

NORTHWEST VALLEY DATAPOINTS

Northwest Salt Lake County

By Heidi Prior, Public Policy Analyst

September 2025

Northwest Salt Lake County serves as home to 1 in 10 Utahns and makes up one-quarter of the state's most populous county. Located west of I-15 and hemmed in by Great Salt Lake and the southern suburbs, this region includes West Valley City— Utah's second largest city— along with the communities of Kearns, Magna, Taylorsville, and the western portion of Salt Lake City.

As the University of Utah establishes its first off-campus

hospital— located in the heart of Northwest Salt Lake County— and launches a suite of local initiatives aimed at long-term societal impact, community stakeholders need data about the region. The Kem C. Gardner Policy Institute meets this need with “Northwest Valley Datapoints,” a series of fact sheets designed to inform local decision makers and community partners. This first installment provides a geographic overview of the region.

POPULATION

More than 330,000 Utahns live in Northwest Salt Lake County, a quarter of Salt Lake County's population. The region includes more residents than Ogden, Provo, and St. George combined.

- **Home to 1 in 10 Utahns** – 9.4% of Utah's population resides in Salt Lake County's Northwest Valley.*
- **Utah's 2nd largest city** – West Valley City has 139,889 residents and composes 42.2% of Northwest Valley's population. Statewide, only Salt Lake City has a larger population.

Nearly one-tenth of Utah's total population.

Table 1: Northwest Salt Lake County Population by City, 2024

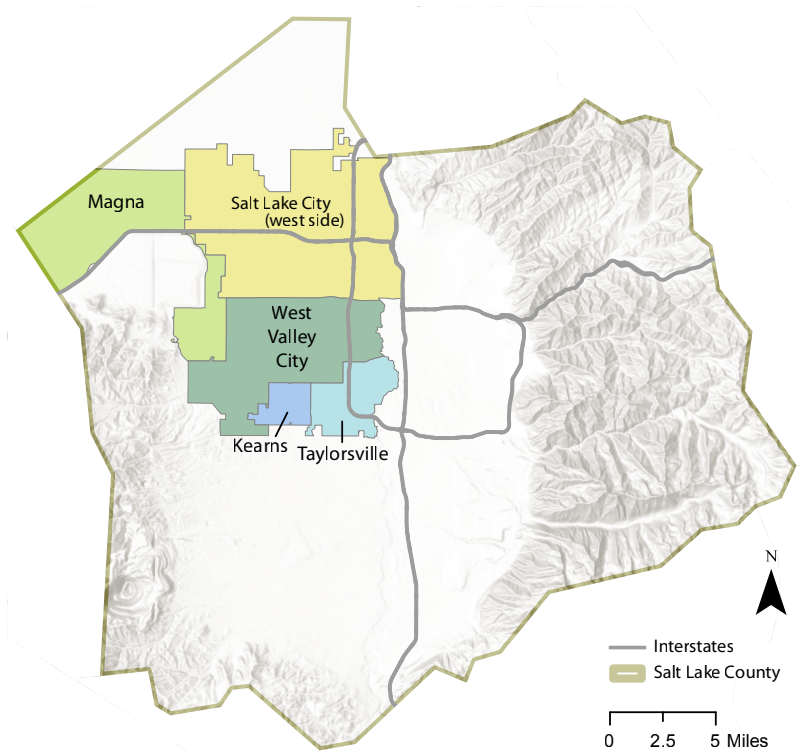
City	2024 Population
West Valley City	139,889
Salt Lake City (west side)	60,109
Taylorsville	58,937
Kearns	36,037
Magna	36,356
Total	331,328

Note: Salt Lake City's west side includes the population of Salt Lake City west of I-15.

Source: Kem C. Gardner Policy Institute, 2020-2023 Wasatch Front Subcounty Estimates Need to Update to 2024 subcounty estimates.

Five Distinct Communities

Figure 1: Northwest Salt Lake County



Source: Kem C. Gardner Policy Institute, ESRI

* The Kem C. Gardner Policy Institute utilizes the term “Northwest Valley” to reference the northwest section of Salt Lake County. It includes the communities of Kearns, Magna, Salt Lake City (west of Interstate 15), Taylorsville, and West Valley City. This term defines a statistical geography useful for data analysis that overlaps with areas commonly referred to as “West Valley,” the “west side,” and “west side communities.”

LAND USE

Northwest Valley includes almost 140 square miles of land, about one quarter of which is zoned for residential housing. The remaining 100 square miles of land are primarily devoted to commercial, industrial, manufacturing, and agricultural use.

- **Statewide assets** – Salt Lake County’s Northwest Valley includes institutions of key economic, cultural, and societal importance, including the following:
 - International Center
 - Maverick Center
 - Salt Lake City International Airport
 - Unified State Laboratories
 - Union Pacific Intermodal Terminal
 - Utah Inland Port
 - Utah Olympic Oval
 - Utah State Correctional Facility

- **Regional connectivity** – Northwest Salt Lake County offers easy access to critical transportation corridors: I-15, I-80, I-215, SR-201, Bangerter Highway, Mountain View Corridor, and the Trax Green Line.
- **Parks and open space** – Numerous parks and nature areas are located throughout Northwest Valley, including Centennial Park, Lodestone Regional Park, Magna Regional Park, Valley Regional Park, the Jordan River Parkway, and shorelands along Great Salt Lake.
- **Agriculture in Magna** – Residential neighborhoods make up less than a quarter of the land in Magna, where nearly half of the city is zoned for agriculture.
- **Salt Lake City’s west side zoning mix** – Industrial space, the airport, and parks and open space dominate land use on the west side of Salt Lake City, with less than a quarter of the land zoned for residential use.

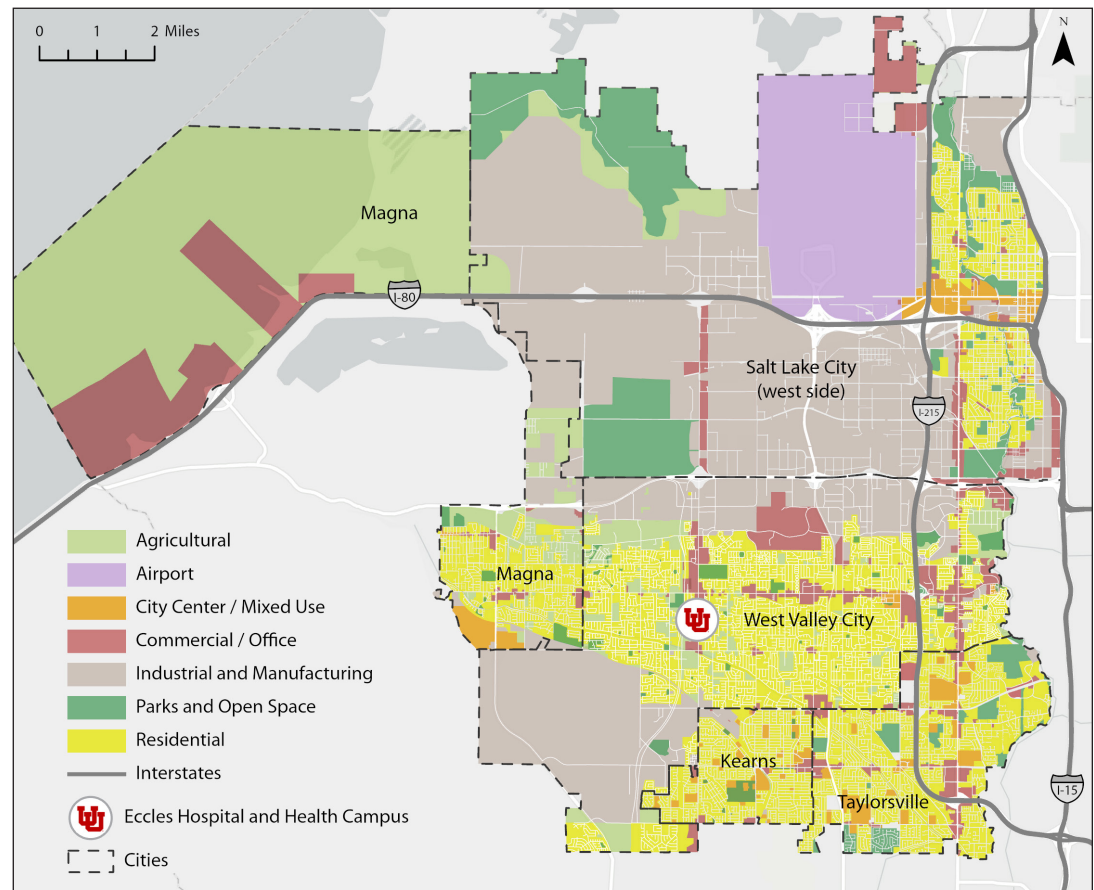
Societal Impact and the University of Utah

U West Valley is a partnership between the University of Utah and the West Valley community dedicated to creating lasting positive change in the West Valley region. This collaboration focuses on improving health and well-being, expanding access to care and education, fostering career development, and building community wealth. The new Eccles Hospital and Health Campus will be the catalyst for these efforts, serving as a hub for opportunity and transformation.

For more information visit:
uwestvalley.utah.edu

Residential zoning makes up one-quarter of Northwest Salt Lake County.

Figure 2: Northwest Salt Lake County Land Use



Note: Residential includes single-family, multi-family, and mobile homes. Eccles Hospital and Health Campus denotes future site.
 Source: Salt Lake County, Utah Geospatial Resource Center (UGRC), ESRI, analysis by Kem C. Gardner Policy Institute

POPULATION DENSITY

Population density varies greatly across Northwest Valley, from one resident per square mile to 13,000. City land areas also differ widely, ranging from Kearns' 4.6 square mile footprint to Salt Lake City's 65.5 square mile west side.

- **Highest density cities** – Kearns has the highest overall population density in the region, with 7,780 residents per square mile, citywide. Taylorsville follows with 5,434 residents per square mile.
- **Highest density neighborhoods** – Northwest Valley's most densely populated neighborhoods include the Briarwood community in West Valley City (4100 South & I-215) and the Jordan Meadows community on the west side of Salt Lake City (North Temple & I-215).

Kearns and Taylorsville lead in overall density.

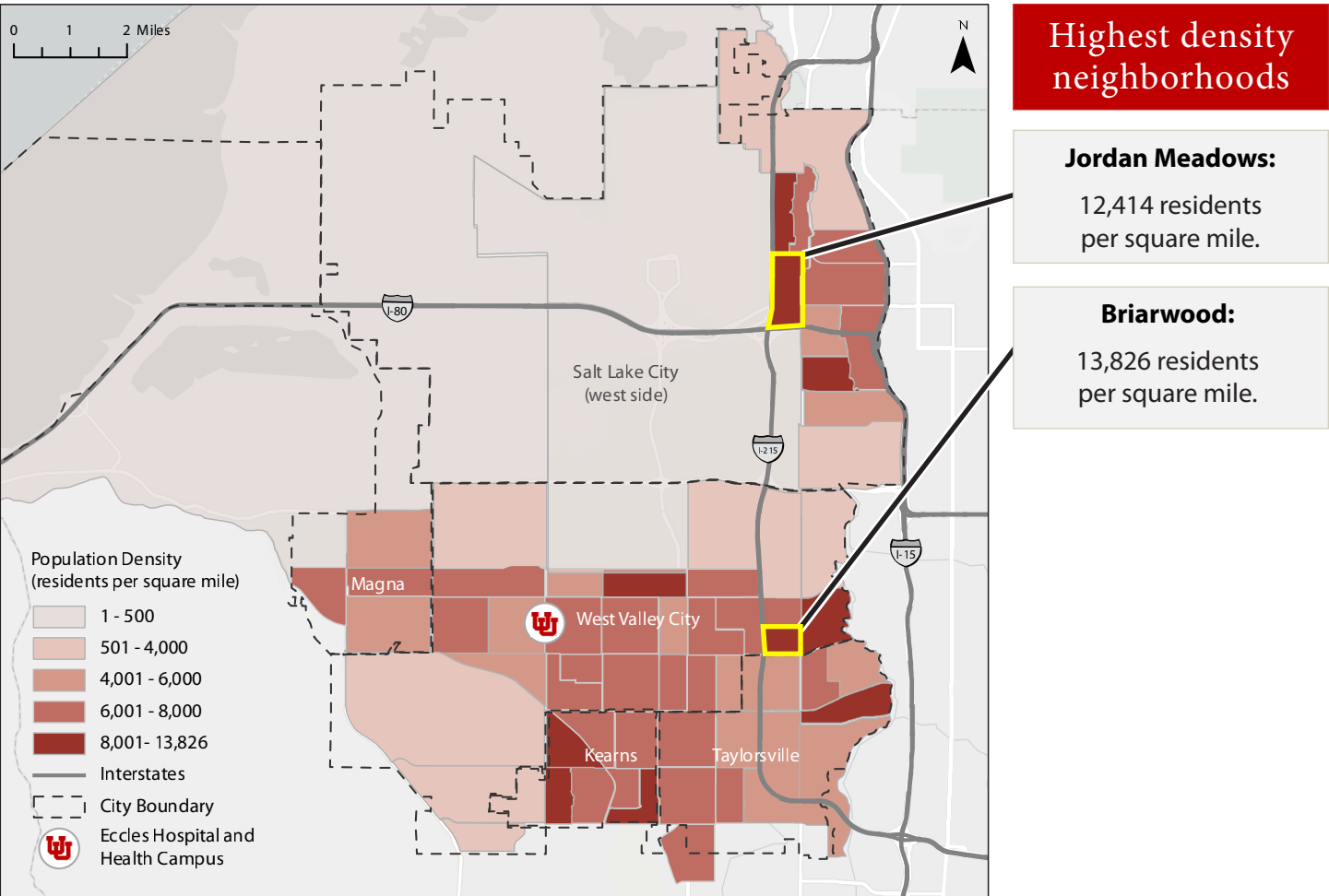
Table 2: Northwest Salt Lake County Land Area and Population Density by City, 2024

City	Land Area (square miles)	2024 Population Density (persons per square mile)
Kearns	4.6	7,780
Taylorsville	10.8	5,434
West Valley City	35.8	3,905
Magna	19.9	1,826
Salt Lake City (west side)	65.5	917
Total	136.7	2,423

Note: Salt Lake City's west side includes the land area and population of Salt Lake City west of I-15.
Source: Kem C. Gardner Policy Institute, 2020-2023 Wasatch Front Subcounty Estimates. Needs to be updated to 2024 Estimates, U.S. Census Bureau, National Places and Census Tracts Gazetteer Files, 2024.

Population density ranges from low to high.

Figure 3: Northwest Salt Lake County Population Density by Census Tract, 2024



Note: Eccles Hospital and Health Campus denotes future site.
Source: U.S. Census Bureau, 2020 National Census Tracts Gazetteer Files, Kem C. Gardner Policy Institute, 2024 Wasatch Front Subcounty Estimates. ESRI, analysis by Kem C. Gardner Policy Institute

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