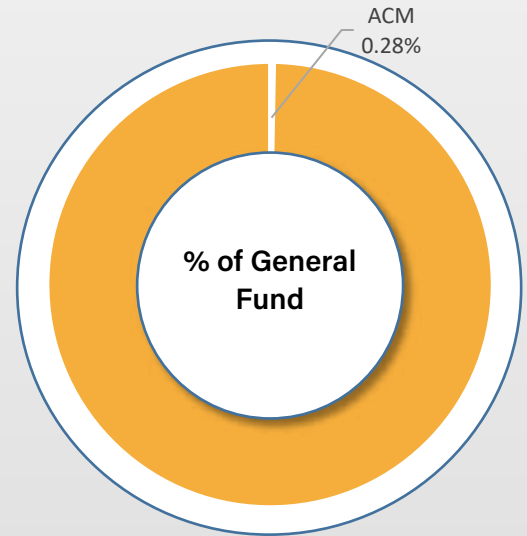
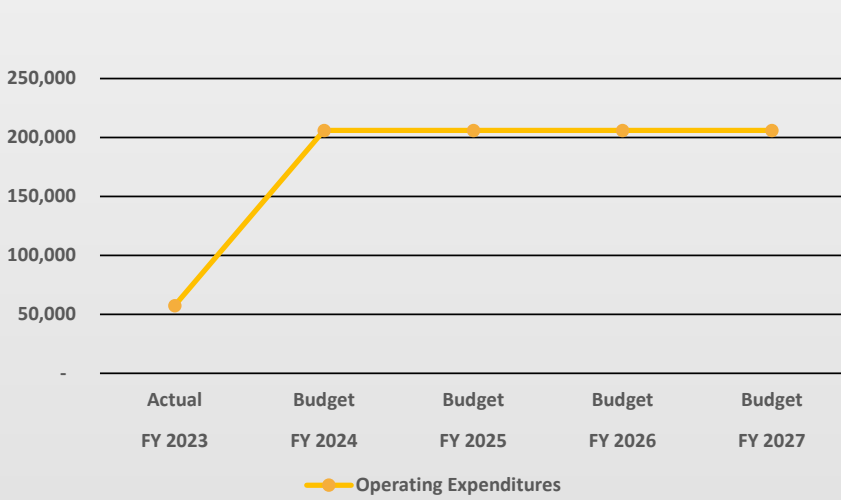
| Strategic Priorities      | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------|--|---|-------------|-------------|-------------|
| Safe Community (SC)       | SC-5 ENGAGES the entire community to share in the responsibility for its safety, health and well-being   | Maintain a 85% or higher rating on providing a safe community <i>(source: Annual Community Survey)</i>  | 84%         | 84%         | 88%         |
| Economic Development (ED) | ED-3 ENHANCES a dynamic, sustainable and diversified tax base, balancing taxes, fees and charges   | Maintain a 75% or higher rating on promoting commercial and residential growth to improve the City's economy <i>(source: Annual Community Survey)</i> | 74%         | 69%         | 75%         |
| Sustainable Growth (SG)   | SG-2 CREATES and SUPPORTS environmentally sustainable programs including: water conservation, recycling, energy conservation, and air quality improvement to ensure the financial well-being and long-term sustainability of the community | Maintain a 75% or higher rating on planning for the long-term needs of a growing community <i>(source: Annual Community Survey)</i>                   | 62%         | 51%         | 75%         |

### ACM at a Glance:

|   |   |   |  |   |                                  |
|---|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$205,937 |  | <b>Full-Time Employees:</b><br>0 |
|---|---|---|--|---|----------------------------------|

Summary of Expenditures By Category

|                                     | FY 24-25<br>Actual | FY 25-26<br>Adopted | FY 25-26<br>Estimated Actual | FY 26-27<br>Proposed |
|-------------------------------------|--------------------|---------------------|------------------------------|----------------------|
| Wages and Benefits                  | 0                  | 0                   | 0                            | 0                    |
| Operating Expenditures              | 81,770             | 205,937             | 97,546                       | 205,937              |
| <b>Total Assistant City Manager</b> | <b>81,770</b>      | <b>205,937</b>      | <b>97,546</b>                | <b>205,937</b>       |



## General Fund - Administrative Services



## Administrative Services

The Administrative Services department provides leadership and administrative support for Communications/Media/Marketing, and Information Services.

| EXPENDITURES BY PROGRAM           | 2027<br>PROPOSED   | 2027<br>FTE | PAGE<br>REFERENCE |
|-----------------------------------|--------------------|-------------|-------------------|
| 1. Administrative Services        | \$496,220          | 3           | 82                |
| 2. Communications/Media/Marketing | \$575,755          | 3           | 84                |
| 3. Information Services           | \$2,936,380        | 12          | 86                |
| <b>TOTAL EXPENDITURES</b>         | <b>\$4,008,355</b> | <b>18</b>   |                   |

## Department Purpose




Administrative Services provides leadership and administrative support for Risk Management, Communications/Media/Marketing, Information Services, Court, Facilities.



## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles   | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|---|--|-------------|-------------|-------------|
| Engaged Community (EC)                | EC-1 RESPONDS to the needs and concerns of the community in a prompt, transparent, professional, respectful, and ethical manner   | Achieve a 80% or higher performance rating on communicating effectively with residents                           | 74%         | 70%         | 80%         |
| Fiscally Responsible Governance (FRG) | FRG-3 Resource Alignment PROTECTS, manages, optimizes and invests in its human, financial, physical and technology resources to ensure alignment with planning and budget | Achieve a 75% or higher performance rating on implementing government policies to efficiently use city resources | 72%         | 69%         | 75%         |

### Admin Services at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$496,220 |  | <b>Full-Time Employees:</b><br>3 |
|--|---|---|--|---|----------------------------------|

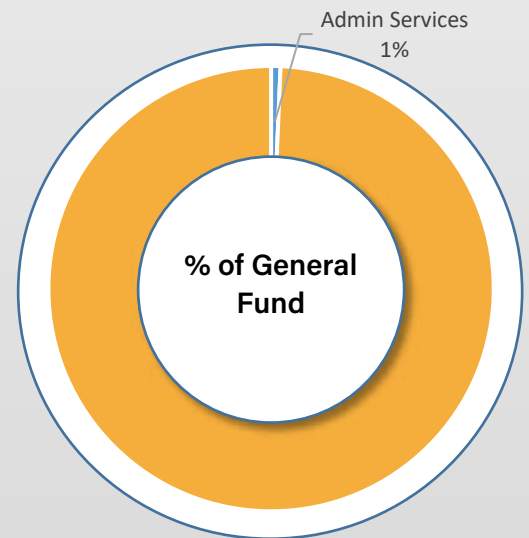
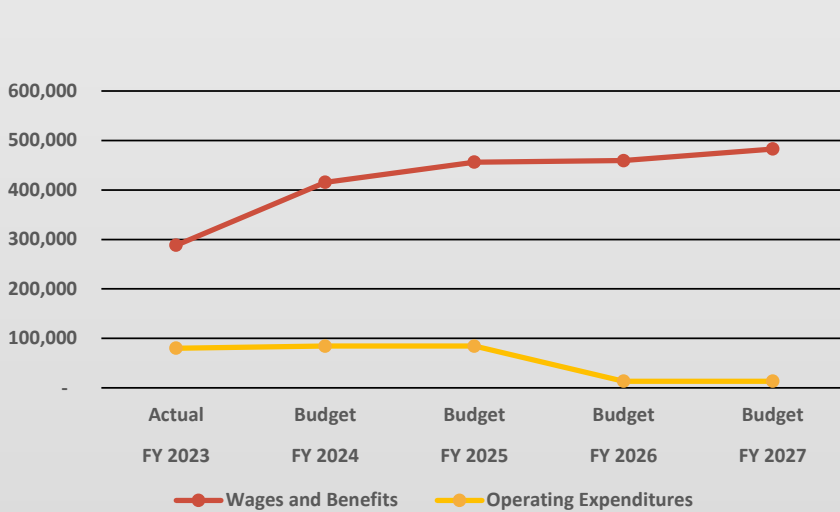
# Administrative Services Admin

## Administrative Services

| <b>Authorized Positions</b>         | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Actual</b> | <b>FY 25-26<br/>Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|-------------------------------------|----------------------------|----------------------------|----------------------------|------------------------------|
| Director of Administrative Services | 1                          | 1                          | 1                          | 1                            |
| Administrative Services Assistant   | 1                          | 1                          | 1                          | 1                            |
| Risk Manager                        | 1                          | 1                          | 1                          | 1                            |
| <b>TOTAL</b>                        | <b>3</b>                   | <b>3</b>                   | <b>3</b>                   | <b>3</b>                     |

### Summary of Expenditures By Category

|                                      | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Adopted</b> | <b>FY 25-26<br/>Estimated Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|--------------------------------------|----------------------------|-----------------------------|--------------------------------------|------------------------------|
| Wages and Benefits                   | 459,873                    | 459,551                     | 436,513                              | 482,865                      |
| Operating Expenditures               | 54,647                     | 13,355                      | 9,624                                | 13,355                       |
| <b>Total Administrative Services</b> | <b>514,520</b>             | <b>472,906</b>              | <b>446,137</b>                       | <b>496,220</b>               |



## Department Purpose

The Communications/Media/Marketing exists to assist elected officials and city staff in developing and implementing messages to the public. The Communications Coordinator serves as the City spokesperson and works with the media in coordinating and delivering interviews and issuing press releases. In addition, Communications/Media/Marketing manages and maintains the City's social media sites.




### CORE PROGRAMS

- |                               |  |
|-------------------------------|--|
| 1. Community Outreach         | Program Content Marketing                |
| 2. Special Events             | 9. Community Outreach (Focus Newsletter) |
| 3. Social Media               |  |
| 4. Public Information Officer |  |
| 5. Branding                   |  |
| 6. Broadcasting               |  |
| 7. Leisure Guide              |  |
| 8. Recreation                 |  |

## Performance Measures

| Strategic Priorities   | Strategies & Guiding Principles   | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|------------------------|---|---|-------------|-------------|-------------|
| Engaged Community (EC) | EC-1 RESPONDS to the needs and concerns of the community in a prompt, transparent, professional, respectful, and ethical manner | Maintain City newsletter email open rates at or above the industry average of 45% | 66%         | 66%         | 45%         |
|                        | EC-2 ENSURES open, two-way communication, by listening to and soliciting feedback from community members                        | Maintain total City social media engagement rates at 3% or higher                 | 6%          | 5%          | 3%          |

### Communications at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$575,755 |  | <b>Full-Time Employees:</b><br>3 |
|--|---|---|--|---|----------------------------------|

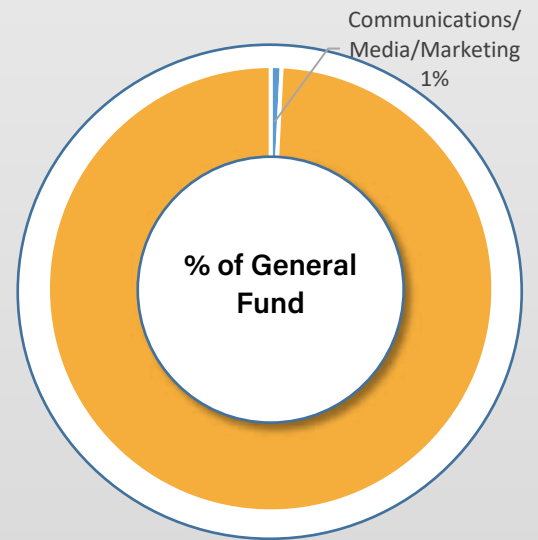
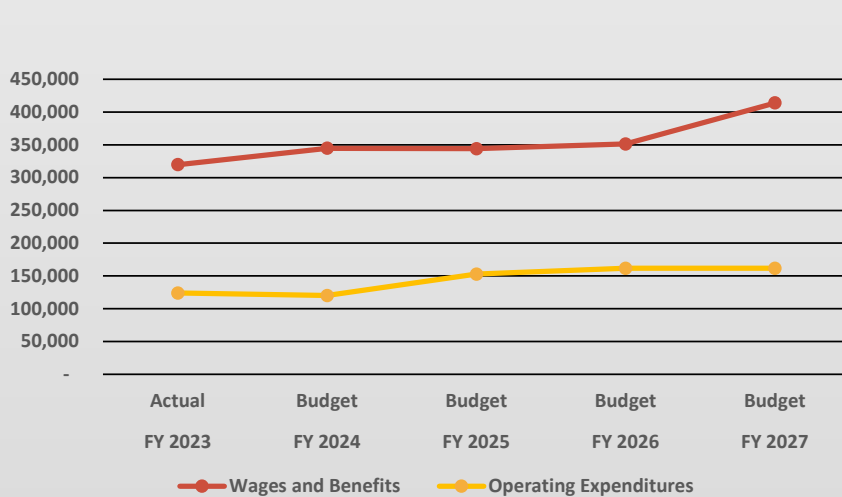
# Communications/Media/Marketing

Administrative Services

| Authorized Positions               | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|------------------------------------|----------|----------|----------|----------|
|                                    | Actual   | Actual   | Actual   | Proposed |
| Communications Manager             | 1        | 1        | 1        | 1        |
| Communications Specialist          | 1        | 1        | 1        | 1        |
| Graphic Design/Content Coordinator | 1        | 1        | 1        | 1        |
| <b>TOTAL</b>                       | <b>3</b> | <b>3</b> | <b>3</b> | <b>3</b> |

## Summary of Expenditures By Category

|                                   | FY 24-25       | FY 25-26       | FY 25-26         | FY 26-27       |
|-----------------------------------|----------------|----------------|------------------|----------------|
|                                   | Actual         | Adopted        | Estimated Actual | Proposed       |
| Wages and Benefits                | 356,220        | 351,401        | 331,582          | 414,056        |
| Operating Expenditures            | 154,573        | 161,699        | 146,122          | 161,699        |
| <b>Total Communications/Media</b> | <b>510,794</b> | <b>513,100</b> | <b>477,704</b>   | <b>575,755</b> |



## Department Purpose

Information Services provides all the electronic voice and data communication connectivity for the staff of South Jordan. This service includes all internal communication along with interface to the residents of the City. This division provides and maintains all software programs and data storage including all relative hardware.


### CORE PROGRAMS

- |  |   |
|--|---|
| 1. Geographical Information Services (GIS) | 5. Backup Audio & Video System Operations & Maintenance |
| 2. Software Purchase & Disposition         | 6. User Interface/ Maintenance & Disposition            |
| 3. Software Maintenance                    | 7. Data Management                                      |
| 4. Data Management -                       |   |

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles   | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|---|---|-------------|-------------|-------------|
| Fiscally Responsible Governance (FRG) | FRG-3 Resource Alignment PROTECTS, manages, optimizes and invests in its human, financial, physical and technology resources to ensure alignment with planning and budget | Resolve 85% of employee IT requests in 5 working days or less | 90%         | 98%         | 85%         |

### Information Services at a Glance:

|  |   |   |  |   |                                   |
|--|---|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$2,936,380 |  | <b>Full-Time Employees:</b><br>12 |
|--|---|---|--|---|-----------------------------------|

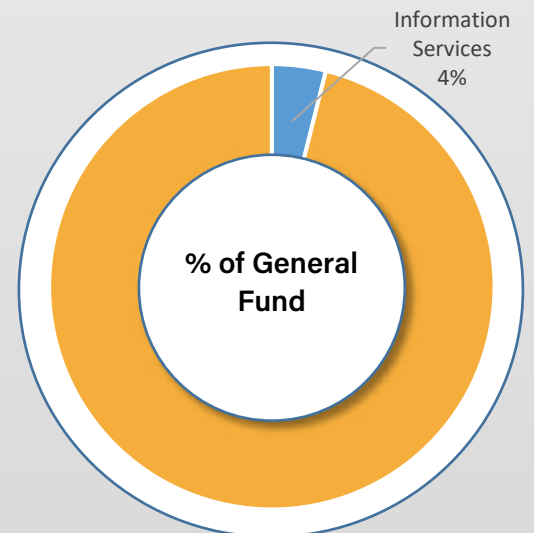
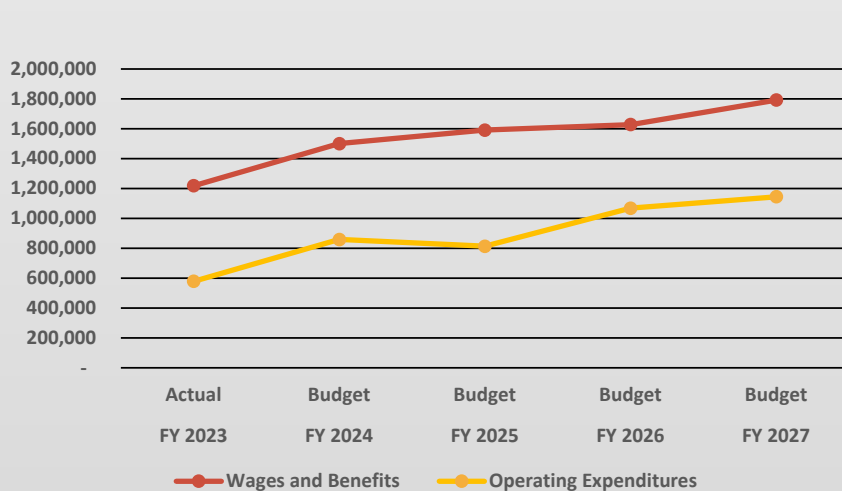
# Information Services

## Administrative Services

| Authorized Positions               | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|------------------------------------|-----------|-----------|-----------|-----------|
|                                    | Actual    | Actual    | Actual    | Proposed  |
| Chief Technology Officer           | 1         | 1         | 1         | 1         |
| Lan/Web Developer                  | 1         | 1         | 1         | 1         |
| Senior Systems Administrator       | 1         | 1         | 1         | 1         |
| IS Technician                      | 2         | 2         | 2         | 2         |
| GIS Coordinator                    | 2         | 2         | 2         | 2         |
| Systems Administrator              | 3         | 3         | 4         | 4         |
| Cybersecurity System Administrator | 1         | 1         | 1         | 1         |
| <b>TOTAL</b>                       | <b>11</b> | <b>11</b> | <b>12</b> | <b>12</b> |

### Summary of Expenditures By Category

|                                   | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|-----------------------------------|------------------|------------------|------------------|------------------|
|                                   | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits                | 1,514,783        | 1,626,958        | 1,614,072        | 1,791,662        |
| Operating Expenditures            | 926,171          | 1,067,718        | 1,035,499        | 1,144,718        |
| <b>Total Information Services</b> | <b>2,440,954</b> | <b>2,694,676</b> | <b>2,649,571</b> | <b>2,936,380</b> |





# Recreation

The Recreation department provides leadership and administrative support for Recreation & Event Programs, Seniors, Gale Center and Mulligans.

| EXPENDITURES BY PROGRAM        | 2027 PROPOSED      | 2027 FTE  | PAGE REFERENCE |
|--------------------------------|--------------------|-----------|----------------|
| 1. Recreation & Event Programs | \$2,712,997        | 14        | 89             |
| 2. Seniors                     | \$411,304          | 3         | 91             |
| 3. Gale Museum                 | \$58,000           | 0         | 93             |
| <b>TOTAL EXPENDITURES</b>      | <b>\$3,182,301</b> | <b>17</b> |                |

# Recreation/Event Programs

Recreation

## Department Purpose

The Recreation & Event Programs division provides a variety of youth and adult recreation, community events and education programs. Some programs include: Summerfest, Historical Preservation, Youth Council, and the Arts Council.



### CORE PROGRAMS

1. Grants Giving & Management
2. Public Art Displays, Contest & Events
3. Arts at the Gale
4. Literary Contest
5. SoJo Summerfest
6. Volunteer Coordination
7. Historical Committee
8. Youth Council
9. Holiday Events
10. Summer Events & Promotions
11. Farmers Market
12. South Jordan City Parade Float

## Performance Measures

| Strategic Priorities                    | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---|--|--|-------------|-------------|-------------|
| Desirable Amenities & Open Space (DAOS) | DAOS-4 OFFERS a variety of park amenities, recreation and art programs, and community events, for all ages and abilities | Maintain 80% or higher rating for Outdoor Recreation Programs <i>(source: Annual Community Survey)</i>             | 79%         | 75%         | 80%         |
|   |  | Maintain annual number of registered participants in City Arts programs at 250 or more                             | 367         | 428         | 250         |
| Engaged Community (EC)                  | EC-3 PROVIDES opportunities to engage and serve, informing and involving the community through a variety of methods      | Maintain a 85% or higher rating on providing opportunities to participate in City events, programs, and activities | 86%         | 85%         | 85%         |
|   | EC-4 FOSTERS a feeling of community pride, acceptance of others and a shared responsibility                              | Maintain 82% or higher rating for Community Events <i>(source: Annual Community Survey)</i>                        | 78%         | 77%         | 82%         |

### Rec/Event Programs at a Glance:

|   |   |   |  |   |                                   |
|---|---|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$2,712,997 |  | <b>Full-Time Employees:</b><br>14 |
|---|---|---|--|---|-----------------------------------|

# Recreation/Event Programs

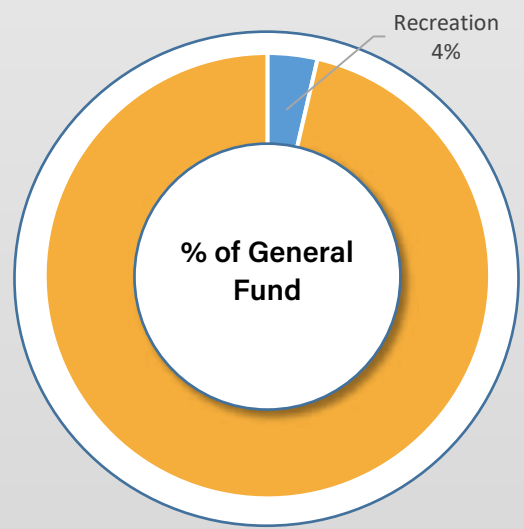
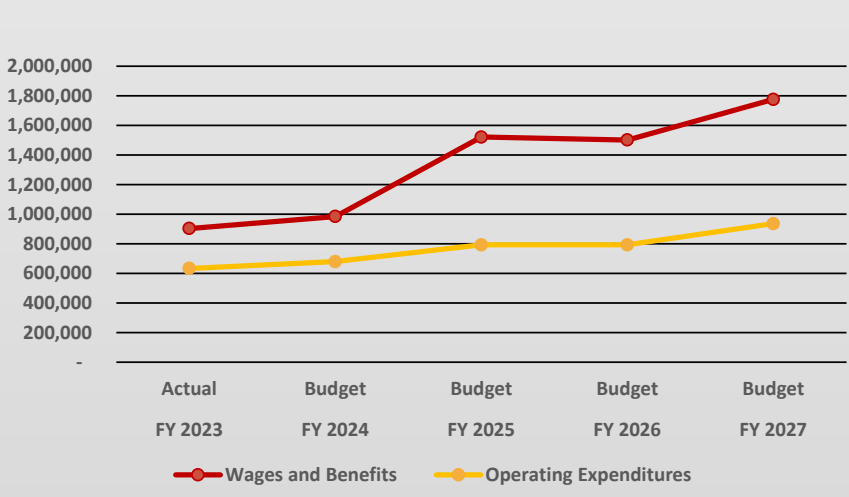
Recreation

| Authorized Positions                   | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|--|-----------|-----------|-----------|-----------|
|  | Actual    | Actual    | Actual    | Proposed  |
| Director of Recreation                 | 1         | 1         | 1         | 1         |
| Associate Director of Recreation       | 0         | 0         | 0         | 1         |
| Recreation Customer Service Supervisor | 1         | 1         | 1         | 1         |
| Rec Customer Service Assistant         | 2         | 2         | 2         | 2         |
| Recreation Program Coordinator         | 0         | 1         | 1         | 1         |
| Special Events Coordinator             | 1         | 1         | 1         | 1         |
| Museum Curator                         | 1         | 1         | 1         | 1         |
| Arts & Culture Program Supervisor      | 1         | 1         | 1         | 1         |
| Arts Program Coordinator               | 1         | 1         | 1         | 1         |
| Recreation Program Supervisor          | 2         | 2         | 2         | 2         |
| Special Events Supervisor              | 0         | 1         | 1         | 1         |
| Grant & Sponsorship Coordinator        | 0         | 1         | 1         | 1         |
| <b>TOTAL</b>                           | <b>10</b> | <b>13</b> | <b>13</b> | <b>14</b> |

(1) One new Associate Director of Recreation position was added to meet the needs of the department.

## Summary of Expenditures By Category

|  | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|--|------------------|------------------|------------------|------------------|
|  | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits                     | 1,522,799        | 1,501,468        | 1,495,629        | 1,775,929        |
| Operating Expenditures                 | 793,472          | 793,228          | 804,394          | 937,068          |
| <b>Total Recreation/Event Programs</b> | <b>2,316,271</b> | <b>2,294,696</b> | <b>2,300,023</b> | <b>2,712,997</b> |



# Seniors

## Department Purpose

The Senior division provides programs for Seniors at the Community Center. The Community Center also hosts other community programs and meeting space for both public and private events. The Community Center is "home base" for the South Jordan Youth Council.




### CORE PROGRAMS

1. Daily Operations & Customer Service
2. Community Senior Recreation Programs
3. Food Management - Senior Meals
4. Senior Transportation
5. Beauty Salon

## Performance Measures

| Strategic Priorities                    | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---|--|---|-------------|-------------|-------------|
| Desirable Amenities & Open Space (DAOS) | DAOS-4 OFFERS a variety of park amenities, recreation and art programs, and community events, for all ages and abilities | Maintain 75% or higher rating for Senior Programs<br><i>(source: Annual Community Survey)</i> | 73%         | 72%         | 75%         |
|   |  | Maintain annual participation in senior classes and activities at 15,000 or more              | 19,812      | 21,389      | 15,000      |

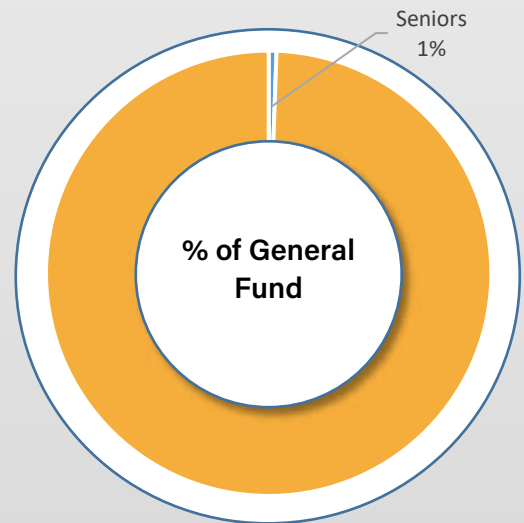
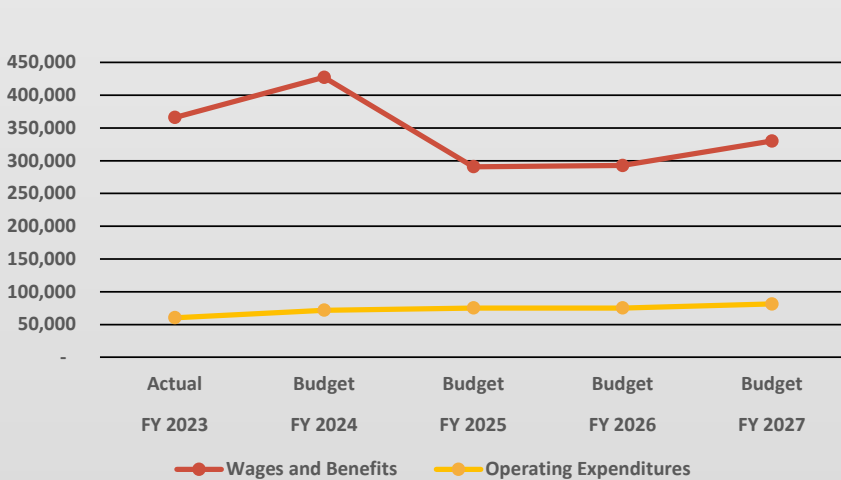
### Seniors at a Glance:

|   |  |   |  |   |                                  |
|---|--|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Community Center<br>10778 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$411,304 |  | <b>Full-Time Employees:</b><br>3 |
|---|--|---|--|---|----------------------------------|

| Authorized Positions        | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|-----------------------------|----------|----------|----------|----------|
|                             | Actual   | Actual   | Actual   | Proposed |
| Community Center Supervisor | 1        | 1        | 1        | 1        |
| Senior Programs Coordinator | 1        | 1        | 1        | 1        |
| Kitchen Assistant           | 1        | 1        | 1        | 1        |
| <b>TOTAL</b>                | <b>3</b> | <b>3</b> | <b>3</b> | <b>3</b> |

## Summary of Expenditures By Category

|                        | FY 24-25       | FY 25-26       | FY 25-26         | FY 26-27       |
|------------------------|----------------|----------------|------------------|----------------|
|                        | Actual         | Adopted        | Estimated Actual | Proposed       |
| Wages and Benefits     | 303,271        | 292,741        | 291,521          | 330,044        |
| Operating Expenditures | 85,362         | 75,260         | 73,734           | 81,260         |
| <b>Total Seniors</b>   | <b>388,633</b> | <b>368,001</b> | <b>365,255</b>   | <b>411,304</b> |



# Gale Museum

Recreation

## Department Purpose

The Gale Museum division provides preservation and education of South Jordan City and local history. Programs include educational lectures and art series, as well as hands-on exhibits and display space for historical museum items, artwork, and educational exhibits.




### CORE PROGRAMS

1. Auditorium Maintenance and Rental
2. Exhibit Maintenance, Preservation and Development
3. Volunteer Management and Coordination
4. Museum Mashup Program
5. Gale Center Activities

## Performance Measures

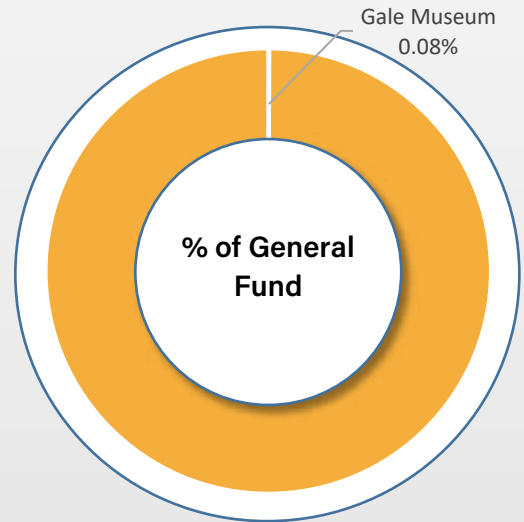
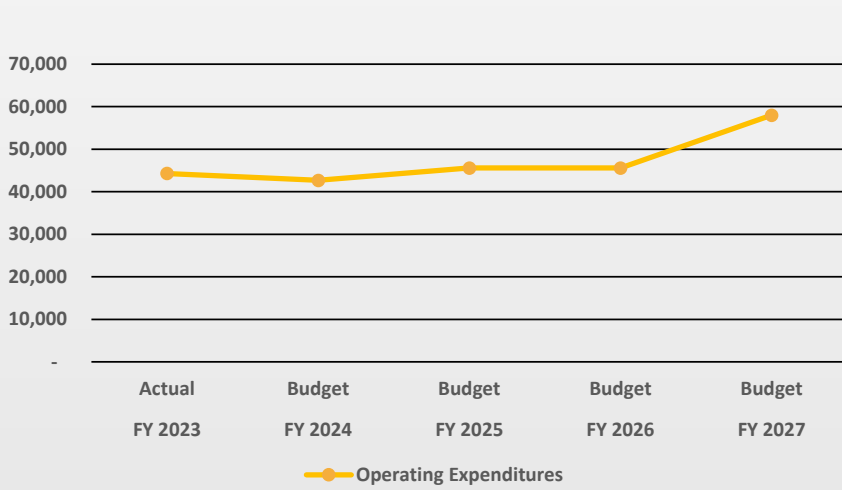
| Strategic Priorities                    | Strategies & Guiding Principles  | Performance Measures                                | 2025 Actual | 2026 Target | 2027 Target |
|---|--|---|-------------|-------------|-------------|
| Desirable Amenities & Open Space (DAOS) | DAOS-4 OFFERS a variety of park amenities, recreation and art programs, and community events, for all ages and abilities | Increase annual number of total museum visits by 5% | 67%         | -10%        | 5%          |

### Gale Museum at a Glance:

|   |   |   |                                       |   |                                  |
|---|---|---|---------------------------------------|---|----------------------------------|
|  | <b>Location:</b><br>Gale Museum<br>10300 S. Beckstead Ln. |  | <b>FY 2026-27 Budget:</b><br>\$58,000 |  | <b>Full-Time Employees:</b><br>0 |
|---|---|---|---------------------------------------|---|----------------------------------|

## Summary of Expenditures By Category

|                          | FY 24-25<br>Actual | FY 25-26<br>Adopted | FY 25-26<br>Estimated Actual | FY 26-27<br>Proposed |
|--------------------------|--------------------|---------------------|------------------------------|----------------------|
| Wages and Benefits       | 0                  | 0                   | 0                            | 0                    |
| Operating Expenditures   | 52,012             | 45,582              | 47,137                       | 58,000               |
| <b>Total Gale Museum</b> | <b>52,012</b>      | <b>45,582</b>       | <b>47,137</b>                | <b>58,000</b>        |



Gale Museum

# General Fund - Engineering Services



## Engineering Services

The Engineering Services Department houses and provides administrative support for Building, Code Enforcement and Engineering.

| EXPENDITURES BY PROGRAM   | 2027<br>PROPOSED   | 2027<br>FTE | PAGE<br>REFERENCE |
|---------------------------|--------------------|-------------|-------------------|
| 1. Building               | \$1,998,551        | 12          | 96                |
| 2. Engineering            | \$3,750,829        | 24          | 98                |
| <b>TOTAL EXPENDITURES</b> | <b>\$5,749,380</b> | <b>36</b>   |                   |

## Department Purpose

The Building division promotes the general health, safety and welfare of South Jordan citizens by effectively administering and enforcing building regulations mandated by City and State governments. We provide professional and accurate understanding of adopted codes and ordinances throughout the residential and commercial building process. Using a proactive approach to educate and request compliance of the Municipal Code in a friendly, fair and impartial manner. Code Compliance inspectors assist in maintaining the aesthetic appeal and property values of the City.




### CORE PROGRAMS

|  |  |
|--|--|
| <ol style="list-style-type: none"> <li>1. Commercial &amp; Residential Inspections</li> <li>2. Commercial &amp; Residential Plan Review</li> <li>3. Property Maintenance</li> <li>4. Building Permits</li> <li>5. Signs and Banners</li> </ol> | <ol style="list-style-type: none"> <li>6. Compliance Business License/Home Occupation Compliance</li> <li>7. Fire Plan Review</li> <li>8. Fire Inspection</li> </ol> |
|--|--|

## Performance Measures

| Strategic Priorities | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|----------------------|--|---|-------------|-------------|-------------|
| Safe Community (SC)  | SC-4 DELIVERS a safe and reliable public and private infrastructure system | Maintain 95% or higher rating for building inspections completed within 3 days of receiving request | 99.9%       | 99.8%       | 95%         |
|                      |  | Maintain 95% or higher rating for building plan reviews completed within 14 days                    | 99.9%       | 99.9%       | 95%         |
|                      | SC-3 ENFORCES the law respectfully and without prejudice                   | Maintain 90% or higher rating for response time to code complaints within 3 days                    | 99.9%       | 99.5%       | 95%         |

### Building at a Glance:

|  |   |   |  |   |                                   |
|--|---|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$1,998,551 |  | <b>Full-Time Employees:</b><br>12 |
|--|---|---|--|---|-----------------------------------|

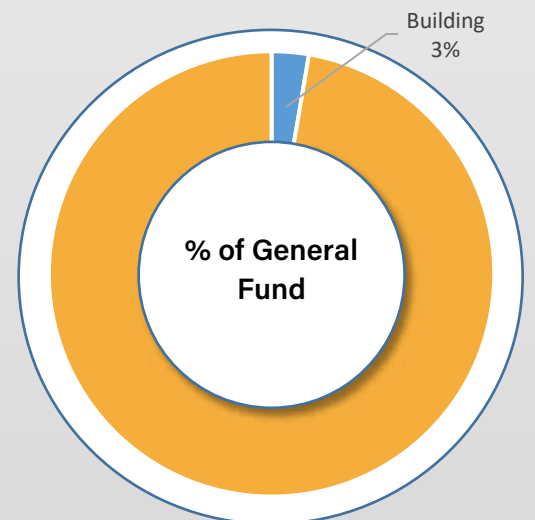
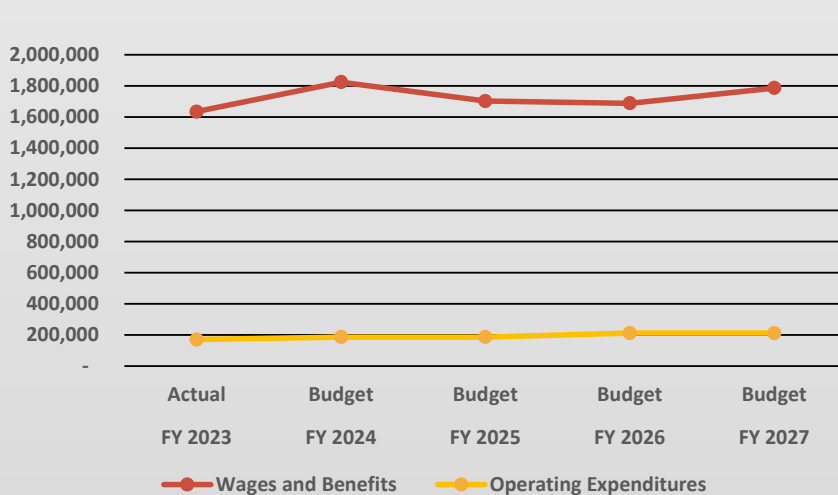
# Building

Engineering Services

| Authorized Positions             | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|----------------------------------|-----------|-----------|-----------|-----------|
|                                  | Actual    | Actual    | Actual    | Proposed  |
| Chief Building Official          | 1         | 1         | 1         | 1         |
| Senior Plans Examiner            | 1         | 1         | 1         | 1         |
| Plans Examiner                   | 2         | 2         | 2         | 2         |
| Assistant Building Official      | 1         | 1         | 1         | 1         |
| Building/Code Inspector I/II/III | 7         | 7         | 6         | 6         |
| Senior Code Inspector            | 1         | 1         | 1         | 1         |
| <b>TOTAL</b>                     | <b>13</b> | <b>13</b> | <b>12</b> | <b>12</b> |

## Summary of Expenditures By Category

|                        | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------|------------------|------------------|------------------|------------------|
|                        | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits     | 1,646,240        | 1,689,041        | 1,682,211        | 1,786,261        |
| Operating Expenditures | 88,262           | 212,290          | 111,253          | 212,290          |
| <b>Total Building</b>  | <b>1,734,502</b> | <b>1,901,331</b> | <b>1,793,464</b> | <b>1,998,551</b> |



## Department Purpose

The Engineering division develops master plans for the storm drain, transportation and culinary water systems within the City. Master plans take into account existing and future needs of the City. The Engineering division ensures that projects are constructed in accordance with City codes, plans and other appropriate industry specifications. The division manages the Capital Improvement Program (CIP) and oversees the designs, bids, and construction of CIP projects. In addition, the division addresses traffic concerns and issues within the City.




### CORE PROGRAMS

1. Commercial & Residential Inspections
2. Commercial & Residential Plan Review
3. Property Maintenance
4. Building Permits
5. Signs and Banners
6. Compliance Business License/Home Occupation Compliance
7. Fire Plan Review
8. Fire Inspection

## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|--|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and Operates quality public infrastructure                 | Maintain 95% or higher rating for first site plan reviews completed within 3 weeks, and subsequent reviews in 1 week | 93.4%       | 95.1%       | 95%         |
|                                      |  | Maintain a pavement condition index of greater than 85   | 82.54       | 84.01       | 85          |
| Safe Community (SC)                  | SC-2 RESPONDS to emergencies and calls for service and listens to concerns | Analyze and respond to traffic complaints within 4 weeks on average  | 3.2         | 3.1         | 4           |

### Engineering at a Glance:

|  |   |   |  |   |                                   |
|--|---|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$3,750,829 |  | <b>Full-Time Employees:</b><br>23 |
|--|---|---|--|---|-----------------------------------|

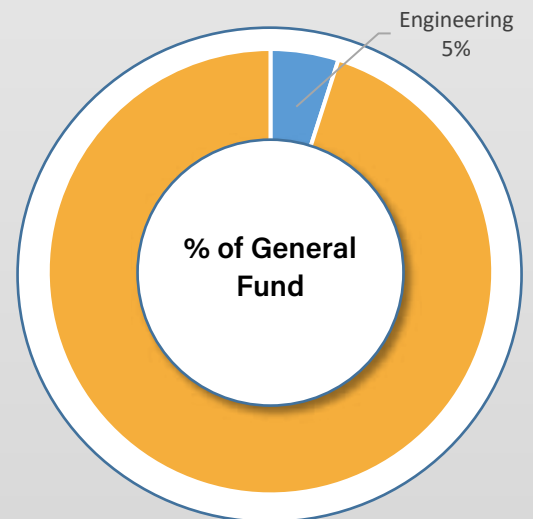
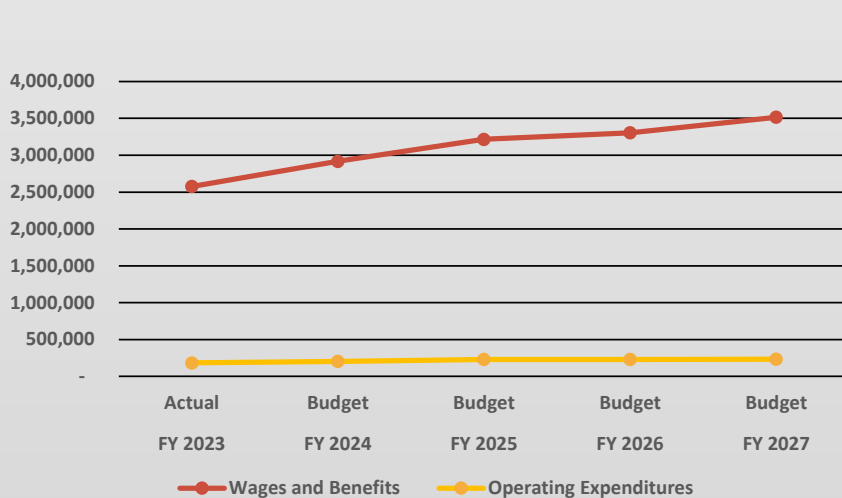
# Engineering

## Engineering Services

| Authorized Positions                         | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|--|-----------|-----------|-----------|-----------|
|  | Actual    | Actual    | Actual    | Proposed  |
| Director of Engineering/City Engineer        | 1         | 1         | 1         | 1         |
| Deputy City Engineer/Transportation Engineer | 1         | 1         | 1         | 1         |
| Assistant City Engineer                      | 0         | 0         | 1         | 1         |
| Supervising Senior Engineer                  | 2         | 2         | 2         | 2         |
| Senior Engineer                              | 2         | 2         | 2         | 2         |
| Associate Director of Construction           | 0         | 1         | 1         | 1         |
| Construction Manager                         | 2         | 1         | 1         | 1         |
| Engineering Inspector                        | 5         | 5         | 6         | 6         |
| Associate Engineer                           | 2         | 2         | 1         | 1         |
| Engineering Designer                         | 1         | 1         | 1         | 1         |
| UPDES Coordinator                            | 0         | 1         | 0         | 0         |
| Operations Manager                           | 1         | 1         | 1         | 1         |
| Survey Technician                            | 1         | 1         | 0         | 0         |
| Permit Technician (I, II, III)               | 4         | 4         | 5         | 5         |
| Executive Assistant                          | 1         | 1         | 0         | 0         |
| <b>TOTAL</b>                                 | <b>23</b> | <b>24</b> | <b>23</b> | <b>23</b> |

### Summary of Expenditures By Category

|                          | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|--------------------------|------------------|------------------|------------------|------------------|
|                          | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits       | 3,058,782        | 3,304,273        | 3,237,919        | 3,516,529        |
| Operating Expenditures   | 206,426          | 229,250          | 209,707          | 234,300          |
| <b>Total Engineering</b> | <b>3,265,208</b> | <b>3,533,523</b> | <b>3,447,626</b> | <b>3,750,829</b> |





# Planning

The Planning Department guides the planned physical development of the City in a manner that preserves the quality of life for South Jordan residents.

| EXPENDITURES BY PROGRAM   | 2027 PROPOSED    | 2027 FTE | PAGE REFERENCE |
|---------------------------|------------------|----------|----------------|
| 1. Planning               | \$985,651        | 6        | 101            |
| <b>TOTAL EXPENDITURES</b> | <b>\$985,651</b> | <b>6</b> |                |

# Planning

## Department Purpose




The Planning Department guides the planned physical development of the City in a manner that preserves the quality of life for South Jordan residents, by ensuring that all new planning programs and development projects comply with the City's adopted General Plan. Advice and technical support is provided to the City Council and Planning Commission regarding the compliance of all development proposals with the City's Land Use and Development Codes. The department also provides information to assist residents in understanding the General Plan, Land Use Codes and Development Codes.



## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|--|---|-------------|-------------|-------------|
| Sustainable Growth (SG)               | SG-1 IMPLEMENTS effective policies and program to ensure the accomplishment of the General Plan and its related goals and objectives while using a variety of financial tools to ensure diverse and affordable housing types | Maintain 65% or higher rating for Planning & Zoning<br><i>(source: Annual Community Survey)</i>   | 60%         | 58%         | 65%         |
| Balanced Regulatory Environment (BRE) | BRE-1 DEVELOPS effective, well-balanced and consistently applied ordinances and policies   | Present at least 5 City Code amendments to the City Council annually that substantively clarify or change land use review procedures or regulations | 5           | 6           | 5           |
| Economic Development (ED)             | ED-4 ESTABLISHES a predictable and efficient development process that fosters a high degree of collaboration and coordination within the community and with diverse stakeholders   | Maintain annual average number of planning reviews on land use applications to less than 3 per application  | 1.66        | 1.65        | 3           |

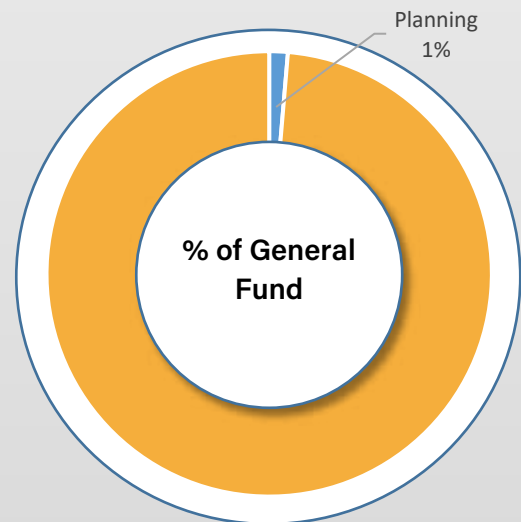
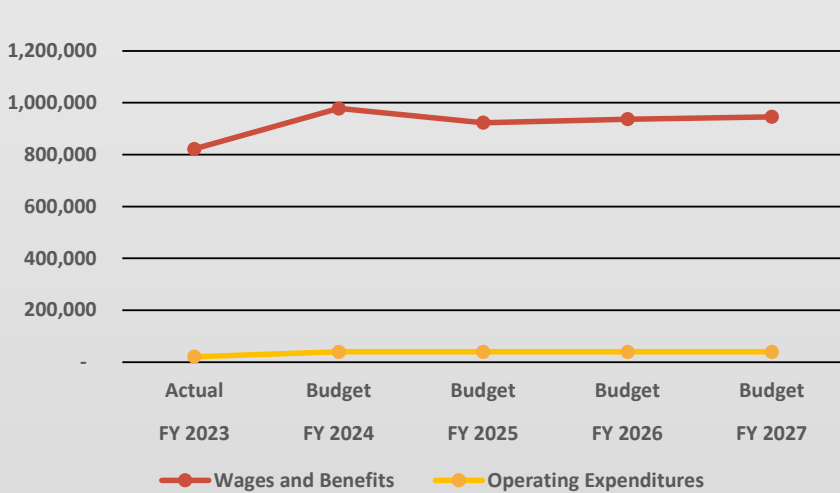
### Planning at a Glance:

|   |   |   |  |   |                                  |
|---|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$985,651 |  | <b>Full-Time Employees:</b><br>6 |
|---|---|---|--|---|----------------------------------|

| Authorized Positions       | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|----------------------------|----------|----------|----------|----------|
|                            | Actual   | Actual   | Actual   | Proposed |
| Director of Planning       | 1        | 1        | 1        | 1        |
| City Planner               | 1        | 1        | 1        | 1        |
| Planner I/II/III           | 3        | 3        | 2        | 2        |
| Planning Permit Technician | 1        | 1        | 1        | 1        |
| Long Range Planner         | 1        | 1        | 1        | 1        |
| <b>TOTAL</b>               | <b>7</b> | <b>7</b> | <b>6</b> | <b>6</b> |

## Summary of Expenditures By Category

|                        | FY 24-25       | FY 25-26       | FY 25-26         | FY 26-27       |
|------------------------|----------------|----------------|------------------|----------------|
|                        | Actual         | Adopted        | Estimated Actual | Proposed       |
| Wages and Benefits     | 900,166        | 936,795        | 936,413          | 945,769        |
| Operating Expenditures | 29,412         | 39,882         | 32,665           | 39,882         |
| <b>Total Planning</b>  | <b>929,578</b> | <b>976,677</b> | <b>969,078</b>   | <b>985,651</b> |



# General Fund - Fire Department



## Fire Department

The Fire Department provides innovative, high-quality, and efficient service with unwavering professionalism and reliability.

| EXPENDITURES BY PROGRAM   | 2027<br>PROPOSED    | 2027<br>FTE | PAGE<br>REFERENCE |
|---------------------------|---------------------|-------------|-------------------|
| 1. Fire                   | \$15,964,519        | 98          | 104               |
| <b>TOTAL EXPENDITURES</b> | <b>\$15,964,519</b> | <b>98</b>   |                   |

Item 1.2.

# Fire Department

## Department Purpose

As leaders in fire, rescue, and pre-hospital emergency medicine the South Jordan Fire Department provides innovative, high-quality, and efficient service with unwavering professionalism and reliability. Operating out of four stations, calls range from structure fires and emergency medical calls to specialized hazardous materials and technical rescue calls, as well as, inter-facility transfers between the South Jordan Health Center and the main University of Utah campus in Salt Lake City.




### CORE PROGRAMS

|                                 |  |
|---------------------------------|--|
| 1. Public Access AED            | Ground Ambulance Service                   |
| 2. Fire Prevention Education    |  |
| 3. Annual Business Inspections  | 7. Hazardous Materials Service             |
| 4. Community Education          | 8. Technical Rescue                        |
| 5. Fire - EMS Emergency Service | 9. Standby Service                         |
| 6. Emergency                    | 10. Interfacility Ground Ambulance Service |

## Performance Measures

| Strategic Priorities | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|----------------------|--|---|-------------|-------------|-------------|
| Safe Community (SC)  | SC-1 PROTECTS the public while fostering personal safety and security while providing education throughout the community | Maintain an 86% or higher resident satisfaction for fire and emergency medical services <i>(source: Annual Community Survey)</i>  | 85%         | 86%         | 86%         |
|                      |  | Develop a minimum of three (3) formal written Incident Action Plans annually, with clear direction and a comprehensive list of tactics, resources, and support needed to accomplish emergency readiness objectives in support of medium- and large-scale planned events within the City | 4           | 4           | 3           |
|                      | SC-2 RESPONDS to emergencies and calls for service and listens to concerns   | Maintain annual median 911 Response time to less than 6.5 minutes   | 6.06        | 6.43        | 6.5         |
|                      | SC-4 DELIVERS a safe and reliable public and private infrastructure system   | Maintain ISO fire insurance rating at a 2 or lower  | 2           | 2           | 2           |

### Fire at a Glance:

|  |   |   |   |   |                                   |
|--|---|---|---|---|-----------------------------------|
|  | <b>Location:</b><br>Public Safety<br>10655 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$15,964,519 |  | <b>Full-Time Employees:</b><br>98 |
|--|---|---|---|---|-----------------------------------|

2026-2027 Tentative Budget

City of South Jordan, Utah

195

104

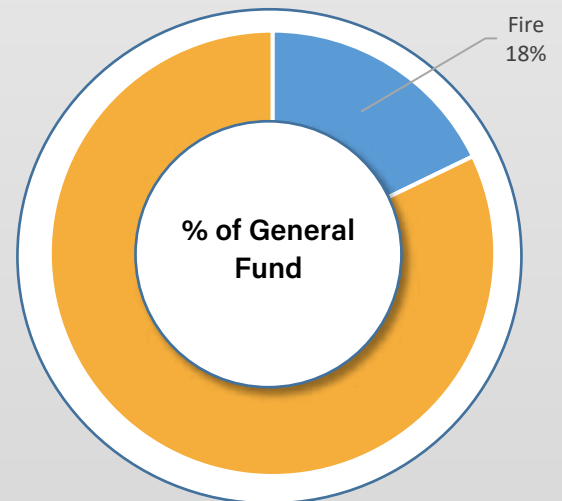
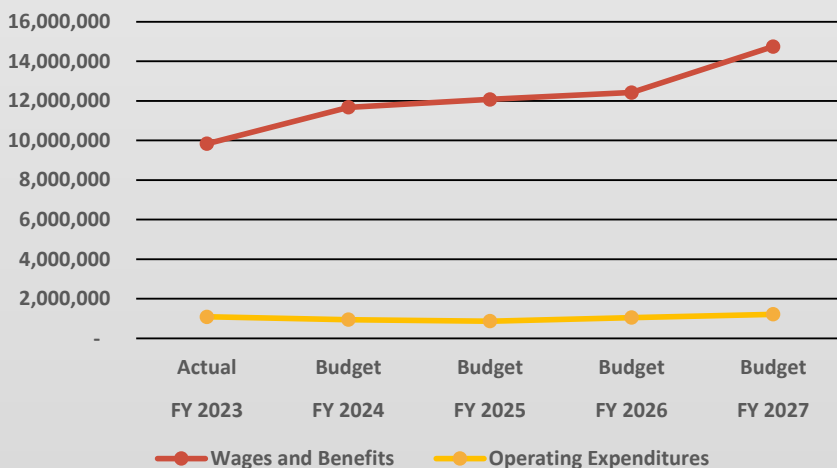
# Fire Department

| Authorized Positions          | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|-------------------------------|-----------|-----------|-----------|-----------|
|                               | Actual    | Actual    | Actual    | Proposed  |
| Fire Chief                    | 1         | 1         | 1         | 1         |
| Deputy Fire Chief             | 1         | 1         | 1         | 1         |
| Administrative Division Chief | 0         | 1         | 1         | 1         |
| Battalion Chief               | 4         | 4         | 4         | 4         |
| Fire Captain                  | 14        | 14        | 14        | 14        |
| Fire Marshal                  | 0         | 0         | 0         | 1         |
| Assistant Fire Marshal        | 1         | 1         | 1         | 1         |
| Firefighter Paramedic         | 30        | 30        | 30        | 30        |
| Firefighter Engineer          | 12        | 12        | 12        | 12        |
| Firefighter Advanced EMT      | 27        | 27        | 27        | 30        |
| Fire Admin Assistant          | 1         | 1         | 1         | 1         |
| Records & Data Specialist     | 0         | 0         | 0         | 1         |
| Emergency/Safety Manager      | 1         | 1         | 1         | 1         |
| <b>TOTAL</b>                  | <b>92</b> | <b>93</b> | <b>93</b> | <b>98</b> |

- (1) One new Fire Marshal position was added to meet the needs of the department.
- (2) One new Records & Data Specialist position was added to meet the needs of the department.
- (3) Three new Firefighter Advanced EMT positions were added to meet the needs of the department.

## Summary of Expenditures By Category

|                              | FY 24-25          | FY 25-26          | FY 25-26          | FY 26-27          |
|------------------------------|-------------------|-------------------|-------------------|-------------------|
|                              | Actual            | Adopted           | Estimated Actual  | Proposed          |
| Wages and Benefits           | 11,881,559        | 12,423,270        | 12,410,899        | 14,745,862        |
| Operating Expenditures       | 1,200,749         | 1,049,023         | 1,143,821         | 1,218,657         |
| <b>Total Fire Department</b> | <b>13,082,307</b> | <b>13,472,293</b> | <b>13,554,720</b> | <b>15,964,519</b> |





# Police Department

The Police Department is fully dedicated to providing professional police services through engaged community partnerships consistent with the values of South Jordan City.

| EXPENDITURES BY PROGRAM   | 2027 PROPOSED       | 2027 FTE  | PAGE REFERENCE |
|---------------------------|---------------------|-----------|----------------|
| 1. Police                 | \$17,402,244        | 98        | 107            |
| <b>TOTAL EXPENDITURES</b> | <b>\$17,402,244</b> | <b>98</b> |                |

# Police Department

## Department Purpose

The Police Department is fully dedicated to providing an environment of safety, security, confidence, and well-being for all citizens who reside, conduct business, recreate or travel through or within the community. Police services are rendered with an emphasis on best practices and ongoing officer training in areas such as preservation of human life, crime prevention, criminal investigation and prosecution, traffic management, data collection and maintenance, public education, fiscal prudence, and creative problem solving. The Police Department also houses and provides administrative support for the Animal Control division.




### CORE PROGRAMS

- |                           |                             |
|---------------------------|-----------------------------|
| 1. Police Administration  | 8. City Special Events      |
| 2. Criminal Investigation | 9. Patrol Operations        |
| 3. Records Management     | 10. Traffic Enforcement     |
| 4. Crossing Guards        | 11. Traffic Investigations  |
| 5. Training               | 12. K-9 Unit                |
| 6. Tactical Unit          | 13. Animal Code Enforcement |
| 7. Community Services     | 14. Animal Adoption         |

## Performance Measures

| Strategic Priorities | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|----------------------|--|--|-------------|-------------|-------------|
| Safe Community (SC)  | SC-1 PROTECTS the public while fostering personal safety and security while providing education throughout the community | Maintain 82% or higher rating for police services <i>(source: Annual Community Survey)</i>                       | 79%         | 79%         | 82%         |
|                      |  | Maintain 75% or higher rating for Animal Control Services <i>(source: Annual Community Survey)</i>               | 70%         | 72%         | 75%         |
|                      |  | Maintain annual number of dogs and cats rescued, adopted, and returned to owner at 300 or more                   | 478         | 410         | 300         |
|                      | SC-5 ENGAGES the entire community to share in the responsibility for its safety, health, and well-being                  | Conduct at least 12 community engagement forums (ie. Chat with the Chief, Crime Prevention, Scam Awareness etc.) | 12          | 18          | 12          |

### Police at a Glance:

|   |   |   |   |   |                                   |
|---|---|---|---|---|-----------------------------------|
|  | <b>Location:</b><br>Public Safety<br>10655 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$17,402,244 |  | <b>Full-Time Employees:</b><br>98 |
|---|---|---|---|---|-----------------------------------|

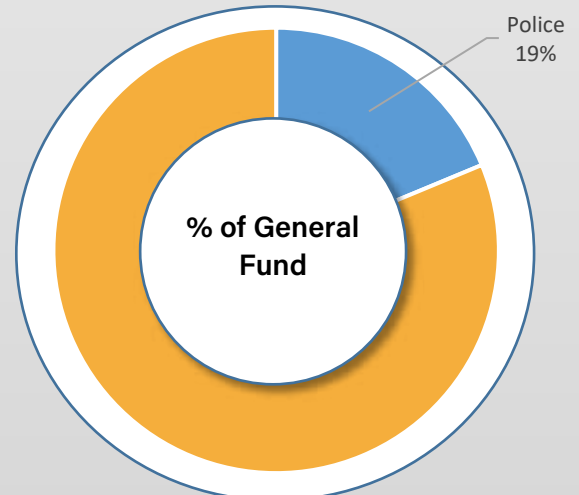
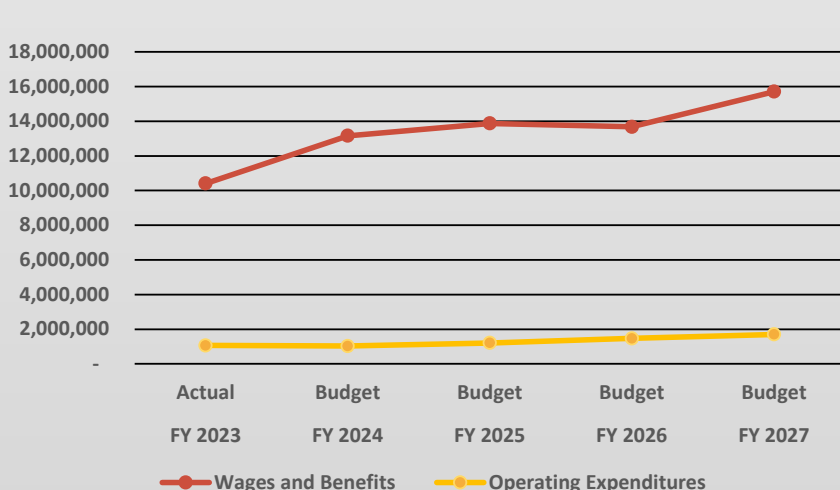
# Police Department

| Authorized Positions                                   | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|--|-----------|-----------|-----------|-----------|
|  | Actual    | Actual    | Actual    | Proposed  |
| Chief of Police  | 1         | 1         | 1         | 1         |
| Deputy Police Chief                                    | 1         | 1         | 1         | 1         |
| Police Lieutenant                                      | 4         | 4         | 4         | 4         |
| Master/Senior/Police Officer/Community Service Officer | 61        | 62        | 62        | 66        |
| Police Sergeant  | 9         | 11        | 11        | 11        |
| Technical Services Specialist                          | 1         | 1         | 1         | 1         |
| Property/Evidence Coordinator                          | 1         | 1         | 1         | 1         |
| Evidence Technician                                    | 1         | 1         | 1         | 1         |
| Investigations Analyst                                 | 0         | 0         | 0         | 1         |
| Support Services Supervisor                            | 1         | 1         | 1         | 1         |
| Records Technician                                     | 2         | 2         | 2         | 3         |
| Victim Advocate Coordinator/Victim Advocate            | 2         | 2         | 2         | 2         |
| Police Administrative Assistant                        | 1         | 1         | 1         | 1         |
| Animal Control Officer                                 | 1         | 2         | 2         | 2         |
| Animal Control Technician                              | 1         | 1         | 1         | 1         |
| Animal Control Supervisor                              | 1         | 1         | 1         | 1         |
| <b>TOTAL</b>   | <b>88</b> | <b>92</b> | <b>92</b> | <b>98</b> |

- (1) Four new Police Officer positions were added to meet the needs of the department.
- (2) One Investigations Analyst position was upgraded from part-time to full-time.
- (3) One Records Technician position was upgraded from part-time to full-time.

## Summary of Expenditures By Category

|                                | FY 24-25          | FY 25-26          | FY 25-26          | FY 26-27          |
|--------------------------------|-------------------|-------------------|-------------------|-------------------|
|                                | Actual            | Adopted           | Estimated Actual  | Proposed          |
| Wages and Benefits             | 12,559,512        | 13,682,020        | 13,656,646        | 15,704,719        |
| Operating Expenditures         | 1,297,847         | 1,470,598         | 1,583,901         | 1,697,525         |
| <b>Total Police Department</b> | <b>13,857,358</b> | <b>15,152,618</b> | <b>15,240,547</b> | <b>17,402,244</b> |



# General Fund - Public Works



## Public Works

The Public Works Department provides leadership and administrative support for Fleet, Parks, Cemetery, Street Lighting, Facilities and the Streets divisions.

| EXPENDITURES BY PROGRAM   | 2027<br>PROPOSED    | 2027<br>FTE | PAGE<br>REFERENCE |
|---------------------------|---------------------|-------------|-------------------|
| 1. Public Works Admin     | \$1,450,709         | 9           | 110               |
| 2. Fleet                  | \$1,698,624         | 6           | 112               |
| 3. Parks                  | \$5,162,402         | 35          | 114               |
| 4. Cemetery               | \$230,488           | 1           | 116               |
| 5. Streetlighting         | \$536,448           | 2           | 118               |
| 6. Streets                | \$2,777,478         | 22          | 120               |
| 7. Facilities             | \$1,771,003         | 9           | 122               |
| <b>TOTAL EXPENDITURES</b> | <b>\$13,627,152</b> | <b>84</b>   |                   |

## Department Purpose




Public Works Administration consists of one director, two associate directors, and three administrative support positions. Public Works Admin oversees the following divisions: Streets, Street Lighting, Cemetery, Water, Secondary Water, Storm Water, Sanitation and Fleet Management.



## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles                            | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|--|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and OPERATES quality public infrastructure | Maintain 80% or higher rating on developing and maintaining reliable utility systems, transportation needs and facilities <i>(source: Annual Community Survey)</i> | 71%         | 72%         | 80%         |

### Public Works Admin at a Glance:

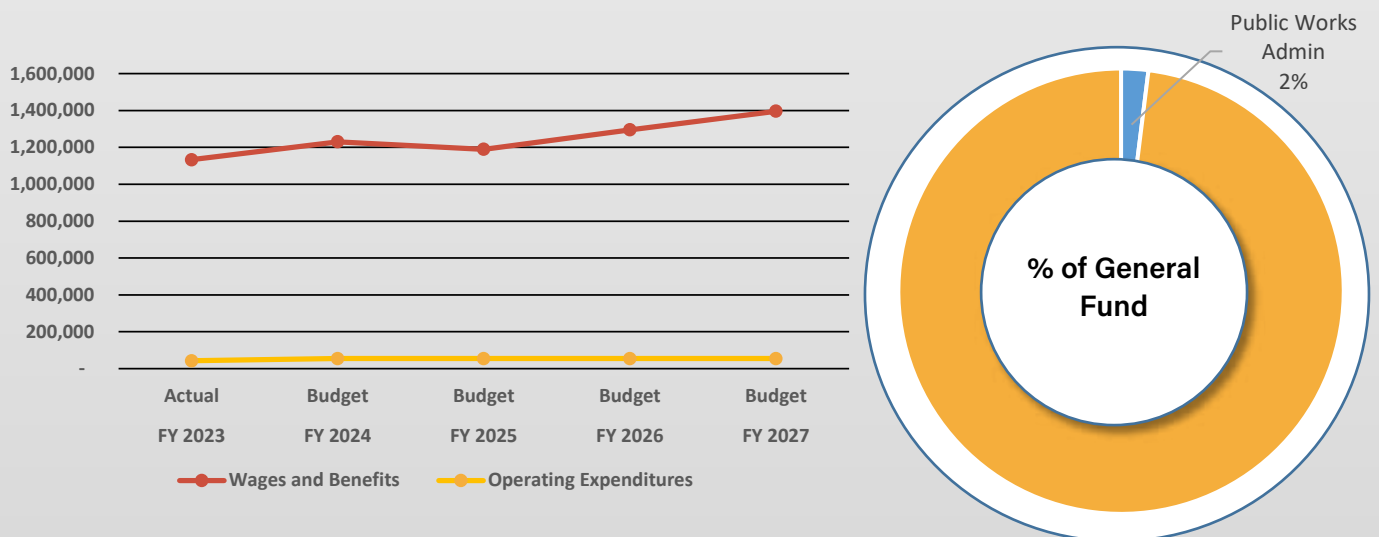
|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$1,450,709 |  | <b>Full-Time Employees:</b><br>9 |
|--|---|---|--|---|----------------------------------|

# Public Works Admin

| <b>Authorized Positions</b>             | <b>FY 23-24<br/>Actual</b> | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|---|----------------------------|----------------------------|----------------------------|------------------------------|
| Director of Public Works                | 1                          | 1                          | 1                          | 1                            |
| Associate Director of Public Works      | 3                          | 3                          | 3                          | 3                            |
| Project Foreman                         | 1                          | 1                          | 1                          | 1                            |
| Public Works Maintenance Worker         | 0                          | 1                          | 1                          | 1                            |
| Public Works Operations Manager         | 1                          | 1                          | 1                          | 1                            |
| Public Works Customer Service Assistant | 2                          | 2                          | 2                          | 2                            |
| <b>TOTAL</b>                            | <b>8</b>                   | <b>9</b>                   | <b>9</b>                   | <b>9</b>                     |

## Summary of Expenditures By Category

|                                 | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Adopted</b> | <b>FY 25-26<br/>Estimated Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|---------------------------------|----------------------------|-----------------------------|--------------------------------------|------------------------------|
| Wages and Benefits              | 1,261,237                  | 1,295,161                   | 1,295,722                            | 1,396,747                    |
| Operating Expenditures          | 31,528                     | 53,962                      | 40,318                               | 53,962                       |
| <b>Total Public Works Admin</b> | <b>1,292,765</b>           | <b>1,349,123</b>            | <b>1,336,040</b>                     | <b>1,450,709</b>             |



## Department Purpose

The Fleet division is an internal support team providing repair and maintenance for all city vehicles and equipment. Fleet currently maintains and repairs over 326 vehicles and large equipment, as well as numerous small equipment and hand tools. The Fleet division also manages a fuel station located in the Public Works maintenance yard.




**CORE PROGRAMS**

1. Fleet Repairs
2. Fleet Acquisition
3. Surplus Replacement
4. Fleet Preventative Maintenance
5. Fleet Warranty Administration
6. Bulk Fuel Acquisition and Fuel Site Management

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles   | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|---|---|-------------|-------------|-------------|
| Fiscally Responsible Governance (FRG) | <u>FRG-3 Resource Alignment</u><br>PROTECTS, manages, optimizes and invests in its human, financial, physical and technology resources to ensure alignment with planning and budget | Maintain a comeback rate of 1% or less. (This means that of vehicles released back for service, no more than 1% should return to the mechanics for the same issue.) | 0.29%       | 0.57%       | 1%          |
|                                       |   | Maintain average age of fleet at 5.5 years  | 6.51        | 6.81        | 5.5         |

### Fleet at a Glance:

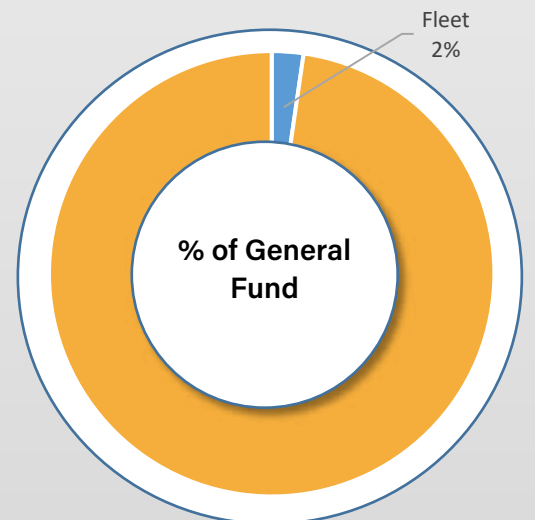
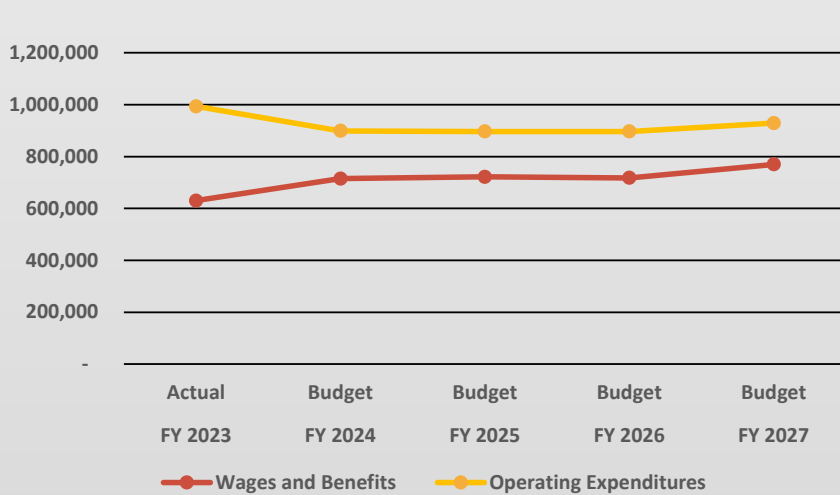
|  |  |   |  |   |                                  |
|--|--|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$1,698,624 |  | <b>Full-Time Employees:</b><br>6 |
|--|--|---|--|---|----------------------------------|

# Fleet

| Authorized Positions | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|----------------------|----------|----------|----------|----------|
|                      | Actual   | Actual   | Actual   | Proposed |
| Fleet Manager        | 1        | 1        | 1        | 1        |
| Mechanic             | 4        | 4        | 4        | 4        |
| Fleet Assistant      | 1        | 1        | 1        | 1        |
| <b>TOTAL</b>         | <b>6</b> | <b>6</b> | <b>6</b> | <b>6</b> |

## Summary of Expenditures By Category

|                        | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------|------------------|------------------|------------------|------------------|
|                        | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits     | 688,622          | 717,688          | 712,480          | 769,708          |
| Operating Expenditures | 773,674          | 896,779          | 865,771          | 928,916          |
| <b>Total Fleet</b>     | <b>1,462,295</b> | <b>1,614,467</b> | <b>1,578,251</b> | <b>1,698,624</b> |



### Department Purpose

The Parks, Trails and Open Space division provides maintenance to over 400 acres of park space which includes 40 parks with maintenance for the following items: playgrounds, restrooms, pavilions, tennis courts, basketball courts, volleyball courts, pickleball courts and drinking fountains, along with maintenance of recreational sport fields (baseball/softball, football).




**CORE PROGRAMS**

|                                    |                                     |
|------------------------------------|-------------------------------------|
| 1. Parks Maintenance               | 7. Celebration/Tree Planting Events |
| 2. Parks Planning                  | 8. Event Support                    |
| 3. Tree Management & Maintenance   | 9. Streetscape Maintenance          |
| 4. Snow Plowing                    | 10. Holiday Lights                  |
| 5. Trails & Open Space Maintenance |                                     |
| 6. Arbor Day                       |                                     |

### Performance Measures

| Strategic Priorities                    | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---|--|--|-------------|-------------|-------------|
| Desirable Amenities & Open Space (DAOS) | DAOS-4 OFFERS a variety of park amenities, recreation and art programs, and community events, for all ages and abilities | Maintain 82% or higher rating for Parks & Open Space <i>(source: Annual Community Survey)</i>  | 80%         | 78%         | 82%         |
|   | DAOS-2 MAINTAINS and operates a quality parks, trails and recreation system  | Maintain 80% or higher rating on creating accessible parks, trails, recreation, and open spaces <i>(source: Annual Community Survey)</i> | 86%         | 79%         | 81%         |

### Parks at a Glance:

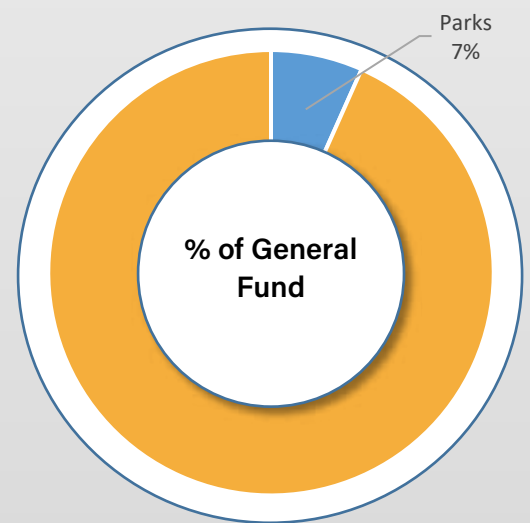
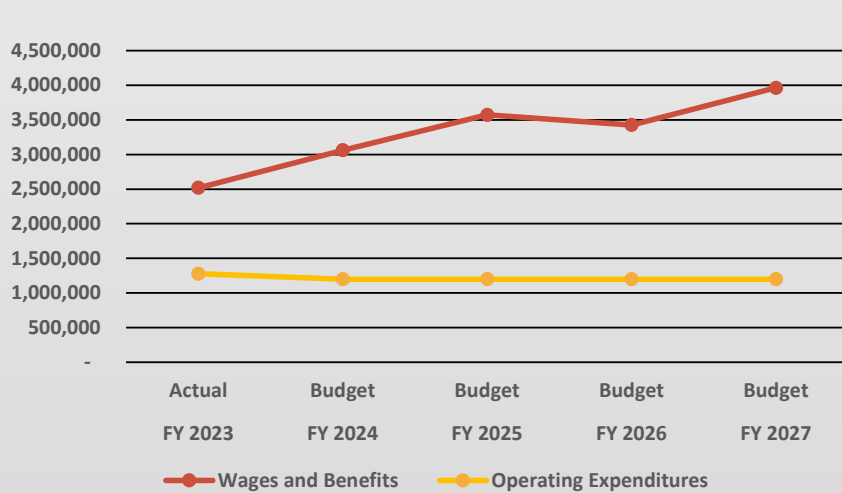
|  |  |   |  |   |                                   |
|--|--|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$5,162,402 |  | <b>Full-Time Employees:</b><br>33 |
|--|--|---|--|---|-----------------------------------|

# Parks

| Authorized Positions                | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|-------------------------------------|-----------|-----------|-----------|-----------|
|                                     | Actual    | Actual    | Actual    | Proposed  |
| Parks Manager                       | 1         | 1         | 1         | 1         |
| Sports field Coordinator            | 0         | 1         | 1         | 1         |
| Forestry & Open Space Coordinator   | 0         | 1         | 1         | 1         |
| Parks Maintenance Supervisor        | 5         | 3         | 3         | 3         |
| Parks Strip Supervisor              | 1         | 1         | 1         | 1         |
| Parks Events Support Supervisor     | 0         | 1         | 1         | 1         |
| Parks Maintenance Worker (I,II,III) | 23        | 25        | 27        | 27        |
| <b>TOTAL</b>                        | <b>30</b> | <b>33</b> | <b>33</b> | <b>33</b> |

## Summary of Expenditures By Category

|                        | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------|------------------|------------------|------------------|------------------|
|                        | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits     | 3,169,712        | 3,426,341        | 3,459,255        | 3,964,797        |
| Operating Expenditures | 777,862          | 1,197,605        | 993,951          | 1,197,605        |
| <b>Total Parks</b>     | <b>3,947,573</b> | <b>4,623,946</b> | <b>4,453,206</b> | <b>5,162,402</b> |



## Department Purpose

Every effort is made to maintain the cemetery with the respect and deserved of the deceased. Our staff works with funeral directors and the public to ensure the burial portion of the death process is handled professionally and with compassion for each individual's needs.




**CORE PROGRAMS**

1. Facilities Maintenance
2. Grounds Maintenance
3. Burial Services
4. Memorial Day
5. Cemetery Administration

## Performance Measures

| Strategic Priorities                    | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---|--|---|-------------|-------------|-------------|
| Desirable Amenities & Open Space (DAOS) | DAOS-2 MAINTAINS and operates a quality parks, trails and recreation system              | Maintain cemetery at a level one service (weekly mowing and maintaining) 100% of the year | 100%        | 100%        | 100%        |
|   | DAOS-3 PRESERVES the community's heritage and culture for today's and future generations | Provide annual Memorial Day celebration event   | 1           | 1           | 1           |

### Cemetery at a Glance:

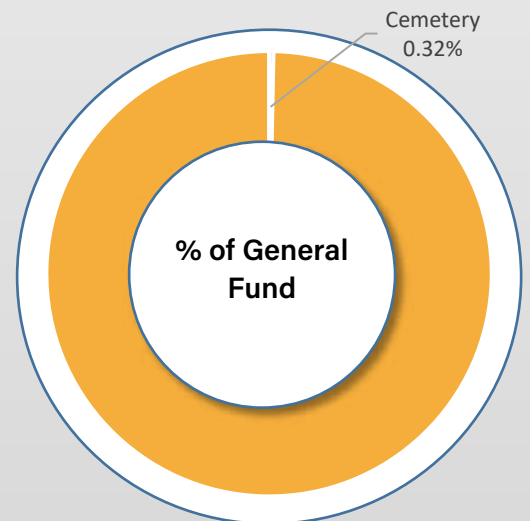
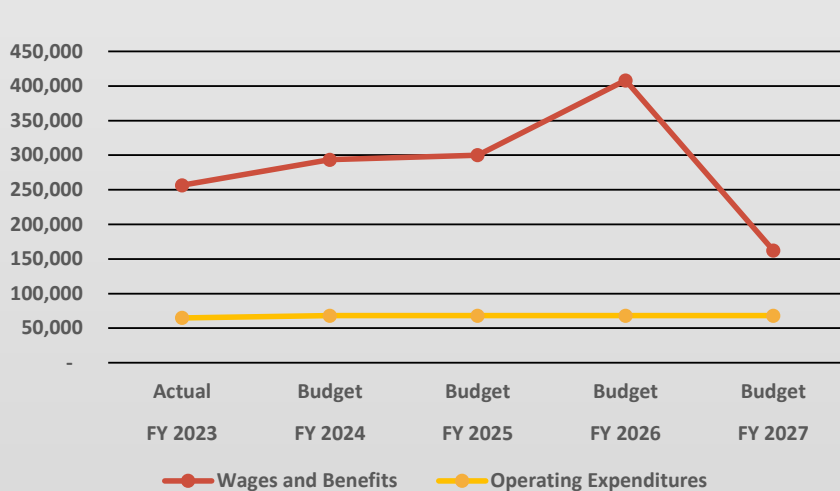
|  |  |   |  |   |                                  |
|--|--|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$230,488 |  | <b>Full-Time Employees:</b><br>1 |
|--|--|---|--|---|----------------------------------|

# Cemetery

| Authorized Positions        | FY 23-24<br>Actual | FY 24-25<br>Actual | FY 25-26<br>Actual | FY 26-27<br>Proposed |
|-----------------------------|--------------------|--------------------|--------------------|----------------------|
| Cemetery Sexton             | 1                  | 1                  | 1                  | 1                    |
| Cemetery Maintenance Worker | 2                  | 2                  | 0                  | 0                    |
| <b>TOTAL</b>                | <b>3</b>           | <b>3</b>           | <b>1</b>           | <b>1</b>             |

## Summary of Expenditures By Category

|                        | FY 24-25<br>Actual | FY 25-26<br>Adopted | FY 25-26<br>Estimated Actual | FY 26-27<br>Proposed |
|------------------------|--------------------|---------------------|------------------------------|----------------------|
| Wages and Benefits     | 364,174            | 408,152             | 164,735                      | 162,361              |
| Operating Expenditures | 59,594             | 68,127              | 61,506                       | 68,127               |
| <b>Total Cemetery</b>  | <b>423,768</b>     | <b>476,279</b>      | <b>226,241</b>               | <b>230,488</b>       |



Note: Part-time moved from Streets to Cemetery.

## Department Purpose

The Streetlight division manages and maintains over 6,800 street lights within the City and growing at a rate of approximately 150 additional street lights each year. The Streetlight division employees assist all City departments with electrical installing, changes and repairs in City buildings. Additionally, the division coordinates with Rocky Mountain Power to maintain an additional 830 street lights.




**CORE PROGRAMS**

1. Street Light Maintenance
2. Blue Staking Infrastructure
3. Holiday Lights and Banners
4. City Wide Electrical Support

## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|--|-------------|-------------|-------------|
| Safe Community (SC)                  | SC-4 DELIVERS a safe and reliable public and private infrastructure system | Maintain 78% or higher rating for Street Lighting services<br><i>(source: Annual Community Survey)</i> | 73%         | 80%         | 78%         |
|                                      |  | Increase percentage of functioning streetlights to 100%  | 95%         | 100%        | 100%        |
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and OPERATES quality public infrastructure                 | Maintain 95% or higher annual percentage of street lights repaired within 3 days of request            | 100%        | 100%        | 95%         |

### Streetlighting at a Glance:

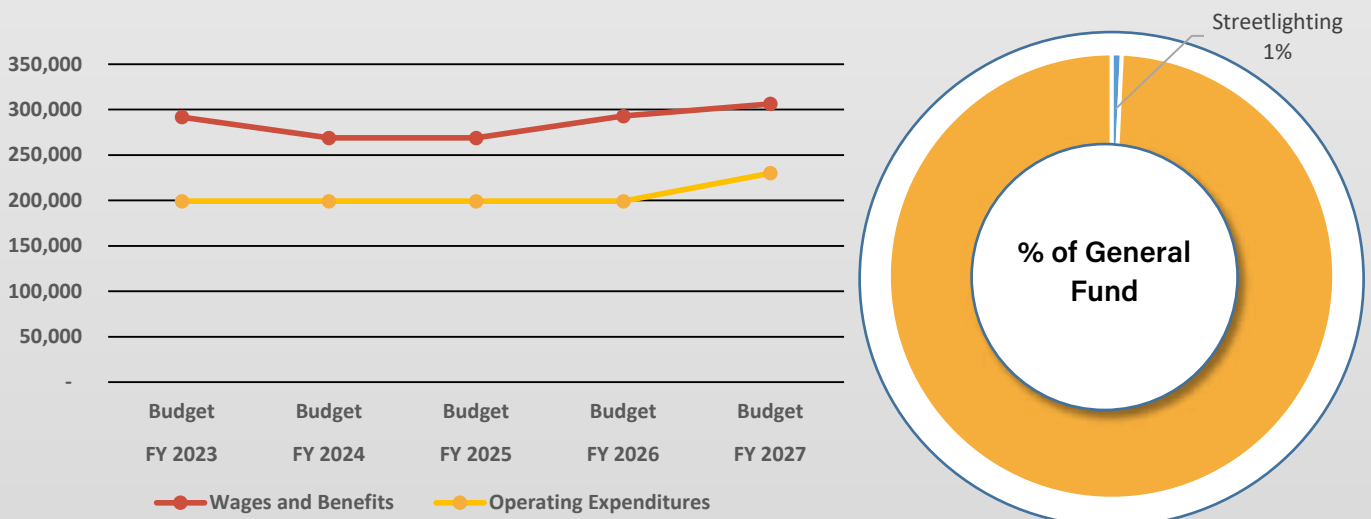
|  |  |   |  |   |                                  |
|--|--|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$536,448 |  | <b>Full-Time Employees:</b><br>2 |
|--|--|---|--|---|----------------------------------|

# Streetlighting

| Authorized Positions    | FY 23-24<br>Actual | FY 24-25<br>Actual | FY 25-26<br>Actual | FY 26-27<br>Proposed |
|-------------------------|--------------------|--------------------|--------------------|----------------------|
| Electrician             | 1                  | 1                  | 1                  | 1                    |
| Maintenance Electrician | 1                  | 1                  | 1                  | 1                    |
| <b>TOTAL</b>            | <b>2</b>           | <b>2</b>           | <b>2</b>           | <b>2</b>             |

## Summary of Expenditures By Category

|                             | FY 24-25<br>Actual | FY 25-26<br>Adopted | FY 25-26<br>Estimated Actual | FY 26-27<br>Proposed |
|-----------------------------|--------------------|---------------------|------------------------------|----------------------|
| Wages and Benefits          | 277,558            | 292,892             | 280,175                      | 306,321              |
| Operating Expenditures      | 90,943             | 199,203             | 185,217                      | 230,127              |
| <b>Total Streetlighting</b> | <b>368,501</b>     | <b>492,095</b>      | <b>465,392</b>               | <b>536,448</b>       |



### Department Purpose

The Streets division maintains roads, sidewalks, street signs and provides graffiti removal and snow removal. The Streets division services are rendered with an emphasis on best management practices, Federal requirements along with trained personnel in all related areas such as preservation of pedestrian safety, roadway striping, concrete and asphalt preservation programs, equipment maintenance, traffic management, data collection and reporting and creative problem solving.




**CORE PROGRAMS**

1. Street Sign Maintenance
2. City Wide Street Striping
3. Snow Plowing
4. Road and Bridge/Culvert Maintenance
5. Sidewalk, Curb and Gutter Maintenance
6. Right of Way (ROW) Weed Control
7. Collector Street Fencing Maintenance
8. Event Support
9. City Wide Fabrication

### Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|---|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and OPERATES quality public infrastructure                 | Maintain 80% or higher rating for Surface Maintenance Services (source: Annual Community Survey)  | 68%         | 68%         | 80%         |
|                                      |  | Increase pot holes repaired within 2 days of request to 100%                                      | 100%        | 100%        | 100%        |
|                                      |  | Increase street signs repaired within 1 day of request to 100%                                    | 100%        | 100%        | 100%        |
|                                      |  | Maintain 80% or higher rating for Sidewalk Maintenance Services (source: Annual Community Survey) | 68%         | 69%         | 70%         |
|                                      |  | Replace and repair at least 25,000 square feet of sidewalk annually                               | 43,337      | 57,843      | 25,000      |
| Safe Community (SC)                  | SC-4 DELIVERS a safe and reliable public and private infrastructure system | Maintain 80% or higher rating for Snow Removal Services (source: Annual Community Survey)         | 73%         | 73%         | 80%         |

### Streets at a Glance:

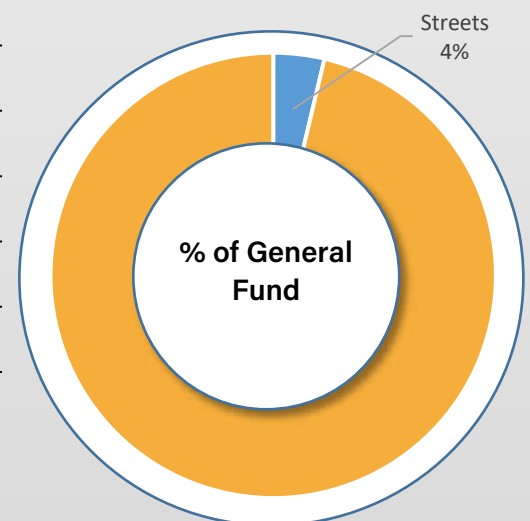
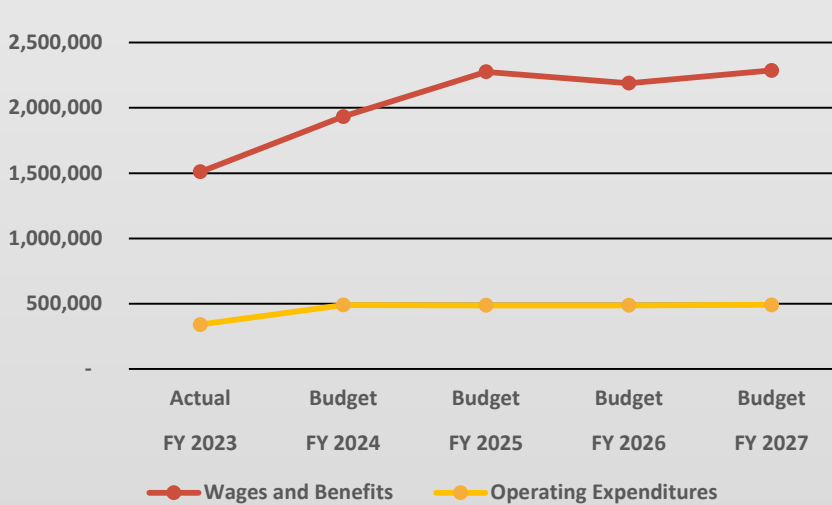
|  |  |   |  |   |                                   |
|--|--|---|--|---|-----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$2,777,478 |  | <b>Full-Time Employees:</b><br>22 |
|--|--|---|--|---|-----------------------------------|

# Streets

| Authorized Positions                  | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|---------------------------------------|-----------|-----------|-----------|-----------|
|                                       | Actual    | Actual    | Actual    | Proposed  |
| Streets/Storm Water Manager           | 1         | 1         | 1         | 1         |
| Streets Maintenance Supervisor        | 3         | 5         | 5         | 5         |
| Streets Maintenance Worker (I,II,III) | 15        | 15        | 15        | 16        |
| Blue Stake Technician III             | 0         | 1         | 1         | 0         |
| <b>TOTAL</b>                          | <b>19</b> | <b>22</b> | <b>22</b> | <b>22</b> |

## Summary of Expenditures By Category

|                        | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|------------------------|------------------|------------------|------------------|------------------|
|                        | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits     | 1,974,326        | 2,189,453        | 2,185,197        | 2,287,432        |
| Operating Expenditures | 457,213          | 487,046          | 464,022          | 490,046          |
| <b>Total Streets</b>   | <b>2,431,539</b> | <b>2,676,499</b> | <b>2,649,219</b> | <b>2,777,478</b> |



Note: Part-time moved from Streets to Cemetery.

## Department Purpose

The Facilities division provides preventative and routine maintenance as well as custodial services to all city owned facilities. They also evaluate utility related equipment to effectively conserve power or natural gas costs.




### CORE PROGRAMS

- |  |   |
|--|---|
| 1. Oquirrh Shadows Park Splash Pad Maintenance | Assessments, Maintenance, Inspections and Repairs                 |
| 2. Preventive Facility Maintenance             | 6. Electrical, Mechanical and HVAC Systems Repair and Maintenance |
| 3. Work Orders                                 | 7. Custodial Services   |
| 4. Facility Maintenance Data Management        |   |
| 5. Building                                    |   |

## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles                            | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|---|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and Operates quality public infrastructure | Maintain 80% or higher percentage of service requests completed within 3 days | 85%         | 80%         | 80%         |

### Facilities at a Glance:

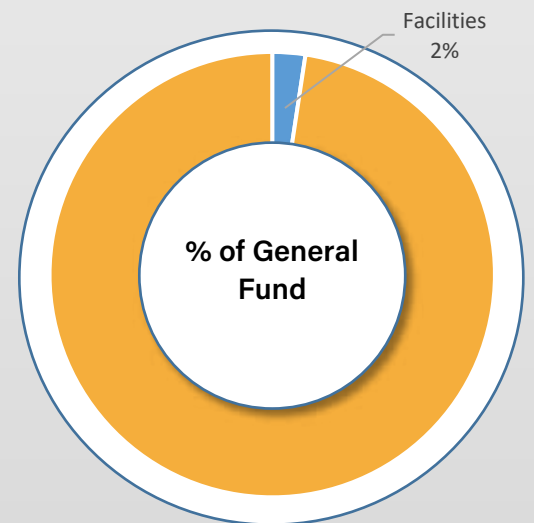
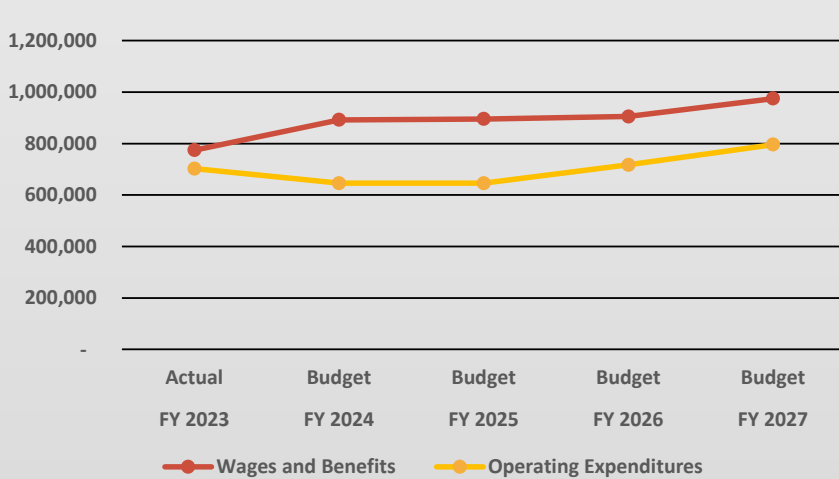
|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Facilities Office<br>4034 South Jordan Pkwy |  | <b>FY 2026-27 Budget:</b><br>\$1,771,003 |  | <b>Full-Time Employees:</b><br>9 |
|--|---|---|--|---|----------------------------------|

# Facilities

| Authorized Positions               | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|------------------------------------|----------|----------|----------|----------|
|                                    | Actual   | Actual   | Actual   | Proposed |
| Facilities Manager                 | 1        | 1        | 1        | 1        |
| Facilities Lead Worker             | 1        | 1        | 1        | 1        |
| Facilities Worker                  | 2        | 2        | 2        | 2        |
| Custodian                          | 4        | 4        | 4        | 4        |
| HVAC/Facilities Maintenance Worker | 1        | 1        | 1        | 1        |
| <b>TOTAL</b>                       | <b>9</b> | <b>9</b> | <b>9</b> | <b>9</b> |

## Summary of Expenditures By Category

|                         | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|-------------------------|------------------|------------------|------------------|------------------|
|                         | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits      | 896,037          | 904,988          | 901,188          | 974,920          |
| Operating Expenditures  | 744,247          | 716,906          | 732,233          | 796,083          |
| <b>Total Facilities</b> | <b>1,640,284</b> | <b>1,621,894</b> | <b>1,633,421</b> | <b>1,771,003</b> |





## Office of the City Attorney

The Office of the City Attorney provides a full-scope of in-house legal counsel services to and on behalf of the City of South Jordan, a Utah municipal corporation; it does not represent or provide legal services to individual citizens or businesses.

| EXPENDITURES BY PROGRAM        | 2027 PROPOSED      | 2027 FTE | PAGE REFERENCE |
|--------------------------------|--------------------|----------|----------------|
| 1. Office of the City Attorney | \$1,507,006        | 6        | 125            |
| <b>TOTAL EXPENDITURES</b>      | <b>\$1,507,006</b> | <b>6</b> |                |

# Office of the City Attorney

## Department Purpose

The Office of the City Attorney, under the independent direction of the City Attorney, provides a full scope of in-house legal counsel services including general counsel and transactional advice, risk management, litigation, representation, outside counsel oversight, criminal prosecution, government relations, and legislative representation services to the City corporation, the City Council, the City administration, and the City's affiliated entities and personnel.




### CORE PROGRAMS

1. Internal Legal Support - Document Review
2. Internal Legal Support - Civil Case Management
3. Internal Legal Support - Criminal Case Management
4. State and Federal Legislative Affairs
5. Intergovernmental Affairs

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles  | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|--|--|-------------|-------------|-------------|
| Balanced Regulatory Environment (BRE) | BRE-1 DEVELOPS effective, well-balanced and consistently applied ordinances and policies   | Maintain 80% or higher rating on establishing laws that maintain an orderly community without being overly burdensome <i>(source: Annual Community Survey)</i> | 78%         | 79%         | 80%         |
| Fiscally Responsible Governance (FRG) | FRG-6 Vision & Planning SUPPORTS decision-making with timely and accurate short-term and long-range analysis that enhances vision and planning | Maintain 75% or higher rating on implementing government policies to efficiently use city resources <i>(source: Annual Community Survey)</i>                   | 72%         | 69%         | 75%         |

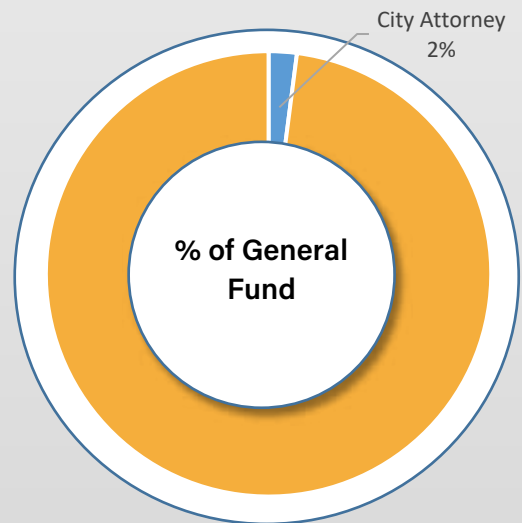
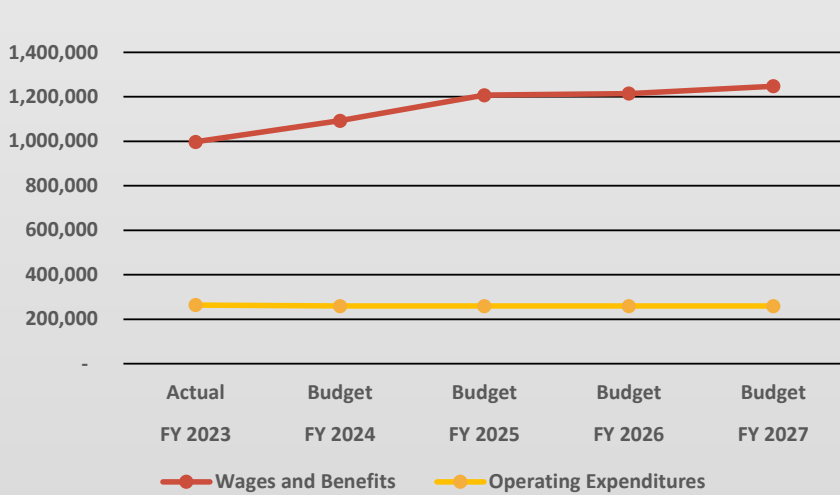
### City Attorney at a Glance:

|   |   |   |  |   |                                  |
|---|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$1,507,006 |  | <b>Full-Time Employees:</b><br>6 |
|---|---|---|--|---|----------------------------------|

| Authorized Positions    | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|-------------------------|----------|----------|----------|----------|
|                         | Actual   | Actual   | Actual   | Proposed |
| City Attorney           | 1        | 1        | 1        | 1        |
| Assistant City Attorney | 2        | 3        | 3        | 3        |
| Staff Attorney          | 1        | 0        | 0        | 0        |
| Paralegal               | 1        | 1        | 1        | 1        |
| Legal Assistant         | 1        | 1        | 1        | 1        |
| <b>TOTAL</b>            | <b>6</b> | <b>6</b> | <b>6</b> | <b>6</b> |

## Summary of Expenditures By Category

|  | FY 24-25         | FY 25-26         | FY 25-26         | FY 26-27         |
|--|------------------|------------------|------------------|------------------|
|  | Actual           | Adopted          | Estimated Actual | Proposed         |
| Wages and Benefits                       | 1,189,111        | 1,214,921        | 1,224,901        | 1,247,565        |
| Operating Expenditures                   | 204,603          | 259,441          | 238,700          | 259,441          |
| <b>Total Office of the City Attorney</b> | <b>1,393,714</b> | <b>1,474,362</b> | <b>1,463,601</b> | <b>1,507,006</b> |



# Special Revenue Funds

Used to account for specific revenues that are legally restricted to expenditure for a particular purpose.

## RDA

The RDA fund is used to account for the activities of the Redevelopment Agency. The Agency is an entity established to further public response in the redevelopment of particular City areas.

## CDBG

The CDBG fund is used to account for the revenues received by the City as a grantee participant in the Community Development Block Grant Program.

## IFT

The Interfacility Transfers fund is used to account for activities related to interfacility ambulance services provided by the Fire Department.

## Storm Drain

The Storm Drain fund is used to track revenue from a monthly fee paid by City residents for the maintenance of the City's storm drain system.

# Special Revenue Fund Summary

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>REVENUES</b>   |                                  |                               |                                 |                                |
| RDA Project Area Increment                                  | \$3,767,538                      | \$5,075,000                   | \$5,025,000                     | \$5,900,000                    |
| RDA Housing   | 1,104,567                        | 747,500                       | 870,000                         | 940,000                        |
| CDA Project Area Increment                                  | 7,026,207                        | 8,000,000                     | 8,000,000                       | 8,600,000                      |
| CRA Project Area Increment                                  | 0                                | 0                             | 0                               | 140,000                        |
| HTRZ Project Area Increment                                 | 0                                | 0                             | 0                               | 600,000                        |
| Grant Revenue (CDBG)  | 85,676                           | 220,000                       | 118,866                         | 235,000                        |
| User Fees   | 5,395,563                        | 6,230,594                     | 5,583,485                       | 5,330,594                      |
| Admin. Fees   | 120,000                          | 120,000                       | 120,000                         | 120,000                        |
| Investment Earnings   | 1,953,034                        | 344,000                       | 1,936,680                       | 314,000                        |
| Other Miscellaneous   | 21,550                           | 13,000                        | 20,433                          | 13,000                         |
| <b>Total Special Revenue Fund Revenue</b>                   | <b>19,474,134</b>                | <b>20,750,094</b>             | <b>21,674,464</b>               | <b>22,192,594</b>              |
| <b>TRANSFERS IN AND USE OF FUND BALANCE</b>                 |                                  |                               |                                 |                                |
| Transfers In  | 125,000                          | 30,000                        | 30,000                          | 14,000                         |
| Use of Fund Balance   | 0                                | 9,537,500                     | 0                               | 14,400,140                     |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>125,000</b>                   | <b>9,567,500</b>              | <b>30,000</b>                   | <b>14,414,140</b>              |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>19,599,134</b>                | <b>30,317,594</b>             | <b>21,704,464</b>               | <b>36,606,734</b>              |
| <b>EXPENDITURES</b>   |                                  |                               |                                 |                                |
| Wages and Benefits  | 1,576,474                        | 1,631,888                     | 1,611,336                       | 1,727,754                      |
| Operating Expenditures                                      | 1,978,368                        | 2,294,202                     | 2,122,831                       | 2,595,714                      |
| Project Expenditures  | 2,976,320                        | 16,067,619                    | 5,078,503                       | 21,625,800                     |
| <b>Total Special Revenue Fund Expenditures</b>              | <b>6,531,161</b>                 | <b>19,993,709</b>             | <b>8,812,670</b>                | <b>25,949,268</b>              |
| <b>TRANSFERS OUT AND CONTRIBUTION TO FUND BALANCE</b>       |                                  |                               |                                 |                                |
| Transfers Out   | 2,822,769                        | 4,119,778                     | 4,119,778                       | 3,655,700                      |
| Contribution to Fund Balance                                | 10,245,203                       | 6,204,107                     | 8,772,016                       | 7,001,766                      |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>13,067,972</b>                | <b>10,323,885</b>             | <b>12,891,794</b>               | <b>10,657,466</b>              |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>19,599,134</b>                | <b>30,317,594</b>             | <b>21,704,464</b>               | <b>36,606,734</b>              |

# Redevelopment Agency

Special Revenue

## Agency Purpose

The Redevelopment Agency exists to improve blighted areas of South Jordan and encourage economic development. The Redevelopment Agency works with City staff to maintain RDA, CDA and EDA projects and areas.



### CORE PROGRAMS

1. Provide Administration of the Redevelopment Agency

## Project Areas

| Area # | Project Title             | Trigger Year | Completion Year |
|--------|---------------------------|--------------|-----------------|
| 1      | Towers at South Towne     | 1992         | Completed       |
| 2      | The Landings (Harmon's)   | 2002         | Completed       |
| 3      | South Gate                | 1999         | Completed       |
| 4      | South Gateway (Ultradent) | 2001         | Completed       |
| 5      | South Jordan Parkway      | 2001         | Completed       |
| 6      | South I-15 Frontage Road  | 2006         | 2030            |
| 7      | North Jordan Gateway      | 2003         | Completed       |
| 8      | South Jordan Towne Center | 2005         | Completed       |
| 9      | Gateway Central           | 2017         | 2031            |
| 10     | The District              | 2006         | Completed       |
| 11     | Merit Medical             | 2007         | 2036            |
| 16     | SW Quadrant Urban Center  | 2026         | 2055            |

### RDA at a Glance:

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$6,020,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>   |                                  |                               |                                 |                                |
| Project #6 South I-15 Frontage                              | \$598,585                        | \$900,000                     | \$850,000                       | \$900,000                      |
| Project #9 Gateway Central                                  | 1,899,692                        | 2,250,000                     | 2,250,000                       | 2,500,000                      |
| Project #11 Merit Medical                                   | 1,269,261                        | 1,925,000                     | 1,925,000                       | 2,500,000                      |
| Admin. Fee - CDA  | 120,000                          | 120,000                       | 120,000                         | 120,000                        |
| Investment Earnings   | 165,152                          | 30,000                        | 176,648                         | 0                              |
| <b>Total Revenues</b>                                       | <b>4,052,690</b>                 | <b>5,225,000</b>              | <b>5,321,648</b>                | <b>6,020,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>                 |                                  |                               |                                 |                                |
| Use of Fund Balance   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>4,052,690</b>                 | <b>5,225,000</b>              | <b>5,321,648</b>                | <b>6,020,000</b>               |
| <b>Operating Expenditures</b>                               |                                  |                               |                                 |                                |
| Operating Expenditures                                      | 336,880                          | 559,409                       | 470,228                         | 535,445                        |
| <b>Total Operating Expenditures</b>                         | <b>336,880</b>                   | <b>559,409</b>                | <b>470,228</b>                  | <b>535,445</b>                 |
| <b>Project Expenditures</b>                                 |                                  |                               |                                 |                                |
| Tax Increment Commitments                                   | 1,042,866                        | 1,880,619                     | 1,880,600                       | 2,250,000                      |
| <b>Total Project Expenditures</b>                           | <b>1,042,866</b>                 | <b>1,880,619</b>              | <b>1,880,600</b>                | <b>2,250,000</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b>       |                                  |                               |                                 |                                |
| Transfer to CDA   | 125,000                          | 30,000                        | 30,000                          | 0                              |
| Transfer to SID   | 1,213,950                        | 1,216,450                     | 1,216,450                       | 1,216,700                      |
| Transfer to General Fund                                    | 25,000                           | 25,000                        | 25,000                          | 25,000                         |
| Contribution to Fund Balance                                | 1,308,994                        | 1,513,522                     | 1,699,370                       | 1,992,855                      |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>2,672,944</b>                 | <b>2,784,972</b>              | <b>2,970,820</b>                | <b>3,234,555</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>4,052,690</b>                 | <b>5,225,000</b>              | <b>5,321,648</b>                | <b>6,020,000</b>               |

**Notes to the Redevelopment Agency Fund:**

**RDA/CDA Tax Increment Revenue** - The City's RDA/CDA budgets are based on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**RDA Expenditures** - Major expenditures include tax increment commitments within the projects areas.

# RDA Housing

Special Revenue

## Program Purpose



The RDA Housing division invests obligatory funds toward improving housing within the City. Housing funds can be used for a variety of purposes, including (but not limited to): infrastructure, affordable housing projects, senior housing, interest rate buy-downs, and contributions to the Olene Walker Housing fund.

### CORE PROGRAMS

1. RDA Housing Initiatives



### RDA Housing at a Glance:

|   |   |   |   |
|---|---|---|---|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$15,505,000 |
|---|---|---|---|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Housing Revenue                                       | \$1,104,567                      | \$747,500                     | \$870,000                       | \$940,000                      |
| Investment Earnings                                   | 750,517                          | 250,000                       | 760,428                         | 250,000                        |
| <b>Total Revenues</b>                                 | <b>1,855,083</b>                 | <b>997,500</b>                | <b>1,630,428</b>                | <b>1,190,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from CRA                                     | 0                                | 0                             | 0                               | 14,000                         |
| Use of Fund Balance                                   | 0                                | 9,537,500                     | 0                               | 14,301,000                     |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>9,537,500</b>              | <b>0</b>                        | <b>14,315,000</b>              |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>1,855,083</b>                 | <b>10,535,000</b>             | <b>1,630,428</b>                | <b>15,505,000</b>              |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 153,307                          | 175,000                       | 156,000                         | 170,000                        |
| <b>Total Operating Expenditures</b>                   | <b>153,307</b>                   | <b>175,000</b>                | <b>156,000</b>                  | <b>170,000</b>                 |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Housing Expenses                                      | 146,050                          | 10,110,000                    | 20,000                          | 15,060,000                     |
| <b>Total Project Expenditures</b>                     | <b>146,050</b>                   | <b>10,110,000</b>             | <b>20,000</b>                   | <b>15,060,000</b>              |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to General Fund                              | 190,456                          | 250,000                       | 250,000                         | 275,000                        |
| Contribution to Fund Balance                          | 1,365,270                        | 0                             | 1,204,428                       | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>1,555,726</b>                 | <b>250,000</b>                | <b>1,454,428</b>                | <b>275,000</b>                 |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>1,855,083</b>                 | <b>10,535,000</b>             | <b>1,630,428</b>                | <b>15,505,000</b>              |

**Notes to RDA Housing Fund:**

**RDA Housing Tax Increment Revenue** - The City's RDA housing budget is based on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth). per state law, 20 percent of the tax increment generated by new economic or redevelopment project areas must be used to encourage the development of housing.

**RDA Housing Expenditures** - The City is currently accumulating housing funds for future housing projects. The City has formally adopted a housing plan which has been submitted to the state. Housing funds can be used for a variety of purposes, including (but not limited to): Infrastructure, affordable housing projects, senior housing, interest rate buy-downs, and contributions to the Olene Walker Housing Fund.

**Area Purpose**

The CDA fund includes projects #12 Commerce Park, #13 South Station, #14 Tim Dahle Nissan, and #15 Riverton Chevrolet. It is part of the general RDA efforts of the City. The Redevelopment Agency exists to improve blighted areas of South Jordan and encourage economic development.



**CORE PROGRAMS**

1. Provides Administration of the Redevelopment Agency

**Project Areas**

| Area # | Project Title      | Trigger Year | Completion Year |
|--------|--------------------|--------------|-----------------|
| 12     | Commerce Park      | 2010         | 2029            |
| 13     | South Station      | 2010         | 2029            |
| 14     | Tim Dahle Nissan   | 2015         | Completed       |
| 15     | Riverton Chevrolet | 2016         | Completed       |

**CDA at a Glance:**

|   |  |   |  |
|---|--|---|--|
|  | <p><b>Location:</b><br/>City Hall<br/>1600 W. Towne Center Dr.</p> |  | <p><b>FY 2026-27 Budget:</b><br/>\$8,600,000</p> |
|---|--|---|--|

Special Revenue

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Project #12 Commerce Park                             | \$4,783,354                      | \$5,500,000                   | \$5,500,000                     | \$5,900,000                    |
| Project #13 South Station                             | 2,242,853                        | 2,500,000                     | 2,500,000                       | 2,700,000                      |
| Investment Earnings                                   | 862,169                          | 0                             | 830,593                         | 0                              |
| <b>Total Revenues</b>                                 | <b>7,888,376</b>                 | <b>8,000,000</b>              | <b>8,830,593</b>                | <b>8,600,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from RDA                                     | 125,000                          | 30,000                        | 30,000                          | 0                              |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>125,000</b>                   | <b>30,000</b>                 | <b>30,000</b>                   | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>8,013,376</b>                 | <b>8,030,000</b>              | <b>8,860,593</b>                | <b>8,600,000</b>               |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 120,000                          | 120,000                       | 120,000                         | 120,000                        |
| Infrastructure Maintenance                            | 28,780                           | 0                             | 50,000                          | 50,000                         |
| <b>Total Operating Expenditures</b>                   | <b>148,780</b>                   | <b>120,000</b>                | <b>170,000</b>                  | <b>170,000</b>                 |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Tax Increment Commitments                             | 1,786,950                        | 3,630,000                     | 3,130,000                       | 3,200,000                      |
| <b>Total Project Expenditures</b>                     | <b>1,786,950</b>                 | <b>3,630,000</b>              | <b>3,130,000</b>                | <b>3,200,000</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to Capital Equipment                         | 300,000                          | 0                             | 0                               | 0                              |
| Transfer to General CIP                               | 300,000                          | 1,000,000                     | 1,000,000                       | 100,000                        |
| Transfer to Class C Road Funds                        | 0                                | 0                             | 0                               | 200,000                        |
| Contribution to Fund Balance                          | 5,477,645                        | 3,280,000                     | 4,560,593                       | 4,930,000                      |
| <b>Total Contribution to Fund Balance</b>             | <b>6,077,645</b>                 | <b>4,280,000</b>              | <b>5,560,593</b>                | <b>5,230,000</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>8,013,376</b>                 | <b>8,030,000</b>              | <b>8,860,593</b>                | <b>8,600,000</b>               |

**Notes to CDA Fund:**

**RDA/CDA Tax Increment Revenue** - The City's RDA/CDA budgets on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**CDA Expenditures** - The major expenditures is tax increment commitments within the project areas.

# CRA

Special Revenue

## Area Purpose

The CRA fund includes project #16 SW Quadrant Urban Center. It is part of the general RDA efforts of the City. The Redevelopment Agency exists to improve blighted areas of South Jordan and encourage economic development.



### CORE PROGRAMS

1. Provides Administration of the Redevelopment Agency

## Project Areas

| Area # | Project Title            | Trigger Year | Completion Year |
|--------|--------------------------|--------------|-----------------|
| 16     | SW Quadrant Urban Center | 2026         | 2055            |

### CRA at a Glance:

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$140,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Project #16 SW Quadrant Urban Center                  | \$0                              | \$0                           | \$0                             | \$140,000                      |
| <b>Total Revenues</b>                                 | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>140,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>140,000</b>                 |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 0                                | 0                             | 0                               | 1,400                          |
| Infrastructure Maintenance                            | 0                                | 0                             | 0                               | 2,800                          |
| <b>Total Operating Expenditures</b>                   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>4,200</b>                   |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Tax Increment Commitments                             | 0                                | 0                             | 0                               | 121,800                        |
| <b>Total Project Expenditures</b>                     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>121,800</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to RDA Housing                               | 0                                | 0                             | 0                               | 14,000                         |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>14,000</b>                  |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>140,000</b>                 |

**Notes to CRA Fund:**

**RDA/CRA Tax Increment Revenue** - The City's RDA/CDA budgets on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**CRA Expenditures** - The major expenditures is tax increment commitments within the project areas.

**Area Purpose**

Housing and Transit Reinvestment Zone (HTRZ) are designed as an all-hands-on-deck approach to help Utah tackle its housing affordability crisis by facilitating mixed-use, multi-family, and affordable housing within a given radius of light rail, bus rapid transit or commuter rail stations. Project area covers the Daybreak Town Center development.



**CORE PROGRAMS**

1. Provides Administration of the Redevelopment Agency

**Project Areas**

| Area # | Project Title        | Trigger Year | Completion Year |
|--------|----------------------|--------------|-----------------|
| 17     | Daybreak Town Center | 2026         | 2055            |

**HTRZ at a Glance:**

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$600,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Project #17 Daybreak Town Center                      | \$0                              | \$0                           | \$0                             | \$600,000                      |
| <b>Total Revenues</b>                                 | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>600,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>600,000</b>                 |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 0                                | 0                             | 0                               | 6,000                          |
| <b>Total Operating Expenditures</b>                   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>6,000</b>                   |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Tax Increment Commitments                             | 0                                | 0                             | 0                               | 594,000                        |
| <b>Total Project Expenditures</b>                     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>594,000</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>600,000</b>                 |

**Notes to HTRZ Fund:**

**RDA/HTRZ Tax Increment Revenue** - The City's RDA/CDA budgets on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**HTRZ Expenditures** - The major expenditures is tax increment commitments within the project areas.

# Community Development Block Grant

Special Revenue

## Grant Purpose



The City administers Community Development Block Grant (CDBG) Funds received from the U.S. Department of Housing and Urban Development (HUD). With the population reported by the Census, the City became eligible to receive CDBG funds directly from HUD. Annual funds received are determined by a formula which accounts for such things as total population, growth and poverty.

### CORE PROGRAMS

1. Community Development Block Grant Administration



### CDBG at a Glance:

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$235,000 |
|---|---|---|--|

# Community Development Block Grant



Special Revenue

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| CDBG Grant  | \$85,676                         | \$220,000                     | \$118,866                       | \$235,000                      |
| <b>Total Revenues</b>                                 | <b>85,676</b>                    | <b>220,000</b>                | <b>118,866</b>                  | <b>235,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>85,676</b>                    | <b>220,000</b>                | <b>118,866</b>                  | <b>235,000</b>                 |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Public Facilities                                     | 0                                | 143,000                       | 1,200                           | 128,000                        |
| The Road Home   | 10,000                           | 0                             | 5,000                           | 0                              |
| South Valley Sanctuary                                | 15,000                           | 13,000                        | 14,000                          | 13,000                         |
| Legal Aid Society of Utah                             | 8,000                            | 10,000                        | 9,500                           | 10,000                         |
| Community Health Clinic                               | 0                                | 10,000                        | 9,500                           | 10,000                         |
| Inn Between   | 5,500                            | 0                             | 0                               | 0                              |
| Habitat for Humanity                                  | 0                                | 0                             | 30,000                          | 30,000                         |
| Administrative Charges                                | 47,176                           | 44,000                        | 49,666                          | 44,000                         |
| <b>Total Operating Expenditures</b>                   | <b>85,676</b>                    | <b>220,000</b>                | <b>118,866</b>                  | <b>235,000</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>85,676</b>                    | <b>220,000</b>                | <b>118,866</b>                  | <b>235,000</b>                 |

**Notes to CDBG Fund:**

Budget based on HUD funding allocation. Current year budget is proposed as advised by HUD subject to change.

# Interfacility Transfers

Special Revenue

## Program Purpose

As part of the progressive and proactive Emergency Medical Services program in South Jordan, the South Jordan Fire Department provides Advanced Life Support (ALS) treatment and transport capabilities from all four of its fire stations. This advanced EMS program includes top-tier interfacility Transport services from the University of Utah South Jordan Health Center. These transport services include Basic and Advanced Life Support treatment, respiratory and ventilator care, advanced cardiac monitoring, and medication therapies for both pediatric and adult patients.

### CORE PROGRAMS

1. Interfacility Transport Services

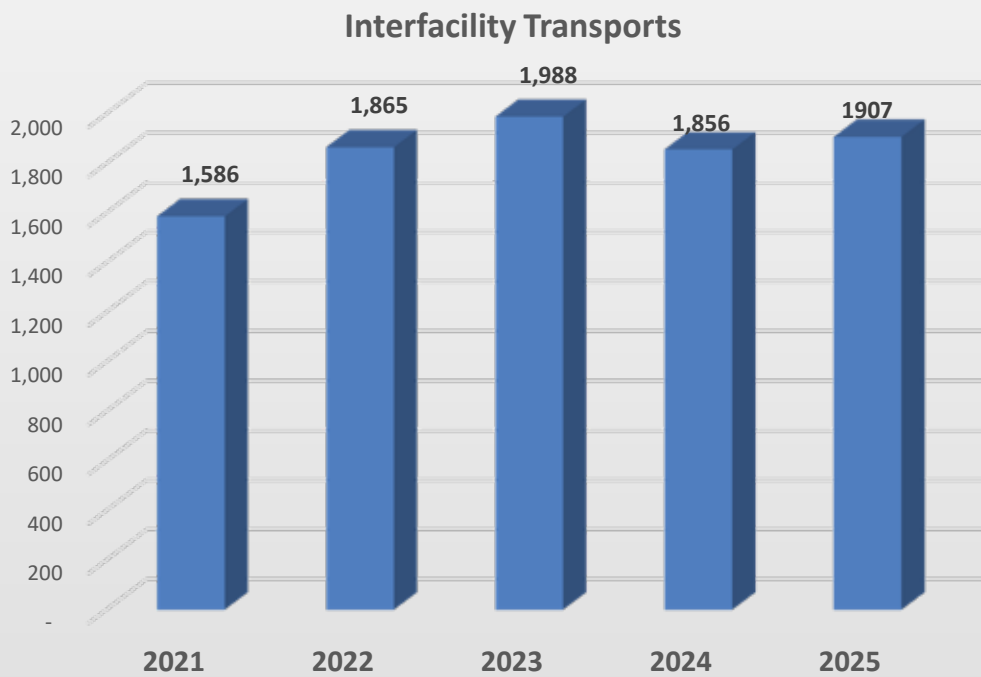


### IFT at a Glance:

|  |  |  |  |  |  |
|--|--|--|--|--|--|
|  | <p><b>Location:</b><br/>Public Safety<br/>10655 S. Redwood Rd.</p> |  | <p><b>FY 2026-27 Budget:</b><br/>\$1,752,000</p> |  | <p><b>Full-Time Employees:</b><br/>6</p> |
|--|--|--|--|--|--|

# Interfacility Transfers

| Authorized Positions | FY 23-24<br>Actual | FY 24-25<br>Actual | FY 25-26<br>Actual | FY 26-27<br>Proposed |
|----------------------|--------------------|--------------------|--------------------|----------------------|
| Paramedic            | 6                  | 6                  | 6                  | 6                    |
| <b>TOTAL</b>         | <b>6</b>           | <b>6</b>           | <b>6</b>           | <b>6</b>             |



# Interfacility Transfers

Special Revenue

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Ambulance Fees - Interfacility                        | \$1,708,884                      | \$2,600,000                   | \$1,810,067                     | \$1,700,000                    |
| Interest Income                                       | 83,175                           | 52,000                        | 81,417                          | 52,000                         |
| <b>Total Revenues</b>                                 | <b>1,792,059</b>                 | <b>2,652,000</b>              | <b>1,891,484</b>                | <b>1,752,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>1,792,059</b>                 | <b>2,652,000</b>              | <b>1,891,484</b>                | <b>1,752,000</b>               |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Wages and Benefits                                    | 524,624                          | 642,313                       | 624,258                         | 711,518                        |
| Operating Expenditures                                | 457,843                          | 450,752                       | 337,842                         | 436,571                        |
| <b>Total Operating Expenditures</b>                   | <b>982,467</b>                   | <b>1,093,065</b>              | <b>962,100</b>                  | <b>1,148,089</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to Capital Equipment                         | 633,363                          | 868,328                       | 868,328                         | 525,000                        |
| Contribution to Fund Balance                          | 176,230                          | 690,607                       | 61,056                          | 78,911                         |
| <b>Total Contribution to Fund Balance</b>             | <b>809,593</b>                   | <b>1,558,935</b>              | <b>929,384</b>                  | <b>603,911</b>                 |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>1,792,059</b>                 | <b>2,652,000</b>              | <b>1,891,484</b>                | <b>1,752,000</b>               |

# Storm Water

Special Revenue

## Department Purpose

The Storm Water division is responsible for the maintenance, cleaning and inspection of storm water infrastructure within the City to ensure that it is working properly during storm events to mitigate flooding and any subsequent damage. This includes street sweeping which prevents debris from entering the storm drain system thus hindering it from functioning properly. The Storm Water division is also responsible for maintaining compliance with Federal and State permits. Some of the activities to maintain compliance include public education and outreach programs, location, investigating and eliminating illegal discharges into the storm drain system, monitoring and enforcing runoff and erosion control processes concerning construction activities and minimizing adverse impacts on storm water quality after construction.



### CORE PROGRAMS

|   |   |
|---|---|
| <ol style="list-style-type: none"> <li>1. Utah Pollutant Discharge Elimination System (UPDES) Compliance</li> <li>2. Storm Water Infrastructure Maintenance</li> <li>3. Street Cleaning</li> <li>4. Snow Plowing</li> <li>5. Storm Water</li> </ol> | <ol style="list-style-type: none"> <li>6. Incident Response Storm Water Education</li> <li>7. Tree Trimming Support</li> <li>8. Sub-Surface Drain Response</li> <li>9. Event Support</li> </ol> |
|---|---|

## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles                            | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|--|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and OPERATES quality public infrastructure | Process 85% or more of UPDES permits within 2 business days                                | 88%         | 87%         | 85%         |
|                                      |  | Street sweep the entire City at least 7 times per year                                     | 6           | 9           | 7           |
|                                      |  | Inspect 150,000 feet or more of storm water pipe each year and maintain deficiencies found | 173,839     | 127,237     | 150,000     |

### Storm Water at a Glance:

|  |   |   |  |   |                                  |
|--|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$3,754,734 |  | <b>Full-Time Employees:</b><br>8 |
|--|---|---|--|---|----------------------------------|

# Storm Water

Special Revenue

| Authorized Positions                      | FY 23-24  | FY 24-25 | FY 25-26 | FY 26-27 |
|---|-----------|----------|----------|----------|
|   | Actual    | Actual   | Actual   | Proposed |
| UPDES Program Coordinator                 | 1         | 0        | 0        | 0        |
| UPDES Inspector                           | 2         | 1        | 1        | 1        |
| Storm Water Maintenance Lead Worker       | 1         | 1        | 1        | 1        |
| Storm Water Maintenance Worker (I/II/III) | 6         | 6        | 6        | 6        |
| <b>TOTAL</b>                              | <b>10</b> | <b>8</b> | <b>8</b> | <b>8</b> |

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Storm Water Fees                                      | \$3,686,679                      | \$3,630,594                   | \$3,773,418                     | \$3,630,594                    |
| Investment Earnings                                   | 92,021                           | 12,000                        | 87,594                          | 12,000                         |
| Other Miscellaneous                                   | 21,550                           | 13,000                        | 20,433                          | 13,000                         |
| <b>Total Revenues</b>                                 | <b>3,800,249</b>                 | <b>3,655,594</b>              | <b>3,881,445</b>                | <b>3,655,594</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 99,140                         |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>99,140</b>                  |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>3,800,249</b>                 | <b>3,655,594</b>              | <b>3,881,445</b>                | <b>3,754,734</b>               |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Employee Wages and Benefits                           | 1,051,850                        | 989,575                       | 987,078                         | 1,016,236                      |
| Operating Expenditures                                | 795,881                          | 944,041                       | 869,895                         | 1,038,498                      |
| <b>Total Operating Expenditures</b>                   | <b>1,847,731</b>                 | <b>1,933,616</b>              | <b>1,856,973</b>                | <b>2,054,734</b>               |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Capital Expenditures                                  | 454                              | 272,000                       | 47,903                          | 400,000                        |
| <b>Total Project Expenditures</b>                     | <b>454</b>                       | <b>272,000</b>                | <b>47,903</b>                   | <b>400,000</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to General CIP Maint                         | 35,000                           | 0                             | 0                               | 76,250                         |
| Transfer to General CIP                               | 0                                | 730,000                       | 730,000                         | 1,223,750                      |
| Contribution to Fund Balance                          | 1,917,064                        | 719,978                       | 1,246,569                       | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>1,952,064</b>                 | <b>1,449,978</b>              | <b>1,976,569</b>                | <b>1,300,000</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>3,800,249</b>                 | <b>3,655,594</b>              | <b>3,881,445</b>                | <b>3,754,734</b>               |

# Enterprise Funds

Used to track those functions which charge fees to cover most or all associated costs.

## Water

The Water fund is used to account for the activities of the City's water operations.

## Secondary Water

The Secondary Water fund is used to account for the activities of the City's secondary water operations.

## Sanitation

The Sanitation fund is used to account for the activities of the City's sanitation operations.

## Mulligans

The Mulligans fund is used to account for the operation of Mulligans Golf & Games. This City recreation facility includes, golf, miniature golf, a driving range, and batting cages.

## Risk Management

The Risk Management fund is used to account for the cost of claims, injuries and losses.

# Enterprise Fund Summary

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>REVENUES</b>   |                                  |                               |                                 |                                |
| User Fees   | \$8,746,976                      | \$7,504,407                   | \$9,331,222                     | \$8,788,397                    |
| Sales   | 26,570,650                       | 23,900,572                    | 26,765,012                      | 25,079,823                     |
| Insurance/Risk Claims                                       | 1,005,219                        | 733,417                       | 1,059,941                       | 733,436                        |
| Finance Charges   | 284,314                          | 226,179                       | 286,066                         | 234,095                        |
| Investment Earnings   | 2,453,205                        | 241,888                       | 2,742,485                       | 241,888                        |
| Miscellaneous Revenue                                       | 1,782,853                        | 170,040                       | 1,944,153                       | 40                             |
| Impact Fees   | 856,620                          | 350,000                       | 710,767                         | 350,000                        |
| <b>Total Enterprise Fund Revenue</b>                        | <b>41,699,837</b>                | <b>33,126,503</b>             | <b>42,839,646</b>               | <b>35,427,679</b>              |
| <b>TRANSFERS IN AND USE OF FUND BALANCE</b>                 |                                  |                               |                                 |                                |
| Transfers In  | 5,456,347                        | 2,800,000                     | 2,802,000                       | 2,825,553                      |
| Use of Fund Balance   | 211,685                          | 1,837,158                     | 871,201                         | 2,320,799                      |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>5,668,032</b>                 | <b>4,637,158</b>              | <b>3,673,201</b>                | <b>5,146,352</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>47,367,869</b>                | <b>37,763,661</b>             | <b>46,512,847</b>               | <b>40,574,031</b>              |
| <b>EXPENDITURES</b>   |                                  |                               |                                 |                                |
| Wages and Benefits  | 4,358,836                        | 4,784,534                     | 4,706,473                       | 5,012,692                      |
| Operating Expenses  | 24,088,601                       | 24,656,177                    | 25,260,857                      | 27,282,457                     |
| Debt Expenses   | 0                                | 0                             | 1,154,066                       | 2,258,375                      |
| Project Expenses  | 5,523,599                        | 3,652,000                     | 4,756,100                       | 2,663,000                      |
| <b>Total Enterprise Fund Expenses</b>                       | <b>33,971,036</b>                | <b>33,092,711</b>             | <b>35,877,496</b>               | <b>37,216,524</b>              |
| <b>TRANSFERS OUT AND CONTRIBUTION TO FUND BALANCE</b>       |                                  |                               |                                 |                                |
| Transfers Out   | 5,456,347                        | 2,800,000                     | 2,802,000                       | 2,978,053                      |
| Contribution to Fund Balance                                | 7,940,486                        | 1,870,950                     | 7,833,351                       | 379,454                        |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>13,396,833</b>                | <b>4,670,950</b>              | <b>10,635,351</b>               | <b>3,357,507</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>47,367,869</b>                | <b>37,763,661</b>             | <b>46,512,847</b>               | <b>40,574,031</b>              |

## Department Purpose

The Water division provides safe and high quality water with sufficient pressure, and at proper flows that exceed state standards. This is accomplished through compliance, state standards sampling, system upgrades, quick response to resident concerns and system failures, and continuous monitoring of tanks and delivery points.




### CORE PROGRAMS

1. Culinary Water Purchase Distribution
2. Culinary Water System Maintenance
3. Water Conservation Program
4. Water Quality Compliance
5. Cross Connection Control
6. New Water Infrastructure
7. Bluestakes - Water Utility Marking
8. Event Support
9. Snow Plowing

## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles   | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|---|--|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and OPERATES quality public infrastructure  | Maintain 80% or higher rating for Culinary (drinking) Water <i>(source: Annual Community Survey)</i>             | 78%         | 77%         | 80%         |
|                                      |   | Repair 100% of all City-side water leaks within 5 hours  | 100%        | 100%        | 100%        |
| Safe Community (SC)                  | SC-4 DELIVERS a safe and reliable public and private infrastructure system  | Maintain water samples complying with water quality standards to 100% <i>(State required, 80 per month min.)</i> | 100%        | 100%        | 100%        |
| Sustainable Growth (SG)              | SG-2 CREATES and SUPPORTS environmentally sustainable programs including water conservation, recycling, energy conservation, and air quality improvement to ensure the financial well-being and long-term sustainability of the community | Maintain 75% or higher rating for Water Conservation Efforts <i>(source: Annual Community Survey)</i>            | 66%         | 64%         | 75%         |

### Water at a Glance:

|   |  |   |   |   |                                   |
|---|--|---|---|---|-----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$25,856,319 |  | <b>Full-Time Employees:</b><br>26 |
|---|--|---|---|---|-----------------------------------|

| Authorized Positions           | FY 23-24  | FY 24-25  | FY 25-26  | FY 26-27  |
|--------------------------------|-----------|-----------|-----------|-----------|
|                                | Actual    | Actual    | Actual    | Proposed  |
| Water Manager                  | 1         | 1         | 1         | 1         |
| Water Operations Coordinator   | 0         | 0         | 1         | 1         |
| Water Maintenance Supervisor   | 3         | 3         | 2         | 2         |
| Water Maintenance Worker       | 16        | 16        | 16        | 16        |
| Water Electrician              | 1         | 0         | 0         | 0         |
| Water Conservation Coordinator | 0         | 1         | 1         | 1         |
| Water Conservation Technician  | 1         | 1         | 1         | 1         |
| Water Quality Technician       | 2         | 2         | 2         | 2         |
| Backflow Technician            | 0         | 1         | 1         | 1         |
| PW Administrative Assistant    | 1         | 1         | 1         | 1         |
| <b>TOTAL</b>                   | <b>25</b> | <b>26</b> | <b>26</b> | <b>26</b> |

# Water

Enterprise Fund

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Water Sales - Base Rate                               | \$10,760,382                     | \$10,384,608                  | \$10,723,436                    | \$10,695,385                   |
| Water Sales - Consumption                             | 14,956,382                       | 12,705,964                    | 15,142,343                      | 13,479,438                     |
| Connection-Reconnection Fees                          | 67,119                           | 0                             | 65,234                          | 0                              |
| Finance Charges                                       | 284,314                          | 226,179                       | 286,066                         | 234,095                        |
| Investment Earnings                                   | 2,111,011                        | 232,288                       | 2,394,780                       | 232,288                        |
| Water Share Lease                                     | 14,254                           | 0                             | 12,220                          | 0                              |
| Miscellaneous Revenue/Grants                          | 865,424                          | 0                             | 782,434                         | 0                              |
| Water Meter Sets                                      | 344,084                          | 207,000                       | 389,640                         | 214,245                        |
| Commercial/Landscape Meters                           | 0                                | 15,000                        | 0                               | 16,068                         |
| Sale of Capital Assets                                | 21,965                           | 170,000                       | 26,000                          | 0                              |
| <b>Total Revenues</b>                                 | <b>29,424,935</b>                | <b>23,941,039</b>             | <b>29,822,153</b>               | <b>24,871,519</b>              |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 984,800                        |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>984,800</b>                 |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>29,424,935</b>                | <b>23,941,039</b>             | <b>29,822,153</b>               | <b>25,856,319</b>              |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Employee Wages and Benefits                           | 2,562,738                        | 2,775,404                     | 2,701,015                       | 2,911,697                      |
| Operating Expenses                                    | 17,030,519                       | 17,219,120                    | 17,865,758                      | 18,184,444                     |
| Principal on Bonds                                    | 0                                | 0                             | 0                               | 1,230,000                      |
| Bond Interest Payment                                 | 0                                | 0                             | 0                               | 1,028,375                      |
| <b>Total Operating Expenses</b>                       | <b>19,593,258</b>                | <b>19,994,524</b>             | <b>21,720,839</b>               | <b>23,354,516</b>              |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to Water CIP General                         | 4,220,000                        | 2,455,000                     | 2,457,000                       | 1,988,000                      |
| Transfer to CIP Maint                                 | 0                                | 0                             | 0                               | 76,250                         |
| Transfer to Secondary Water                           | 1,029,347                        | 0                             | 0                               | 437,553                        |
| Contribution to Fund Balance                          | 4,582,330                        | 1,491,515                     | 5,644,314                       | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>9,831,677</b>                 | <b>3,946,515</b>              | <b>8,101,314</b>                | <b>2,501,803</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>29,424,935</b>                | <b>23,941,039</b>             | <b>29,822,153</b>               | <b>25,856,319</b>              |

**City of South Jordan  
Water Revenue & Refunding Bonds, Series 2025**

| Fiscal Yr    | Principal            | Interest             | Rates  |
|--------------|----------------------|----------------------|--------|
| 2026         | -                    | 1,154,065.28         | 5.000% |
| 2027         | 1,230,000.00         | 1,028,375.00         | 5.000% |
| 2028         | 1,290,000.00         | 997,625.00           | 5.000% |
| 2029         | 1,355,000.00         | 965,375.00           | 5.000% |
| 2030         | 1,425,000.00         | 931,500.00           | 5.000% |
| 2031         | 1,500,000.00         | 895,875.00           | 5.000% |
| 2032         | 1,575,000.00         | 858,375.00           | 5.000% |
| 2033         | 1,655,000.00         | 819,000.00           | 5.000% |
| 2034         | 1,740,000.00         | 777,625.00           | 5.000% |
| 2035         | 1,830,000.00         | 734,125.00           | 5.000% |
| 2036         | 1,925,000.00         | 688,375.00           | 5.000% |
| 2037         | 2,025,000.00         | 640,250.000          | 5.000% |
| 2038         | 2,130,000.00         | 589,625.00           | 5.000% |
| 2039         | 2,235,000.00         | 536,375.00           | 5.000% |
| 2040         | 2,350,000.00         | 480,500.00           | 5.000% |
| 2041         | 2,470,000.00         | 421,750.00           | 5.000% |
| 2042         | 2,600,000.00         | 360,000.00           | 5.000% |
| 2043         | 2,730,000.00         | 295,000.00           | 5.000% |
| 2044         | 2,875,000.00         | 226,750.00           | 5.000% |
| 2045         | 3,020,000.00         | 154,875.00           | 5.000% |
| 2046         | 3,175,000.00         | 79,375.00            | 5.000% |
| <b>Total</b> | <b>41,135,000.00</b> | <b>13,634,815.28</b> |        |

Original Bond:

Water Revenue Bonds  
Series 2025

Term:

20 Years

Purpose:

Construction of Water Tank / Water  
Annex Building and portion of Public  
Works West Building.

Funding Source:

Water User Fees

Call Date:

October 2035

Callable Amount:

\$27,535,000

# Water CIP

A capital project is a new construction, expansion, renovation, or replacement project for an existing facility or facilities. It is a project that helps maintain or improve a Water asset, often called infrastructure.

The City Council appropriated \$1,964,250 toward Culinary Water Projects and \$100,000 toward Secondary Water Projects for FY 2026-2027.

The Water fund maintains a revenue stabilization reserve at a minimum 25% of the budgeted revenues.

Projects approved by the Council are listed below.

Any projects that may need to be addressed during the fiscal year may be funded through the following Project Approval Process:

- Project Manager or Department Director fills out a Project Funding Request Form
- Finance Department verifies availability of funds
- City Council reviews and approves proposed projects with the annual, mid-year (as needed) and year-end budgets.

### 5-Year Capital Planning Process

The five-year Capital Improvements Plan (CIP) is the City's planning document for infrastructure development and improvements. Projects identified in the CIP are guided by various development plans and policies established by City Council and City Administration. Some of the studies and documents that influence CIP include: the General Plan, Transportation Master Plan, Storm Drain Master Plan, Culinary & Secondary Water Master Plans, Parks & Recreation Master Plan, Police & Fire Safety Master Plan, the Municipal Code, South Jordan's Mission Statement,

and Service Values. The CIP details the priorities and estimated costs of the projects that may be used as a tool by City Administration in developing the final budget. However, funding sources for projects will not be allocated until the final budget is approved by City Council. The five-year CIP Plan will be updated annually to account for changes in priority, schedule and construction costs.



### Impact of capital investments on operating budget

| Water CIP                           | Proposed Construction Budget | Net Impact on Operating Budget |                |                |                |                |                 |
|-------------------------------------|------------------------------|--------------------------------|----------------|----------------|----------------|----------------|-----------------|
|                                     |                              | FY 26-27                       | FY 27-28       | FY 28-29       | FY 29-30       | FY 30-31       | FY 31-32        |
| Culinary Water Projects             | \$1,964,250                  | (3,152)                        | (3,152)        | (3,152)        | (3,152)        | (3,152)        | (15,760)        |
| Secondary Water Projects            | \$100,000                    | 497                            | 497            | 497            | 497            | 497            | 2,485           |
| <b>Total Water Capital Projects</b> | <b>\$2,064,250</b>           | <b>(2,655)</b>                 | <b>(2,655)</b> | <b>(2,655)</b> | <b>(2,655)</b> | <b>(2,655)</b> | <b>(13,275)</b> |

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Water Impact Fees                                     | \$856,620                        | \$350,000                     | \$710,767                       | \$350,000                      |
| Investment Earnings                                   | 3,430                            | 0                             | 12,375                          | 0                              |
| Grants  | 0                                | 0                             | 450,193                         | 0                              |
| <b>Total Revenues</b>                                 | <b>860,050</b>                   | <b>350,000</b>                | <b>1,173,335</b>                | <b>350,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from Water Operations                        | 4,220,000                        | 2,455,000                     | 2,457,000                       | 1,988,000                      |
| Use of Fund Balance                                   | 211,685                          | 0                             | 603,740                         | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>4,431,685</b>                 | <b>2,455,000</b>              | <b>3,060,740</b>                | <b>1,988,000</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>5,291,736</b>                 | <b>2,805,000</b>              | <b>4,234,075</b>                | <b>2,338,000</b>               |
| <b>Project Expenses</b>                               |                                  |                               |                                 |                                |
| Water Projects  | 4,450,760                        | 2,355,000                     | 3,497,149                       | 1,888,000                      |
| Secondary Water Projects                              | 52,265                           | 100,000                       | 94,538                          | 100,000                        |
| <b>Total Project Expenses</b>                         | <b>4,503,026</b>                 | <b>2,455,000</b>              | <b>3,591,687</b>                | <b>1,988,000</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance Water Impact Fees        | 788,710                          | 350,000                       | 642,388                         | 350,000                        |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>788,710</b>                   | <b>350,000</b>                | <b>642,388</b>                  | <b>350,000</b>                 |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>5,291,736</b>                 | <b>2,805,000</b>              | <b>4,234,075</b>                | <b>2,338,000</b>               |

# Secondary Water

## Department Purpose

The Secondary Water division manages the delivery of irrigation water to 3,706 South Jordan residential properties via a gravity and pumped distribution system.

### CORE PROGRAMS

1. Snow Plowing
2. Secondary Water Delivery
3. Event Support
4. Water Share Leasing & Management

## Performance Measures

| Strategic Priorities                 | Strategies & Guiding Principles                            | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|--------------------------------------|--|---|-------------|-------------|-------------|
| Reliable Public Infrastructure (RPI) | RPI-3 MAINTAINS and OPERATES quality public infrastructure | Repair 100% of city-side secondary water leaks within 5 hours | 90%         | 95%         | 100%        |

### Secondary Water at a Glance:

|   |  |   |  |   |                                  |
|---|--|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$1,342,553 |  | <b>Full-Time Employees:</b><br>3 |
|---|--|---|--|---|----------------------------------|

# Secondary Water



Enterprise Fund

| <b>Authorized Positions</b>      | <b>FY 23-24</b> | <b>FY 24-25</b> | <b>FY 25-26</b> | <b>FY 26-27</b> |
|----------------------------------|-----------------|-----------------|-----------------|-----------------|
|                                  | <b>Actual</b>   | <b>Actual</b>   | <b>Actual</b>   | <b>Proposed</b> |
| Sec Water Maintenance Supervisor | 1               | 1               | 1               | 1               |
| Sec Water Maintenance Worker     | 2               | 2               | 2               | 2               |
| <b>TOTAL</b>                     | <b>3</b>        | <b>3</b>        | <b>3</b>        | <b>3</b>        |

# Secondary Water

Enterprise Fund

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Irrigation Water Sales                                | \$853,886                        | \$810,000                     | \$899,233                       | \$905,000                      |
| Investment Earnings                                   | 675                              | 0                             | 689                             | 0                              |
| Other Miscellaneous                                   | 3,318                            | 0                             | 4,381                           | 0                              |
| <b>Total Revenues</b>                                 | <b>857,879</b>                   | <b>810,000</b>                | <b>904,303</b>                  | <b>905,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from Water Operations                        | 1,029,347                        | 0                             | 0                               | 437,553                        |
| Use of Fund Balance                                   | 0                                | 504,688                       | 267,461                         | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>1,029,347</b>                 | <b>504,688</b>                | <b>267,461</b>                  | <b>437,553</b>                 |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>1,887,226</b>                 | <b>1,314,688</b>              | <b>1,171,764</b>                | <b>1,342,553</b>               |
| <b>Operating Expenses</b>                             |                                  |                               |                                 |                                |
| Employee Wages and Benefits                           | 205,494                          | 342,745                       | 341,043                         | 341,289                        |
| Operating Expenses                                    | 794,623                          | 971,943                       | 830,721                         | 1,001,264                      |
| <b>Total Operating Expenses</b>                       | <b>1,000,117</b>                 | <b>1,314,688</b>              | <b>1,171,764</b>                | <b>1,342,553</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 887,109                          | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>887,109</b>                   | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>1,887,226</b>                 | <b>1,314,688</b>              | <b>1,171,764</b>                | <b>1,342,553</b>               |

## Department Purpose

The Sanitation division administers and manages a number of solid waste and refuse services. The City contracts with Ace Recycling & Disposal for residential curbside garbage pickup. The Sanitation division provides residents with 96-gallon containers for garbage services and is responsible for the delivery and repair of the containers.

### CORE PROGRAMS

1. Snow Plowing
2. Spring Clean-up Program
3. Residential Curbside Solid Waste Pickup
4. Neighborhood Dumpster Program
5. Fall Leaf Collection Program
6. Event Support
7. Christmas Tree Disposal Program
8. City Facilities Garbage and Recycling
9. Glass Recycle Program

## Performance Measures

| Strategic Priorities    | Strategies & Guiding Principles   | Performance Measures   | 2025 Actual | 2026 Target | 2027 Target |
|-------------------------|---|--|-------------|-------------|-------------|
| Sustainable Growth (SG) | SG-2 CREATES and SUPPORTS environmentally sustainable programs including water conservation, recycling, energy conservation, and air quality improvement to ensure the financial well-being and long-term sustainability of the community | Maintain 86% or higher rating for Sanitation Services (source: Annual Community Survey)              | 86%         | 87%         | 86%         |
|                         |   | Maintain amount of cans repaired or replaced within 1 working day from resident request at 100%      | 100%        | 100%        | 100%        |
|                         |   | Keep a weekly average of 80% of neighborhood dumpster stock in the field and being used by residents | 100%        | 100%        | 80%         |
|                         |   | Maintain 70% or higher rating for Recycling Services (source: Annual Community Survey)               | 69%         | 70%         | 70%         |
|                         |   | Maintain yearly contamination rate in recycling cans at 30% or lower                                 | 31%         | 32%         | 30%         |
|                         |   | Recycle 150 tons or more of glass each year  | 145.42      | 136.02      | 150         |

### Sanitation at a Glance:

|  |  |  |  |  |                                  |
|--|--|--|--|--|----------------------------------|
|  | <b>Location:</b><br>Municipal Services<br>10996 S. Redwood Rd. |  | <b>FY 2026-27 Budget:</b><br>\$7,759,562 |  | <b>Full-Time Employees:</b><br>5 |
|--|--|--|--|--|----------------------------------|

# Sanitation

Enterprise Fund

| <b>Authorized Positions</b>        | <b>FY 23-24<br/>Actual</b> | <b>FY 24-25<br/>Actual</b> | <b>FY 25-26<br/>Actual</b> | <b>FY 26-27<br/>Proposed</b> |
|------------------------------------|----------------------------|----------------------------|----------------------------|------------------------------|
| Sanitation Maintenance Lead Worker | 1                          | 1                          | 1                          | 1                            |
| Sanitation Maintenance Worker      | 4                          | 4                          | 4                          | 4                            |
| <b>TOTAL</b>                       | <b>5</b>                   | <b>5</b>                   | <b>5</b>                   | <b>5</b>                     |

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Garbage Fees  | \$5,216,265                      | \$4,836,840                   | \$5,754,269                     | \$6,079,093                    |
| Recycling Fees  | 578,213                          | 608,721                       | 590,752                         | 620,895                        |
| Neighborhood Cleanup                                  | 106,780                          | 95,000                        | 100,100                         | 116,250                        |
| Special Service Pickup                                | 6,900                            | 6,500                         | 6,765                           | 6,500                          |
| Investment Earnings                                   | 196,038                          | 9,600                         | 188,037                         | 9,600                          |
| Increase in Landfill Equity                           | 888,342                          | 0                             | 677,388                         | 0                              |
| Miscellaneous Revenue                                 | 3,077                            | 0                             | 3,757                           | 0                              |
| <b>Total Revenues</b>                                 | <b>6,995,615</b>                 | <b>5,556,661</b>              | <b>7,321,068</b>                | <b>6,832,338</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 1,064,766                     | 0                               | 927,224                        |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>1,064,766</b>              | <b>0</b>                        | <b>927,224</b>                 |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>6,995,615</b>                 | <b>6,621,427</b>              | <b>7,321,068</b>                | <b>7,759,562</b>               |
| <b>Operating Expenses</b>                             |                                  |                               |                                 |                                |
| Employee Wages and Benefits                           | 572,106                          | 578,564                       | 578,089                         | 595,814                        |
| Operating Expenses                                    | 5,338,224                        | 5,907,863                     | 5,680,890                       | 6,812,498                      |
| Capital Expenditures                                  | 121,091                          | 135,000                       | 130,000                         | 275,000                        |
| <b>Total Operating Expenses</b>                       | <b>6,031,420</b>                 | <b>6,621,427</b>              | <b>6,388,979</b>                | <b>7,683,312</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to CIP Maint                                 | 0                                | 0                             | 0                               | 76,250                         |
| Contribution to Fund Balance                          | 964,195                          | 0                             | 932,089                         | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>964,195</b>                   | <b>0</b>                      | <b>932,089</b>                  | <b>76,250</b>                  |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>6,995,615</b>                 | <b>6,621,427</b>              | <b>7,321,068</b>                | <b>7,759,562</b>               |

# Mulligans

## Department Purpose

Mulligans offers golfing and entertainment opportunities for the entire family including two 9-hole executive courses, driving range with 32 covered and heated hitting stations, 36 holes of miniature golf and 8 batting cages with softball and baseball. The facility also hosts a snack bar, pro shop and PGA golf instruction for all golfers including a comprehensive junior golf program.



### CORE PROGRAMS

1. Mini-golf
2. Batting Cages
3. Driving Range
4. Golf Course - Executive & Par 3
5. Pro Shop & Concessions
6. Golf Courses - Tournaments & Events
7. Golf Instruction / Lessons

## Performance Measures

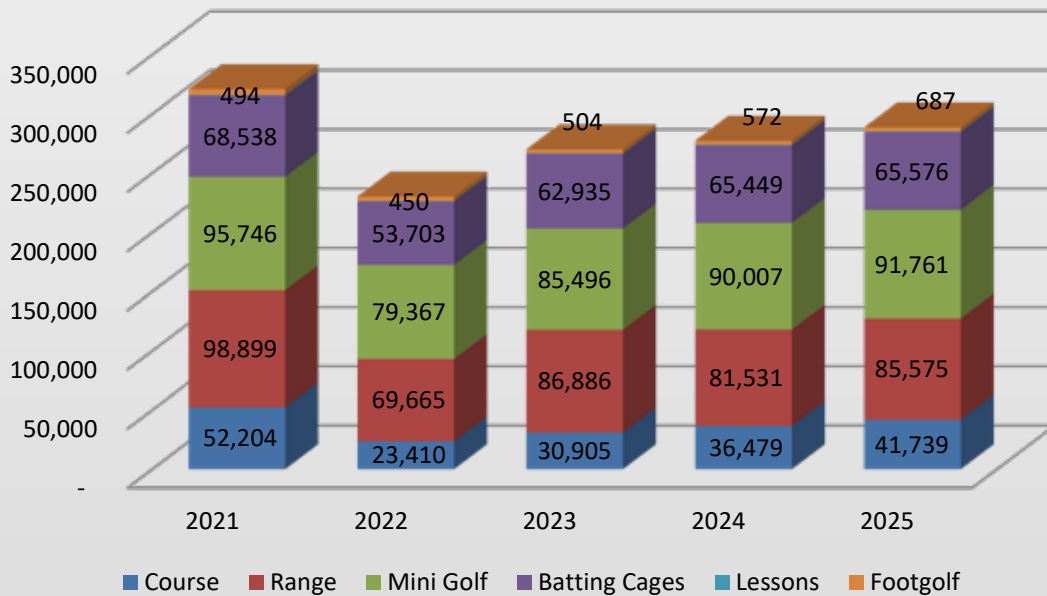
| Strategic Priorities                    | Strategies & Guiding Principles  | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---|--|---|-------------|-------------|-------------|
| Desirable Amenities & Open Space (DAOS) | DAOS-4 OFFERS a variety of park amenities, recreation and art programs, and community events, for all ages and abilities | Maintain 80% or higher rating for Mulligans Golf & Games <i>(source: Annual Community Survey)</i> | 76%         | 73%         | 78%         |
|   |  | Increase annual number of golf participants by 5% each year                                       | 17%         | 14%         | 5%          |
|   |  | Maintain annual number of miniature golf participants at 85,000 or more                           | 90,007      | 91,761      | 85,000      |
|   |  | Increase annual driving range revenue by 10% each year  | 10%         | 11%         | 10%         |

### Mulligans at a Glance:

|   |  |   |  |   |                                  |
|---|--|---|--|---|----------------------------------|
|  | <b>Location:</b><br>Mulligans<br>692 W. 10600 S. |  | <b>FY 2026-27 Budget:</b><br>\$2,144,161 |  | <b>Full-Time Employees:</b><br>9 |
|---|--|---|--|---|----------------------------------|

| Authorized Positions                   | FY 23-24 | FY 24-25 | FY 25-26 | FY 26-27 |
|--|----------|----------|----------|----------|
|  | Actual   | Actual   | Actual   | Proposed |
| Associate Director of Recreation       | 1        | 1        | 1        | 1        |
| Mulligan's Customer Service Supervisor | 2        | 2        | 2        | 2        |
| Greenskeeper                           | 1        | 1        | 1        | 1        |
| Mechanic II                            | 1        | 1        | 1        | 1        |
| Golf Course Maintenance Worker         | 2        | 3        | 3        | 3        |
| Food Service Coordinator               | 0        | 1        | 1        | 1        |
| <b>TOTAL</b>                           | <b>7</b> | <b>9</b> | <b>9</b> | <b>9</b> |

## Activity Usage



# Mulligans

Enterprise Fund

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Instructor Fees                                       | \$1,062                          | \$26,250                      | \$2,581                         | \$26,250                       |
| Driving Range   | 873,177                          | 582,486                       | 869,455                         | 582,486                        |
| Greens Fees   | 405,115                          | 310,274                       | 379,912                         | 310,274                        |
| Miniature Golf  | 611,373                          | 449,861                       | 663,974                         | 449,861                        |
| Program Revenue                                       | 24,012                           | 12,000                        | 20,227                          | 12,000                         |
| Golf Cart Rental                                      | 203,235                          | 114,057                       | 231,509                         | 114,057                        |
| Batting Cages   | 149,796                          | 118,621                       | 106,232                         | 118,621                        |
| Food & Beverages                                      | 79,403                           | 74,327                        | 80,942                          | 74,327                         |
| Pro Shop  | 49,466                           | 33,280                        | 40,762                          | 33,280                         |
| Rental Revenue  | 16,722                           | 14,190                        | 16,648                          | 14,190                         |
| Investment Earnings                                   | 102,487                          | 0                             | 106,562                         | 0                              |
| Other Miscellaneous                                   | (38)                             | 40                            | 0                               | 40                             |
| <b>Total Revenues</b>                                 | <b>2,515,810</b>                 | <b>1,735,386</b>              | <b>2,518,804</b>                | <b>1,735,386</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 267,704                       | 0                               | 408,775                        |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>267,704</b>                | <b>0</b>                        | <b>408,775</b>                 |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>2,515,810</b>                 | <b>2,003,090</b>              | <b>2,518,804</b>                | <b>2,144,161</b>               |
| <b>Operating Expenses</b>                             |                                  |                               |                                 |                                |
| Employee Wages and Benefits                           | 1,018,498                        | 1,087,821                     | 1,086,326                       | 1,163,892                      |
| Operating Expenses                                    | 768,456                          | 570,269                       | 568,192                         | 580,269                        |
| <b>Total Operating Expenses</b>                       | <b>1,786,954</b>                 | <b>1,658,090</b>              | <b>1,654,518</b>                | <b>1,744,161</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to Mulligans CIP                             | 207,000                          | 345,000                       | 345,000                         | 400,000                        |
| Contribution to Fund Balance                          | 521,856                          | 0                             | 519,286                         | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>728,856</b>                   | <b>345,000</b>                | <b>864,286</b>                  | <b>400,000</b>                 |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>2,515,810</b>                 | <b>2,003,090</b>              | <b>2,518,804</b>                | <b>2,144,161</b>               |

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Sale of Capital Assets                                | \$765                            | \$0                           | \$0                             | \$0                            |
| <b>Total Revenues</b>                                 | <b>765</b>                       | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from Mulligans                               | 207,000                          | 345,000                       | 345,000                         | 400,000                        |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>207,000</b>                   | <b>345,000</b>                | <b>345,000</b>                  | <b>400,000</b>                 |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>207,765</b>                   | <b>345,000</b>                | <b>345,000</b>                  | <b>400,000</b>                 |
| <b>Operating Expenses</b>                             |                                  |                               |                                 |                                |
| Capital Expenditures                                  | 60,087                           | 300,000                       | 268,225                         | 300,000                        |
| Mulligans Equipment                                   | 26,662                           | 45,000                        | 51,754                          | 100,000                        |
| <b>Total Operating Expenses</b>                       | <b>86,749</b>                    | <b>345,000</b>                | <b>319,979</b>                  | <b>400,000</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 121,016                          | 0                             | 25,021                          | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>121,016</b>                   | <b>0</b>                      | <b>25,021</b>                   | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>207,765</b>                   | <b>345,000</b>                | <b>345,000</b>                  | <b>400,000</b>                 |

# Risk Management

Internal Service Fund

## Department Purpose

The Self Insurance division exists to encourage, develop and maintain a safe workplace and community. The division is responsible to create an environment that promotes and fosters safe practices by employees that eliminates and/or reduces the potential for accidents to person or property.




### CORE PROGRAMS

1. Incident Investigation & Review
2. Property Insurance and Administration
3. Safety Program Management
4. Liability Insurance and Administration
5. Workers Compensation Administration
6. Surety Bonding
7. Third Party Claim Management

## Performance Measures

| Strategic Priorities                  | Strategies & Guiding Principles   | Performance Measures  | 2025 Actual | 2026 Target | 2027 Target |
|---------------------------------------|---|---|-------------|-------------|-------------|
| Fiscally Responsible Governance (FRG) | FRG-3 Resource Alignment PROTECTS, manages, optimizes and invests in its human, financial, physical and technology resources to ensure alignment with planning and budget | Achieve or maintain a Workers Compensation rating below 1.0                                       | 0.85        | 1           | 1           |
|                                       |   | Conduct at least three city-wide risk management trainings each year                              | 3           | 3           | 3           |
|                                       |   | Achieve an average 90% or higher employee completion rate for city-wide risk management trainings | 82%         | 90%         | 90%         |

### Risk Management at a Glance:

|   |   |   |  |   |                                  |
|---|---|---|--|---|----------------------------------|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$733,436 |  | <b>Full-Time Employees:</b><br>0 |
|---|---|---|--|---|----------------------------------|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Risk Management Revenue                               | \$5,763                          | \$0                           | \$10,485                        | \$0                            |
| Insurance Premiums & Claims                           | 999,456                          | 733,417                       | 1,049,456                       | 733,436                        |
| Investment Earnings                                   | 39,564                           | 0                             | 40,042                          | 0                              |
| <b>Total Revenues</b>                                 | <b>1,044,783</b>                 | <b>733,417</b>                | <b>1,099,983</b>                | <b>733,436</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>1,044,783</b>                 | <b>733,417</b>                | <b>1,099,983</b>                | <b>733,436</b>                 |
| <b>Operating Expenses</b>                             |                                  |                               |                                 |                                |
| Operating Expenses                                    | 969,513                          | 703,982                       | 1,029,730                       | 703,982                        |
| <b>Total Operating Expenses</b>                       | <b>969,513</b>                   | <b>703,982</b>                | <b>1,029,730</b>                | <b>703,982</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 75,270                           | 29,435                        | 70,253                          | 29,454                         |
| <b>Total Contribution to Fund Balance</b>             | <b>75,270</b>                    | <b>29,435</b>                 | <b>70,253</b>                   | <b>29,454</b>                  |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>1,044,783</b>                 | <b>733,417</b>                | <b>1,099,983</b>                | <b>733,436</b>                 |

# Debt Service Funds

---

Used to account for money that will be used to pay the interest and principal of long-term debts.

## General Debt Service

The General Debt Service fund is used to account for the accumulation of resources and for the disbursement of debt service payments for the 2017 Sales Tax Bond and the 2019 Sales Tax Bond.

## Other Revenue Bonds

This Bond fund is used to account for the debt service and other expenses related to the 2015 TOD Bond & 2016 SAA Bond. Assessments are collected from property owners in the area and are used to pay the debt service on the bonds.

# Legal Debt Margin

Debt Service Funds

## LEGAL DEBT MARGIN (dollars in thousands)

|   | 2021        | 2022        | 2023         | 2024         | 2025         |
|---|-------------|-------------|--------------|--------------|--------------|
| Assessed Value  | \$8,405,649 | \$9,314,330 | \$12,140,276 | \$12,696,702 | \$13,474,931 |
| Debt Limit (8% of Reasonable Cash Value)                              | 1,025,077   | 1,150,826   | 1,540,292    | 1,602,286    | 1,699,745    |
| <b>Debt applicable to limit:</b>                                      |             |             |              |              |              |
| General obligation bonds  | -           | -           | -            | -            | -            |
| Less: amount set aside for<br>repayment of general<br>obligation debt | -           | -           | -            | -            | -            |
| Total net debt applicable to limit                                    | -           | -           | -            | -            | -            |
| Legal debt margin   | 1,025,075   | 1,150,826   | 1,540,292    | 1,602,286    | 1,699,745    |

## BOND RATINGS

### FITCH RATINGS

| <u>Bond Description</u>  | <u>Rating Type</u> | <u>Action</u> | <u>Rating</u> | <u>Outlook/<br/>Watch</u> | <u>Eff Date</u> |
|--|--------------------|---------------|---------------|---------------------------|-----------------|
| South Jordan (UT) sales tax rev & rfdg bonds ser 2017  | Long Term          | New Rating    | AAA           | RO:Sta                    | 10-Feb-2017     |
| Redevelopment Agency of the City of South Jordan (UT) sub sales tax & tax increment rev bonds ser 2015 | Long Term          | Upgrade       | AAA           | RO:Sta                    | 10-Feb-2017     |
| South Jordan (UT) sales tax rev & rfdg bonds ser 2019  | Long Term          | New Rating    | AAA           | RO:Sta                    | 20-May-2019     |

Key: RO: Rating Outlook, RW: Rating Watch; Pos: Positive, Neg: Negative, Sta: Stable, Evo: Evolving

### S&P GLOBAL RATINGS

In the most recent bond rating for Series 2019 Sales Tax bond, S&P Global Ratings assigned a rating of "AAA" and viewed the outlook for this rating as stable.

# Debt Service Funds Summary

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>REVENUES</b>   |                                  |                               |                                 |                                |
| Investment Earnings   | \$494,027                        | \$15,840                      | \$344,661                       | \$16,500                       |
| Special Assessments   | 1,922,861                        | 2,155,675                     | 1,845,987                       | 2,154,831                      |
| <b>Total Debt Service Fund Revenue</b>                      | <b>2,416,888</b>                 | <b>2,171,515</b>              | <b>2,190,648</b>                | <b>2,171,331</b>               |
| <b>TRANSFERS IN AND USE OF FUND BALANCE</b>                 |                                  |                               |                                 |                                |
| Transfers In  | 3,844,250                        | 3,849,160                     | 3,849,160                       | 2,536,700                      |
| Use of Fund Balance   | 749,042                          | 0                             | 35,867                          | 1,310,300                      |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>4,593,292</b>                 | <b>3,849,160</b>              | <b>3,885,027</b>                | <b>3,847,000</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>7,010,180</b>                 | <b>6,020,675</b>              | <b>6,075,675</b>                | <b>6,018,331</b>               |
| <b>EXPENDITURES</b>   |                                  |                               |                                 |                                |
| Operating Expenditures                                      | 75,000                           | 0                             | 55,000                          | 0                              |
| Debt Expenditures   | 6,935,180                        | 6,020,675                     | 6,020,675                       | 6,018,331                      |
| <b>Total Debt Service Fund Expenditures</b>                 | <b>7,010,180</b>                 | <b>6,020,675</b>              | <b>6,075,675</b>                | <b>6,018,331</b>               |
| <b>TRANSFERS OUT AND CONTRIBUTION TO FUND BALANCE</b>       |                                  |                               |                                 |                                |
| Contribution to Fund Balance                                | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>7,010,180</b>                 | <b>6,020,675</b>              | <b>6,075,675</b>                | <b>6,018,331</b>               |

# General Debt Service

## Debt Service Fund

The General Debt Service Fund is used to account for the accumulation of resources and for the disbursement of debt service payments for all debt not tracked in any other fund. Transfers to the General Debt Service Fund are made from other City funds. Regular payments are then made to the City's creditors according to the requirements of each individual debt. The City of South Jordan uses debt in a method consistent with the policies set forth in the City's Key Fiscal Management Practices. The primary components of these practices in relation to debt are as follows: Under state law, the City's outstanding general obligation debt should not exceed 12% of total assessed property value. Of this percentage, a maximum of 4% may be used for general purpose. The remaining 8% and any unused portion of the 4% is available for general purpose up to a maximum of 12% may be used for water, sewer, and electrical projects.

### Includes:

- 2017 Sales Tax Revenue Bond - This was a refund of the 2006 Series Bond, which was issued for constructing a new Public Safety Building, City Hall construction projects, and road improvements.
- 2019 Sales Tax Revenue Bond - This was a refund of the 2008 Series Bond, which was issued for Public Safety projects.

### Rating:

2017 Sales Tax Bond: AA by Standard & Poor's  
2019 Sales Tax Bond: AAA by Standard & Poor's

### Funding Sources:

2017 Sales Tax Bond - General Fund (sales tax), Impact Fees from Road, Police and Fire, and Reimbursement from Boyer Company.  
2019 Sales Tax Bond - General Fund (sales tax) and RDA.

### Additional Information:

See complete Debt Payment Summary on pages 176-178.

### Outstanding Principal as of 6/30/26:

2017 Sales Tax Bond - \$15,085,000  
2019 Sales Tax Bond - \$10,980,000

| DEBT SUMMARY - OUTSTANDING DEBT AS OF 06/30/26 |        |          |                     |                     |                      |
|--|--------|----------|---------------------|---------------------|----------------------|
| Governmental Funds                             | Issued | Maturity | Principal           | Interest            | Total                |
| RDA Sales Tax & Tax Increment Revenue Bonds    | 2015   | 2032     | 6,290,000           | 927,550             | 7,217,550            |
| Special Assessment                             | 2016   | 2037     | 17,450,000          | 3,309,400           | 20,759,400           |
| Sales Tax Bonds                                | 2017   | 2040     | 15,085,000          | 5,299,800           | 20,384,800           |
| Sales Tax Bonds                                | 2019   | 2040     | 10,980,000          | 3,984,175           | 14,964,175           |
| <b>Total Governmental Funds</b>                |        |          | <b>\$49,805,000</b> | <b>\$13,520,925</b> | <b>\$63,325,925</b>  |
| Enterprise Funds                               |        |          |                     |                     |                      |
| Water Revenue Bond                             | 2025   | 2046     | 41,135,000          | 13,634,815          | 54,769,815           |
| <b>Total Enterprise Funds</b>                  |        |          | <b>41,435,000</b>   | <b>13,634,815</b>   | <b>54,769,815</b>    |
| <b>Total</b>                                   |        |          | <b>\$90,940,000</b> | <b>\$27,155,740</b> | <b>\$118,095,740</b> |

# General Debt Service

Debt Service Fund

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Investment Earnings                                   | \$418,532                        | \$11,340                      | \$11,340                        | \$250,000                      |
| <b>Total Revenues</b>                                 | <b>18,532</b>                    | <b>11,340</b>                 | <b>11,340</b>                   | <b>250,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from General Fund                            | 2,160,450                        | 2,163,000                     | 2,163,000                       | 0                              |
| Transfer from Road Impact Fees                        | 149,850                          | 149,710                       | 149,710                         | 0                              |
| Transfer from Fire Impact Fees                        | 175,000                          | 175,000                       | 175,000                         | 175,000                        |
| Transfer from Police Impact Fees                      | 145,000                          | 145,000                       | 145,000                         | 145,000                        |
| Transfer from General CIP                             | 0                                | 0                             | 0                               | 1,000,000                      |
| Use of Fund Balance                                   | 725,279                          | 0                             | 0                               | 1,072,300                      |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>3,355,579</b>                 | <b>2,632,710</b>              | <b>2,632,710</b>                | <b>2,392,300</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>3,374,111</b>                 | <b>2,644,050</b>              | <b>2,644,050</b>                | <b>2,642,300</b>               |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Principal on Long-Term Debt                           | 1,923,669                        | 1,400,000                     | 1,400,000                       | 1,470,000                      |
| Interest on Long-Term Debt                            | 1,444,142                        | 1,232,050                     | 1,232,050                       | 1,160,300                      |
| Trustee Fees  | 3,550                            | 6,500                         | 6,500                           | 6,500                          |
| Arbitrage Compliance                                  | 2,750                            | 5,500                         | 5,500                           | 5,500                          |
| <b>Total Operating Expenditures</b>                   | <b>3,374,111</b>                 | <b>2,644,050</b>              | <b>2,644,050</b>                | <b>2,642,300</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>3,374,111</b>                 | <b>2,644,050</b>              | <b>2,644,050</b>                | <b>2,642,300</b>               |

## Notes to Debt Service Fund:

**Debt** - Budgeted debt service payments according to the City's outstanding debt schedule.

# General Debt Service Outstanding Debt

## Debt Service Fund

### City of South Jordan Sales Tax Revenue Ref Bonds, Series 2017

| Fiscal Yr | Principal     | Interest     | Rates |
|-----------|---------------|--------------|-------|
| 2027      | 895,000.00    | 675,425.00   | 5.00% |
| 2028      | 815,000.00    | 632,675.00   | 5.00% |
| 2029      | 855,000.00    | 590,925.00   | 5.00% |
| 2030      | 900,000.00    | 547,050.00   | 5.00% |
| 2031      | 945,000.00    | 500,925.00   | 5.00% |
| 2032      | 995,000.00    | 452,425.00   | 5.00% |
| 2033      | 1,040,000.00  | 406,750.00   | 4.00% |
| 2034      | 1,085,000.00  | 364,250.00   | 4.00% |
| 2035      | 1,125,000.00  | 320,050.00   | 4.00% |
| 2036      | 1,175,000.00  | 274,050.00   | 4.00% |
| 2037      | 1,220,000.00  | 226,150.00   | 4.00% |
| 2038      | 1,280,000.00  | 169,750.00   | 5.00% |
| 2039      | 1,345,000.00  | 104,125.00   | 5.00% |
| 2040      | 1,410,000.00  | 35,250.00    | 5.00% |
|           | 15,085,000.00 | 5,299,800.00 |       |

|                         |  |
|-------------------------|--|
| <b>Original Bond:</b>   | Sales Tax Revenue Bonds 2001   |
| <b>Refinanced:</b>      | 2006   |
| <b>Purpose:</b>         | \$5.7 Million of the proceeds were used to build City Hall, make improvements toward Towne Center Drive and various road projects for \$4.2 million Sales Tax Revenue Bonds 2006 |
| <b>Funding Source:</b>  | General Fund (sales tax), Impact Fees from Road, Police, Fire, and reimbursement from Boyer Company  |
| <b>Refunded Bond:</b>   | Sales Tax Revenue Bonds 2006   |
| <b>Term:</b>            | 22 years   |
| <b>Purpose:</b>         | \$15.04 Million of the proceeds were used to build Public Safety Building, remodel City Hall, and road improvements  |
| <b>Funding Source:</b>  | General Fund (sales tax), Impact Fees from Road, Police, Fire, and reimbursement from Boyer Company  |
| <b>Call Date:</b>       | 8/15/2026  |
| <b>Callable Amount:</b> | \$14,190,000   |

### City of South Jordan Sales Tax Revenue Ref Bonds, Series 2019

| Fiscal Yr | Principal     | Interest     | Rates |
|-----------|---------------|--------------|-------|
| 2027      | 575,000.00    | 484,875.00   | 5.00% |
| 2028      | 595,000.00    | 464,550.00   | 2.00% |
| 2029      | 620,000.00    | 443,100.00   | 5.00% |
| 2030      | 650,000.00    | 411,350.00   | 5.00% |
| 2031      | 680,000.00    | 378,100.00   | 5.00% |
| 2032      | 715,000.00    | 343,225.00   | 5.00% |
| 2033      | 750,000.00    | 310,350.00   | 4.00% |
| 2034      | 780,000.00    | 279,750.00   | 4.00% |
| 2035      | 815,000.00    | 247,850.00   | 4.00% |
| 2036      | 845,000.00    | 214,650.00   | 4.00% |
| 2037      | 885,000.00    | 175,625.00   | 5.00% |
| 2038      | 1,020,000.00  | 128,000.00   | 5.00% |
| 2039      | 1,020,000.00  | 77,000.00    | 5.00% |
| 2040      | 1,030,000.00  | 25,750.00    | 5.00% |
|           | 10,980,000.00 | 3,984,175.00 |       |

|                         |   |
|-------------------------|---|
| <b>Original Bond:</b>   | Sales Tax Revenue Bonds 2019  |
| <b>Funding Source:</b>  | Sales Tax   |
| <b>Term:</b>            | 21 years  |
| <b>Purpose:</b>         | Construction of new Fire Station 64, police substation, and administration building and other related improvements. |
| <b>Call Date:</b>       | 8/15/2029   |
| <b>Callable Amount:</b> | \$8,540,000   |

## Other Revenue Bonds

Debt Service Fund

The TOD Bond was established to assist in the construction of a stacked parking structure and related improvements located adjacent to the UTA Front Runner Station within the Redevelopment Project Area. The "Daybreak Assessment Area No. 1" was established to assist with the construction of road and water improvements within the Special Assessment Area. Assessments for this area are collected when the building permits are issued.

### Includes:

- 2015 TOD Bond - This bond was issued for a stacked parking structure and related improvements located adjacent to the UTA Front Runner Station.
- 2016 SAA Bond - This bond was issued for road and water improvements within the Special Assessment Area in Daybreak.

### Rating:

- 2015 TOD - AA- by Standard & Poor's
- 2016 SAA - AA+ by Standard & Poor's

### Funding Source:

- 2015 TOD Bond - RDA, Tax Increment
- 2016 SAA Bond - Special Assessment payments from builders.

### Additional Information:

See complete Debt Payment Summary on pages 176-178.

### Outstanding Principal as of 6/30/26:

- 2015 TOD - \$6,290,000
- 2016 SAA - \$17,450,000



*Daybreak Neighborhood*

# Other Revenue Bonds

Debt Service Fund

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Special Assessments                                   | \$1,922,861                      | \$2,155,675                   | \$1,845,987                     | \$2,154,831                    |
| Investments Earnings                                  | 475,495                          | 4,500                         | 333,321                         | 4,500                          |
| <b>Total Revenues</b>                                 | <b>2,398,356</b>                 | <b>2,160,175</b>              | <b>2,179,308</b>                | <b>2,159,331</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from RDA                                     | 1,213,950                        | 1,216,450                     | 1,216,450                       | 1,216,700                      |
| Use of Fund Balance                                   | 23,763                           | 0                             | 35,867                          | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>1,237,713</b>                 | <b>1,216,450</b>              | <b>1,252,317</b>                | <b>1,216,700</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>3,636,069</b>                 | <b>3,376,625</b>              | <b>3,431,625</b>                | <b>3,376,031</b>               |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 75,000                           | 0                             | 55,000                          | 0                              |
| Principal on Bonds                                    | 2,675,000                        | 2,375,000                     | 2,375,000                       | 2,450,000                      |
| Bond Interest Payment                                 | 882,569                          | 997,125                       | 997,125                         | 921,531                        |
| Trustee Fees  | 3,500                            | 1,750                         | 1,750                           | 1,750                          |
| Arbitrage Compliance                                  | 0                                | 2,750                         | 2,750                           | 2,750                          |
| <b>Total Operating Expenditures</b>                   | <b>3,636,069</b>                 | <b>3,376,625</b>              | <b>3,431,625</b>                | <b>3,376,031</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>3,636,069</b>                 | <b>3,376,625</b>              | <b>3,431,625</b>                | <b>3,376,031</b>               |

# Other Revenue Bonds Outstanding Debt

Debt Service Fund

## City of South Jordan Subordinate Sales Tax and Tax Increment Revenue Bond, Series 2015

| Fiscal Yr | Principal    | Interest   | Rates |
|-----------|--------------|------------|-------|
| 2027      | 940,000.00   | 276,700.00 | 5.00% |
| 2028      | 985,000.00   | 229,700.00 | 5.00% |
| 2029      | 1,035,000.00 | 180,450.00 | 5.00% |
| 2030      | 1,090,000.00 | 128,700.00 | 5.00% |
| 2031      | 1,120,000.00 | 74,200.00  | 3.25% |
| 2032      | 1,120,000.00 | 37,800.00  | 3.38% |
| Total     | 6,290,000.00 | 927,550.00 |       |

Original Bond:

Subordinate Sales Tax and Tax Increment Revenue Bond, Series 2015

Term:

16 Years

Purpose:

\$13 Million to complete Stacked Parking Project and related improvements located adjacent to the UTA Front Runner Station within the Redevelopment Project Area

\$12.8 Million of the proceeds were used to build Public Safety Building, remodel City Hall, and road improvements

Funding Source:

RDA, Tax Increment Revenues

Call Date:

4/1/2025

Callable Amount:

\$7,185,000

## City of South Jordan Special Assessment - Daybreak Assessment Area No. 1, Series 2016

| Fiscal Yr | Principal     | Interest     | Rates  |
|-----------|---------------|--------------|--------|
| 2027      | 1,320,000.00  | 564,800.00   | 2.125% |
| 2028      | 1,365,000.00  | 523,475.00   | 4.000% |
| 2029      | 1,420,000.00  | 467,775.00   | 4.000% |
| 2030      | 1,475,000.00  | 409,875.00   | 4.000% |
| 2031      | 1,540,000.00  | 349,575.00   | 4.000% |
| 2032      | 1,590,000.00  | 294,925.00   | 3.000% |
| 2033      | 1,640,000.00  | 246,475.00   | 3.000% |
| 2034      | 1,690,000.00  | 195,468.75   | 3.125% |
| 2035      | 1,750,000.00  | 141,718.75   | 3.125% |
| 2036      | 1,800,000.00  | 86,250.00    | 3.125% |
| 2037      | 1,860,000.00  | 29,062.50    | 3.125% |
| Total     | 17,450,000.00 | 3,309,400.00 |        |

Original Bond:

Special Assessment - Daybreak Assessment Area No. 1, Series 2016

Term:

20 Years

Purpose:

\$32.6 Million to complete Road and Water Improvements within the Special Assessment Area known as "Daybreak Assessment Area No.1"

Funding Source:

Assessments levied against properties within the Special Assessment Area.

Call Date:

11/1/2026

Callable Amount:

\$16,130,000

# Debt Payment Summary by Fiscal Year



Debt Service Fund

| FY 26-27 DEBT PAYMENT SUMMARY - ALL FUNDS |                    |                    |                    |                    |                    |                    |
|---|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|
|   | 2019 Sales Tax     | 2017 Sales Tax     | 2016 SAA           | 2015 RDA           | 2025 Water Revenue | TOTAL              |
| Principal Payments                        | \$575,000          | \$895,000          | \$1,320,000        | \$940,000          | \$1,230,000        | \$4,960,000        |
| Interest Payments                         | 484,875            | 675,425            | 564,800            | 276,700            | 1,028,375          | 3,030,175          |
| <b>Total Debt Service</b>                 | <b>\$1,059,875</b> | <b>\$1,570,425</b> | <b>\$1,884,800</b> | <b>\$1,216,700</b> | <b>\$2,258,375</b> | <b>\$7,990,175</b> |
| <u>Funding Sources:</u>                   |                    |                    |                    |                    |                    |                    |
| General Fund                              | 1,059,875          | 1,250,425          |                    |                    |                    | 2,310,300          |
| RDA                                       |                    |                    |                    | 1,216,700          |                    | 1,216,700          |
| Police Impact Fees                        |                    | 145,000            |                    |                    |                    | 145,000            |
| Fire Impact Fees                          |                    | 175,000            |                    |                    |                    | 175,000            |
| Daybreak #1 SAA                           |                    |                    | 1,884,800          |                    |                    | 1,884,800          |
| Water Operations                          |                    |                    |                    |                    | 2,258,375          | 2,258,375          |
| <b>Total</b>                              | <b>\$1,059,875</b> | <b>\$1,570,425</b> | <b>\$1,884,800</b> | <b>\$1,216,700</b> | <b>\$2,258,375</b> | <b>\$7,990,175</b> |

| FY 27-28 DEBT PAYMENT SUMMARY - ALL FUNDS |                    |                    |                    |                    |                    |                    |
|---|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|
|   | 2019 Sales Tax     | 2017 Sales Tax     | 2016 SAA           | 2015 RDA           | 2025 Water Revenue | TOTAL              |
| Principal Payments                        | \$595,000          | \$815,000          | \$1,365,000        | \$985,000          | \$1,290,000        | \$5,050,000        |
| Interest Payments                         | 464,550            | 632,675            | 523,475            | 229,700            | 997,625            | 2,848,025          |
| <b>Total Debt Service</b>                 | <b>\$1,059,550</b> | <b>\$1,447,675</b> | <b>\$1,888,475</b> | <b>\$1,214,700</b> | <b>\$2,287,625</b> | <b>\$7,898,025</b> |
| <u>Funding Sources:</u>                   |                    |                    |                    |                    |                    |                    |
| General Fund                              | 1,059,550          | 1,127,675          |                    |                    |                    | 2,187,225          |
| RDA                                       |                    |                    |                    | 1,214,700          |                    | 1,214,700          |
| Police Impact Fees                        |                    | 145,000            |                    |                    |                    | 145,000            |
| Fire Impact Fees                          |                    | 175,000            |                    |                    |                    | 175,000            |
| Daybreak #1 SAA                           |                    |                    | 1,888,475          |                    |                    | 1,888,475          |
| Water Operations                          |                    |                    |                    |                    | 2,287,625          | 2,287,625          |
| <b>Total</b>                              | <b>\$1,059,550</b> | <b>\$1,447,675</b> | <b>\$1,888,475</b> | <b>\$1,214,700</b> | <b>\$2,287,625</b> | <b>\$7,898,025</b> |

# Debt Payment Summary by Fiscal Year

Debt Service Fund

| FY 28-29 DEBT PAYMENT SUMMARY - ALL FUNDS |                    |                    |                    |                    |                    |                    |
|---|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|
|   | 2019 Sales Tax     | 2017 Sales Tax     | 2016 SAA           | 2015 RDA           | 2025 Water Revenue | TOTAL              |
| Principal Payments                        | \$620,000          | \$855,000          | \$1,420,000        | \$1,035,000        | \$1,355,000        | \$5,285,000        |
| Interest Payments                         | 443,100            | 590,925            | 467,775            | 180,450            | 965,375            | 2,647,625          |
| <b>Total Debt Service</b>                 | <b>\$1,063,100</b> | <b>\$1,445,925</b> | <b>\$1,887,775</b> | <b>\$1,215,450</b> | <b>\$2,320,375</b> | <b>\$7,932,625</b> |
| <u>Funding Sources:</u>                   |                    |                    |                    |                    |                    |                    |
| General Fund                              | 1,063,100          | 1,445,925          |                    |                    |                    | 2,509,025          |
| RDA                                       |                    |                    |                    | 1,215,450          |                    | 1,215,450          |
| Daybreak #1 SAA                           |                    |                    | 1,887,775          |                    |                    | 1,887,775          |
| Water Operations                          |                    |                    |                    |                    | 2,320,375          | 2,320,375          |
| <b>Total</b>                              | <b>\$1,063,100</b> | <b>\$1,445,925</b> | <b>\$1,887,775</b> | <b>\$1,215,450</b> | <b>\$2,320,375</b> | <b>\$7,932,625</b> |

| FY 29-30 DEBT PAYMENT SUMMARY - ALL FUNDS |                    |                    |                    |                    |                    |                    |
|---|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|
|   | 2019 Sales Tax     | 2017 Sales Tax     | 2016 SAA           | 2015 RDA           | 2025 Water Revenue | TOTAL              |
| Principal Payments                        | \$650,000          | \$900,000          | \$1,475,000        | \$1,090,000        | \$1,425,000        | \$5,540,000        |
| Interest Payments                         | 411,350            | 547,050            | 409,875            | 128,700            | 931,500            | 2,428,475          |
| <b>Total Debt Service</b>                 | <b>\$1,061,350</b> | <b>\$1,447,050</b> | <b>\$1,884,875</b> | <b>\$1,218,700</b> | <b>\$2,356,500</b> | <b>\$7,968,475</b> |
| <u>Funding Sources:</u>                   |                    |                    |                    |                    |                    |                    |
| General Fund                              | 1,061,350          | 1,447,050          |                    |                    |                    | 2,508,400          |
| RDA                                       |                    |                    |                    | 1,218,700          |                    | 1,218,700          |
| Daybreak #1 SAA                           |                    |                    | 1,884,875          |                    |                    | 1,884,875          |
| Water Operations                          |                    |                    |                    |                    | 2,356,500          | 2,356,500          |
| <b>Total</b>                              | <b>\$1,061,350</b> | <b>\$1,447,050</b> | <b>\$1,884,875</b> | <b>\$1,218,700</b> | <b>\$2,356,500</b> | <b>\$7,968,475</b> |

# Debt Payment Summary by Fiscal Year



Debt Service Fund

| FY 30-31 DEBT PAYMENT SUMMARY - ALL FUNDS |                    |                    |                    |                    |                    |                    |
|---|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|
|   | 2019 Sales Tax     | 2017 Sales Tax     | 2016 SAA           | 2015 RDA           | 2025 Water Revenue | TOTAL              |
| Principal Payments                        | \$680,000          | \$945,000          | \$1,540,000        | \$1,120,000        | \$1,500,000        | \$5,785,000        |
| Interest Payments                         | 378,100            | 500,925            | 349,575            | 74,200             | 895,875            | 2,198,675          |
| <b>Total Debt Service</b>                 | <b>\$1,058,100</b> | <b>\$1,445,925</b> | <b>\$1,889,575</b> | <b>\$1,194,200</b> | <b>\$2,395,875</b> | <b>\$7,983,675</b> |
| <b>Funding Sources:</b>                   |                    |                    |                    |                    |                    |                    |
| General Fund                              | 1,058,100          | 1,445,925          |                    |                    |                    | 2,504,025          |
| RDA                                       |                    |                    |                    | 1,194,200          |                    | 1,194,200          |
| Daybreak #1 SAA                           |                    |                    | 1,889,575          |                    |                    | 1,889,575          |
| Water Operations                          |                    |                    |                    |                    | 2,395,875          | 2,395,875          |
| <b>Total</b>                              | <b>\$1,058,100</b> | <b>\$1,445,925</b> | <b>\$1,889,575</b> | <b>\$1,194,200</b> | <b>\$2,395,875</b> | <b>\$7,983,675</b> |

# Capital Project Funds

Used to account for money that will be used for projects identified in the Infrastructure Improvement & Maintenance and Operations program.

## Infrastructure Improvement

The Infrastructure Improvement fund is used to account for improvement projects identified in the IIMO program.

## Maintenance & Operations

The Maintenance & Operations fund is used to account for maintenance projects identified in the IIMO program.

## Capital Equipment

The Capital Equipment fund is used to account for the purchase of City equipment.

# Capital Project Funds Summary

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>REVENUES</b>   |                                  |                               |                                 |                                |
| Impact Fees   | \$2,222,846                      | \$1,025,000                   | \$2,314,518                     | \$1,025,000                    |
| Class C Road Funds  | 4,565,887                        | 4,372,510                     | 4,625,500                       | 4,700,000                      |
| Local Transit Tax   | 2,283,515                        | 2,300,694                     | 3,377,131                       | 2,530,000                      |
| Investment Earnings   | 329,538                          | 130,000                       | 354,301                         | 1,630,000                      |
| Intergovernmental Revenue                                   | 7,909,538                        | 0                             | 1,533,081                       | 0                              |
| Miscellaneous Revenue                                       | 3,100,305                        | 0                             | 3,007,867                       | 0                              |
| <b>Total Debt Service Fund Revenue</b>                      | <b>20,411,628</b>                | <b>7,828,204</b>              | <b>15,212,398</b>               | <b>9,885,000</b>               |
| <b>TRANSFERS IN AND USE OF FUND BALANCE</b>                 |                                  |                               |                                 |                                |
| Transfers In  | 13,677,830                       | 6,271,656                     | 13,351,231                      | 5,401,750                      |
| Use of Fund Balance   | 3,843,352                        | 3,275,710                     | 10,705,644                      | 5,514,350                      |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>17,521,182</b>                | <b>9,547,366</b>              | <b>24,056,875</b>               | <b>10,916,100</b>              |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>37,932,810</b>                | <b>17,375,570</b>             | <b>39,269,273</b>               | <b>20,801,100</b>              |
| <b>EXPENDITURES</b>   |                                  |                               |                                 |                                |
| Transportation Projects                                     | 4,323,285                        | 3,871,000                     | 6,133,461                       | 3,204,000                      |
| Parks Projects  | 1,843,271                        | 465,000                       | 432,383                         | 1,060,000                      |
| Class C Projects  | 1,865,814                        | 3,057,000                     | 1,760,000                       | 3,157,000                      |
| Facilities Projects   | 343,694                          | 110,000                       | 286,350                         | 1,185,000                      |
| Storm Drain Projects  | 10,711                           | 780,000                       | 15,049                          | 1,223,750                      |
| Miscellaneous Projects                                      | 2,812,323                        | 185,000                       | 5,861,038                       | 0                              |
| Capital Equipment   | 8,202,015                        | 3,330,000                     | 6,767,812                       | 3,804,100                      |
| <b>Total Debt Service Fund Expenditures</b>                 | <b>19,401,112</b>                | <b>11,798,000</b>             | <b>21,256,093</b>               | <b>13,633,850</b>              |
| <b>TRANSFERS OUT AND CONTRIBUTION TO FUND BALANCE</b>       |                                  |                               |                                 |                                |
| Transfers Out   | 4,589,850                        | 4,004,710                     | 10,989,285                      | 5,987,250                      |
| Contribution to Fund Balance                                | 13,941,848                       | 1,572,860                     | 7,023,895                       | 1,180,000                      |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>18,531,698</b>                | <b>5,577,570</b>              | <b>18,013,180</b>               | <b>7,167,250</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>37,932,810</b>                | <b>17,375,570</b>             | <b>39,269,273</b>               | <b>20,801,100</b>              |

# Capital Improvement Program

A capital project is a new construction, expansion, renovation, or replacement project for an existing facility or facilities. It is a project that helps maintain or improve a City asset, often called infrastructure.

There is \$3,900,000 in general capital funds available for FY 2026-2027. City Council has allocated these funds on capital projects established in the Capital Improvement Program Plan.

The City estimates a revenue stabilization reserve at a level equal to 21% of the General Fund budgeted revenues. Cities are allowed to retain a maximum of 35%. Funds in excess of 35% may be retained if they are earmarked for specific future capital projects.

Projects approved by the Council are listed starting on page 182. Capital equipment to be purchased during this fiscal year are listed on page 183. There are no major non-recurring projects for FY 2027.

In addition, the Council approved leasing of public safety vehicles, replacing 21 vehicles.

Any projects that may need to be addressed during the fiscal year may be funded through the following Project Approval Process:

- Project Manager or Department Director fills out a Project Funding Request Form
- Finance Department verifies availability of funds
- Funding Request is presented to the City Council for approval.
- City Council reviews and approves proposed projects with the annual, mid-year (as needed) and year-end budgets.

## 5-Year Capital Planning Process

The five-year Capital Improvement Plan (CIP) is the City's planning document for infrastructure development and improvements. Projects identified in the CIP are guided by various development plans and policies established by City Council and City Administration. Some of the studies and documents that influence CIP include: the General Plan, Transportation Master Plan, Storm Drain Master Plan, Culinary & Secondary Water Master Plans, Parks & Recreation Master Plan, Police & Fire Safety Master Plans, the Municipal Code, South Jordan's Mission Statement, and Service Values. The CIP details the priorities and estimated costs of the projects that may be used as a tool by City Administration in developing the final budget. However, the funding sources for projects will not be allocated until the final budget is approved by City Council. The five-year CIP will be updated annually to account for changes in priority, schedule and construction costs.



Road Project

# Infrastructure Improvement



## Capital Improvement

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                     |                                  |                               |                                 |                                |
| Road Impact Fees                                    | \$584,893                        | \$450,000                     | \$848,982                       | \$450,000                      |
| Park Impact Fees                                    | 649,874                          | 250,000                       | 577,162                         | 250,000                        |
| Storm Drain Impact Fees                             | 151,567                          | 150,000                       | 210,302                         | 150,000                        |
| Fire Impact Fees                                    | 641,968                          | 100,000                       | 519,320                         | 100,000                        |
| Police Impact Fees                                  | 194,545                          | 75,000                        | 158,752                         | 75,000                         |
| Class C Road Funds                                  | 4,565,887                        | 4,372,510                     | 4,625,500                       | 4,700,000                      |
| Local Transit Tax                                   | 2,283,515                        | 2,300,694                     | 3,377,131                       | 2,530,000                      |
| Intergovernmental Revenue                           | 2,259,538                        | 0                             | 1,533,081                       | 0                              |
| Investment Earnings                                 | 316,705                          | 130,000                       | 354,301                         | 1,130,000                      |
| Sale of Capital Assets                              | 396,648                          | 0                             | 588,175                         | 0                              |
| Other Donations and Reimbursements                  | 349,010                          | 0                             | 996,880                         | 0                              |
| Other Miscellaneous                                 | 227,756                          | 0                             | 207,702                         | 0                              |
| <b>Total Revenues</b>                               | <b>12,621,904</b>                | <b>7,828,204</b>              | <b>13,997,288</b>               | <b>9,385,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>         |                                  |                               |                                 |                                |
| Transfer from General Fund                          | 7,886,116                        | 0                             | 0                               | 0                              |
| Transfer from Storm Drain                           | 0                                | 730,000                       | 730,000                         | 1,223,750                      |
| Transfer from General CIP Maint                     | 575,000                          | 0                             | 0                               | 0                              |
| Transfer from Gen Local Transit                     | 0                                | 0                             | 5,000                           | 0                              |
| Transfer from Storm Impact Fees                     | 0                                | 0                             | 401,206                         | 0                              |
| Transfer from CDA                                   | 300,000                          | 0                             | 0                               | 200,000                        |
| Parks Impact Fee Use of Fund Balance                | 0                                | 0                             | 0                               | 350,000                        |
| Storm Impact Fee Use of Fund Balance                | 0                                | 0                             | 130,139                         | 0                              |
| Road Impact Fee Use of Fund Balance                 | 889,798                          | 150,710                       | 0                               | 0                              |
| Fire Impact Fee Use of Fund Balance                 | 0                                | 65,000                        | 0                               | 65,000                         |
| Police Impact Fee Use of Fund Balance               | 0                                | 60,000                        | 0                               | 60,000                         |
| Use of Fund Balance                                 | 0                                | 3,000,000                     | 6,002,607                       | 3,724,250                      |
| <b>Total Transfers In and Use of Fund Balance</b>   | <b>9,650,914</b>                 | <b>4,005,710</b>              | <b>7,268,952</b>                | <b>5,623,000</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b> | <b>22,272,818</b>                | <b>11,833,914</b>             | <b>21,266,240</b>               | <b>15,008,000</b>              |

# Infrastructure Improvement

Capital Improvement

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Project Expenditures</b>                                 |                                  |                               |                                 |                                |
| Transportation Projects                                     | 3,840,156                        | 2,631,000                     | 4,366,669                       | 2,650,000                      |
| Parks Projects  | 1,472,033                        | 165,000                       | 47,368                          | 810,000                        |
| Class C Projects  | 1,865,814                        | 3,057,000                     | 1,760,000                       | 3,157,000                      |
| Facilities Projects   | 281,396                          | 0                             | 135                             | 0                              |
| Storm Drain Projects  | 10,711                           | 780,000                       | 15,049                          | 1,223,750                      |
| Miscellaneous Projects                                      | 2,603,668                        | 0                             | 457,505                         | 0                              |
| <b>Total Project Expenditures</b>                           | <b>10,073,778</b>                | <b>6,633,000</b>              | <b>6,646,726</b>                | <b>7,840,750</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b>       |                                  |                               |                                 |                                |
| Transfer to General Fund                                    | 1,100,000                        | 1,100,000                     | 1,100,000                       | 1,543,000                      |
| Transfer to General CIP                                     | 0                                | 0                             | 406,206                         | 0                              |
| Transfer to General CIP Maint                               | 1,260,000                        | 835,000                       | 951,215                         | 1,660,250                      |
| Transfer to General Debt Service Fund                       | 469,850                          | 469,710                       | 469,710                         | 1,320,000                      |
| Transfer to Capital Equipment                               | 1,085,000                        | 1,600,000                     | 6,755,512                       | 1,464,000                      |
| Transfer to Cap Proj Bond Proceeds                          | 0                                | 0                             | 1,306,642                       | 0                              |
| Contribution to Fund Balance Impact Fees                    | 1,097,959                        | 480,000                       | 1,324,029                       | 450,000                        |
| Contribution to Fund Balance Local Transit Tax              | 1,371,095                        | 500,694                       | 1,356,244                       | 730,000                        |
| Contribution to Fund Balance Class C Road Funds             | 1,630,541                        | 215,510                       | 949,956                         | 0                              |
| Contribution to Fund Balance                                | 4,184,595                        | 0                             | 0                               | 0                              |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>12,199,041</b>                | <b>5,200,914</b>              | <b>14,619,514</b>               | <b>7,167,250</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>22,272,818</b>                | <b>11,833,914</b>             | <b>21,266,240</b>               | <b>15,008,000</b>              |

# Maintenance & Operations

## Capital Improvement

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Other Miscellaneous                                   | \$0                              | \$0                           | \$0                             | \$0                            |
| <b>Total Revenues</b>                                 | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from General Fund                            | 0                                | 0                             | 95,000                          | 0                              |
| Transfer from General CIP                             | 1,260,000                        | 835,000                       | 951,215                         | 1,660,250                      |
| Transfer from Capital Equipment                       | 100,000                          | 0                             | 0                               | 0                              |
| Transfer from Storm Water                             | 35,000                           | 0                             | 0                               | 76,250                         |
| Transfer from Water                                   | 0                                | 0                             | 0                               | 76,250                         |
| Transfer from Sanitation                              | 0                                | 0                             | 0                               | 76,250                         |
| Transfer from CDA                                     | 0                                | 1,000,000                     | 1,000,000                       | 100,000                        |
| Use of Fund Balance                                   | 300,145                          | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>1,695,145</b>                 | <b>1,835,000</b>              | <b>2,046,215</b>                | <b>1,989,000</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>1,695,145</b>                 | <b>1,835,000</b>              | <b>2,046,215</b>                | <b>1,989,000</b>               |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Transportation Projects                               | 477,953                          | 1,240,000                     | 1,090,792                       | 554,000                        |
| Parks Projects  | 371,239                          | 300,000                       | 385,015                         | 250,000                        |
| Technology Projects                                   | 208,654                          | 185,000                       | 199,993                         | 0                              |
| Facilities Projects                                   | 62,298                           | 110,000                       | 286,215                         | 1,185,000                      |
| <b>Total Project Expenditures</b>                     | <b>1,120,145</b>                 | <b>1,835,000</b>              | <b>1,962,015</b>                | <b>1,989,000</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to Park Impact Fees                          | 575,000                          | 0                             | 0                               | 0                              |
| Contribution to Fund Balance                          | 0                                | 0                             | 84,200                          | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>575,000</b>                   | <b>0</b>                      | <b>84,200</b>                   | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>1,695,145</b>                 | <b>1,835,000</b>              | <b>2,046,215</b>                | <b>1,989,000</b>               |

# Capital Equipment

Capital Improvement

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Other Miscellaneous                                   | \$1,524,441                      | \$0                           | \$906,110                       | \$0                            |
| Sale of Capital Assets                                | 602,451                          | 0                             | 309,000                         | 0                              |
| Investment Earnings                                   | 0                                | 0                             | 0                               | 500,000                        |
| <b>Total Revenues</b>                                 | <b>2,126,891</b>                 | <b>0</b>                      | <b>1,215,110</b>                | <b>500,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from General Fund                            | 1,503,351                        | 1,238,328                     | 1,238,328                       | 0                              |
| Transfer from CDA Fund                                | 300,000                          | 0                             | 0                               | 0                              |
| Transfer from IFT Fund                                | 633,363                          | 868,328                       | 868,328                         | 525,000                        |
| Transfer from General CIP                             | 1,085,000                        | 1,600,000                     | 6,755,512                       | 1,464,000                      |
| Use of Fund Balance                                   | 2,653,409                        | 0                             | 0                               | 1,315,100                      |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>6,175,123</b>                 | <b>3,706,656</b>              | <b>8,862,168</b>                | <b>3,304,100</b>               |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>8,302,015</b>                 | <b>3,706,656</b>              | <b>10,077,278</b>               | <b>3,804,100</b>               |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Computer Software & Equipment                         | 13,733                           | 0                             | 106,109                         | 0                              |
| Fire Equipment  | 0                                | 0                             | 0                               | 525,000                        |
| Police Equipment                                      | 172,078                          | 0                             | 0                               | 1,815,100                      |
| Fleet Equipment                                       | 6,579,663                        | 3,330,000                     | 5,092,492                       | 1,464,000                      |
| Subscriptions   | 1,436,541                        | 0                             | 1,569,211                       | 0                              |
| <b>Total Project Expenditures</b>                     | <b>8,202,015</b>                 | <b>3,330,000</b>              | <b>6,767,812</b>                | <b>3,804,100</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to General CIP Maint                         | 100,000                          | 0                             | 0                               | 0                              |
| Contribution to Fund Balance                          | 0                                | 376,656                       | 3,309,466                       | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>100,000</b>                   | <b>376,656</b>                | <b>3,309,466</b>                | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>8,302,015</b>                 | <b>3,706,656</b>              | <b>10,077,278</b>               | <b>3,804,100</b>               |

## PUBLIC WORKS

### Jordan Ridge Park Addition - Design and Phase I Construction

### PROJECT INFORMATION

**Location:** Jordan Ridge Park - 9500 S 2500 W

**Project Manager:** Colby Hill

**Project Type:** Infrastructure Improvements

**Start Date:** 7/1/2026

**Category:** Parks

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Design and develop phase I of the added 2 acres of property on the east side of Jordan Ridge Park. Phase I to include demolishing the existing home, mass grading of the site, finishing the road, expanding the parking lot, connecting to 2200 W, and extending the trail.

### FINANCIAL INFORMATION

| Department/Fund   | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|-------------------|------------------|------------|------------|------------|------------|--------------------|
|                   | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| Public Works      |                  |            |            |            |            |                    |
| Park Impact       | \$250,000        | \$0        | \$0        | \$0        | \$0        | \$250,000          |
| <b>Total Cost</b> | <b>\$250,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$250,000</b>   |

**Operating Impact:**

Operational impact from added acres of park to maintain.

| Annual<br>Operating<br>Costs |                              | 2028         | 2029         | 2030         | 2031         | Total         |
|------------------------------|------------------------------|--------------|--------------|--------------|--------------|---------------|
|                              | New Personnel (FTE)          | -            | -            | -            | -            | -             |
|                              | Personal Services            | -            | -            | -            | -            | -             |
|                              | Other                        | 5,704        | 5,704        | 5,704        | 5,704        | 22,816        |
|                              | <b>Total Operating Costs</b> | <b>5,704</b> | <b>5,704</b> | <b>5,704</b> | <b>5,704</b> | <b>22,816</b> |

# Non-Routine Project

Capital Improvement

## PUBLIC WORKS

### Oquirrh Shadows Park East Design

#### PROJECT INFORMATION

**Location:** 3788 W South Jordan Pkwy

**Project Manager:** Colby Hill

**Project Type:** Infrastructure Improvements

**Start Date:** 7/1/2026

**Category:** Parks

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Hire a consultant to design and prepare construction documents for the development of the Oquirrh Shadows East Property at 3788 West South Jordan Parkway.

#### FINANCIAL INFORMATION

| Department/Fund   | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|-------------------|------------------|------------|------------|------------|------------|--------------------|
|                   | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| Public Works      |                  |            |            |            |            |                    |
| Park Impact       | \$400,000        | \$0        | \$0        | \$0        | \$0        | \$400,000          |
| <b>Total Cost</b> | <b>\$400,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$400,000</b>   |

**Operating Impact:**

There are no additional operating impacts expected for this project in the five-year plan.

# Non-Routine Project

Capital Improvement

## PUBLIC WORKS

### SJ Parkway 4000 W Intersection Improvements

#### PROJECT INFORMATION

**Location:** South Jordan Pkwy & 4000 W

**Project Manager:** Ken Short

**Project Type:** Infrastructure Improvement

**Start Date:** 7/1/2026

**Category:** Streets

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Improve intersection at 4000 W South Jordan Parkway. This a WFRC/UDOT grant match.

#### FINANCIAL INFORMATION

| Department/Fund   | Five-Year Plan   |                  |            |            |            | Total<br>2027-2031 |
|-------------------|------------------|------------------|------------|------------|------------|--------------------|
|                   | 2027             | 2028             | 2029       | 2030       | 2031       |                    |
| Public Works      |                  |                  |            |            |            |                    |
| Road Impact       | \$210,000        | \$300,000        | \$0        | \$0        | \$0        | \$510,000          |
| <b>Total Cost</b> | <b>\$210,000</b> | <b>\$300,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$510,000</b>   |

**Operating Impact:**

Operational impact from maintenance of new infrastructure.

| Annual<br>Operating<br>Costs |                              | 2028     | 2029     | 2030     | 2031         | Total        |
|------------------------------|------------------------------|----------|----------|----------|--------------|--------------|
|                              | New Personnel (FTE)          | -        | -        | -        | -            | -            |
|                              | Personal Services            | -        | -        | -        | -            | -            |
|                              | Other                        | -        | -        | -        | 2,500        | 2,500        |
|                              | <b>Total Operating Costs</b> | <b>-</b> | <b>-</b> | <b>-</b> | <b>2,500</b> | <b>2,500</b> |

# Non-Routine Project

Capital Improvement

## PUBLIC WORKS

### Lampton Waterway Removal and Storm Drain

#### PROJECT INFORMATION

**Location:**

Project Manager: Ken Short

Project Type: Infrastructure Improvement

Start Date: 7/1/2026

Category: Storm Drain

End Date: 6/30/2031

Bond Fund: Yes  No **Description:**

Install Storm Drain and remove waterways on Lampton Road 1300 W to Jordan Ridge Drive.

#### FINANCIAL INFORMATION

| Department/Fund     | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|---------------------|------------------|------------|------------|------------|------------|--------------------|
|                     | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| <u>Public Works</u> |                  |            |            |            |            |                    |
| Storm Drain         | \$350,000        | \$0        | \$0        | \$0        | \$0        | \$350,000          |
| <b>Total Cost</b>   | <b>\$350,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$350,000</b>   |

**Operating Impact:**

There are no additional operating impacts expected for this project in the five-year plan.

# Non-Routine Project

Capital Improvement

## PUBLIC WORKS

### Beckstead Canal Trail

#### PROJECT INFORMATION

**Location:** 10920 S 1050 W

**Project Manager:** Ken Short

**Project Type:** Infrastructure Improvement

**Start Date:** 7/1/2026

**Category:** Streets

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Install trail along the last section of the Beckstead Canal near 10920 S 1050 W.

#### FINANCIAL INFORMATION

| Department/Fund   | Five-Year Plan  |            |            |            |            | Total<br>2027-2031 |
|-------------------|-----------------|------------|------------|------------|------------|--------------------|
|                   | 2027            | 2028       | 2029       | 2030       | 2031       |                    |
| Public Works      |                 |            |            |            |            |                    |
| Trans Tax         | \$77,000        | \$0        | \$0        | \$0        | \$0        | \$77,000           |
| <b>Total Cost</b> | <b>\$77,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$77,000</b>    |

**Operating Impact:**

Operational impact from maintenance of trail.

| Annual<br>Operating<br>Costs |                     | 2028     | 2029     | 2030         | 2031         | Total        |
|------------------------------|---------------------|----------|----------|--------------|--------------|--------------|
|                              | New Personnel (FTE) | -        | -        | -            | -            | -            |
| Personal Services            | -                   | -        | -        | -            | -            | -            |
| Other                        | -                   | -        | -        | 8,275        | 8,275        | 8,275        |
| <b>Total Operating Costs</b> | <b>-</b>            | <b>-</b> | <b>-</b> | <b>8,275</b> | <b>8,275</b> | <b>8,275</b> |

# Non-Routine Project

Capital Improvement

## PUBLIC WORKS

### Emergency Alert Signal

#### PROJECT INFORMATION

**Location:** 10758 S 1700 W

**Project Manager:** Unassigned

**Project Type:** Infrastructure Improvement

**Start Date:** 7/1/2026

**Category:** Fire

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

A public alert system for emergency vehicles for Station 61 on Redwood Road. Approximately 10758 S 1700 W.

#### FINANCIAL INFORMATION

| Department/Fund     | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|---------------------|------------------|------------|------------|------------|------------|--------------------|
|                     | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| <u>Public Works</u> |                  |            |            |            |            |                    |
| Trans Tax           | \$250,000        | \$0        | \$0        | \$0        | \$0        | \$250,000          |
| <b>Total Cost</b>   | <b>\$250,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$250,000</b>   |

**Operating Impact:**

Operational impact from equipment maintenance and electricity.

| Annual<br>Operating<br>Costs | 2028                | 2029       | 2030       | 2031       | Total        |
|------------------------------|---------------------|------------|------------|------------|--------------|
|                              | New Personnel (FTE) | -          | -          | -          | -            |
| Personal Services            | -                   | -          | -          | -          | -            |
| Other                        | 500                 | 500        | 500        | 500        | 2,000        |
| <b>Total Operating Costs</b> | <b>500</b>          | <b>500</b> | <b>500</b> | <b>500</b> | <b>2,000</b> |

## PUBLIC WORKS

### Central Control Irrigation Maintenance Upgrades

#### PROJECT INFORMATION

**Location:** Multiple Locations

**Project Manager:** Colby Hill

**Project Type:** Infrastructure Improvement

**Start Date:** 7/1/2026

**Category:** Water

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Upgrade and maintain the city's central control irrigation system.

#### FINANCIAL INFORMATION

| Department/Fund   | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|-------------------|------------------|------------|------------|------------|------------|--------------------|
|                   | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| Public Works      |                  |            |            |            |            |                    |
| Water             | \$150,000        | \$0        | \$0        | \$0        | \$0        | \$150,000          |
| <b>Total Cost</b> | <b>\$150,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$150,000</b>   |

**Operating Impact:**

There are no additional operating impacts expected for this project in the five-year plan.

# Non-Routine Project

Capital Improvement

## PUBLIC WORKS

### Beckstead Canal Piping

#### PROJECT INFORMATION

**Location:** 10920 S 1050 W

**Project Manager:** Ken Short

**Project Type:** Infrastructure Improvement

**Start Date:** 7/1/2026

**Category:** Water

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Pipe the last open section of the Beckstead Canal so a trail can be put through the alignment. Located near 10920 S 1050 W.

#### FINANCIAL INFORMATION

| Department/Fund     | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|---------------------|------------------|------------|------------|------------|------------|--------------------|
|                     | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| <u>Public Works</u> |                  |            |            |            |            |                    |
| Water               | \$451,000        | \$0        | \$0        | \$0        | \$0        | \$451,000          |
| <b>Total Cost</b>   | <b>\$451,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$451,000</b>   |

**Operating Impact:**

There are no additional operating impacts expected for this project in the five-year plan.

## PUBLIC WORKS

### SCADA System Upgrade

### PROJECT INFORMATION

**Location:** Multiple Locations

**Project Manager:** Joey Collins

**Project Type:** Infrastructure Improvement

**Start Date:** 7/1/2026

**Category:** Water

**End Date:** 6/30/2031

**Bond Fund:** Yes  No

**Description:**

Update/upgrade SCADA system city-wide.

### FINANCIAL INFORMATION

| Department/Fund   | Five-Year Plan   |            |            |            |            | Total<br>2027-2031 |
|-------------------|------------------|------------|------------|------------|------------|--------------------|
|                   | 2027             | 2028       | 2029       | 2030       | 2031       |                    |
| Public Works      |                  |            |            |            |            |                    |
| Water             | \$563,000        | \$0        | \$0        | \$0        | \$0        | \$563,000          |
| <b>Total Cost</b> | <b>\$563,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$563,000</b>   |

**Operating Impact:**

There are no additional operating impacts expected for this project in the five-year plan.

# South Jordan At A Glance



## Vision Statement

We are a family oriented community, founded upon principles of accountability, integrity, and innovation with an unwillingness to compromise in securing a sustainable environment for future generations.

## Mission Statement

South Jordan City provides service oriented, responsible government, consistent with the community's values, priorities and expectations for a high quality of life, enhancing the City's fiscal health, providing professional and innovative services, and managing the City's resources, while planning for the future.

## Incorporation

1935

## Government

The City of South Jordan operates under the Council-Manager form of government.

## County

Salt Lake County  
[www.slco.org](http://www.slco.org)

## School District

Jordan School District  
[www.jordandistrict.org](http://www.jordandistrict.org)

## Location

Located in the southwest portion of the Salt Lake Valley, 13 miles south of Salt Lake City.

## Climate

On average, there are 225 sunny days per year. The July high is around 94 degrees. The January low is 23 degrees.

## Area

25.74 square miles

## Elevation

4,316 feet above sea level along the Jordan River, to a high of 5,464 feet along state road U-111.

## Parks & Open Space

641 acres

## Credit Rating

Implied GO = AAA

## Population

South Jordan City is one of the fastest growing cities in the State of Utah. On average, the City's population has doubled every decade since 1960. According to data from the U.S. Census Bureau, South Jordan is currently the 10th largest city in the state. South Jordan's population was 77,487 in 2020. This represents 54 percent increase since 2010. Approximately 30 percent is under the age of 18, and the median age is 32.

## Education

South Jordan is part of the Jordan School District. Over 97 percent of South Jordan's residents aged 25 or over have received a high school diploma. Close to 47 percent have obtained a bachelor's degree or higher.

# South Jordan At A Glance

## Income

South Jordan’s median household income on average from 2019 to 2023 was \$126,400 and the per capita income in 2023 was \$49,927.

over the last 5 years, 50% of those being town homes and apartments. The City issued approximately 496 residential and 120 commercial building permits in fiscal year 2025.

## Persons per Household

The average number of persons per household in South Jordan owner-occupied and renter-occupied homes was 3.11 in 2023.

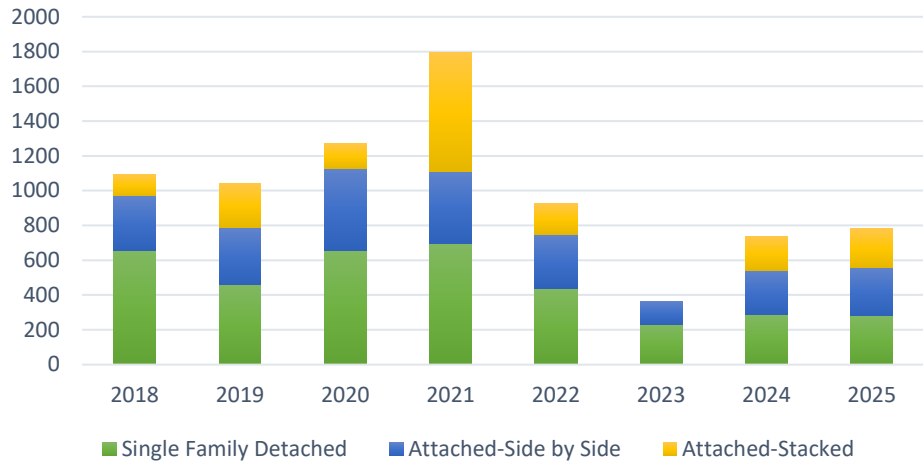
## Housing Units

In 2023, 84 percent of the 28,747 housing units were owner occupied, 14.7 percent were renter-occupied, and 4.1 percent were vacant.

## Building Permits

While known for its large single-family lots, the City’s housing inventory has become more diverse in the last decade. An average of 861 dwelling units have been permitted per year

Residential Units Permitted by Year



## Principal Employers, FY 2025

| Rank | Employer                        | Number of Employees |
|------|---------------------------------|---------------------|
| 1    | Merit Medical                   | 2,403               |
| 2    | Jordan School District          | 2,247               |
| 3    | Ultradent                       | 917                 |
| 4    | Sam's Club/Wal-Mart Supercenter | 698                 |
| 5    | South Jordan City               | 617                 |
| 6    | Merrick Bank Corporation        | 607                 |
| 7    | Lifetime Fitness                | 561                 |
| 8    | AdvancedMD                      | 537                 |
| 9    | University Healthcare           | 530                 |
| 10   | Morgan Stanley Smith Barney     | 502                 |
|      | <b>Total</b>                    | <b>9,619</b>        |

# South Jordan At A Glance

## Top 25 Major Sales/Use Tax Contributors, FY 2025

|                            |                                    |                       |
|----------------------------|------------------------------------|-----------------------|
| Walmart                    | Insight Direct USA Inc             | Carmax Superstore     |
| Costco Wholesale           | Unique Auto Body                   | Tim Dahle Nissan      |
| Sam’s Club                 | Jerry Seiner                       | Utah Water Sports     |
| Utah Power & Light         | Harmons                            | Volkswagen Southtowne |
| Executech Utah Inc         | Amazon.com                         | Smiths Food & Drug    |
| Salesforce Inc             | Apple Computer Inc                 | Questar Gas Company   |
| Riverton Chevrolet         | MS Financing LLC                   | USTC Motor Vehicle    |
| Target                     | Bentley Lamborghini Salt Lake City |                       |
| Perry Brothers Honda World | Microsoft Corp                     |                       |

### Retail Sales and Sales Tax Revenue

South Jordan’s retail and food sales totaled \$2.56 billion in 2025, an increase of 6 percent from the \$2.42 billion in the prior year. Sales and use tax revenue totaled

\$25.3 million in fiscal year 2025, an increase of \$1.1 million, or 4.6 percent, compared to \$24.1 million in fiscal year 2024.



## Principal Property Taxpayers, FY 2025

| Rank | Taxpayer                               | Taxable Assessed Value |
|------|--|------------------------|
| 1    | eBay Inc                               | \$238,766,500          |
| 2    | Riverpark LLC                          | \$236,795,100          |
| 3    | VP Daybreak Operations/Investments LLC | \$227,526,970          |
| 4    | Merit Medical Systems Inc              | \$156,859,600          |
| 5    | Boyer Jordan Heights                   | \$118,852,200          |
| 6    | San Tropez Holdings LLC                | \$115,441,264          |
| 7    | DTDB LLC                               | \$94,001,300           |
| 8    | DEF Properties                         | \$87,973,200           |
| 9    | Pheasant Hollow Business Park LLC      | \$84,690,800           |
| 10   | SoJo Station North/South LLC           | \$84,128,330           |
|      | <b>Total</b>                           | <b>\$1,445,035,264</b> |

## Fire Protection

| FY 2025                                | Number    |
|--|-----------|
| Full-time employees                    | 99        |
| Part-time employees                    | 1         |
| Fire stations                          | 4         |
| ISO Rating                             | 2         |
| Fire fatalities                        | 0         |
| Fire injuries                          | 2         |
| Fire hydrants inspected                | 3,966     |
| Flu vaccinations                       | 51        |
| Emergency calls for service (EMS)      | 7,538     |
| Emergency calls for service (non EMS)  | 1,580     |
| Patient transports                     | 3,993     |
| Cancelled calls                        | 945       |
| Other (refused care, transferred care) | 869       |
| Average response time (Combined)       | 6:26 min  |
| Inter-facility                         | 10:53 min |



## Police Protection

| FY 2025   | Number   |
|---|----------|
| Full-time police officers                               | 78       |
| Community Service Officer                               | 1        |
| Priority 1 Response time                                | 6:09 min |
| NIBRS Crimes (Crimes against person, property, society) | 2,174    |
| Police Incidents  | 38,950   |

## Fleet

| FY 2025                              | Number |
|--------------------------------------|--------|
| City vehicles & equipment maintained | 440    |

## Streets & Street Lighting

| FY 2025                            | Number |
|------------------------------------|--------|
| Pavement lane miles maintained     | 887.57 |
| Alleyway miles maintained          | 51.43  |
| Miles of sidewalk maintained       | 475.68 |
| Number of street lights maintained | 6,252  |
| Number of street signs maintained  | 11,519 |

## Water

| FY 2025                               | Number |
|---------------------------------------|--------|
| Residential accounts                  | 24,732 |
| Commercial accounts                   | 1,823  |
| Miles of water lines                  | 476    |
| Fire hydrants                         | 4,321  |
| Average daily water demand (mgd)      | 16.83  |
| Daily water conveyance capacity (mgd) | 36.92  |
| Miles of secondary water lines        | 115    |
| Secondary water accounts              | 4,196  |

# South Jordan At A Glance

## Storm Water

| FY 2025                                 | Number |
|---|--------|
| Miles of storm water pipe               | 174.64 |
| Storm water detention & retention ponds | 192    |
| Storm clean out boxes                   | 5,514  |

## Sanitation

| FY 2025                           | Number |
|-----------------------------------|--------|
| Tons of waste recycled annually   | 4,933  |
| Tons of refuse collected annually | 32,564 |
| Residential sanitation accounts   | 31,901 |

## Parks

| FY 2025                            | Number      |
|------------------------------------|-------------|
| Public park acres                  | 326.4 acres |
| Public open space acres            | 257 acres   |
| Number of park playgrounds         | 28 units    |
| Number of multi-purpose fields     | 27          |
| Number of pickleball courts        | 18          |
| Number of tennis courts            | 9           |
| Number of baseball/softball fields | 10          |
| Number of sand volleyball courts   | 4           |
| Number of basketball courts        | 6           |
| Number of splash pads              | 2           |

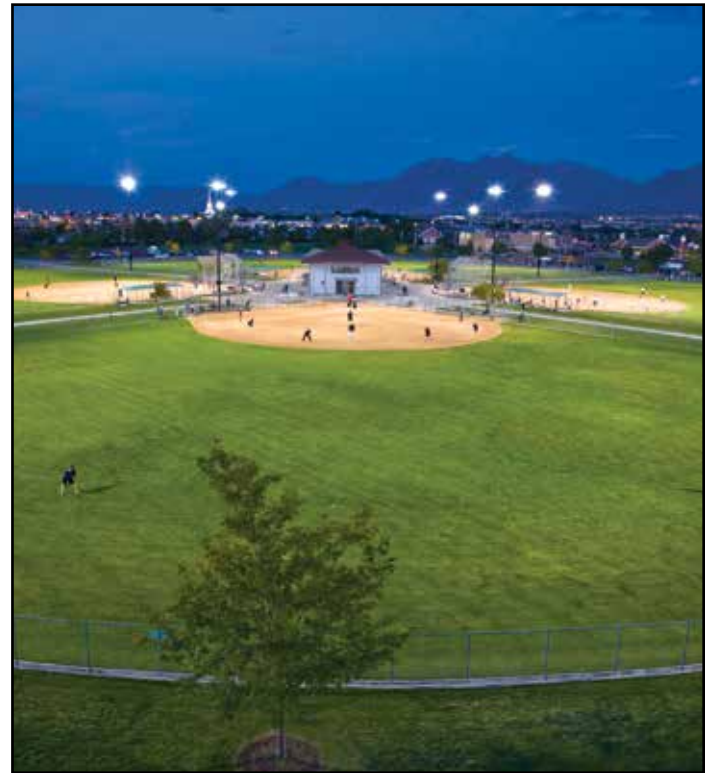
## Recreation

| FY 2025                         | Number      |
|---------------------------------|-------------|
| Community Events Offered        | 34          |
| Gale Museum Visitors            | 18,009      |
| Senior Program Participants     | 21,389      |
| Senior Lunches Distributed      | 16,308      |
| Facility Rental Revenue         | \$88,859.75 |
| Recreation Program Participants | 9,002       |

## Economics

| FY 2025                         | Number         |
|---------------------------------|----------------|
| Sales Tax:                      |                |
| Taxable Sales                   | 2,564,906,645  |
| Sales Tax Revenue               | 25,272,539     |
| Property Tax:                   |                |
| Assessed taxable property value | 12,790,707,005 |
| Property Tax Rate               | 0.001313%      |
| Bond Ratings:                   |                |
| Implied GO Rating               | AAA            |
| Debt:                           |                |

The City has no General Obligation debt, which means no debt attached to property tax.



# History of South Jordan

South Jordan, Utah is a rapidly growing community located eleven miles south of Salt Lake City. South Jordan is known for being a trendsetter within the valley while maintaining a rural environment creating an ideal place to raise a family. South Jordan has a distinct air of uniqueness from the other metropolitan areas within the county. A rural atmosphere exists with large well kept yards, modern homes, immaculate parks, and annual events that celebrate the history of South Jordan.

The City of South Jordan has become a premier place within the county to live. Known for its beauty, cleanliness, pristine parks, quality schools, amazing community center, and abundant neighborhoods the city attracts both residential and commercial interests.

## Settlement

The community of South Jordan's first residents were Alexander Beckstead and his family as they settled a tract of land along the west side of the Jordan River in 1859. Alexander had immigrated from Canada in 1837 after joining The Church of Jesus Christ of Latter-Day Saints (LDS). Most early settlers were also members of the LDS faith and came from Europe by ship, then crossed the plains eventually settling in South Jordan.

The abundance of water, wildlife, and native grasses along the Jordan River drew settlers to the area who had a hope of farming the land. Farming required a managed water supply, therefore Mr. Beckstead and others hand dug a two and a half mile canal to divert water from the Jordan River. The canal, appropriately name "The Beckstead Ditch", was one of the main reasons the South Jordan settlement became a permanent community and continued to grow.

Initial settlers nicknamed the community "Gale" due to the southwest prevailing winds which blow frequently through the area. In fact, the town's first train station was called the Gale Station and the first post office was called the Gale Post Office.

## Early Homes

Hillsides along the Jordan River provided the first homes for settlers of the South Jordan community. The settlers would literally dig a hole in the side of the hill to obtain shelter. As time permitted, more permanent type dugouts were built



which would extend beyond the front of the hillside using adobe brick for walls and logs for the extended roof. John W. Winward became one of the first adobe brick makers in the South Jordan area. Building a kiln on his property, he produced bricks for adobe homes which eventually replaced the hillside dugouts. Early pioneer homes in the area usually began with two rooms and as additional resources became available, and as the family grew, other rooms would be added.

## Farming & Business

Alfalfa hay and grain were the predominant crops raised in South Jordan's early history. Sugar beets were introduced in 1910 and became the mainstay of South Jordan's agricultural industry after a sugar factory was built in Lehi, Utah. The first flour mill was built in 1895 and ran exclusively on water power. Many farmers brought wheat to the mill for processing and many found employment there as well.

The Jordan Mercantile was the first official retail operation in South Jordan. Operated by the Joseph Holt family, the store offered commodities, household items as well as a shoe department. The first business to offer gas and oil in South Jordan began operations in 1928.

## Industry

Although agriculture was the main sources of sustenance for early settlers in South Jordan, many also worked at the United States Smelting and Refining company in Midvale, Utah to earn



# History of South Jordan

additional income. The Bingham Canyon Mine, now called Kennecott Copper also had a major influence in South Jordan's history. Several families earned a living providing teams and wagons to haul ore for the mine. Mining operations began in 1903 and have continued for more than 100 years.

## Incorporation

In 1935, with a population of more than two hundred residents in the South Jordan community, members of Voting District 329 petitioned for the right to become a town. The petition was accepted by the Board of Commissioners of Salt Lake County and the Town of South Jordan was officially created on November 8, 1935.

The Town of South Jordan operated under the leadership of a Board of Trustees for thirty-two years following incorporation. The first Board President was J.R. Peterson who served for five years. Marie Holt Palmer was hired as the first town clerk and initially Town Board Meetings were held in her home.

## City of Second Class Designation

Lieutenant Governor Spencer J. Cox signed an Executive Proclamation on July 28, 2016 designating South Jordan as a city of the second class. Each Utah municipality is classified according to its population. A municipality with a population of 100,000 or more is a city of the first class. A municipality with a population of 65,000 or more but less than 100,000 is a city of the second class. A municipality with a population of 30,000 or more but less than 65,000 is a city of the third class. A municipality with a population of 10,000 or more but less than 30,000 is a city of the fourth class. A municipality with a population of 1,000 or more but less than 10,000 is a city of the fifth class and a municipality with a population under 1,000 is a town.

## Tragic Event

Tragedy struck South Jordan in December of 1938. Farold "Slim" Silcox one of Jordan School District's most experienced drivers was driving the new yellow school bus to school in a snowstorm. The bus carrying 39 people stopped at the tracks and then appeared to have some trouble climbing over the tracks, according to eyewitnesses. This could have been due to the heavy snow or trying to shift gears to navigate the incline.

The "Flying Ute" freight train was running a couple hours late due to the weather after leaving Denver. The locomotive was pulling eighty-four freight cars and traveling at about 52 miles per hour. The engineer, with over 32 years experience, saw the bus stopped on the tracks and ordered an emergency stop. The train did not stop and the impact sheared the bus in two. The

bus motor was found 225 yards to the north, the frame of the bus was carried two blocks wrapped around the locomotive, and the shell of the bus was crunched like tin foil.

The driver and 23 people died leaving only 15 survivors, three of whom would later die due to injuries from the collision. It is as though time stands still as locals recall the train-bus tragedy that is the worst in South Jordan's history.

## Growth

South Jordan has seen dramatic increases in population over the years as housing has gradually replaced farmland. Between 1990 and 1999 South Jordan had the second highest growth rate in the State of Utah averaging more than 9.4% per year. The City encompasses 25.74 square miles and is home to more than 87,000 residents. The average household size is 3.56 persons. South Jordan's population is expected to increase by approximately 30,000 additional residents over the next twenty years.

## Sources:

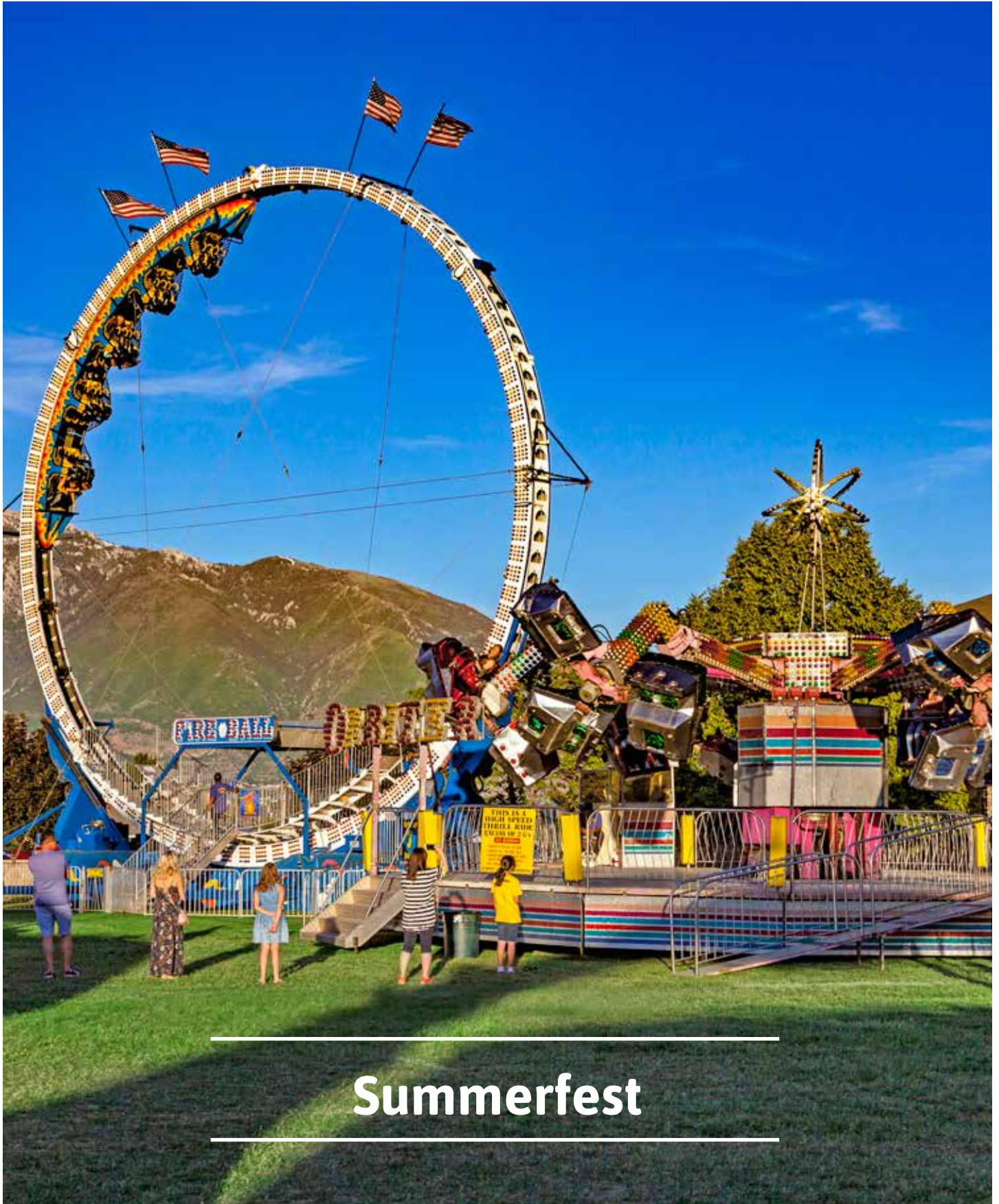
Bateman, Ronald; Of Dugouts and Spires; South Jordan City Corporation, South Jordan, UT; 1998.

City of South Jordan; Economic Development.

Jordan School District; Board of Education Minutes; December 1-2 1938.

Various City documents and memoranda.





---

# Summerfest

---

# Fee Schedule

| DESCRIPTION  |         | FY 2026-2027     |
|--|---------|------------------|
| <b>Business License Fees</b>                             |         |                  |
| Commercial General Business License                      | New     | \$338            |
|  | Renewal | \$100            |
| Assisted Living/Nursing                                  | New     | \$338 + \$45/bed |
|  | Renewal | \$100 + \$45/bed |
| Entertainment/Recreation                                 | New     | \$1,728          |
|  | Renewal | \$1,488          |
| Grocery Store  | New     | \$464            |
|  | Renewal | \$224            |
| Group/Treatment  | New     | \$1,421          |
|  | Renewal | \$1,181          |
| Hotel  | New     | \$2,705          |
|  | Renewal | \$2,465          |
| Restaurant   | New     | \$634            |
|  | Renewal | \$394            |
| Massage Establishment                                    | New     | \$512            |
|  | Renewal | \$420            |
| Booth/room within a licensed business - Massage          | New     | \$100            |
|  | Renewal | \$100            |
| Department Store (15,000 - 80,000 sq. ft.)               | New     | \$2,232          |
|  | Renewal | \$1,928          |
| Big Box (>80,000 sq. ft.)                                | New     | \$3,332          |
|  | Renewal | \$3,076          |
| Residential Rentals                                      | New     | \$354            |
|  | Renewal | \$100            |
| Sexually Oriented Business                               | New     | \$512            |
|  | Renewal | \$345            |
| Model Home   | New     | \$70             |
|  | Renewal | \$25             |
| Booth/room within licensed business - regulated          | New     | \$25             |
|  | Renewal | \$25             |
| Business/room within a licensed business - not regulated | New     | \$53             |
|  | Renewal | \$25             |
| Alcohol License  | New     | \$132            |
|  | Renewal | \$25             |
| Full Service Restaurant                                  | New     | \$277            |
|  | Renewal | \$168            |
| Bar  | New     | \$671            |
|  | Renewal | \$562            |
| Mobile Food Vendor License                               | New     | \$154            |
|  | Renewal | \$98             |
| Mobile Non-Food Vendor License                           | New     | \$25             |
|  | Renewal | \$25             |

# Fee Schedule

| DESCRIPTION   |         | FY 2026-2027   |                                       |
|---|---------|--|---------------------------------------|
| Home Occupation Business License                    | New     | \$126  |                                       |
|   | Renewal | \$25   |                                       |
| Daycare   | New     | \$273  |                                       |
|   | Renewal | \$98   |                                       |
| Preschool   | New     | \$273  |                                       |
|   | Renewal | \$98   |                                       |
| Commercial Temporary (fireworks - outdoor only)     |         | \$262  |                                       |
| Commercial Temporary (except fireworks)             |         | \$217  |                                       |
| Business Name Change                                |         | \$7  |                                       |
| Credit Card Processing Fee                          |         | 2.95% of fee charged   |                                       |
| Delinquent Fees (1-30 days after payment due date)  |         | 25% of base fee  |                                       |
| Delinquent Fees (31-60 days after payment due date) |         | 50% of base fee  |                                       |
| Delinquent Fees (61-90 days after payment due date) |         | 100% of base fee   |                                       |
| Business License Denial/Revocation Appeal           |         | <p>Actual cost of hearing officer's time based on contract with City. \$819 retainer required. If actual cost is less than retainer, the difference between actual cost and retainer will be refunded to applicant. If actual cost is greater than retainer, applicant must pay the difference between actual cost and retainer before receiving hearing officer's decision.</p> |                                       |
| Reasonable Accommodation Hearing                    |         | <p>Actual cost of hearing officer's time based on contract with City. \$819 retainer required. If actual cost is less than retainer, the difference between actual cost and retainer will be refunded to applicant. If actual cost is greater than retainer, applicant must pay the difference between actual cost and retainer before receiving hearing officer's decision.</p> |                                       |
| <b>Collection Fees</b>                              |         |  |                                       |
| Standard Collection (In-State)                      |         | 30% of amount owed   |                                       |
| Legal (In-State)                                    |         | 30% of amount owed   |                                       |
| Standard Collection (Out-of-State)                  |         | 50% of amount owed   |                                       |
| Legal (Out-of-State)                                |         | 50% of amount owed   |                                       |
| Returned Check Fee                                  |         | \$20   |                                       |
| Returned EFT/ACH Fee                                |         | \$20   | per returned transaction              |
| <b>Court Fees</b>                                   |         |  |                                       |
| Plea in Abeyance                                    |         | \$25   |                                       |
| Small Claims Counter Affidavit \$2,000 or Less      |         | \$50   | As per Admin. Office of Court         |
| Small Claims Counter Affidavit > \$2,000 to \$7500  |         | \$70   | As per Admin. Office of Court         |
| Small Claims Counter Affidavit > \$7500 to \$10,000 |         | \$120  | As per Admin. Office of Court         |
| Small Claims Fees 2,000 or Less                     |         | \$60   | As per Admin. Office of Court         |
| Small Claims Fees > \$2,000 to \$7,500              |         | \$100  | As per Admin. Office of Court         |
| Small Claims Fees > \$7500 to \$10,000              |         | \$185  | As per Admin. Office of Court         |
| Small Claims Appeal                                 |         | \$240  | \$230 to District Court, \$10 to City |
| Garnishment Filing Fee                              |         | \$50   | As per Admin. Office of Court         |
| Expungement   |         | \$135  | \$30 per Certified Copy               |

# Fee Schedule

| DESCRIPTION   | FY 2026-2027 |   |
|---|--------------|---|
| Certified Copy (per document)   | \$4          | plus \$.50 per page. As per Admin. Office of Court    |
| Record Fees:  |              | CJA Rule 4-202.08                                     |
| Audio CD  | \$10         |   |
| Paper   | \$0.25       | per image   |
| Mailing   |              | Actual cost   |
| Fax   | \$5          | for 10 pages or less. Add'l pages are \$0.50 per page |
| Personnel Time  |              | First 15 min. free                                    |
| Clerical Assistant  | \$15         | per hour  |
| <b>Development Services Fees (Fees shown below contain costs for engineering and building services)</b>   |              |   |
| Any person who commences any work on a building, structure, electrical, gas, mechanical, or plumbing system before obtaining the necessary permits shall be subject to a double permit fee. |              |   |
| Building Permit Demolition  | \$46         |   |
| Building Permit Single Family Detached (PRSG)   |              |   |
| \$0-\$500,000   | \$3,398      |   |
| \$500,001+  | \$4,329      |   |
| Building Permits Single Family Attached (PRSFA)   |              |   |
| \$0-\$500,000   | \$3,180      |   |
| \$500,001+  | \$4,052      |   |
| Building Permit Retaining Wall (PRRW)   |              |   |
| \$0-\$500   | \$610        |   |
| \$501+  | \$833        |   |
| Building Permit Sign (PRSG)   |              |   |
| \$0-\$500   | \$274        |   |
| \$501+  | \$422        |   |
| Building Permit Roof (PRRF)   |              |   |
| Per Permit  | \$193        |   |
| Building Permit AG Bldg (PRGA)  |              |   |
| \$0-\$500   | \$262        |   |
| \$501-\$2,000   | \$569        |   |
| \$2,001-\$40,000  | \$876        |   |
| \$40,001-\$100,000  | \$1,246      |   |
| \$100,001-\$500,000   | \$1,771      |   |
| \$500,001-\$1,000,000   | \$2,517      |   |
| \$1,000,001+  | \$2,577      |   |
| Building Permit Deck (PRDK)   |              |   |
| \$0-\$500   | \$211        |   |
| \$501-\$2,000   | \$557        |   |
| \$2,001+  | \$820        |   |

# Fee Schedule

| DESCRIPTION                                    | FY 2026-2027 |
|--|--------------|
| Building Permit Detached ACCE (PRDA)           |              |
| \$0-\$500                                      | \$1,002      |
| \$501-\$2,000                                  | \$1,002      |
| \$2,001-\$40,000                               | \$1,331      |
| \$40,001-\$100,000                             | \$1,389      |
| \$100,001-\$500,000                            | \$1,389      |
| \$500,001+                                     | \$1,749      |
| Building Permit Carport (PRCP)                 |              |
| \$0-\$500                                      | \$650        |
| \$501-\$2,000                                  | \$692        |
| \$2,001-\$40,000                               | \$735        |
| \$40,001+                                      | \$801        |
| Building Permit Temp Power (PRTP)              |              |
| Per Permit                                     | \$113        |
| Building Permit Gas (PRGS)                     |              |
| Per Permit                                     | \$333        |
| Building Permit Residential Power Meter (PRPM) |              |
| Per Permit                                     | \$257        |
| Building Permit Electrical Only (PREL)         |              |
| Per Permit                                     | \$260        |
| Building Permit Appliance (PRAP)               |              |
| Per Permit                                     | \$194        |
| Building Permit Residential Solar (PRSO)       |              |
| \$0-\$500                                      | \$367        |
| \$501-\$2,000                                  | \$455        |
| \$2,001-\$40,000                               | \$543        |
| \$40,001-\$100,000                             | \$634        |
| \$100,001+                                     | \$1,019      |
| Building Permit Residential Pool (PRPO)        |              |
| \$0-\$500                                      | \$1,006      |
| \$501-\$2,000                                  | \$1,086      |
| \$2,001-\$40,000                               | \$1,166      |
| \$40,001-\$100,000                             | \$1,166      |
| \$100,001+                                     | \$1,506      |
| Building Permit Residential Addition (PRAD)    |              |
| \$0-\$500                                      | \$225        |
| \$501-\$2,000                                  | \$699        |
| \$2,001-\$40,000                               | \$1,174      |
| \$40,001+                                      | \$2,293      |

# Fee Schedule

| DESCRIPTION  | FY 2026-2027  |
|--|---------------|
| Building Permit Residential Remodel (PRRR)           |               |
| \$0-\$500  | \$201         |
| \$501-\$2,000  | \$260         |
| \$2,001-\$40,000                                     | \$422         |
| \$40,001-\$100,000                                   | \$426         |
| \$100,001+   | \$618         |
| Building Permit Residential Basement (PRBS)          |               |
| \$0-\$500  | \$474         |
| \$501-\$2,000  | \$678         |
| \$2,001+   | \$882         |
| Building Permit Commercial R-2 (PRAC)                |               |
| \$0-\$1,000,000                                      | \$5,462       |
| \$1,000,001-\$5,000,000                              | \$20,442      |
| \$5,000,001+   | \$40,688      |
| Building Permit Commercial Addition (PRCA)           |               |
| \$0-\$500  | \$964         |
| \$501-\$2,000  | \$1,385       |
| \$2,001-\$40,000                                     | \$1,988       |
| \$40,001-\$100,000                                   | \$2,854       |
| \$100,001-\$500,000                                  | \$3,110       |
| \$500,001-\$1,000,000                                | \$3,382       |
| \$1,000,001-\$5,000,000                              | \$3,465       |
| \$5,000,001+   | \$5,993       |
| Building Permit Commercial Tenant Improvement (PRCR) |               |
| \$0-\$500  | \$648         |
| \$501-\$2,000  | \$982         |
| \$2,001-\$40,000                                     | \$1,317       |
| \$40,001-\$100,000                                   | \$1,597       |
| \$100,001-\$500,000                                  | \$2,254       |
| \$500,001-\$1,000,000                                | \$2,254       |
| \$1,000,001-\$5,000,000                              | \$2,299       |
| \$5,000,001+   | \$4,468       |
| Building Permit Commercial (PRNR)                    |               |
| \$0-\$100,000  | \$4,265       |
| \$100,001-\$500,000                                  | \$8,986       |
| \$500,001-\$1,000,000                                | \$14,148      |
| \$1,000,001-\$5,000,000                              | \$20,545      |
| \$5,000,001+   | \$36,883      |
| Inspections outside of normal business hours         | \$76 per hour |
| Re-inspection Fee                                    | \$168         |

# Fee Schedule

| DESCRIPTION   | FY 2026-2027  |  |
|---|---|--|
| Additional Plan Review Fee  | \$284   |  |
| For use of outside consultants for plan checking and inspections  | Actual costs  |  |
| Overtime Inspector Fee  | \$76 per hour   |  |
| Overtime Truck Fee  | \$53 per day  |  |
| Curb Cut Encroachment Permit  | \$234   |  |
| Standard Encroachment Permits   | \$318   |  |
| Land Disturbance Fee  | \$157   |  |
| TV Video Inspection Fee   | \$75 base + \$0.77 per linear foot of pipe  |  |
| Cold Weather Paving Application Fee   | \$337   |  |
| Streetlight Connection Fee  | \$121 base + \$150 per streetlight  |  |
| Small Wireless Facility - Application Fee   | \$100   |  |
| Small Wireless Installation (with co-location on a utility pole) - Application Fee                      | \$250   |  |
| Small Wireless Right-of-Way   | A provider shall pay a right-of-way rate of the greater of 3.5 percent of all gross revenues related to the provider's use of the City's right-of-way for small wireless facilities or two hundred fifty dollars (\$250.00) annually for each small wireless facility in accordance with Utah Code section 54-21-502(2). A provider does not have to pay this rate if it is subject to the Municipal Telecommunications License Tax under title 10, part 4, Municipal Telecommunications License Tax Act. |  |
| Traffic Control Fee (Encroachment Permit)   | \$50 per day  |  |
| Credit Card Processing Fee  | 2.95% of fee charged  |  |
| <b>Planning Fees</b>  |   |  |
| Subdivision Preliminary   | \$2,269   | base + \$54 per lot                      |
| Subdivision Final   | \$3,687   | base + \$241 per lot                     |
| Subdivision Amendment (same regardless of lot number)   | \$4,692   |  |
| Right-of-Way Vacation   | \$1,057   |  |
| Major Site Plan Amendment   | \$1,352   |  |
| Site Plan Review (small site 0-3 acres)   | \$6,349   |  |
| Site Plan Review (all other site 3+ acres)  | \$7,907   |  |
| Minor Site Plan Amendment   | \$750   |  |
| Small Residential Development   | \$1,655   |  |
| Accessory Living Unit Planning Commission Review  | \$860   |  |
| Accessory Living Unit Staff Review  | \$196   |  |
| Conditional Use Permit  | \$756   |  |
| Land Use Amendment  | \$1,025   |  |
| Rezone and Land Use Amendment   | \$1,047   |  |
| Rezone  | \$995   |  |
| Rezone with Master Development Plan (MDP) - required with all mixed use rezones and land use amendments | \$2,433   |  |
| Zone to P-C Zone  | \$23  | per acre                                 |
| Rezone with Development Agreement (optional)  | \$995   | base rezone + \$1,882 Develop. Agreement |
| Text Amendment  | \$1,408   |  |
| Annexation  | \$2,210   |  |

# Fee Schedule

| DESCRIPTION   | FY 2026-2027 |   |
|---|--------------|---|
| Sign Permit   | \$286        |   |
| Sign Permit - Temporary Banner  | \$105        |   |
| Master Sign Design Guidelines Review  | \$288        |   |
| Appeals to City Council   | \$968        |   |
| Appeal to Appeal and Variance Hearing Officer                                       |              | Actual cost of hearing officer's time based on contract with City. \$819 retainer required. If actual cost is less then retainer, the difference between actual cost and retainer will be refunded to applicant. If actual cost is greater than retainer, applicant must pay the difference between actual cost and retainer before receiving hearing officer's decision. |
| Impounded Sign Release Fee  | \$30         |   |
| Wind Energy Conversion Systems  | \$617        |   |
| Residential Chicken Permit  | \$108        |   |
| Time Extension Fee  |              | Half of application type base fee   |
| Lot Line Adjustment   | \$925        |   |
| Zoning Compliance Letter  | \$341        |   |
| Development Agreement Amendment   | \$2,034      |   |
| Floodplain Permit: Limited Floodplain Encroachment (New Application)                | \$481        |   |
| Floodplain Permit: Flood way Encroachment/Map Revision/Zone A/Multi-Lot Development | \$1,015      |   |
| City Council Review (Fence Height/Parking Reduction)                                | \$588        |   |
| Same-Day Cancellation Fee   | \$84         |   |
| Credit Card Processing Fee  |              | 2.95% of fee charged  |
| Public Infrastructure District Escrow Deposit                                       | \$15,000     |   |
| <b>Rental Fees</b>  |              |   |
| <b>City Hall</b>  |              |   |
| Council Chambers - Security Deposit   | \$250        | Refundable if no damage and nothing missing   |
| Council Chambers  | \$150        | per hour  |
| <b>EV Charging Stations</b>   |              |   |
| Public EV Charging Station  | \$20         | per hour for the first 3 hours, \$10 per hour thereafter (no overnight charging)  |
| <b>Public Safety Building</b>   |              |   |
| Oquirrh/Wasatch Room - Security Deposit   | \$250        | Refundable if no damage and nothing missing   |
| Oquirrh/Wasatch Room  | \$150        | per hour  |
| <b>Fire Station 64</b>  |              |   |
| Copperview Room - Security Deposit  | \$250        | Refundable if no damage and nothing missing   |
| Copperview Room   | \$150        | per hour  |

# Fee Schedule

| DESCRIPTION                              | FY 2026-2027   |   |
|--|--|---|
| <b>Fire Station Community Rooms</b>      |  |   |
| Resident                                 |  |   |
| Weekdays 8am-5pm (min 2 hrs)             | \$25   | per hour  |
| Weekdays after 5pm (min 2 hrs)           | \$45   | per hour  |
| Saturdays (min 2 hrs)                    | \$45   | per hour  |
| Non-resident                             |  |   |
| Weekdays 8am-5pm (min 2 hrs)             | \$45   | per hour  |
| Weekdays after 5pm (min 2 hrs)           | \$65   | per hour  |
| Saturdays (min 2 hrs)                    | \$65   | per hour  |
| <b>Community Center</b>                  |  |   |
|  | Resident   | \$120 Refundable if no damage and nothing missing |
| Security Deposit                         | Non-resident   | \$160 Refundable if no damage and nothing missing |
| Room 126 & 127/Open Seating Area         |  |   |
| Resident                                 |  |   |
| Monday - Friday 3:30-10:00pm (min 2 hrs) | \$45   | per hour  |
| Saturdays & Sundays (min 2 hrs)          | \$45   | per hour  |
| Non-resident                             |  |   |
| Monday - Friday 3:30-10:00pm (min 2 hrs) | \$65   | per hour  |
| Saturdays & Sundays (min 2 hrs)          | \$65   | per hour  |
| Auditorium                               |  |   |
| Resident                                 |  |   |
| Monday - Friday 3:30-10:00pm (min 2 hrs) | \$95   | per hour  |
| Saturdays & Sundays (min 2 hrs)          | \$95   | per hour  |
| Non-resident                             |  |   |
| Monday - Friday 3:30-10:00pm (min 2 hrs) | \$130  | per hour  |
| Saturdays & Sundays (min 2 hrs)          | \$130  | per hour  |
| Kitchen                                  | Available upon request with auditorium rental at no additional cost (We discourage food on the carpeted areas) |   |
| Gale Center                              |  |   |
| Security Deposit                         | \$120  | Refundable if no damage and nothing missing       |
| Auditorium (hourly)                      |  |   |
| Resident                                 |  |   |
| Weekdays 8am-5pm                         | \$25   | per hour, Minimum 2 hours, Limited Availability   |
| Weekdays after 5pm                       | \$45   | per hour, Minimum 2 hours                         |
| Saturdays                                | \$45   | per hour, Minimum 2 hours                         |
| Non-resident                             |  |   |
| Weekdays 8am-5pm                         | \$45   | per hour, Minimum 2 hours, Limited Availability   |

# Fee Schedule

| DESCRIPTION  | FY 2026-2027             |  |
|--|--------------------------|--|
| Weekdays after 5pm   | \$65                     | per hour, Minimum 2 hours  |
| Saturdays  | \$65                     | per hour, Minimum 2 hours  |
| <b>Finance Fees</b>  |                          |  |
| Annual Report  | Free Online              |  |
| Telecommunication Franchise Fee Application                                  | \$500                    |  |
| <b>Fire Department Fees</b>  |                          |  |
| <b>Fire Inspection/Permit Fees</b>   |                          |  |
| Annual Life Safety Inspection  | \$75                     | initial inspection and first re-inspection included with license fee   |
|  | \$100                    | Second re-inspection (third visit)   |
|  |                          | for all subsequent re-inspections after the second   |
| Commercial Sprinkler Plan Review//System Inspection                          | \$135                    | Per ICC/SJC Valuation Fee Schedule   |
|  | \$135                    | For each re-inspection after the second  |
| Residential Sprinkler Plan Review/System Inspection                          | \$50                     | For each re-inspection after the 2nd   |
| Underground Flammable/Combustible Liquid Storage Tank &/or Line Installation | \$350                    | per site   |
| Underground Flammable/Combustible Liquid Storage Tank &/or Line Removal      | \$300                    | per site   |
| Above Ground Flammable/Combustible Liquid Storage Tank Installation          | \$125                    | per site   |
| Tent/Canopy/Air Supported Structure  | \$50                     | 1st tent/canopy - \$10 for each additional tent  |
| Public Fireworks Display   | \$250                    | per display location   |
| Medical Gas Test   | \$50                     |  |
| Hydrant Flow Test  | \$50                     | per request  |
| <b>Emergency Services - Ambulance</b>  |                          |  |
| Non-Transport, No Care Provided  |                          | No Charge  |
|  | \$25 or less in Supplies | No Charge  |
| Non-Transport, Care Provided   | Helicopter preparation   | Maximum allowed by BEMS plus appropriate surcharges  |
|  | > \$25 in Supplies       | Maximum allowed by BEMS plus appropriate surcharges  |
|  | Basic                    | Maximum allowed by BEMS plus appropriate surcharges  |
|  | Intermediate             | Maximum allowed by BEMS plus appropriate surcharges  |
| Ambulance Transport  | ALS                      | Maximum allowed by BEMS plus appropriate surcharges  |
|  | Critical Care            | Maximum allowed by BEMS plus appropriate surcharges  |
|  | Interfacility Transfer   | Maximum allowed by BEMS plus appropriate surcharges or as per written agreement or contract.   |
| Ambulance Transport - Mileage  | Scene to hospital only   | Maximum allowed by BEMS  |
| Consumable Supplies and Medications  |                          | Maximum allowed by BEMS  |
| <b>Emergency/Standby Services - Cost Recovery</b>                            |                          |  |
| Apparatus: All   |                          | Maximum allowed by FEMA Schedule of Equipment Rates plus appropriate surcharges (personnel, equipment, and/or consumables) or as per Metro Fire Agency cost recovery schedule, whichever is greater. |

# Fee Schedule

| DESCRIPTION  |                        | FY 2026-2027   |  |
|--|------------------------|--|--|
| Equipment: Fire Suppression, Rescue, and Hazardous Materials       |                        | Maximum allowed by FEMA Schedule of Equipment Rates plus appropriate surcharges (personnel, equipment, and/or consumables) or as per Metro Fire Agency cost recovery schedule, whichever is greater. |  |
| Consumables: Fire Suppression, Rescue, Haz-Mat, and Administrative |                        | Actual cost of supplies plus appropriate surcharges (personnel, apparatus, and/or equipment) or as per Metro Fire Agency cost recovery schedule, whichever is greater.                               |  |
| Personnel: All positions   |                        | \$75   | per person per hour, or as per Metro Fire Agency cost recovery schedule, whichever is greater. |
| False Alarm Fees   | 1st Time (in a year)   | No Charge  |  |
|  | 2nd Time (in a year)   | No Charge  |  |
|  | 3rd Time (in a year)   | \$62   |  |
|  | Thereafter (in a year) | \$124  |  |
|  | False Alarm Late Fee   | \$11 minimum or 18% Annual Interest Rate   |  |
| Community Education  |                        |  |  |
| CPR/AED  | Resident               | \$25   | per person   |
|  | Non-resident           | \$50   | preference given to SJ residents   |
| C.E.R.T.   | Resident               | Actual cost of supplies only   |  |
|  | Non-resident           | \$85   | preference given to SJ residents   |
| First Aid Training   | Resident               | \$25   | per person   |
|  | Non-resident           | \$50   | preference given to SJ residents   |
| Disaster Preparedness Training                                     | Resident               | Actual cost of supplies only   |  |
|  | Non-resident           | \$50   | preference given to SJ residents   |
|  | Resident               | \$40   | per extinguisher used  |
| Off-Site Training Instruction                                      |                        | \$75   | per instructor per hour, in addition to per person class fees and applicable supply costs      |
| Other  |                        |  |  |
| Flu Vaccination  |                        | \$25   |  |
| Fire Applicant Test  |                        | Actual per applicant test cost (not to exceed \$50)  |  |
| <b>GIS Fees</b>  |                        |  |  |
| Zoning and Land Use Maps   | Full Color 8.5 x 11    | \$2.50   | or \$1.00 for black and white copies   |
|  | Full Color 11 x 17     | \$5  | or \$1.00 for black and white copies   |
|  | Full Color 36 x 15     | \$15   | or \$5.00 for black and white copies   |
|  | Full Color 42 x 16     | \$20   | or \$5.00 for black and white copies   |
|  | Full Color 36 x 24     | \$24   | or \$5.00 for black and white copies   |
|  | Full Color 54 x 18     | \$27   | or \$5.00 for black and white copies   |
|  | Full Color 62 x 24     | \$40   | or \$5.00 for black and white copies   |
|  | Full Color 96 x 36     | \$96   | or \$5.00 for black and white copies   |
| <b>GRAMA Fees</b>  |                        |  |  |
| Photocopy or print out of regular size record                      | \$0.25                 | Per page for records smaller than 11" X 17"  |  |
| Black and white photocopy or print out of oversized record         | \$7                    | Per page for records larger than 11" X 17"   |  |

# Fee Schedule

| DESCRIPTION  | FY 2026-2027                      |   |
|--|-----------------------------------|---|
| Color photocopy or print out of oversized record   | \$12                              | Per page for records larger than 11" X 17"  |
| Electronic records, per DVD, CD, USB Drive   | Actual cost of device provided    |   |
| Audio/Video records, per tape  | \$5                               |   |
| Fax request (long distance within US) per fax number   | \$2                               |   |
| Fax request (long distance outside US) per fax number  | \$5                               |   |
| Mail request (address within US) per address   | \$2                               |   |
| Mail request (address outside US) per address  | \$5                               |   |
| Research or services fee:  | as provided by Utah Code 63-2-203 |   |
| Extended research or services fee:   | as provided by Utah Code 63-2-203 |   |
| <b>Parks &amp; Recreation Fees</b>   |                                   |   |
| <b>Park Fee</b>  | <b>\$5.28</b>                     | <b>Single Family Residential</b>  |
|  | <b>\$3.38</b>                     | <b>Multi-Family Residential</b>   |
| Pavilion   | \$50                              | No Cleaning Deposit   |
|  | \$75                              | No Cleaning Deposit   |
| Skate Park Rental  | \$50 per day                      | If hosting event, must have liability insurance in the amount of \$2 million with South Jordan City as additional insured and acquire a special event permit. |
| Special Event Permit Application Fee   | \$30                              |   |
| Expedited Special Events Permit  | \$40                              | Collected if the application received after code requirement, 30 day advance of event.  |
| Athletic Field Use - Non Recreational Play Only (Recreational Teams per Negotiated Contract) |                                   |   |
| Youth/Adult Sports (BALLFIELDS)  |                                   |   |
| Field Rental without Prep  | Residential \$50                  | per field per day   |
|  | Non-resident \$75                 | per field per day   |
| Ballfield Field Rental with Prep   | Residential \$75                  | per field per day   |
|  | Non-resident \$100                | per field per day   |
| Baseball Field Lighting  | \$15                              | per hour per field  |
| Softball Field Lighting  | \$15                              | per hour per field  |
| Football and Soccer  |                                   |   |
| Field Rental   | Residential \$50                  | per field per day   |
|  | Non-resident \$75                 | per field per day   |
| Field Rental with Prep   | Residential \$75                  | per field per day   |
|  | Non-resident \$100                | per field per day   |
| Concession Facility  |                                   |   |
| Concession Facility Rental   | \$500                             | per season (fee not deposit)  |
| Mulligans Golf & Games   |                                   |   |
| Miniature Golf   |                                   |   |
| Adult  | \$8                               |   |
| Children (11 & under)  | \$6                               |   |
| Rerounds (same course)   | \$4                               |   |
| Group  | 15% off                           | Must have at least 15 people.   |

# Fee Schedule

| DESCRIPTION   | FY 2026-2027 |   |
|---|--------------|---|
| Batting Cages   |              |   |
| One token (25 pitches)  | \$3          |   |
| Bat pass (15 tokens)  | \$32         |   |
| Bat Rental  | \$3          |   |
| Greens  |              |   |
| The Ridge (9 holes)   | \$15         |   |
| The Ridge (9 holes) Senior (60 & over) and Junior (11 & under)    | \$14         |   |
| The Ridge (9 holes) Senior and Junior Monday - Thursday           | \$10         |   |
| The Meadows (9 holes)   | \$10         |   |
| The Meadows (9 holes) Senior (60 & over) and Juniors (11 & under) | \$9          |   |
| Golf Cart (per cart)  | \$20         |   |
| (per person per cart)   | \$10         |   |
| Pull Carts  | \$5          |   |
| Rental Clubs  | \$10         | 9 holes   |
| Single Iron   | \$2          |   |
| Range   |              |   |
| Large Bucket (120 balls)  | \$15         |   |
| 20 Punch Pass   | \$245        |   |
| 10 Punch Pass   | \$128        |   |
| 5 Punch Pass  | \$66         |   |
| Medium Bucket (80 balls)  | \$12         |   |
| 20 Punch Pass   | \$210        |   |
| 10 Punch Pass   | \$108        |   |
| 5 Punch Pass  | \$55         |   |
| Small Bucket (40 balls)   | \$8          |   |
| 20 Punch Pass   | \$128        |   |
| 10 Punch Pass   | \$67         |   |
| 5 Punch Pass  | \$35         |   |
| Golf Instruction  |              | contract agreement                                    |
| Passes  |              |   |
| Season Pass - Range Only  | \$1,000      | per year  |
| Season Pass - Range & Golf  | \$1,250      | per year  |
| Season Pass - Junior Golf & Range                                 | \$550        | per year  |
| Golf Cart Punch Pass (20 Punches)                                 | \$100        | per year  |
| Senior Punch Pass (20 Punches)                                    | \$120        | per year  |
| Tennis Courts/Pickleball Courts                                   |              | No charge for regular play                            |
| Resident  | \$10         | per court per hour (Rec. Dept. pre-approval required) |
| Private Court Use Reservation                                     |              |   |
| Non-resident  | \$12         | per court per hour (Rec. Dept. pre-approval required) |
| Tournaments, League Play and Instructor Lessons                   |              | negotiated by contract                                |

# Fee Schedule

| DESCRIPTION              |              | FY 2026-2027        |                   |
|--------------------------|--------------|---------------------|-------------------|
| Memorial Park (Cemetery) |              |                     |                   |
| Burial Type              |              |                     |                   |
| <u>Outer Area</u>        |              | <u>Initial Fees</u> | <u>Open/Close</u> |
| Flat Marker Space        | Resident     | \$1,195             | \$567             |
|                          | Non-Resident | \$1,695             | \$750             |
| Raised Marker Space      | Resident     | \$1,795             | \$750             |
|                          | Non-Resident | \$2,295             | \$990             |
| <u>Island Area</u>       |              | <u>Initial Fees</u> | <u>Open/Close</u> |
| Flat Marker Space        | Resident     | \$1,895             | \$585             |
|                          | Non-Resident | \$2,395             | \$775             |
| Raised Marker Space      | Resident     | \$2,295             | \$775             |
|                          | Non-Resident | \$2,859             | \$1,025           |
| <u>Cremation Garden</u>  |              | <u>Initial Fees</u> | <u>Open/Close</u> |
| Ossuary                  | Resident     | \$200               | \$100             |
|                          | Non-Resident | \$300               | \$135             |
| Pillow Cenotaph          | Resident     | \$350               |                   |
|                          | Non-Resident | \$465               |                   |
| Granite Tablet           | Resident     | \$520               | \$250             |
|                          | Non-Resident | \$690               | \$330             |
| Premium Companion        | Resident     | \$1,795             | \$475             |
|                          | Non-Resident | \$2,360             | \$625             |
| Premium Individual       | Resident     | \$1,090             | \$475             |
|                          | Non-Resident | \$1,430             | \$625             |
| Companion Post Marker    | Resident     | \$1,150             | \$375             |
|                          | Non-Resident | \$1,520             | \$495             |
| Individual Post Marker   | Resident     | \$895               | \$375             |
|                          | Non-Resident | \$1,180             | \$495             |
| Tree Estate              | Resident     | \$9,500             | \$250             |
|                          | Non-Resident | \$12,540            | \$330             |
| Bridge Niche             | Resident     | \$6,875             | \$375             |
|                          | Non-Resident | \$9,075             | \$495             |
| Family Columbarium       | Resident     | \$24,750            | \$475             |
|                          | Non-Resident | \$32,670            | \$625             |
| Community Columbarium    | Resident     | \$1,295             | \$375             |
|                          | Non-Resident | \$1,710             | \$495             |
| Cremation Pedestal       | Resident     | \$19,250            | \$475             |
|                          | Non-Resident | \$25,410            | \$625             |
| Niche Boulder            | Resident     | \$2,750             | \$250             |
|                          | Non-Resident | \$3,630             | \$330             |
| Cremation Bench          | Resident     | \$8,500             | \$475             |
|                          | Non-Resident | \$11,220            | \$625             |
| Perpetual Care fund      |              | \$438               |                   |

# Fee Schedule

| DESCRIPTION  |                 | FY 2026-2027 |  |
|--|-----------------|--------------|--|
| Open/Closing (Resident)  | Weekday         | \$567        |  |
|  | Weekend/Holiday | \$1,067      |  |
| Open/Closing (Non-Resident)  | Weekday         | \$750        |  |
|  | Weekend/Holiday | \$1,500      |  |
| Open/Closing (Infant/Cremation)  | Weekday         | \$220        |  |
|  | Weekend/Holiday | \$720        |  |
| Disinterment Fee   | Weekday         | \$400        |  |
|  | Weekend/Holiday | \$600        |  |
| Certificate (Lost or Transferred)  |                 | \$5          |  |
| Monument Location Fee  |                 | \$35         |  |
| Repairs  |                 | \$50         | per hr plus cost of item (i.e... Tree replacement @ \$200)   |
| <b>Passport Application Fees (In Addition to State Department Charges)</b>                           |                 |              |  |
| Application Processing Fee   |                 | \$35         |  |
| Photo Fee  |                 | \$15         |  |
| Money Order Fee  |                 | \$3          |  |
| Passport Book 1-2 day delivery (applicants in the U.S. only)   |                 | \$22.05      |  |
| Passport application: overnight delivery from the City of South Jordan to passport processing agency |                 | \$28.40      |  |
| <b>Police Department Fees</b>  |                 |              |  |
| Background Checks  |                 | \$10         |  |
| Police Clearance Letters   |                 | \$9          | notary and a background check  |
| Police Reports   |                 | \$15         |  |
| Traffic Accident Report  |                 | \$15         |  |
| Audio/Video Recordings   |                 |              | per hour based on employee wage (based on salary of the lowest paid employee with the necessary skill and training to fulfill the request) |
| Extra Duty Fee   |                 | \$75         | per hour (3 hour minimum)<br>Supervisor fee \$96 (supervisor required for every 4 officers)  |
| Shopping Cart - Recovery Fee   |                 | \$5          | per occurrence   |
| Shopping Cart - Impound Fee  |                 | \$15         | per cart   |
| Shopping Cart - Application Fee  |                 | \$50         | for exemption or administrative hearing  |
| Sex Offender Registry Fee  |                 | \$25         |  |
| Sex Offender DNA Fee   |                 | \$25         |  |
| <b>Animal Control Fees</b>   |                 |              |  |
| Dog License renewal (Altered)  |                 | \$10         | annually   |
| Dog License renewal (Non-Altered)  |                 | \$35         | annually   |
| Senior Citizen - Age 65 (Dog must be altered)  |                 | \$5          | annually   |
| Vicious Dog Fee (Sterilized)   |                 | \$150        | annually   |
| Vicious Dog Fee (Unsterilized)   |                 | \$250        | annually   |
| Vicious Dog Sign   |                 |              | Actual cost of sign  |

# Fee Schedule

| DESCRIPTION  | FY 2026-2027 |  |
|--|--------------|--|
| Impound Fee  |              |  |
| Domestic Animals   | \$32         | plus \$8 per day   |
| Second Impound   | \$50         | plus \$8 per day   |
| Third and Above Impound  | \$100        | plus \$8 per day   |
| Livestock  | \$60         | plus \$12 per day  |
| Microchip Service  | \$20         |  |
| Adoption Fee (Altered)   | \$25         |  |
| Adoption Fee (Non-Altered)   | \$25         | + \$125 sterilization fee  |
| Euthanasia Fee   | \$40         |  |
| Disposal   | \$25         |  |
| False Alarm Fees   |              |  |
| 1st Time (in a year)   | No Charge    |  |
| 2nd Time (in a year)   | No Charge    |  |
| 3rd Time (in a year)   | \$62         |  |
| Thereafter (in a year)   | \$124        |  |
| False Alarm Late Fee   | \$11         | minimum or 18% Annual Interest Rate                                    |
| <b>Solid Waste Regulatory Fees</b>   |              |  |
| Commercial Hauler  | 6%           | of all gross receipts payable monthly                                  |
| Private Hauler   | \$120        | Annually   |
| <b>Storm Drain Fees</b>  |              |  |
| Residential  | \$9.29       | \$9.57 per month (total residential storm drain fee = 1 ERU*)          |
| *ERU is equivalent residential unit equal 4,752 square feet of impervious surface  |              |  |
| Non-residential  | \$9.29       | \$9.57 per month (total non-residential rate storm drain fee per ERU*) |
| *Non-residential fees will be calculated based on the following formula:<br>square feet of impervious surface/ 1 ERU = monthly fee                       |              |  |
| *example: a non-residential property with 26,136 square feet of impervious surface<br>(26,136 sq.ft./4,752 sq. ft. = 5.5 ERU's = 5.5 x \$8.51 = \$46.80) |              |  |
| TV Video Inspection Fee  | \$200 base   | plus \$1.90 per linear foot of pipe                                    |
| Storm Drain Cleaning Fee   | \$250 base   | plus \$250 per hour  |
| Storm Water Inlet Marker   | \$5          | per marker   |
| Inlet Filter BMP   | \$20-\$30    | per filter, depending on size  |
| Maintenance Agreement Inspection Admin Fee   | \$200        | per inspection plus acreage below                                      |
| Up to 1 acre   | \$375        |  |
| 1-4.99 acres   | \$500        |  |
| 5-9.99 acres   | \$750        | plus \$50 per each additional acre over 10                             |
| Work Reinstatement Fee   | \$250        | per reinstatement  |
| Street Sweeping Fee (contractor failure to clean up)   | \$530        | plus personnel & equipment costs                                       |

# Fee Schedule

| DESCRIPTION  |                      | FY 2026-2027       |   |
|--|----------------------|--------------------|---|
| <b>Waste Collection Fees</b>                         |                      |                    |   |
| Dumpster   |                      | \$50               | per weekday   |
|  |                      | \$100              | per weekend   |
| 30 Yard Dumpster                                     |                      | \$160              | per weekend   |
| Overweight or Overfilled Dumpsters                   |                      | \$250              |   |
| Unaccepted Items in Dumpster                         |                      | \$50 per item      | tires, chemicals, batteries, electronics, concrete, large tree stumps, etc. |
| Container Swap Out Fee                               |                      | \$100              | per container   |
| 1st Can  | \$16.05              | <del>\$18.78</del> | per month   |
| Each additional can                                  | \$10.74              | <del>\$12.57</del> | per month   |
| Senior Option (70 gallon can)                        | \$11.89              | <del>\$13.91</del> | per month   |
| Early Return of 2nd can < 1 yr                       |                      | \$54               |   |
| Recycling  | \$2                  | <del>\$4</del>     | per container per month   |
| Suspension Fee (period must be >30 days)             |                      | \$22               |   |
| Special Services Pickup                              |                      | \$15               | Trash 5'x5'x5' pile of debris   |
| Christmas Tree Pickup                                |                      | \$10               |   |
| <b>Water Rates</b>                                   |                      |                    |   |
| Culinary Water Rates                                 |                      |                    |   |
| Monthly Culinary Water Base Rates (per meter)        |                      |                    |   |
| Connection Size                                      | Base Fee Multipliers |                    |   |
| 3/4"   |                      | \$30.00            |   |
| 1"   | 1.09                 | \$32.80            |   |
| 1 1/2"   | 1.12                 | \$33.50            |   |
| 2"   | 1.23                 | \$37.00            |   |
| 3"   | 1.82                 | \$54.50            |   |
| 4"   | 2.47                 | \$74.10            |   |
| 6"   | 4.27                 | \$128.00           |   |
| 8"   | 6.60                 | \$198.00           |   |
| 10"  | 8.00                 | \$240.00           |   |
| Volumetric Culinary Water Usage Rates                |                      |                    |   |
| Tier 1   | \$2.21               | <del>\$2.29</del>  |   |
| Tier 2   | \$2.49               | <del>\$2.58</del>  |   |
| Tier 3   | \$2.77               | <del>\$2.87</del>  |   |
| Tier 4   | \$3.05               | <del>\$3.16</del>  |   |
| Tier 5   | \$3.32               | <del>\$3.44</del>  |   |
| Secondary Water Rates                                |                      |                    |   |
| Base Rate  | \$19                 | <del>\$20</del>    |   |
| Pumped Rate  | \$6                  | <del>\$7</del>     |   |
| Secondary Water Share Leasing Administration Fee     |                      | \$10               | on top of the canal company assessed fee                                    |
| Cash in lieu of water shares required by development |                      |                    | Market Rate (per acre foot)   |
| New Service Fee                                      |                      | \$17               |   |
| Transfer of Service within City Limits               |                      | \$12               |   |

# Fee Schedule

| DESCRIPTION  |            | FY 2026-2027          |                                   |
|--|------------|-----------------------|-----------------------------------|
| Turn on service (excluding new of transferred service)   |            | \$35                  |                                   |
| Turn off service (excluding permanent discontinuance of service)   |            | \$35                  |                                   |
| Reconnection Fee   |            | \$75                  |                                   |
| Residential Construction Water (Shall not be prorated)   |            | \$212                 | for each 90 days                  |
| Commercial Construction Water (Shall not be prorated)  |            | \$2.18                | per 1000 gallons used             |
| Commercial/Landscape Meter Set   |            | \$310                 | Plus Cost of Meter                |
| Flushing Fee   |            | \$250                 | plus the cost of water            |
| Commercial Backflow Inspection   |            | \$130                 | per inspection                    |
| Water Pressure Inspection Fee  |            | \$65                  | per inspection                    |
| After Hours Contractor Work Request  |            | \$43                  | per hour                          |
| Water Sample Fee   |            | \$65                  | per sample                        |
| Water Meter Installation Call Back   |            | \$40                  | and \$40 per additional call back |
| Water Meter Tampering Fee  |            | \$70                  | per tampering                     |
| Water Meter Fee (3/4")   | \$433.29   | \$482.96              | per meter                         |
| Water Meter Fee (1")   | \$567.05   | \$653.68              | per meter                         |
| Water Meter Fee (1.5")   | \$942.81   | \$946.76              | per meter                         |
| Water Meter Fee (2")   | \$1,165.01 | \$1,195.80            | per meter                         |
| Water Meter Fee (3")   | \$2,553.65 | \$3,074.56            | per meter                         |
| Water Meter Fee (4")   | \$3,040.73 | \$3,648.76            | per meter                         |
| Water Meter Fee (6")   | \$4,625.61 | \$5,467.28            | per meter                         |
| Water Meter Fee (8")   | \$5,338.41 | \$6,299.32            | per meter                         |
| Secondary Water Meter Fee (1")   | \$559.13   | \$612.20              | per meter                         |
| Antennas   |            | Actual cost of device |                                   |
| ERT's  |            | Actual cost of device |                                   |
| Registers  |            | Actual cost of device |                                   |
| Non-Metered Base Rate Service Fee  |            | \$1.50                | per month                         |
| Broken Transponder Replacement Fee   |            | \$102.50              |                                   |
| Late Fee   |            | \$0.50 or 5%          | per month, whichever is larger    |
| Second Violation of the Water Shortage Management Plan   |            | \$100                 |                                   |
| Third & Subsequent Violations of the Water Shortage Management Plan  |            | \$500                 |                                   |
| Fire Hydrant Fees  |            |                       |                                   |
| <u>Standard Fees</u>   |            |                       |                                   |
| Fire Hydrant Deposit (Refundable)  | \$2,900    | \$3,075               |                                   |
| Fire Hydrant Usage   |            | \$4.45                | per 1000 gallons used             |
| <u>3 Month Contract</u>  |            |                       |                                   |
| Water Usage Payment  |            | \$1,001.25            |                                   |
| <u>6 Month Contract</u>  |            |                       |                                   |
| Water Usage Payment  |            | \$2,002.50            |                                   |
| <u>12 Month Contract</u>   |            |                       |                                   |
| Water Usage Payment  |            | \$4,005               |                                   |
| *Water usage payment is an estimated amount for the contract time frame. Water usage will be reassessed at the end of contract. Refund or invoice will be made depending on total amount of water usage. |            |                       |                                   |

Note: Impact Fees are not included in Fee Schedule

# Glossary of Key Terms

**Accrual Basis of Accounting** – A method of accounting in which revenues and expenditures are recognized at the time they are incurred, as opposed to when cash is received or spent.

**ACFR** – (see Annual Comprehensive Financial Report).

**Ad Valorem Tax** – Taxes levied on both real and personal property according to the property’s valuation and the tax rate. Also known as Property Tax.

**Administrative Fees** – Fees allocated to Special Revenue Funds and Enterprise Funds to cover support costs incurred by General Fund divisions.

**Adopted Budget** – The annual budget approved by the City Council that establishes the legal authority for the expenditure of funds in the fiscal year.

**Allocation** – The assignment of one or more items of cost or revenue to one or more segments of an organization according to benefits received, responsibilities, or other logical measures of use.

**Annual Comprehensive Financial Report (ACFR)** – The audited annual report of the City’s financial condition at the conclusion of the fiscal year.

**Appropriation** – Legal authorization granted by the City Council to make expenditures and incur obligations for specific purposes.

**Assessed Valuation** – A valuation set upon real estate or other property by the Salt Lake County Assessor as a basis for levying property taxes.

**Assigned Fund Balance** - The portion of a fund balance that has been set aside for a specific purpose by City Administration.

**Audit** – A review performed by an independent certified public accountant to form an opinion regarding the legitimacy of transactions and internal controls.

**Balanced Budget** – A budget in which current revenues equal current expenditures. The State or local government may set the

legal requirements for a balanced budget.

**Basis of Budgeting** – The City’s budget is based on the modified accrual basis of accounting for its governmental and proprietary funds. (See modified accrual basis of accounting).

**Bond** – A written promise to pay a specified sum of money, called the face value or principal, at a specified date or dates in the future, called the maturity date(s), together with periodic interest at a specified rate.

**Bond Proceeds** – Funds received from the sale or issuance of bonds.

**Bond Rating** – A methodology used to measure the fiscal health of the City. Generally, analyst firms such as Standard and Poor’s, Moody’s Investor Service, and Fitch Ratings provide bond ratings to municipalities. Bonds rated AAA/Aaa are judged to be the best quality and carry the smallest degree of risk and, together with AA/Aa bonds, comprise high grade bonds. Ratings including “++ or “1” designate the strongest bonds in the rating category. Generally, highly rated bonds result in lower interest rates.

**Bond Refinancing** – The payoff and re-issuance of bonds to obtain better interest rates and/or bond conditions.

**Bond Refunding** – The redemption of a bond with proceeds received from issuing lower-cost debt obligations.

**Budget** – A financial plan consisting of an estimate of proposed expenditures and their purposes for a given period and the proposed means of financing them.

**Budgetary Control** – The control of management of a governmental unit or enterprise in accordance with an approved budget for the purpose of keeping expenditures within the limitations of authorized appropriations and available revenues.

**Building Authority Bonds** - Bonds secured by specified asset.

**Call Date** - Date on which a bond can be redeemed before maturity. Earliest date on which bonds can either be paid off or refinanced.

**Capital Assets** – Assets of significant value and having a useful life of several years.

**Capital Carryovers** – Any unspent appropriation for capital projects that are authorized by City Council to be reappropriated in the following year.

**Capital Equipment** - Equipment with an expected life of more than one year, such as automobiles, computers, and furniture.

**Capital Improvement Program** – 5 year plan, updated annually to prioritize infrastructure needs. The plan includes capital project and maintenance expenditures for public facilities and infrastructure (buildings, streets, etc.), with estimated costs, sources of funding, and timing of work over a period of time.

**Capital Outlay** – Expenditures which result in the acquisition of capital assets.

**Capital Project** – Projects involving the purchase or construction of capital assets.

**Career Ladder Increases** - Career ladders are pay increases within a job series conditioned on obtaining required service experience and specified skills, training, and/or certification. They are typically used for jobs with critical or rapid learning curves to bring entry level employees to full productivity. They also act to encourage retention with the City, by discouraging movement to other employers after the City has invested resources in training and certification. Existing career ladders correspond with similar career ladders in the City’s relevant job market. This year’s budget includes several new career ladders which also correspond with the job market.

**CDBG** – (see Community Development Block Grant).

**Certified Tax Rate** – The tax rate that would generate the same amount of revenue as the previous year plus any new growth.

**CIP** – (see Capital Improvement Program).

**Committed Fund Balance** – The portion of a fund balance that has been set aside for a specific purpose by the City Council.

**Community Development Block Grant (CDBG)** – The Housing and Community Development Act of 1974 provides funds to cities and counties to develop urban communities and expand economic opportunities principally for low- and moderate-income persons.

**Consolidated Budget** – City budget that includes all funds – governmental and proprietary.

**Consumer Price Index (CPI)** – A statistical description of price levels provided by the United States Department of Labor. The change in this index from year to year is used to measure the cost of living and economic inflation.

**Contingency** – An appropriation of funds to cover unforeseen expenditures which may occur during the budget year.

**CPI** – (see Consumer Price Index).

**Debt Service** – The payment of principal, interest, and service charges related to long-term debt.

**Debt Service Fund** – A fund established to account for the accumulation of resources for, and the payment of, general long-term debt principal and interest.

**Deficit** – An excess of expenditures or expenses over revenues.

**Department** – A major administrative division of the City that indicates overall management responsibility for an operation or group of related operations within a functional area.

**Depreciation** – Expiration in the service life of fixed assets, attributable to wear and tear, deterioration, action of the physical elements, inadequacy, and obsolescence.

**Division** – A sub-section within a department that provides specific services.

**Encumbrances** – Obligations or commitments in the form of purchase orders or contracts, the expenditure/expense of which has not yet occurred.

**Enterprise Fund** – A fund established to account for operations that are financed and operated in a manner similar to private business enterprises – the services are predominantly self-supported by user fees and charges. Examples are water and sanitation.

**Expenditure** – The actual spending of governmental funds set aside by an appropriation.

**Expense** – The actual spending of proprietary funds set aside by an appropriation.

**Fiscal Year** – The twelve-month period of time to which a budget applies. The City of South Jordan’s fiscal year is July 1 through June 30.

**Franchise Tax** – A tax levied at the state level against businesses and partnerships chartered within that state. South Jordan charges a 6% franchise tax for electrical and natural gas utilities.

**FTE** – (see Full Time Employees).

**Full Time Equivalent** – The hourly equivalent of a full-time employee. An FTE can be made up of either one full-time employee or two or more part-time employees whose total hours equal 2,080 per year.

**Fund** – A fiscal or accounting entity with a self-balancing set of accounts established for the purpose of carrying out specific activities in accordance with clearly defined restrictions and/or limitations.

**Fund Balance** – The difference between a fund’s assets and its liabilities.

**Funding Source** - Source of money pledged to pay principal and interest.

**GAAP** – (see Generally Accepted Accounting Principles).

**GASB** – (see Governmental Accounting Standards Board).

**General Fund** – The primary fund of the City used to account for all financial resources except those identified for special purposes or required to be accounted for in another fund.

**Generally Accepted Accounting Principles (GAAP)** – Uniform minimum standards for financial accounting and recording.

**Governmental Accounting Standards Board (GASB)** – The group that develops standardized reporting for government entities.

**General Obligation Bonds** – Bonds used for various purposes and repaid by the regular revenue raising powers of the City.

**Grant** – Contributions, gifts, or assets from another government entity to be used or expended for a specified purpose, activity, or facility.

**Haircut Provision** - Utah code related to redevelopment areas that allows portions of tax increment to be allocated and spent toward recreational purposes.

**Impact Fees** – Fees used to offset the additional burden on city infrastructure caused by new development within the city. The fees are collected and accounted for separately to be used for projects relating to the impact of the additional development.

**Infrastructure** – Facilities or assets on which the continuance and growth of a community depend, such as streets, waterlines, etc.

**Interfund Transfers** – Monies transferred from one fund to another to either finance the operations of another fund or to reimburse the fund for certain expenditures/expenses.

**Intergovernmental Revenue** – Money collected by one level of government and distributed to another level of government.

**Long-term Debt** – Debt with a maturity of more than one year after the date of issuance.

**Maturity** – The date on which the principal or stated values of investments or debt obligations are due and may be reclaimed.

**Merit/Wage Compression Increase** - Typically government employers recognize performance and increased experience with annual merit increase. Unlike most other government employers, however, South Jordan has an open range, rather than a step plan. In a step plan, the annual percentage is preset. In an open range it is not. City employees have not received merit increases during the economic downturn, although the number of employees has not grown in spite of population and service growth.

**Modified Accrual Basis of Accounting** – A method of accounting in which revenues are recognized in the period in which they become available and measurable and expenditures are recognized at the time a liability is incurred.

**Motor Vehicle Fee** – Fee imposed on passenger cars, light trucks, sport utility vehicles, vans, motorcycles, and recreational vehicles and due at the time of registration.

**Operating Expenditures** – The cost for materials and equipment required for a department to perform its functions.

**Operating Revenues** – Funds received by the City as income to pay for ongoing operations.

**Ordinance** – A formal legislative enactment by the City Council. It has the full force and effect of law within City boundaries unless preempted by a higher form of law. An ordinance has a higher legal standing than a resolution.

**Property Tax** – An ad valorem (according to value) tax based on the fair market value of real property (land and buildings) and personal property (business equipment). Fair market value is determined by the county as of January 1 of each year.

**RDA** – (see Redevelopment Agency).

**Redevelopment Agency** – A separate entity established to revitalize blighted and economically depressed areas of a community and to promote economic growth.

**Refunded** - Refinanced to take advantage of lower interest rates.

**Reserve** – A portion of a fund balance which has been legally segregated for a specific use and is, therefore, not available for further appropriation or expenditure.

**Resolution** – A special order of the City Council that requires less legal formality and has a lower legal standing than an ordinance.

**Revenues** – Sources of income such as taxes used to finance the operation of government.

**Revenue Bonds** - Payable from specified revenues such as Sales Tax, User Fees.

**Sales Tax** – Tax imposed on the taxable sales of all final goods. South Jordan receives part of the 6.85% sales tax charged in Salt Lake County.

**Special Assessment** – A tax on property owners who receive a benefit not received by all other taxpayers.

**Special Improvement District (SID)** – An area of the city where the property owners come together and vote on incurring the costs of making special improvements to the area (such as putting in custom streetlights). A special improvement district is created and a bond is issued to pay for the project. Then the property owners within the district pay a special assessment in addition to their taxes in order to repay the bond.

**Special Revenue Fund** – Fund used to account for specific revenue sources that are legally restricted to be spent for specified purposes. Examples are storm drain and risk management.

**Tax Base** – The total taxable value of property within the local government's legal boundaries.

**Tax Increment** – Property tax that is collected as a result of increased valuation within an RDA area.

**Tax Rate** – The amount of tax levied for each \$100 of assessed valuation.

**Taxable Value** – The assessed value of property less exemptions.

**Taxes** – Compulsory charges levied by a government for the purpose of financing services for the common benefit of the people.

**Transfers** – Legally authorized intra-city transfers of appropriations from one City fund to another City fund. Revenues and expenditures are accounted for in both funds.

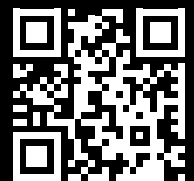
**Truth in Taxation** – Legal requirement for Utah cities to hold public hearings in the event the city chooses to adopt a tax rate higher than the certified tax rate.

**Undesignated Fund Balance** – A portion of a fund balance that has not been designated or reserved for any specific use.

**User Fees** – The payment of a fee for direct receipt of a public service by the party benefiting from the service.

## **City of South Jordan**

1600 W. Towne Center Drive • South Jordan, UT 84095  
Tel: (801) 254-3742 • Fax: (801) 253-5250  
[www.sjc.utah.gov](http://www.sjc.utah.gov)



**RESOLUTION RDA 2026 - 01**

**A RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF SOUTH JORDAN, UTAH, ADOPTING A TENTATIVE BUDGET FOR THE FISCAL YEAR 2026-27.**

**WHEREAS**, the Redevelopment Agency Executive Director has prepared a tentative budget for the Redevelopment Agency for fiscal year 2026-27; and

**WHEREAS**, the Redevelopment Agency Board of Director has reviewed and considered said budget; and

**WHEREAS**, the Board of Director hereby finds that it is in the best interest of the citizens of the City of South Jordan to adopt a Tentative Budget for the Redevelopment Agency.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE REDEVELOPMENT AGENCY OF THE CITY OF SOUTH JORDAN, UTAH:**

**SECTION 1. Tentative Budget Adoption.** That the attached document entitled Budget for Redevelopment Agency of the City of South Jordan incorporated herein by reference is hereby adopted as the tentative budget of the Redevelopment Agency for the fiscal year 2026-27.

**SECTION 2. Effective Date.** This Resolution shall become effective immediately upon passage.

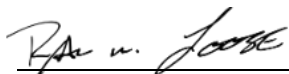
**APPROVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, ON THIS 5<sup>th</sup> DAY OF MAY, 2026 BY THE FOLLOWING VOTE:**

|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Donald Shelton | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn R. Ramsey

Attest: \_\_\_\_\_  
Anna Crookston, City Recorder

Approved as to form:

  
\_\_\_\_\_  
Office of the City Attorney

# Redevelopment Agency

Special Revenue

## Agency Purpose

The Redevelopment Agency exists to improve blighted areas of South Jordan and encourage economic development. The Redevelopment Agency works with City staff to maintain RDA, CDA and EDA projects and areas.



### CORE PROGRAMS

1. Provide Administration of the Redevelopment Agency

## Project Areas

| Area # | Project Title             | Trigger Year | Completion Year |
|--------|---------------------------|--------------|-----------------|
| 1      | Towers at South Towne     | 1992         | Completed       |
| 2      | The Landings (Harmon's)   | 2002         | Completed       |
| 3      | South Gate                | 1999         | Completed       |
| 4      | South Gateway (Ultradent) | 2001         | Completed       |
| 5      | South Jordan Parkway      | 2001         | Completed       |
| 6      | South I-15 Frontage Road  | 2006         | 2030            |
| 7      | North Jordan Gateway      | 2003         | Completed       |
| 8      | South Jordan Towne Center | 2005         | Completed       |
| 9      | Gateway Central           | 2017         | 2031            |
| 10     | The District              | 2006         | Completed       |
| 11     | Merit Medical             | 2007         | 2036            |
| 16     | SW Quadrant Urban Center  | 2026         | 2055            |

### RDA at a Glance:

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$6,020,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>   |                                  |                               |                                 |                                |
| Project #6 South I-15 Frontage                              | \$598,585                        | \$900,000                     | \$850,000                       | \$900,000                      |
| Project #9 Gateway Central                                  | 1,899,692                        | 2,250,000                     | 2,250,000                       | 2,500,000                      |
| Project #11 Merit Medical                                   | 1,269,261                        | 1,925,000                     | 1,925,000                       | 2,500,000                      |
| Admin. Fee - CDA  | 120,000                          | 120,000                       | 120,000                         | 120,000                        |
| Investment Earnings   | 165,152                          | 30,000                        | 176,648                         | 0                              |
| <b>Total Revenues</b>                                       | <b>4,052,690</b>                 | <b>5,225,000</b>              | <b>5,321,648</b>                | <b>6,020,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>                 |                                  |                               |                                 |                                |
| Use of Fund Balance   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>           | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>         | <b>4,052,690</b>                 | <b>5,225,000</b>              | <b>5,321,648</b>                | <b>6,020,000</b>               |
| <b>Operating Expenditures</b>                               |                                  |                               |                                 |                                |
| Operating Expenditures                                      | 336,880                          | 559,409                       | 470,228                         | 535,445                        |
| <b>Total Operating Expenditures</b>                         | <b>336,880</b>                   | <b>559,409</b>                | <b>470,228</b>                  | <b>535,445</b>                 |
| <b>Project Expenditures</b>                                 |                                  |                               |                                 |                                |
| Tax Increment Commitments                                   | 1,042,866                        | 1,880,619                     | 1,880,600                       | 2,250,000                      |
| <b>Total Project Expenditures</b>                           | <b>1,042,866</b>                 | <b>1,880,619</b>              | <b>1,880,600</b>                | <b>2,250,000</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b>       |                                  |                               |                                 |                                |
| Transfer to CDA   | 125,000                          | 30,000                        | 30,000                          | 0                              |
| Transfer to SID   | 1,213,950                        | 1,216,450                     | 1,216,450                       | 1,216,700                      |
| Transfer to General Fund                                    | 25,000                           | 25,000                        | 25,000                          | 25,000                         |
| Contribution to Fund Balance                                | 1,308,994                        | 1,513,522                     | 1,699,370                       | 1,992,855                      |
| <b>Total Transfers Out and Contribution to Fund Balance</b> | <b>2,672,944</b>                 | <b>2,784,972</b>              | <b>2,970,820</b>                | <b>3,234,555</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b>       | <b>4,052,690</b>                 | <b>5,225,000</b>              | <b>5,321,648</b>                | <b>6,020,000</b>               |

**Notes to the Redevelopment Agency Fund:**

**RDA/CDA Tax Increment Revenue** - The City's RDA/CDA budgets are based on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**RDA Expenditures** - Major expenditures include tax increment commitments within the projects areas.

# RDA Housing

Special Revenue

## Program Purpose



The RDA Housing division invests obligatory funds toward improving housing within the City. Housing funds can be used for a variety of purposes, including (but not limited to): infrastructure, affordable housing projects, senior housing, interest rate buy-downs, and contributions to the Olene Walker Housing fund.

### CORE PROGRAMS

1. RDA Housing Initiatives



### RDA Housing at a Glance:

|   |   |   |   |
|---|---|---|---|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$15,505,000 |
|---|---|---|---|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Housing Revenue                                       | \$1,104,567                      | \$747,500                     | \$870,000                       | \$940,000                      |
| Investment Earnings                                   | 750,517                          | 250,000                       | 760,428                         | 250,000                        |
| <b>Total Revenues</b>                                 | <b>1,855,083</b>                 | <b>997,500</b>                | <b>1,630,428</b>                | <b>1,190,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from CRA                                     | 0                                | 0                             | 0                               | 14,000                         |
| Use of Fund Balance                                   | 0                                | 9,537,500                     | 0                               | 14,301,000                     |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>9,537,500</b>              | <b>0</b>                        | <b>14,315,000</b>              |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>1,855,083</b>                 | <b>10,535,000</b>             | <b>1,630,428</b>                | <b>15,505,000</b>              |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 153,307                          | 175,000                       | 156,000                         | 170,000                        |
| <b>Total Operating Expenditures</b>                   | <b>153,307</b>                   | <b>175,000</b>                | <b>156,000</b>                  | <b>170,000</b>                 |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Housing Expenses                                      | 146,050                          | 10,110,000                    | 20,000                          | 15,060,000                     |
| <b>Total Project Expenditures</b>                     | <b>146,050</b>                   | <b>10,110,000</b>             | <b>20,000</b>                   | <b>15,060,000</b>              |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to General Fund                              | 190,456                          | 250,000                       | 250,000                         | 275,000                        |
| Contribution to Fund Balance                          | 1,365,270                        | 0                             | 1,204,428                       | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>1,555,726</b>                 | <b>250,000</b>                | <b>1,454,428</b>                | <b>275,000</b>                 |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>1,855,083</b>                 | <b>10,535,000</b>             | <b>1,630,428</b>                | <b>15,505,000</b>              |

**Notes to RDA Housing Fund:**

**RDA Housing Tax Increment Revenue** - The City's RDA housing budget is based on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth). per state law, 20 percent of the tax increment generated by new economic or redevelopment project areas must be used to encourage the development of housing.

**RDA Housing Expenditures** - The City is currently accumulating housing funds for future housing projects. The City has formally adopted a housing plan which has been submitted to the state. Housing funds can be used for a variety of purposes, including (but not limited to): Infrastructure, affordable housing projects, senior housing, interest rate buy-downs, and contributions to the Olene Walker Housing Fund.

# CDA

## Area Purpose

The CDA fund includes projects #12 Commerce Park, #13 South Station, #14 Tim Dahle Nissan, and #15 Riverton Chevrolet. It is part of the general RDA efforts of the City. The Redevelopment Agency exists to improve blighted areas of South Jordan and encourage economic development.



### CORE PROGRAMS

1. Provides Administration of the Redevelopment Agency

## Project Areas

| Area # | Project Title      | Trigger Year | Completion Year |
|--------|--------------------|--------------|-----------------|
| 12     | Commerce Park      | 2010         | 2029            |
| 13     | South Station      | 2010         | 2029            |
| 14     | Tim Dahle Nissan   | 2015         | Completed       |
| 15     | Riverton Chevrolet | 2016         | Completed       |

### CDA at a Glance:

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$8,600,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Project #12 Commerce Park                             | \$4,783,354                      | \$5,500,000                   | \$5,500,000                     | \$5,900,000                    |
| Project #13 South Station                             | 2,242,853                        | 2,500,000                     | 2,500,000                       | 2,700,000                      |
| Investment Earnings                                   | 862,169                          | 0                             | 830,593                         | 0                              |
| <b>Total Revenues</b>                                 | <b>7,888,376</b>                 | <b>8,000,000</b>              | <b>8,830,593</b>                | <b>8,600,000</b>               |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Transfer from RDA                                     | 125,000                          | 30,000                        | 30,000                          | 0                              |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>125,000</b>                   | <b>30,000</b>                 | <b>30,000</b>                   | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>8,013,376</b>                 | <b>8,030,000</b>              | <b>8,860,593</b>                | <b>8,600,000</b>               |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 120,000                          | 120,000                       | 120,000                         | 120,000                        |
| Infrastructure Maintenance                            | 28,780                           | 0                             | 50,000                          | 50,000                         |
| <b>Total Operating Expenditures</b>                   | <b>148,780</b>                   | <b>120,000</b>                | <b>170,000</b>                  | <b>170,000</b>                 |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Tax Increment Commitments                             | 1,786,950                        | 3,630,000                     | 3,130,000                       | 3,200,000                      |
| <b>Total Project Expenditures</b>                     | <b>1,786,950</b>                 | <b>3,630,000</b>              | <b>3,130,000</b>                | <b>3,200,000</b>               |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to Capital Equipment                         | 300,000                          | 0                             | 0                               | 0                              |
| Transfer to General CIP                               | 300,000                          | 1,000,000                     | 1,000,000                       | 100,000                        |
| Transfer to Class C Road Funds                        | 0                                | 0                             | 0                               | 200,000                        |
| Contribution to Fund Balance                          | 5,477,645                        | 3,280,000                     | 4,560,593                       | 4,930,000                      |
| <b>Total Contribution to Fund Balance</b>             | <b>6,077,645</b>                 | <b>4,280,000</b>              | <b>5,560,593</b>                | <b>5,230,000</b>               |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>8,013,376</b>                 | <b>8,030,000</b>              | <b>8,860,593</b>                | <b>8,600,000</b>               |

**Notes to CDA Fund:**

**RDA/CDA Tax Increment Revenue** - The City's RDA/CDA budgets on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**CDA Expenditures** - The major expenditures is tax increment commitments within the project areas.

# CRA

Special Revenue

## Area Purpose

The CRA fund includes project #16 SW Quadrant Urban Center. It is part of the general RDA efforts of the City. The Redevelopment Agency exists to improve blighted areas of South Jordan and encourage economic development.



### CORE PROGRAMS

1. Provides Administration of the Redevelopment Agency

## Project Areas

| Area # | Project Title            | Trigger Year | Completion Year |
|--------|--------------------------|--------------|-----------------|
| 16     | SW Quadrant Urban Center | 2026         | 2055            |

### CRA at a Glance:

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$140,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Project #16 SW Quadrant Urban Center                  | \$0                              | \$0                           | \$0                             | \$140,000                      |
| <b>Total Revenues</b>                                 | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>140,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>140,000</b>                 |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 0                                | 0                             | 0                               | 1,400                          |
| Infrastructure Maintenance                            | 0                                | 0                             | 0                               | 2,800                          |
| <b>Total Operating Expenditures</b>                   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>4,200</b>                   |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Tax Increment Commitments                             | 0                                | 0                             | 0                               | 121,800                        |
| <b>Total Project Expenditures</b>                     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>121,800</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Transfer to RDA Housing                               | 0                                | 0                             | 0                               | 14,000                         |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>14,000</b>                  |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>140,000</b>                 |

**Notes to CRA Fund:**

**RDA/CRA Tax Increment Revenue** - The City's RDA/CDA budgets on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**CRA Expenditures** - The major expenditures is tax increment commitments within the project areas.

**Area Purpose**

Housing and Transit Reinvestment Zone (HTRZ) are designed as an all-hands-on-deck approach to help Utah tackle its housing affordability crisis by facilitating mixed-use, multi-family, and affordable housing within a given radius of light rail, bus rapid transit or commuter rail stations. Project area covers the Daybreak Town Center development.



**CORE PROGRAMS**

1. Provides Administration of the Redevelopment Agency

**Project Areas**

| Area # | Project Title        | Trigger Year | Completion Year |
|--------|----------------------|--------------|-----------------|
| 17     | Daybreak Town Center | 2026         | 2055            |

**HTRZ at a Glance:**

|   |   |   |  |
|---|---|---|--|
|  | <b>Location:</b><br>City Hall<br>1600 W. Towne Center Dr. |  | <b>FY 2026-27 Budget:</b><br>\$600,000 |
|---|---|---|--|

|   | Prior Year<br>Actual<br>FY 24-25 | Adopted<br>Budget<br>FY 25-26 | Estimated<br>Actual<br>FY 25-26 | Proposed<br>Budget<br>FY 26-27 |
|---|----------------------------------|-------------------------------|---------------------------------|--------------------------------|
| <b>Revenues</b>                                       |                                  |                               |                                 |                                |
| Project #17 Daybreak Town Center                      | \$0                              | \$0                           | \$0                             | \$600,000                      |
| <b>Total Revenues</b>                                 | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>600,000</b>                 |
| <b>Transfers In and Use of Fund Balance</b>           |                                  |                               |                                 |                                |
| Use of Fund Balance                                   | 0                                | 0                             | 0                               | 0                              |
| <b>Total Transfers In and Use of Fund Balance</b>     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Rev, Trans in, and Use of Fund Balance</b>   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>600,000</b>                 |
| <b>Operating Expenditures</b>                         |                                  |                               |                                 |                                |
| Operating Expenditures                                | 0                                | 0                             | 0                               | 6,000                          |
| <b>Total Operating Expenditures</b>                   | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>6,000</b>                   |
| <b>Project Expenditures</b>                           |                                  |                               |                                 |                                |
| Tax Increment Commitments                             | 0                                | 0                             | 0                               | 594,000                        |
| <b>Total Project Expenditures</b>                     | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>594,000</b>                 |
| <b>Transfers Out and Contribution to Fund Balance</b> |                                  |                               |                                 |                                |
| Contribution to Fund Balance                          | 0                                | 0                             | 0                               | 0                              |
| <b>Total Contribution to Fund Balance</b>             | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>0</b>                       |
| <b>Total Exp, Trans Out, and Cont to Fund Balance</b> | <b>0</b>                         | <b>0</b>                      | <b>0</b>                        | <b>600,000</b>                 |

**Notes to HTRZ Fund:**

**RDA/HTRZ Tax Increment Revenue** - The City's RDA/CDA budgets on tax increment calculations submitted by the City to Salt Lake County in the prior year. For the 2026-2027 budget year, calculations were submitted to Salt Lake County in November 2025. Calculations submitted to the County are the best estimates available at the time and are based on current property values (which do not include growth).

**HTRZ Expenditures** - The major expenditures is tax increment commitments within the project areas.

## RESOLUTION R2026-14

### A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, PROHIBITING THE USE OF AN IGNITION SOURCE, INCLUDING FIREWORKS, LIGHTERS, MATCHES, SKY LANTERNS, AND SMOKING MATERIALS, IN CERTAIN AREAS.

**WHEREAS**, pursuant to Utah Code 15A-5-202.5, when the fire code official has determined that existing or historical hazardous environmental conditions necessitate controlled use of any ignition source, including fireworks, lighters, matches, sky lanterns, and smoking materials, the legislative body of a municipality may prohibit the ignition or use of an ignition source in wildland urban interface areas; and

**WHEREAS**, the Fire Code Official for the City of South Jordan (the "City") has determined that existing or historical hazardous environmental conditions necessitate controlled use of ignition sources in wildland urban interface areas in and around the City; and

**WHEREAS**, certain wildland urban interface areas within the City have limited access for fire suppression access and efforts; and

**WHEREAS**, the danger of fire in wildland urban interface areas is expected to be elevated in and around the City through the 2026 wildland fire season, which may pose a risk to life or property; and

**WHEREAS**, the legislative body has determined that the hazardous environmental conditions have existed for at least two of the preceding five years; and

**WHEREAS**, the legislative body has provided maps of the closed areas within the City to Salt Lake County, prior to May 1, 2026, and has also made them readily accessible to the public.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH:**

#### **SECTION 1. Definitions. As used in this Resolution**

1. "Fireworks" means any item or device which produces noise, smoke, showers of sparks, or movement by combustion or explosive materials, including all classes of fireworks.
2. "Wildland Urban Interface" means the line, area, or zone where structures or other human development meet or intermingle with undeveloped wildland or land being used for an agricultural purpose.

**SECTION 2. Prohibited Acts.** Unless explicitly approved through the issuance of a written permit, as provided for in Section 3 Exceptions, the South Jordan City Council prohibits

the use of any ignition source, including fireworks, lighters, matches, sky lanterns, and smoking materials, or other item or device producing an open flame or sparks within the following areas:

1. Wildland Urban Interface areas.
2. Brush-covered and dry grass-covered areas within the borders of South Jordan City.
3. Within 200 feet of waterways, canyons, washes, ravines or similar areas within South Jordan City.
4. On all South Jordan City owned properties and facilities.
5. Limited locations readily identifiable and available to the public through a map of closed areas.
6. A copy of the map designating these areas and that will be made available to the public is attached as Exhibit 1.

**SECTION 3. Exceptions.** The Fire Code Official of the City of South Jordan is authorized to evaluate and, as appropriate, approve necessary exceptions to the prohibited acts, as listed in Section 2. Exceptions shall be granted through the issuance of a written "permit" as approved and issued by the Fire Code Official.

**SECTION 4. Violations.** Any performance of the prohibited acts as listed herein without a permit for an exception shall be prosecuted to the full extent of the law.

**SECTION 5. Effective Date.** This Resolution shall become effective immediately upon passage.

**APPROVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, ON THIS 5 DAY OF MAY, 2026 BY THE FOLLOWING VOTE:**

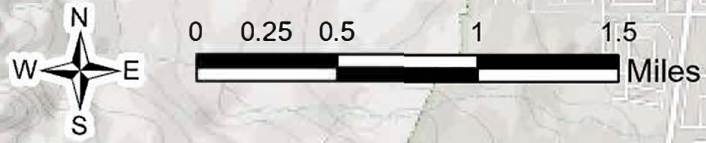
|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Don Shelton    | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn Ramsey

Attest: \_\_\_\_\_  
City Recorder

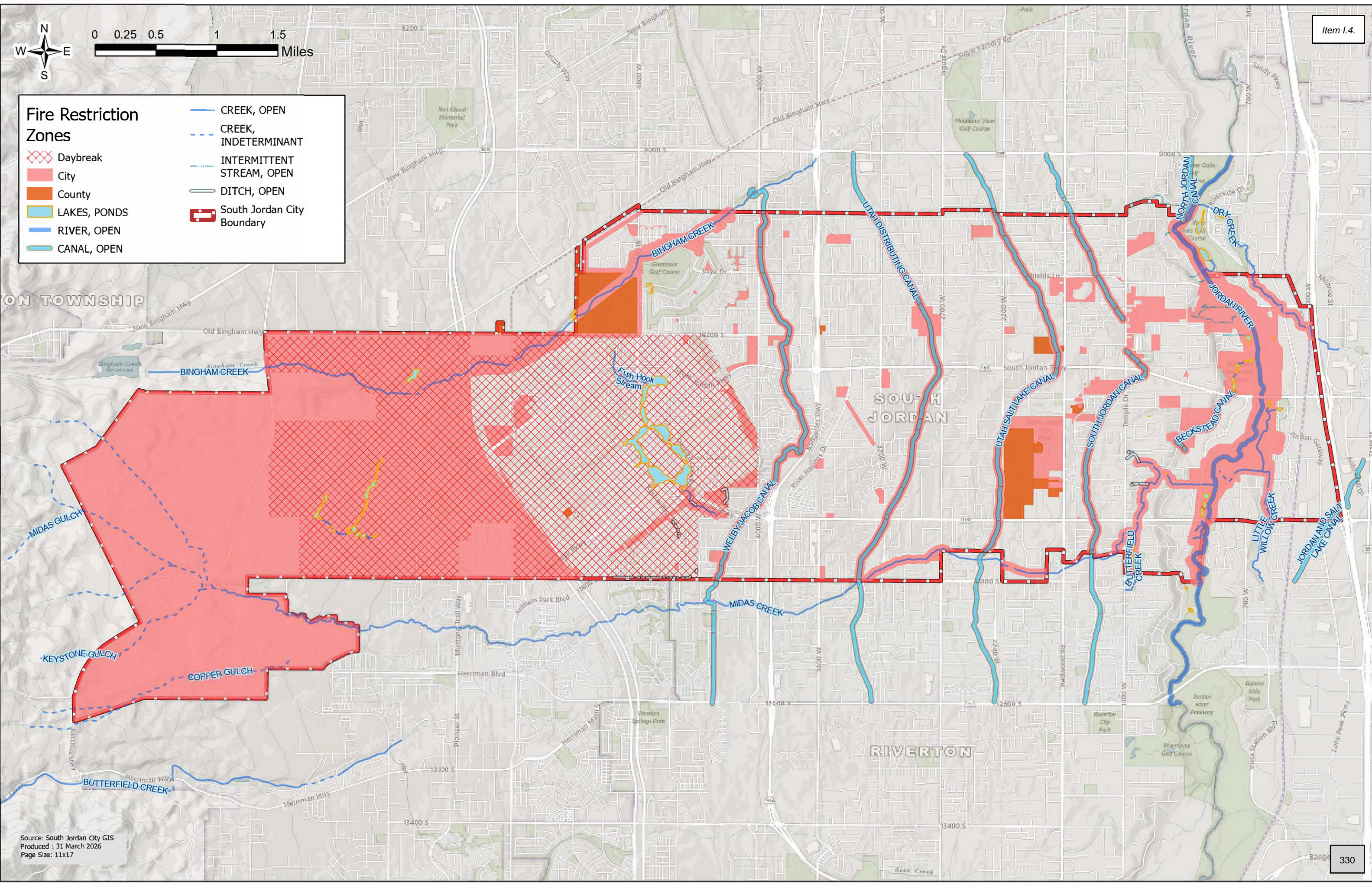
Approved as to form:

  
\_\_\_\_\_  
Office of the City Attorney



**Fire Restriction Zones**

- Daybreak
- City
- County
- LAKES, PONDS
- RIVER, OPEN
- CANAL, OPEN
- CREEK, OPEN
- CREEK, INDETERMINANT
- INTERMITTENT STREAM, OPEN
- DITCH, OPEN
- South Jordan City Boundary



Source: South Jordan City GIS  
 Produced: 31 March 2026  
 Page Size: 11x17

Map of South Jordan City limits showing fire and fireworks-restricted areas. Large continuous restrictions cover the west side and portions of the north-central area (including Daybreak). Additional smaller restricted zones appear scattered throughout the city. Rivers, canals, and creeks run north–south and east–west, with buffers near waterways. The Jordan River corridor on the east side is largely restricted, as are City-owned properties and parks.

**RESOLUTION R2026-15**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, AUTHORIZING MAYOR DAWN R. RAMSEY TO ENTER INTO AN INTERLOCAL AGREEMENT MOU TO PARTICIPATE IN THE SALT LAKE AREA GANG PROJECT.**

**WHEREAS**, the Utah Interlocal Cooperation Act, §§ 11-13-101 et seq., 1953 authorizes public agencies to enter into agreements to provide services to other public agencies; and

**WHEREAS**, many jurisdictions within Salt Lake County have experienced a growing problem with street gang activity and the Salt Lake Area Gang Project, (the “Gang Project”), works to investigate crimes related to or involving gang members by providing law enforcement agencies with information and assistance which will lead to the apprehension and prosecution of gang members involved in criminal activities; and

**WHEREAS**, the Gang Project has jurisdiction throughout Salt Lake County to investigate gang related crimes which have been referred to the Gang Project by an assigning agency.

**WHEREAS**, The City of South Jordan, (“The City”), has participated in the Gang Project previously and contributed to the reduction of gang activity impacting areas within Salt Lake County; and

**WHEREAS**, The South Jordan City Council finds that participating in the Salt Lake Area Gang Project as specified in the Interlocal Agreement is in the best interest for public health, safety and welfare in the City.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH:**

**SECTION 1. Authorization.** The City Council hereby authorizes the Mayor to sign The Salt Lake Gang Project Agreement (attached).

**SECTION 2. Effective Date.** This Resolution shall become effective immediately upon passage.

(Signatures on following page)

**APPROVED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH,  
ON THIS \_\_ DAY OF APRIL, 2026 BY THE FOLLOWING VOTE:**

|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Don Shelton    | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn R. Ramsey

Attest: \_\_\_\_\_  
City Recorder

Approved as to form:

  
\_\_\_\_\_  
Office of the City Attorney

## SALT LAKE AREA GANG PROJECT

### INTERLOCAL AGREEMENT MOU

**THIS INTERLOCAL COOPERATION AGREEMENT** (“Agreement”) is entered into this \_\_\_\_\_ day of \_\_\_\_\_ 2026, by and between Granite School District on behalf of its Police Department; Salt Lake County on behalf of its Sheriff’s Office and District Attorney’s Office; Saratoga Springs on behalf of its Police Department; South Salt Lake City on behalf of its Police Department; State of Utah on behalf of its Department of Corrections’ Juvenile Justice Services, Adult Probation & Parole, and Law Enforcement Bureau; State of Utah on behalf of its Department of Public Safety State Bureau of Investigation; the Unified Police Department of the Greater Salt Lake; the United States Bureau of Alcohol, Tobacco, Firearms and Explosives; United States Attorney’s Office for the District of Utah; and the United States Marshals Service for the purpose of facilitating the establishment of the Salt Lake Area Gang Project.

#### RECITALS:

- A. Whereas, the above named parties have experienced within their jurisdictions a growing problem with street gangs and their associate criminal activities such as homicides, drive by shootings, drug trafficking, burglaries, aggravated assaults and vandalism; and
- B. Whereas, although not every jurisdiction has experienced an equal share of gang activity, each party recognizes a benefit from the work of the Gang Project to contain gang activity by investigating and arresting gang members before further crimes are committed in their communities; and
- C. Whereas, the effective investigation and prosecution of illegal gang activity requires specialized personnel, who are able to investigate on a cooperative arrangement; and
- D. Whereas, the coordinated efforts of federal, state, and local law enforcement agencies can enhance the enforcement of laws against illegal gang activity; and
- E. Whereas, the Utah Interlocal Cooperation Act, §§ 11-13-101 et seq., 1953, as amended, authorizes public agencies to enter into agreement to provide law enforcement services to one or more other public agencies; and
- F. Whereas, many of the parties hereto are also parties to a previously executed Interlocal Cooperation Agreement creating the Salt Lake Area Gang Project which shall be replaced by this Interlocal Cooperation Agreement.

**NOW, THEREFORE**, in consideration of the mutual covenants and undertakings of the parties hereto, and for other good and valuable consideration, the sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

**Section 1. General Purpose.** The Salt Lake Area Gang Project (“Gang Project”) which was established by Interlocal Cooperation Agreement, executed in 1991, and herein reconstituted shall perform the activities and duties described below:

- (a) Identify street gangs and gang members in the Salt Lake County area and Utah;
- (b) Investigate crimes related to or involving gang members;
- (c) Divert gang members into positive programs and activities through education and community support efforts;
- (d) Suppress gang activities through proactive enforcement efforts; and
- (e) Develop strategies for successful prosecution of gang members.

**Section 2. Definitions.** For purposes of this Interlocal Cooperation Agreement, the following terms shall have the meanings given in this section:

- (a) “Assigning Agency” shall mean each party agency that is a signatory to this Agreement and that assigns a prosecutor, federal officer or a sworn law enforcement officer to serve on the Gang Project.
- (b) “Bylaws” shall mean the rules adopted by the Governing Board to govern the internal affairs of the Gang Project.
- (c) “Federal officer” shall mean those officers assigned as representatives to the Gang Project and who are employed by a law enforcement agency of the U.S. Government. “Federal officer” includes those officers enumerated in section 53-13-106 of the Utah Code Ann., 1953 as amended.
- (d) “Governing Board” shall mean the joint board described in Section 7 of this agreement.
- (e) “Governing Board member” shall mean those individuals who are assigned by their agencies to sit on the Governing Board of the Gang Project. A “Governing board member” is not a “representative.”
- (f) “Host Funding Agency” shall mean the assigning agency that applies for and is awarded state task force grant funds to organize and supervise a task force to investigate gang related crime in Salt Lake County.
- (g) “Operating policies” shall mean those written policies which set forth operating parameters for the Gang Project as they are created by the Project Director pursuant to his or her authority as delegated by this agreement or by the Governing Board in the Gang Project bylaws.
- (h) “Project Director” shall mean a representative who is charged supervising the day to day operations of the Gang Project, among other responsibilities.

- (i) “Prosecutor” shall mean a representative employed by one of the prosecuting agencies party to this Agreement. A “prosecutor” is not a federal officer nor is he a sworn law enforcement officer.
- (j) “Representative” shall mean all those personnel assigned by their agencies to carry out the law enforcement functions of the Gang Project. A “representative” can be a federal officer, a sworn law enforcement officer, or a prosecutor. A “representative” is not a Governing Board member.
- (k) “Sworn law enforcement officer” shall mean all those representatives assigned by agencies of the State of Utah or any of its political subdivisions to carry out the law enforcement functions of the Gang Project. A “sworn law enforcement officer” is not a federal officer.

### **Section 3. Gang Project Participating Agencies.**

- (a) To accomplish the purpose of the Gang Project as set forth in Section 1. above, unless otherwise approved by the Governing Board and the assigning agency, each assigning agency, through its law enforcement division or prosecuting agency shall provide one or more FTE (“full time equivalent”) representative to the Gang Project, for a recommended but non-binding term of three years.
- (b) New Member Agency Approval. Other agencies, not a party to this Agreement, may join with the approval of the Governing Board. To become a party to the Gang Project, a political subdivision of the State of Utah or an Agency of the United States shall notify the Governing Board in writing of its intent to be considered for membership. The Governing Board shall then notify each assigning agency of Gang Project of the prospective agency’s intent to join. Assigning agencies shall then have thirty (30) days to submit a written objection to the Governing Board. At the completion of the thirty day period to object, the Governing Board shall take a vote to admit or reject the new agency. If accepted, the prospective agency shall agree in writing to be bound by the terms and conditions of this Agreement; and all bylaws and policies.

**Section 4. Gang Project Jurisdiction.** The Gang Project shall have jurisdiction throughout Salt Lake County to investigate gang related crimes which have been referred to the Gang Project by an assigning agency. The Gang Project reserves the right to decline a referred case. Each assigning agency hereby expressly consents to allow the Gang Project to conduct investigations and enforcement efforts within the agency’s jurisdiction in Salt Lake County. The Gang Project may also investigate gang related crimes beyond Salt Lake County at the request of the law enforcement agency having jurisdiction in that location provided the Project Director has approved the request.

**Section 5. Deconfliction.** The Gang Project shall notify assigning agencies of all crimes discovered in the course of an investigation. The Gang Project shall use the Regional Information Sharing System (RISS) officer’s safety event deconfliction system, known as RISSafe. This system allows for controlled and secure monitoring of operations and the immediate notification of affected parties when potential conflicts arise.

- (a) RISSafe stores and maintains data on planned law enforcement investigative operations and other events submitted for inclusion (e.g., raids, controlled buys, surveillances), as well as appropriate non-investigative events such as training and dignitary protection events, with the goal of identifying and alerting affected agencies or officers of potential conflicts impacting law enforcement efforts.

**Section 6. Gang Project Goals and Objectives.** The goals and objectives of the Gang Project include:

- (a) Identifying the gang crimes affecting the Salt Lake County area and Utah and propose plans to circumscribe gang activity;
- (b) Identifying organized crime systems and alternatives to reduce the effectiveness of these systems;
- (c) Maintaining a database with a descriptive analysis of criminal gang activity impacting the Salt Lake County area and Utah;
- (d) Assessing the efforts of law enforcement in the control of criminal gang activity in the Salt Lake County area and Utah;
- (e) Providing law enforcement agencies with information and assistance which will lead to the apprehension and prosecution of gang members involved in criminal activities;
- (f) Enhancing intelligence reports through computer links with outside agencies and with the support of a computer analyst who assists with analytical investigations.

**Section 7. Gang Project Administration.**

- (a) **The Governing Board.** The Gang Project shall be governed by a Governing Board. The Governing Board shall be a joint board as set forth in § 11-13-207, Utah Code Ann., 1953 as amended. The Governing Board shall address policy matters and the resolution of operational problems. The Governing Board shall be vested with authority to adopt bylaws, veto policies established by the Project Director, and review and approve the Gang Project budget as proposed by the Project Director.
- (b) **Membership.** Governing Board members shall be limited to one employee from each assigning agency. Each Governing Board member is the primary delegate from his or her assigning agency to the Gang Project. Prolonged absence by any Governing Board member from the Governing Board shall be handled between the Governing Board and the absentee to ensure proper representation at Governing Board meetings.
- (c) **Governing Board Chair.** The Governing Board shall be Chaired by an elected member of the Governing Board and assisted by an elected Vice Chairperson. The Vice Chairperson shall serve in his/her position for a one year period beginning September 1<sup>st</sup> of each year. On August 31 of each year, the Vice Chairperson shall assume the role of Chairperson of the Governing Board for one year. The Governing Board Chairperson shall be the chief spokesperson for the Governing

Board and shall chair all Governing Board meetings. The Chairperson and Vice Chairperson shall be voting members of the Governing Board. The Chairperson, Vice Chairperson, or agency may be removed from their positions upon a two-thirds vote of the entire voting membership of the Governing Board. Telephonic or electronic voting is acceptable.

- (d) Voting, Quorum. Half of the voting members of the Governing Board shall constitute a quorum. Unless otherwise provided for in this Agreement, the Governing Board may take any action permitted by this Agreement provided that a quorum is present and there are not less than a simple majority of affirmative votes of the quorum. Any action voted upon by less than a simple majority of the full Governing Board shall not take effect until the next meeting of the Governing Board where a quorum is present and where it shall be subject to ratification by a majority of the Governing Board. Telephonic or electronic voting is acceptable.

**Section 8. Duties of the Governing Board.** The duties of the Governing Board shall be:

- (a) To meet bi-monthly in order to address Gang Project business. An agenda listing action items to be voted on shall be sent out to Governing Board Members by the Chairperson or his designee at least one week before each meeting of the Governing Board;
- b) To review State audits annually;
- (c) To issue to the assigning agencies a periodic report of the Gang Project's preceding period's activities;
- (d) To vote on the admission/removal of an assigning agency to/from the Gang Project, upon a two-thirds vote of the entire voting membership of the Governing Board. Telephonic or electronic voting is acceptable;
- (e) To conduct evaluations of the Gang Project and its programs at least bi-annually;
- (f) To adopt or amend bylaws as needed;
- (g) To issue orders and adopt resolutions as needed;
- (h) To recommend appropriate training as needed;
- (i) To approve the appointment of a new project director;
- (j) To approve any expenses outside of the Gang Project's approved budget;
- (k) At the Governing Board's discretion, offer Gang Project investigative services to any non-party jurisdiction without granting membership status;
- (m) To collaborate with the Gang Project's Community Advisory Board.

**Section 9. Host Funding Agency.** There shall be one host funding agency (HFA) for the Gang Project. Except for the ministerial functions stated herein, the HFA has no other authority or responsibility above or beyond those shared by all assigning agencies unless otherwise provided by the HFA'S grant requirements. The HFA shall provide the following ministerial functions:

- (a) **Grantee.** The HFA is authorized to be, and shall be, the recipient of any grant money awarded to the Gang Project and shall receive the funds in trust directly for distribution to the Gang Project. The Governing Board and the HFA share the responsibility for ensuring that the program described in the application is successfully carried out, including ensuring the funds expended are expended for only eligible activities.
- (b) **Audit Cooperation.** The HFA shall permit and have ready for examination and auditing any and all records, documents, accounts, invoices, receipts, or expenditures relating to this Agreement. The HFA shall maintain all such reports and records until all audits and examinations are completed or resolved, and as defined by State, Local, and Federal laws.
- (c) **Procurement.** For purposes of this Agreement, the assigning agencies, hereby agree to abide by the relevant procurement procedures of the HFA and shall consult with the HFA in all procurement matters relevant to the Gang Project. The Governing Board or Project Director may consult with HFA employees regarding any interpretation of procurement procedures, but the HFA is ultimately responsible for properly following the procedures.
- (d) **Fiscal Issues.** The HFA shall accept all funds in trust, whether from grant monies, forfeited cash, or other sources and is responsible for fiscal accountability and required financial reporting.
- (e) **Office Space & Support.** If available, the HFA shall provide office space, without charge to the assigning agencies. Any increase in support services, such as (but not limited to) alarm, security, and telephone systems may be paid for with grant monies.

**Section 10. Representative Qualifications.** All representatives assigned to the Gang Project shall be prosecutors, federal officers, or sworn law enforcement officers as defined by the laws of the State of Utah. Sworn law enforcement officers serving on the Gang Project should have a minimum of one year of law enforcement experience including investigative experience. The Project Director is authorized to develop selection criteria for prospective representatives to the Salt Lake Area Gang Project and non-binding performance expectations for representatives. The Project Director shall conduct programs for the career development of Gang Project representatives.

**Section 11. Duty Assignments.** Assigned representatives are to report, as assigned, to their Gang Project Supervisor. Participating agencies also recognize, unless otherwise provided in this agreement or approved by the Governing Board, that each Gang Project assigned representative is assigned on a full-time basis with all direct supervisory authority being undertaken by the Gang Project supervisory organization and chain of command. The Gang Project shall not reimburse an assigning agency for employee overtime expenses unless and until the agency's assigned representative has worked forty (40) hours under the direct supervision of their gang project supervisor.

**Section 12. Record Keeping and GRAMA.** All representatives and Governing Board members shall adhere to their assigning agency's GRAMA policies and reporting and record keeping systems. All criminal intelligence information as defined in 28 C.F.R. Part 23 shall be maintained only by the Gang Project and disseminated pursuant to the requirements of 28 C.F.R. Part 23.

**Section 13. Vacation, Leave Time, & Travel.** Representatives shall coordinate annual leave, sick leave, compensatory leave, or other types of leave with their assigning agency and with their Gang Project supervisor.

**Section 14. Representative Suspension & Removal.** Representatives may be removed from the Gang Project by their assigning agency at its sole discretion upon thirty days written notice to the Project Director. Removal due to difficulties in the representative's performance or issues with the representative's conduct can also occur at the request of the Project Director, after consultation with the assigning agency. Unless otherwise approved by the Governing Board, any representative removed shall be replaced by another qualified officer within thirty (30) calendar days.

**Section 15. Employee Status.**

- (a) Each representative and Governing Board member whether or not their assigning agency is considered a 'governmental entity' under the Utah Governmental Immunity Act shall be considered to be an employee of his or her assigning agency even though the officer performs functions outside of the jurisdiction of their assigning agency.
- (b) Each representative and Governing Board member shall continue to be governed by the rules, rights, entitlements, and status that apply to an employee of his or her assigning agency.
- (c) All the privileges, immunities from liability, exemptions from laws, ordinances, and rules, pensions, and relief, disability, workers compensation, and other benefits that apply to a representative or Governing Board members while performing functions within the territorial limits of his or her assigning agency shall apply to the same degree and extent when the representative performs functions or duties under the agreement outside the territorial limits of his or her assigning agency.

**Section 16. Compensating Representatives.** Each assigning agency shall fund all salaries, benefits, and other obligations for its representatives assigned to the Gang Project. Each assigning agency shall pay its representatives for overtime incurred while participating in Gang Project investigations. Assigning agencies may invoice the Gang Project for reimbursement of such overtime expenses for full time employees. The Gang Project shall reimburse an assigning agency for employee overtime expenses within thirty (30) days of receipt of an invoice for such reimbursable expenses. Agencies with part time members may request reimbursement based upon the formula set down by CCJJ.

**Section 17. Insurance.** Each assigning agency shall be solely responsible for providing workers' compensation and benefits for its own employees who provide services under this Agreement. Each assigning agency shall obtain insurance, become a member of a risk pool, or be self-insured to cover the liability arising out of negligent acts or omissions of its own personnel rendering services under this Agreement.

**Section 18. Equipment Provided.** Each assigning agency shall provide its representative with the basic equipment necessary to carry out the responsibilities performed by its representative.

**Section 19. Applicable Polices & Procedures.** The assigning agencies agree that representatives assigned to the Gang Project shall follow Gang Project bylaws and operating policies and that in case of conflict with or in absence of a Gang Project bylaw or policy, an agencies' bylaws, policies and procedures shall prevail. With respect to federal agents, United States Attorney General guidelines will prevail.

**Section 20. Personnel.** The personnel policies of each assigning agency shall apply to the administration and conduct of their assigned personnel. Each assigning agency understands that their representative shall also follow the direction and supervision their Gang Project supervisors and that policies of general application to all employees assigned to the Gang Project will apply.

**Section 21. Immunity Act Defenses.** The assigning agencies are governmental entities as set forth in the Utah Governmental Immunity Act, (§§63G-7-101 et seq., Utah Code Ann. 1953, as amended) and/or covered by the Federal Tort Claims Act 28 USC 2671-2680 9 ("FTCA"). It is mutually agreed that the assigning agencies are each responsible for their own wrongful and negligent acts which are committed by them or their agents, officials, or employees, except as may be covered by the FTCA. The assigning agencies do not waive any defenses otherwise available under the State or Federal law, nor does any assigning agency waive any limits of liability provided by law. Any immunity and damage caps are expressly preserved and retained.

**Section 22. Disposition of Property Acquired by Gang Project.** Upon withdrawal of any party, or termination of this Agreement, the withdrawing party shall retain that property which it allowed to be used by the Gang Project. Upon termination of this Agreement, (a) any property obtained in common shall be sold and proceeds divided among the current members proportionately as prescribed by state or federal funds restrictions and (b) all total available funds shall be distributed among the current members. Any property purchased or possessed by the Federal government must be disposed of in accordance with Federal law.

**Section 23. Termination of Agreement.** Any party may withdraw at the end of the State fiscal year (June 30) upon thirty (30) days written notice to the Governing Board. This Agreement shall terminate on June 30, 2018 unless extended by amendment executed by all assigning parties before that date.

**Section 24. Notices.** All notices and other communications provided for in this agreement shall be in writing and shall be sufficient for all purposes if: (a) sent by email to the address the assigning agency may designate, or by fax to the fax number the assigning agency may designate, and (concurrently) sent by first class mail to the assigning agency and to the assigning agency's legal office; (b) personally delivered; or (c) sent by certified or registered United States Mail, addressed to the assigning agency at the address the assigning agency may designate, return receipt requested. Unless otherwise designated the Notice addresses are as listed on attached Exhibit "A."

**Section 25. Duplicate Originals.** This Interlocal Cooperation Agreement shall be signed in counterpart by the Parties and a duplicate original provided to each entity's Recorder or other entity with similar authority if the party does not have a recorder promptly after execution.

**IN WITNESS WHEREOF,** the parties have affixed their signatures hereto upon resolution of their governing body as required by law and give effect to this agreement.

SALT LAKE COUNTY

By: \_\_\_\_\_  
Mayor or Designee

STATE OF UTAH            )  
                                      :ss  
COUNTY of Salt Lake    )

On the \_\_\_\_\_ day of \_\_\_\_\_, 2013, personally appeared before me \_\_\_\_\_, who being by me duly sworn did say, that s/he is the \_\_\_\_\_ of Salt Lake County, Office of Mayor and that the foregoing instrument was signed in behalf of Salt Lake County, by authority of law.

\_\_\_\_\_  
NOTARY PUBLIC, residing in  
SALT LAKE COUNTY, State of UTAH

My Commission Expires:

\_\_\_\_\_

AGENCY APPROVAL:

By: \_\_\_\_\_  
Rosie Rivera, Sheriff  
Salt Lake County Sheriff's Office

APPROVED AS TO FORM:

By: \_\_\_\_\_  
Deputy District Attorney  
Salt Lake County

SALT LAKE AREA GANG PROJECT

INTERLOCAL AGREEMENT  
MOU

CITY OF SOUTH JORDAN

By: \_\_\_\_\_  
Dawn R. Ramsey, Mayor

ATTEST:

By: \_\_\_\_\_  
Anna Crookston, City Recorder

APPROVED AS TO FORM:

By: *R. W. Loebe*  
Attorney for the City

# SOUTH JORDAN CITY COUNCIL STAFF REPORT

## FILE OVERVIEW

|                       |                                 |
|-----------------------|---------------------------------|
| <b>Item Name</b>      | UCP1 Amended Easement Vacations |
| <b>Address</b>        | 11156 South Grandville Avenue   |
| <b>File Number</b>    | PLRWV20250236                   |
| <b>Applicant</b>      | Larry H Miller Real Estate      |
| <b>Property Owner</b> | Daybreak Devco LLC              |
| <b>Staff Author</b>   | Greg Schindler                  |
| <b>City Engineer</b>  | Chris Clinger                   |
| <b>Presenter</b>      | Brian Preece                    |

**MEETING DATE: MAY 5, 2026**

## ITEM SUMMARY

The applicant, Larry H Miller Real Estate, has petitioned the City to vacate a public utility and drainage easement, a municipal water line easement and an emergency access easement. Each of these easements lie within or adjacent to private street New Day Drive. Because the current two lots adjacent to New Day Drive will be combined, the easements will be relocated elsewhere on the property.

## TIMELINE

- **On November 26, 2025** the applicant submitted a complete right-of-way vacation application to Staff for review. The application was revised a total of 4 times to address all staff comments. The application was reviewed by the following departments:
  - Planning
  - Engineering

## FINDINGS AND RECOMMENDATION

### Findings:

- Utah Code § 10-20-813(4) provides standards of approval for vacating a public easement: The legislative body may adopt an ordinance granting a petition to vacate some or all of a public street, right-of-way, or easement if the legislative body finds that:
  - (a) good cause exists for the vacation; and
  - (b) neither the public interest nor any person will be materially injured by the vacation.

### Conclusions:

- The application is in conformance with the minimum requirements of South Jordan Municipal Code [§16.14](#).
- Staff finds that there is good cause for vacating the right-of-way for the following reasons:
  - The easements are currently located within or adjacent to a private street that will be abandoned when the adjacent lots are combined for development.
  - No public interest or any person will be materially injured by the vacation since the easements do not currently serve any public use.
- 

### Planning Staff Recommendation:

**Staff recommends approval of the application** based on the report analysis, findings, and conclusions listed above.

## CITY COUNCIL ACTION

### Required Action:

Final Decision

### Scope of Decision:

This is a legislative decision to be decided by the City Council.

### Standard of Approval:

The City Council may adopt an ordinance granting a petition to vacate some or all of a public street or municipal utility easement if the legislative body finds that:

- (a) good cause exists for the vacation; and
- (b) neither the public interest nor any person will be materially injured by the vacation.

### Motion Ready:

I move that the City Council approves:

- 1. Ordinance 2026-09

### Alternatives:

- 1. Approve with conditions.
- 2. Deny the request.
- 3. Schedule the item for a decision at some future date.

## SUPPORTING MATERIALS

- 1. Attachment A, Ordinance 2026-09
  - a. Exhibit A, Easement Vacation Descriptions and Exhibits
- 2. Attachment B, Aerial Map

WHEN RECORDED RETURN TO:

CITY OF SOUTH JORDAN  
ATTN: PLANNING DEPARTMENT  
1600 W TOWNE CENTER DRIVE  
SOUTH JORDAN, UT 84095

**ORDINANCE 2026-09**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, VACATING A PUBLIC UTILITY AND DRAINAGE EASEMENT, A MUNICIPAL WATER LINE EASEMENT AND AN EMERGENCY ACCESS EASEMENT LOCATED GENERALLY WITHIN AND ALONG NEW DAY DRIVE BETWEEN GRANDVILLE AVENUE AND PARKLINE DRIVE.**

**WHEREAS**, Utah Code §§ 10-20-811, 812, and 813 require that any vacation of some or all of a public street, right-of-way, or easement, including those recorded by subdivision plat, within the City of South Jordan (the “City”) may only be approved by the City Council of the City of South Jordan (the “City Council”); and

**WHEREAS**, Larry H. Miller Real Estate (the “Applicant”), petitioned the City to vacate a public utility and drainage easement, a municipal waterline easement and an emergency access easement located generally within and along New Day Drive between Grandville Avenue and Parkline Drive; and

**WHEREAS**, the City Council held a public hearing to consider Applicant’s petition to vacate the above easements; and

**WHEREAS**, pursuant to Utah Code § 10-20-812(3), the City Council finds that there is good cause to vacate the above easements and that neither the public interest nor any person will be materially injured by vacating the above easements.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH:**

**SECTION 1. Grant of Petition to Vacate.** The City Council hereby grants the Applicant’s petition to vacate the public utility and drainage easement, a municipal waterline easement and an emergency access easement located generally within and along New Day Drive between Grandville Avenue and Parkline Drive, as more particularly shown on the attached **Exhibit A**.

**SECTION 2. Property Transfer.** By adopting this Ordinance, ownership of the easement being vacated by this Ordinance and more particularly shown on the attached **Exhibit A**, will be transferred to VP Daybreak Devco LLC.

**SECTION 3. Severability.** If any section, part or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance and all sections, parts, provisions and words of this Ordinance shall be severable.

**SECTION 4. Effective Date.** This Ordinance shall become effective upon recordation of this Ordinance a subdivision plat showing the vacation of the easements.

Item J.1.

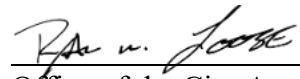
**PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2026 BY THE FOLLOWING VOTE:**

|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Donald Shelton | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn R. Ramsey

Attest: \_\_\_\_\_

Approved as to form:

  
\_\_\_\_\_  
Office of the City Attorney

## Exhibit A

### URBAN CENTER PLAT 1 AMENDED EMERGENCY ACCESS VACATION

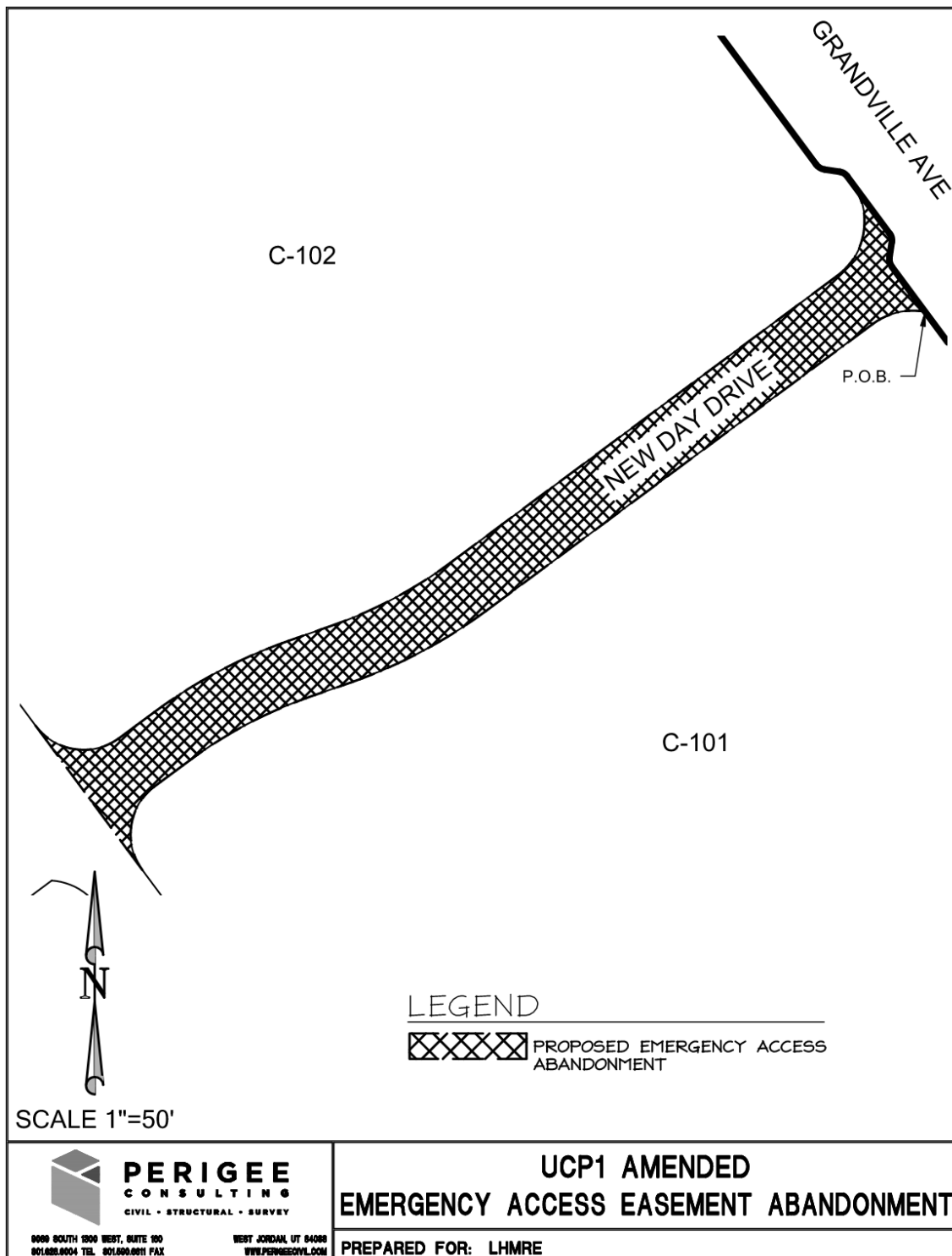
#### Urban Center Plat 1 Amended, Emergency Access Abandonment

Beginning at the intersection of the Southwesterly Right-of-Way Line of Grandville Avenue and the Southeasterly Right-of-Way Line of New Day Drive, said point also being a point on a 28.000 foot radius non tangent curve to the left, (radius bears South 10°31'04" West, Chord: South 76°59'05" West 22.360 feet), said point lies South 89°55'30" East 1658.183 feet along the Daybreak Baseline Southeast (Basis of bearings is South 89°55'30" East 10641.888' between Southwest Corner of Section 24, T3S, R2W and the Southeast Corner of Section 19, T3S, R1W) and North 4200.458 feet from the Southwest Corner of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said New Day Drive the following

(7) courses: 1) along the arc of said curve 23.001 feet through a central angle of 47°03'59"; 2) South 53°27'06" West 201.139 feet to a point on a 212.500 foot radius tangent curve to the right, (radius bears North 36°32'54" West, Chord: South 62°05'00" West 63.786 feet); 3) along the arc of said curve 64.028 feet through a central angle of 17°15'49"; 4) South 70°42'55" West 18.864 feet to a point on a 187.500 foot radius tangent curve to the left, (radius bears South 19°17'05" East, Chord: South 62°05'00" West 56.282 feet); 5) along the arc of said curve 56.495 feet through a central angle of 17°15'49"; 6) South 53°27'06" West 18.139 feet to a point on a 25.000 foot radius tangent curve to the left, (radius bears South 36°32'54" East, Chord: South 08°27'06" West 35.355 feet); 7) along the arc of said curve 39.270 feet through a central angle of 90°00'00" to the Northeasterly Right-of-Way Line of Parkline Drive; thence along said Parkline Drive North 36°32'54" West 75.000 feet to the Northwest Right-of-Way Line of said New Day Drive and a point on a 25.000 foot radius tangent curve to the left, (radius bears North 53°27'06" East, Chord: South 81°32'54" East 35.355 feet); thence along said New Day Drive the following (7) courses: 1) along the arc of said curve 39.270 feet through a central angle of 90°00'00"; 2) North 53°27'06" East 18.139 feet to a point on a 212.500 foot radius tangent curve to the right, (radius bears South 36°32'54" East, Chord: North 62°05'00" East 63.786 feet); 3) along the arc of said curve 64.028 feet through a central angle of 17°15'49"; 4) North 70°42'55" East 18.864 feet to a point on a 187.500 foot radius tangent curve to the left, (radius bears North 19°17'05" West, Chord: North 62°05'00" East 56.282 feet); 5) along the arc of said curve 56.495 feet through a central angle of 17°15'49"; 6) North 53°27'06" East 201.139 feet to a point on a 28.000 foot radius tangent curve to the left, (radius bears North 36°32'54" West, Chord: North 08°27'06" East 39.598 feet); 7) along the arc of said curve 43.982 feet through a central angle of 90°00'00" to the said Southwesterly Right-of-Way Line of Grandville Avenue; thence along said Grandville Avenue the following (5) courses: 1) South 36°32'54" East 27.000 feet to a point on a 4.500 foot radius tangent curve to the right, (radius bears South 53°27'06" West, Chord: South 14°02'54" East 3.444 feet); 2) along the arc of said curve 3.534 feet through a central angle of 45°00'00"; 3) South 08°27'06" West 6.464 feet to a point on a 5.500 foot radius tangent curve to the left, (radius bears South 81°32'54" East, Chord: South 14°02'54" East

4.210 feet); 4) along the arc of said curve 4.320 feet through a central angle of 45°00'00"; 5) South 36°32'54" East 23.286 feet to the point of beginning.

Property contains 0.244 acres, 10632 square feet.

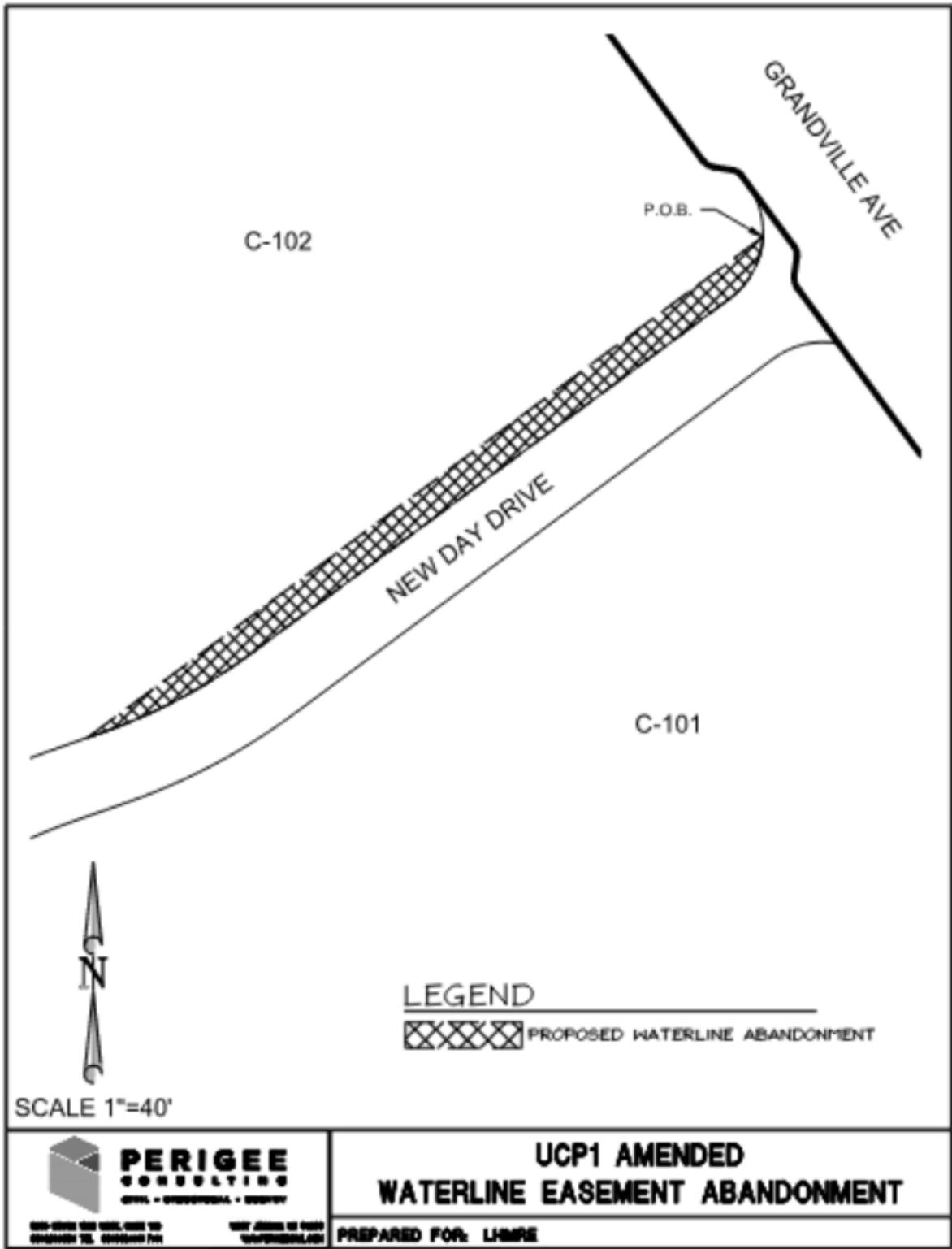


## URBAN CENTER PLAT 1 AMENDED MUNICIPAL WATER LINE EASEMENT VACATION

## Urban Center Plat 1 Amended, Waterline Easement Abandonment

Beginning at a point on the Northwesterly Right-of-Way Line of New Day Drive, said point also being a point on a 28.000 foot radius non tangent curve to the right, (radius bears North  $86^{\circ}32'36''$  West, Chord: South  $28^{\circ}27'15''$  West 23.664 feet), said point lies South  $89^{\circ}55'30''$  East 1632.785 feet along the Daybreak Baseline Southeast (Basis of bearings is South  $89^{\circ}55'30''$  East 10641.888' between Southwest Corner of Section 24, T3S, R2W and the Southeast Corner of Section 19, T3S, R1W) and North 4236.279 feet from the Southwest Corner of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said New Day Drive the following (4) courses: 1) along the arc of said curve 24.432 feet through a central angle of  $49^{\circ}59'41''$ ; 2) South  $53^{\circ}27'06''$  West 201.139 feet to a point on a 187.500 foot radius tangent curve to the right, (radius bears North  $36^{\circ}32'54''$  West, Chord: South  $62^{\circ}05'00''$  West 56.282 feet); 3) along the arc of said curve 56.495 feet through a central angle of  $17^{\circ}15'49''$ ; 4) South  $70^{\circ}42'55''$  West 5.233 feet; thence North  $53^{\circ}27'06''$  East 283.228 feet to the point of beginning.

Property contains 0.059 acres, 2565 square feet.

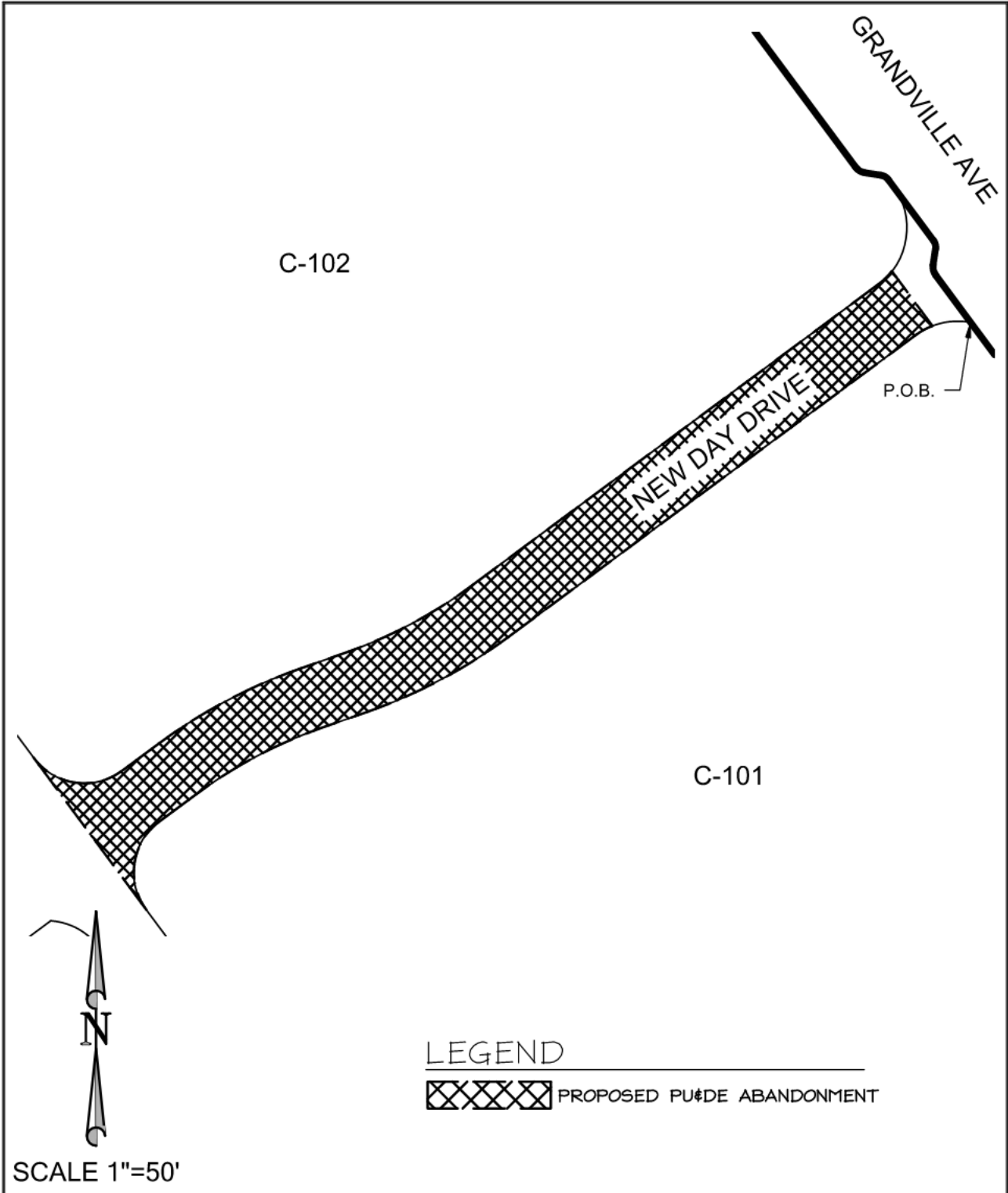


URBAN CENTER PLAT 1 AMENDED MUNICIPAL PUBLIC UTILITY & DRAINAGE EASEMENT  
VACATION

Urban Center Plat 1 Amended, PU&DE Abandonment

Beginning at a point on the Southeasterly Right-of-Way Line of New Day Drive, said point also being a point on a 28.000 foot radius non tangent curve to the left, (radius bears South 21°00'42" East, Chord: South 61°13'12" West 7.569 feet), said point lies South 89°55'30" East 1643.032 feet along the Daybreak Baseline Southeast (Basis of bearings is South 89°55'30" East 10641.888' between Southwest Corner of Section 24, T3S, R2W and the Southeast Corner of Section 19, T3S, R1W) and North 4199.047 feet from the Southwest Corner of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said New Day Drive the following (7) courses: 1) along the arc of said curve 7.593 feet through a central angle of 15°32'12"; 2) South 53°27'06" West 201.139 feet to a point on a 212.500 foot radius tangent curve to the right, (radius bears North 36°32'54" West, Chord: South 62°05'00" West 63.786 feet); 3) along the arc of said curve 64.028 feet through a central angle of 17°15'49"; 4) South 70°42'55" West 18.864 feet to a point on a 187.500 foot radius tangent curve to the left, (radius bears South 19°17'05" East, Chord: South 62°05'00" West 56.282 feet); 5) along the arc of said curve 56.495 feet through a central angle of 17°15'49"; 6) South 53°27'06" West 18.139 feet to a point on a 25.000 foot radius tangent curve to the left, (radius bears South 36°32'54" East, Chord: South 08°27'06" West 35.355 feet); 7) along the arc of said curve 39.270 feet through a central angle of 90°00'00" to the Northeasterly Right-of-Way Line of Parkline Drive; thence along said Parkline Drive North 36°32'54" West 75.000 feet to the Northwest Right-of-Way Line of said New Day Drive and a point on a 25.000 foot radius tangent curve to the left, (radius bears North 53°27'06" East, Chord: South 81°32'54" East 35.355 feet); thence along said New Day Drive the following (7) courses: 1) along the arc of said curve 39.270 feet through a central angle of 90°00'00"; 2) North 53°27'06" East 18.139 feet to a point on a 212.500 foot radius tangent curve to the right, (radius bears South 36°32'54" East, Chord: North 62°05'00" East 63.786 feet); 3) along the arc of said curve 64.028 feet through a central angle of 17°15'49"; 4) North 70°42'55" East 18.864 feet to a point on a 187.500 foot radius tangent curve to the left, (radius bears North 19°17'05" West, Chord: North 62°05'00" East 56.282 feet); 5) along the arc of said curve 56.495 feet through a central angle of 17°15'49"; 6) North 53°27'06" East 201.139 feet to a point on a 28.000 foot radius tangent curve to the left, (radius bears North 36°32'54" West, Chord: North 45°40'59" East 7.569 feet); 7) along the arc of said curve 7.593 feet through a central angle of 15°32'12"; thence South 36°32'54" East 27.046 feet to the point of beginning.

Property contains 0.231 acres, 10052 square feet.



**PERIGEE**  
CONSULTING  
CIVIL • STRUCTURAL • SURVEY

9099 SOUTH 1300 WEST, SUITE 100  
90185-0004 TEL. 801.969.0911 FAX

WEST JORDAN, UT 84088  
WWW.PEERGROUP.COM

**UCP1 AMENDED  
PU&DE EASEMENT ABANDONMENT**

PREPARED FOR: LHMRE



An aerial map labeled “Attachment A” shows streets, buildings, parking lots, and a baseball field. A blue outlined area near the center marks the “General Location of Easement,” with a label pointing to it. A compass rose in the bottom left indicates north.

# SOUTH JORDAN CITY COUNCIL STAFF REPORT

## FILE OVERVIEW

|                       |   |
|-----------------------|---|
| <b>Item Name</b>      | South Station Multi Family 6 Easement Vacations |
| <b>Address</b>        | 11123 South Freestone Road                      |
| <b>File Number</b>    | PLRWV20260041                                   |
| <b>Applicant</b>      | Larry H Miller Real Estate                      |
| <b>Property Owner</b> | VP Daybreak Operations LLC                      |
| <b>Staff Author</b>   | Greg Schindler                                  |
| <b>City Engineer</b>  | Chris Clinger                                   |
| <b>Presenter</b>      | Brian Preece                                    |

**MEETING DATE: MAY 5, 2026**

## ITEM SUMMARY

The applicant, Larry H Miller Real Estate, has petitioned the City to vacate a storm drain easement and an access easement that lie within Lot M-101 of the Daybreak South Station Multi Family 6 Subdivision. The property owner has submitted a preliminary subdivision application proposing 26 townhomes on the lot. The storm drain and access easements have been relocated to an area in the Lake Avenue median strip.

## TIMELINE

- **On March 11, 2026** the applicant submitted a complete right-of-way vacation application to Staff for review. The application was revised a total of 2 times to address all staff comments. The application was reviewed by the following departments:
  - Planning
  - Engineering

## FINDINGS AND RECOMMENDATION

### Findings:

- Utah Code § 10-20-813(4) provides standards of approval for vacating a public easement: The legislative body may adopt an ordinance granting a petition to vacate some or all of a public street, right-of-way, or easement if the legislative body finds that:
  - (a) good cause exists for the vacation; and
  - (b) neither the public interest nor any person will be materially injured by the vacation.

### Conclusions:

- The application is in conformance with the minimum requirements of South Jordan Municipal Code [§16.14](#).
- Staff finds that there is good cause for vacating the right-of-way for the following reasons:
  - The easements are no longer necessary since the storm drain galleries and associated access are being relocated.
  - No public interest or any person will be materially injured by the vacation since the existing easements are no longer necessary.

### Planning Staff Recommendation:

Staff recommends approval of the application based on the report analysis, findings, and conclusions listed above.

## CITY COUNCIL ACTION

### Required Action:

Final Decision

**Scope of Decision:**

This is a legislative decision to be decided by the City Council.

**Standard of Approval:**

The City Council may adopt an ordinance granting a petition to vacate some or all of a public street or municipal utility easement if the legislative body finds that:

- (a) good cause exists for the vacation; and
- (b) neither the public interest nor any person will be materially injured by the vacation.

**Motion Ready:**

I move that the City Council approves:

1. Ordinance 2026-10

**Alternatives:**

1. Approve with conditions.
2. Deny the request.
3. Schedule the item for a decision at some future date.

**SUPPORTING MATERIALS**

1. Attachment A, Ordinance 2026-10
  - a. Exhibit A, Easement Vacation Descriptions and Exhibits
2. Attachment B, Aerial Map

WHEN RECORDED RETURN TO:

CITY OF SOUTH JORDAN  
ATTN: PLANNING DEPARTMENT  
1600 W TOWNE CENTER DRIVE  
SOUTH JORDAN, UT 84095

**ORDINANCE 2026-10**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, VACATING A STORM DRAIN EASEMENT AND AN ACCESS EASEMENT LOCATED WITHIN LOT M-101 OF THE DAYBREAK SOUTH STATION MULTI FAMILY #6 SUBDIVISION.**

**WHEREAS**, Utah Code §§ 10-20-811, 812, and 813 require that any vacation of some or all of a public street, right-of-way, or easement, including those recorded by subdivision plat, within the City of South Jordan (the “City”) may only be approved by the City Council of the City of South Jordan (the “City Council”); and

**WHEREAS**, Larry H. Miller Real Estate (the “Applicant”), petitioned the City to vacate a storm drain easement and an access easement located within lot M-101 of the Daybreak South Station Multi Family #6 subdivision; and

**WHEREAS**, the City Council held a public hearing to consider Applicant’s petition to vacate the storm drain and access easements; and

**WHEREAS**, pursuant to Utah Code § 10-20-812(3), the City Council finds that there is good cause to vacate the easements and that neither the public interest nor any person will be materially injured by vacating the easements.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH:**

**SECTION 1. Grant of Petition to Vacate.** The City Council hereby grants the Applicant’s petition to vacate the storm drain easement and access easement located generally on Lot M-101 of the Daybreak South Station Multi Family #6 subdivision, as more particularly shown on the attached **Exhibit A**.

**SECTION 2. Property Transfer.** By adopting this Ordinance, ownership of the easement being vacated by this ordinance and more particularly shown on the attached **Exhibit A**, will be transferred to VP Daybreak Operations LLC.

**SECTION 3. Severability.** If any section, part or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance and all sections, parts, provisions and words of this Ordinance shall be severable.

**SECTION 4. Effective Date.** This Ordinance shall become effective upon recordation of this Ordinance or a subdivision plat showing the vacation of easements.

[SIGNATURE PAGE FOLLOWS]

**PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2026 BY THE FOLLOWING VOTE:**

|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Donald Shelton | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn R. Ramsey

Attest: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Office of the City Attorney

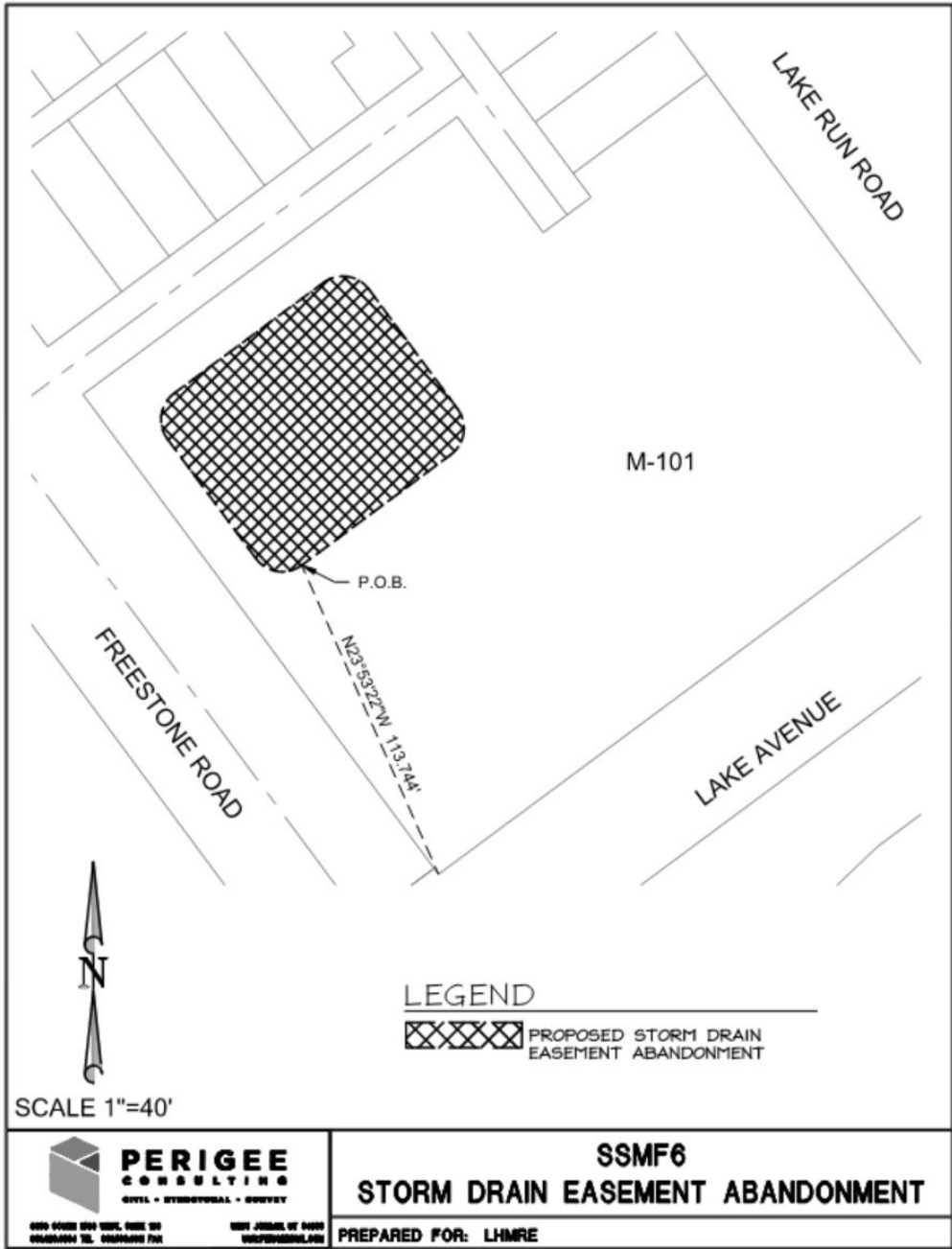
## Exhibit A

### SOUTH STATION MULTI FAMILY #6 STORM DRAIN EASEMENT VACATION

Abandoning all of a Storm Drain Easement as shown on Daybreak South Station Multi Family #6, recorded as Entry No. 14008680 in Book 2022P at Page 205 in the office of the Salt Lake County Recorder, said easement being more particularly described as follows:

Beginning at a point on a 11.000 foot radius non tangent curve to the right, (radius bears North 36°33'57" West, Chord: North 81°33'26" West 15.559 feet), said point also being North 23°53'22" West 113.744 feet from the South Corner of Lot M-101 of said Daybreak South Station Multi Family #6, said point lies South 89°55'30" East 2272.587 feet along the Daybreak Baseline Southeast (Basis of bearings is South 89°55'30" East 10641.888' between Southwest Corner of Section 24, T3S, R2W and the Southeast Corner of Section 19, T3S, R1W) and North 4530.141 feet from the Southwest Corner of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along the arc of said curve 17.282 feet through a central angle of 90°01'02"; thence North 36°32'54" West 50.039 feet to a point on a 11.000 foot radius tangent curve to the right, (radius bears North 53°27'05" East, Chord: North 08°27'03" East 15.556 feet); thence along the arc of said curve 17.278 feet through a central angle of 89°59'55"; thence North 53°26'48" East 62.490 feet to a point on a 10.998 foot radius non tangent curve to the right, (radius bears South 36°32'31" East, Chord: South 81°31'41" East 15.558 feet); thence along the arc of said curve 17.281 feet through a central angle of 90°01'40"; thence South 36°31'56" East 50.019 feet to a point on a 11.003 foot radius non tangent curve to the right, (radius bears South 53°29'32" West, Chord: South 08°28'16" West 15.554 feet); thence along the arc of said curve 17.275 feet through a central angle of 89°57'27"; thence South 53°25'39" West 62.467 feet to the point of beginning.

Property contains 0.137 acres, 5981 square feet.

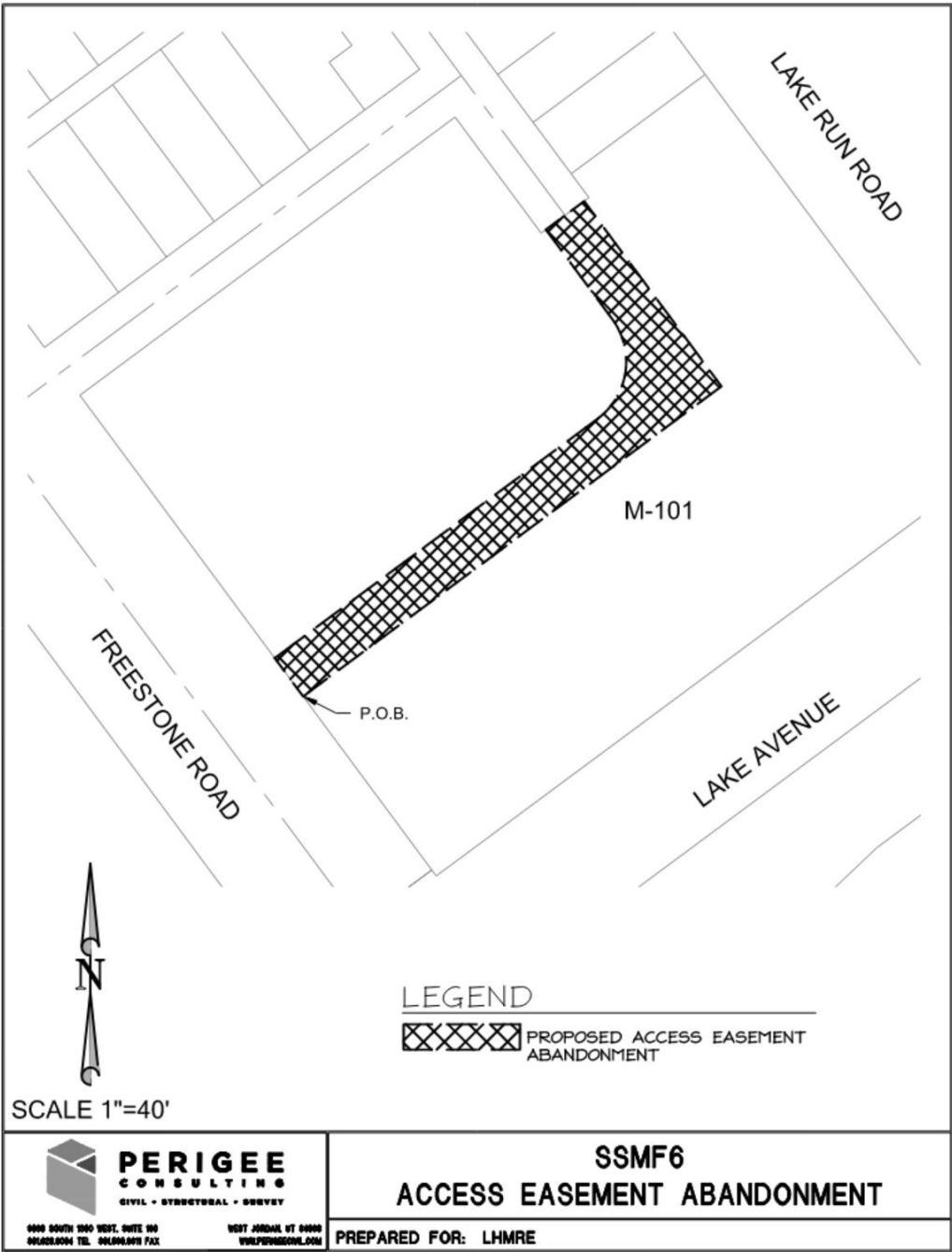


## SOUTH STATION MULTI FAMILY #6 ACCESS EASEMENT VACATION

Abandoning all of an Access Easement as shown on Daybreak South Station Multi Family #6, recorded as Entry No. 14008680 in Book 2022P at Page 205 in the office of the Salt Lake County Recorder, said easement being more particularly described as follows:

Beginning at a point on the Southwest Line of Lot M-101 of said Daybreak South Station Multi Family #6, said point lies South 89°55'30" East 2273.933 feet along the Daybreak Baseline Southeast (Basis of bearings is South 89°55'30" East 10641.888' between Southwest Corner of Section 24, T3S, R2W and the Southeast Corner of Section 19, T3S, R1W) and North 4486.469 feet from the Southwest Corner of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Lot M-110 North 36°32'54" West 16.000 feet; thence North 53°27'06" East 134.891 feet to a point on a 24.000 foot radius tangent curve to the left, (radius bears North 36°32'54" West, Chord: North 08°27'06" East 33.941 feet); thence along the arc of said curve 37.699 feet through a central angle of 90°00'00"; thence North 36°32'54" West 37.408 feet to the Northwest Line of said Lot M-101; thence along said Lot M- 101 North 53°27'06" East 16.000 feet; thence South 36°32'54" East 77.408 feet; thence South 53°27'06" West 174.891 feet to the point of beginning.

Property contains 0.090 acres, 3904 square feet.





The image is an aerial map showing a highlighted site location (Lot M-101) in blue near the intersection of Lake Run Road, Freestone Road, and Lake Ave. A red arrow points to the site. Surrounding areas include buildings, parking lots, open land, and a decorative compass rose in the lower-left corner.

# SOUTH JORDAN CITY COUNCIL STAFF REPORT

**MEETING DATE: MAY 5, 2026**

## FILE OVERVIEW

|              |   |
|--------------|---|
| Item Name    | Text Amendment to Section 10.04.020 (DEFINITIONS) and Chapter 10.24 (TRUCK PARKING AND TRUCK ROUTES) to prohibit dynamic braking. |
| Address      | 1600 W Towne Center Dr, South Jordan, UT 84095  |
| File Number  | Ordinance 2026-12   |
| Applicant    | City of South Jordan  |
| Staff Author | Jeremy Nielson (presented by Brad Klavano)  |

## ITEM SUMMARY

The City has received complaints regarding the increased use of dynamic braking (or engine braking) along 10400 South (near 1500 West) and 11400 South (west of 4000 West). Historically, the City has relied on Salt Lake County Health Department regulations prohibiting engine braking. However, the County amended its regulations last year and removed this restriction.

Staff recommends approval of this application.

## FINDINGS AND RECOMMENDATION

### Strategic Priorities Conformance:

The application is in conformance with the following Strategic Priorities:

- EC-1 RESPONDS to the needs and concerns of the community in a prompt, transparent, professional, respectful and ethical manner.

### Findings:

- The City regularly receives complaints regarding engine braking; these issues are typically addressed through education and police enforcement.
- The Salt Lake County Health Department recently removed the restriction on engine braking due to enforcement challenges.



- Several nearby cities, including Salt Lake City, Sandy, and West Valley City, have adopted ordinances prohibiting engine braking.
- The Traffic Committee reviewed this issue and recommends that the City continue to prohibit engine braking within City limits.

### Conclusions:

- The application is in conformance with the City's Strategic Priorities.
- If the City wishes to regulate engine braking, the restriction must be adopted into the City's municipal code.

### Engineering Staff Recommendation:

Staff recommends approval of the application based on the findings and conclusions listed above.

## CITY COUNCIL ACTION

### Required Action:

Decision by the City Council

### Motion Ready:

I move that the City Council approve of:

1. Ordinance 2026-12, Text Amendment to Section 10.04.020 (DEFINITIONS) and Chapter 10.24 (TRUCK PARKING AND TRUCK ROUTES) to prohibit dynamic braking.

### Alternatives:

1. Denial of the application
2. Schedule the application for a decision at some future date.

## SUPPORTING MATERIALS

1. Ordinance 2026-12
  - a. Exhibit A

**ORDINANCE NO. 2026-12**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, AMENDING SECTION 10.04.020 (DEFINITIONS) AND CHAPTER 10.24 (TRUCK PARKING AND TRUCK ROUTES) OF THE CITY OF SOUTH JORDAN MUNICIPAL CODE TO PROHIBIT DYNAMIC BRAKING.**

**WHEREAS**, historically, dynamic braking (commonly referred to as engine or Jake braking) was prohibited by Salt Lake County Health regulation No. 21, *Community Noise Pollution Control*; and

**WHEREAS**, Salt Lake County has amended its regulations and no longer prohibits dynamic braking; and

**WHEREAS**, the City of South Jordan intends to continue prohibiting dynamic braking within South Jordan City limits; and

**WHEREAS**, the City Council held a public hearing and reviewed the proposed text amendments; and

**WHEREAS**, the City Council finds that this code amendment will enhance the public health, safety, and welfare.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN:**

**SECTION 1. Amendment.** Section 10.04.020 and Chapter 10.24 of the South Jordan Municipal Code, attached hereto as Exhibit A and incorporated herein by this reference, are hereby amended.

**SECTION 2. Severability.** If any section, part or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance and all sections, parts, provisions and words of this Ordinance shall be severable.

**SECTION 3. Effective Date.** This Ordinance shall become effective immediately upon publication or posting as required by law.

[SIGNATURE PAGE FOLLOWS]

**PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF SOUTH JORDAN, UTAH, ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2026 BY THE FOLLOWING VOTE:**

|                | YES   | NO    | ABSTAIN | ABSENT |
|----------------|-------|-------|---------|--------|
| Patrick Harris | _____ | _____ | _____   | _____  |
| Kathie Johnson | _____ | _____ | _____   | _____  |
| Donald Shelton | _____ | _____ | _____   | _____  |
| Tamara Zander  | _____ | _____ | _____   | _____  |
| Jason McGuire  | _____ | _____ | _____   | _____  |

Mayor: \_\_\_\_\_  
Dawn R. Ramsey

Attest: \_\_\_\_\_  
City Recorder

Approved as to form:

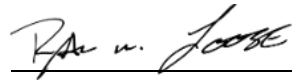
  
\_\_\_\_\_  
City Attorney

EXHIBIT A

(Proposed Amendment)

**SECTION 10.04.020: DEFINITIONS**

| <b>CURRENT ORDINANCE TEXT</b>   | <b>PROPOSED ORDINANCE TEXT</b>   |
|---|--|
| <p><i>Current:</i><br/>           10.04.020 DEFINITIONS<br/>           For purposes of this title, the following words shall have the meaning described below:</p> <p><b>PARK:</b> Causing a vehicle to stand unattended for any amount of time or to stand attended for five (5) minutes within thirty feet (30') of the same point, or to permit a vehicle so to stand when it is within one's power to prevent it from so standing. In determining whether a vehicle is parked, it is immaterial whether or not its motor is running. A vehicle is attended when its driver is inside it or within twenty feet (20') of it.</p> <p><b>PUBLIC LANE:</b> A twenty foot (20') dedicated right of way to the city with sixteen feet (16') of approved asphalt or concrete road surface.</p> <p><b>PUBLIC STREET:</b> Any street, road, public lane or public way, title to which is held by the city in fee or as a right of way, and which is used for vehicular traffic.</p> <p><b>TRUCK:</b> A privately owned motor vehicle licensed for more than eighteen thousand (18,000) pounds gross weight or with a rated capacity of two (2) tons or more, or having a total length in excess of twenty four feet (24'). "Truck" also means any vehicle carrying more than one hundred (100) gallons of flammable liquid or more than five (5) pounds of dynamite or other explosive of comparable blasting power, or more than fifty (50) gallons or fifty (50) pounds of highly corrosive freight. In determining the total gross weight or total length set forth in this definition, the length shall be measured from the most</p> | <p><i>Proposed:</i><br/>           10.04.020 DEFINITIONS<br/>           For purposes of this title, the following words shall have the meaning described below:</p> <p><u><b>DYNAMIC BRAKING:</b> (commonly referred to as engine braking or Jake brake) a device used primarily on trucks for the conversion of the engine from an internal combustion engine to an air compressor for the purpose of braking without the use of wheel brakes.</u></p> <p><b>PARK:</b> Causing a vehicle to stand unattended for any amount of time or to stand attended for five (5) minutes within thirty feet (30') of the same point, or to permit a vehicle so to stand when it is within one's power to prevent it from so standing. In determining whether a vehicle is parked, it is immaterial whether or not its motor is running. A vehicle is attended when its driver is inside it or within twenty feet (20') of it.</p> <p><b>PUBLIC LANE:</b> A twenty foot (20') dedicated right of way to the city with sixteen feet (16') of approved asphalt or concrete road surface.</p> <p><b>PUBLIC STREET:</b> Any street, road, public lane or public way, title to which is held by the city in fee or as a right of way, and which is used for vehicular traffic.</p> <p><b>TRUCK:</b> A privately owned motor vehicle licensed for more than eighteen thousand (18,000) pounds gross weight or with a rated capacity of two (2) tons or more, or having a total length in excess of twenty four feet (24'). "Truck" also means any vehicle carrying more than one hundred (100) gallons of flammable</p> |

|  |  |
|--|--|
| <p>forward point of the vehicle or its load, and the length or weight of a trailer connected or attached to or in tandem with the motor vehicle shall be included.</p> | <p>liquid or more than five (5) pounds of dynamite or other explosive of comparable blasting power, or more than fifty (50) gallons or fifty (50) pounds of highly corrosive freight. In determining the total gross weight or total length set forth in this definition, the length shall be measured from the most forward point of the vehicle or its load, and the length or weight of a trailer connected or attached to or in tandem with the motor vehicle shall be included.</p> |
|--|--|

**CHAPTER 10.24 TRUCK PARKING AND TRUCK ROUTES**

| <b>CURRENT ORDINANCE TEXT</b>   | <b>PROPOSED ORDINANCE TEXT</b>  |
|---|---|
| <p><i>Current:</i><br/>           10.24 TRUCK PARKING <del>AND</del> TRUCK ROUTES<br/><br/>           10.24.010: TRUCK PARKING<br/>           10.24.020: TRUCK ROUTES<br/>           10.24.030: SIGNS</p> | <p><i>Proposed:</i><br/>           10.24 TRUCK PARKING, TRUCK ROUTES <u>AND DYNAMIC BRAKING</u><br/><br/>           10.24.010: TRUCK PARKING<br/>           10.24.020: TRUCK ROUTES<br/>           10.24.030: SIGNS<br/> <u>10.24.040: DYNAMIC BRAKING</u><br/> <u>No person may operate, nor may any person cause, allow, permit or fail to control the operation of any motor vehicle with a dynamic braking device engaged, except for the avoidance of imminent danger.</u></p> |