

2026–27 Property Tax Update

Dear Draper Residents and Business Owners,

We understand that any discussion of taxes touches deeply on personal and family budgets, as well as the bottom lines of our local businesses. We know these increases, even when modest, can feel burdensome amid today's cost-of-living pressures, and we do not take that lightly. At Draper City, we remain deeply committed to being responsible stewards of your hard-earned tax dollars while delivering the essential services that make our community a great place to live and work.

Current Tax Rate and Challenges

Draper maintains one of the lowest property tax rates in Salt Lake County at 0.000936. We have operated efficiently with lean staffing for years. However, property taxes currently cover less than 50% of public safety (police and fire) costs. Continuing to draw from fund balances to cover deficits is unsustainable.

In 2024, we implemented our first tax rate increase in 17 years to address police and fire staffing and retention needs. Those improvements are helping, but it will take time and additional adjustments before our public safety divisions are fully funded. Economic realities such as inflation have substantially increased the City's costs for materials and services—including road construction and maintenance, emergency vehicles and equipment, park playgrounds and maintenance, contractors, and more. These pressures, combined with unpredictable sales tax revenue and other variables, require a thoughtful long-term plan.

Why Property Value Increases Do Not Automatically Increase City Revenue

Utah's Truth in Taxation law ensures that rising property values do not automatically generate more revenue for the City from existing properties. When overall assessed values increase, the tax rate is adjusted downward to keep total revenue from those properties roughly the same as the prior year (excluding new growth like new construction).

This revenue-neutral mechanism prevents a windfall from market appreciation. Any additional revenue beyond new growth requires a transparent public process and explicit rate adjustment, such as the one proposed here.

Proposed Annual Adjustments

Mayor Walker, as the City's budget official, is proposing that the City Council approve a 25% increase in the property tax rate for the 2026–27 fiscal year. This is part of a balanced, multi-year approach with modest adjustments (some years higher, some lower) to achieve stable funding for public safety without sudden, more substantial increases.

2026-27 tax increase impact on a typical Draper homeowner:

- Average home value in Draper: \$807,000
- Proposed monthly increase (City tax portion): \$8.66

2026-27 tax increase impact on a typical Draper business:

- Average business value in Draper: \$1,000,000
- Proposed monthly increase (City tax portion): \$19.50

Public Input Opportunities

We encourage you to attend public meetings and share your feedback.

- June 2, 7:00 PM, Public Hearing for interim budget at City Council Meeting
- June 9, 7:00 PM, Interim Budget Adoption, City Council Meeting
- August 12, 6:00 PM, Truth in Taxation Meeting, City Council Chambers
- August 18, 7:00 PM, Final Budget Adoption, City Council Meeting

Water Rate Adjustment

Separately, Jordan Valley Water Conservancy District increased water supply charges to Draper City by 4.5%. Draper City will raise water rates by the same amount for our customers (effective July 2026; **not applicable to WaterPro service areas**). This results in a monthly increase of \$1.40 to \$4.85, depending on your [zone](#).

Draper is a growing, vibrant community, and our top priority is keeping it safe, well-maintained, and prepared for the future. We will continue to operate efficiently and look for every opportunity to stretch your tax dollars. We sincerely appreciate your understanding and partnership as we balance today's economic realities with the long-term needs of our city—knowing that these decisions affect every household and business in Draper.

Additional information: draperutah.gov/propertytax

Sincerely,

Mayor Troy Walker
Draper City Council
Draper City Management Team