Trends

Data, Statistics, and Projections for the Sapulpa Metropolitan Area

The City of Sapulpa
Oklahoma's Most Connected City

Creek County 1907 Oklahoma

INCOG
Regional Partners - Regional Solutions

October 2010

Trends

Data, Statistics, and Projections for the Sapulpa Metropolitan Area

An Element of

Plan Sapulpa

The City of Sapulpa
Comprehensive Plan Update

The City of Sapulpa
Oklahoma's Most Connected City

Creek County Oklahoma 1907

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October 2010

Exective Summary

Executive Summary

Sapulpa Trends is a compilation and analysis of the population and demographic characteristics of Sapulpa, placed in the setting of the Sapulpa incorporated area, Creek County, the Tulsa Metropolitan Statistical Area, the State of Oklahoma and the INCOG Transportation Management Area (TMA). The Planning Area for Plan Sapulpa includes the City's incorporated area and the unincorporated area in Creek County located within the annexation fenceline. The data included in Sapulpa Trends dates back to 1940 and includes projections of population and employment for the Planning Area to the year 2035. According to the INCOG Transportation Analysis Zones data, the 2005 Sapulpa population of 22,167 is projected to increase to 28,948 in 2035 – an increase of 30.39%. The 2009 estimate of population by the Oklahoma Department of Commerce is 21,150 for Sapulpa and 67,566 for Creek County. According to the INCOG Transportation Analysis Zones data, the 2005 Sapulpa employment of 12,017 is projected to increase to 15,902 in 2035 – an increase of 32.18%. The following major elements are included in this Plan Sapulpa - Sapulpa Trends report:

- **SAPULPA TRENDS – POPULATION AND DEMOGRAPHICS 1940 – 2030**: This document will be used for public presentations and presents a snap shot of Sapulpa, Creek County (County), the Tulsa Metropolitan Statistical Area (MSA) and State of Oklahoma (State) from 1940 – 2000 with projections to 2030.

- **SAPULPA AREA POPULATION CHANGE FROM 1990 TO 2000 - CENSUS BLOCK GROUP COMPARISON**: These data are presented on a map of the Planning Area and show growth within the various census block groups of 40% or Greater along a central corridor in the southern part of the Planning Area.

- **SAPULPA AREA POPULATION CHANGE FROM 1990 TO 2000 - CENSUS TRACT COMPARISON**: These data are presented on a map of the Planning Area and show growth within the various census tracts from 10% to 20 % in the southwestern areas and growth of 20% or Greater in the south and western areas.

- **SAPULPA, OKLAHOMA: 1, 5, 10, 15 AND 20 MILE RADIUS OF SELECTED DEMOGRAPHIC DATA AND TRAVEL TIMES**: This map includes travel time, population and average household income within the concentric rings that are centered on the City's Central Business District and downtown area.

- **POPULATION GROWTH OF SAPULPA AND THE CITIES AND TOWNS IN THE INCOG REGION**: This analysis of population and demographic data includes but is not limited to the following trends:

The year 2000 Sapulpa population of 19,166 is projected to grow 20.1% to 23,020 by 2030;
From 2000 to 2009, the City grew 10.8% from 19,166 to 21,228;
The City's rate of growth from 1980 to 2000 was more rapid than that of the County;
The Median Age in Sapulpa in 2000 was 37.3 years;
In 2000 the Average Persons per Household in Sapulpa was 2.54;
Median Household Income increased 35.4% in Sapulpa from 1990 to 2000 from $23,810 to $35,245;
In 2000, 28.7% of the households in Sapulpa made $50,000 or More
13.4 Median School Years completed in Sapulpa in 2000 is higher than the State or County;
In 2000, the largest category of Employment by Industry in Sapulpa was Government at 23.6%;
In Sapulpa, from 1990 to 2000, the Median Value of Owner Occupied Housing increased 46.3% from $45,800 to $67,000;

In Sapulpa in 2000, Owner Occupied Housing composed 70.7% of the total and Rental composed 29.3%;
In 2000, White population in Sapulpa composed 79.9% of the total, which is not as great as the County at 81.9% but greater than the MSA or State;
In 2000, African American population in Sapulpa composed 3.9% of the total, which is greater than the County at 2.9% but not as great as the MSA or State;
In 2000, American Indian and Alaska Native in Sapulpa composed 9.1% of the total, which is greater than the County, MSA, or State; and
In 2000, Hispanic in Sapulpa composed 2.7% of the total, which is greater than the County at 2.1%, but not as great as the MSA, or State;

- **SELECTED POPULATION AND DEMOGRAPHIC CHARACTERISTICS FOR SAPULPA FROM THE 2006 to 2008 AMERICAN COMMUNITY SURVEY**: This section of Sapulpa Trends updates the data from the 2000 US Census according to the American Community Survey and includes the following information for Sapulpa in 2008:

Population is estimated at 20,630;
Population is 53% female and 47% male;
48% of the population is Age 25 to 64 Years;
17% of the population is Age 65 or Older;
White population is 79.8% of the total;
Black or African American population is 3.7% of the total;
American Indian and Alaska Native Alone is 7.2% of the total;
State and County Place of Work data shows 41.1% Work in County of Residence and 58.4% Work Outside County of residence;
Place of Work data shows 65.8% Work Outside the Place of Residence and 34.2% Work in the Place of Residence;
The majority of residents travel between 5 to 24 minutes to work each day;
Only 1.7% of residents report No Vehicle Available for travel to and from work;
Family Households are reported at 60.2% of the total;
Married-Couple equals 45.4% of the total;
Female Householder No Husband Present equals 10.1% of the total;
Owner Occupied Housing composed 65% of the total and Rental Occupied composed 35%;
41.1% of the Households made $50,000 or More
46.3% of the Total Population 18 Years and Older reported education at or beyond Some College No Degree and including Associate, Bachelors, Graduate or Professional Degree.

- **SAPULPA CONNECTIONS 2005-2035: POPULATION PROJECTIONS AND ATTRACTIVENESS ANALYSIS**: Sapulpa Connections is an excerpt of Sapulpa/Creek County population data from an INCOG report on the Tulsa Transportation Management Area (TMA); this report was prepared as a part of the process to update the Long Range Transportation Plan. These data present population projection methodologies that allocate the total projected 2035 population throughout the region and TMA using multiple variables (geography, vacant/developable land, floodplains, etc.) to create a **Residential Attractiveness Index (RAI)** as shown on the RAI map included in this section. Portions of the Sapulpa Planning Area rated High and Very High on the RAI. For the Sapulpa/Creek County portion of the TMA, the 2005 population of 39,506 is projected to increase to 52,685 by 2035 – an increase of 33.36%. According to the Transportation Analysis Zones data by INCOG, the 2005 Sapulpa population of 22,167 is projected to increase to 28,948 in 2035 – an increase of 30.39%.

- **SAPULPA CONNECTIONS 2005-2035: EMPLOYMENT PROJECTIONS AND ATTRACTIVENESS ANALYSIS**: Sapulpa Connections is an excerpt of Sapulpa/Creek County employment data from an INCOG report on the Tulsa Transportation Management Area (TMA); this report was prepared as a part of the process to update the Long Range Transportation Plan (LRTP). These data present employment projections based on several methodologies that allocate the total projected 2035 employment throughout the region using multiple variables (geography, slope, vacant/developable land, floodplains, etc.) to create an **Employment Attractiveness Index (EAI)** as shown on the EAI map included in this section. Portions of the Sapulpa Planning Area rated High and Very High on EAI. For the TMA portion of Sapulpa/Creek County, the 2005 total employment of 15,045 is projected to increase to 19,907 by 2035 – an increase of 32.32%. According to the Transportation Analysis Zones data, the 2005 Sapulpa employment of 12,017 is projected to increase to 15,902 in 2035 – an increase of 32.18%.

- **IMPORTANCE THAT RESIDENTS PLACE ON VARIOUS ISSUES WHEN SELECTING A PLACE TO LIVE**: The bar graph shown in this section is the result of extensive public surveys by INCOG in conjunction with updating the LRTP and resulting in Connections 2035. Fifteen variables were included in the survey. According to the survey, the top five issues when selecting a place to live were as follows:

Appearance of the Neighborhood at 78%
Access to Medical Care at 75%
Quality of Public Schools, Property Taxes and Access to Major Highways tied at 67%

- **SAPULPA BUILDING PERMIT REPORT - 2000 TO 09/17/2010**: The total valuation of Building Permits from 2000 to 09/17/2010 was $435,077,771. In the first 8 ½ months of 2010, a total Building Permit valuation of $25,241,795 has been recorded; the first 8 ½ month total for 2010 is greater than the $16,763,174 total reported for all 2009. From 2000 to 2009, the total one year valuation of Building Permits ranged from a high $136,751,537 in 2001 to a low of $9,787,375 in 2003. The annual average valuation of Building Permits from 2000 to 2009 was $40,689,476.

- **2009 METRO HOME STARTS BY JURISDICTION**: This report is prepared by New Orders Weekly and showed that Sapulpa issued a total of 70 permits for new homes in 2009.

- **2010 METRO HOME STARTS BY JURISDICTION 01 TO 08 OF 2010**: This report is prepared by New Orders Weekly and showed that for the first eight months of 2010 Sapulpa issued a total of 42 permits for new homes.

- **SAPULPA PARKS FACILITIES AND AMENITIES INVENTORY (INVENTORY)**: According to the Inventory, Sapulpa has a total of 400 acres of park land, which includes the following:

168 acres of existing land area
232 acres under development
364 surface acres of water and lakes – the two largest lakes being Sahoma and Pretty Water Lake
Recreation and Senior Center
Youth Sports Complex
Arboretum
Outdoor Nature Classroom
Tent/RV Camping Areas
Nature Trails, Walking and Jogging Trails
Aquatics Center - Completed and Opened in 2010

Population and Demographics: 1940-2030

Population Growth Comparison for Oklahoma, Tulsa MSA, Creek County, and Sapulpa: 1940 - 2030

Population Growth Comparison for Oklahoma, Tulsa MSA, Creek County and Sapulpa: 1940 - 2030								
Year	Oklahoma	% Change	Tulsa MSA	% Change	Creek County	% Change	Sapulpa	% Change
1940	2,336,434		333,088		55,503		12,249	
1950	2,233,351	-4.41%	364,173	9.33%	43,143	-22.27%	13,031	6.38%
1960	2,328,284	4.25%	455,261	25.01%	40,495	-6.14%	14,282	9.60%
1970	2,559,463	9.93%	527,533	15.87%	45,532	12.44%	15,159	6.14%
1980	3,025,266	18.20%	657,173	24.57%	59,016	29.61%	15,853	4.58%
1990	3,145,576	3.98%	708,954	7.88%	60,915	3.22%	18,074	14.01%
2000	3,450,654	9.70%	803,238	13.30%	67,367	10.59%	19,166	6.04%
2010	3,707,000	7.43%	863,500	7.50%	72,000	6.88%	20,480	6.86%
2020	3,963,800	6.93%	922,000	6.77%	77,000	6.94%	21,910	6.98%
2030	4,192,400	5.77%	970,400	5.25%	80,900	5.06%	23,020	5.07%

Source: Oklahoma Department of Commerce

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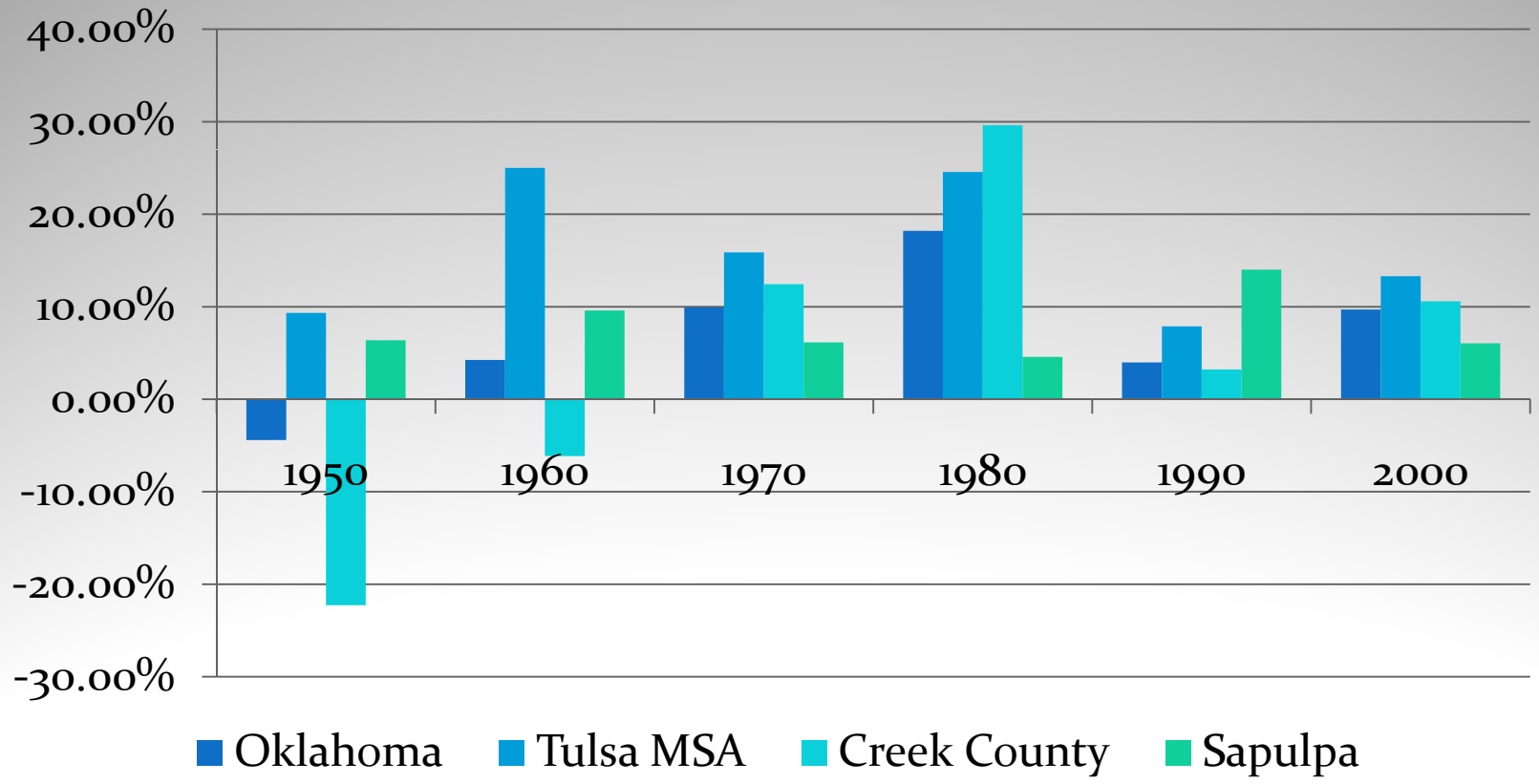
Population Growth Comparison for Oklahoma, Tulsa MSA, Creek County, and Sapulpa: 1940 – 2000



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Source: US Bureau of the Census

Population Growth of Cities & Counties in the INCOG Region 1980-2009

Community	Population 1980	1990	2000	2009 Est.	% Change 1980-2000	Average Annual Growth From 1980-2000	% Change 1990-2000	Average Annual Growth From 1990-2000	% Change 2000-2009	Average Annual Growth From 2000-2009
Bixby	6,966	9,502	13,336	21,433	91.4%	4.6%	40.3%	4.0%	60.7%	6.7%
Broken Arrow	35,761	58,082	74,859	94,996	109.3%	5.5%	28.9%	2.9%	26.9%	3.0%
Catoosa	1,772	3,133	5,449	7,897	207.5%	10.4%	73.9%	7.4%	44.9%	5.0%
Claremore	12,085	13,280	15,873	17,397	31.3%	1.6%	19.5%	2.0%	9.6%	1.1%
Collinsville	3,555	3,612	4,077	5,204	14.7%	0.7%	12.9%	1.3%	27.6%	3.1%
Coweta	4,558	6,159	7,139	8,975	56.6%	2.8%	15.9%	1.6%	25.7%	2.9%
Glenpool	2,706	6,688	8,123	10,356	200.2%	10.0%	21.5%	2.1%	27.5%	3.1%
Jenks	5,876	7,484	9,557	16,143	62.6%	3.1%	27.7%	2.8%	68.9%	7.7%
Owasso	6,149	11,151	18,502	28,865	200.9%	10.0%	65.9%	6.6%	56.0%	6.2%
Sand Springs	13,245	15,339	17,451	18,868	31.8%	1.6%	13.8%	1.4%	8.1%	0.9%
Sapulpa	15,853	18,074	19,166	21,228	20.9%	1.0%	6.0%	0.6%	10.8%	1.2%
Skiatook	3,596	4,910	5,396	6,897	50.1%	2.5%	9.9%	1.0%	27.8%	3.1%
Tulsa	360,919	367,302	393,049	389,625	8.9%	0.4%	7.0%	0.7%	-0.9%	-0.1%
Tulsa MSA*	657,367	708,954	803,235	929,015	22.2%	1.1%	13.3%	1.3%	15.7%	1.7%
Creek County	59,016	60,915	67,367	70,244	14.2%	0.7%	10.6%	1.1%	4.3%	0.5%
Okmulgee County	39,169	36,490	39,685	39,292	1.3%	0.1%	8.8%	0.9%	-1.0%	-0.1%
Osage County	39,327	41,645	44,437	45,051	13.0%	0.6%	6.7%	0.7%	1.4%	0.2%
Pawnee County	15,310	15,575	16,612	16,419	8.5%	0.4%	6.7%	0.7%	-1.2%	-0.1%
Rogers County	46,436	55,170	70,641	85,654	52.1%	2.6%	28.0%	2.8%	21.3%	2.4%
Tulsa County	470,593	503,341	563,299	601,961	19.7%	1.0%	11.9%	1.2%	6.9%	0.8%
Wagoner County	41,801	47,883	57,491	70,394	37.5%	1.9%	20.1%	2.0%	22.4%	2.5%

Source: U.S. Bureau of the Census

*The Tulsa MSA prior to June 6, 2003 consisted of only 5 counties, Creek, Osage, Rogers, Tulsa, and Wagoner.

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SAPULPA TRENDS: 2009 COUNTY AND MSA POPULATION

Description	*Estimated Population*				Percent Change 2008-09
	2006 Population	2007 Population	2008 Population	2009 Population	
Creek County	69,100	69,073	69,822	70,244	0.6%
Okmulgee County	39,700	39,300	39,219	39,292	0.2%
Osage County	45,500	45,523	45,489	45,051	-1.0%
Pawnee County	16,800	16,447	16,307	16,419	0.7%
Rogers County	82,400	83,105	84,300	85,654	1.6%
Tulsa County	577,800	585,068	591,982	601,961	1.7%
Wagoner County	66,300	67,239	68,960	70,394	2.1%
Total MSA	897,600	905,755	916,079	929,015	1.4%
Total MSA less Okmulgee & Pawnee Counties (i.e. old MSA)	841,100	850,008	860,553	873,304	1.5%

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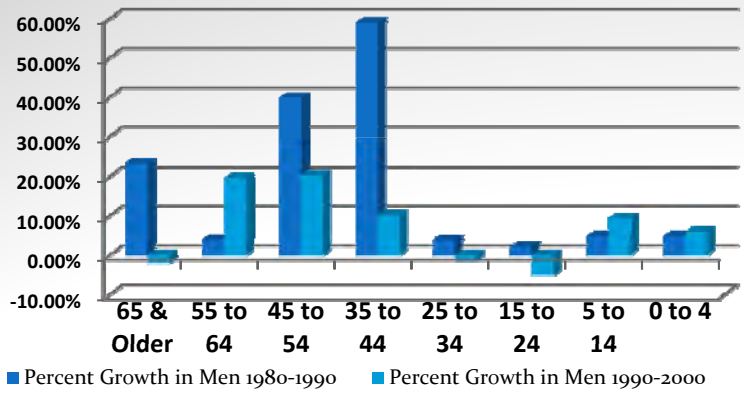
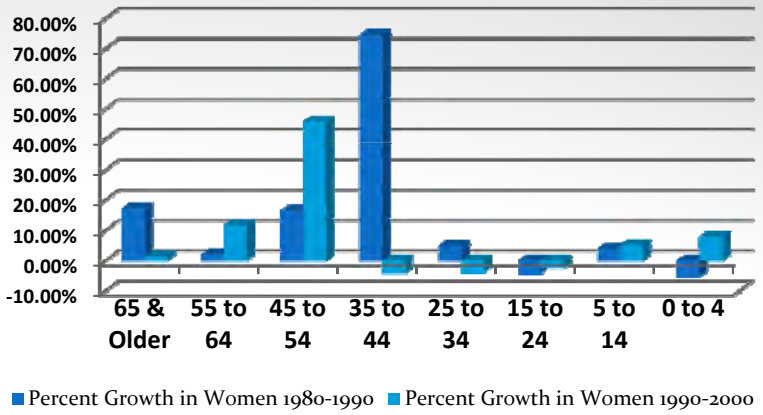
Source: US Bureau of the Census

Sapulpa Population Pyramid 1980-2000

Sapulpa Population Pyramid: 1980 - 2000																		
Age Groups	Males			% Growth Males	% Growth Males	Females			% Growth Females	% Growth Females	Totals			% Growth Total Pop.	% Growth Total Pop.	% of Total Population		
	1980	1990	2000	1980-1990	1990-2000	1980	1990	2000	1980-1990	1990-2000	1980	1990	2000	1980-1990	1990-2000	1980	1990	2000
65 and Older	905	1,117	1,095	23.43%	-1.97%	1,472	1,727	1,749	17.32%	1.27%	2,377	2,844	2,844	19.65%	0.00%	15.0%	15.7%	14.8%
55 - 64	724	753	901	4.01%	19.65%	891	909	1,016	2.02%	11.77%	1,615	1,662	1,917	2.91%	15.34%	10.2%	9.2%	10.0%
45 - 54	712	996	1,198	39.89%	20.28%	839	978	1,426	16.57%	45.81%	1,551	1,974	2,624	27.27%	32.93%	9.8%	10.9%	13.7%
35 - 44	795	1,264	1,393	58.99%	10.21%	837	1,461	1,402	74.55%	-4.04%	1,632	2,725	2,795	66.97%	2.57%	10.3%	15.1%	14.6%
25 - 34	1,200	1,247	1,229	3.92%	-1.44%	1,237	1,299	1,249	5.01%	-3.85%	2,437	2,546	2,478	4.47%	-2.67%	15.4%	14.1%	12.9%
15 - 24	1,222	1,249	1,185	2.21%	-5.12%	1,244	1,192	1,162	-4.18%	-2.52%	2,466	2,441	2,347	-1.01%	-3.85%	15.6%	13.5%	12.2%
5 - 14	1,253	1,314	1,438	4.87%	9.44%	1,246	1,295	1,362	3.93%	5.17%	2,499	2,609	2,800	4.40%	7.32%	15.8%	14.4%	14.6%
0 - 4	633	664	704	4.90%	6.02%	643	609	657	-5.29%	7.88%	1,276	1,273	1,361	-0.24%	6.91%	8.0%	7.0%	7.1%
Totals	7,444	8,604	9,143			8,409	9,470	10,023			15,853	18,074	19,166			100.0%	100.0%	100.0%
Median Age:																		
1980 = 31.8																		
1990 = 35.6		2000 = 37.3																

Source: U.S. Bureau of the Census, 1980, 1990 & 2000





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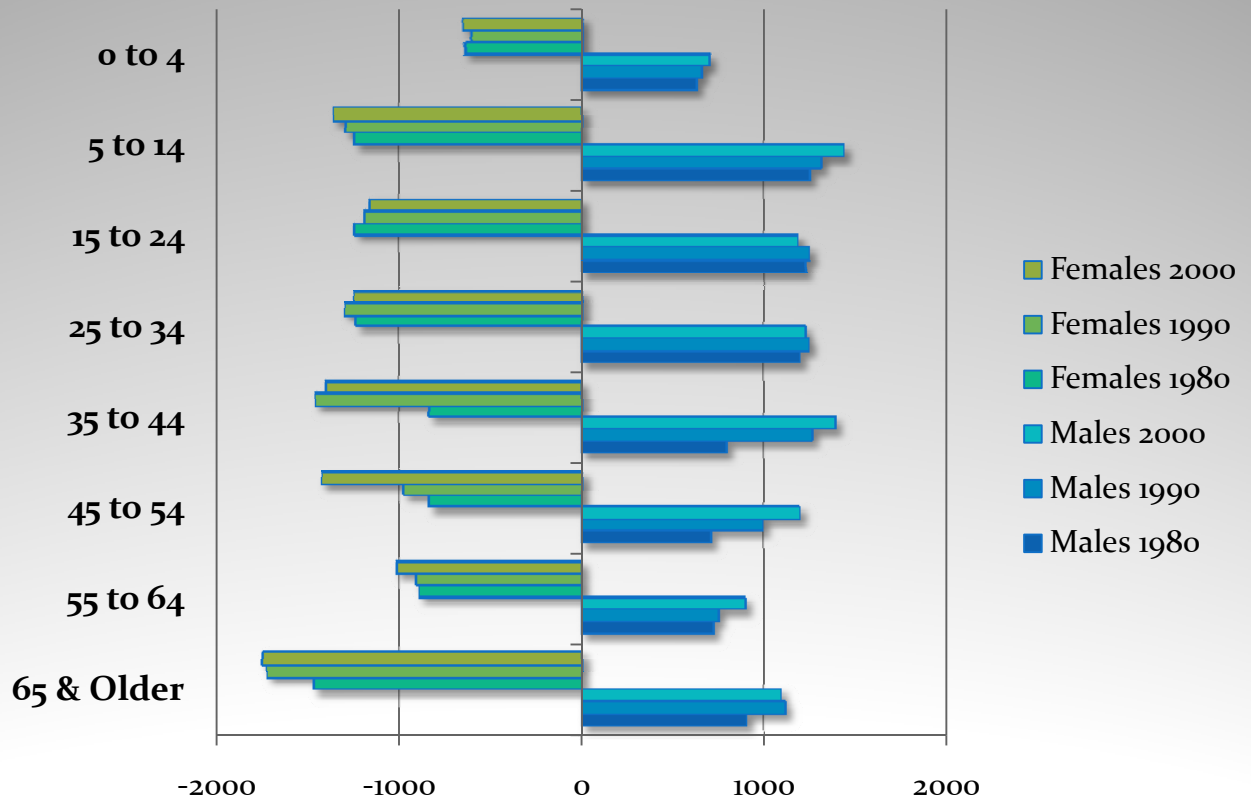
Sapulpa Population Pyramid: 1980 - 2000



Total Population
2000 = 19,166
1990 = 18,074
1980 = 15,853

Median Age
2000 = 37.3
1990 = 35.6
1980 = 31.8

Source: US Bureau of the Census 1980, 1990, 2000

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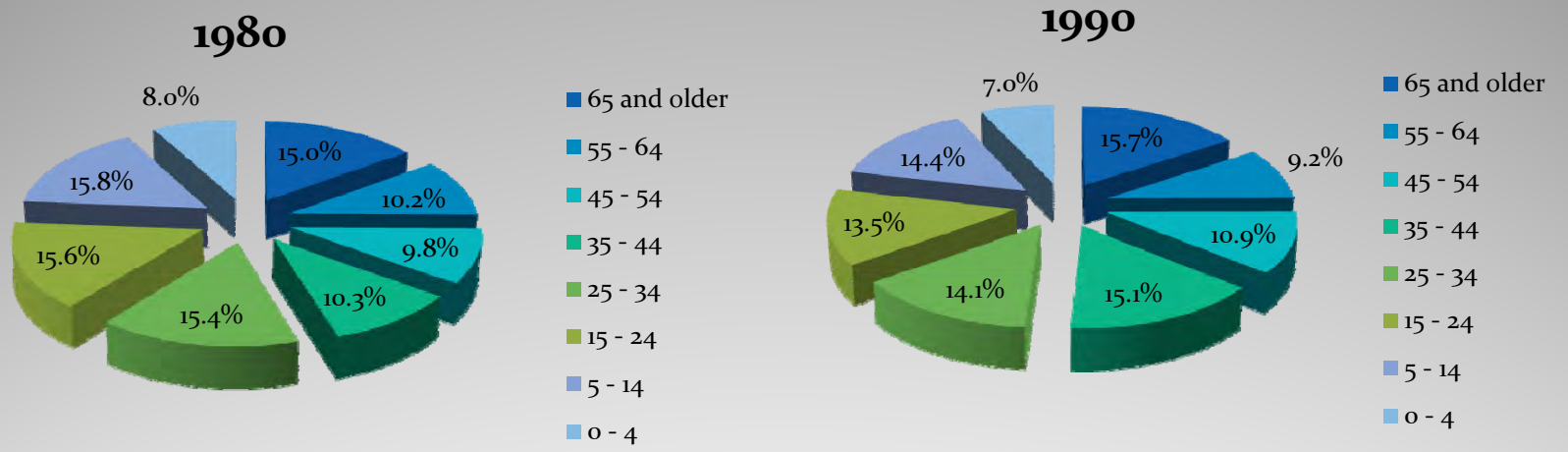
Sapulpa Population by Age: 1980 - 2000



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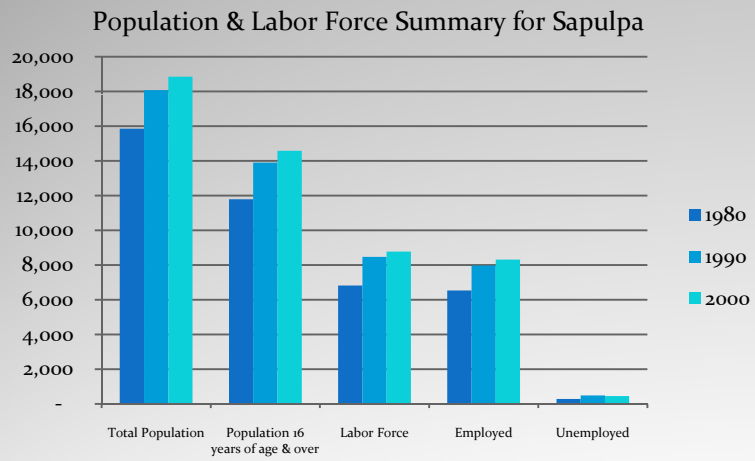
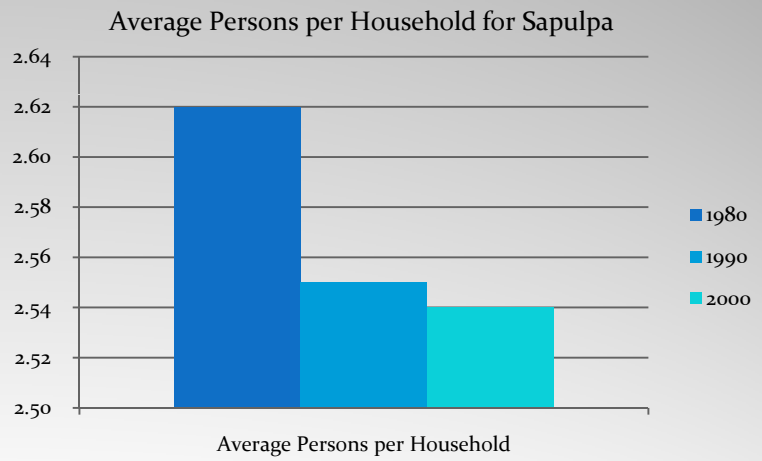
Source: US Bureau of the Census

Population, Labor Force Summary and Average Persons per Household for Sapulpa
1980 - 2000

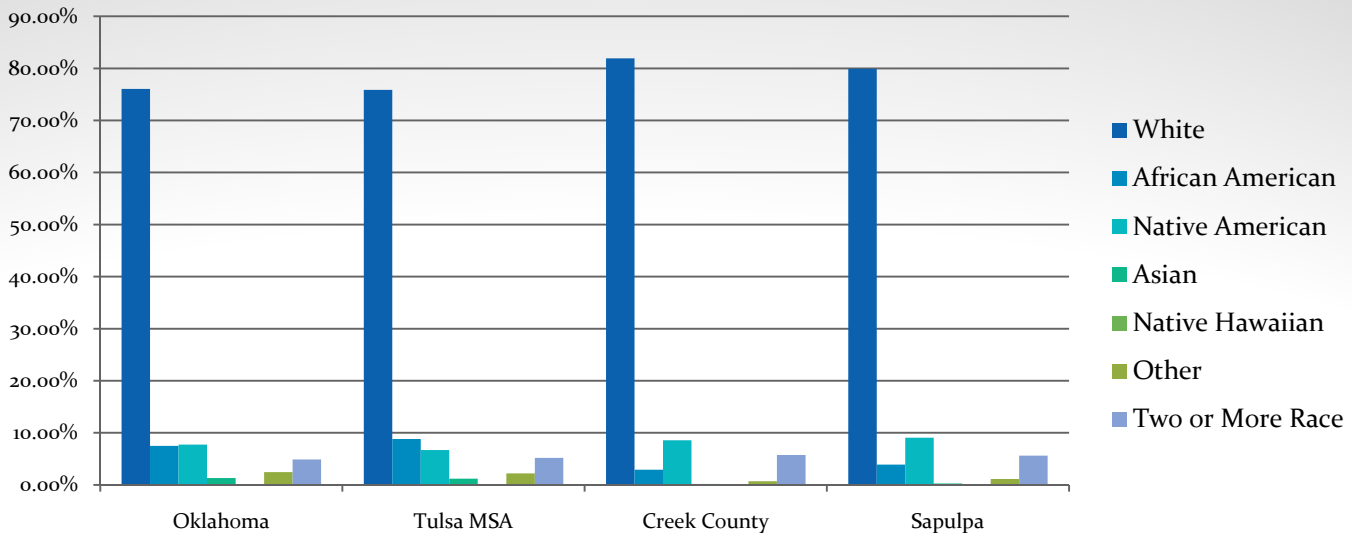




Source: US Bureau of the Census

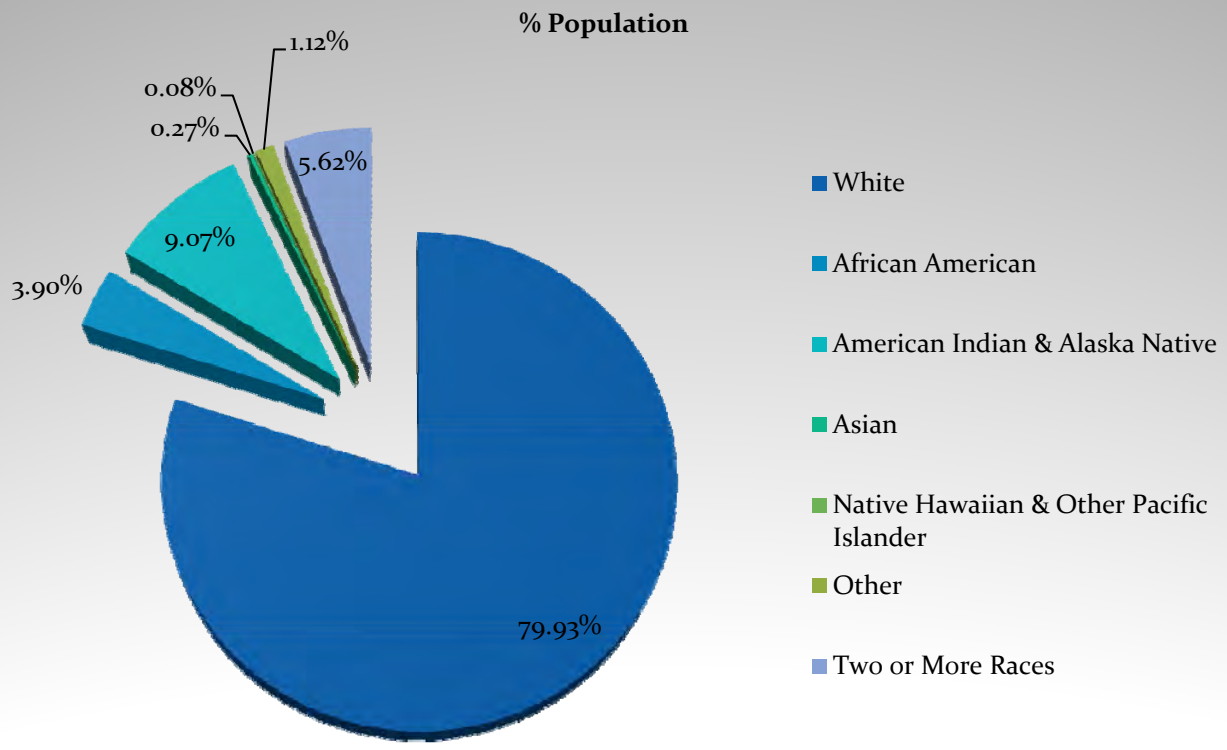
Race of Oklahoma, Tulsa MSA, Creek County, and Sapulpa: 2000

Race/Ethnicity	Oklahoma		Tulsa MSA		Creek County		Sapulpa	
	Total No.	%	Total No.	%	Total No.	%	Total No.	%
Total Population	3,450,654		803,235		67,367		18,848	
White	2,624,679	76.1%	609,451	75.9%	55,198	81.9%	15,065	79.9%
African American	258,532	7.5%	70,682	8.8%	1,953	2.9%	736	3.9%
American Indian & Alaska Native	266,801	7.7%	53,817	6.7%	5,757	8.5%	1,709	9.1%
Asian	45,546	1.3%	9,593	1.2%	106	0.2%	51	0.3%
Native Hawaiian & Other Pacific Islander	1,840	0.1%	317	0.0%	17	0.0%	15	0.1%
Other	84,830	2.5%	17,697	2.2%	462	0.7%	212	1.1%
Two or More Races	168,426	4.9%	41,678	5.2%	3,874	5.8%	1,060	5.6%
Hispanic	177,768	5.2%	38,365	4.8%	1,390	2.1%	508	2.7%



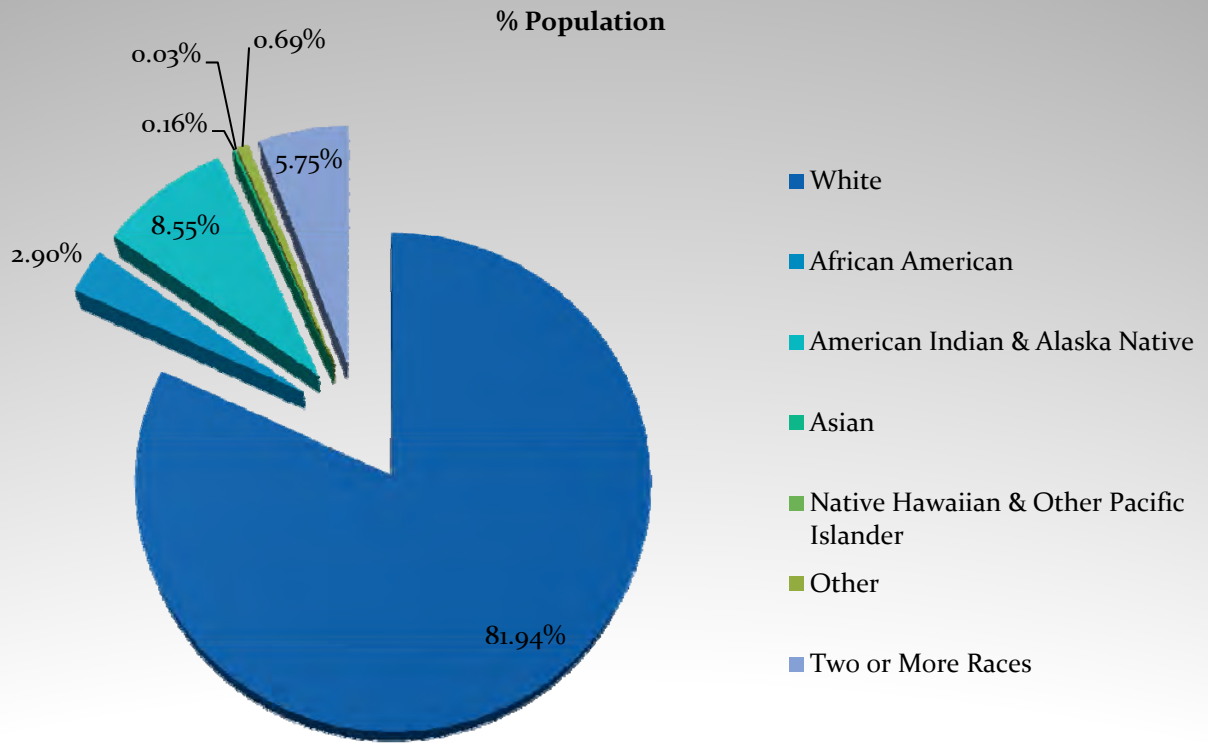
Source: US Bureau of the Census

Race of Sapulpa: 2000



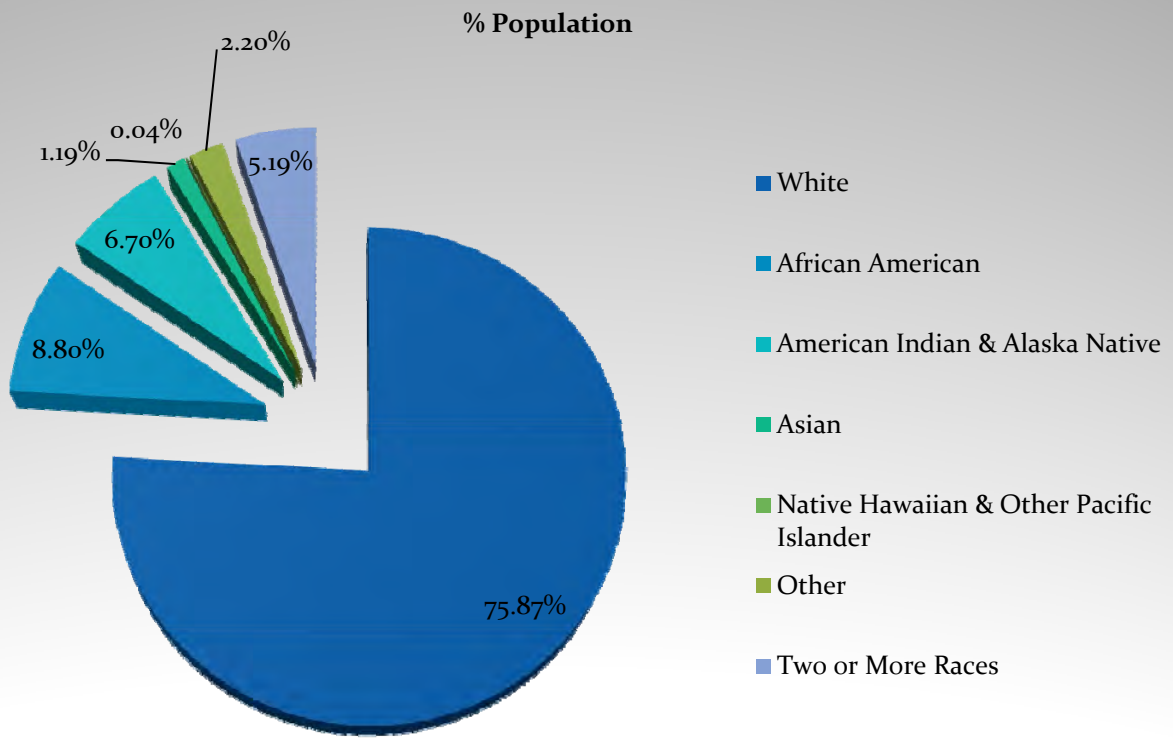
Source: US Bureau of the Census

Race of Creek County: 2000



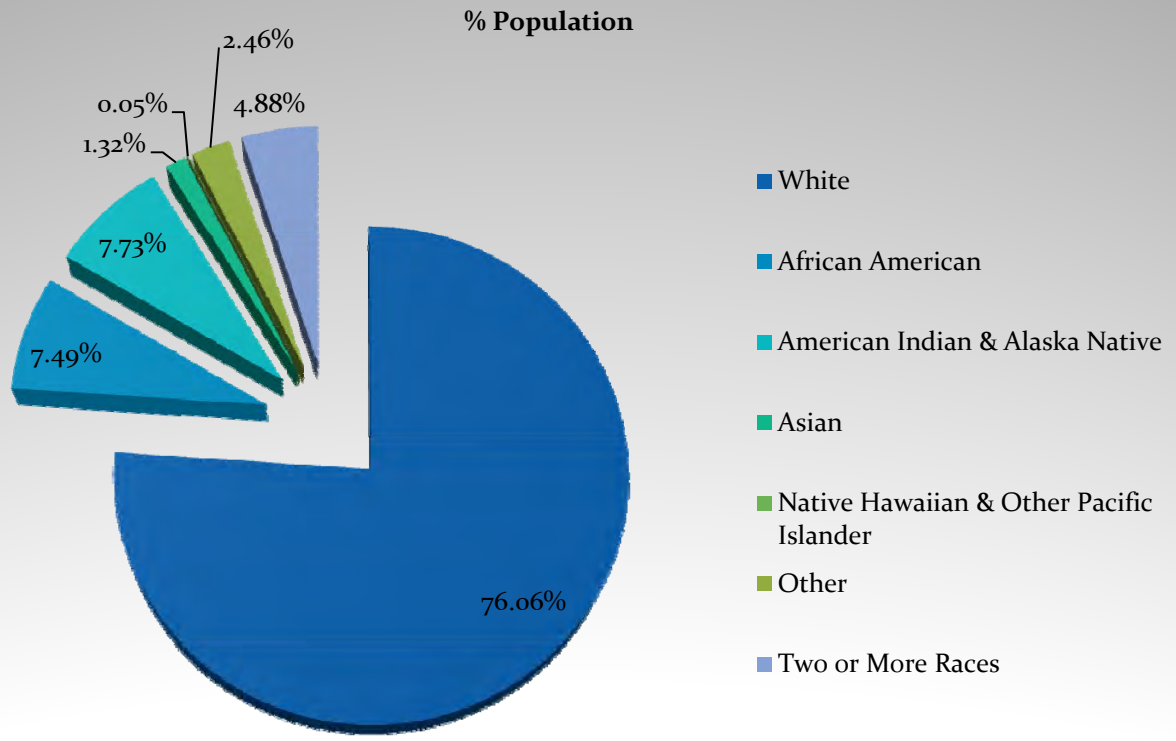
Source: US Bureau of the Census

Race of Tulsa MSA: 2000



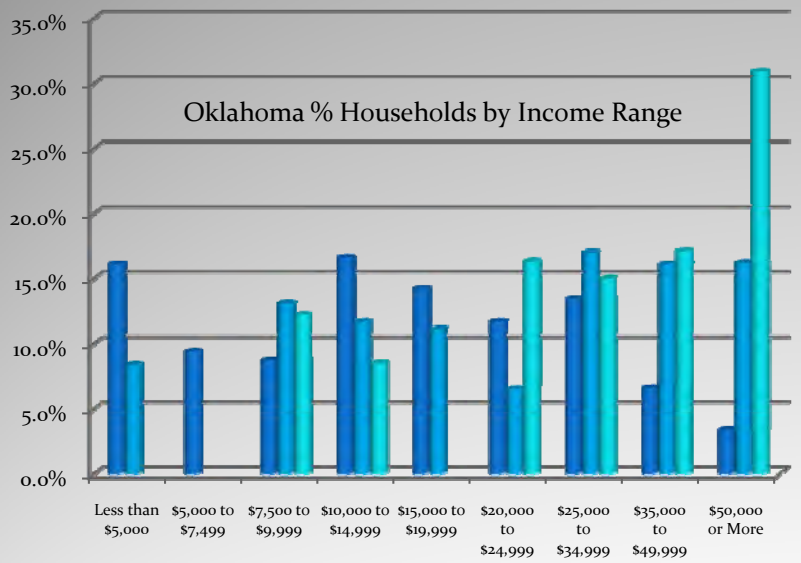
Source: US Bureau of the Census

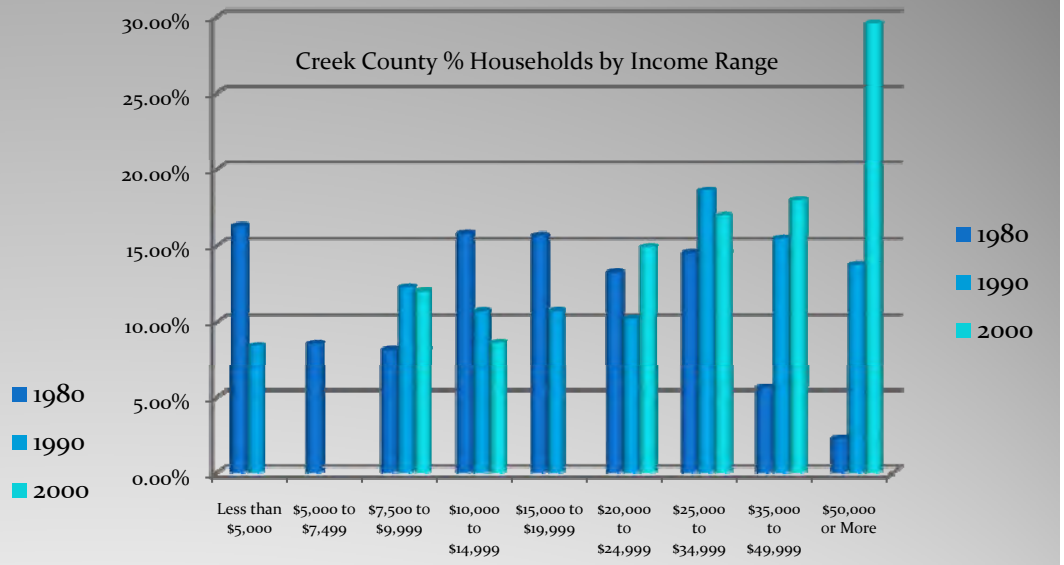
Race of Oklahoma: 2000

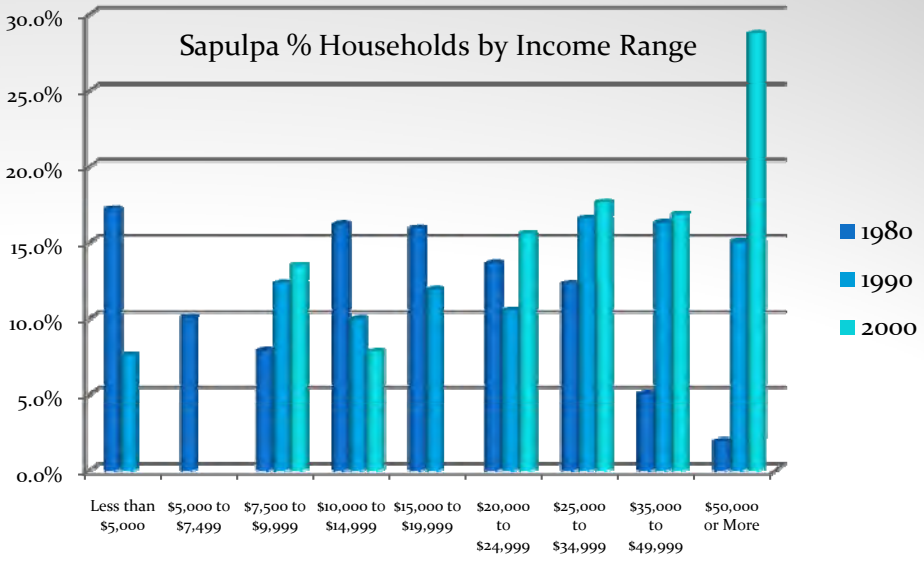


Source: US Bureau of the Census

Household Income for Oklahoma, Creek County and Sapulpa: 1980 - 2000







Source: US Bureau of the Census 1980, 1990, 2000
Population figures for 1990 are for $5,000 to $9,999

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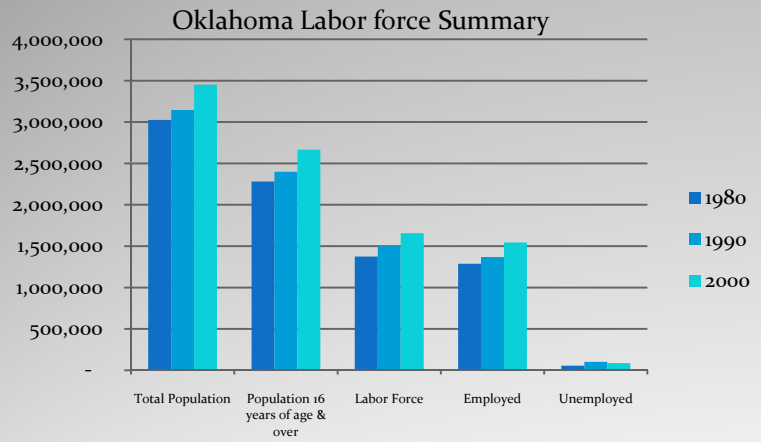
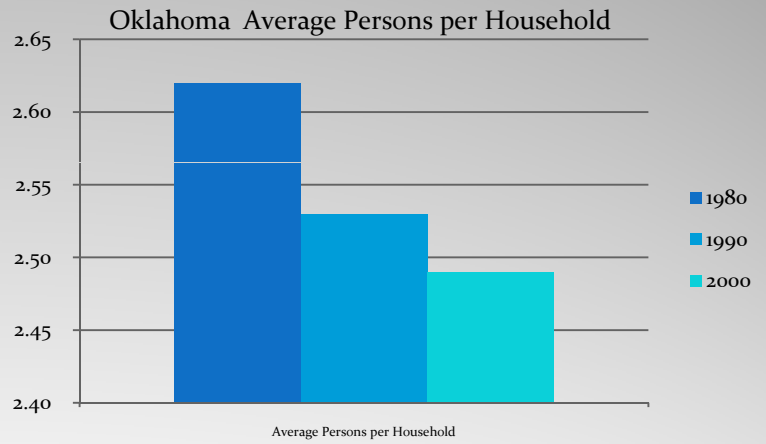
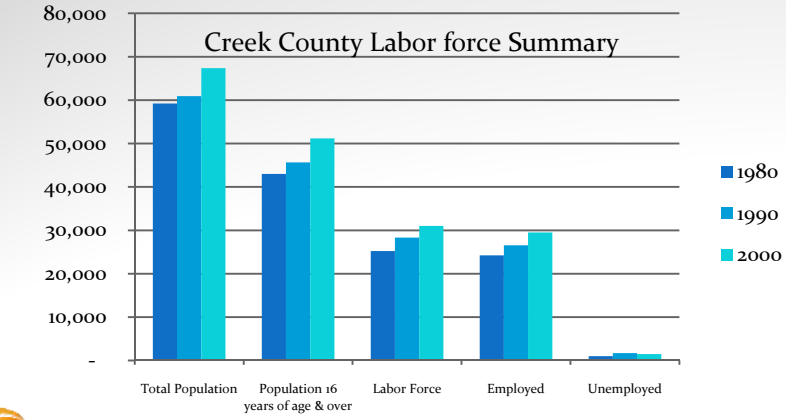
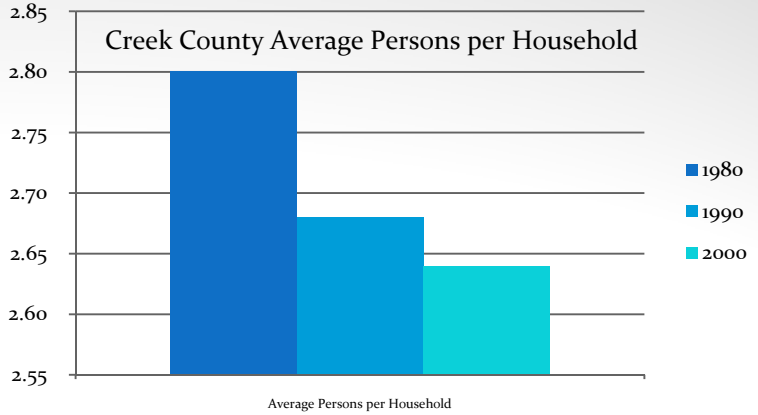
Population, Labor Force Summary, and Average Persons per Household for Oklahoma and Creek County 1980-2000





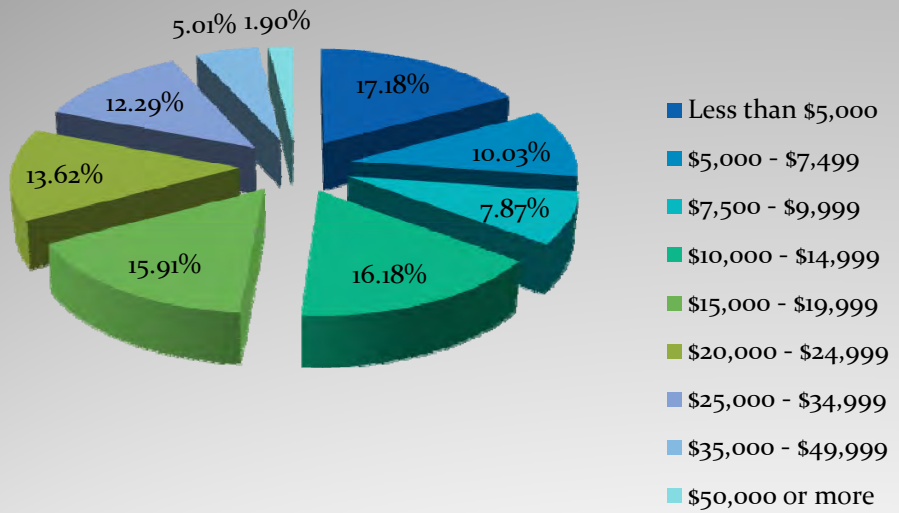




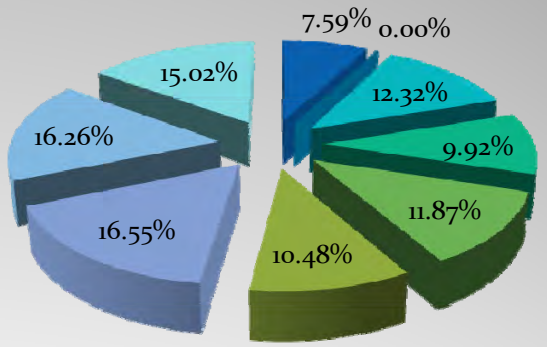
Source: US Bureau of the Census

Household Income for Sapulpa: 1980 - 2000

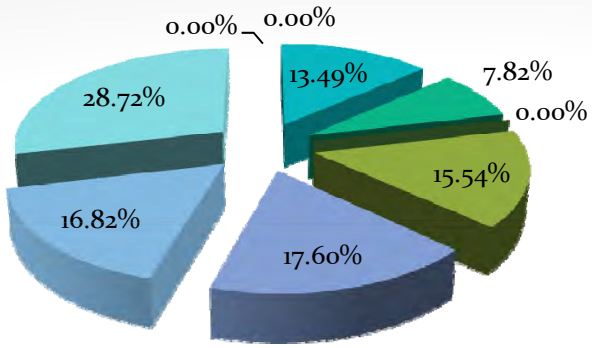
1980



1990

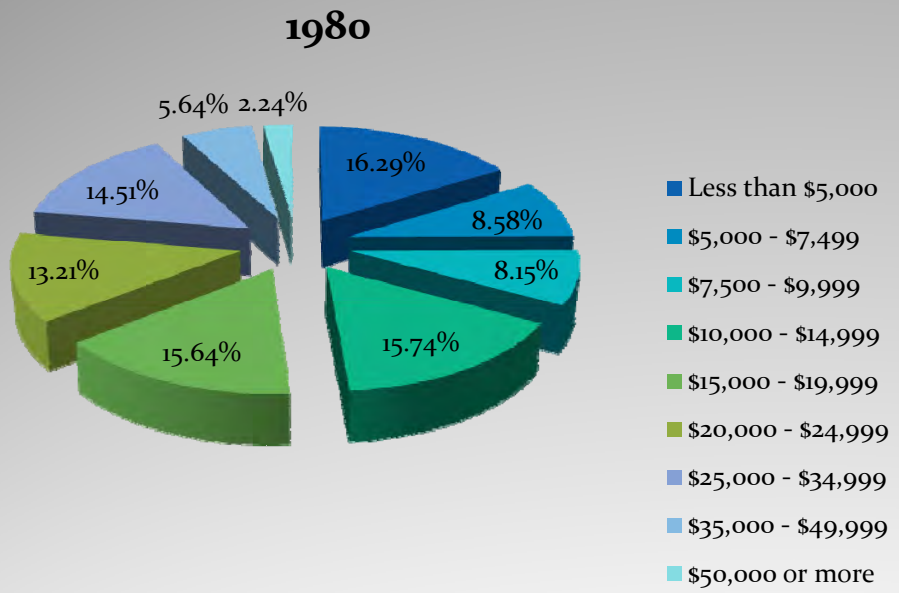


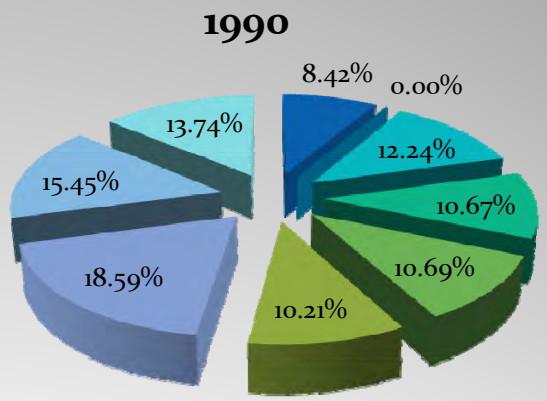
2000

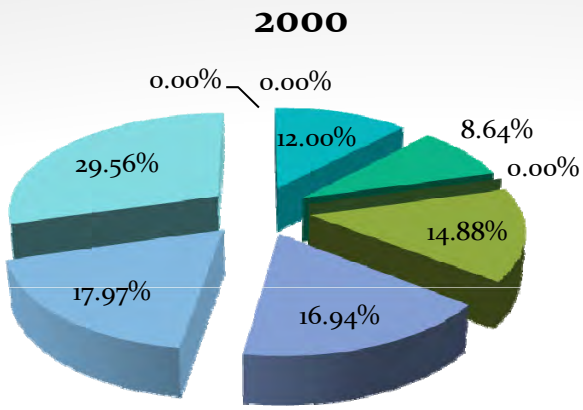


Source: US Bureau of the Census 1980, 1990, 2000
Population figures for 1990 are for $5,000 - $9,999

Household Income for Creek County: 1980 - 2000



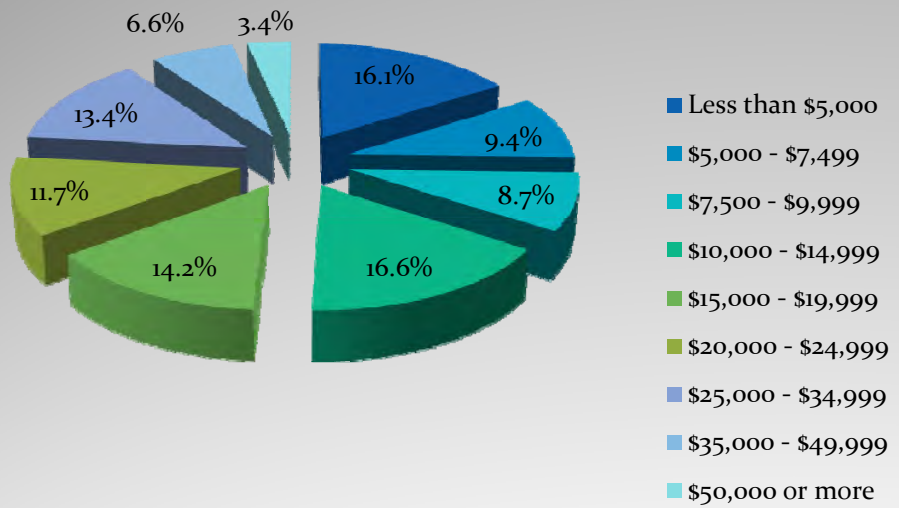




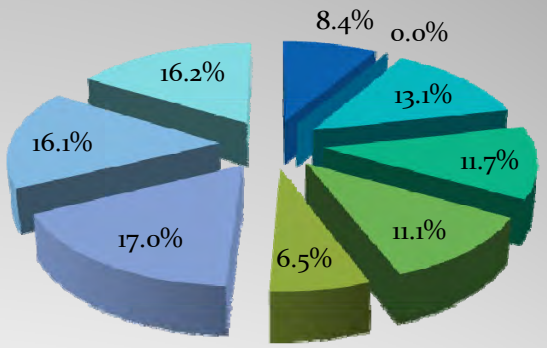
Source: US Bureau of the Census 1980, 1990, 2000
Population figures for 1990 are for $5,000 - $9,999

Household Income for Oklahoma: 1980 - 2000

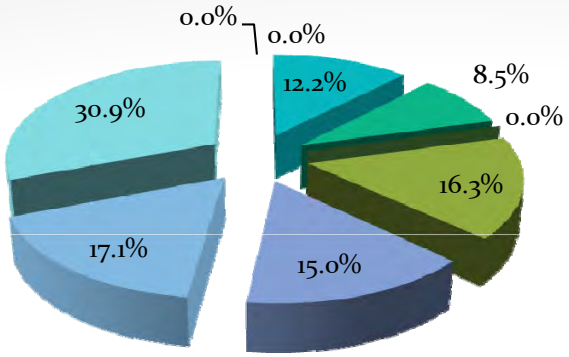
1980



1990

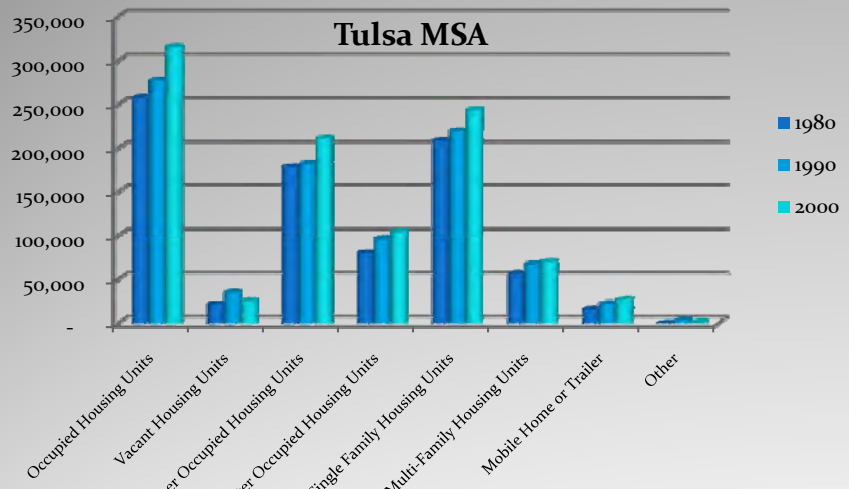


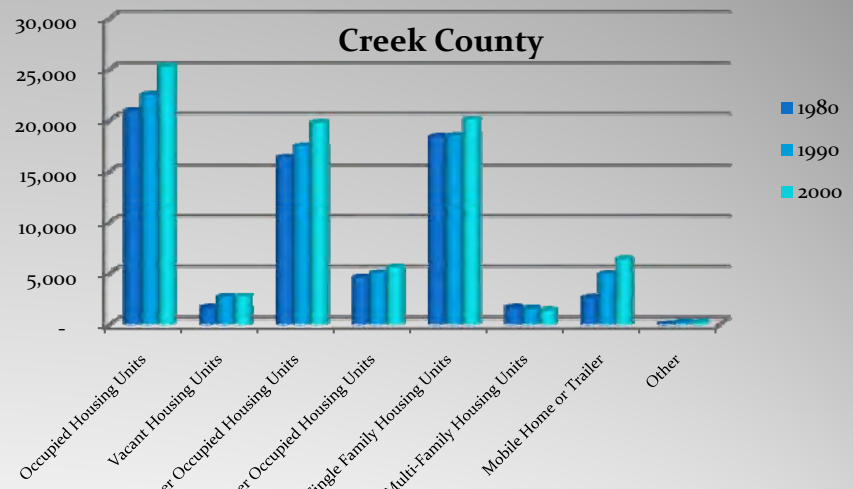
2000

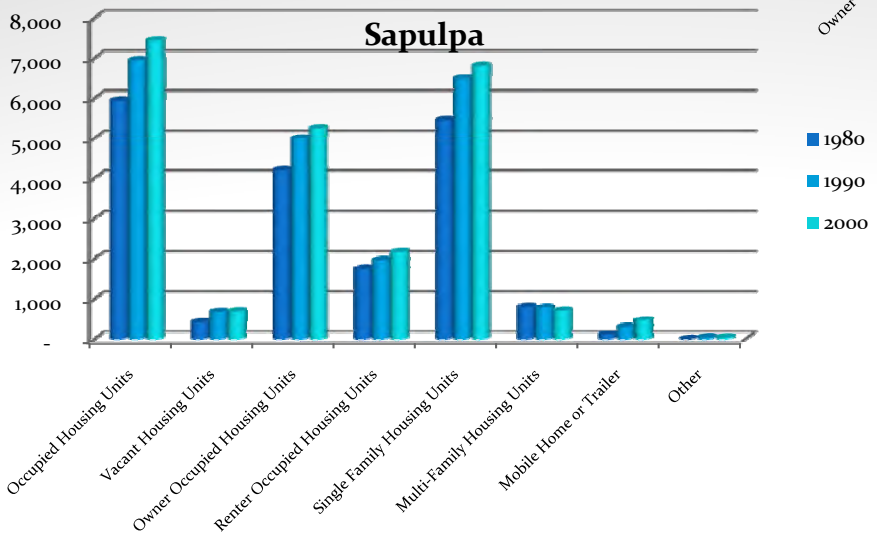


Source: US Bureau of the Census 1980, 1990, 2000
Population figures for 1990 are for $5,000 - $9,999

Housing Data
Tulsa MSA, Creek County and Sapulpa: 1980 - 2000







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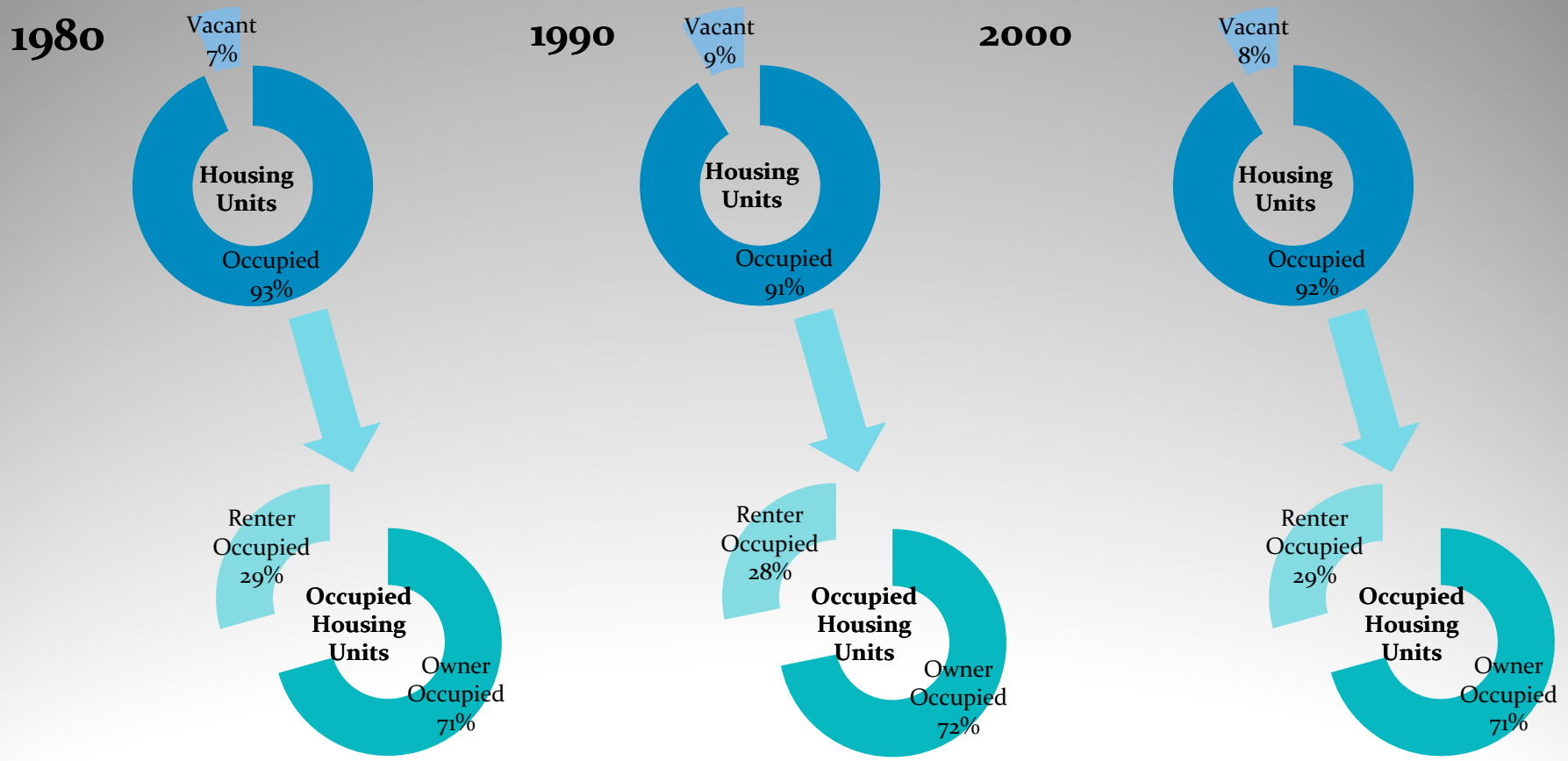
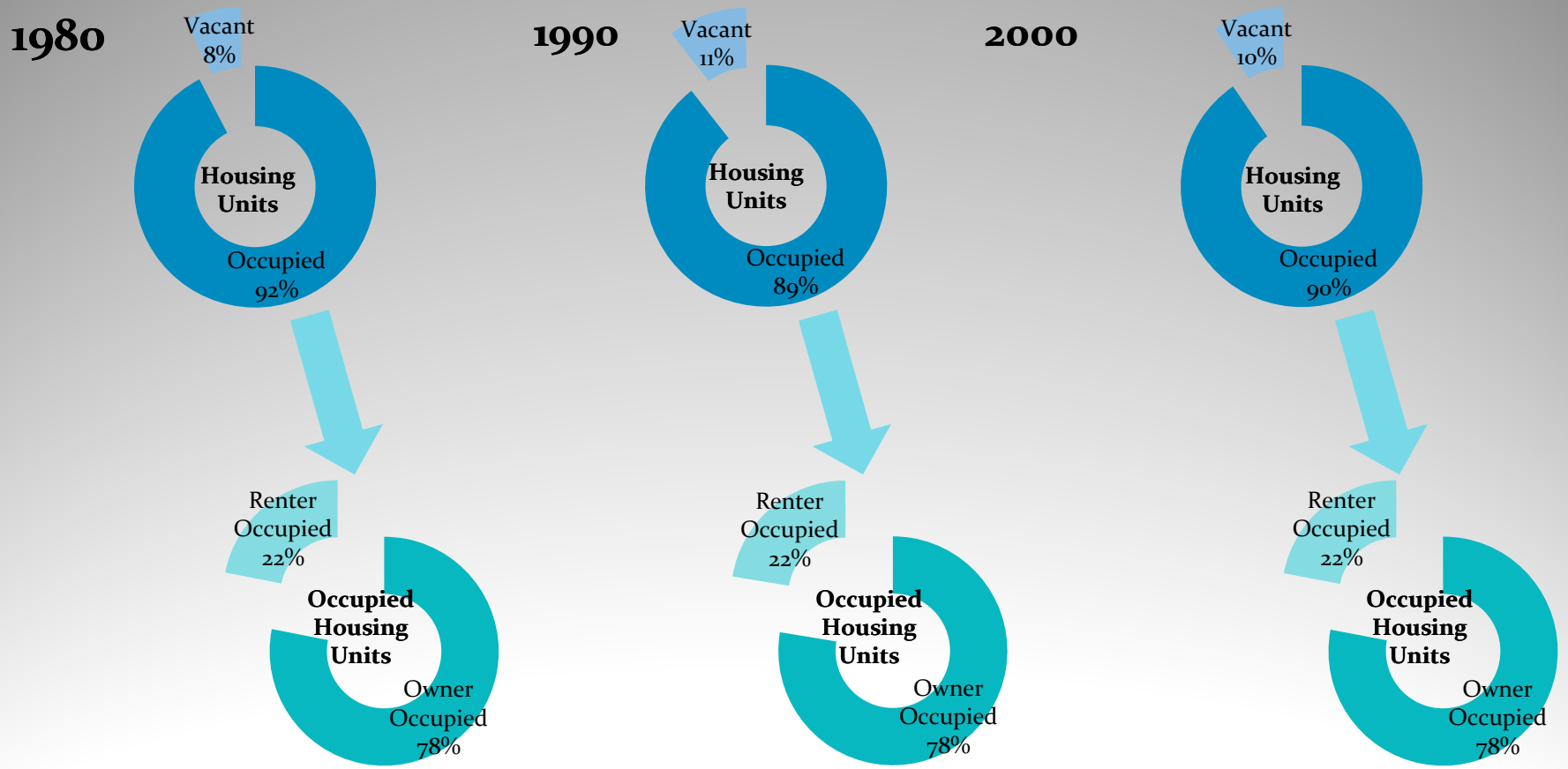
Source: US Bureau of the Census

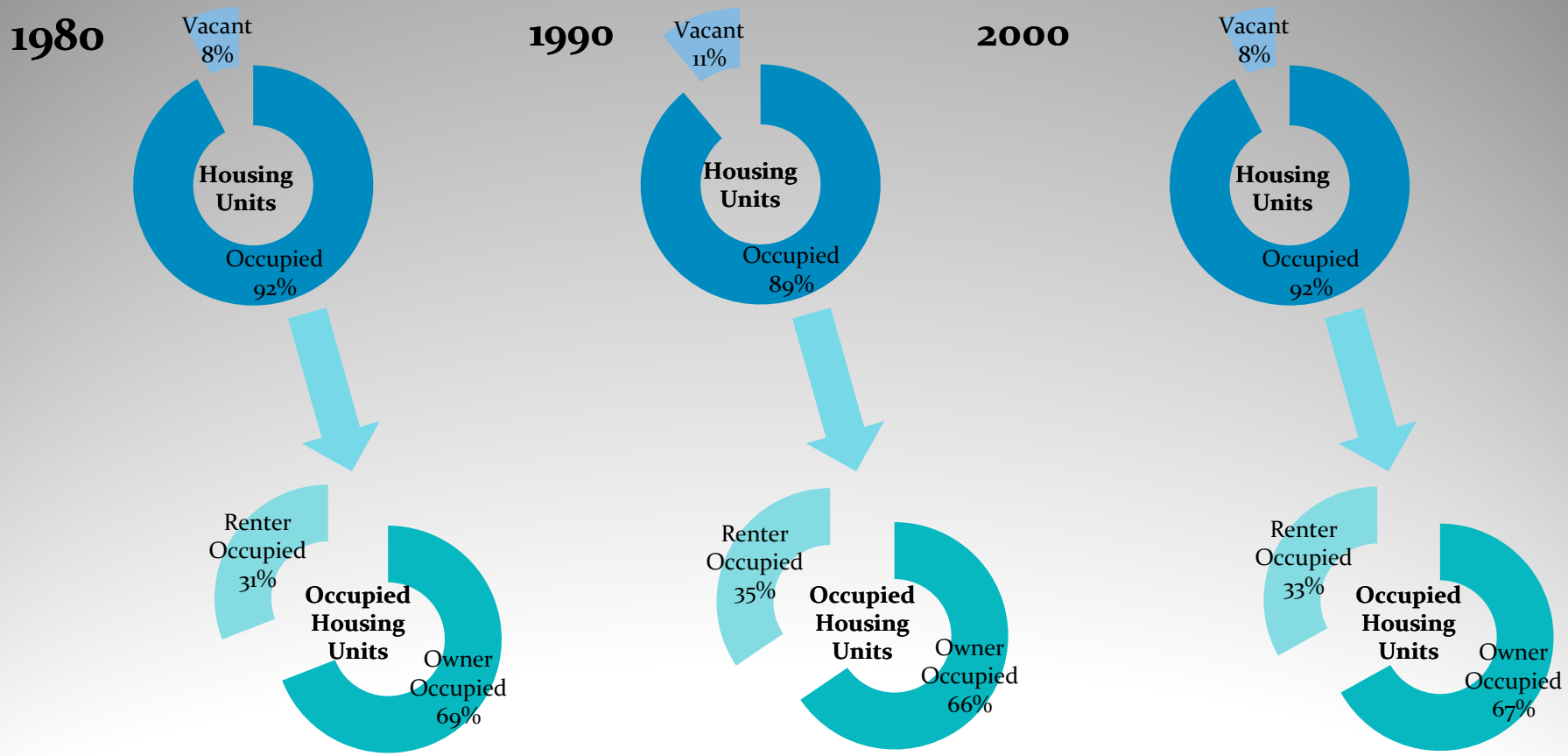
Housing Data Sapulpa: 1980-2000



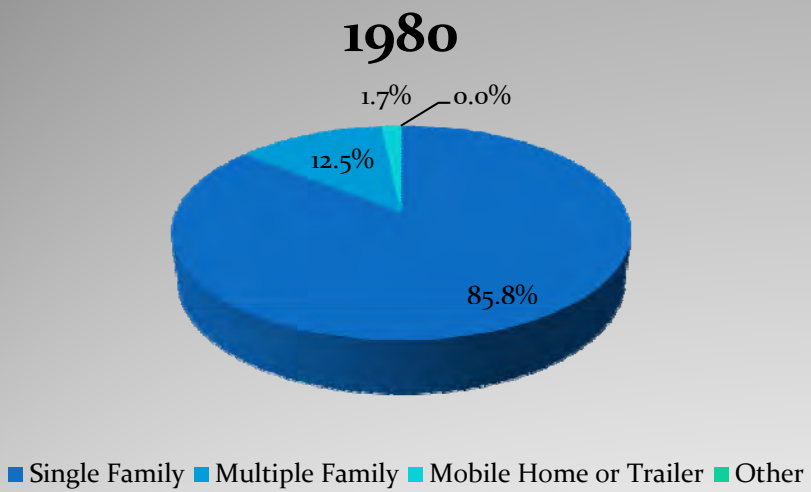
Housing Data Creek County: 1980-2000

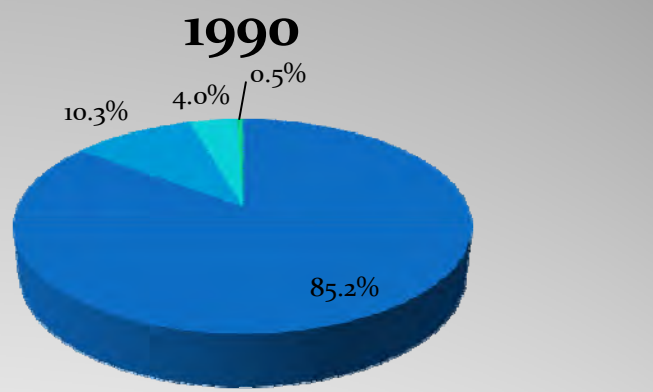


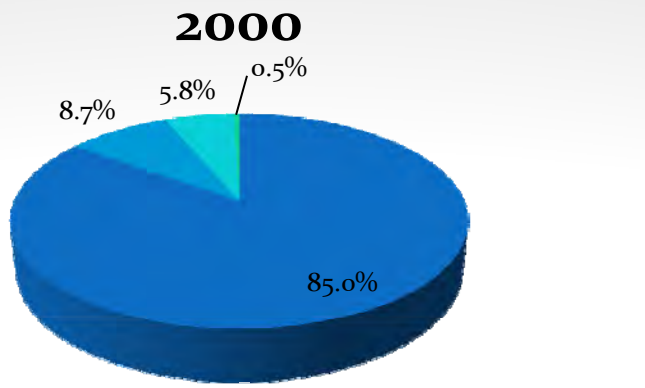
Housing Data Tulsa MSA: 1980-2000



Housing Units Sapulpa: 1980-2000

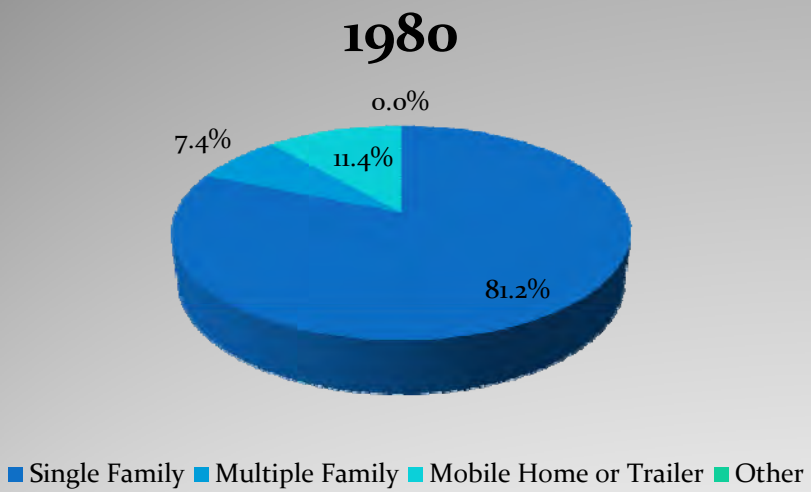


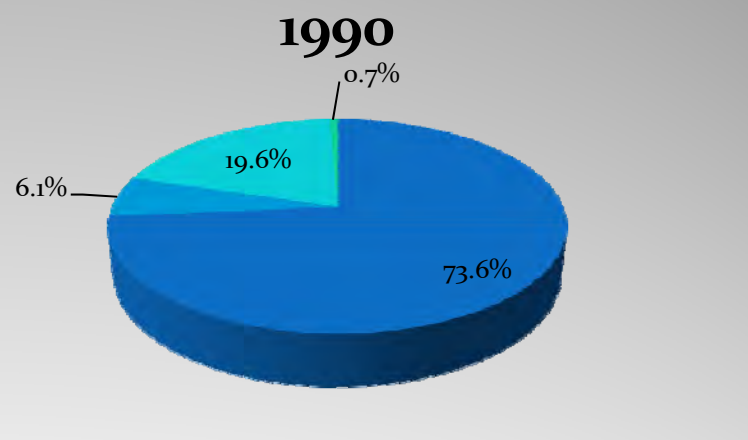


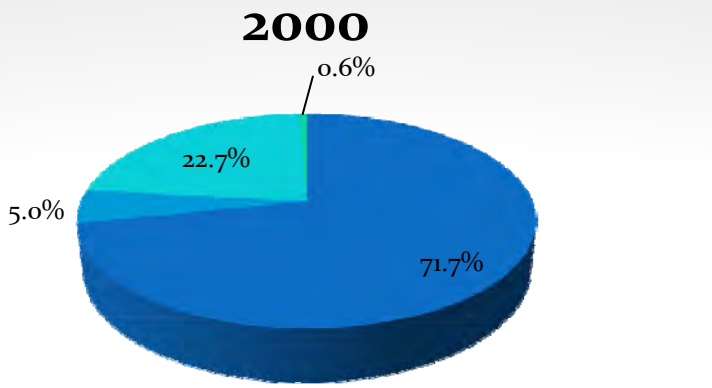


INCOG

Housing Units Creek County: 1980-2000

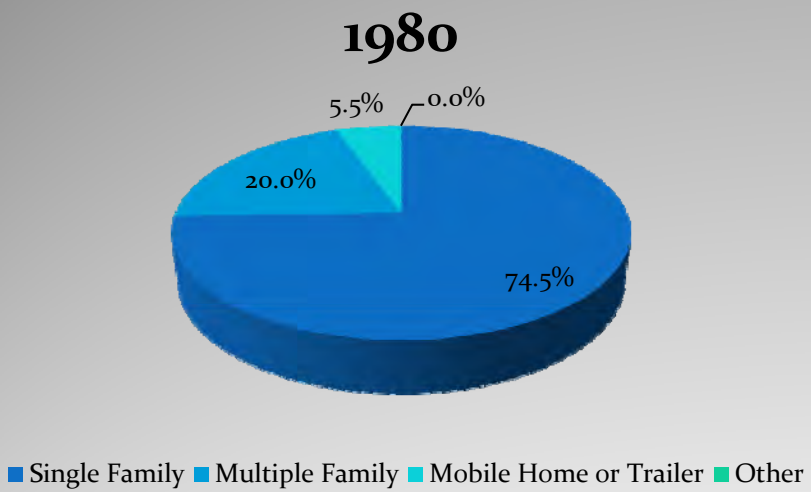


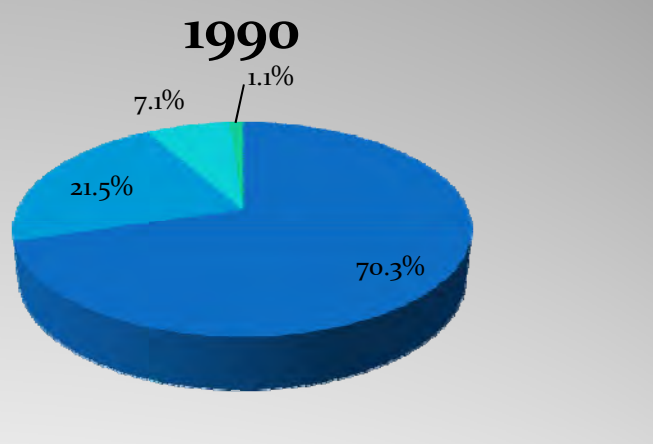


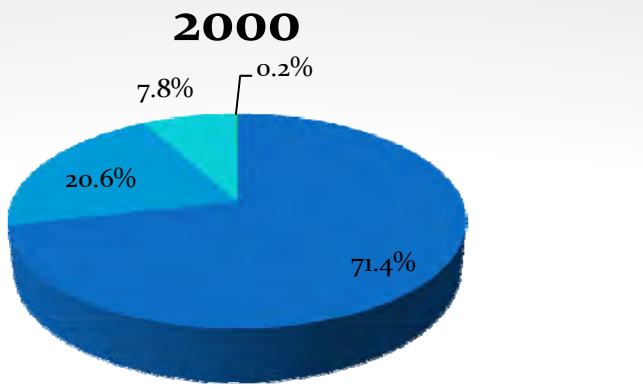


INCOG

Housing Units Tulsa MSA: 1980-2000



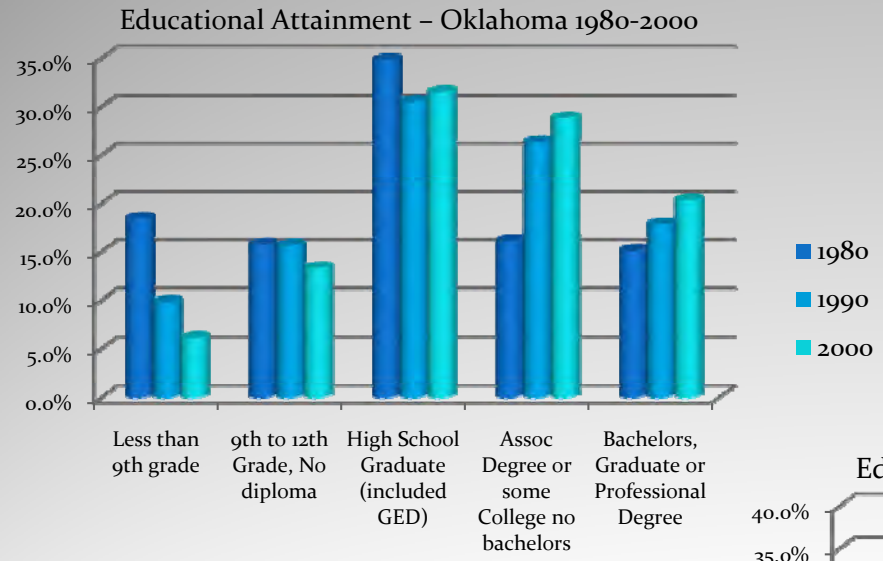


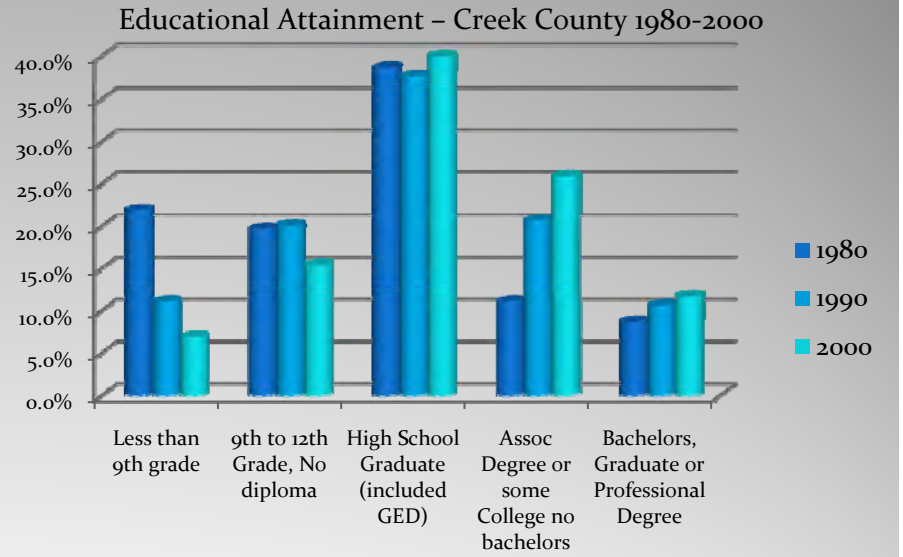


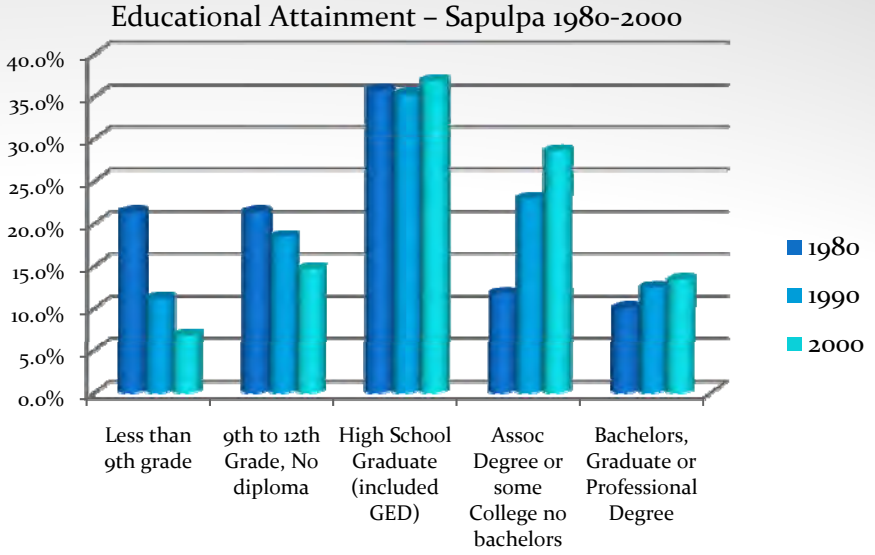
INCOG

Educational Attainment
Oklahoma, Creek County and Sapulpa: 1980-2000

(For those persons 25 years and over)





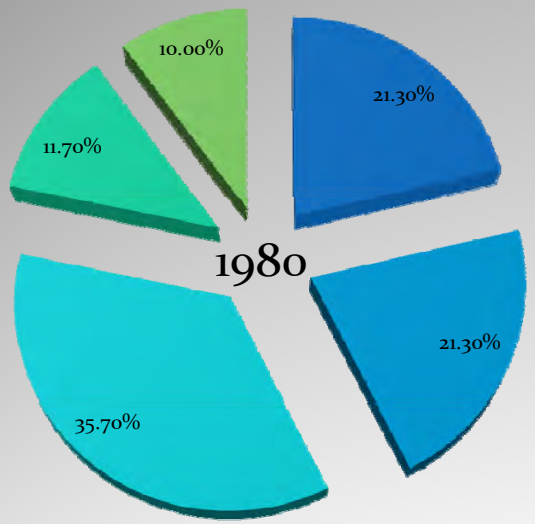


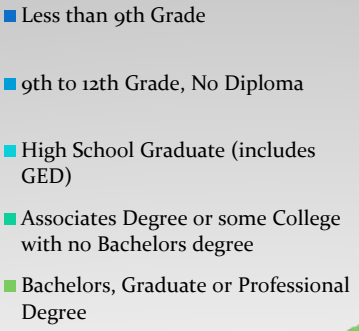
Source: US Bureau of the Census

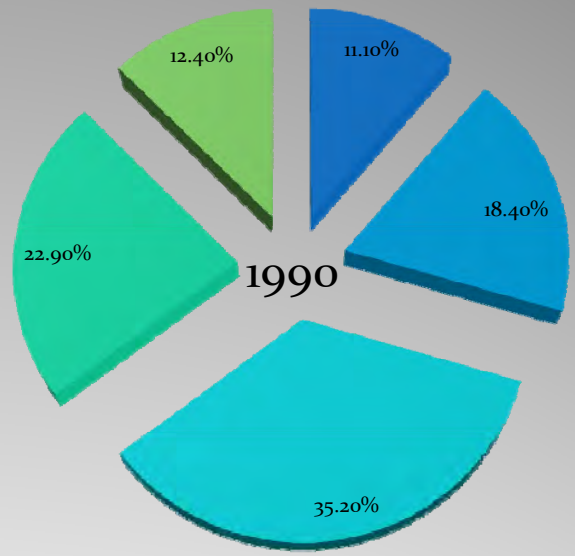
INCOG

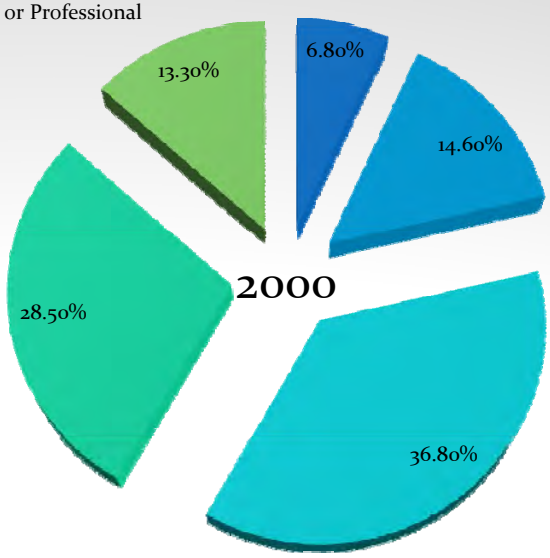
Educational Attainment Sapulpa: 1980 – 2000

(For Persons 25 yrs and over)





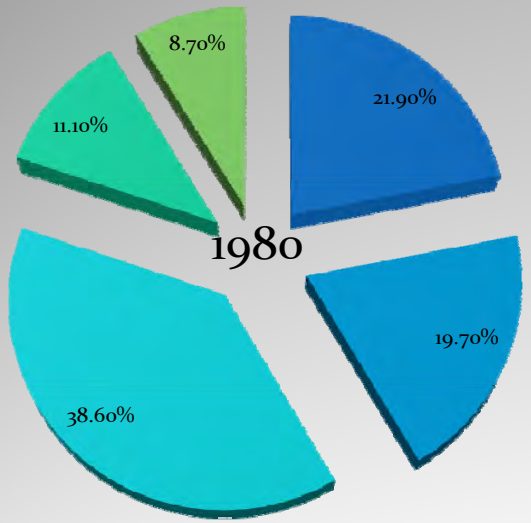


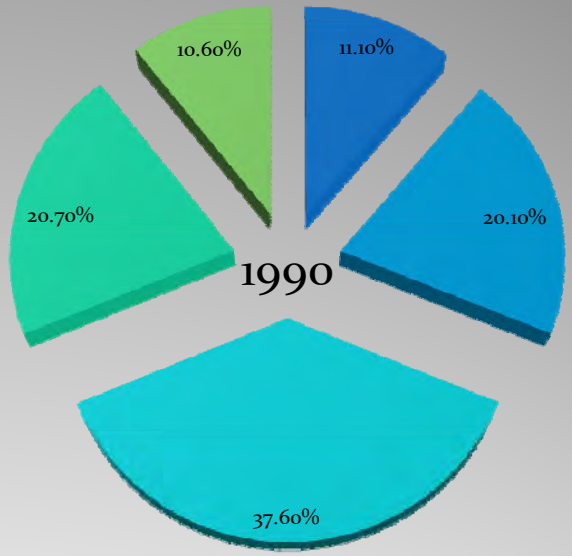


Source: US Bureau of the Census, 1980, 1990, 2000.

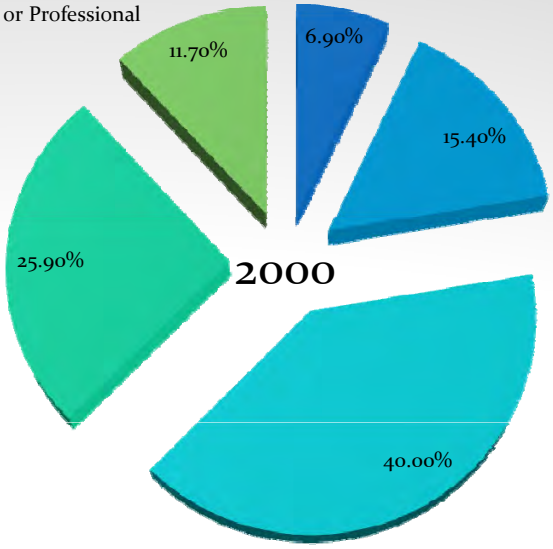
INCOG

Educational Attainment
Creek County: 1980 – 2000
(For Persons 25 yrs and over)





- Less than 9th Grade
- 9th to 12th Grade, No Diploma
- High School Graduate (includes GED)
- Associates Degree or some College with no Bachelors degree
- Bachelors, Graduate or Professional Degree

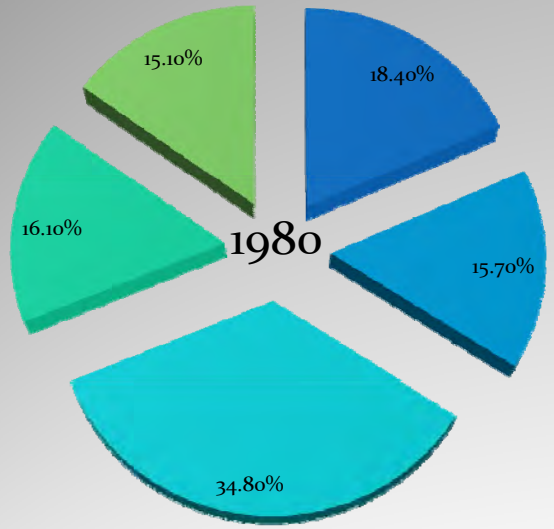


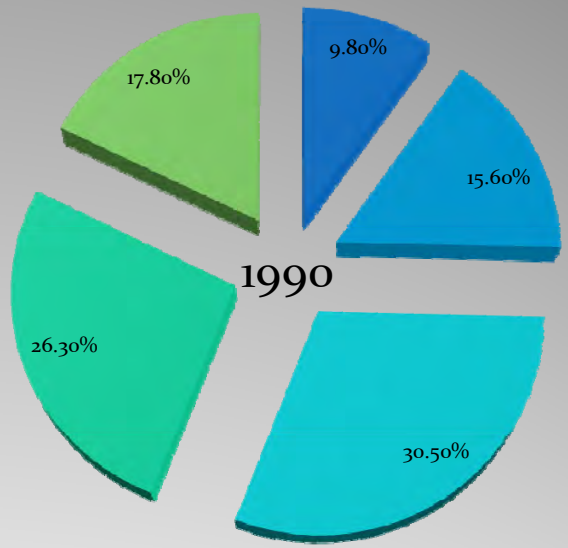
Source: US Bureau of the Census, 1980, 1990, 2000.

INCOG

Educational Attainment Oklahoma: 1980 – 2000

(For Persons 25 yrs and over)





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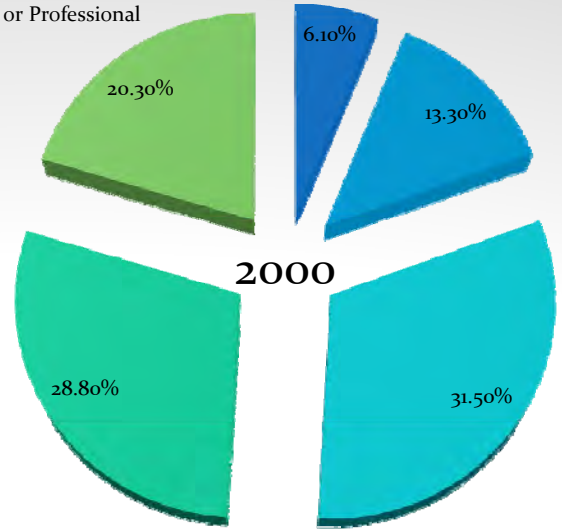
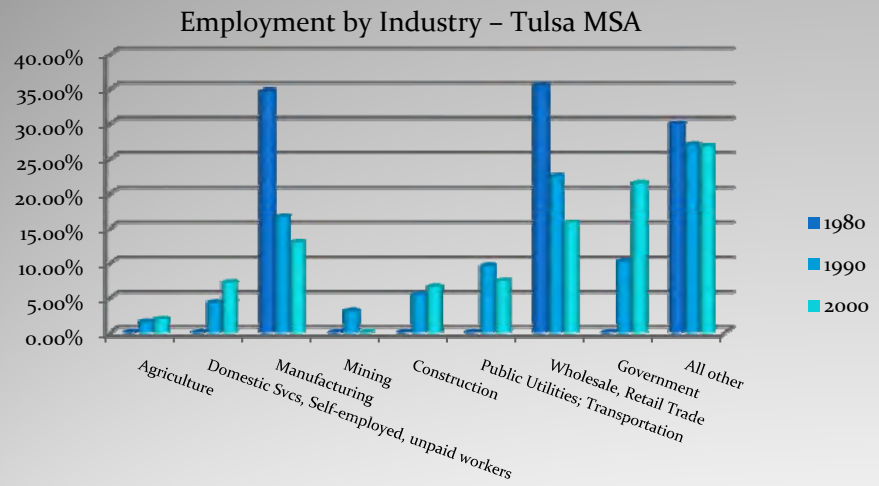


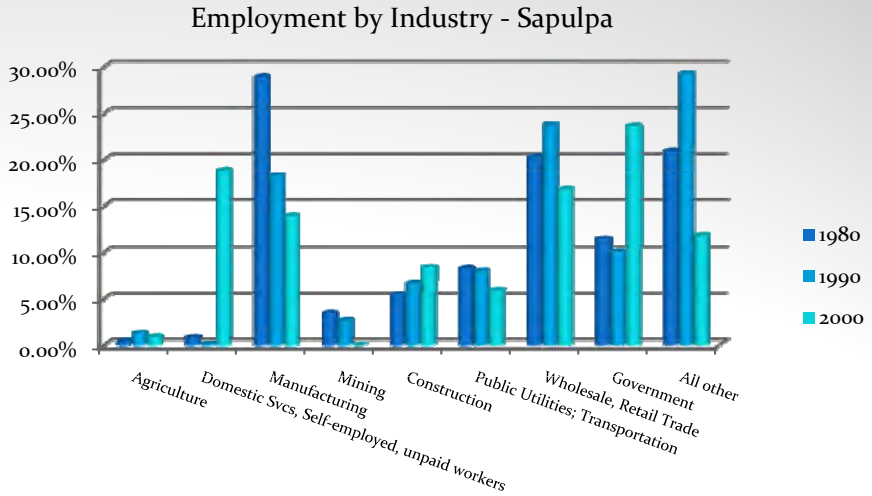
Source: US Bureau of the Census, 1980, 1990, 2000.

INCOG

Employment by Industry
Tulsa MSA and Sapulpa: 1980 - 2000

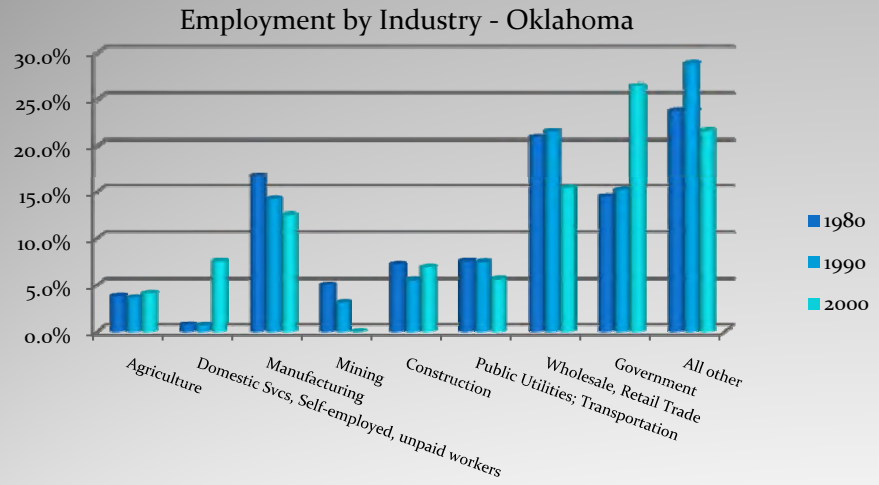


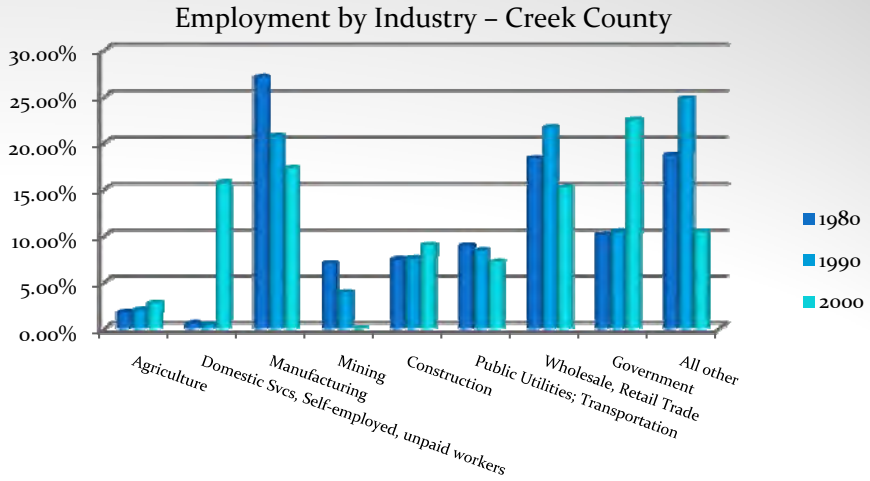
Source: US Bureau of the Census, 1980, 1990, 2000.
2000 Census included agriculture, forestry, fishing & hunting and mining in one category. Also for 2000 domestic services, self employed & unpaid workers included arts, entertainment, recreation, accommodation and food services. Government includes education and all other includes service establishments and finance, insurance, and real estate (FIRE).



INCOG

Employment by Industry
Oklahoma and Creek County: 1980 - 2000





Source: US Bureau of the Census, 1980, 1990, 2000.
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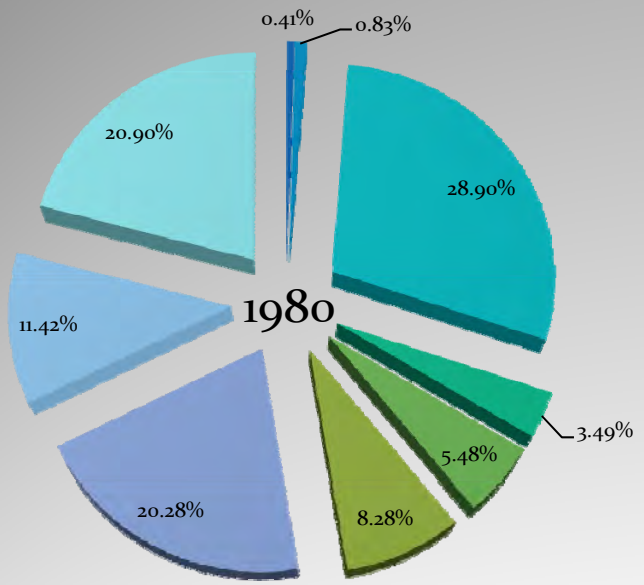
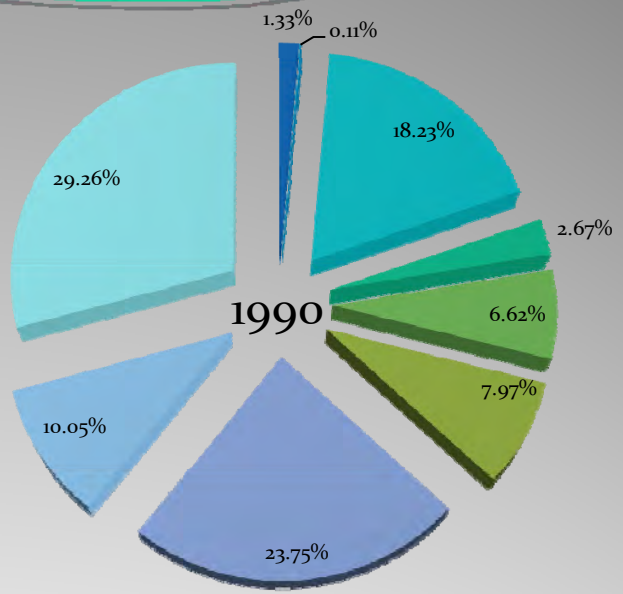
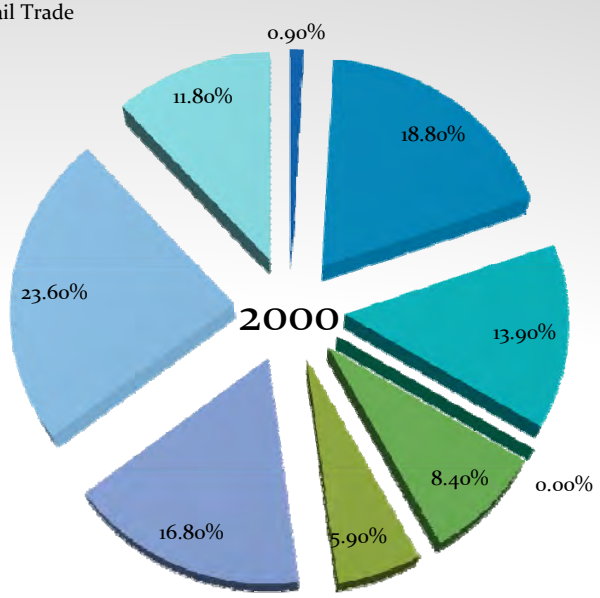
INCOG

Employment by Industry Sapulpa: 1980 - 2000



- Agriculture
- Domestic Svcs, Self Employed & Unpaid Workers
- Manufacturing
- Mining
- Construction
- Public Utilities & Transportation
- Wholesale & Retail Trade
- Government
- All Other





Source: US Bureau of the Census, 1980, 1990, 2000.
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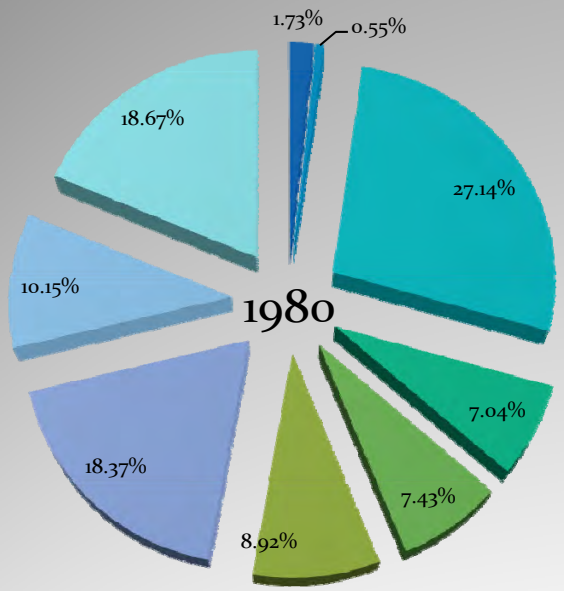
Employment by Industry
Creek County: 1980 - 2000



- Agriculture
- Domestic Svcs, Self Employed & Unpaid Workers
- Manufacturing
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- Construction
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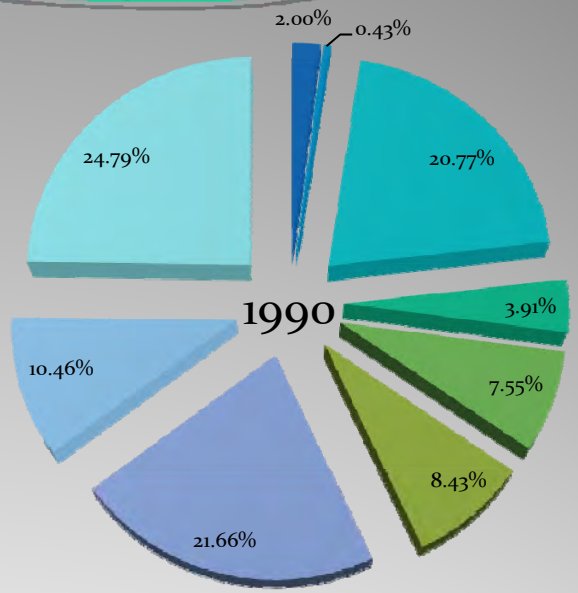
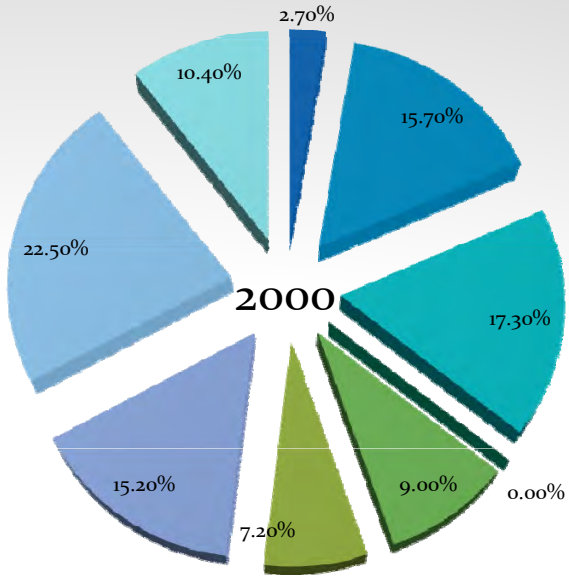
- All Other





Source: US Bureau of the Census, 1980, 1990, 2000.
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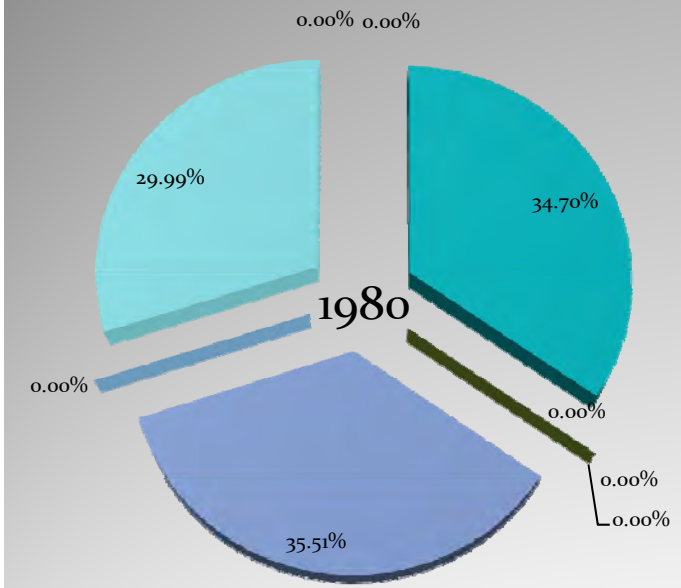
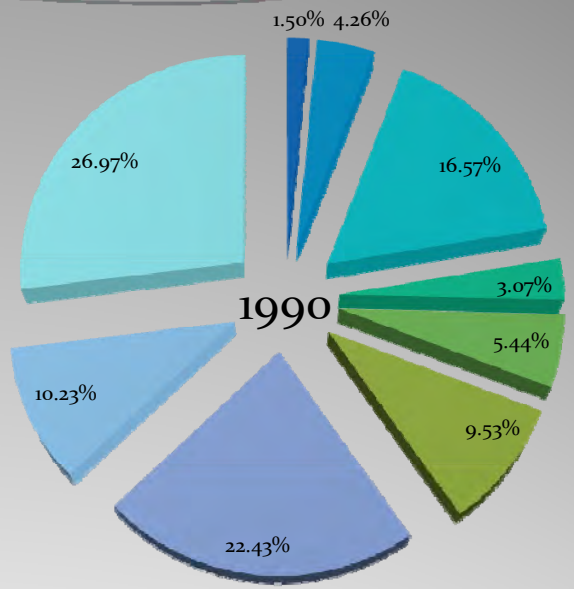
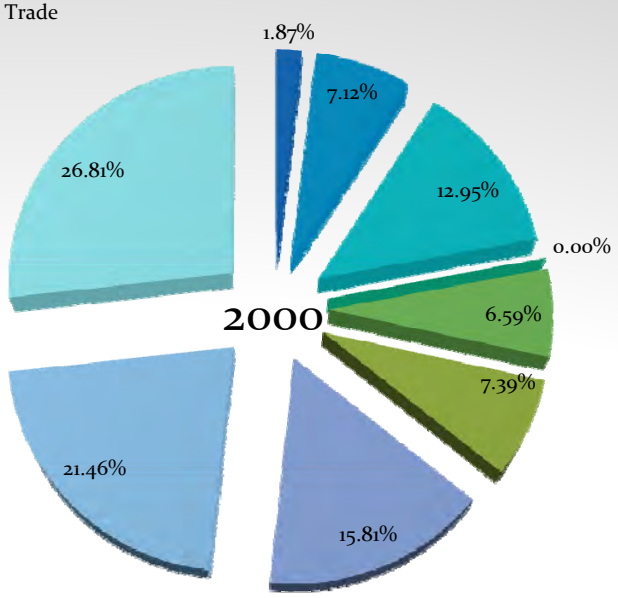
INCOG

Employment by Industry
Tulsa MSA: 1980 - 2000



- Agriculture
- Domestic Svcs, Self Employed & Unpaid Workers
- Manufacturing
- Mining
- Construction
- Public Utilities & Transportation
- Wholesale & Retail Trade
- Government
- All Other

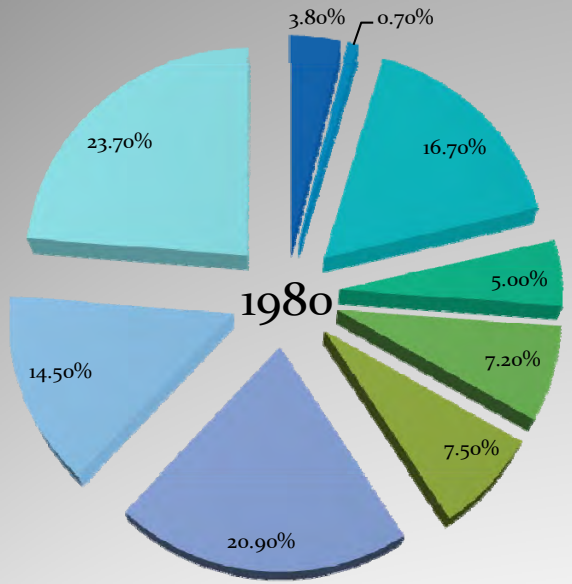


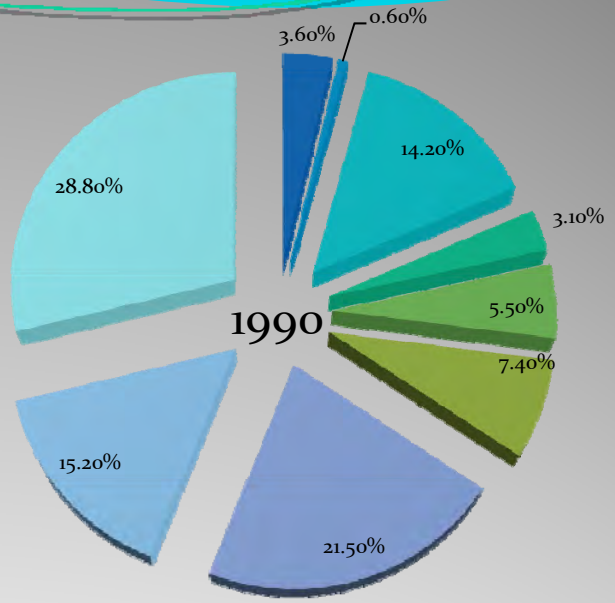


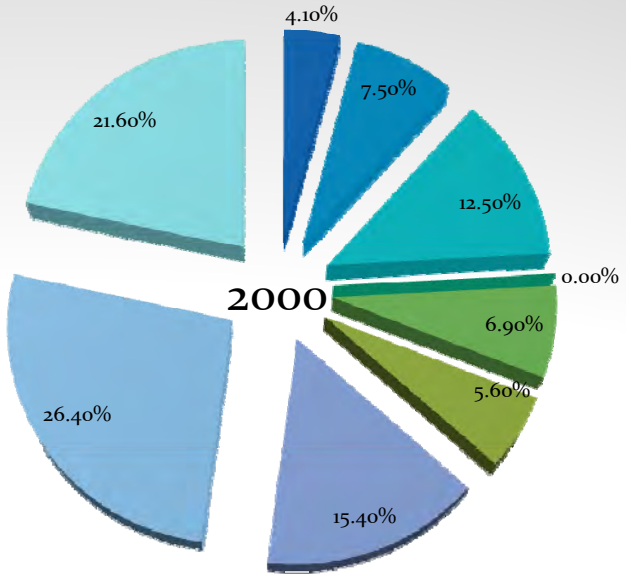
Source: US Bureau of the Census, 1980, 1990, 2000.
2000 Census included agriculture, forestry, fishing & hunting and mining in one category. Also for 2000 domestic services, self employed & unpaid workers included arts, entertainment, recreation, accommodation and food services. Government includes education and all other includes service establishments and finance, insurance, and real estate (FIRE).

INCOG

Employment by Industry Oklahoma: 1980 - 2000



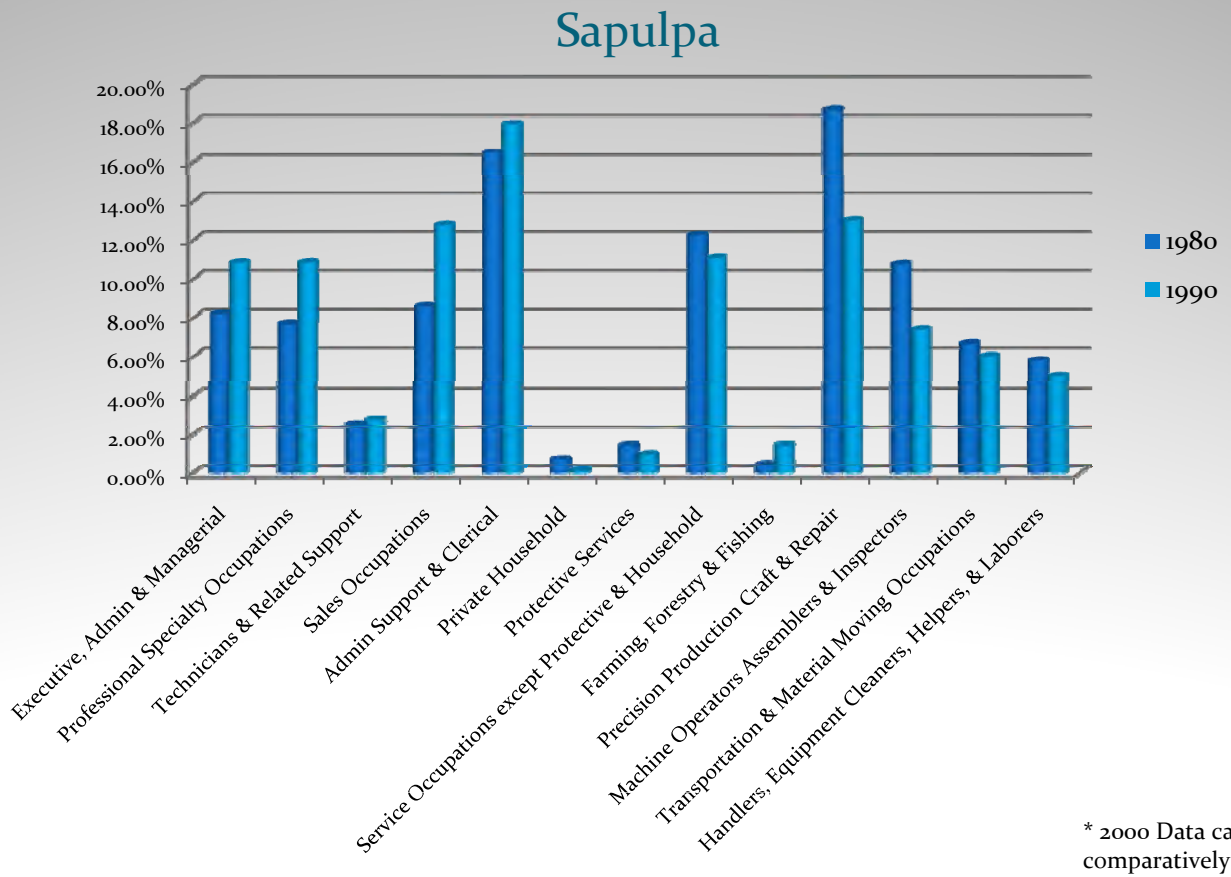




Source: US Bureau of the Census, 1980, 1990, 2000.
2000 Census included agriculture, forestry, fishing & hunting and mining in one category. Also for 2000 domestic services, self employed & unpaid workers included arts, entertainment, recreation, accommodation and food services. Government includes education and all other includes service establishments and finance, insurance, and real estate (FIRE).

INCOG

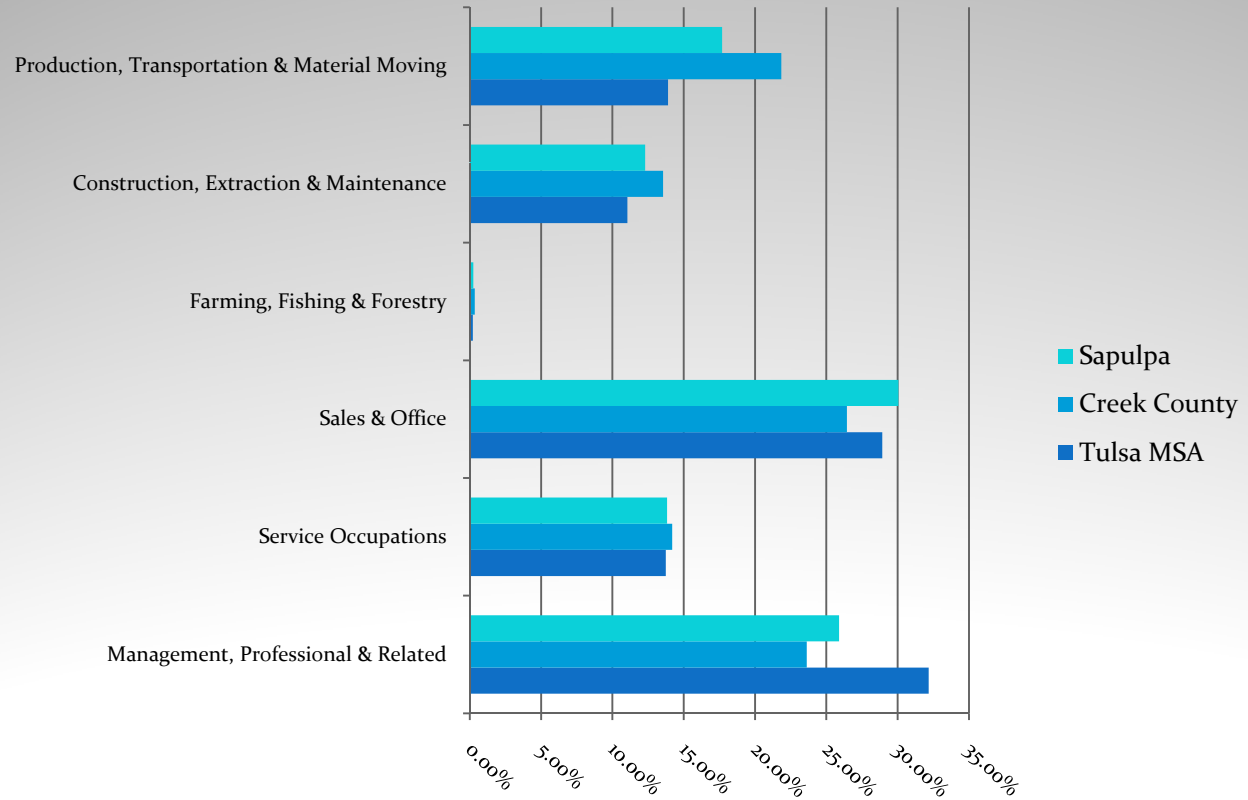
Occupational Structure Trends
Sapulpa: 1980 – 1990



* 2000 Data cannot be shown comparatively to 1980 and 1990 due to changes in occupational structure by the 2000 US census.

INCOG

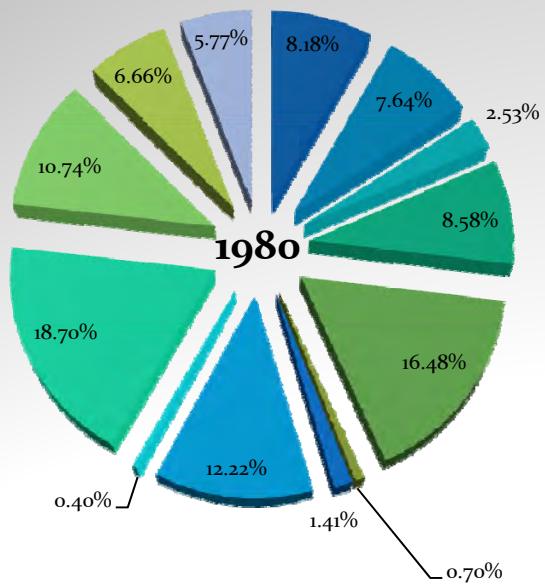
Occupational Structure Trends
Tulsa MSA, Creek County & Sapulpa: 2000

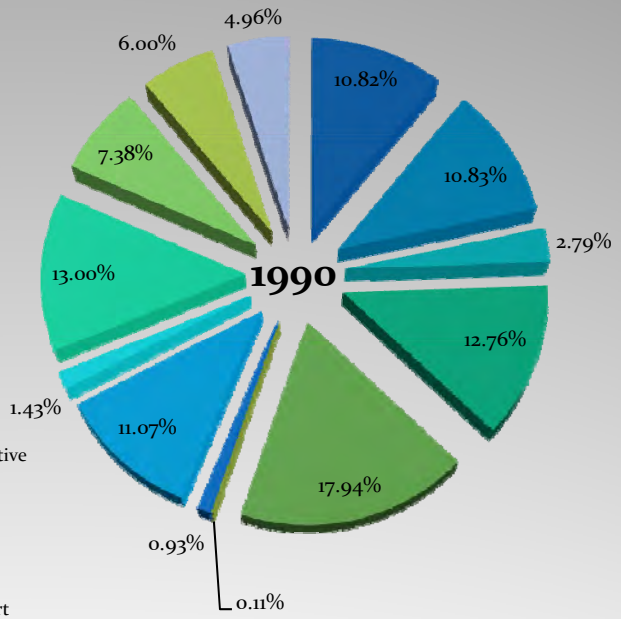


INCOG

Source: US Bureau of the Census

Occupational Structure Trends Sapulpa: 1980 – 1990



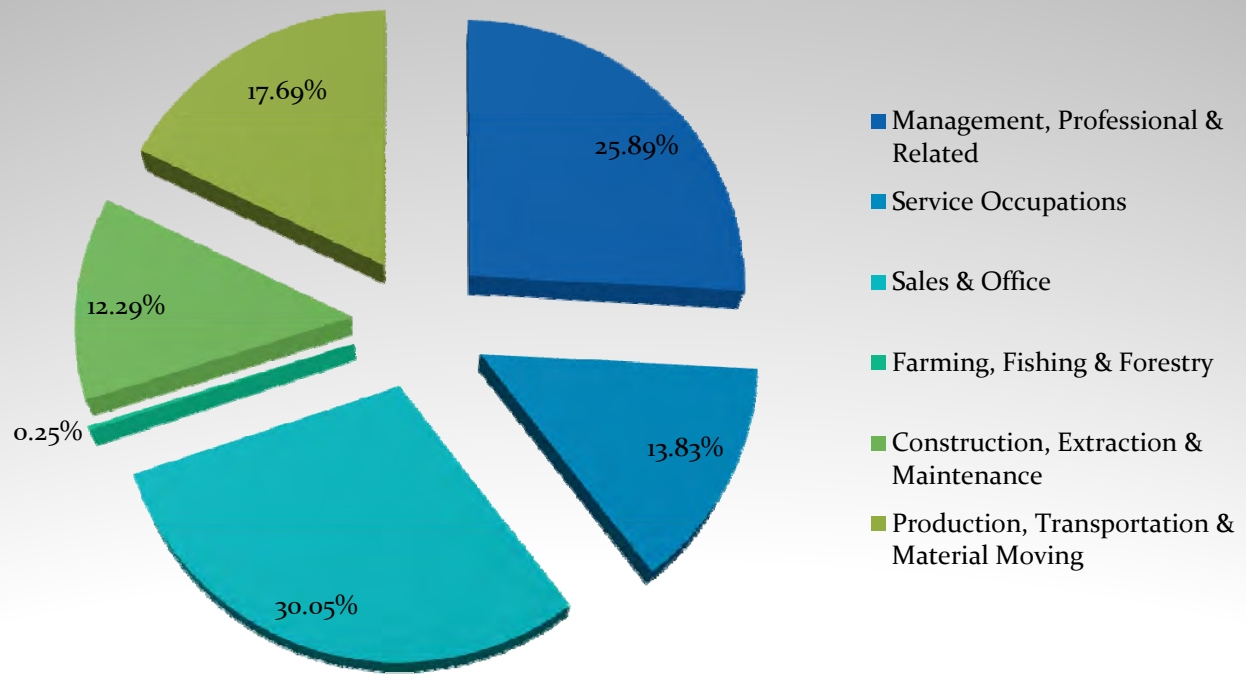


- Executive, Administrative
- Professional Specialty
- Technician & Related
- Sales
- Administrative Support
- Private Household
- Protective Services
- Service except Protective & Household
- Farming, Forestry & Fishing
- Precision Production
- Machine Operators
- Transportation & Material
- Handlers, Equipment

*due to differences in categories Census 2000 data cannot be compared

INCOG

Occupational Structure Trends
Sapulpa: 2000

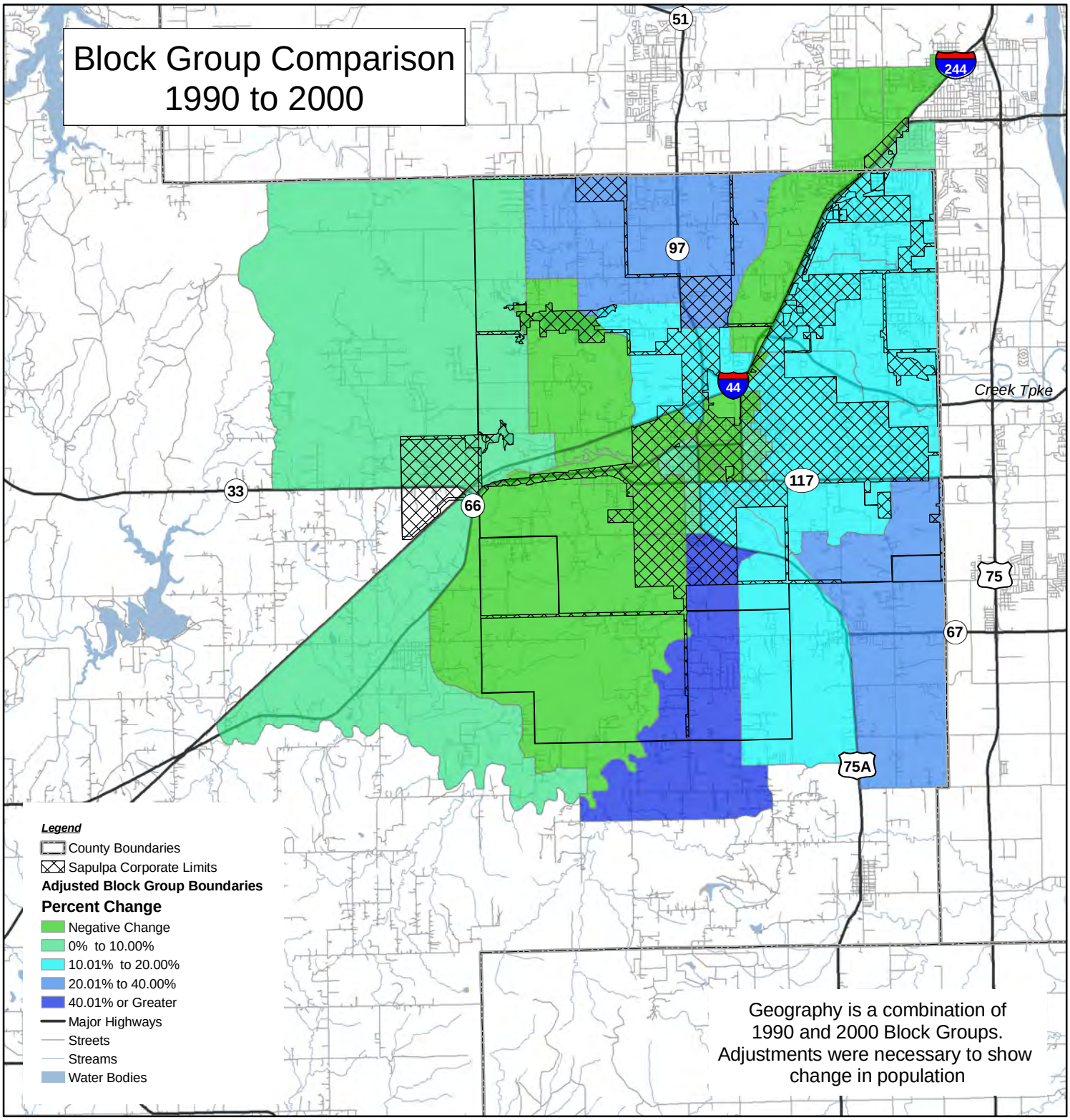


INCOG

Source: US Bureau of the Census

Population Change from 1990-2000: Census Block Group Comparison

Sapulpa Area Population Change from 1990 to 2000



INCOG

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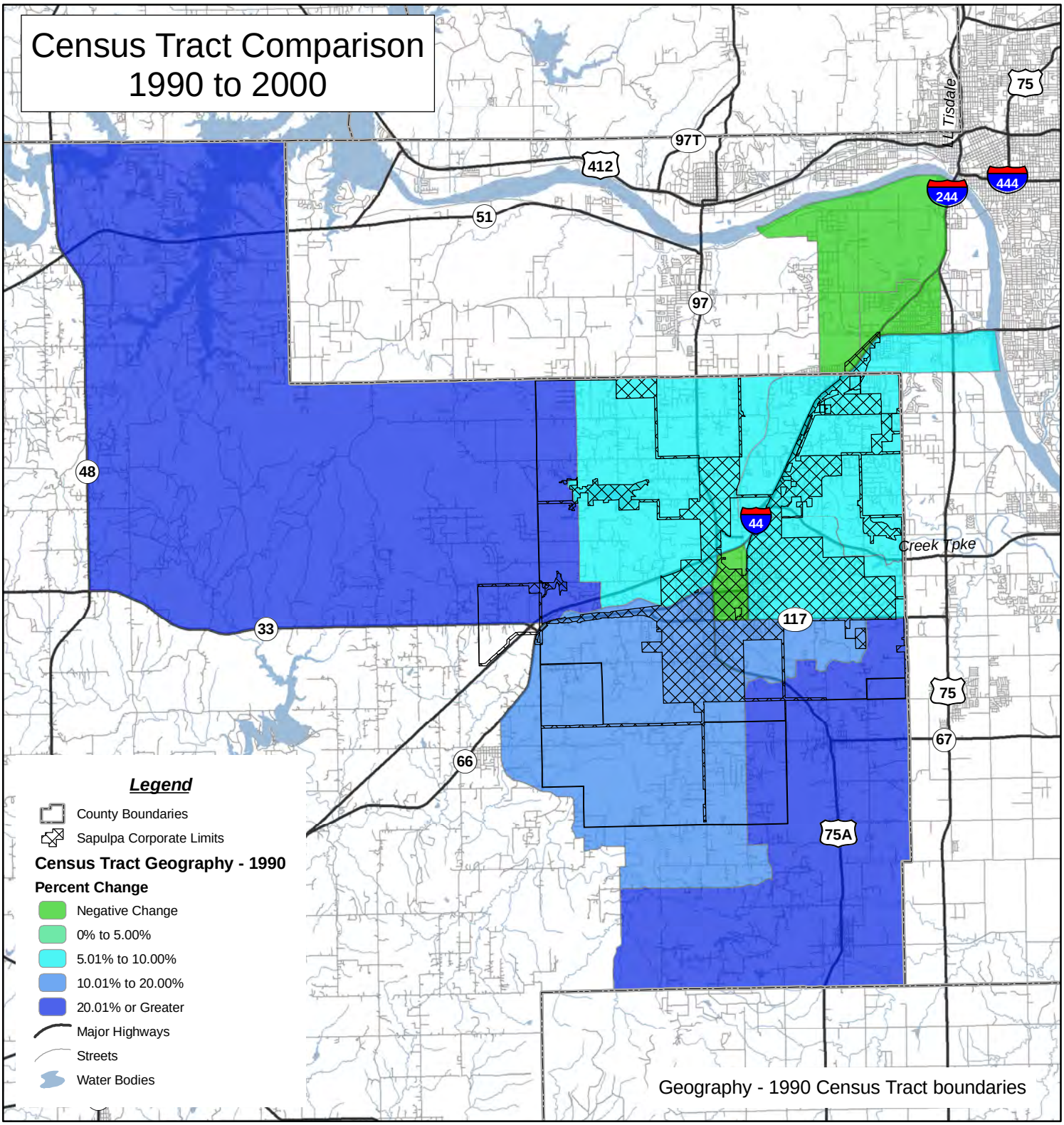
Population Change from 1990-2000: Census Tract Comparison

Sapulpa Area Population Change from 1990 to 2000



INCOG

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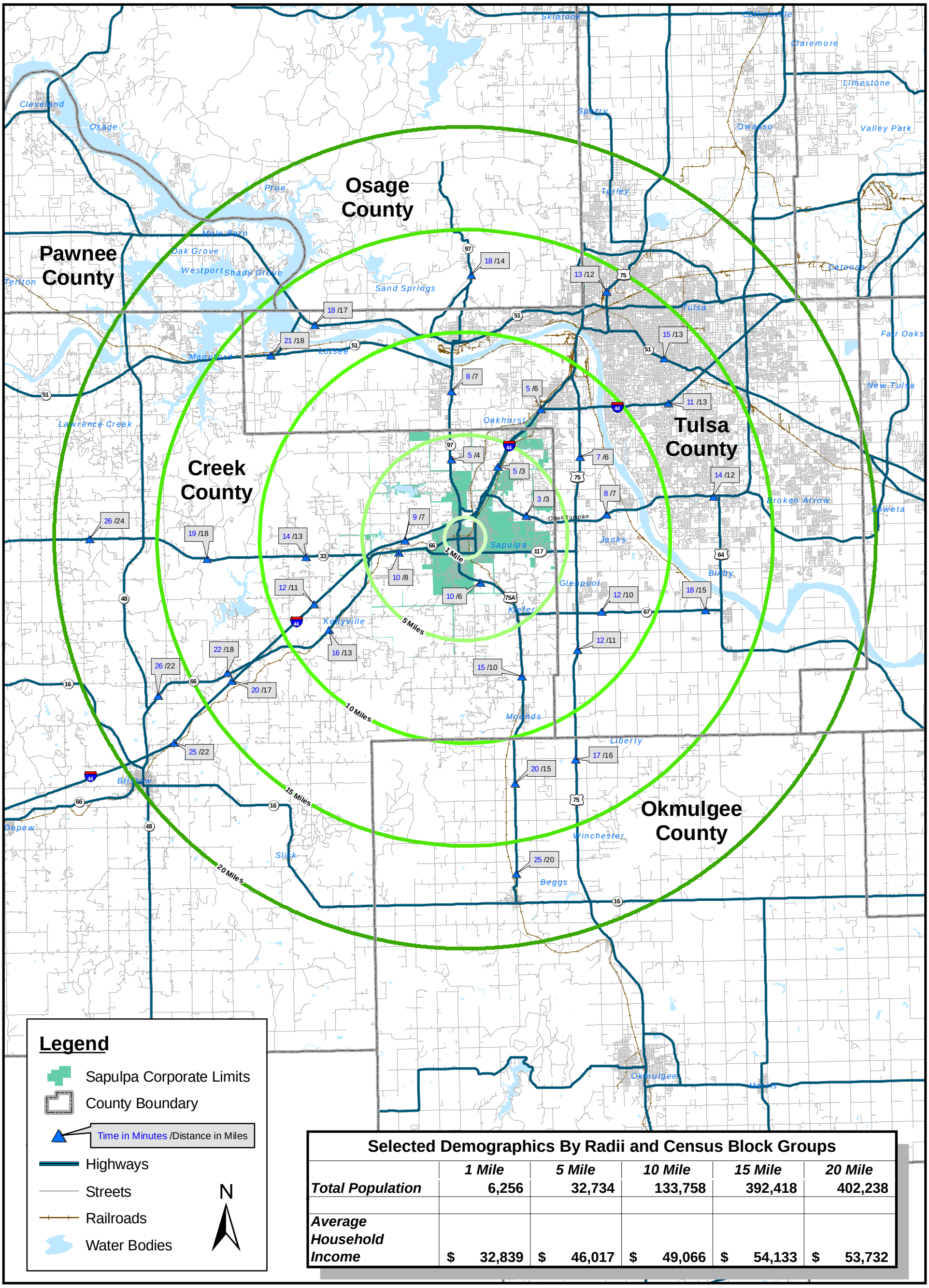
1, 5, 10, 15 & 20 Mile Radius of Selected Demographic Data & Travel Times

Sapulpa, Oklahoma



Legend

- Sapulpa Corporate Limits
- County Boundary
- Time in Minutes /Distance in Miles
- Highways
- Streets
- Railroads
- Water Bodies

N

Selected Demographics By Radii and Census Block Groups

	1 Mile	5 Mile	10 Mile	15 Mile	20 Mile
Total Population	6,256	32,734	133,758	392,418	402,238
Average Household Income	$ 32,839	$ 46,017	$ 49,066	$ 54,133	$ 53,732

Source: U.S. Bureau of the Census, 2000 SF-3 Data

0 2 4 8 Miles

Population Growth of Sapulpa & the Metropolitan Region

Population Growth of Sapulpa and the Cities & Counties in the INCOG Region

The Population Growth of Sapulpa and the Cities and Counties in the INCOG Region: 1980 to 2000 is shown in Table 1. According to data from the US Bureau of Census, Sapulpa grew 20.90% from 1980 - 2000 for an average annual growth of 1.04%. From 1980 – 2000, Creek County grew 13.78% overall for an average annual growth rate of 0.69%.

Table 1

	Population					
Community	*1980*	*1990*	*2000*	*2009 Est.*	*% change 1980-2000*	*Average Annual Growth Rate 1980-2000*
Bixby	6,966	9,502	13,336	21,433	91.4%	4.6%
Broken Arrow	35,761	58,082	74,859	94,996	109.3%	5.5%
Catoosa	1,772	3,133	5,449	7,897	207.5%	10.4%
Claremore	12,085	13,280	15,873	17,397	31.3%	1.6%
Collinsville	3,555	3,612	4,077	5,204	14.7%	0.7%
Coweta	4,558	6,159	7,139	8,975	56.6%	2.8%
Glenpool	2,706	6,688	8,123	10,356	200.2%	10.0%
Jenks	5,876	7,484	9,557	16,143	62.6%	3.1%
Owasso	6,149	11,151	18,502	28,865	200.9%	10.0%
Sand Springs	13,245	15,339	17,451	18,868	31.8%	1.6%
Sapulpa	15,853	18,074	19,166	21,228	20.9%	1.0%
Skiatook	3,596	4,910	5,296	6,897	50.1%	2.5%
Tulsa	360,919	367,302	393,049	389,625	8.9%	0.4%
Tulsa MSA*	657,367	708,954	803,235	929,015	22.2%	1.1%
Creek County	59,016	60,915	67,367	70,244	14.2%	0.7%
Okmulgee County	39,169	36,490	39,685	39,292	1.3%	0.1%
Osage County	39,327	41,645	44,437	45,051	13.0%	0.6%
Pawnee County	15,310	15,575	16,612	16,419	8.5%	0.4%
Rogers County	46,436	55,170	70,641	85,654	52.1%	2.6%
Tulsa County	470,593	503,341	563,299	601,961	19.7%	1.0%
Wagoner County	41,801	47,883	57,491	70,394	37.5%	1.9%

Source: US Bureau of the Census

*The Tulsa MSA prior to June 6, 2003 consisted of only 5 counties, Creek, Osage, Rogers, Tulsa & Wagoner

From 1990 – 2000, Sapulpa grew 6.04% overall for an average annual growth 0.60%. During this same time period, Creek County grew 10.59% overall for an average annual growth rate of 1.10%. Comparing the growth of the Tulsa MSA for these periods to Sapulpa and Creek County results in the following: from 1980 – 2000 the overall growth rate in the Tulsa MSA was 22.23% and the average annual growth rate was 1.11%; and from 1990 – 2000 the overall growth rate was 13.30% and the average annual growth rate was 1.33%.

According to these data, Sapulpa, Creek County and the Tulsa MSA experienced significantly faster growth from 1980 – 2000 than from 1990 – 2000.

On July 1, 2009, the U.S. Bureau of the Census released reports released that showed the population in Tulsa fell by 1,100 persons from 393,049 on April 1, 2000 to July 1, 2008. The Census report went on to say that among 242 cities with a population of 100,000 or more, Tulsa ranked 175th. On the list of the nations largest cities, Tulsa ranked 44th while Oklahoma City ranked 29th overall.

The detailed data from the July 1, 2009 Census report was as follows for cities within the Tulsa MSA and INCOG Region:

City Name	% Change 2000-2008
Bixby	+55.1%
Jenks	+63.1%
Owasso	+48.5%
Sperry	+5.2%
Catoosa	+21.3%
Skiatook	+26.4%
Collinsville	+23.6%
Broken Arrow	+24.1%
Coweta	+27.4%
Sapulpa	+10.5%
Sand Springs	+5.9%
Glenpool	+22.0%
Tulsa	-1.9%

Population Growth Comparison for Oklahoma, Tulsa MSA, Creek County and Sapulpa: 1940 – 2000

Table 2 shows the Population Growth Comparison for Oklahoma, Tulsa MSA, Creek County and Sapulpa for 1940-2000, which is the longest period for which data is presented in this population and demographic analysis. From 1940 – 2000, only the Tulsa MSA and Sapulpa showed consistent increases. From 1940 – 1950 Oklahoma declined 4.41% and Creek County declined 22.27%. From 1950-1960 Creek County population continued to decline by 6.14%. Only Sapulpa showed consistent positive growth from 1940-2000 at an average rate of 7.79% for each 10 year period, which compares to 4.58% for Creek County, 15.99% for the Tulsa MSA, and 6.94% for Oklahoma. The greatest measurement of growth of the entities surveyed was shown by Creek County at 29.61% from 1970 – 1980. Average growth for a 10 year increment from 1970 to 2000 was 8.21% for Sapulpa, 14.47% for Creek County, 15.25% for the Tulsa MSA, and 10.62% for

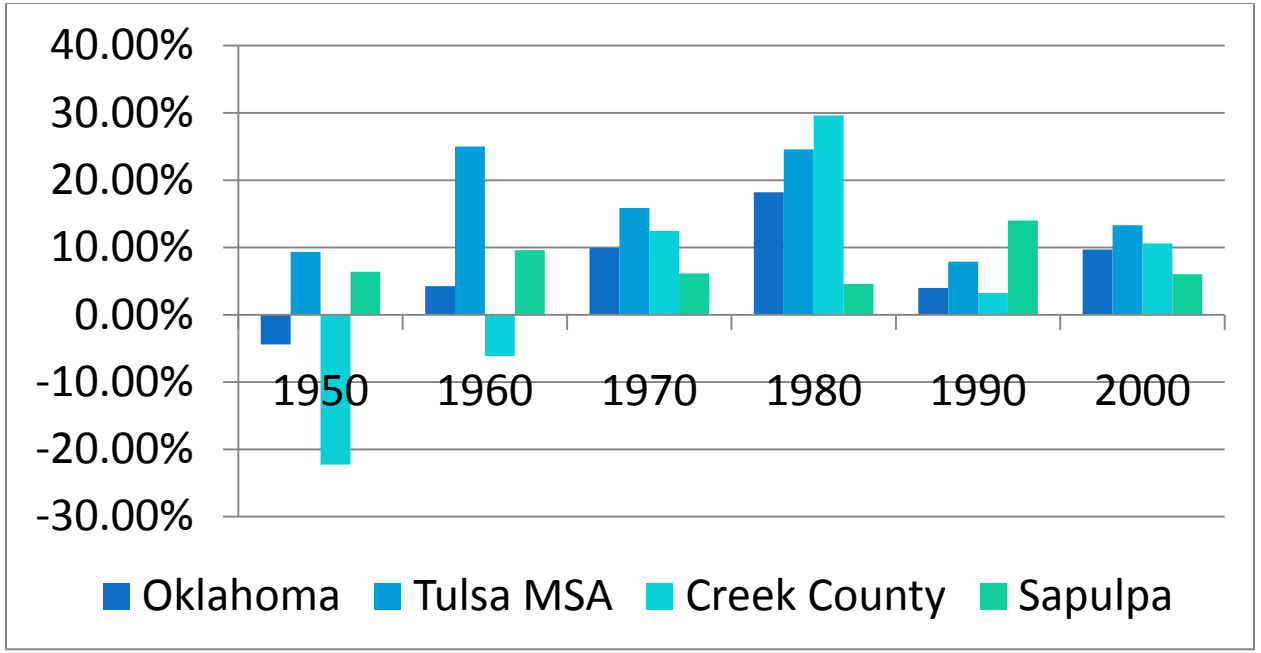
Oklahoma. The graph for the Table shows that since 1970 positive growth was reflected for each of the surveyed entities with Sapulpa at or near the top of the growth rate.

Table 2

Population Growth Comparison for Oklahoma, Tulsa MSA, Creek County and Sapulpa: 1940 - 2030

Year	Oklahoma	% Change	Tulsa MSA	% Change	Creek County	% Change	Sapulpa	% Change
1940	2,336,434		333,088		55,503		12,249	
1950	2,233,351	-4.41%	364,173	9.33%	43,143	-22.27%	13,031	6.38%
1960	2,328,284	4.25%	455,261	25.01%	40,495	-6.14%	14,282	9.60%
1970	2,559,463	9.93%	527,533	15.87%	45,532	12.44%	15,159	6.14%
1980	3,025,266	18.20%	657,173	24.57%	59,016	29.61%	15,853	4.58%
1990	3,145,576	3.98%	708,954	7.88%	60,915	3.22%	18,074	14.01%
2000	3,450,654	9.70%	803,238	13.30%	67,367	10.59%	19,166	6.04%
2010	3,707,000	7.43%	863,500	7.50%	72,000	6.88%	20,480	6.86%
2020	3,963,800	6.93%	922,000	6.77%	77,000	6.94%	21,910	6.98%
2030	4,192,400	5.77%	970,400	5.25%	80,900	5.06%	23,020	5.07%

Source: Oklahoma Department of Commerce



As of July 2003, the incorporated area of Sapulpa was 18.5 square miles and a total of 96.5 square miles of area was included within the City's annexation fenceline. Rapid growth is continuing within both the incorporated and unincorporated areas; however, growth in the Creek County population will not be reflected in the Sapulpa numbers, but does contribute most positively to the economic development and vitality of the overall Sapulpa Market and Service Area Map.

The Market and Service Area map shows the demographics of the Sapulpa Market and Service Area in Creek County only to be as follows:

Population	3 – Mile Radius	5- Mile Radius	10- Mile Radius
Households	17,630	34,307	39,892
Persons Per Household	2.53	2.66	2.67
Median Household Income	$32,197	$34,988	$34,889

Sapulpa and Tulsa MSA Population Projections: 1970-2030

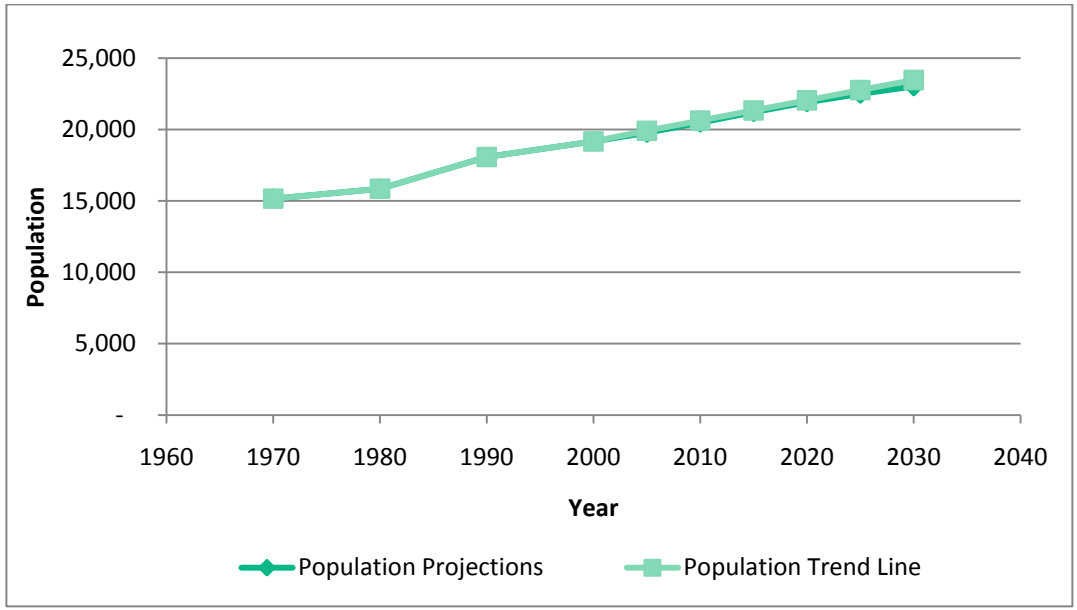
Sapulpa and Tulsa MSA Population Projections: 1970-2030 are shown in Table 3 and based on November 2002 data from the Oklahoma Department of Commerce (ODOC) and the INCOG Population Trend Line (2002). As shown in the Table for Sapulpa, projections by both ODOC and INCOG show a steady projected increase for Sapulpa and the Tulsa MSA. Based on the July 1, 2002 estimate by the U.S. Bureau of Census and a +2.3% increase from 2000-2002, Sapulpa population was estimated to have grown from 19,166 to 19,607. If the growth rate from 2000-2002 was annualized at +0.77%, a 3.5% increase could be expected by 2005, or an increase to 19,837 which is ahead of the ODOC projection and only slightly less than the INCOG Population Trend Line number of 19,911.

The Tulsa MSA is also projected by ODOC to experience a steady increase from 1970 to 2030 from 527,533 to 970,400. The INCOG 2002 Population Trend Line yields population numbers 10.2% greater than the ODOC projection for the same period.

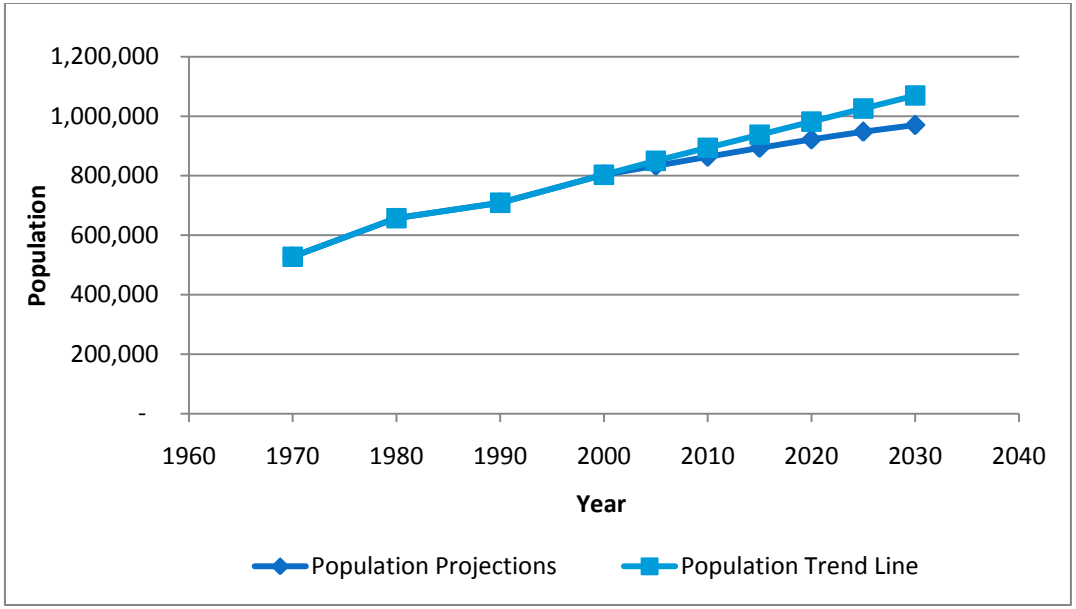
The graph for the ODOC and INCOG Population Trend Line data demonstrates the steady increase in the population data and shows that INCOG data overall is 10.2% greater than ODOC for the Tulsa MSA; however, only 2% greater for Sapulpa in 2030. Creek County data are shown in the next Table.

Table 3

Sapulpa Population		
	Population Projections	*Population Trend Line*
Year	*1970 - 2030*	*1970-2030*
1970	15,159	15,159
1980	15,853	15,853
1990	18,074	18,074
2000	19,166	19,166
2005	19,770	19,911
2010	20,480	20,624
2015	21,220	21,336
2020	21,910	22,048
2025	22,500	22,760
2030	23,020	23,472



Tulsa MSA Population		
	Population Projections	*Population Trend Line*
Year	*1970 - 2030*	*1970-2030*
1970	527,533	527,533
1980	657,173	657,173
1990	708,954	708,954
2000	803,235	803,235
2005	833,600	850,001
2010	863,500	893,946
2015	893,500	937,890
2020	922,000	981,834
2025	947,800	1,025,779
2030	970,400	1,069,723



Population Trends and Population Projections Tulsa MSA, Creek County and Sapulpa 1970-2030

Table 4 continues the comparison of the Tulsa MSA and Sapulpa and adds data for Creek County in numeric and graphic form. INCOG projections of population are based on a "Population Trend Line" which appears to again be slightly higher than the 2002 ODOC data. The steepest increase is that shown for Sapulpa with the INCOG 2002 Population Trend Line and ODOC graph, which almost coincide to 2025 Horizon Year for the Comprehensive Plan. Again, as for the Tulsa MSA and Sapulpa, Creek County projected population by both ODOC and INCOG shows a steady increase from 1970-2030.

Table 4

Population Trends & Projections: Tulsa MSA, Creek County, & Sapulpa 1970 - 2030											
	1970	**1980**	**1990**	**2000**	**2005**	**2010**	**2015**	**2020**	**2025**	**2030**	
Tulsa MSA (All of Osage, Creek, Rogers, Tulsa & Wagoner Counties)	525,852	657,367	708,954	803,235	850,599	894,786	938,973	983,160	1,027,346	1,071,533	Estimated Trend*
	525,852	657,367	708,954	803,235	833,600	863,500	893,500	922,000	947,800	970,400	ODOC Projection
Creek County	45,532	59,016	60,915	67,367	71,688	75,059	78,429	81,799	85,169	88,539	Estimated Trend*
	45,532	59,016	60,915	67,367	69,500	72,000	74,600	77,000	79,100	80,900	ODOC Projection
Sapulpa	15,159	15,853	18,074	19,166	19,911	20,624	21,336	22,048	22,760	23,472	Estimated Trend*
	15,159	15,853	18,074	19,166	19,770	20,480	21,220	21,910	22,500	23,020	ODOC Projection

Source: Oklahoma Department of Commerce, November 2002 and INCOG estimates
Note: Projections for the Tulsa MSA are rounded to the nearest fifty
*Estimated trends were computer generated by INCOG, 2002

Table 4 – Graphs

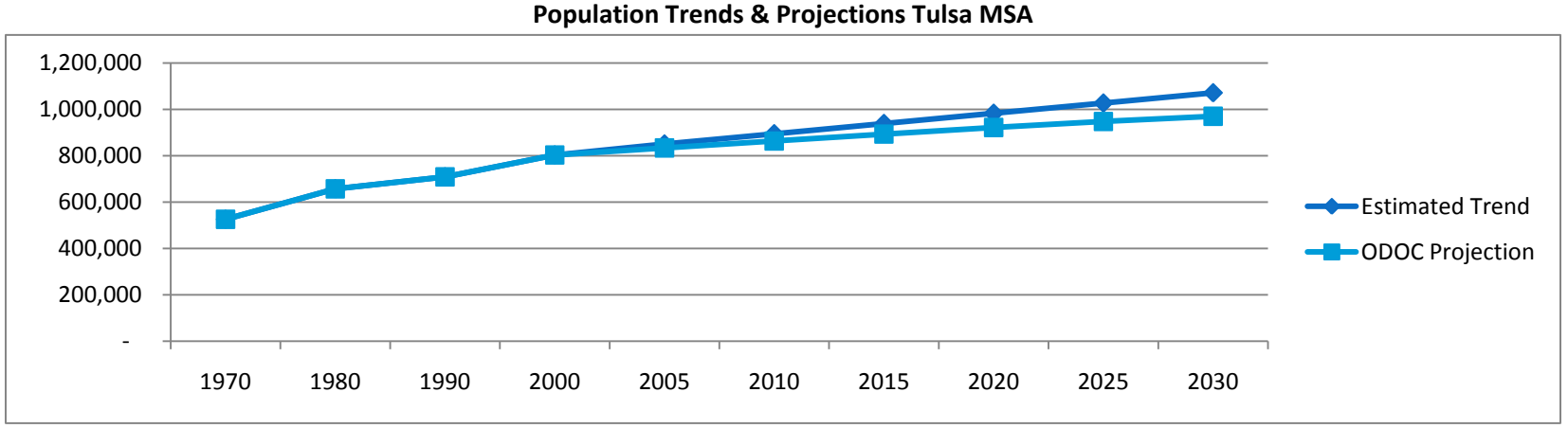
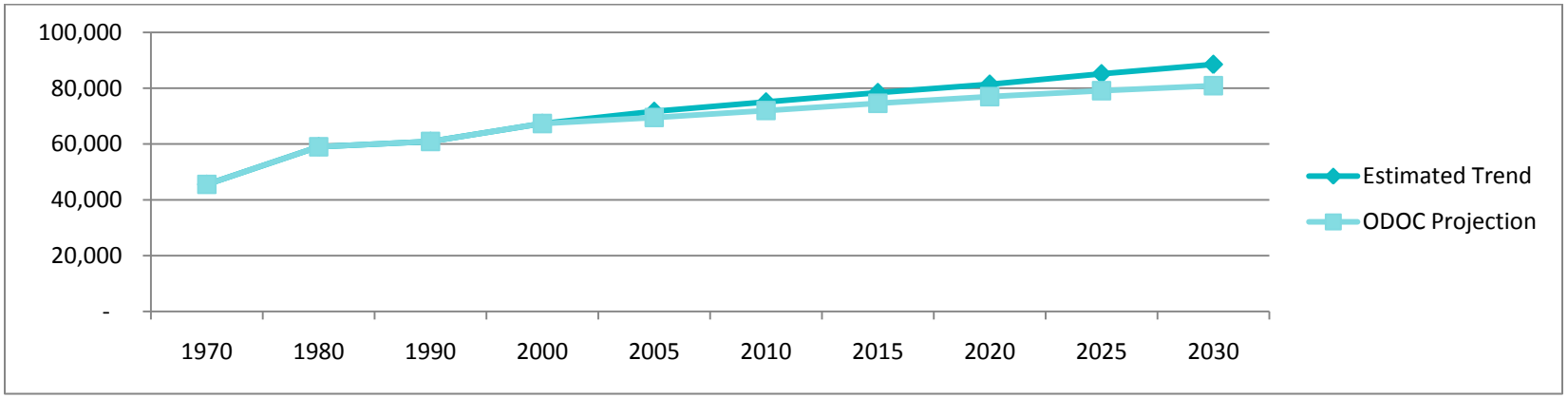
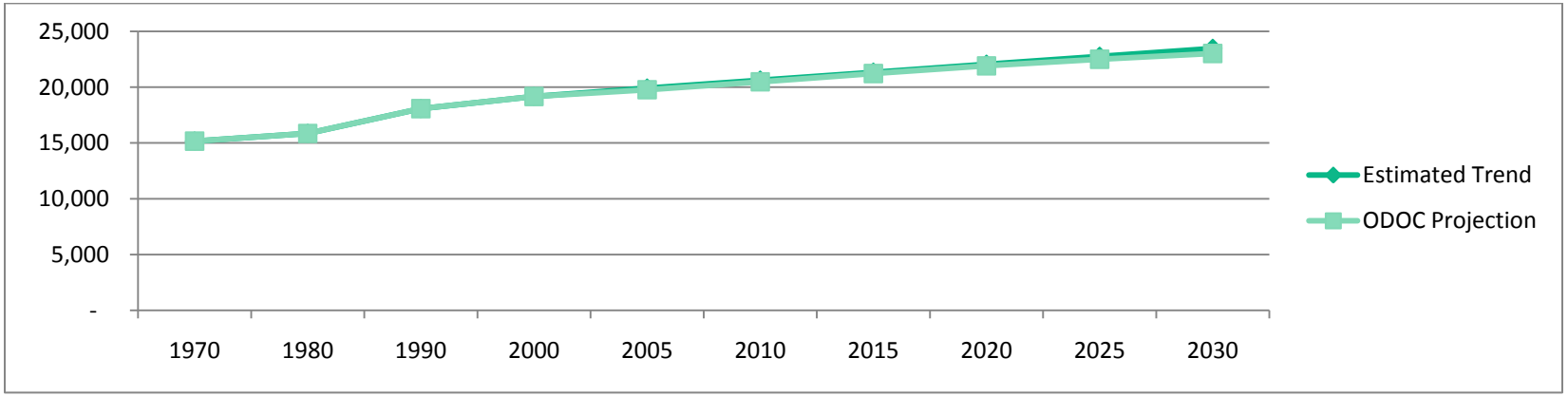


Table 4 – Graphs Continued

Population Trends & Projections Creek County



Population Trends & Projections Sapulpa



Creek County Population Pyramid: 1980 – 2000

Table 5 shows the Creek County Population Pyramid from 1980-2000 numerically and graphically for various age brackets beginning at years 0-4 and ending with 65 or Older. The Median Age for Creek County increased from 30.8 years in 1980, to 34.2 years in 1990, and 36.9 years in 2000. On the basis of each 10-year increment, the increases from 1980-1990 and 1990-2000 were 11% and 8% respectively for Median Age which demonstrates an increasing aging trend, but at a decreasing rate.

Table 5

Creek County Population Pyramid:
1980 - 2000

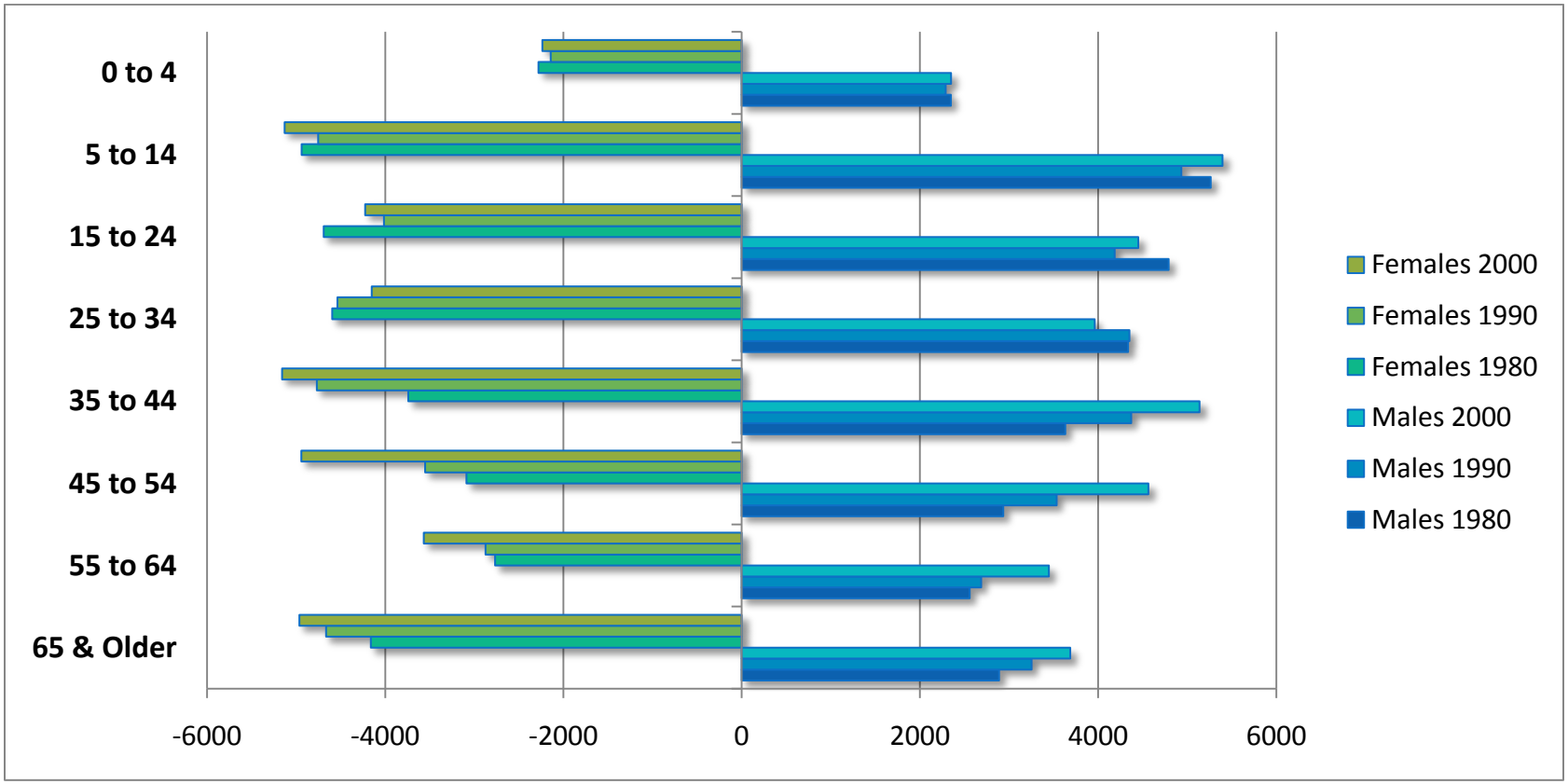
Age Groups	Males			% Growth Males 1980-1990	% Growth Males 1990-2000	Females			% Growth Females 1980-1990	% Growth Females 1990-2000	Total			% Growth Total Pop. 1980-1990	% Growth Total Pop. 1990-2000	% of Total Population		
	1980	*1990*	*2000*			*1980*	*1990*	*2000*			*1980*	*1990*	*2000*			*1980*	*1990*	*2000*
65 and Older	2,888	3,254	3,687	12.67%	13.31%	4,162	4,664	4,963	12.06%	6.41%	7,050	7,918	8,650	12.31%	9.24%	11.9%	13.0%	12.8%
55 - 64	2,559	2,688	3,447	5.04%	28.24%	2,768	2,875	3,567	3.87%	24.07%	5,327	5,563	7,014	4.43%	26.08%	9.0%	9.1%	10.4%
45 - 54	2,935	3,534	4,564	20.41%	29.15%	3,088	3,553	4,941	15.06%	39.07%	6,023	7,087	9,505	17.67%	34.12%	10.2%	11.6%	14.1%
35 - 44	3,631	4,372	5,139	20.41%	17.54%	3,741	4,767	5,158	27.43%	8.20%	7,372	9,139	10,297	23.97%	12.67%	12.5%	15.0%	15.3%
25 - 34	4,336	4,352	3,961	0.37%	-8.98%	4,595	4,537	4,152	-1.26%	-8.49%	8,931	8,889	8,113	-0.47%	-8.73%	15.1%	14.6%	12.0%
15 - 24	4,792	4,186	4,450	-12.65%	6.31%	4,690	4,015	4,225	-14.39%	5.23%	9,482	8,201	8,675	-13.51%	5.78%	16.1%	13.5%	12.9%
5 - 14	5,264	4,934	5,396	-6.27%	9.36%	4,939	4,752	5,130	-3.79%	7.95%	10,203	9,686	10,526	-5.07%	8.67%	17.3%	15.9%	15.6%
0 - 4	2,348	2,289	2,350	-2.51%	2.66%	2,280	2,143	2,237	-6.01%	4.39%	4,628	4,432	4,587	-4.24%	3.50%	7.8%	7.3%	6.8%
Totals	28,753	29,609	32,994			30,263	31,306	34,373			59,016	60,915	67,367			100.0%	100.0%	100.0%

Median Age

1980 = 30.8 1990 = 34.2 2000 = 36.9

Source: U.S. Bureau of the Census, 1980, 1990 & 2000

Creek County Population Pyramid: 1980-2000



For Males, significant changes were shown from 1980-1990 for ages 0-4, 5-14, 15-24 and 25-34 being –2.51%, -6.27%, -12.65%, and 0.37% respectively. From 1990-2000, only the aged 25-34 showed a decline of –8.98%. Age 35-44 also showed a decrease from 1980-1990 at 20.41% and 17.54% from 1990 - 2000. The highest three (3) age categories being 45-54, 55-64, and 65 and Older showed increases from 1990-2000 of 29.15%, 28.24% and 13.31% respectively. The two (2) fastest growing age categories from 1980-1990 was the 35-44 and 45-54 at 20.41%. In 1990-2000, the two (2) highest percentage growth rate age categories were 45-54 and 55-64 at 29.15% and 28.24% respectively.

For Females, significant decreases in the 25-34 and 35-44 age groups are shown for 1980 -1990 and then from 1990-2000 being –1.26% and –8.49%, and 27.43% and 8.43% respectively. Most significantly, comparing 1980-1990 and 1990-2000, the Female aged 35-44 group showed a decrease from 27.43% to an 8.2% growth rate. The 45-54 age group showed an increase from 15.06% to 39.07% making this the age cohort which showed the largest change comparing 1980-1990 to 1990-2000 being 24.01%.

Increasing or decreasing trends in the growth rate were somewhat similar in all age groups for both Males and Females during the study period. The Table also shows that from 1980-1990 aged 65 and Older for Males and Females compared very favorably at 12.67% compared to 12.06% from 1990-2000. The growth in that category for Males from 1990-2000 increased slightly to 13.31%; however, the growth rate for Females aged 65 and Older was only 6.41% from 1990-2000, a 1.25% increase for Males 1980-1990 compared to 1990-2000; however, a 5.65% decrease for Females for the same period.

Table 5 shows that the Creek County total population for Males and Females showed marked increases in the 45-54 and 55-64 age groups. Comparing 1980-1990 with 1990-2000, the data showed a decrease in the Total Population from 12.31% in 1980-1990, to only 9.24% in 1990-2000 for age 65 and Older. Except again for the age 65 and Older, and as a percent of total population, the associated graph reflects an overall aging population in the upper middle cohorts as demonstrated by the increasing Median Age from 1980 at 30.8 years, to 34.2 years in 1990, and 36.9 years in 2000.

Sapulpa Population Pyramid: 1980, 1990, and 2000

Table 6

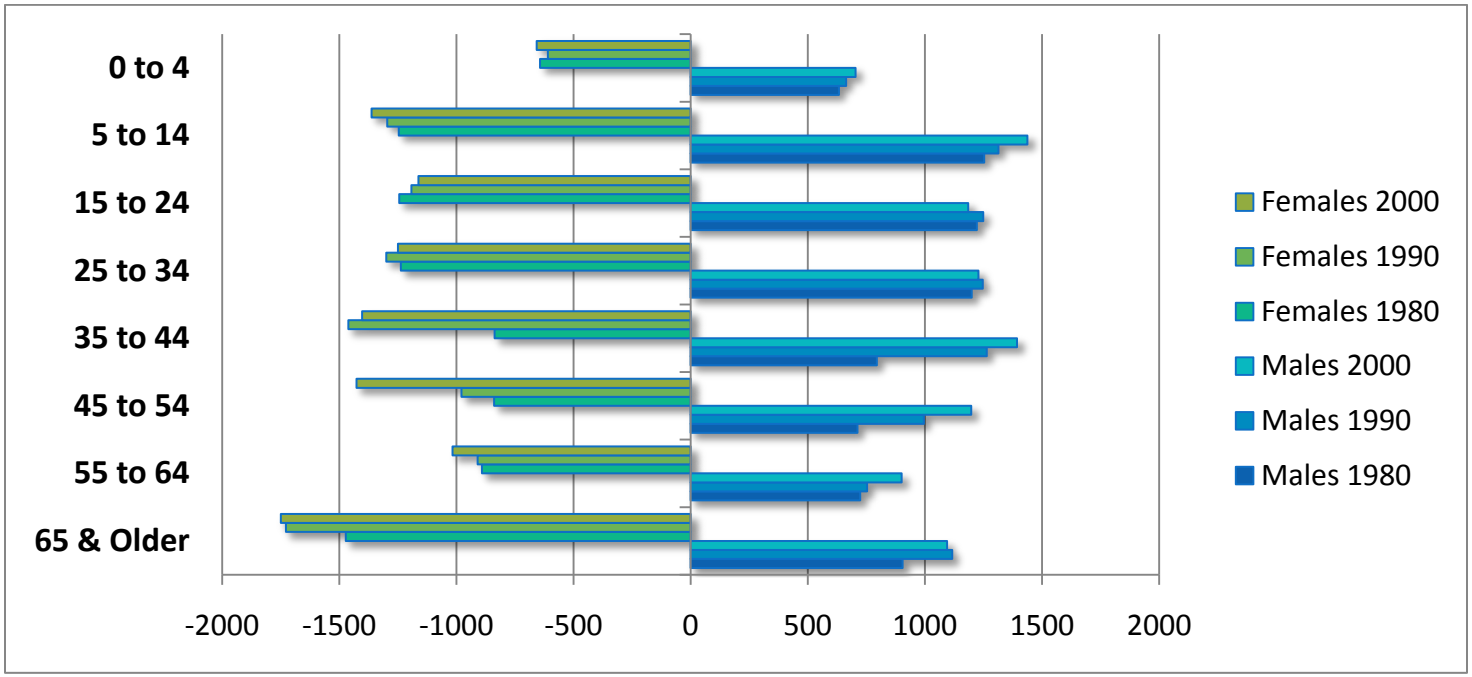
Sapulpa Population Pyramid:
1980 - 2000

Age Groups	Males			% Growth Males	% Growth Males	Females			% Growth Females	% Growth Females	Totals			% Growth Total Pop.	% Growth Total Pop.	% of Total Population		
	1980	*1990*	*2000*	*1980-1990*	*1990-2000*	*1980*	*1990*	*2000*	*1980-1990*	*1990-2000*	*1980*	*1990*	*2000*	*1980-1990*	*1990-2000*	*1980*	*1990*	*2000*
65 and Older	905	1,117	1,095	23.43%	-1.97%	1,472	1,727	1,749	17.32%	1.27%	2,377	2,844	2,844	19.65%	0.00%	15.0%	15.7%	14.8%
55 - 64	724	753	901	4.01%	19.65%	891	909	1,016	2.02%	11.77%	1,615	1,662	1,917	2.91%	15.34%	10.2%	9.2%	10.0%
45 - 54	712	996	1,198	39.89%	20.28%	839	978	1,426	16.57%	45.81%	1,551	1,974	2,624	27.27%	32.93%	9.8%	10.9%	13.7%
35 - 44	795	1,264	1,393	58.99%	10.21%	837	1,461	1,402	74.55%	-4.04%	1,632	2,725	2,795	66.97%	2.57%	10.3%	15.1%	14.6%
25 - 34	1,200	1,247	1,229	3.92%	-1.44%	1,237	1,299	1,249	5.01%	-3.85%	2,437	2,546	2,478	4.47%	-2.67%	15.4%	14.1%	12.9%
15 - 24	1,222	1,249	1,185	2.21%	-5.12%	1,244	1,192	1,162	-4.18%	-2.52%	2,466	2,441	2,347	-1.01%	-3.85%	15.6%	13.5%	12.2%
5 - 14	1,253	1,314	1,438	4.87%	9.44%	1,246	1,295	1,362	3.93%	5.17%	2,499	2,609	2,800	4.40%	7.32%	15.8%	14.4%	14.6%
0 - 4	633	664	704	4.90%	6.02%	643	609	657	-5.29%	7.88%	1,276	1,273	1,361	-0.24%	6.91%	8.0%	7.0%	7.1%
Totals	7,444	8,604	9,143			8,409	9,470	10,023			15,853	18,074	19,166			100.0%	100.0%	100.0%

Median Age:
1980 = 31.8
1990 = 35.6 2000 = 37.3

Source: U.S. Bureau of the Census, 1980, 1990 & 2000

Sapulpa Population Pyramid: 1980-2000



The Median Age of the population in Sapulpa was 31.8 years in 1980, increased by 11.9% in 1990 to 35.8, and then increased again but only by 4.8% to 37.3 years in 2000. Although the Sapulpa Median Age of 37.3 years in 2000 is slightly older than that of Creek County at 36.9 years, the City aged considerably slower than the County (4.7% for the City and 8.0% for the County) from 1990-2000.

For Males in 1980-1990, the largest growth percentage groups of the population was 58.99% in the 35-44 age group and 39.89% in the age 45-54 group. Most significantly, the growth of each of these respective groups declined from 1990-2000 to 10.21% for 35-44 and 20.28% for 45-54. The age 55-64 age group in 1980-1990 grew 4.01% and then 19.65% in 1990-2000, which would be expected for an aging population. However, the age 65 and Older age group in 1980-1990 grew by 23.43% and had a negative growth of –1.97% in 1990-2000. The Table shows growth as a percentage of Total Population comparing 1980-1990 to 1990-2000 and increases for the 0-4 and 5-14 age group of 4.9% and 4.87% as compared to 6.02% and 9.44% respectively. Comparison from 1980-1990 to 1990-2000 for the 15-24 and 25-34 age groups showed negative growth of -5.12% and -1.44% for 1990-2000 respectively, as these age groups shifted to the older age brackets.

Different from Males in 1980-1990, Females showed negative growth as a percent in the 0-4 and 15-24 age cohorts of –5.29% and –4.18%; no such negative percent was shown for Males from 1980-1990 in any of the age cohorts. The largest percent growth for Females in 1980- 1990 of 74.55% was shown in the 35-44 age group for Females compared to 58.99% for Males. During the period from 1990-2000 for Females, negative percentages were shown for ages 15-24 and 25-34 of –2.52% and –3.85% respectively; this negative growth for Females continued into 1990-2000 for the 35-44 age group at -4.04% while this group grew by 10.21% for Males during this same period. The largest percent growth for Females in 1990-2000 was 45.81% for age 45-54; this age group was also the largest

growth group for Males 1990-2000 but with a percentage of only 20.28%. At the upper age bracket of 65 and Older, Females in 1990 showed a positive increase of 1.27% while Males showed a –1.97% decrease which possibly is attributable to the longer longevity of the Female versus the Male.

The percentage growth of the Total Population in Table 5 for 1980-1990 and 1990-2000 supports the aging of the population overall; however, still shows increasing growth in the productive and mature age cohorts of 45-54 and 55-64. These data also show the very small percent growth of the Total Population that 65 and Older was 1990-2000 in that it was recorded as 0.00 % growth compared to 19.65% in 1980-1990.

The percentage of Total Population for the various age groups in 1980, 1990 and 2000 shows a trend toward the population aging in the middle to the upper middle age groups. However, comparing Median Age of the City and County shows that the City Median Age increased by only 1.7 years, while the County Median Age increased 2.7 years.

Birth and Deaths for Oklahoma, Creek County and Sapulpa: 1993 through 1998

Births and Deaths statistics for Oklahoma, Creek County, and Sapulpa are shown in Table 7 and the associated graphs that follow the Table. In Oklahoma, the Live Birth growth rate from 1993-1995 showed a slight downward trend and then increased each year from 1996-1998. Similar trends were shown in these periods for White and Black; however, after showing a small decline from 1993-1994 in the American Indian population, that population showed increases from 1996-1998 in Live Births.

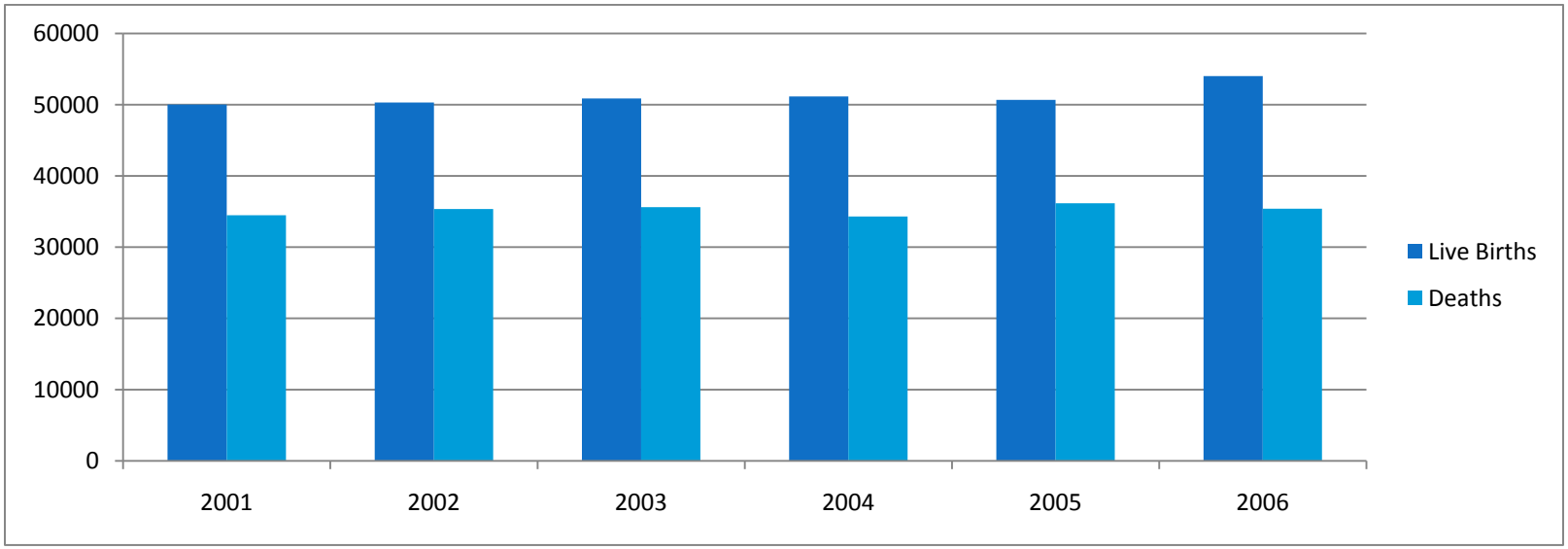
Table 7

Births and Deaths for Oklahoma, Creek County and Sapulpa: 2001 through 2006												
	2001		**2002**		**2003**		**2004**		**2005**		**2006**	
	Live Births	**Deaths**	**Live Births**	**Deaths**	**Live Births**	**Deaths**	**Live Births**	**Deaths**	**Live Births**	**Deaths**	**Live Births**	**Deaths**
Oklahoma	50,029	34,489	50,310	35,346	50,874	35,624	51,157	34,311	50,679	36,168	54,010	35,392
By Race:												
White	39,102	30,636	39,390	31,063	39,855	31,510	39,944	29,924	40,024	31,595	41,838	30,784
Black	4,618	2,125	4,731	2,169	4,618	2,224	4,689	2,156	4,818	2,240	4,997	2,281
American Indian	5,276	1,582	5,167	1,776	5,319	1,767	5,387	1,999	5,837	2,186	6,064	2,170
Creek County	899	667	866	744	900	756	908	672	864	740	866	796
By Race:												
White	763	600	757	681	775	699	778	620	726	686	738	727
Black	28	32	23	23	32	27	26	19	21	25	16	26
American Indian	103	34	83	38	91	30	98	32	110	29	108	43
Sapulpa	292	-	297	-	306	-	292	-	283	-	294	-
By Race:												
White	242	-	253	-	260	-	236	-	241	-	254	-
Black	12	-	15	-	12	-	11	-	4	-	6	-
American Indian	35	-	27	-	33	-	43	-	33	-	33	-

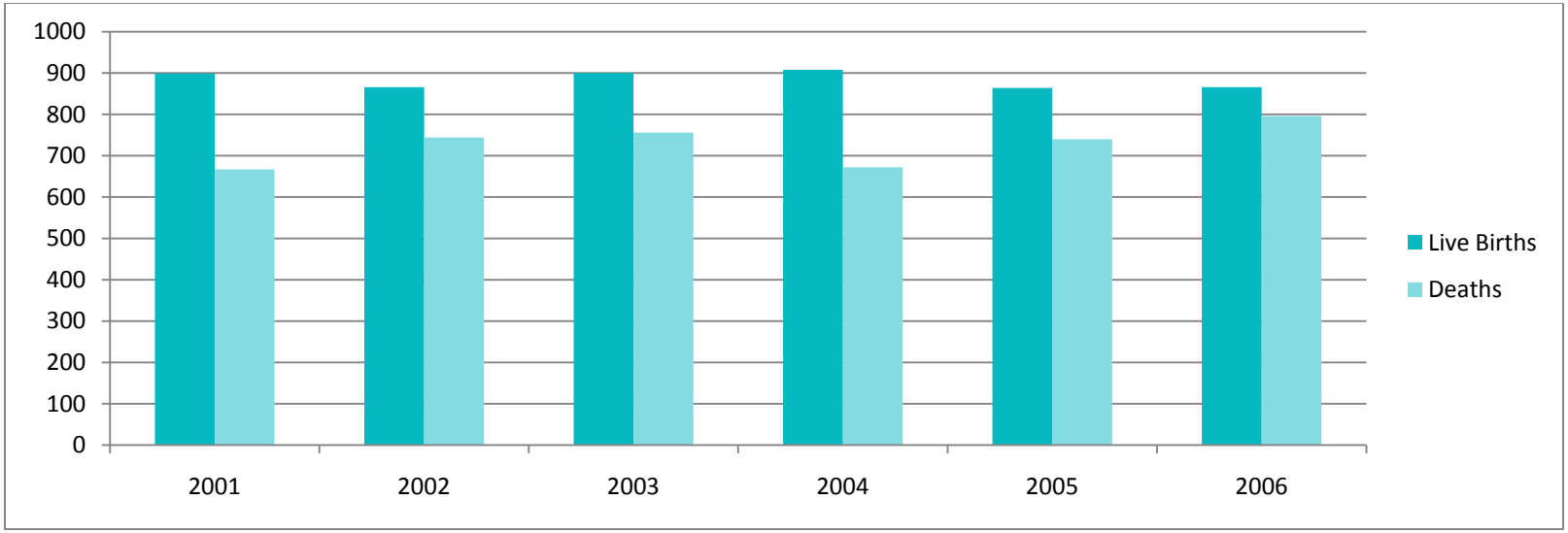
Source: Oklahoma State Department of Health, number of deaths by city not available

Table 7 – Graphs

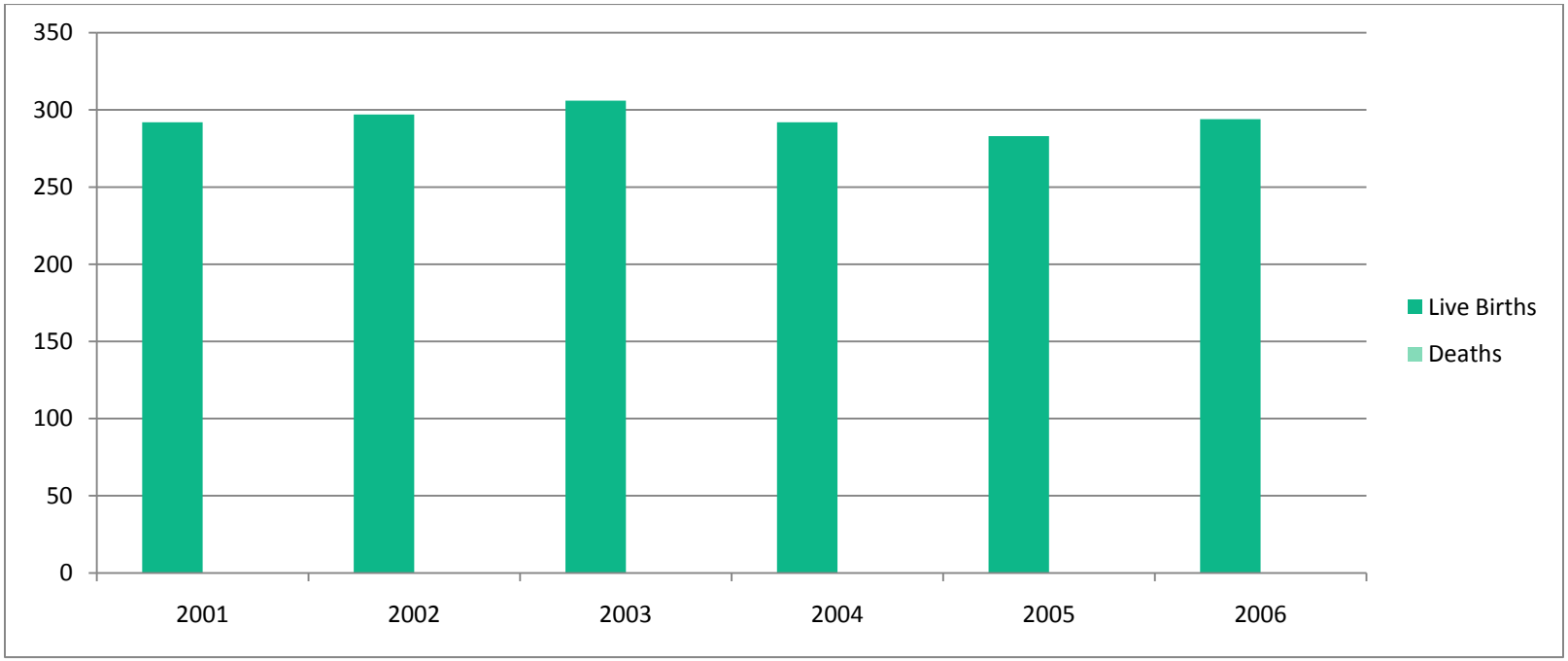
Births & Deaths for Oklahoma 2001-2006



Births & Deaths for Creek County 2001-2006



Births & Deaths for Sapulpa 2001-2006*



*Number of deaths not available for cities.

The population by Race for Creek County for Live Births decreased for White from 1993-1994, increased from 1994-1995, decreased from 1996-1997, and decreased again only slightly from 1997-1998. In the White and Black categories, similar increases and decreases were shown from 1993-1997 as shown in the County. For Blacks in the Creek County, an increase was shown for 1993-1994, with decreases each year from 1994-1995, and then increases from 1996-1998. For American Indian, the number of Live Births in the County decreased from 1993-1994, and then increased from 1994-1997, only to decrease from 1997-1998 by 27.3% - the largest such change, plus or minus, of any category in the County from 1993-1998.

In Sapulpa, Live Births increased from 1993-1995, decreased from 1995-1996, increased from 1996-1997, and then decreased again from 1997-1998 by 14.1%. For White in Sapulpa, Live Births increased from 1993-1994, and 1994 and 1995 were identical. A decrease was shown from 1995-1996, increase from 1996-1997 and then a 5.8% decrease from 1997-1998. American Indian Live Births decreased from 1993-1994, increased 60% from 1994-1995, decreased only slightly from 1995-1996, increased 37.3% from 1996-1997, only to decrease 43.7% from 1997-1998.

Overall, each category of Race showed natural increases from 1993-1998 for Oklahoma, Creek County and Sapulpa. For Oklahoma, the largest numerical difference between Live Births and Deaths was 15,554 in 1998. The largest number for differences in Oklahoma found in each of the Race categories was 6,806 for White, 3,539 for Black, and 5,391 for American Indian. The graphs for the Table illustrate these trends showing positive differences for each year between Live Births and Deaths from 1993-1998.

For Creek County the largest numerical difference between Live Births and Deaths was also found in 1998 at 286. The largest differences in these variables for White and Black populations was found in 1998 at 173 and 13 respectively, while the American Indian difference in 1998 at 96 was less than any of the years surveyed from 1993-1998 for the American Indian population.

In Sapulpa, the largest overall difference between Live Birth and Deaths was in 1997 at 84. The largest numerical difference in White population in Sapulpa was 38 in 1998, 62 for American Indian in 1997, and -3 for Black in 1997. The greatest difference in Live Births and Deaths for Black was a positive 2 for 1993 and 1998, while the largest negative was –3 in 1997.

Demographic Change 1990-1999 For the State of Oklahoma and Creek County

The Demographic Change 1990-1999 for the State of Oklahoma and Creek County is shown on the two pages that compose Table 8. Although the year-2000 Total Population is shown, Births, Deaths, Net Migration information is not available for that year. The population of Oklahoma increased 9.7% from 3,145,576 to 3,450,654 from 1990-2000. In Creek County during the same period the population increased 10.6% from 60,915 to 67,367, although showing a decrease of 1.2% from 1999-2000 from 68,169 to 67,367.

As shown in the two pages of the Table, the Natural Increase for Live Births over Deaths is the major factor increasing population for both Oklahoma and Creek County. The other significant element of Net Migration positively affecting the County population is Domestic Migration, which was 7.2% n 1999 compared to only 0.1% for International Migration. Domestic Migration impacted the Creek County population by a positive 7.2% in 1999, while only impacting the State population by 1.2%. Although International Migration for the State was eight times the rate of that of Creek County, the actual percentages less than 1% and are 0.8% for the Oklahoma and 0.1% for the County.

Table 8

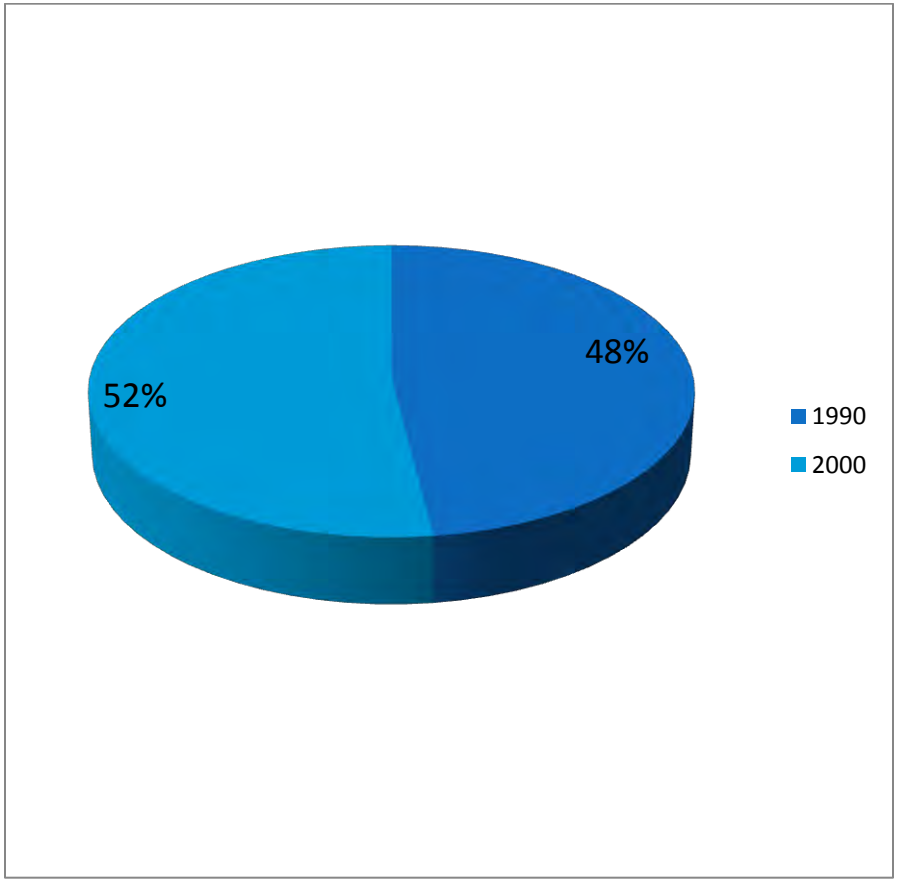
Demographic Change 1990 -1999 for the State of Oklahoma and Creek County

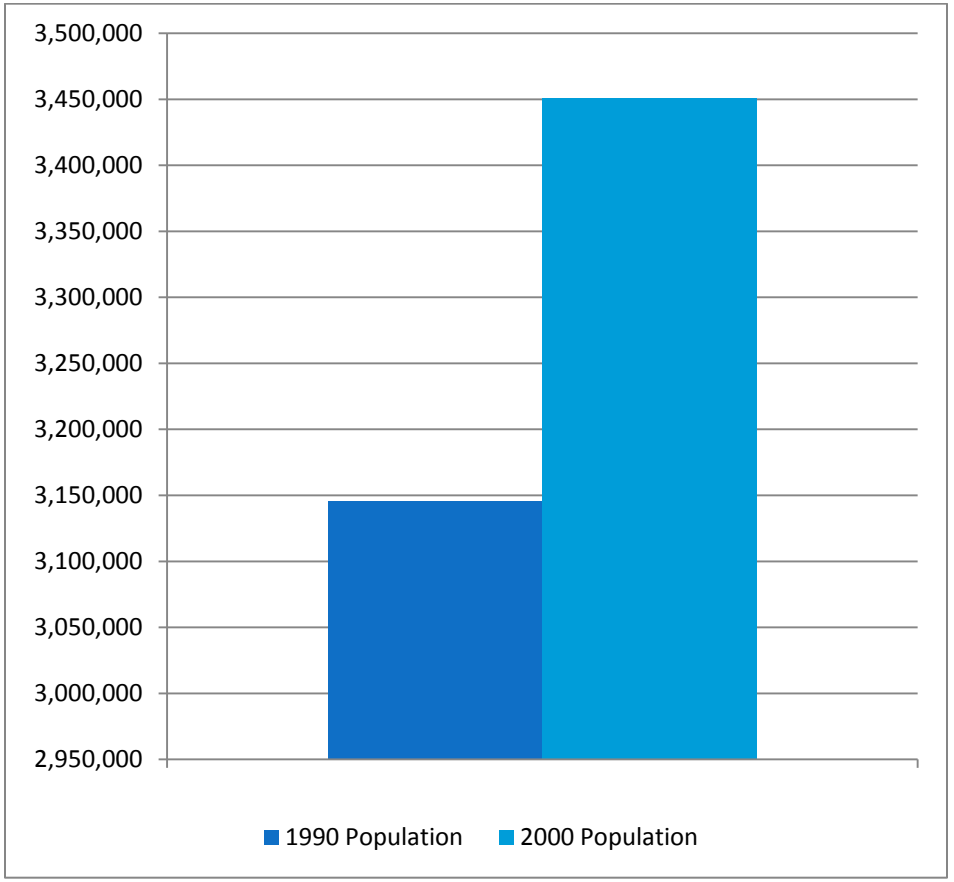
	1990 Population	*1999 Population*	*2000 Population*	*Births 1990-1999*	*Deaths 1990-1999*	*Net Migration*	
						International 1990-1999	*Domestic 1990-1999*
Oklahoma	3,145,576	3,358,044	3,450,654	437,373	298,499	28,636	42,688
Creek County	60,915	68,169	67,367	8,240	5,740	81	4,897

Source: U.S. Bureau of the Census

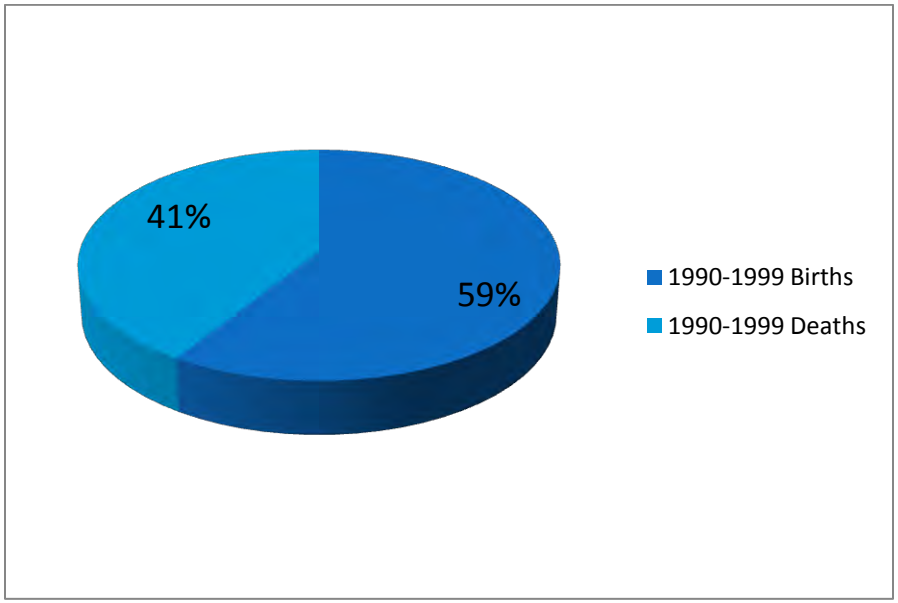
Table 8 – Graphs

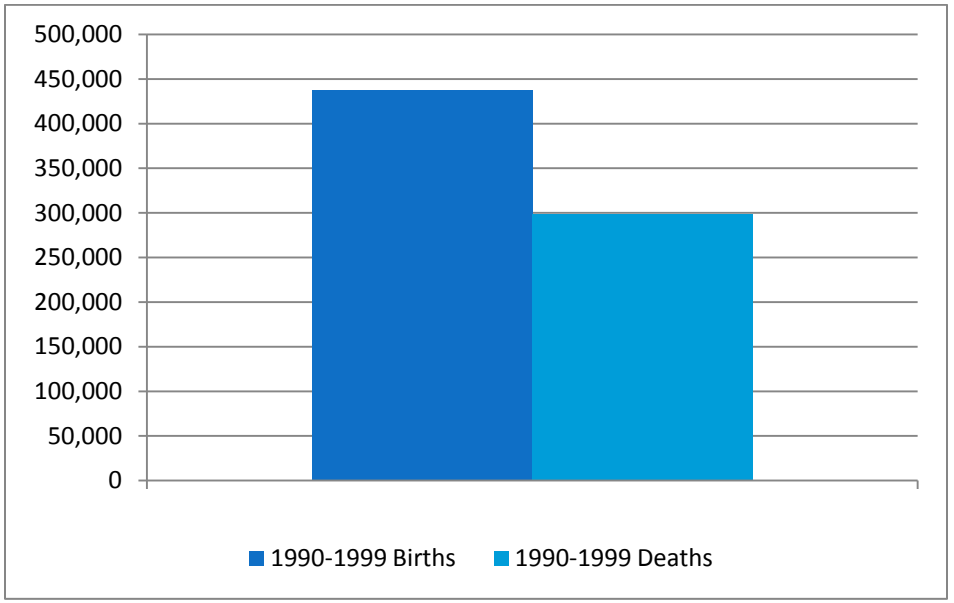
Population 1990 – 2000 for the State of Oklahoma



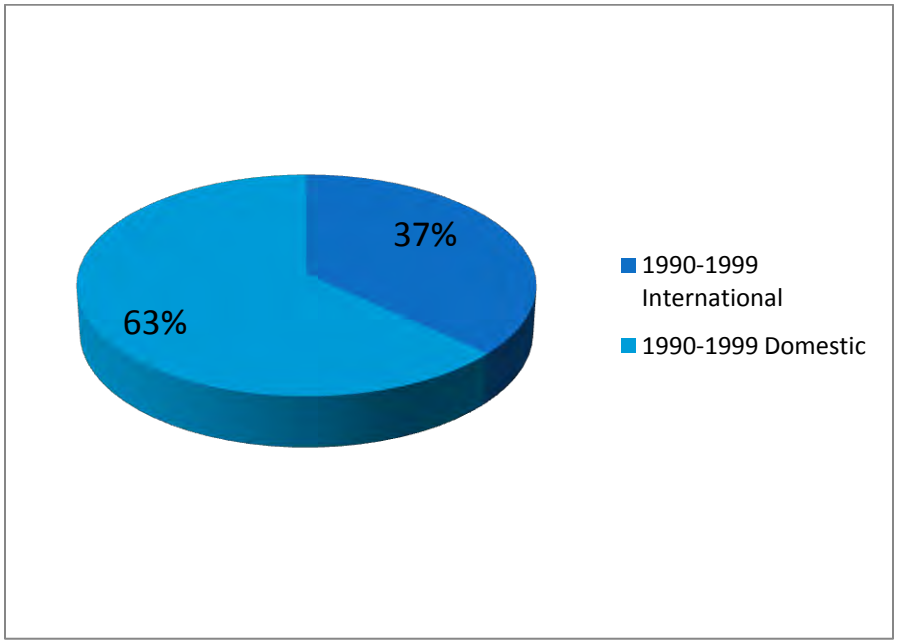


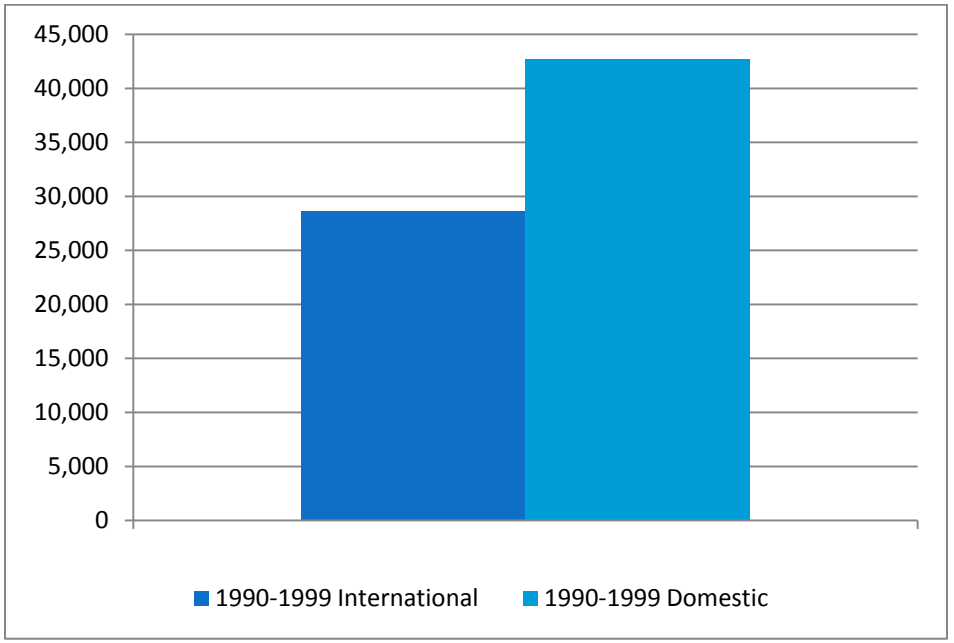
Births and Deaths 1990-1999 for the State of Oklahoma



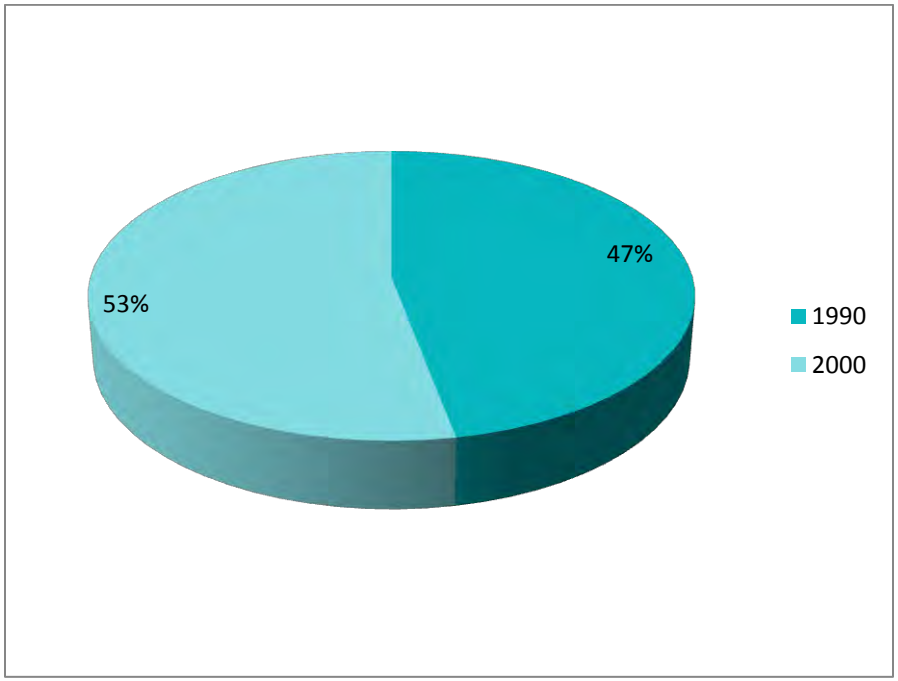


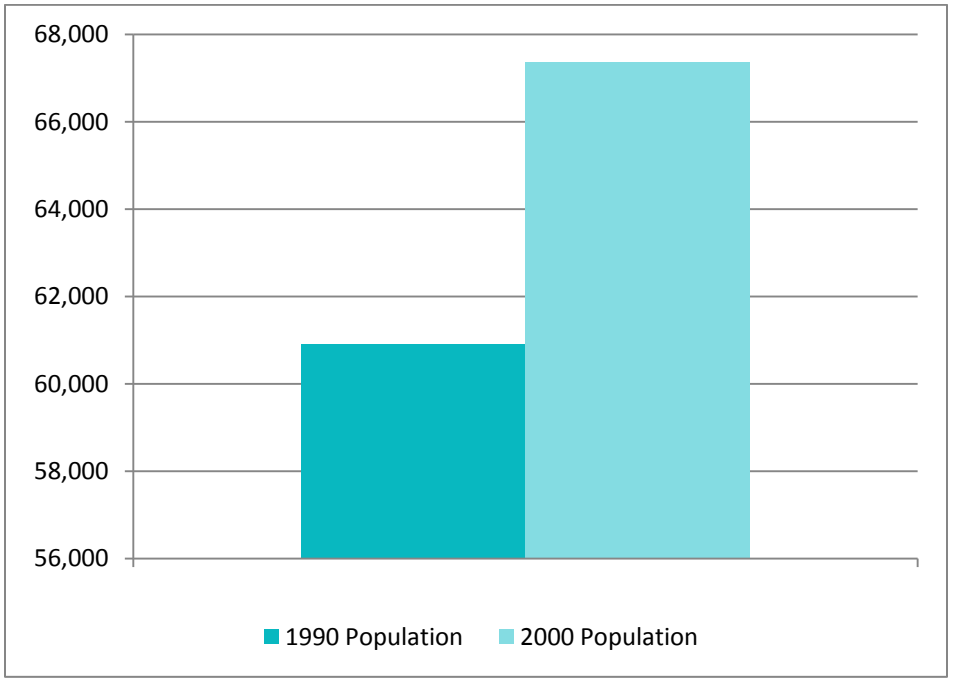
Net Migration 1990-1999 for the State of Oklahoma



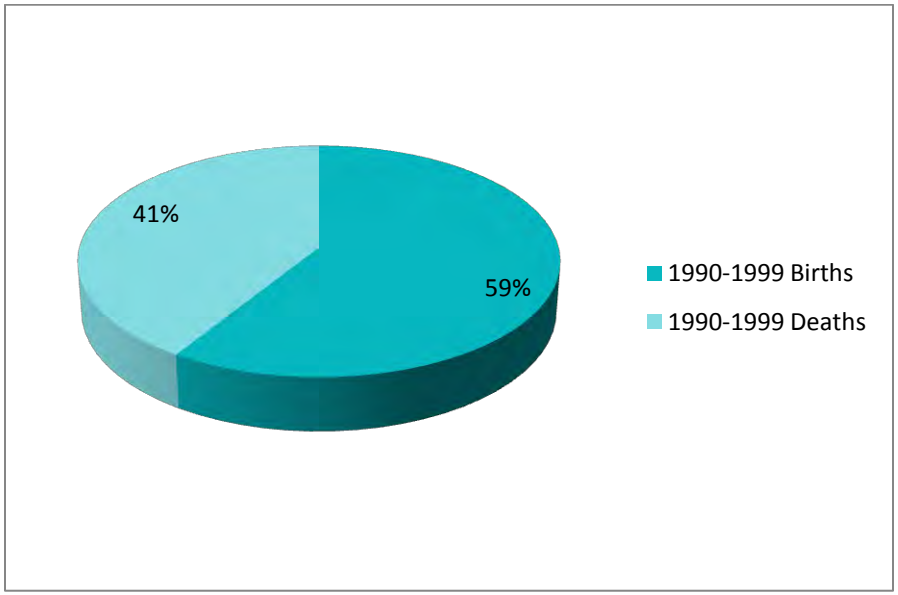


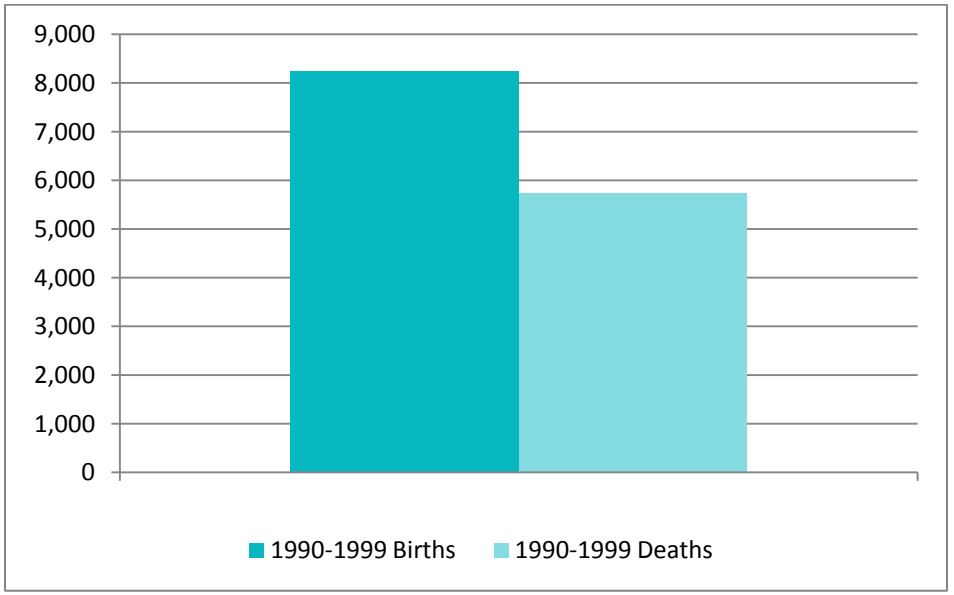
Population 1990 – 2000 for Creek County



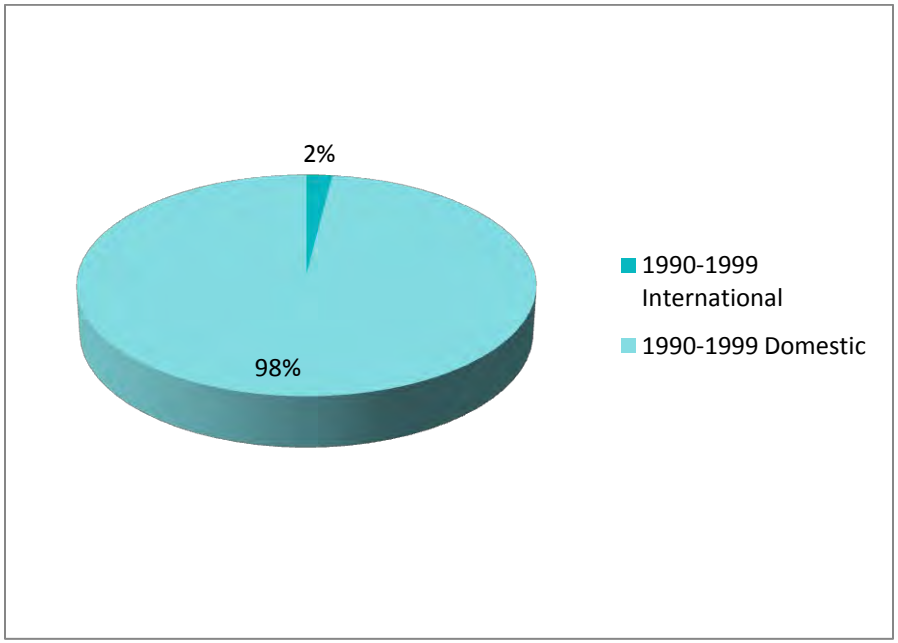


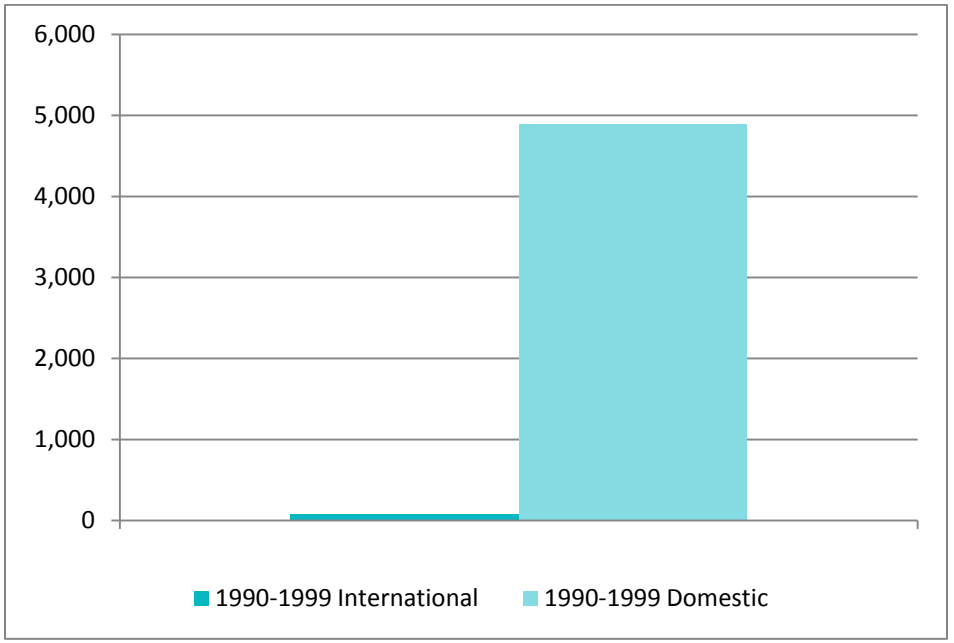
Births and Deaths 1990-1999 for Creek County





Net Migration 1990-1999 for Creek County





Population and Labor Force Summary for Oklahoma, Creek County and Sapulpa 1980-2000

The Population and Labor Force Summary for Oklahoma, Creek County and Sapulpa from 1980-2000 is shown in Table 9 and the three pages of graphs that follow the Table. Total Population for Oklahoma showed a 3.4% increase from 1980-1990 growing from 3,025,290 to 3,145,585. From 1990-2000, Oklahoma Total Population grew more than twice the growth rate from 1980-1990 increasing at a rate of 9.7% from 3,145,585 to 3,450,654.

Table 9

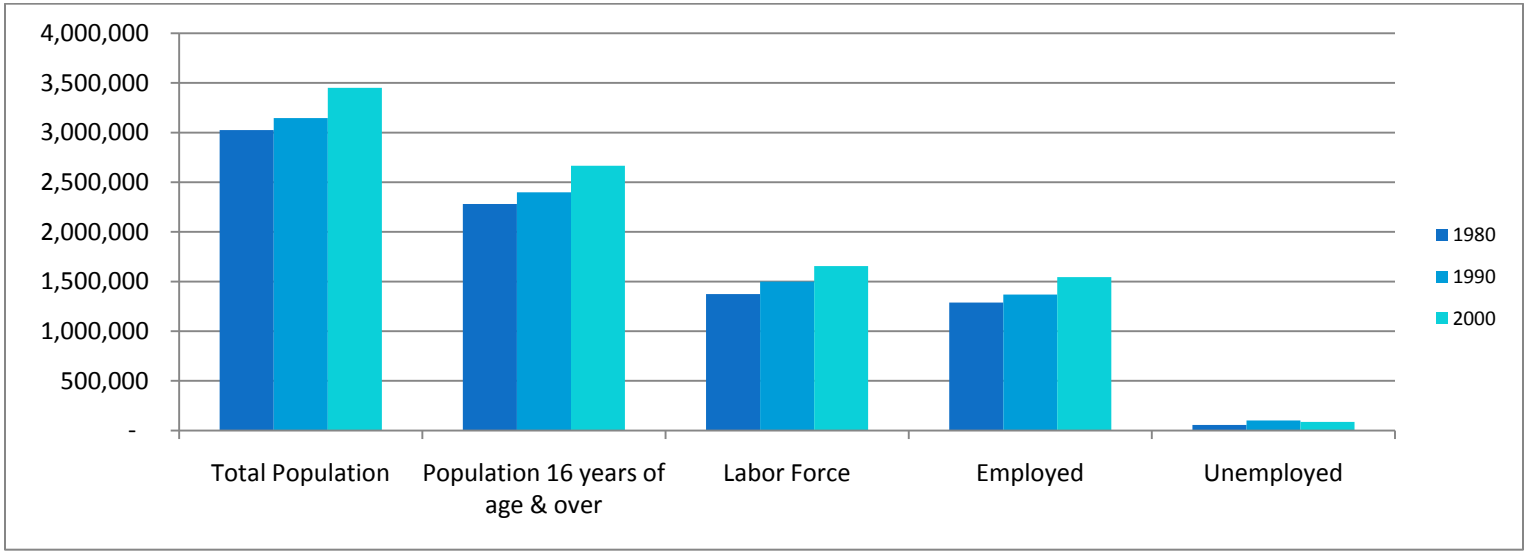
Population and Labor Force Summary for Oklahoma, Creek County and Sapulpa: 1980 - 2000

	Oklahoma			Creek County			Sapulpa		
	1980	*1990*	*2000*	*1980*	*1990*	*2000*	*1980*	*1990*	*2000*
Total Population	3,025,290	3,145,585	3,450,654	59,210	60,915	67,367	15,853	18,074	19,166
Population 16 years of Age and Over	2,281,190	2,398,899	2,665,966	42,984	45,644	51,151	11,782	13,900	14,741
Percent of Population 16 years of Age and Over	75.4%	76.3%	77.3%	72.6%	74.9%	75.9%	74.3%	76.9%	76.9%
Labor Force	1,373,403	1,499,404	1,656,087	25,236	28,316	31,034	6,817	8,464	8,776
(%) of Population	45.4%	47.7%	48.0%	42.6%	46.5%	46.1%	43.0%	46.8%	45.8%
Employed	1,287,857	1,369,138	1,545,296	24,219	26,546	29,525	6,530	7,970	8,309
(%) of Labor Force	93.8%	91.3%	93.3%	96.0%	93.7%	95.1%	95.8%	94.2%	94.7%
Unemployed	55,209	100,931	86,832	1,010	1,712	1,476	287	484	447
(%) of Labor Force	4.0%	6.7%	5.2%	4.0%	6.0%	4.8%	4.2%	5.7%	5.1%
Average Persons Per Household	2.62	2.53	2.49	2.80	2.68	2.64	2.62	2.55	2.54

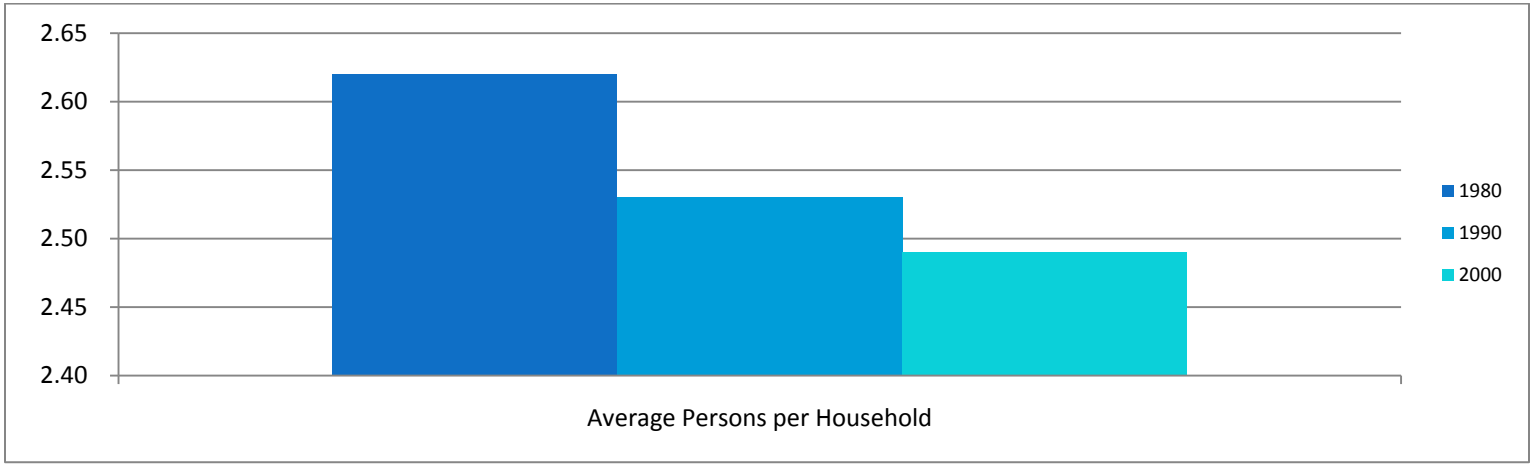
Source: U.S. Bureau of the Census, 1980, 1990 & 2000

Table 9 – Graphs

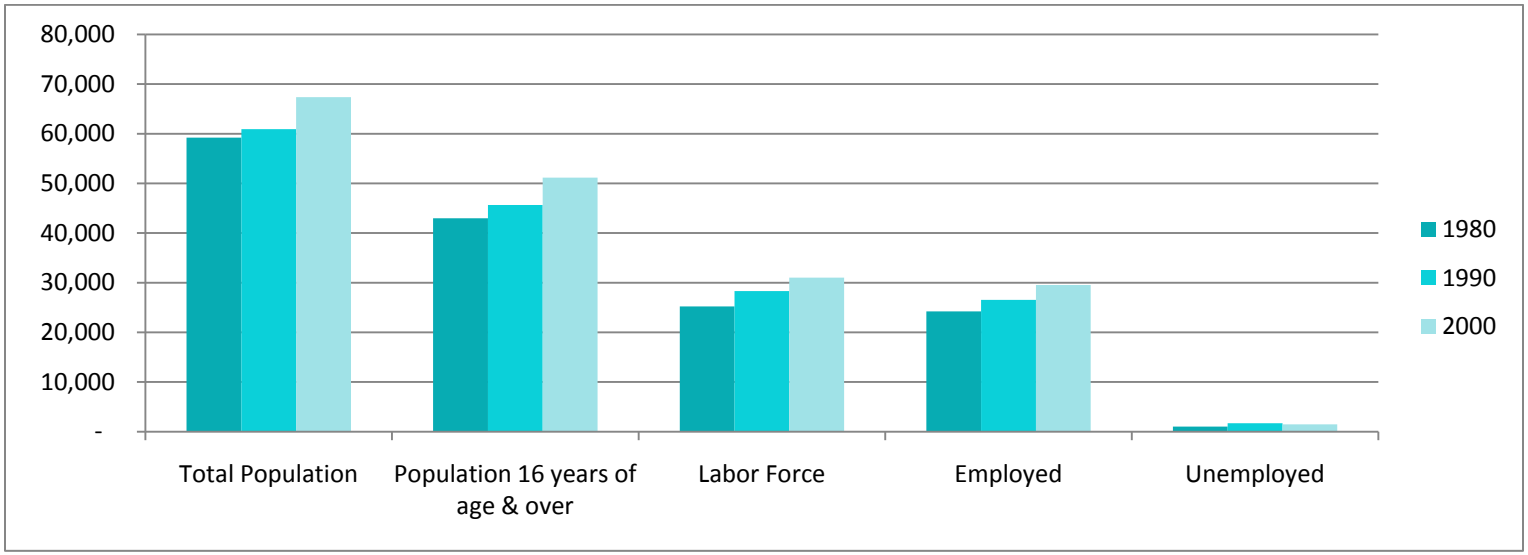
Population & Labor Force Summary for Oklahoma: 1980-2000



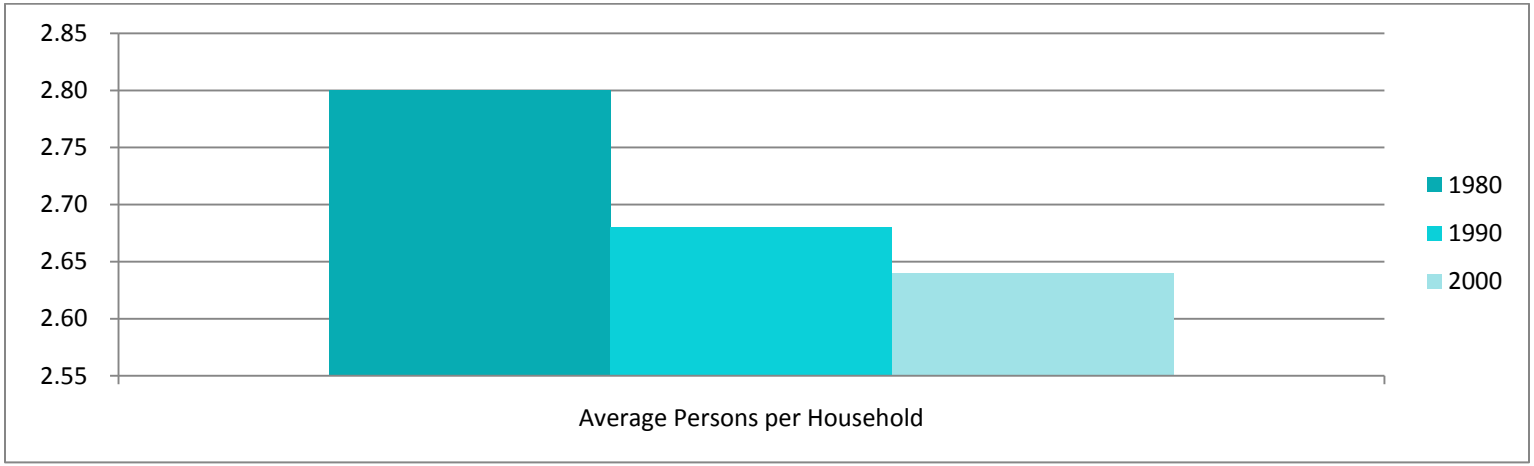
Average Persons per Household for Oklahoma: 1980-2000



Population & Labor Force Summary for Creek County: 1980-2000

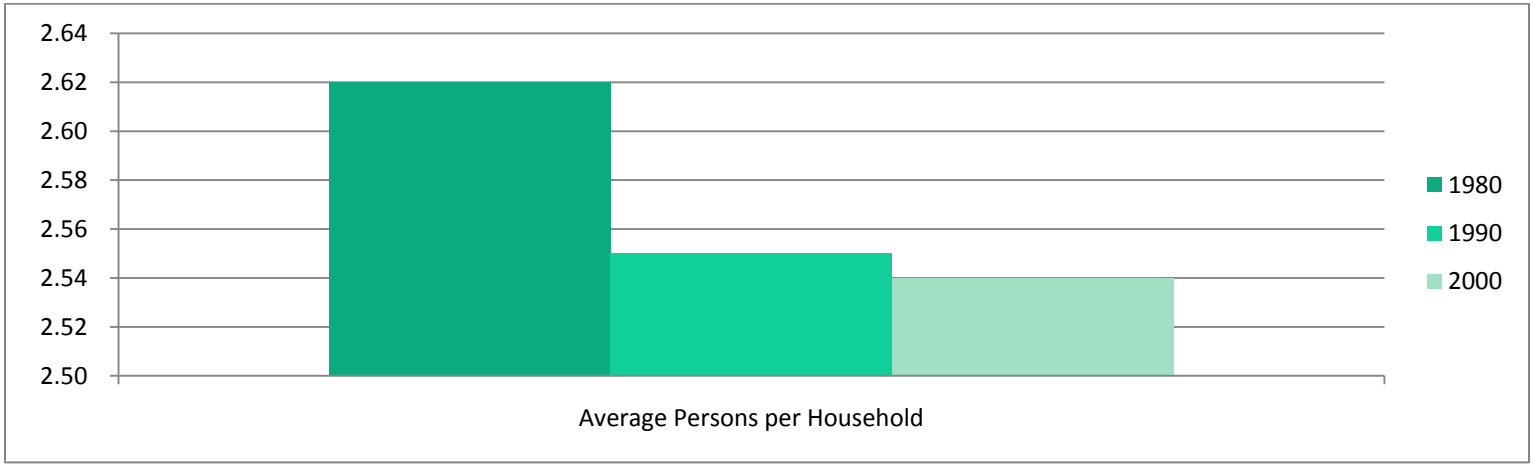


Average Persons per Household for Creek County: 1980-2000



Population & Labor Force Summary for Sapulpa: 1980-2000

Average Persons per Household for Sapulpa: 1980-2000



The actual 2.3% growth rate for Creek County, although not as great as Oklahoma from 1980-1990, showed a rate of growth from 1990-2000 of 10.6%, which was an increased rate of almost five (5) times that of Oklahoma for the same period. The pattern for 1990-2000, comparing Creek County to Oklahoma, showed a faster growth rate in Total Population for the County than Oklahoma overall.

Sapulpa showed a 14.0% growth rate from 1980-1990 which exceeded the rate of growth shown by either Oklahoma at 9.7% or the County at 10.6% during that same period. However, from 1990-2000, the 6.0% growth rate for Sapulpa was somewhat less than Oklahoma at 9.7% and the County at 10.6%.

The percent of the population 16 years of Age or Older in the Table showed slight increases for Oklahoma, Creek County and Sapulpa with Sapulpa remaining unchanged from 1990-2000 at 76.9% which is 0.9% greater than Creek County at 76.0% and only slightly less than Oklahoma at 77.3%. Comparing 1980-2000, shows that the Percent of Population 16 years of Age or Older grew 1.9% for Oklahoma, 3.4% for Creek County, and 2.6% for Sapulpa.

The Labor Force as a Percentage of Population shows steady growth for Oklahoma, Creek County and Sapulpa. From 1980-2000, Sapulpa showed the largest percentage increases in the Labor Force as a Percentage of Population at 28.7% compared to 23% for Creek County and 20.6% for Oklahoma.

The Table shows that Employed as a percentage of the Labor Force declined for Oklahoma from 93.8% in 1980 to 91.3% in 1990 and then increased again to 93.3% in 2000 which was a 0.5% decrease from 1980. Creek County showed a similar up and down pattern as that of Oklahoma with 96% in 1980, 93% in 1990, and 95.1% in 2000. The 2000 to 1980 comparison for the County showed a decrease of 0.9% . Sapulpa somewhat reflects Oklahoma and County patterns in this category with 95.8% in 1980, 94.2% in 1990, and then 94.7% in 2000. The 1990 - 2000 comparison for Sapulpa also shows a 0.5% increase.

The Employed category as a percentage of the Labor Force reflects the expected reciprocal trend as compared to the Unemployed category. The Oklahoma Employed category in 1980 of 93.8% decreased to 91.3% in 1990 and then increased again to 93.3% in 2000, only 0.5% less than the 1980 percentage. In Creek County, 96% were employed as compared to 93.7% in 1990, and 95.1% in 2000, a decline of 0.9% from 2000 compared to 1980. In 1980, Sapulpa had 95.8% employed, only slightly less than Creek County at 96% but greater than Oklahoma at 93.8% and Creek County at 93.8%. Similar decreases and increases overall were shown for Sapulpa, as for Oklahoma and Creek County from 1980 to 1990, and then 1990 to 2000. Comparing 2000 to 1980 for Sapulpa Employed at 94.7% and 95.8% showed a decline of 1.1%.

Unemployed as a percentage of Labor Force for Oklahoma increased from 4.0% in 1980 to 6.7% in 1990, and then declined (a positive trend) to 5.2% in 2000. Creek County showed 4% in 1980 as did Oklahoma, 6% in 1990 being 0.7% lower in the County compared to Oklahoma, and 4.8% in 2000 which is significantly less than the 5.2% shown for Oklahoma.

In 1980, Sapulpa Unemployed as a Percentage of Labor Force was 4.2%, only 0.2% higher than Oklahoma or Creek County; however, was significantly lower in 1990 at 5.7% than either Oklahoma or Creek County at 6.7% and 6.0% respectively, and continued to decline from 1990-2000 from 5.7% to 5.1%.

In this category, considering only slight differences and a total range of 0.4%, Creek County showed the smallest percentage at 4.8% than either Oklahoma at 5.2% or Sapulpa at 5.1%.

These statistics must recognize that some of the Planning Area's newest industrial parks, the Otis Rule Industrial Park and the McGuire Industrial Park, are immediately adjacent to the incorporated area of the City and not more than five (5) miles from the farthest boundary of the Planning Area. Another of the City's larger and perhaps largest industrial employers, the Bartlett-Collins Glass Plant, is also in the unincorporated part of the Planning Area, but also abutting the corporate area and has easy access from SH 66/New Sapulpa Road, the I-44 Turner Turnpike and West Creek Turnpike, SH 166 and SH 97.

Household Income for Oklahoma, Creek County and Sapulpa

Household Income for Oklahoma, Creek County and Sapulpa 1980-2000 is shown in Table 10 and the associated graph. In 2000, the Median Household Income for Sapulpa was $32,245 compared to $33,168 for Creek County, and $33,400 for Oklahoma.

From 1980 to 2000 Sapulpa and Creek County showed increases in Median Household Income of 35.4% and 39.4% respectively, compared to 41.7% for Oklahoma.

The Table also shows that from $25,000 to $49,999, Sapulpa and Creek County had increases of 34.42% and 34.91% respectively in 2000, compared to 22.1% for Oklahoma.

In the category of $50,000 or more in 2000, Oklahoma, Creek County and Sapulpa showed only slight differences at 30.9%, 29.56% and 28.72% respectively.

Also in the $50,000 or More category in Sapulpa, the percentage increased from 1.9% in 1980 to 15.02% in 1990, and 28.72% in 2000.

Household Income for
Oklahoma, Creek County and Sapulpa: 1980-2000

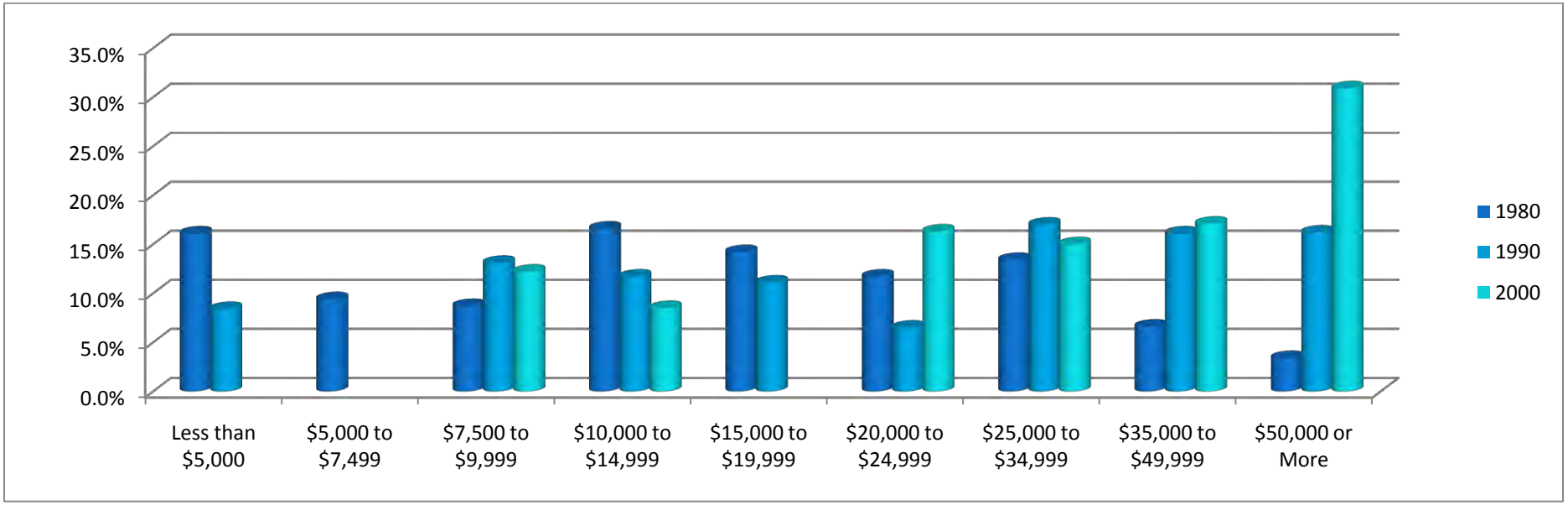
Income Group	Oklahoma						Creek County						Sapulpa					
	1980		*1990*		*2000*		*1980*		*1990*		*2000*		*1980*		*1990*		*2000*	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Less than $5,000	180,268	16.1	97,831	8.4	N/A	N/A	3,399	16.3	1,888	8.4	N/A	N/A	1,019	17.2	522	7.6	N/A	N/A
$5,000 - $7,499	104,652	9.4	N/A	N/A	N/A	N/A	1,791	8.6	N/A	N/A	N/A	N/A	595	10.0	N/A	N/A	N/A	N/A
$7,500 - $9,999*	96,976	8.7	152,521	13.1	163,933	12.2	1,701	8.2	2,744	12.2	3,041	12.0	467	7.9	847	12.3	992	13.5
$10,000 - $14,999	185,549	16.6	135,987	11.7	113,588	8.5	3,283	15.7	2,392	10.7	2,190	8.6	960	16.2	682	9.9	575	7.82
$15,000 - $19,999	158,867	14.2	128,863	11.1	N/A	N/A	3,262	15.6	2,396	10.7	N/A	N/A	944	15.9	816	11.9	N/A	N/A
$20,000 - $24,999	130,597	11.7	75,736	6.5	219,392	16.3	2,757	13.2	2,288	10.2	3,769	14.9	808	13.6	721	10.5	1,143	15.5
$25,000 - $34,999	149,510	13.4	197,469	17.0	201,133	15.0	3,027	14.5	4,167	18.6	4,291	16.9	729	12.3	1,138	16.5	1,294	17.6
$35,000 - $49,999	73,299	6.6	186,910	16.1	230,286	17.1	1,176	5.6	3,463	15.4	4,553	18.0	297	5.0	1,118	16.3	1,237	16.8
$50,000 or more	38,473	3.4	188,931	16.2	415,174	30.9	467	2.2	3,079	13.7	7,489	29.6	113	1.9	1,033	15.0	2,112	28.7
Totals	1,118,191	100	1,164,248	100	1,343,506	100	20,863	100	22,417	100	25,333	100	5,932	100	6,877	100	7,353	100
Median Household Income	$	14,750	$	23,577	$	33,400	$	15,340	$	23,795	$	33,168	$	14,632	$	23,810	$	32,245

Source: U.S. Bureau of the Census, 1980, 1990 & 2000

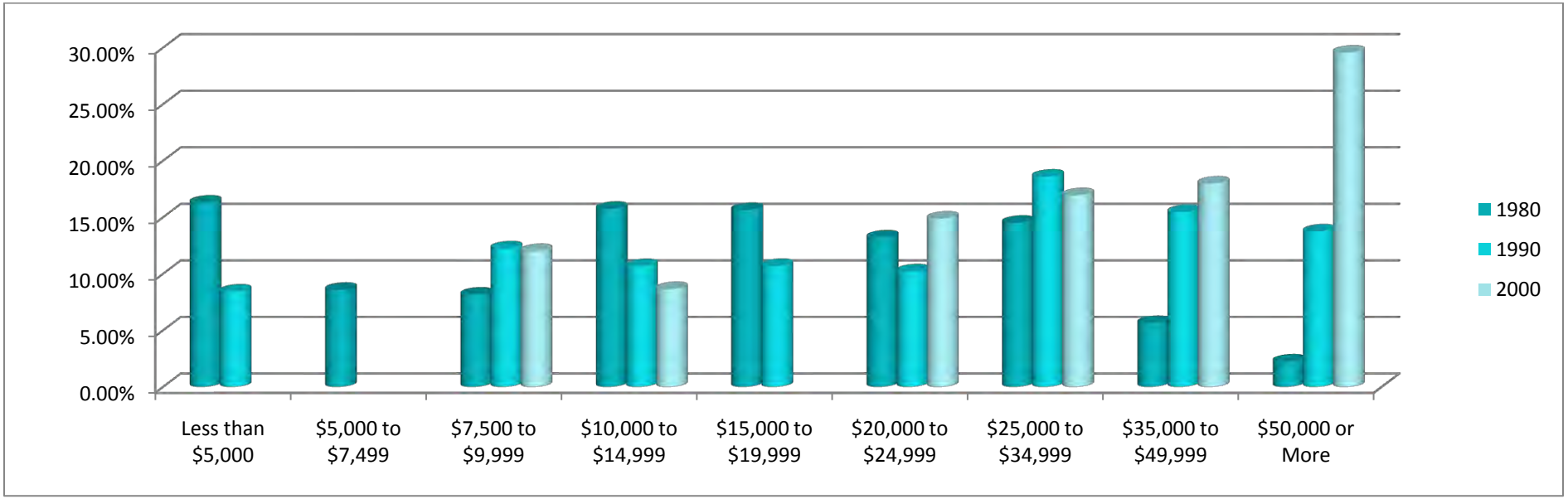
*Population figures for 1990 are for $5,000 to $9,999

Table 10 – Graphs

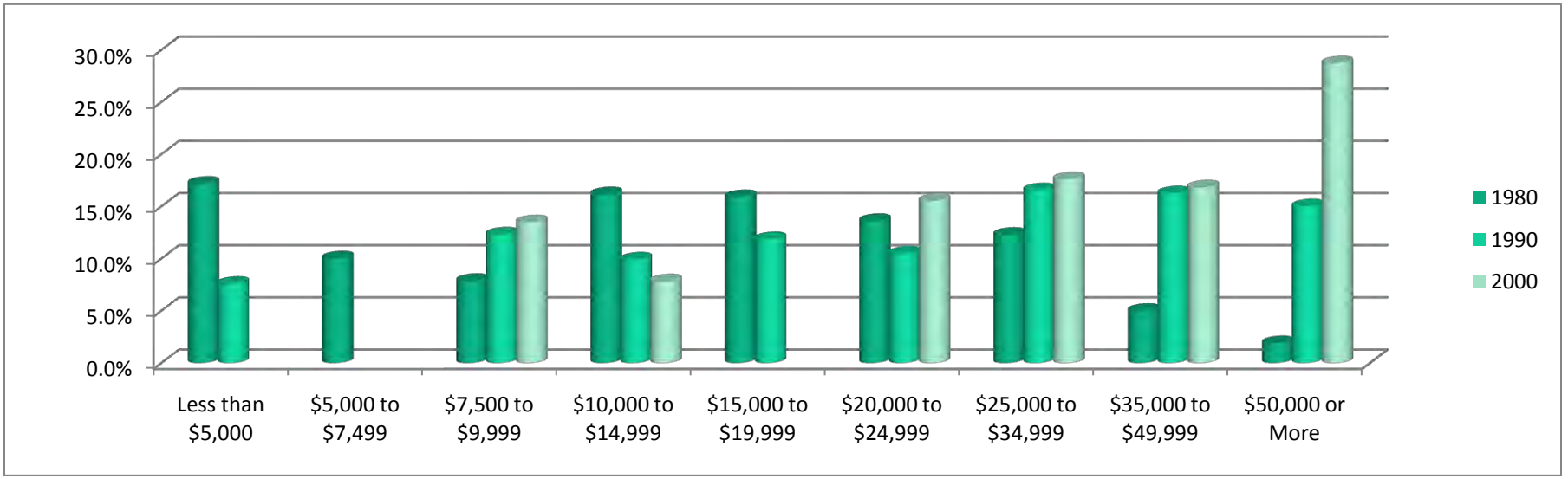
Household Income for Oklahoma 1980-2000



Household Income for Creek County 1980-2000



Household Income for Sapulpa 1980-2000



Educational Attainment in Oklahoma, Creek County and Sapulpa: 1980-2000

Educational Attainment in Oklahoma, Creek County and Sapulpa from 1980-2000 is shown in Table 11. Educational Attainment for persons aged 25 Years and Older, Oklahoma, Creek County and Sapulpa are becoming more educated. Median School Years completed in Sapulpa was 13.4 years in 2000, which is higher than Oklahoma at 13.0 and higher than Creek County at 12.7.

Sapulpa also showed the highest increase in Median Years completed from 1980-2000 from 12.2 years to 13.4 years (an increase of 1.2 years) compared to increases of 0.5 years for Creek County and Oklahoma.

From 1990-2000 in Sapulpa, the Associates Degree or Some College with No Bachelors Degree category increased from 22.9% to 28.5%.

In 2000, the two categories of Associates Degree or Some College with No Bachelors Degree, and Bachelors, Graduate or Professional Degree was 41.8% in Sapulpa, compared to 37.6% in Creek County, and 49.1% in Oklahoma.

Table 11

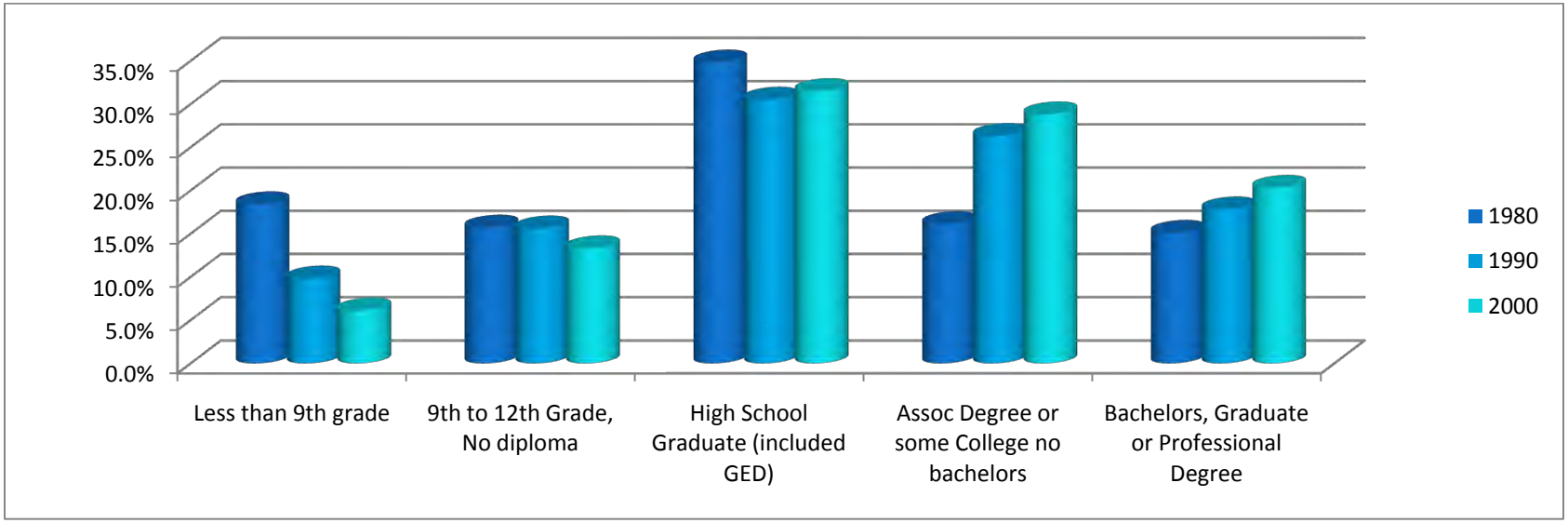
Educational Attainment
Oklahoma, Creek County and Sapulpa: 1980-2000
(For those persons 25 years and over)

Educational Attainment	Oklahoma						Creek County						Sapulpa					
	1980		*1990*		*2000*		*1980*		*1990*		*2000*		*1980*		*1990*		*2000*	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Total	1,769,761	100%	1,995,424	100%	2,203,173	100%	34,810	100%	38,689	100%	43,523	100%	9,620	100%	11,733	100%	12,583	100%
Less than 9th Grade	324,970	18.4%	195,015	9.8%	134,976	6.1%	7,610	21.9%	4,284	11.1%	3,024	6.9%	2,051	21.3%	1,303	11.1%	853	6.8%
9th to 12th Grade, No diploma	277,314	15.7%	311,946	15.6%	292,257	13.3%	6,870	19.7%	7,764	20.1%	6,722	15.4%	2,051	21.3%	2,157	18.4%	1,843	14.6%
High School Graduate (includes equivalency)	615,290	34.8%	607,903	30.5%	693,607	31.5%	13,430	38.6%	14,536	37.6%	17,425	40.0%	3,437	35.7%	4,126	35.2%	4,632	36.8%
Associates Degree or some college with no bacehlors degree	285,425	16.1%	525,591	26.3%	635,562	28.8%	3,872	11.1%	8,020	20.7%	11,254	25.9%	1,121	11.7%	2,691	22.9%	3,584	28.5%
Bachelors, Graduate or Professional Degree	266,762	15.1%	354,969	17.8%	446,771	20.3%	3,028	8.7%	4,085	10.6%	5,098	11.7%	960	10.0%	1,456	12.4%	1,671	13.3%
Median School Years Completed	12.5		12.8		13.0		12.2		12.5		12.7		12.2		12.6		13.4	

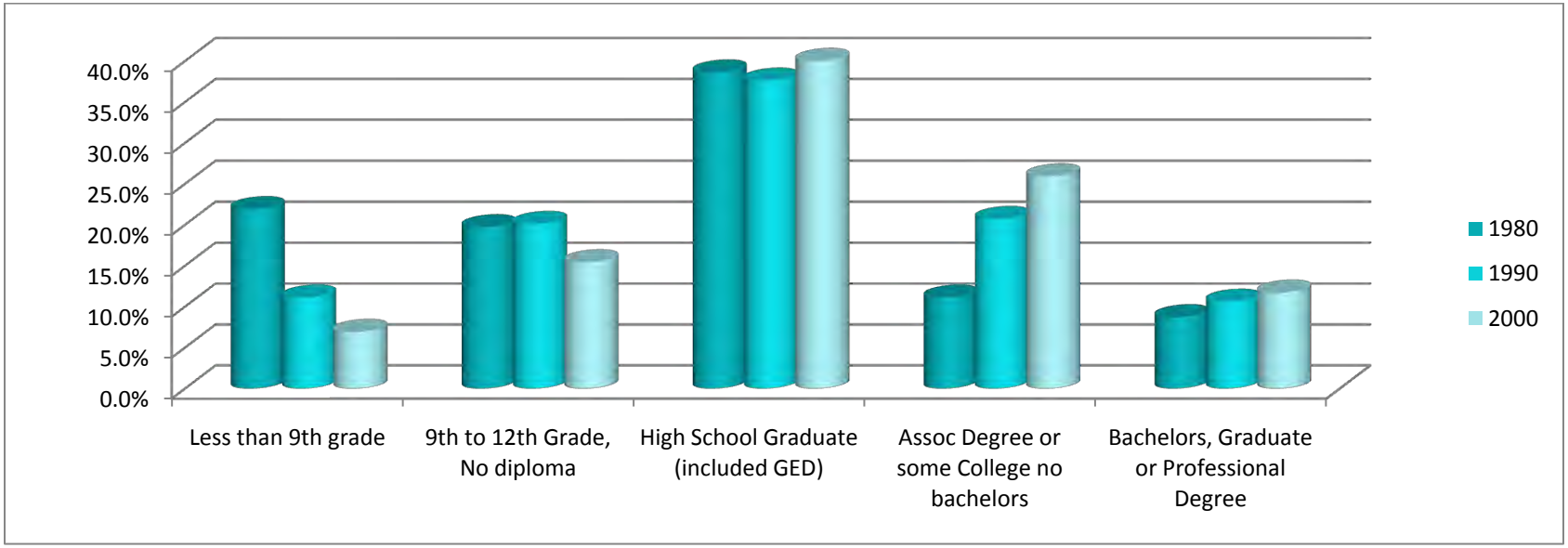
Source: U.S. Bureau of the Census, 1980, 1990 & 2000

Table 11 – Graphs

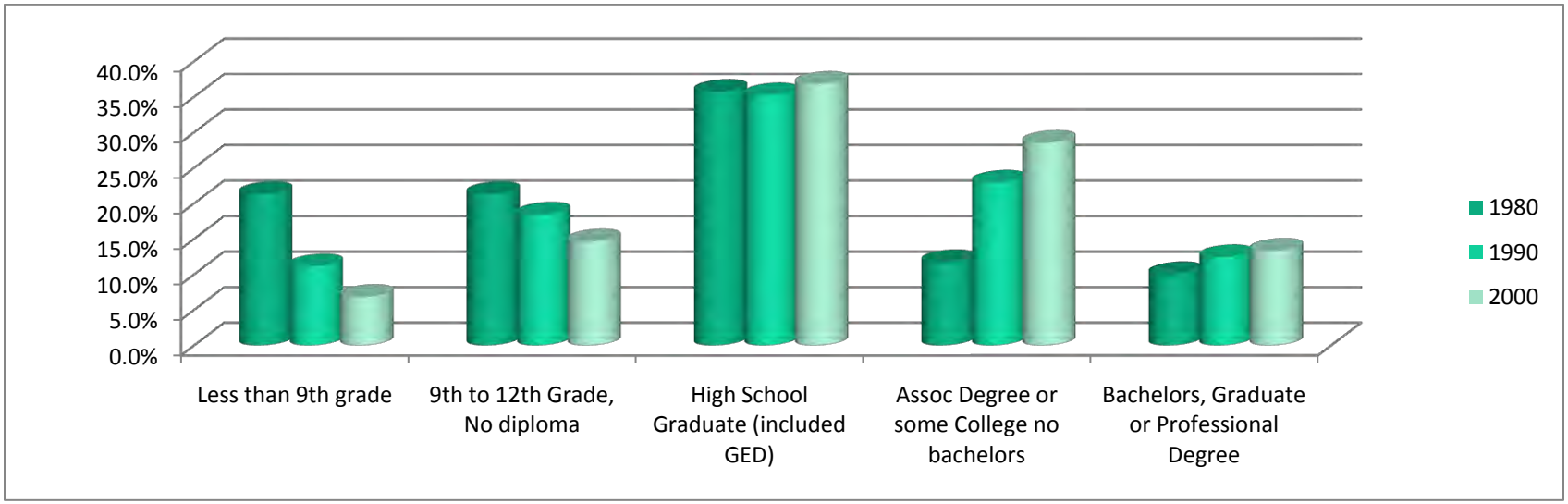
Educational Attainment – Oklahoma 1980-2000



Educational Attainment – Creek County 1980-2000



Educational Attainment – Sapulpa 1980-2000



Employment by Industry: Oklahoma, Tulsa MSA, Creek County and Sapulpa: 1980-2000

Table 12 and the associated graph show Employment by Industry from 1980-2000 for Oklahoma, Tulsa MSA, Creek County and Sapulpa

Table 12

Employment by Industry
Oklahoma, Tulsa MSA, Creek County and Sapulpa: 1980 - 2000

Industry	Oklahoma						Creek County						Tulsa MSA						Sapulpa					
	1980		*1990*		*2000*		*1980*		*1990*		*2000*		*1980*		*1990*		*2000*		*1980*		*1990*		*2000*	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Agriculture*	48,621	3.8%	49,681	3.6%	62,743	4.1%	419	1.73%	532	2.00%	793	2.7%	-	-	5,059	1.50%	7,214	1.87%	27	0.41%	106	1.33%	71	0.9%
Domestic Services, self employed and unpaid workers**	8,503	0.7%	8,089	0.6%	115,167	7.5%	133	0.55%	113	0.43%	4,633	15.7%	-	-	14,331	4.26%	27,438	7.12%	54	0.83%	9	0.11%	1,558	18.8%
Manufacturing	214,779	16.7%	194,191	14.2%	193,887	12.5%	6,574	27.14%	5,513	20.77%	5,110	17.3%	67,371	34.70%	55,748	16.57%	49,887	12.95%	1,887	28.90%	1,453	18.23%	1,153	13.9%
Mining	64,690	5.0%	42,838	3.1%	-	-	1,704	7.04%	1,037	3.91%	-	-	-	-	10,315	3.07%	-	-	228	3.49%	213	2.67%	-	-
Construction	92,856	7.2%	75,962	5.5%	107,302	6.9%	1,800	7.43%	2,005	7.55%	2,660	9.0%	-	-	18,296	5.44%	25,402	6.59%	358	5.48%	528	6.62%	696	8.4%
Public Utilities and Transportation	96,043	7.5%	101,051	7.4%	85,769	5.6%	2,160	8.92%	2,238	8.43%	2,115	7.2%	-	-	32,071	9.53%	28,482	7.39%	541	8.28%	635	7.97%	487	5.9%
Wholesale and Retail Trade	269,426	20.9%	294,999	21.5%	238,596	15.4%	4,448	18.37%	5,750	21.66%	4,496	15.2%	68,546	35.31%	75,451	22.43%	60,915	15.81%	1,324	20.28%	1,893	23.75%	1,400	16.8%
Government***	187,356	14.5%	208,562	15.2%	407,917	26.4%	2,459	10.15%	2,778	10.46%	6,638	22.5%	-	-	34,425	10.23%	82,695	21.46%	746	11.42%	801	10.05%	1,965	23.6%
All Other****	305,583	23.7%	393,765	28.8%	333,915	21.6%	4,522	18.67%	6,580	24.79%	3,080	10.4%	58,211	29.99%	90,749	26.97%	103,293	26.81%	1,365	20.90%	2,332	29.26%	979	11.8%
Total Employed	1,287,857	100%	1,369,138	100%	1,545,296	100%	24,219	100%	26,546	100%	29,525	100%	194,128	100%	336,445	100%	385,326	100%	6,530	100%	7,970	100%	8,309	100%

*2000 Census includes Agriculture, forestry, fishing and hunting, and mining

**2000 Census includes arts, entertainmnet, recreation, accomodation and food services

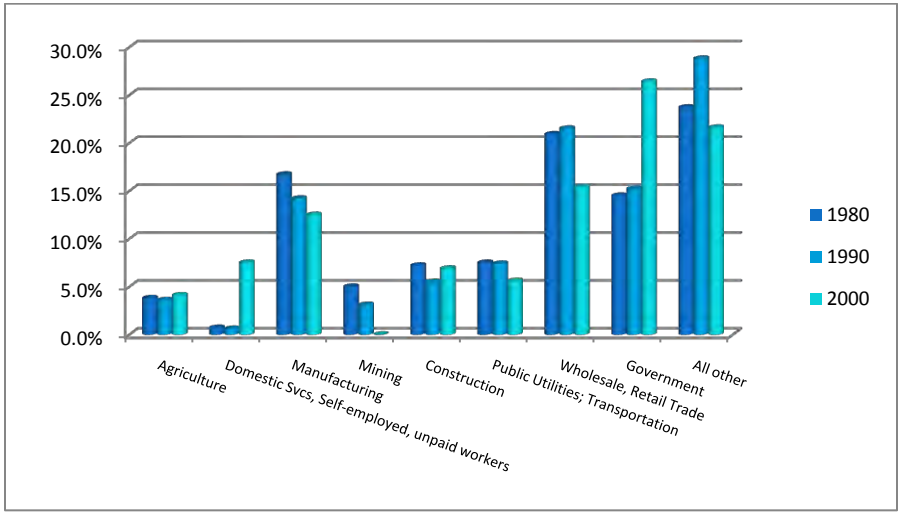
*** Includes Education: Elementary and Secondary Schools and Colleges; Other Educational Services

**** Includes Service Establishments and Finance, Insurance, Real Estate (FIRE).

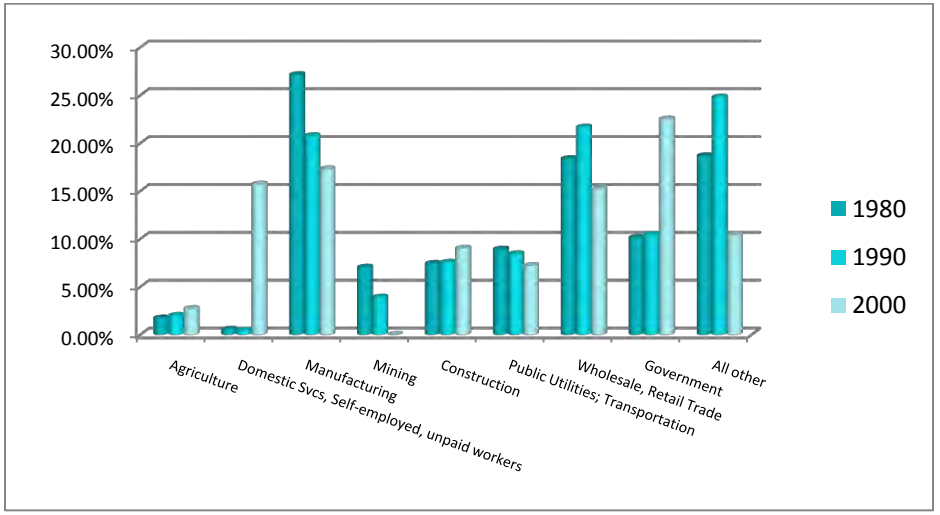
Source: U.S. Bureau of the Census, 1980, 1990 & 2000

Table 12 – Graphs

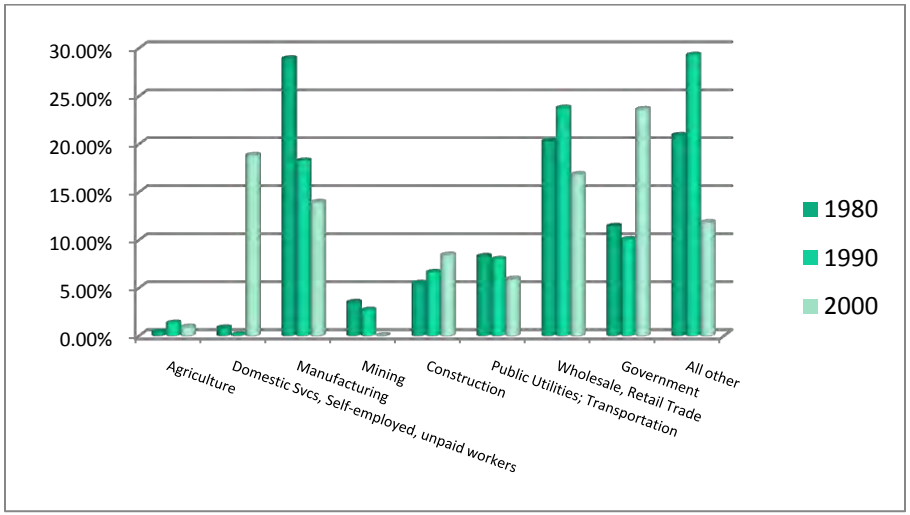
Oklahoma – Employment by Industry 1980-2000



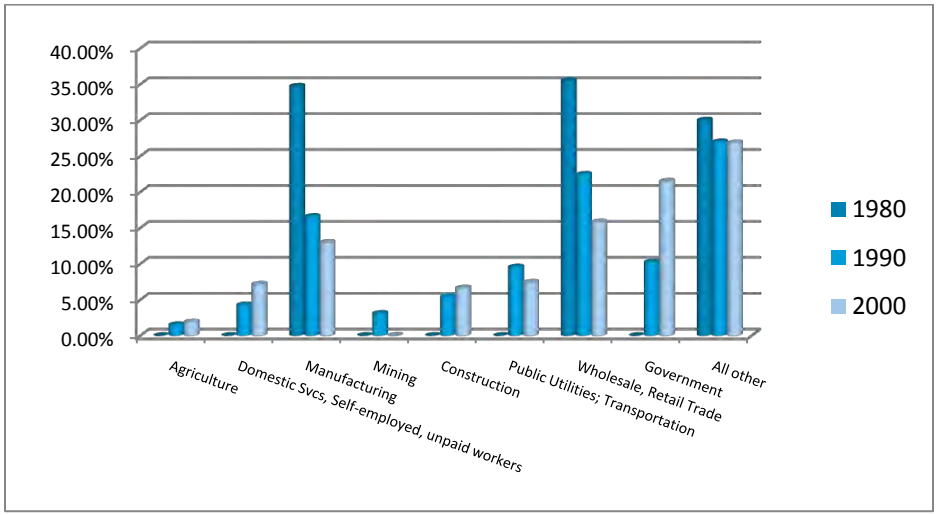
Creek County – Employment by Industry 1980-2000



Sapulpa – Employment by Industry 1980-2000



Tulsa MSA – Employment by Industry 1980-2000



From 1990-2000, Agriculture showed an increase for Oklahoma and Creek County with a larger increase shown for Creek County; although, Agriculture is a relatively small percentage of the total overall at 4.1% in Oklahoma and 2.7% in Creek County. In Sapulpa, Agriculture increased almost three (3) times from 0.41% in 1980 to 1.33% in 1990, and then declined to 0.9% in 2000.

Domestic Services, Self-Employed, and Unpaid Workers (includes Arts, Entertainment, Recreation, Accommodation and Food Services) showed widely increasing variations from 1980-2000 for each entity surveyed. From 1990-2000, Oklahoma and Creek County increased from 0.6% to 7.5%, and from 0.43% to 15.7% respectively. The Tulsa MSA and Sapulpa showed similar marked increases from 1990-2000 from 4.26% to 7.12% and from 0.11% to 18.8% respectively. This category showed the largest increase for Sapulpa for any of the categories surveyed for the City.

Manufacturing showed a decline from 1980-2000 for each entity surveyed. The largest percentage decrease from 34.7% in 1980 to 12.95% in 2000 was shown for Creek County. From 1990-2000, Manufacturing in Sapulpa decreased from 18.23% in 1990 to 13.9% in 2000.

Mining showed decreasing trends for each category and was not reported as a separate category in 2000 by the Census.

Construction showed increases from 1990-2000 for Oklahoma, Creek County, Tulsa MSA, and Sapulpa, to 6.9%, 9.0%, 6.59% and 8.4% respectively.

Public Utilities and Transportation declined as a percentage of Total Employment by Industry for each entity from 1980-2000. The largest percentage in this category in 2000 was 7.2% for Creek County and 7.39% for the Tulsa MSA. Transportation continues to be a major asset for Sapulpa and the Planning Area overall with major locally based trucking and access to rail. In 2000, Public Utilities and Transportation was 5.9% of the Total Employment by Industry in Sapulpa which was the lowest overall employment percentage reported for Sapulpa except Agriculture at 0.9%.

Wholesale and Retail Trade showed similar declines from 1980-2000 for Oklahoma, Creek County, Tulsa MSA, and Sapulpa at 28.3%, 29.5%, and 29.2% respectively. Sapulpa had the largest reported percentage for this category of all of the entities surveyed in 2000 at 16.8%, and Creek County was second highest at 15.2%.

Employment by Industry for Government from 1980-2000 showed some of the largest overall positive changes for Oklahoma, Creek County, Tulsa MSA, and Sapulpa at 74%, 115%, 110%, and 135% respectively. In 2000, Government was the largest overall section for Employment by Industry at 23.6% for Sapulpa. Government Employment includes Education (Elementary and Secondary Schools and Colleges), and other Educational Services. Only Oklahoma at 26.4% showed a greater percentage of Employment by Industry for Government in 2000 than Sapulpa.

The All Other Categories includes Service Establishments and Finance, Insurance, and Real Estate (FIRE), and the graph that follows shows that FIRE was lower as a percentage of Total Employment by Industry for each of the entities surveyed, and a trend showed increases from 1980-1990 and then decreases from 1990 - 2000. Creek County and Sapulpa showed similar declines from 1990 - 2000 at -58% and –59.7% respectively. FIRE for the Tulsa MSA as a percentage of Total Employment from 1990-2000, was 26.97% and 26.8%. For Oklahoma, FIRE declined as a percentage of the Total Employment by Industry from 1990-2000 from 26.8% to 21.6%, which was a 25% decline.

In summary for Sapulpa, for Employment by Industry in 2000, Agriculture showed the smallest percentage of Total Employment by Industry at 0.9% and Government the largest at 23.6%. The largest change from 1990-2000 was for Domestic Services, Self-Employed and Unpaid Workers (includes Arts, Entertainment, Recreation, Accommodation and Food Services) from 0.11% to 18.8% respectively. Also from 1990-2000, Construction showed an increase from 6.62% to 8.4% respectively, which is a 26.9% increase and indicative of a growing and developing community.

The largest percentages for Employment by Industry for the entities surveyed in 2000 showed the following:

- In Oklahoma, Government was the largest at 26.4% and was up from 15.2% in 1990.
- In Creek County, Government was the largest at 22.5% and was up from 10.15% in 1990.
- In the Tulsa MSA, Government ranked third at 21.46% and was up from 10.23% in 1990.
- In Sapulpa, Government was the largest at 23.6% and was up from 10.5%.

Occupational Structure Trends Tulsa MSA, Creek County and Sapulpa 1980-2000

The three pages of Table 13 show the Occupational Structure Trends for the Tulsa MSA, Creek County and Sapulpa from 1980-2000. In the 2000 Census, the Occupational Categories were changed from those of 1980 and 1990 and comparisons are not possible. The data for 2000 are shown separately on page 2 of the Table, which also shows the new categories.

The Table shows similar, but not identical patterns of increases and decreases from 1980-1990 for the various Occupational Categories. Decreases in the percentage of the workforce from 1980-1990 were shown for the Tulsa MSA, Creek County and Sapulpa for Precision Production Craft and Repair, and also for Machine Operators and Assemblers, and also for Transportation and Material Moving Occupations, and also for Handlers, Equipment Cleaners, Helpers and Laborers.

The smallest decreasing trends in percentage changes from 1980-1990 were less than 1% in the Transportation and Material Moving Occupations, and the Handlers, Equipment Cleaners, Helpers and Laborers. Again, it is noted that much of the skilled/technical manufacturing jobs that would be included in the Creek County data are found within the unincorporated annexation fenceline of Sapulpa and some such facilities are located on small unincorporated islands surrounded by the City such as Bartlett-Collins.

Table 13

Occupational Structure Trends
Tulsa MSA, Creek County and Sapulpa:
1980 - 1990

Occupational Group	Tulsa MSA				Creek County				Sapulpa			
	1980		*1990*		*1980*		*1990*		*1980*		*1990*	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Executive, Administrative, & Mangerial	37,030	11.5%	43,268	12.9%	1,847	7.6%	2,482	9.3%	534	8.2%	862	10.8%
Professional Specialty Occupations	36,053	11.2%	45,600	13.6%	2,035	8.4%	2,504	9.4%	499	7.6%	863	10.8%
Technicians and Related support occupations	10,345	3.2%	12,889	3.8%	582	2.4%	744	2.8%	165	2.5%	222	2.8%
Sales Occupations	36,165	11.3%	42,953	12.8%	2,275	9.4%	2,900	10.9%	560	8.6%	1,017	12.8%
Administrative Support including clerical	59,140	18.4%	57,855	17.2%	3,250	13.4%	4,186	15.8%	1,076	16.5%	1,430	17.9%
Private Household	1,875	0.6%	1,667	0.5%	100	0.4%	77	0.3%	46	0.7%	9	0.1%
Protective Services	3,847	1.2%	4,789	1.4%	318	1.3%	275	1.0%	92	1.4%	74	0.9%
Service Occupations except protective & household	30,252	9.4%	36,522	10.9%	2,624	10.8%	2,961	11.2%	798	12.2%	882	11.1%
Farming, Forestry and fishing occupations	4,305	1.3%	4,686	1.4%	369	1.5%	508	1.9%	26	0.4%	114	1.4%
Precision Production craft & repair	49,916	15.6%	42,419	12.6%	4,709	19.4%	4,239	16.0%	1,221	18.7%	1,036	13.0%
Machine Operators assemblers & inspectors	26,148	8.2%	20,636	6.1%	3,043	12.6%	2,550	9.6%	701	10.7%	588	7.4%
Transportation and Material moving occupations	13,628	4.3%	12,484	3.7%	1,892	7.8%	1,914	7.2%	435	6.7%	478	6.0%
Handlers, Equipment, cleaners, helpers, & laborers	11,935	3.7%	10,677	3.2%	1,175	4.9%	1,206	4.5%	377	5.8%	395	5.0%
Totals	320,639	100.00%	336,445	100.00%	24,219	100.00%	26,546	100.00%	6,530	100.00%	7,970	100.00%

Source: U.S. Bureau of the Census, 1980 & 1990

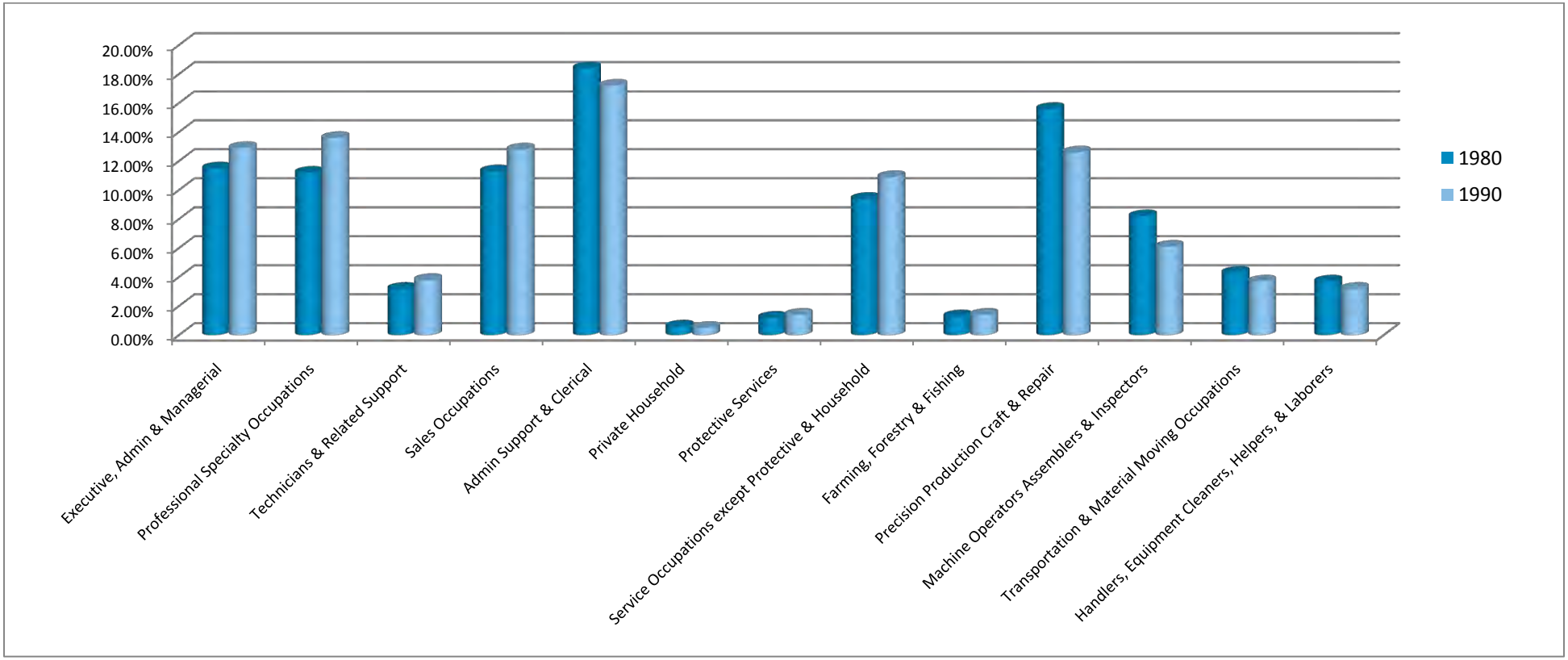
Due to difference in categories Census 2000 cannot be compared to Census data in Table 12.

Occupational Structure Trends *Tulsa MSA, Creek County and Sapulpa* *2000*						
	Tulsa MSA		**Creek County**		**Sapulpa**	
Occupational Group	**2000**		***2000***		***2000***	
	No.	%	No.	%	No.	%
Management, Professional, and related occupations	124,017	32.18%	6,977	23.63%	2,151	25.89%
Service Occupations	52,949	13.74%	4,191	14.19%	1,149	13.83%
Sales and Office Occupations	111,448	28.92%	7,806	26.44%	2,497	30.05%
Farming, Fishing, and Forestry Occupations	792	0.21%	103	0.35%	21	0.25%
Construction, Extraction, and Maintenance occupations	42,578	11.05%	4,000	13.55%	1,021	12.29%
Production, Transportation and Material moving occupations	53,542	13.90%	6,448	21.84%	1,470	17.69%
Totals	385,326	100.00%	29,525	100.00%	8,309	100.00%

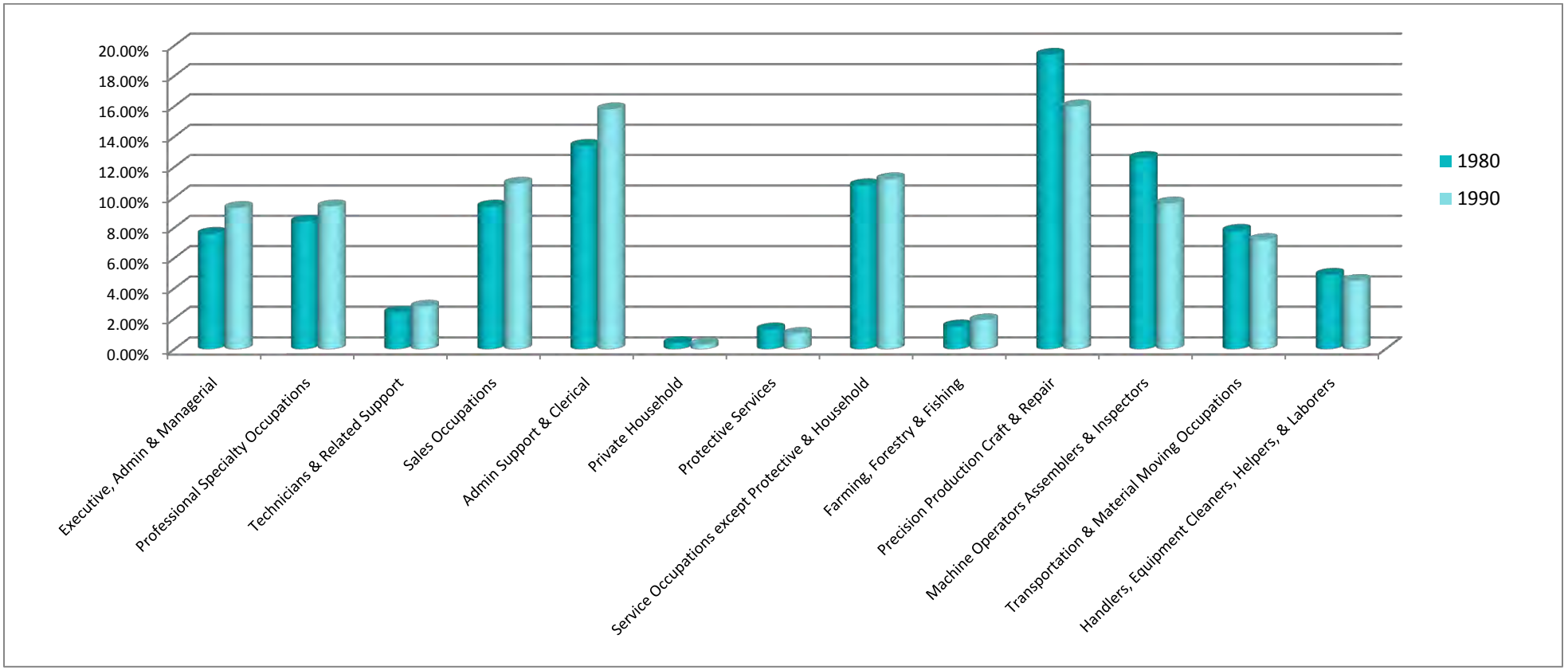
Source: U.S. Bureau of the Census 2000

Table 13 - Graphs

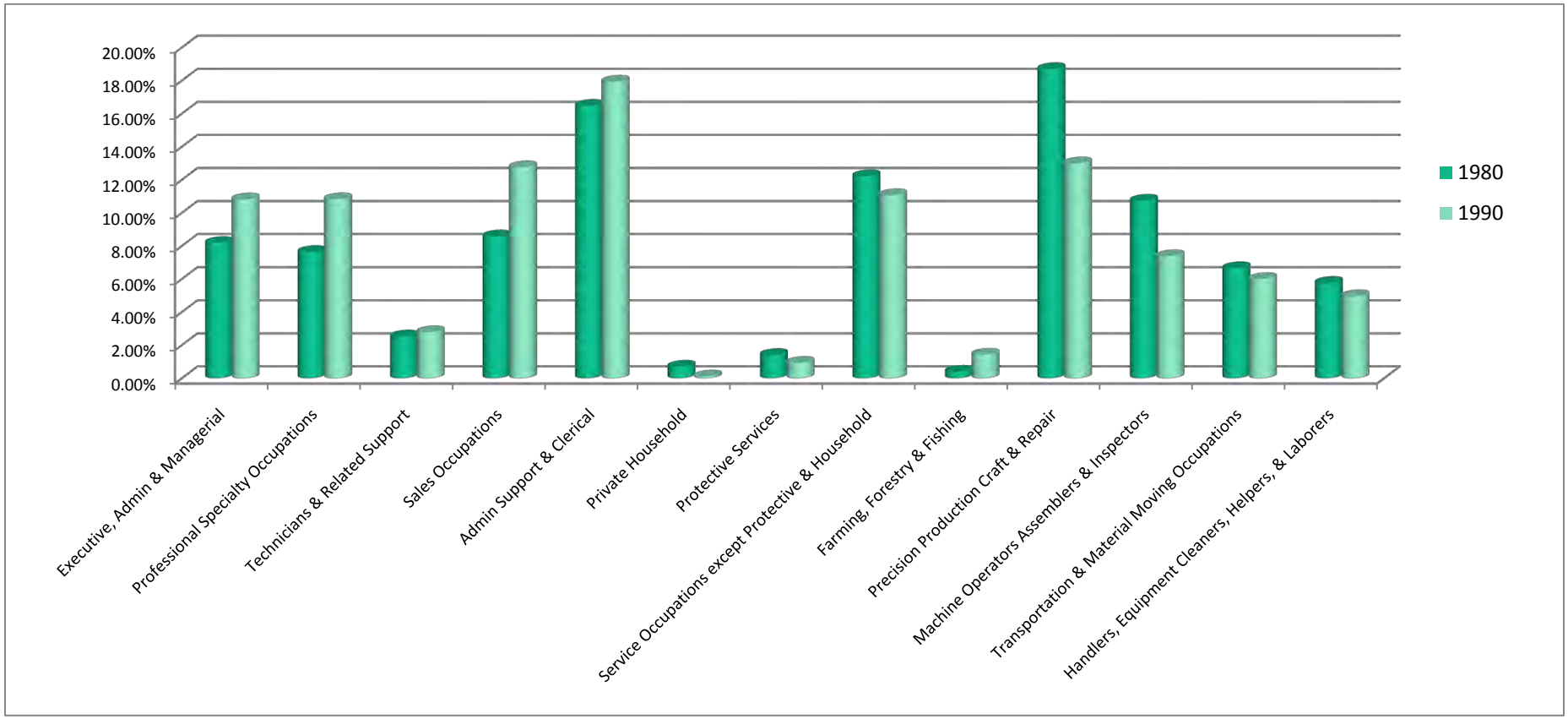
Occupational Structure Trends – Tulsa MSA: 1980-1990



Occupational Structure Trends – Creek County: 1980-1990



Occupational Structure Trends – Sapulpa: 1980-1990



The largest-overall percentage Occupational Groups was Administrative Support Including Clerical in 1990 for the Tulsa MSA, Creek County and Sapulpa, and was 17.2%, 15.77% and 17.94% respectively. From 1980-1990, Sapulpa showed the largest change in the Sales Occupation group from 8.58% to 12.76%.

In 1980 and 1990, the Executive, Administrative and Management Category, and the Professional Specialty Occupations was a larger percentage of the Sapulpa data at 10.82% and 10.83%, compared to 9.35% and 9.43% in Creek County.

Page 2 of the Table shows that in 2000, Management, Professional and Related Occupations in Sapulpa comprised 25.89% while in Creek County it was 23.63%. Sales and Office Occupations was the largest category in Sapulpa at 30.05% compared to 26.44% and 28.92% respectively in Creek County and the Tulsa MSA. Significantly in Sapulpa as in Creek County, Management, Professional and Related Occupations were the second largest categories at 25.89% and 23.63% respectively. In the categories Construction/Extraction/Maintenance Occupations, and Production/Transportation/ Material Moving Occupations, Sapulpa showed higher percentages in each overall than the Tulsa MSA and only slightly less than Creek County. It is again noted that much of the activity within these two (2) categories takes place with the unincorporated areas included within the Sapulpa annexation fenceline and easily accessible by Sapulpa workers.

Housing Data for Tulsa MSA, Creek County and Sapulpa: 1980-2000

Table 14 shows Housing Data for the Tulsa MSA, Creek County and Sapulpa for 1980, 1990 and 2000. The "Other" category includes such units as Boats, Recreational Vehicles and Vans. It is not possible to explain what is shown in the Table for Multiple Family where the number of units in Sapulpa and Creek County are shown to be decreasing from 1980-1990, and then decreasing again from 1990-2000. **However, since the 2000 Census, one multi-family development has been completed with 60 units, and another is planned with 160 units.**

In the Tulsa MSA, Total Housing Units increased 11.6% from 1980-1990, and 9.5% from 1990-2000. Occupied Housing Units changed as follows: from 1980-1990, Owner Occupied increased 1.9% and Renter Occupied 20.0%; and from 1990-2000, Owner Occupied increased 16.3% and Renter Occupied increased 9.2%. In 1980, Single Family Units, composed 74.5% of Total Owner Occupied Housing Units, as compared to 70.3% in 1990, and 71.4% in 2000. Multiple Family Units in 1980 composed 20.0% Total Renter Occupied Housing Units, compared to 21.5% in 1990,k and 22.2% in 2000. Also in 1980, Mobile Home or Trailer Units composed 5.4% of the Total Housing Units, compared to 7.1% in 1990, and 7.8% in 2000. Median Gross Rent increased from 1980-1990, and 1990-2000 50.8% and 41.5% respectively. The highest Median Value of an Owner Occupied Home in 2000 was recorded in the Tulsa MSA at $85,500, compared to $67,400 in Creek County, and $67,000 in Sapulpa. Although the Median Value of a Home in Sapulpa at $67,000 is not the highest of the entities surveyed, the rate of increase in value was greater from 1980-1990 and 1990-2000 than either Creek County or the Tulsa MSA.

Table 14

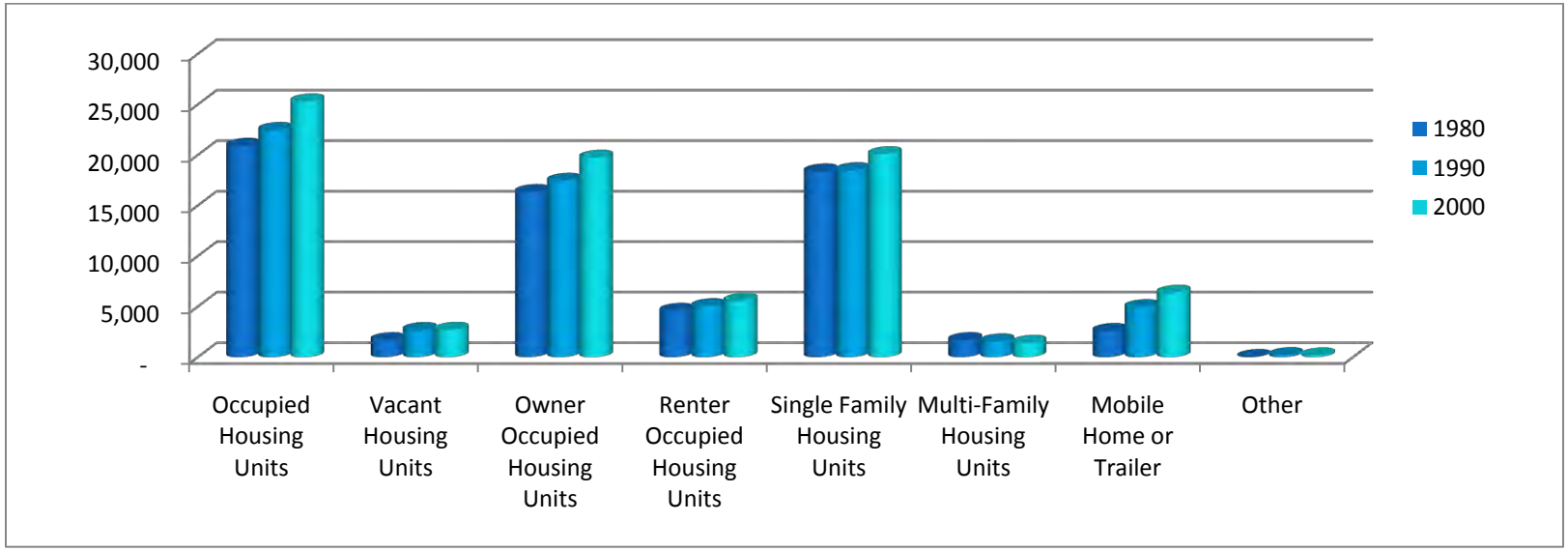
Housing Data
Tulsa MSA, Creek County and Sapulpa:
1980 - 2000

	Tulsa MSA			Creek County			Sapulpa		
	1980	*1990*	*2000*	*1980*	*1990*	*2000*	*1980*	*1990*	*2000*
Total Housing Units	279,502	311,890	341,415	22,649	25,143	27,986	6,359	7,614	8,114
Occupied	257,941	277,202	315,532	20,899	22,470	25,289	5,942	6,946	7,430
Vacant	21,561	34,688	25,883	1,665	2,673	2,697	417	668	684
Occupied Housing Units									
Owner Occupied	178,327	181,627	211,183	16,331	17,440	19,731	4,194	4,990	5,256
Renter Occupied	79,614	95,575	104,349	4,568	5,030	5,558	1,748	1,956	2,174
Units in Structure									
Single Family	208,257	219,387	243,635	18,363	18,481	20,070	5,453	6,489	6,808
Multiple Family	55,945	67,091	70,217	1,669	1,539	1,403	798	781	698
Mobile Home or Trailer	15,300	22,118	26,729	2,576	4,937	6,353	108	304	467
Other*	N/A	3,294	834	N/A	186	160	N/A	40	37
Median Gross Rent *(Renter Occupied)*	$ 238.00	$ 359.00	$ 508.00	$ 183.00	$ 321.00	$ 428.00	$ 201.00	$ 334.00	$ 455.00
Median Value *(Owner Occupied)*	$ 43,200.00	$ 58,800.00	$ 85,500.00	$ 30,800.00	$ 44,500.00	$ 67,400.00	$ 30,800.00	$ 45,800.00	$ 67,000.00
Units Lacking Plumbing	3,661	1,989	1,384	546	311	149	71	26	22

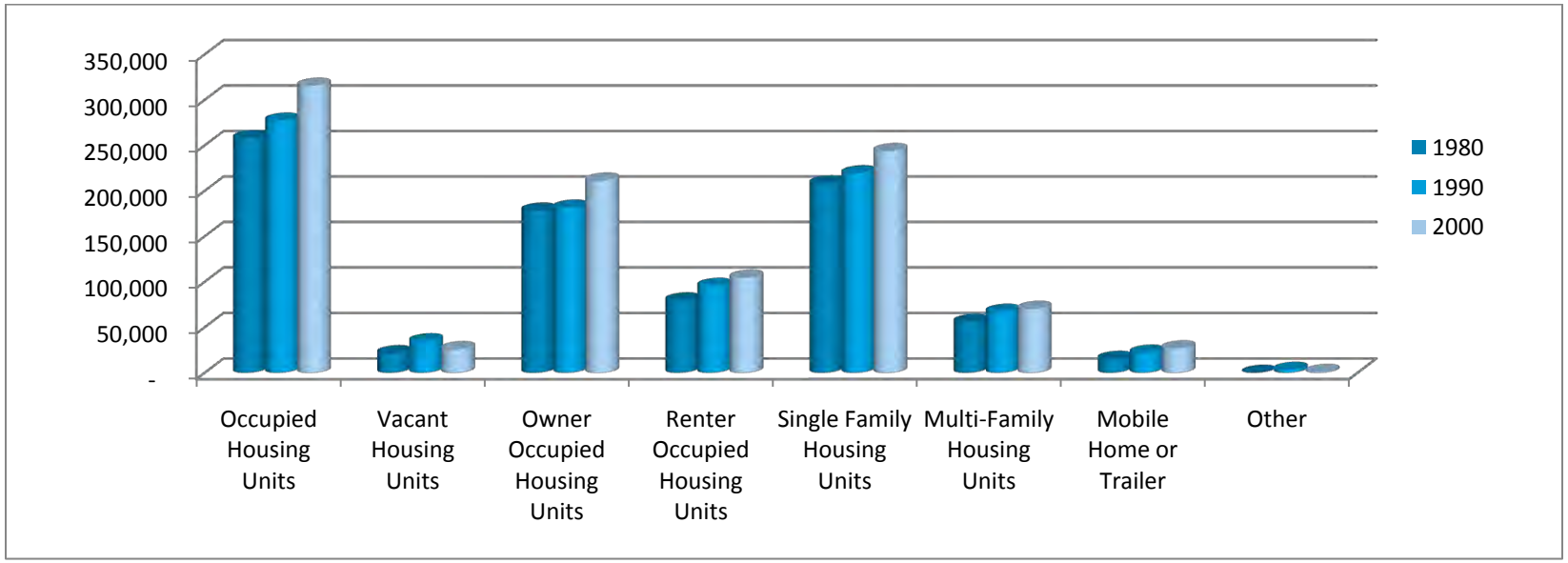
Source: U.S. Bureau of the Census, 1980 & 1990 * Other includes Boat, RV, van, etc.

Table 14 – Graphs

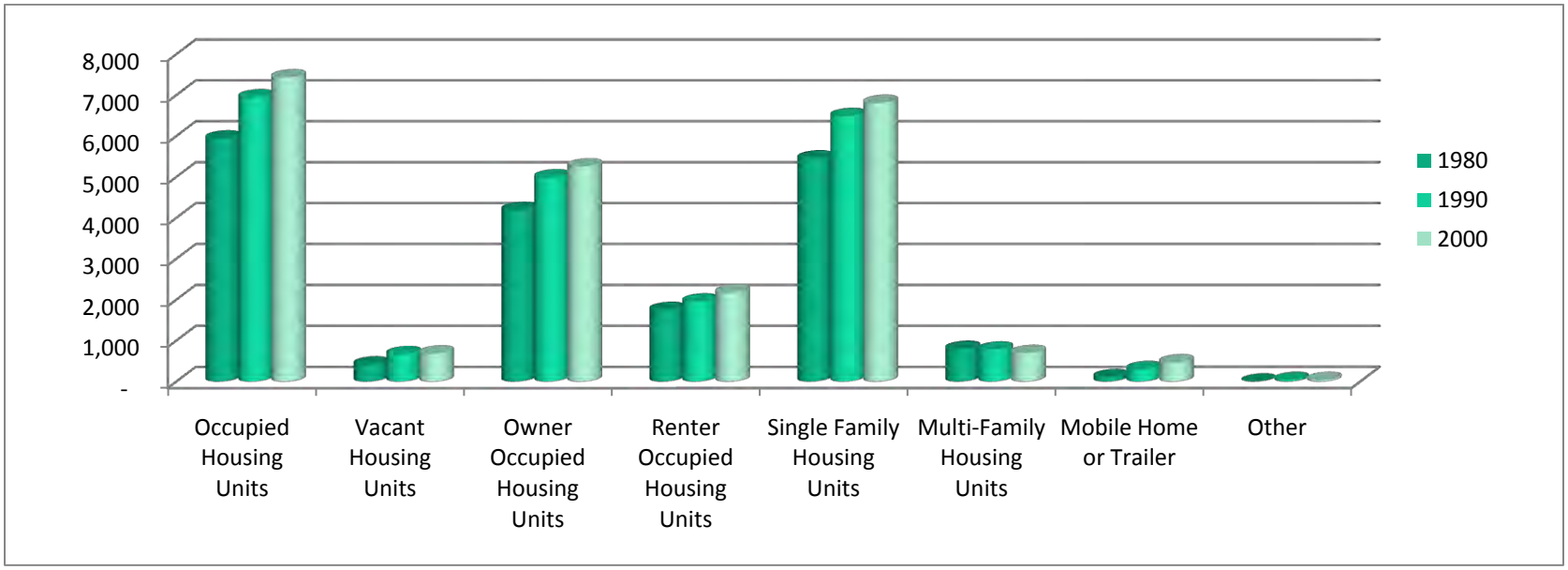
Housing Data – Creek County: 1980-2000



Housing Data – Tulsa MSA: 1980-2000



Housing Data – Sapulpa: 1980-2000



In Sapulpa, the Median Value of an Owner Occupied home increased 48.7% from 1980-1990, and 46.3% from 1990-2000, from $30,800 to $45,800, to $67,000 respectively. In Creek County the Median Value of an Owner Occupied Home increased 44.5% from 1980-1990 and then 51.5%; from 1990-2000; from $30,800 to $44,500 to $67,400 respectively. Many of the newer and most recent high-value subdivisions built in Creek County continue to be built in the unincorporated annexation fenceline in close proximity to the City.

Median Gross Rent is an excellent variable for predicting the value of rental units. Table 12 shows that in Sapulpa, the Median Gross Rent increased 66.2% from 1980-1990, and 36.2% from 1990-2000. Increases in Median Rent were also shown for Creek County of 75.4% from 1980-1990, and 33.3% from 1990-2000. In the Tulsa MSA Median Rent increased 50.8% from 1980-1990, and 41.5% from 1990-2000.

In Sapulpa, Single Family Units as a percentage of Total Housing Units were 85.8% in 1980, 85.2% in 1990 and 83.9% in 2000. In Creek County, Single Family Units as a percentage of Total Housing Units were 81.1% in 1980, 73.5% in 1990 and 71.7% in 2000. In the Tulsa MSA, Single Family Units were 74.5% in 1980, 70.3% in 1990, and 71.4% in 2000. In 2000 in Sapulpa, Owner Occupied housing composed 70.7% of the total composed to 29.3% for Rental. In 2000 in Creek County, Owner Occupied composed 78.0% compared to 22% for Rental.

Race of Oklahoma, Tulsa MSA, Creek County and Sapulpa 1980-1990

The data for Race of Oklahoma, Tulsa MSA, Creek County and Sapulpa for 1980-1990 are shown on pages 1, 2, and 3 of Table 15. The categories for comparison for 1980 and 1990 are as follows: White, Black, American Indian/Eskimo/or Aleut, Asian, and Other. Due to changes in categories in 2000, it is not possible to directly compare 1980 and 1990 data to the 2000 Census data shown on Table 16.

Table 15

Race of Oklahoma, Tulsa MSA, Creek County, and Sapulpa: 1980-1990

Race	Oklahoma				Creek County			
	1980		1990		1980		1990	
	No.	%	No.	%	No.	%	No.	%
White	2,603,063	86.04%	2,587,439	82.26%	53,068	89.92%	53,778	88.28%
Black	204,810	6.77%	232,244	7.38%	2,129	3.61%	1,670	2.74%
American Indian, Eskimo, or Aleut	171,224	5.66%	252,468	8.03%	3,501	5.93%	5,117	8.40%
Asian	19,765	0.65%	32,561	1.04%	92	0.16%	138	0.23%
Other	26,428	0.87%	40,873	1.30%	226	0.38%	212	0.35%
Total	3,025,290	100.00%	3,145,585	100.00%	59,016	100.00%	60,915	100.00%

Race	Tulsa MSA				Sapulpa			
	1980		1990		1980		1990	
	No.	%	No.	%	No.	%	No.	%
White	564,452	85.89%	591,202	83.39%	13,592	85.74%	15,777	87.29%
Black	51,300	7.81%	57,683	8.14%	1,060	6.69%	762	4.22%
American Indian, Eskimo, or Aleut	34,170	5.20%	48,348	6.82%	1,114	7.03%	1,419	7.85%
Asian	3,610	0.55%	6,623	0.93%	23	0.15%	24	0.13%
Other	3,641	0.55%	5,098	0.72%	64	0.40%	92	0.51%
Total	657,173	100.00%	708,954	100.00%	15,853	100.00%	18,074	100.00%

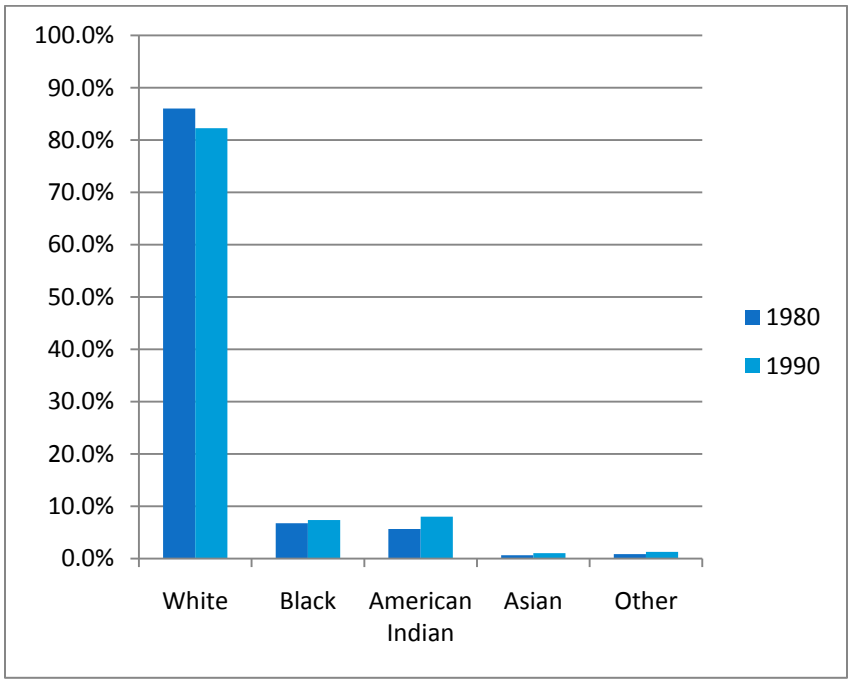
Source: U.S. Bureau of the Census, 1980 & 1990

In Oklahoma, the percentage of the population that is White was 82.26% in 1990; however, this percentage showed a 3.78% decline from 86.04% in 1980. Increases are shown for 1980-1990 for each of the other categories documenting a trend toward a more diverse population overall. Although the differences in the 1980 percent compared to the 1990 percent are relatively small, as a percentage of change from 1980-1990 the following trends in Oklahoma are noted: White population decreased 4.4%; Black population increased 9.0%; American Indian/Eskimo/or Aleut population increased 60%; and other population increased 49.4% in Oklahoma.

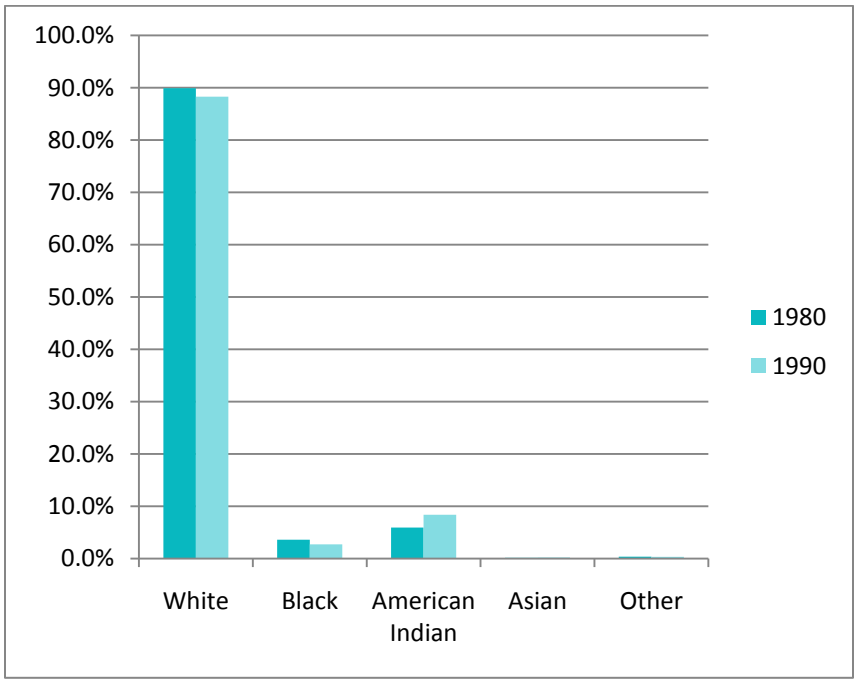
In Creek County, the percent of the White population in 1980 declined from 89.92% to 88.28%. Also in 1980 the Black population was 3.61% and declined to 2.74% in 1990. In 1990, the trend in diversification of population shown for Oklahoma from 1980 -1990 was not the same and the Creek County population was not shown to be as diverse overall as that of Oklahoma. As a percentage change from 1980 compared to 1990 the following changes as a percentage of the 1980 overall population compared to the 1990 population was as follows for Creek County: White population decreased 2.02%; Black population decreased 24.1%; American Indian/Eskimo/or Aleut increased 41.7%; Asian population increased 43.8%; and Other population decreased 7.9%.

Table 15 – Graphs

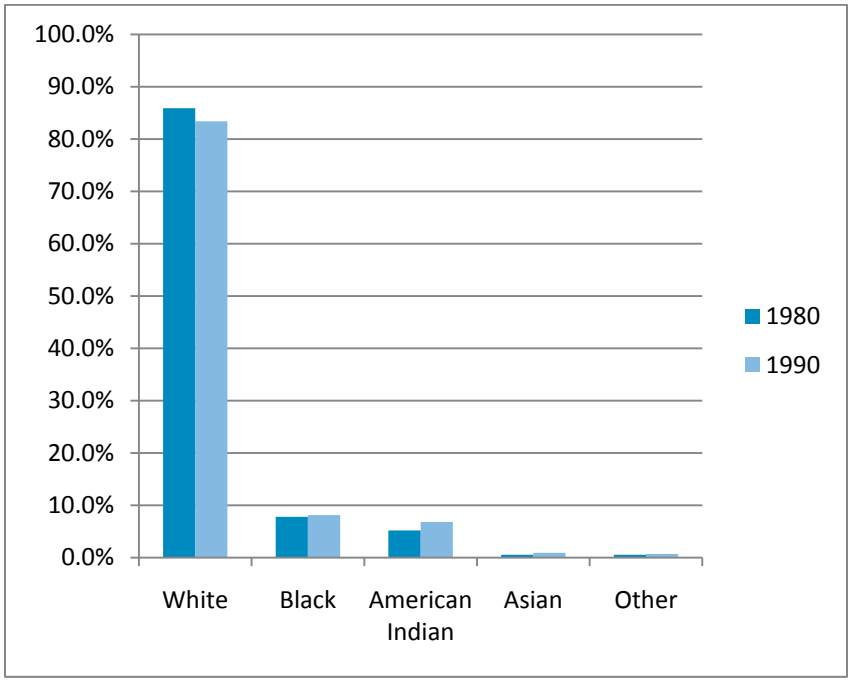
Race of Oklahoma: 1980-1990



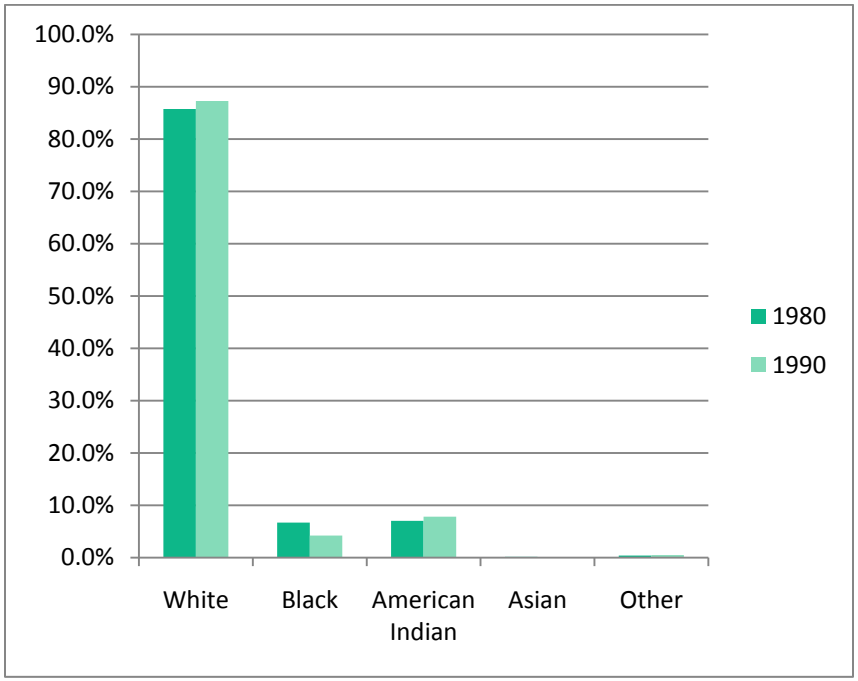
Race of Creek County: 1980-1990



Race of Tulsa MSA: 1980-1990



Race of Sapulpa: 1980-1990



In the Tulsa MSA, the overall trends in increases and decreases were the same as for Oklahoma; although in 1980, the Tulsa MSA had a lower percent of the population for White at 85.89% than did Oklahoma at 86.04%. In 1990, the comparison reversed with the Tulsa MSA having a higher percentage for White at 83.39% compared to 82.26% for Oklahoma. As a percentage of the Total Population, White decreased from 85.89% in 1980 to 83.39% in 1990, which is a 2.91% decrease. As a percentage change from 1980 compared to 1990: White population decreased 2.91%; Black population increased 4.23%; American Indian/Eskimo/or Aleut increased 31.2%; Asian population increased 69.1%; and Other population increased 30.9%.

In Sapulpa, the trends in changes in percentage of the Total Population for the categories were quite different from the Oklahoma and the Tulsa MSA, and also even from Creek County. From 1980-1990, White population as a percent of Total increased from 85.74% to 87.29%, Black population decreased from 6.69% to 4.22%; American Indian/Eskimo/or Aleut population increased from 7.03% to 7.85%; Asian population decreased from 0.15% to 0.13%, and Other population increased from 0.40% to 0.51%. As a percent change from 1980 compared to 1990, the following changes as a percentage of the 1980 overall population compared to the 1990 population are as follows:

- White population increased 1.80%
- Black population decreased 36.92%
- American Indian/Eskimo/or Aleut population increased 11.66%
- Asian population decreased 13.33%
- Other population increased 27.5%

In summary, White population as a percentage change from 1980 to 1990, showed decreases in Oklahoma; however, the decreases for the Tulsa MSA and Creek County were not as great. In the White category, Sapulpa was the only entity that showed an increase in White population as a percentage of Total from 1980 to 1990.

For Sapulpa and Creek County, Black population showed declines, whereas, this population showed increases for Oklahoma and the Tulsa MSA. American Indian/Eskimo/or Aleut population showed the greatest increase in Oklahoma and Creek County and the smallest increase being for Sapulpa. Asian population showed significant increases for Oklahoma, Tulsa MSA, and Creek County; however, decreased in Sapulpa keeping in mind that as a percent of Total Population in 1980, Asian population was less than 1%, and only in Oklahoma did this total increase to greater than 1% to be 1.04%. Other Population also showed double-digit increases for Creek County and Oklahoma with the largest change recorded for Oklahoma.

Race of Oklahoma, Tulsa MSA, Creek County and Sapulpa: 2000

The data for Race of Oklahoma, Tulsa MSA, Creek County and Sapulpa for 2000 are shown in Table 16. Due to the changes in categories of Race for the 2000 Census, it is not possible to compare 1980 and 1990 data to 2000. The categories and variables in the Table changed to two major categories and a One Race that includes White, Black, American Indian/ Eskimo/ or Aleut, Asian, or Other; and Two or More Races. The third sub-category was for Hispanic; however, numerical data for Hispanic is also included in the two major categories by the Census.

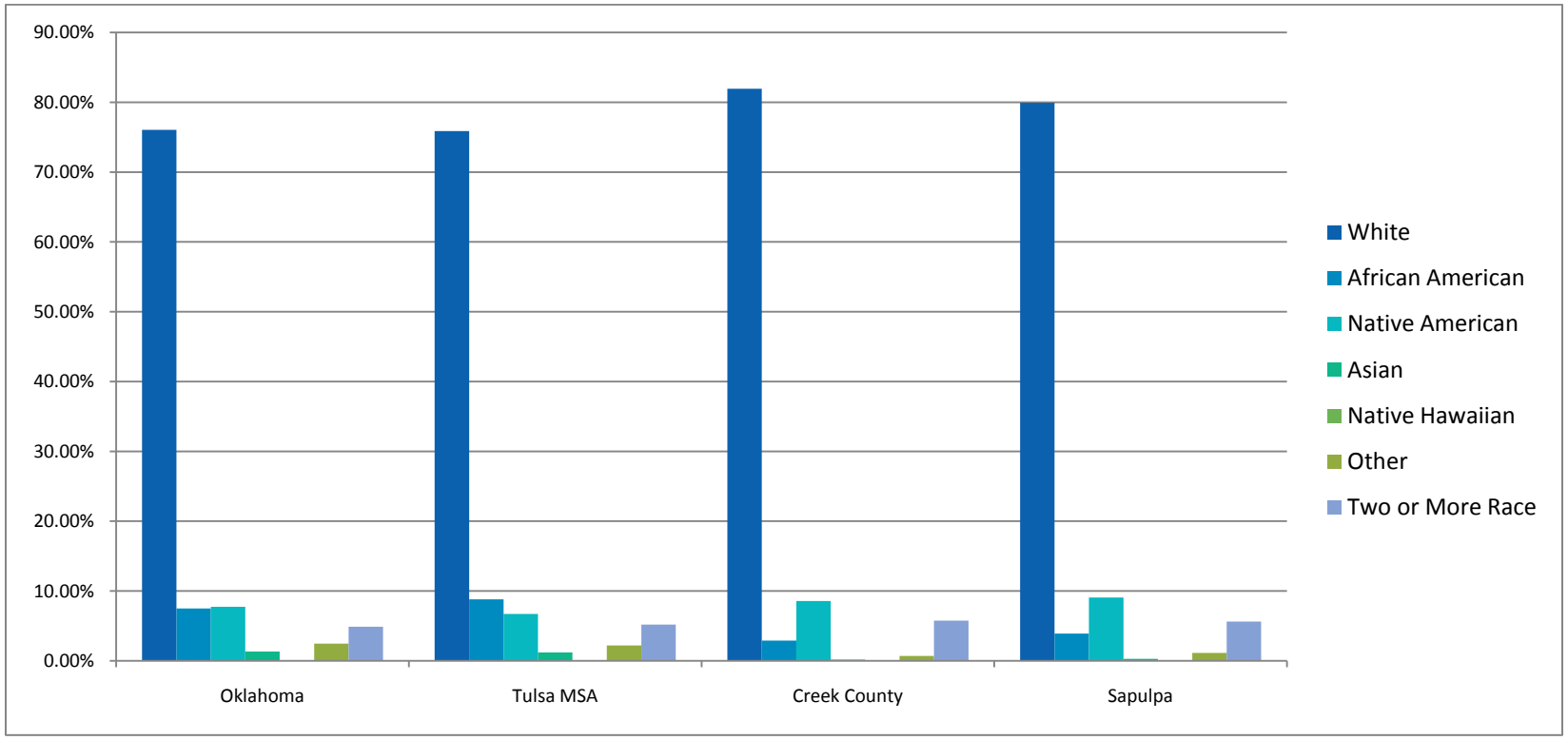
Table 16

Race/Ethnicity	Oklahoma		Tulsa MSA		Creek County		Sapulpa	
	Total No.	%	Total No.	%	Total No.	%	Total No.	%
Total Population	**3,450,654**		**803,235**		**67,367**		**18,848**	
White	**2,624,679**	**76.1%**	**609,451**	**75.9%**	**55,198**	**81.9%**	**15,065**	**79.9%**
African American	**258,532**	**7.5%**	**70,682**	**8.8%**	**1,953**	**2.9%**	**736**	**3.9%**
American Indian & Alaska Native	**266,801**	**7.7%**	**53,817**	**6.7%**	**5,757**	**8.5%**	**1,709**	**9.1%**
Asian	**45,546**	**1.3%**	**9,593**	**1.2%**	**106**	**0.2%**	**51**	**0.3%**
Native Hawaiian & Other Pacific Islander	**1,840**	**0.1%**	**317**	**0.0%**	**17**	**0.0%**	**15**	**0.1%**
Other	**84,830**	**2.5%**	**17,697**	**2.2%**	**462**	**0.7%**	**212**	**1.1%**
Two or More Races	**168,426**	**4.9%**	**41,678**	**5.2%**	**3,874**	**5.8%**	**1,060**	**5.6%**
Hispanic	**177,768**	**5.2%**	**38,365**	**4.8%**	**1,390**	**2.1%**	**508**	**2.7%**

Source: U.S Bureau of the Census, 2000

Due to differences in categories Census 2000 cannot be compared to the previous Census data in Table 14.

Table 16 – Graph



Oklahoma and the Tulsa MSA recorded the largest percentage of the population for One Race at 95.50% and 95.20%. Although only slightly lower, Creek County and Sapulpa both had 94.80% as One Race. In the Two or More Races category, Creek County and Sapulpa each recorded the identical 5.20% that was also greater than the Tulsa MSA at 4.80% and Oklahoma at 4.50%.

For White population, Creek County and Sapulpa recorded the largest percentages at 82.30% and 80.90% respectively. Oklahoma White population was 76.20% and the Tulsa MSA at 76.00%.

The Tulsa MSA recorded the largest percentage for Black at 8.80%, with Oklahoma at 7.60%, Sapulpa at 3.80% and Creek County at 2.60%.

Creek County recorded the largest percentage of American Indian/Eskimo/or Aleut at 9.00%. Sapulpa was recorded at 8.70%, with Oklahoma and the Tulsa MSA at 7.90% and 6.90% respectively.

Oklahoma and the Tulsa MSA recorded the two largest percentages of Asian population at 1.40% and 1.20% respectively, while Sapulpa recorded 0.40% and Creek County 0.30%.

The highest percentage of Other Race in 2000 was in Oklahoma at 2.40%, with the Tulsa MSA at 2.10%, Sapulpa at 1.00%, and Creek County at 0.60%.

Hispanic population, as a percentage of the total in 2000, was the largest in Oklahoma at 5.20%, the Tulsa MSA at 4.80%, Sapulpa at 2.50%, and Creek County at 1.90%.

Summarizing the data for Race in 2000 and comparing Sapulpa to Oklahoma, the Tulsa MSA and Creek County indicates the following:

One Race	Ranked Second tied with Creek County
Two or More Races	Ranked First tied Creek County
Hispanic	Ranked Third but larger than Creek County

Summarizing the data for Race in 2000 for the Sub-categories of One Race and comparing

Sapulpa to Oklahoma, the Tulsa MSA and Creek County indicates the following:

White	Ranked Second Behind Creek County
Black	Ranked Third but Ahead of Creek County
American Indian/	
Eskimo/or Aleut	Ranked Second Behind Creek County
Asian	Ranked Third but Ahead of Creek County
Other	Ranked Third but Ahead of Creek County

Selected Population & Demographic Characteristics for Sapulpa from the 2006-2008 American Community Survey

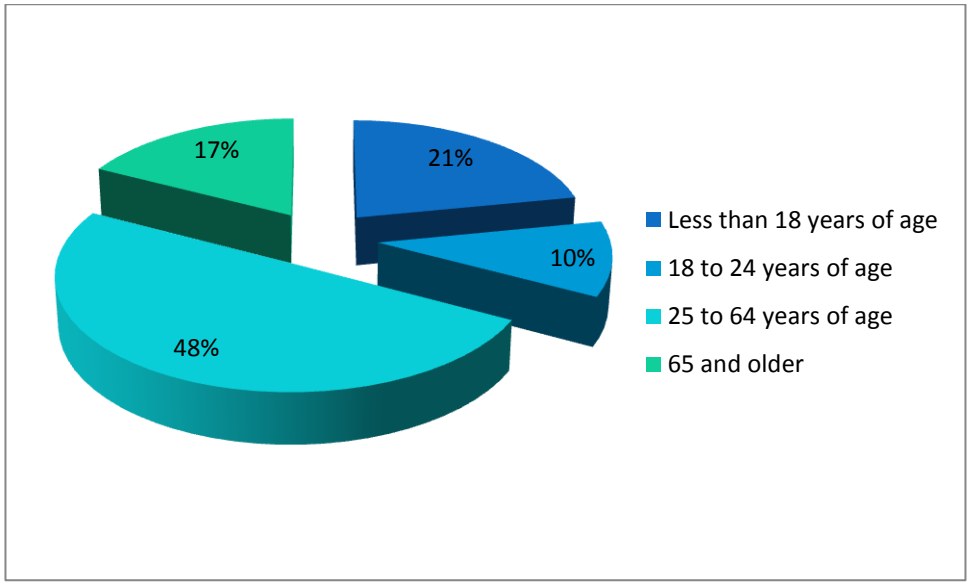
The American Community Survey
Population Data & Statistics for Sapulpa 2006-2008

Sapulpa Age Data

Sapulpa population is 53% female and 47% male. Children under the age of 18 make up 21% of the total population. College age students 18 to 24 comprise of 10% of the Sapulpa population and 17% of Sapulpa's residents are of retirement age (65 and older).

Sapulpa Data - ACS 2006-2008			
Under 5 years	1,223	*Total males*	9,714
5 to 9 years	969	*Total females*	10,916
10 to 14 years	1,049		
15 to 17 years	1,109		
18 and 19 years	280	*Total persons less than 18*	4,350
20 years	651	*Total college age population*	
21 years	218	*(ages 18 to 24)*	2,137
22 to 24 years	988		
25 to 29 years	1,521	*Total population 65 & older*	3,466
30 to 34 years	936		
35 to 39 years	996	**Median Age**	
40 to 44 years	1,519	*Total Population*	41.7
45 to 49 years	1,245	*Males*	40.3
50 to 54 years	1,496	*Females*	43.4
55 to 59 years	1,735		
60 and 61 years	462		
62 to 64 years	767		
65 and 66 years	414		
67 to 69 years	477		
70 to 74 years	686		
75 to 79 years	754		
80 to 84 years	719		
85 years and over	416		
Totals	20,630		

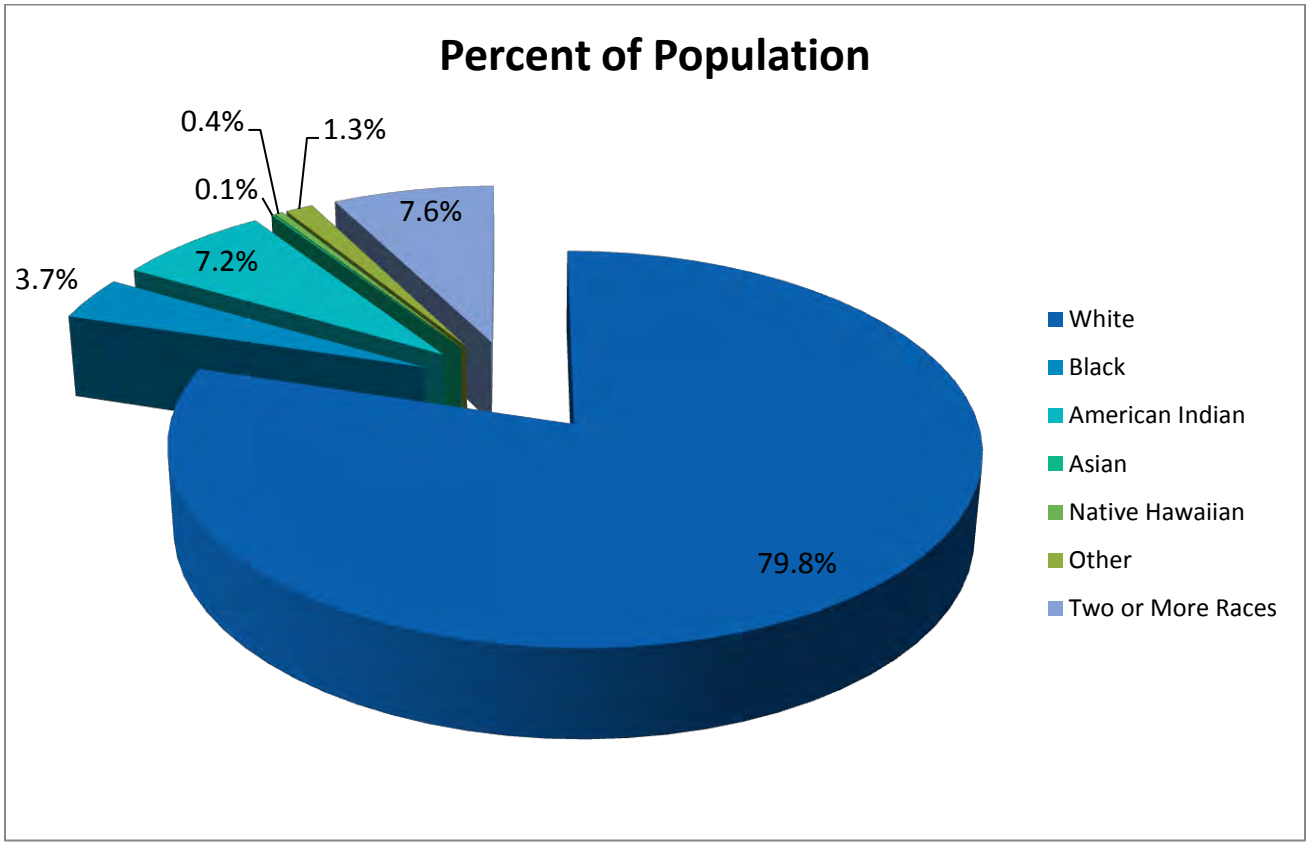
Sapulpa area population by category: ACS 2006-2008



Sapulpa Race Data

The demographics of the Sapulpa community are primarily white. Diversity for Sapulpa comes from the American Indian population and those persons who are Two or more races combined both over 7% of the total population.

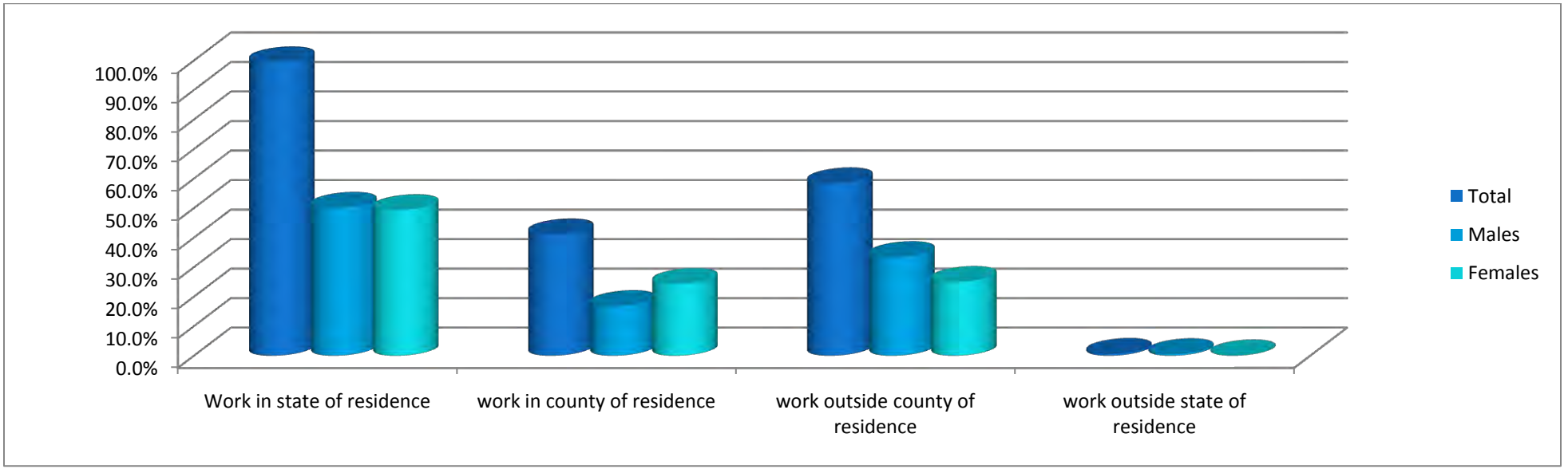
Race	Population	Percent of Population
Total Population	20,630	100%
White	16,462	79.8%
Black or African American	764	3.7%
American Indian & Alaska Native alone	1,482	7.2%
Asian	15	0.1%
Native Hawaiian & Other Pacific Islander	85	0.4%
Some Other race	258	1.3%
Two or More races	1,564	7.6%



Sapulpa Place of Work – State and County Level Data

More than half of Sapulpa residents travel outside their county of residence for employment at 58.4%. Males - 33.4% versus 25% of females travel outside of the county for work.

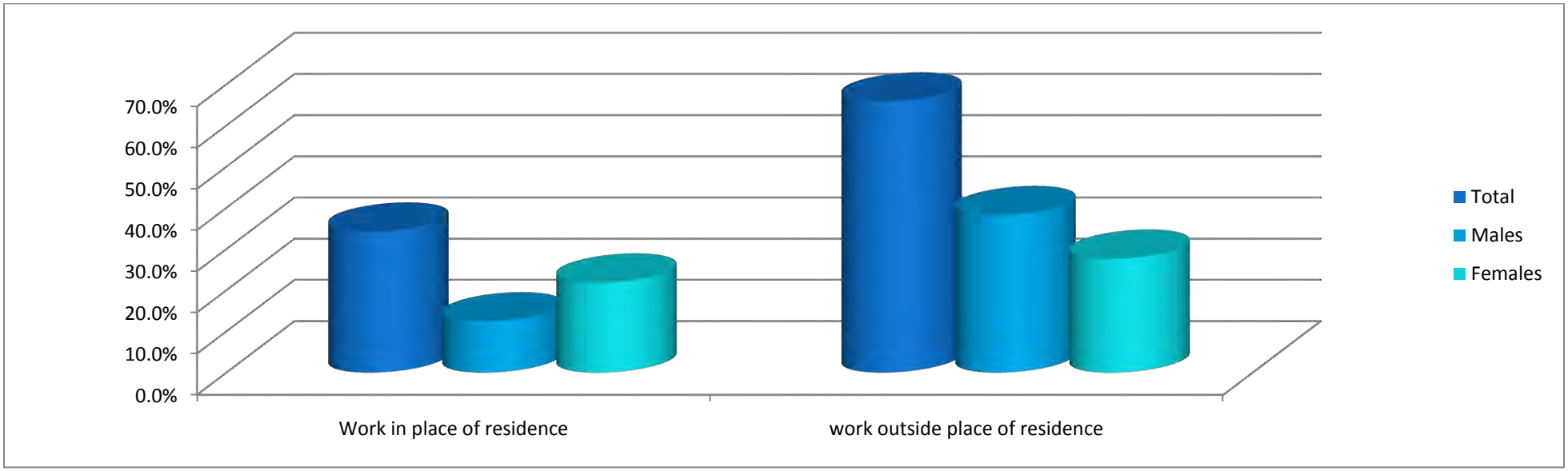
Sex of Workers by Place of Work *(Universe: Workers 16 Yrs & over)*	**Population**	**Percent of Population**
Total Population	9,834	
Work in state of residence	9,777	99.4%
Work in county of residence	4,037	41.1%
Work outside county of residence	5,740	58.4%
Work outside state of residence	57	0.6%
Males - Work in state of residence	4,930	50.1%
Males - Work in county of residence	1,648	16.8%
Males - Work outside county of residence	3,282	33.4%
Males - Work outside state of residence	49	0.5%
Females - Work in state of residence	4,847	49.3%
Females - Work in county of residence	2,389	24.3%
Females - Work outside county of residence	2,458	25.0%
Females - Work outside state of residence	8	0.1%



Sapulpa Place of Work – Place Level Data

More than 60% of Sapulpa residents travel outside their place of residence for employment. Males -38.2% versus 27.6% of females travel outside of their place of residence for work.

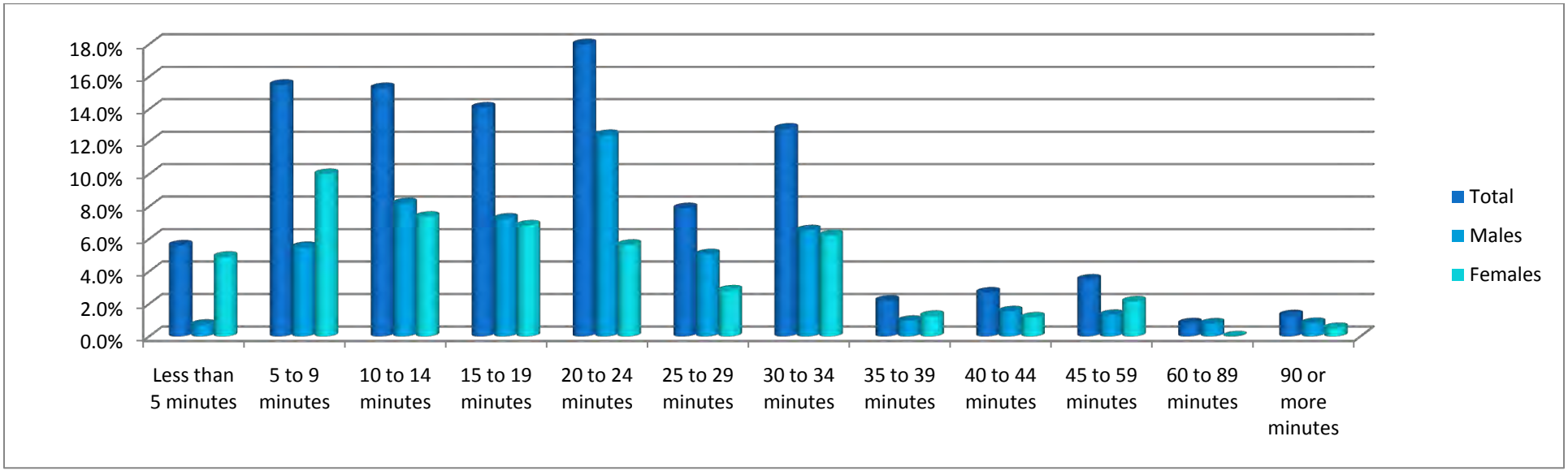
Sex of Workers by Place of Work *(Universe: Workers 16 Yrs & over)*	**Population**	**Percent of Population**
Total Population	9,834	
Work in place of residence	3,365	34.2%
Work outside place of residence	6,469	65.8%
Males - Work in place of residence	1,222	12.4%
Males - Work outside place of residence	3,757	38.2%
Females - Work in place of residence	2,143	21.8%
Females - Work outside place of residence	2,712	27.6%



Sapulpa Travel Time to Work Data

The majority of Sapulpa residents travel between 5 to 24 minutes for their commute to work each day. The majority of men travel 20 to 24 minutes while most women spend 5 to 9 minutes commuting to work.

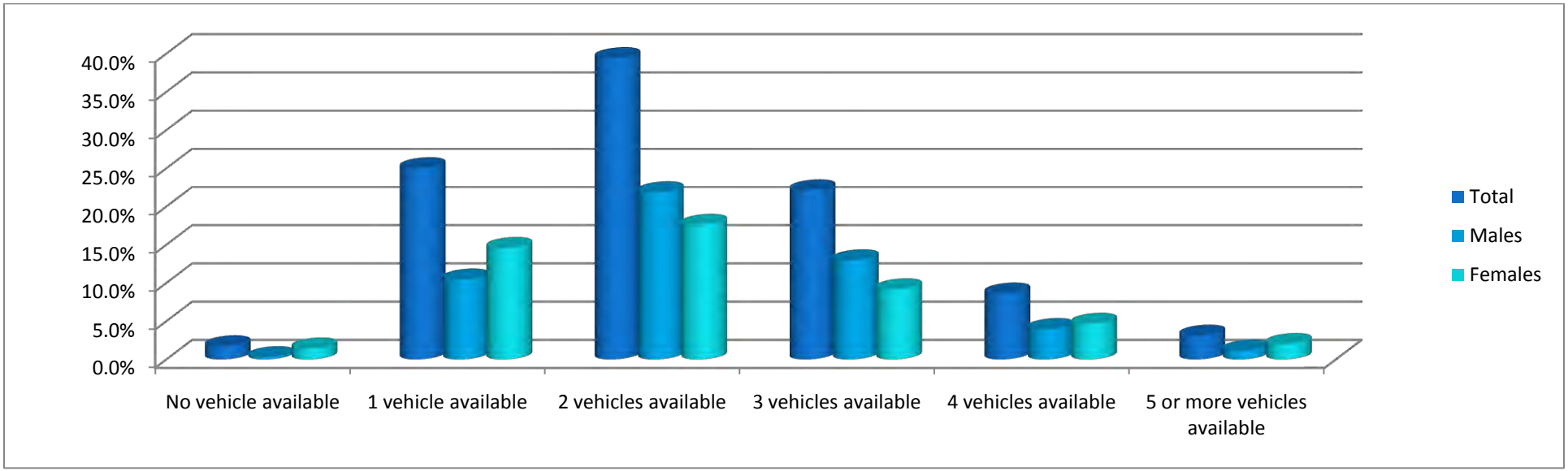
Sex of Workers by Place of Work *(Universe: Workers 16 Yrs & over who did not work at home)*	**Population**	**Percent of Population**
Total Population	9,647	
Less than 5 minutes	542	5.6%
5 to 9 minutes	1,496	15.5%
10 to 14 minutes	1,502	15.6%
15 to 19 minutes	1,359	14.1%
20 to 24 minutes	1,741	18.0%
25 to 29 minutes	761	7.9%
30 to 34 minutes	1,232	12.8%
35 to 39 minutes	214	2.2%
40 to 44 minutes	261	2.7%
45 to 59 minutes	334	3.5%
60 to 89 minutes	76	0.8%
90 or more minutes	129	1.3%



Sapulpa Vehicles Available Data

The majority of Sapulpa residents have access to a vehicle for travel to and from work. Nearly 40% of Sapulpa households have access to two vehicles. Both male and female workers are in households with 1 or 2 cars available for transportation to work.

Sex of Workers by Vehicles Available *(Universe: Workers 16 Yrs & over in households)*	**Population**	**Percent of Population**
Total Population	9,834	
No Vehicle Available	167	1.7%
1 Vehicle Available	2,459	25.0%
2 Vehicles Available	3,879	39.4%
3 Vehicles Available	2,174	22.1%
4 Vehicles Available	846	8.6%
5 or more Vehicles Available	309	3.1%



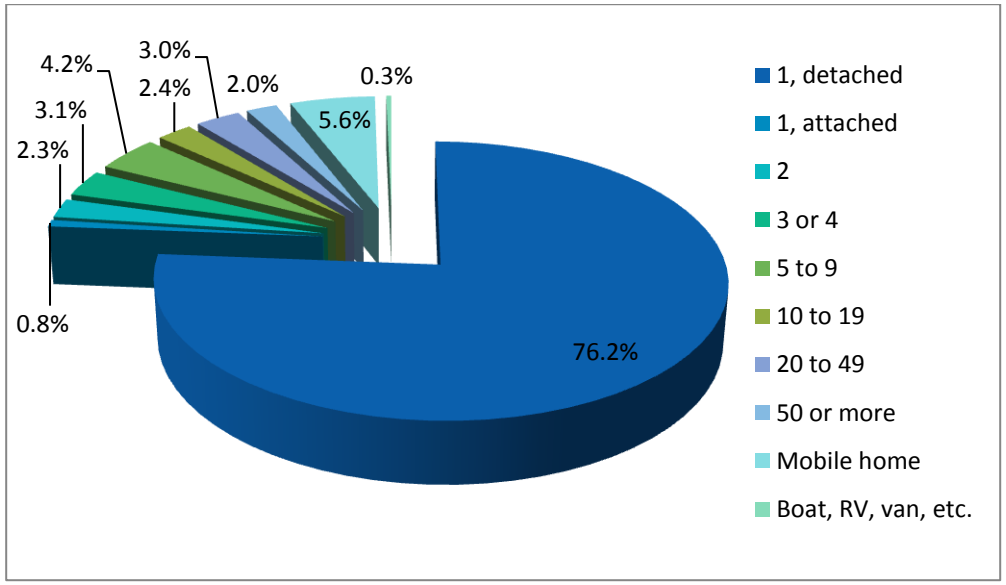
Sapulpa Household Data

The majority of Sapulpa households are family households comprising as much as 60%. Married couple families make up 75% of those family households. The majority of the married couple family households are without children under 18 years of age (51.3%). Sapulpa housing units are 91.3% occupied with 65% of those being owner-occupied and 35% renter-occupied. The majority of households are single family detached homes comprising 76% of the total housing units. The housing in Sapulpa was primarily built before 1980 with 66.7% of housing units built from 1979 or earlier. The median housing value in Sapulpa is $93,000 and median gross rent is $643.00. The majority of owner-occupied housing units have a value between $60,000 and $174,999.

Household Type	Total	Percent
Total:	8,672	
Family households:	5,221	60.2%
Married-couple family	3,933	45.4%
Other family:	1,288	14.9%
Male householder, no wife present	408	4.7%
Female householder, no husband present	880	10.1%
Nonfamily households:	3,451	39.8%
Householder living alone	3,013	34.7%
Householder not living alone	438	5.1%

Housing Units	Total	Percent
Occupied	8,672	91.3%
Owner Occupied	5,634	65%
Renter Occupied	3,038	35%
Vacant	828	8.7%

Units in Structure: Sapulpa 2006-2008

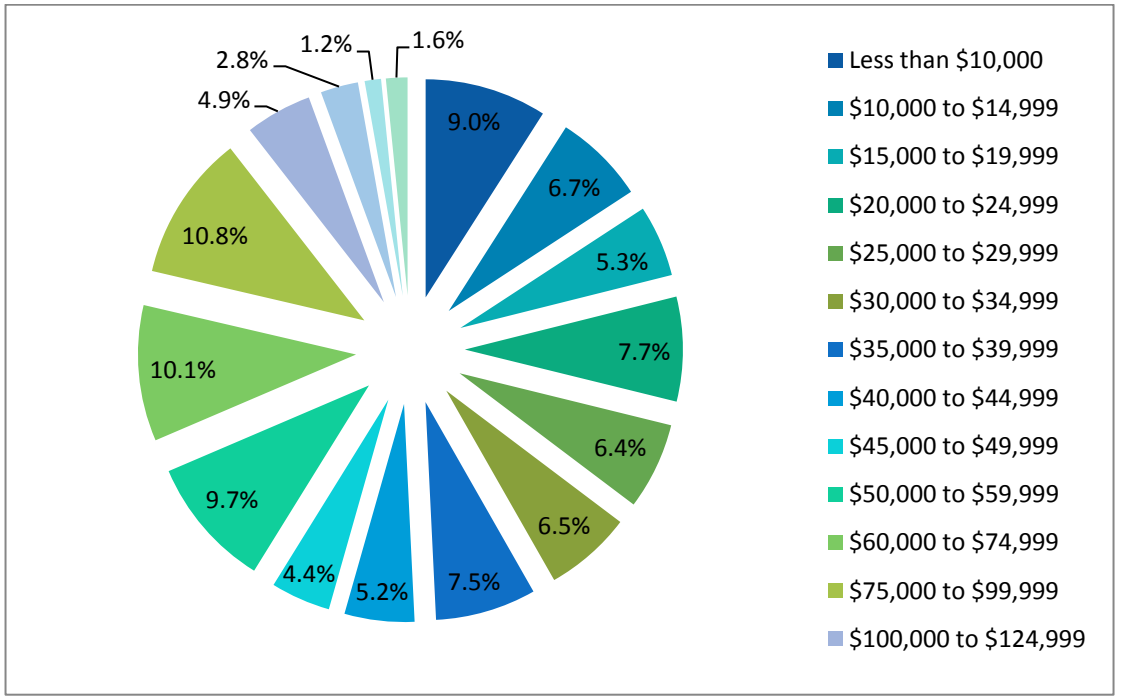


Sapulpa Income Data

The median household income in the past 12 months of the ACS survey (in 2008 inflation adjusted dollars) was $40,530. A little over 30% of Sapulpa households have income between $50,000 and $99,999. Close to 29% of households have an income below $24,999. Approximately 16% of the Sapulpa area population has income below poverty and under 10% of households with persons of 60 years or older, receive food stamps. Per capita income in the past 12 months (in 2008 inflation adjusted dollars) is $23,305.

Household Income	Total	Percent
Total Households:	8,672	
Less than $10,000	784	9.0%
$10,000 to $14,999	585	6.7%
$15,000 to $19,999	460	5.3%
$20,000 to $24,999	672	7.7%
$25,000 to $29,999	559	6.4%
$30,000 to $34,999	561	6.5%
$35,000 to $39,999	648	7.5%
$40,000 to $44,999	449	5.2%
$45,000 to $49,999	384	4.4%
$50,000 to $59,999	844	9.7%
$60,000 to $74,999	874	10.1%
$75,000 to $99,999	939	10.8%
$100,000 to $124,999	428	4.9%
$125,000 to $149,999	242	2.8%
$150,000 to $199,999	105	1.2%
$200,000 or more	138	1.6%
Median Household Income		**$40,530**

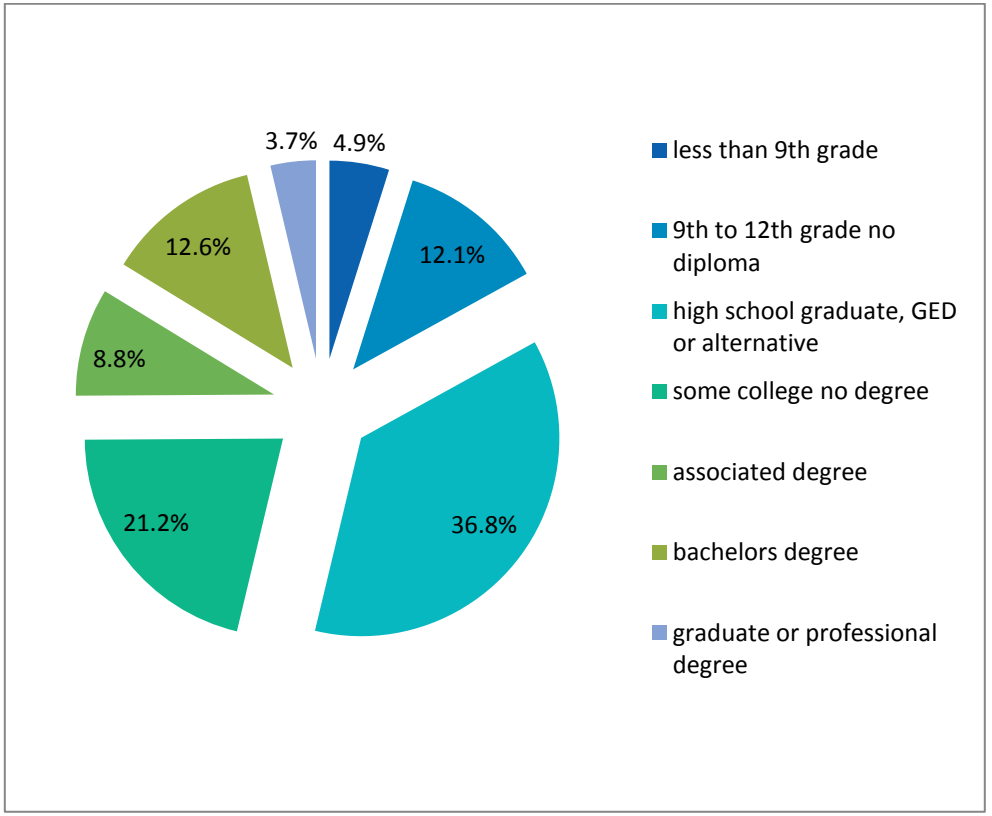
Percent Household Income – Sapulpa 2006-2008



Sapulpa Educational Attainment Data

Over 36% of Sapulpa residents have at least a high school education, GED or equivalency. At least 21% of residents have some college but no degree. Over 12% of residents 18 years and over have a bachelor's degree.

Total Population 18 Years and Over		% of Population
Less than 9th grade	792	4.9%
9th to 12th grade no diploma	1,973	12.1%
High school graduate, GED or alternative	5,984	36.8%
Some college no degree	3,446	21.2%
Associated degree	1,436	8.8%
Bachelors degree	2,047	12.6%
Graduate or professional degree	602	3.7%



2005 - 2035: Population Projections and Attractiveness Analysis

Population Projections:
The methodology for projecting and allocating, 2005 to 2035

Introduction

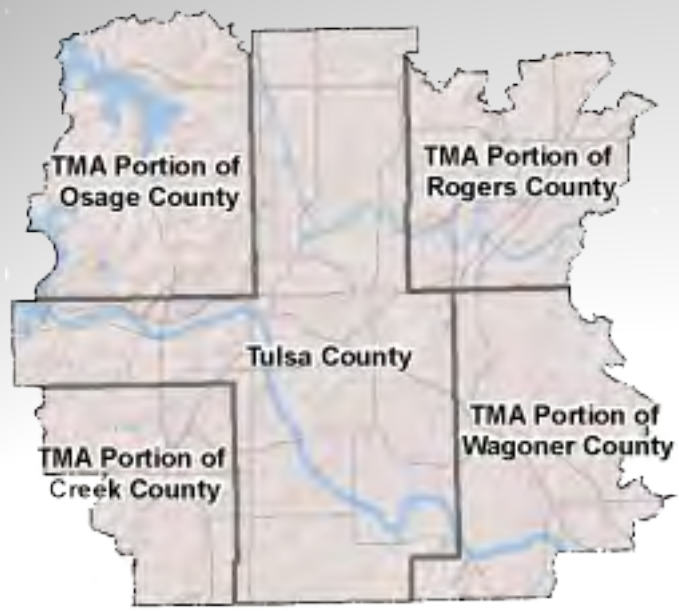
In order to develop the INCOG Long Range Transportation Plan for 2035, it is necessary to have base year and forecast year populations. Population estimates for the base year 2005 were developed and adopted in the spring of 2009. Once the base year population was established, work began on developing population projections for the horizon year. This document focuses on that work. Its goal is to describe the methods and assumptions used to project and allocate population for the year 2035 within the Transportation Management Area (TMA), but specifically focuses on the Sapulpa area. The population projection methodology is described in Step 1. The actual work of allocating the population projections was accomplished with GIS, specifically ESRI's ArcGIS, and is described in Steps 2 through 7.

Table of Contents

Step 1

The first step in the process to determine and allocate population growth was to develop population projections for each of the geographies that encompass the Transportation Management Area (TMA), namely Tulsa County and portions of Creek, Osage, Rogers, and Wagoner Counties, as is illustrated by map 1 below.

Map 1 - Geographies of the TMA



Seven different population projections were developed before arriving at the recommended population projection. The seven projection methods included linear trends, other non-linear projection models, and outside sources, such as the Oklahoma Department of Commerce projections, and Woods and Poole projections. After reviewing the various alternatives, the Woods and Poole projection scenario was selected as the "Low" growth trend. The "high" growth trend was the maximum population growth that would be reached using the technique described in this document, with the assumption that all available land would be developed based on current zoning. The average of the High and Low projections served as a middle of the road projection. The actual recommended projection used for the Long Range Plan was the average of all seven projections, with some slight modifications due to the allocation methodology used. Table 1 below has the recommended projection for each geography within the TMA including the Sapulpa area based on the Transportation Analysis Zones (TAZs) that most correspond to the corporate limits of Sapulpa. *See Technical Documentation, Population Projections – 2005 to 2035*

Table 1

Geography	Pop 2000	Pop 2005	Pop 2035
TMA Portion of Creek County	38,181	39,506	52,685
TMA Portion of Osage County	20,521	22,175	33,197
TMA Portion of Rogers County	45,619	52,600	94,164
Tulsa County	563,299	588,016	771,381
TMA Portion of Wagoner County	38,374	44,003	79,044
Totals	705,994	746,300	1,030,471
Sapulpa (based on TAZs)	21,374	22,167	28,948

Step 2

The second step in the process was to identify vacant developable parcels (VDP) that could potentially be developed as residential units. The process of identifying VDP involved using the parcel data provided to INCOG by the respective county assessors and identifying vacant parcels from the attributes in the file and/or a visual analysis in which the latest aerials were used. The visual analysis process involved panning across the aerials and selecting parcels that contained no identifiable residential structure.

Note: Parcels that were located in rights-of-way, parks, nature preserves, commercial areas and industrial areas were excluded. Parcels containing agricultural structures, such as barns, were considered vacant for purposes of this analysis.

Step 3

The third step in the process to determine and allocate population growth was to reduce the capacity of those VDP that had limitations placed on them due to environmental constraints, such as being in a floodplain, having steep slopes, or having shallow soils where bedrock may be close to the surface. If a VDP was within the floodplain, had steep slopes or shallow soils its development potential was reduced. The methodology for this is explained in the next step under floodplain weight, slope weight, and depth to bedrock weight, respectively.

Step 4

The fourth step in the process was to create a Residential Attractiveness Index (RAI). Each VDP was first given a location classification (see table 2 below) based on whether it was in an Urban Area, Buffer Area, or Rural Area. In addition, each VDP was assigned a weight based on the nine factors described below. The higher the weight the more likely a VDP is to develop. A high weight also indicates that a VDP will develop sooner rather than later. The RAI is intended to try to reflect market conditions. In order to assign the VDP weights, the TMA was first divided into 500 x 500 foot cells and each cell was given a weight based on the nine categories listed below.

Table 2

Location Classifications	
Urban Area	VDP currently within an incorporated area
Buffer Area	VDP within one mile of an incorporated area
Rural Area	VDP greater than one mile from an incorporated area

TAZ Weight

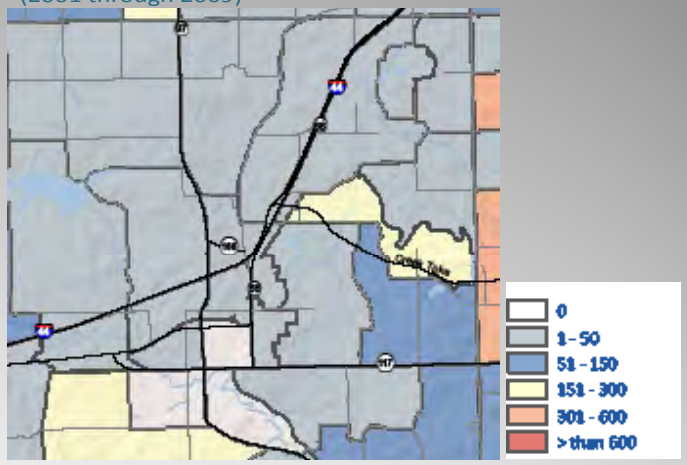
The first factor considered for the RAI was where growth has occurred. The idea being that growth will continue to occur where it has been occurring and that TAZs with high growth are more likely to continue to see higher growth. To that end, cells within Transportation Analysis Zones with newly developed parcels (NDP) between 2001 and 2009 were given a weight based on the number of NDP that were constructed in each TAZ. Table 3 below shows the weight given to each cell based on the number of NDP per TAZ. A maximum weight of 5 is possible. Map 2 below illustrates the number of NDP per TAZ.

Table 3

Newly Developed Parcels	Weight
0	0
1 to 50	1
51 to 150	2
151 to 300	3
301 to 600	4
Greater than 600	5

Map 2 - New Units Constructed per TAZ

(2001 through 2009)



Proximity Weight

The second factor considered for the RAI was the proximity of the cells to NDP. The idea being that cells that are close to NDP are more likely to develop than those cells that are farther away. This also serves to focus growth in already developed areas and slows growth in under-developed areas, which mimics existing trends. The vacant developable parcels (VDP) were subdivided in this step based on the methodology described below:

Already Subdivided Parcels

Each VDP outside of Tulsa County was evaluated based on what county it was located in and what its location classification was – urban area, buffer area, or rural area. If the size of the VDP (in acres) was less than or equal to the average size of the NDP for each respective geography and location classification, then it was assumed that the VDP was already subdivided and was not subdivided further. VDP in Tulsa County were evaluated based on their zoning. If the VDP was equal to or smaller than its respective residential zoning minimum, then it was considered already subdivided. Non-residentially zoned VDP were evaluated based on their respective TAZ's majority residential zone or in the case where their respective TAZ had no residentially zoned VDP, the majority residential zone surrounding the TAZ. Accordingly, VDP that are equal to or less than the values in table 4 below were assumed already subdivided and each one

was assumed to account for only one (1) unit.

Table 4

	Urban Area	Buffer Area	Rural Area
TMA Portion of Creek County	0.54 acres	2.45 acres	5.36 acres
TMA Portion of Osage County	0.42 acres	2.74 acres	4.2 acres
TMA Portion of Rogers County	0.4 acres	1.13 acres	2.04 acres
Tulsa County*	–	–	–
TMA Portion of Wagoner County	0.41 acres	1.13 acres	1.96 acres

*The value used for Tulsa County depends on what residential zoning district the VDP is located in or near.

All of the VDP that were already considered subdivided were given a weight based on their proximity to NDP as provided in table 5a below.

Table 5a

Proximity	Weight
Touch the boundary of a NDP	5
Are within a quarter mile of a NDP	4
Are within a half mile of a NDP	3
Are within three quarters of a mile of a NDP	2
Are within one mile of a NDP	1
Are greater than one mile from a NDP	0

Parcels Requiring Subdivision

Those VDP that are larger than the values listed above in table 4 were subdivided based on those same values for each respective county and for each respective location classification with the exception of Tulsa County. VDP in Tulsa County were subdivided based on zoning as is described below. *See Technical Documentation, Parcel Subdivision Methodology*

Tulsa County VDP Subdivision

Residentially zoned VDP were subdivided based on the average lot size of the NDP in that respective residential zoning district, as the table in the technical documentation shows.

Non-residentially zoned VDP were subdivided based on their respective TAZ's majority residential zone or in the case where their respective TAZ had no residentially zoned VDP, the majority residential zone surrounding the TAZ.

For example, an agriculturally zoned VDP will become an RS-3 zoned VDP and will be subdivided based on the average lot size of that zoning category because the majority of the VDP in said TAZ (or surrounding said TAZ) are zoned RS-3.

VDP that were subdivided were given a weight based on their proximity to NDP as shown in table 5b below. A maximum weight of 5 is possible for proximity weight.

Table 5b

Proximity	Weight
Touch the boundary of a NDP	3
Are within a quarter mile of a NDP	2
Are within a half mile of a NDP	1
Are greater than a half mile from a NDP	0

Note: when subdividing a VDP, 25% of the total was devoted to rights-of-way, stormwater management, and open space. This was based on an evaluation of subdivisions that were developed between 2001 and 2009, which showed that on average 25% of the total land area of a subdivision was devoted to non-residential uses, specifically rights-of-way, stormwater management, and open space. The remaining 75% of a VDP was devoted to residential use.

Medical Weight

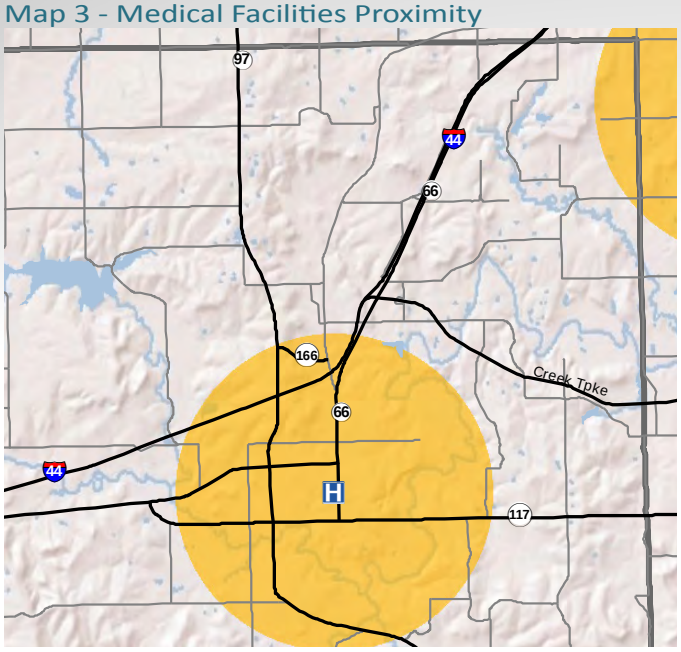
The third factor considered for the RAI was the importance given by people in their decision to locate within close proximity to full service medical facilities. This is based on two statistically significant surveys conducted in the past four years

aimed at gathering information for the Long Range Transportation Plan. Accordingly, a weight was applied to each cell as shown in table 6 below based on its proximity to hospitals as is illustrated in map 3. A maximum weight of 1 is possible.

Table 6

Medical Proximity	Weight
Within 2 miles of a medical facility	1
Greater than 2 miles from a medical facility	0

Map 3 - Medical Facilities Proximity



Access Weight

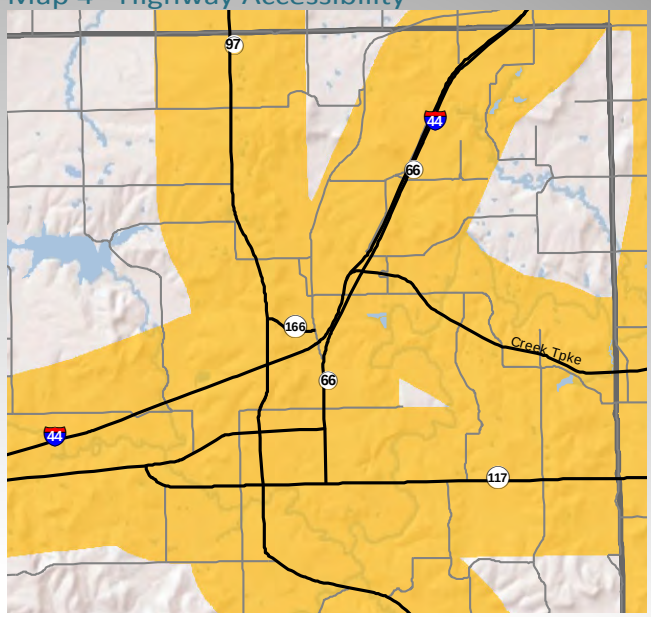
The fourth factor considered for the RAI was proximity to highways. Highways serve as major transportation corridors providing access to employment and shopping, thus, cells that are within close proximity to highways are more attractive for development than those that are further away. Table 7 provides the weight given to each cell based on its proximity to highways. A maximum weight of 1 is possible.

Table 7

Highway Proximity	Weight
Within 1 mile of a highway	1
Greater than 1 mile from a highway	0

Map 4 highlights those areas that were considered within close proximity to highways.

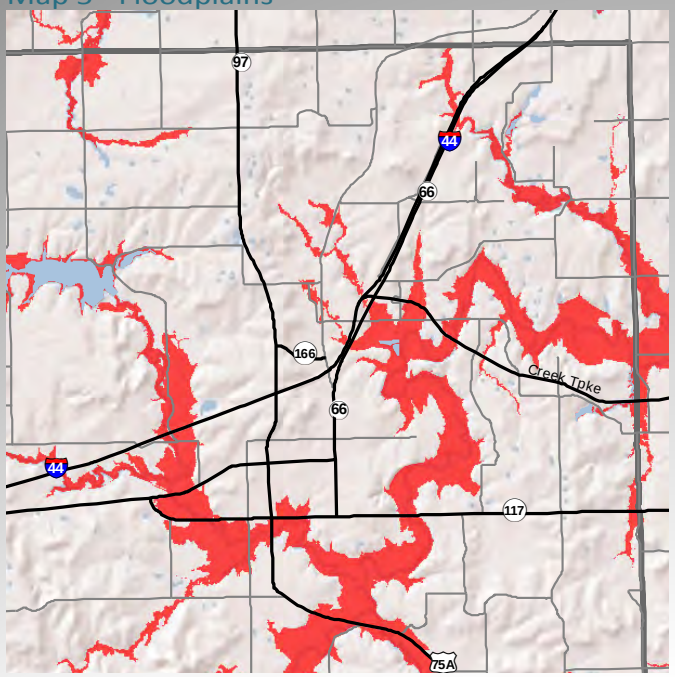
Map 4 - Highway Accessibility



Floodplain Weight

The fifth factor considered for the RAI was floodplains. Map 5 shows the location of floodplains within the TMA. Generally, development within the floodplain is not encouraged due to the potential of flooding damage; however, there are measures that can be taken to mitigate the potential of flooding within these areas - but that can prove to be costly. With that in mind, those cells located within the floodplain were given a negative weight, as table 8 shows, to accommodate for the lessened desirability of those cells within the floodplain.

Map 5 - Floodplains



Map 6 - Steep Slopes

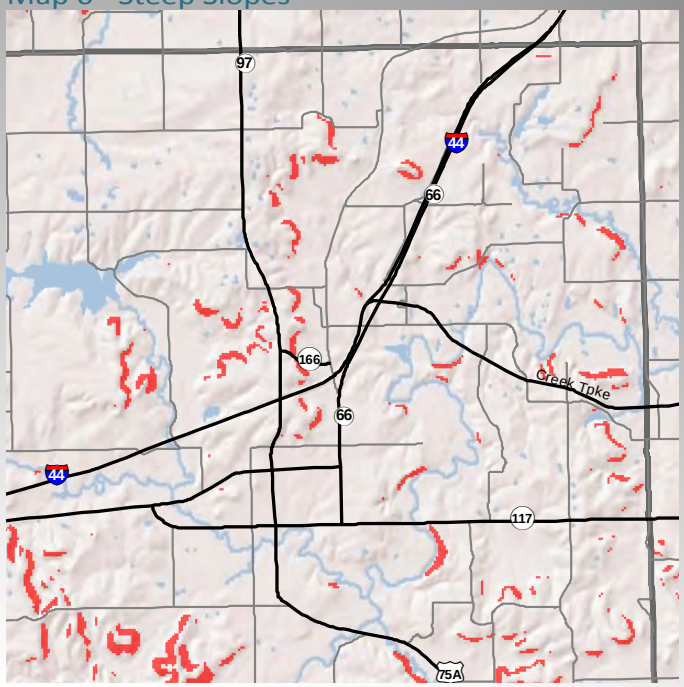


Table 8

Floodplains	Weight
VDP within the floodplain	-1
VDP not within the floodplain	0

Slope Weight

The sixth factor considered for the RAI was steep slopes. Steep slopes were factored into the analysis because they present a limitation on development both in terms of cost and in terms of density. Accordingly, cells that contained steep slopes had their density halved and they also received a negative weight as is shown in table 9.

Table 9

Steep Slopes	Weight
VDP containing steep slopes	-1
VDP containing no steep slopes	0

Steep slopes were calculated by converting a 10 foot contours vector file to raster and then performing a surface analysis to calculate slope. The slope raster was then converted back to a vector file. A location selection query was then performed which identified those cells that contained steep slopes. Any slope that was 15% or steeper, which is illustrated in map 6 below, was deemed steep for this analysis.

Depth to Bedrock Weight

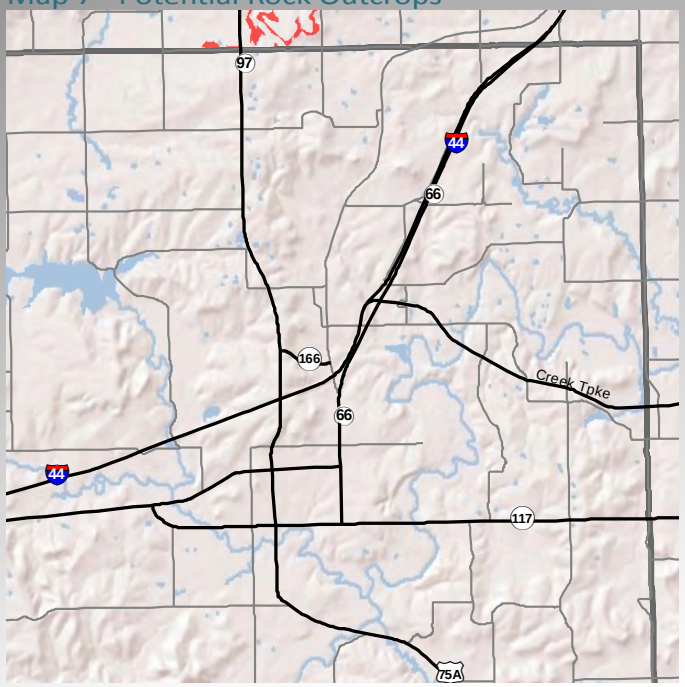
The seventh factor in determining the RAI was depth to bedrock. Essentially, this analysis identifies those areas where rock outcrops are either at the surface or very near the surface based on soil data. These areas pose development challenges, as has been the case in east Tulsa. For that reason, cells located atop soils identified as potentially containing rock outcrops were treated similarly to those that contained steep slopes - their densities were cut in half and they were given a negative weight, as table 10 shows.

Table 10

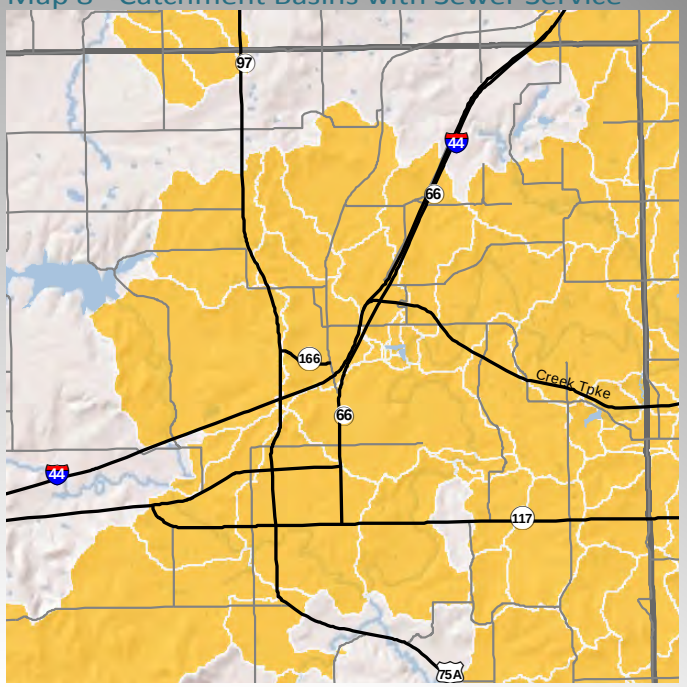
Depth to Bedrock	Weight
VDP atop shallow soils	-1
VDP not atop shallow soils	0

In order to determine where rock outcrops could potentially be located, soil data in GIS format was downloaded from the Natural Resources Conservation Service (NRCS) Soil Data Mart web site. Soils known to contain rock outcrops, as identified from the "muaggatt" table, were selected for this analysis. Map 7 identifies those soils that could potentially pose a limitation on development.

Map 7 - Potential Rock Outcrops



Map 8 - Catchment Basins with Sewer Service



Sewer Weight

An additional factor considered for the RAI was access to sewer. While it is possible to develop without sewer, it cannot be at urban/suburban densities. Therefore, cells located in catchment basins that had at least some sewer development were considered sewer accessible, as map 8 illustrates, and were given a weight as table 11 shows. Sewer accessibility was determined by identifying water catchment basins that contained sewer lines. An entire catchment basin was considered to be fully serviced by sewer even if only a small portion of the basin was currently served by sewer lines. This was the assumption since it is likely easier for the remaining parts of the basin to be serviced in the future because some infrastructure is already in place.

Sewer line data came from the previous Long Range Transportation Plan, Destination 2030, as well as from Capital Improvement Program (CIP) projects. Those catchment basins that did not contain sewer lines were considered not to have access to sewer service and are accordingly less attractive for development than those that do have sewer service.

Table 11

Sewer Access	Weight
VDP with access to sewer	1
VDP without access to sewer	0

Water Weight

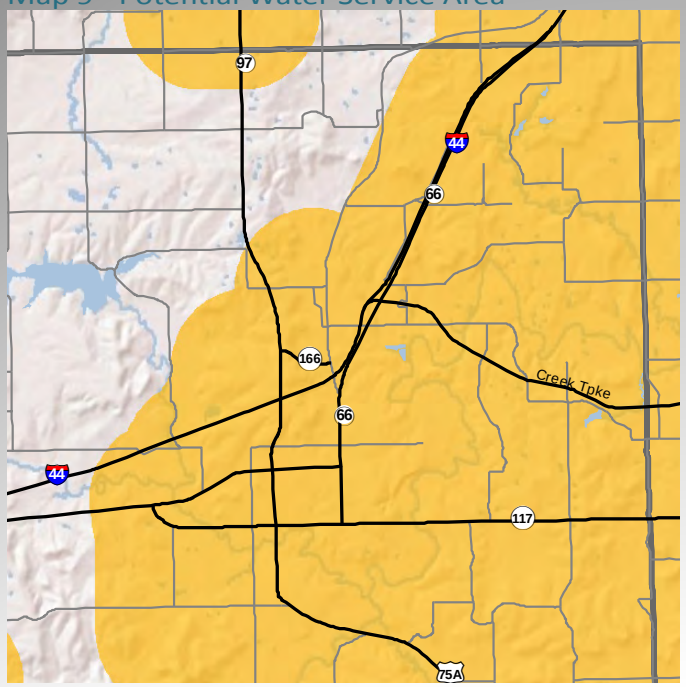
The final factor considered for the RAI was access to water. Access to water, much like access to sewer, is a big factor in determining where development can or will happen. For this analysis, any cell that was within one mile of an existing or committed water line was assumed to have access to water and was given a weight of 1, as table 12 illustrates.

Table 12

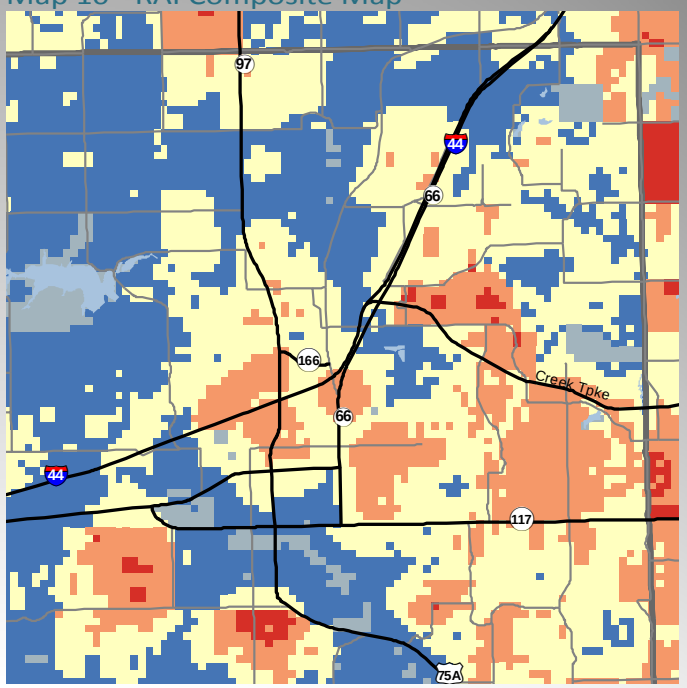
Water Access	Weight
VDP within 1 mile of a water line	1
VDP greater than 1 mile from a water line	0

Again, water line data from the Destination 2030 Plan as well as from CIP projects was used to perform this analysis. Map 9 identifies those areas that are within a mile of a water line.

Map 9 - Potential Water Service Area



Map 10 - RAI Composite Map



Mapping the Results

Once all of the weights for the nine factors were determined for each of the cells in the TMA, they were summed to create a total weight. An index value was then calculated by dividing the total weight of each given developable cell* by the average total weight of all of the developable cells within the TMA. This index value was then associated with the VDP. Map 10 below illustrates the residential attractiveness index values. The areas in red, orange, and yellow represent those areas that are most attractive for VDP to develop in, while those areas shown in dark blue and gray are less desirable due to their location.

[1] Developable cells are those cells not located in parks or bodies of water.

Step 5

The fifth step in the process to determine and allocate population growth to 2035 was to determine the number of units that would result from the subdivision of VDP described above. In order to accomplish this, the net acres of the parcels to be subdivided were divided by the subdividing lot size for the respective geography of the parcel based on the zoning for Tulsa County and for the average lot size for the surrounding counties, as was discussed in the Proximity Weight section above. *See Technical Documentation, Parcel Subdivision Methodology.* For example, a 20 acre parcel located in TAZ 481 in Tulsa County with an Agricultural Zoning classification would be subdivided as follows:

Parcel Subdivision = TA - RSO = NA
Where: TA = Total acres RSO = 25% devoted to rights-of-way, stormwater management, and open space NA = Net acres
Example: 20 - 5 = 15 acres

The net acres would then be divided by the average lot size for the respective zoning. This particular parcel is in a buffer area and the majority of the zoning for the TAZ is RS-3, which means the average lot size for subdivided

parcels would 0.24 acres. Thus, the number of units that would result from the subdivision of this 20 acre parcel would be 63 based on the following formula.

Total Unit Count = NA/ALS
Where: NA = Net acres ALS = Average lot size
Example: 15/0.24 = 63 units

In order to account for the future development of multi-family complexes (such as apartment buildings or condos), VDPs that had multi-family zoning and some VDPs located adjacent to existing multi-family complexes were assumed to be future multi-family complex sites. In these cases, the units per acre of the zoning classification or in the case of VDP located adjacent to existing multi-family complexes, the unit count of the existing complexes, were applied to the VDP to arrive at a total unit count for each future complex.

Note: parcels that were not subdivided were assumed to equal 1 unit.

Step 6

Once the number of units for all the vacant VDPs was calculated, an estimated population growth was calculated based on total unit count, vacancy rate, and average household size for the respective geography. American Community Survey data was used to determine vacancy rates and average household sizes for each county and for the Cities of Tulsa and Broken Arrow. Vacancy rates were included in the analysis, since not all available housing units are occupied at any given time. It was likewise assumed that not all newly developed parcels would be occupied in 2035, therefore, the average vacancy rate for each county and the Cities of Tulsa and Broken Arrow were used to account for this vacancy. Similarly, average household size was used in the analysis to account for the different household sizes of the different geographies. The vacancy rates and average household sizes used are assumed to remain constant through 2035. The following formula was used to calculate the estimated population growth: *See Technical Documentation, Growth per Residential Unit*

Population Growth = (UC - (UC x VR)) x AHHS
Where: UC = Unit count VR = Vacancy rate AHHS = Average household size
Example: (63 - (63 x 0.10)) x 2.43 = 138

Note: the 20 acre parcel used in the example is in an unincorporated area of Tulsa County, thus the non-City of Tulsa & Broken Arrow portions of Tulsa County vacancy rate and average household size values were used.

Step 7

The final step in the process to determine and allocate population growth to 2035 was to sum the population growth calculated in step 4 above for each respective geography and add that to the 2005 population estimates developed by INCOG in 2009. The weights developed in step 2 were used as a means of controlling how much population occurred in each geography for the 30-year period between 2005 and 2035 to reflect the recommended population projections discussed in step 1. The final recommended population totals as well as the other population trends can be found in the *Technical Documentation, Population Projections - 2005 to 2035* and *Population Projections Trends – 2005 to 2035*.

Technical Documentation

Parcel Subdivision Methodology

Tulsa County Parcel Subdivision - Units per Acre by Zoning District

Zoning	Units per Acre	Units per Acre within a PUD	Units per Acre not within a PUD	Urban Area	Buffer Area	Rural Area
R → Residential	3	-	-	-	-	-
R-1 → Residential Single-Family	1	-	-	-	-	-
R-2 → Residential Single-Family	3	-	-	-	-	-
R-3 → Residential Single-Family	4	-	-	-	-	-
RD → Residential Multi-Family	5	-	-	-	-	-
RE → Residential Single-Family	1	-	-	-	-	-
RM → Residential Multi-Family	19	-	-	-	-	-
RM-0 → Residential Multi-Family	-	15	11	-	-	-
RM-1 → Residential Multi-Family	-	26	17	-	-	-
RM-2 → Residential Multi-Family	-	36	24	-	-	-
RM-3 → Residential Multi-Family	-	87	48	-	-	-
RM-T → Residential Multi-Family	5	-	-	-	-	-
RMH → Residential Single-Family	-	-	-	-	3	1
RS → Residential Single-Family	-	-	-	5	2	1
RS-1 → Residential Single-Family	3	-	-	-	-	-
RS-2 → Residential Single-Family	5	-	-	-	-	-
RS-3 → Residential Single-Family	6	-	-	-	-	-
RS-4 → Residential Single-Family	8	-	-	-	-	-
RT → Residential Multi-Family	8	-	-	-	-	-

Growth per Residential Unit

Assumptions based on 2008 American Community Survey Data

Geography	Vacancy Rate	Average Household Size
Broken Arrow	3.7%	2.75
City of Tulsa	11.5%	2.27
Tulsa County*	10%	2.43
Creek County	12.5%	2.66
Osage County**	13.7%	2.52
Rogers County	5.5%	2.79
Wagoner County	11%	2.61

* Includes all incorporated and unincorporated portions of the county less Broken Arrow and City of Tulsa

**Assumptions based on 2006-2008 American Community Survey Data

Population Projections – 2005 to 2035

2035 Low (Woods & Poole)

Geography	Pop 2000	Pop 2005	Pop 2010	2035 Population	Change (2005 to 2035)	% Change (2005 to 2035)
TMA Portion of Creek County	38,181	39,506	40,960	44,589	5,083	12.87%
TMA Portion of Osage County	20,521	22,175	23,460	27,988	5,813	26.21%
TMA Portion of Rogers County	45,619	52,600	59,094	90,104	37,504	71.30%
Tulsa County	563,299	588,016	611,105	677,370	89,354	15.20%
TMA Portion of Wagoner County	38,374	44,003	50,972	63,328	19,325	43.92%
Totals	705,994	746,300	785,591	903,379	157,079	21.05%

2035 Mean

Geography	Pop 2000	Pop 2005	Pop 2010	2035 Population	Change (2005 to 2035)	% Change (2005 to 2035)
TMA Portion of Creek County	38,181	39,506	40,960	54,823	15,317	38.77%
TMA Portion of Osage County	20,521	22,175	23,460	39,681	17,506	78.95%
TMA Portion of Rogers County	45,619	52,600	59,094	108,229	55,629	105.76%
Tulsa County	563,299	588,016	611,105	806,483	218,467	37.15%
TMA Portion of Wagoner County	38,374	44,003	50,972	103,588	59,585	135.41%
Totals	705,994	746,300	785,591	1,112,804	366,504	49.11%

2035 High (Maximum Growth - all parcels fully developed at densities specified)

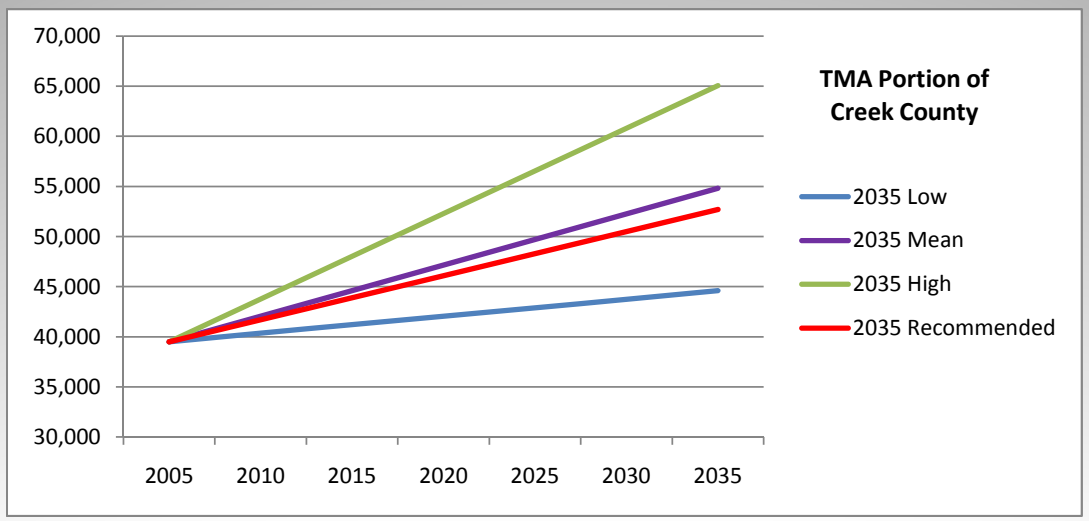
Geography	Pop 2000	Pop 2005	Pop 2010	2035 Population	Change (2005 to 2035)	% Change (2005 to 2035)
TMA Portion of Creek County	38,181	39,506	40,960	65,057	25,551	64.68%
TMA Portion of Osage County	20,521	22,175	23,460	51,375	29,200	131.68%
TMA Portion of Rogers County	45,619	52,600	59,094	126,353	73,753	140.21%
Tulsa County	563,299	588,016	611,105	935,596	347,580	59.11%
TMA Portion of Wagoner County	38,374	44,003	50,972	143,847	99,844	226.90%
Totals	705,994	746,300	785,591	1,322,228	575,928	77.17%

2035 Recommended

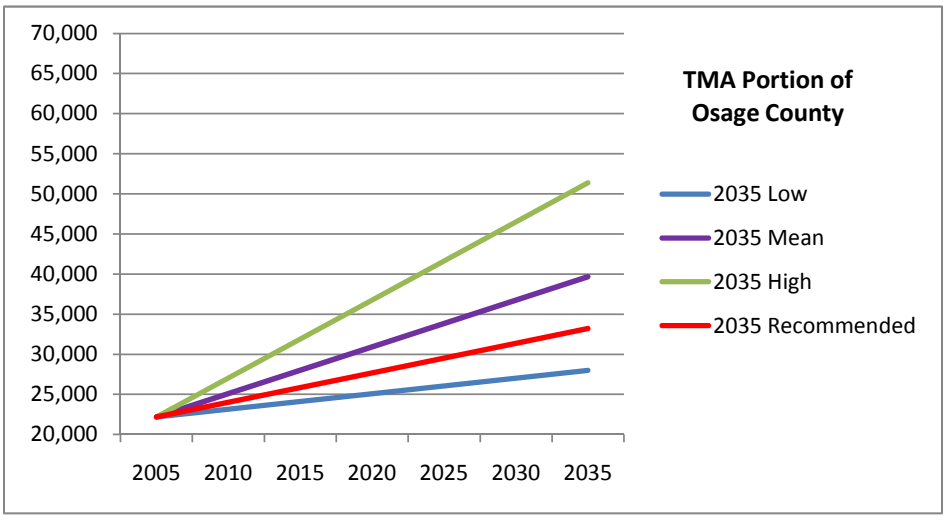
Geography	Pop 2000	Pop 2005	Pop 2010	2035 Population	Change (2005 to 2035)	% Change (2005 to 2035)
TMA Portion of Creek County	38,181	39,506	40,960	52,685	13,179	33.36%
TMA Portion of Osage County	20,521	22,175	23,460	33,197	11,022	49.70%
TMA Portion of Rogers County	45,619	52,600	59,094	94,164	41,564	79.02%
Tulsa County	563,299	588,016	611,105	771,381	183,365	31.18%
TMA Portion of Wagoner County	38,374	44,003	50,972	79,044	35,041	79.63%
Totals	705,994	746,300	785,591	1,030,471	284,171	38.08%

Geography	Pop 2000	Pop 2005	Pop 2010	2035 Population	Change (2005 to 2035)	% Change (2005 to 2035)
City of Tulsa	393,049	393,726	399,308	485,408	91,682	28.63%

Population Projections Trends – 2005 to 2035

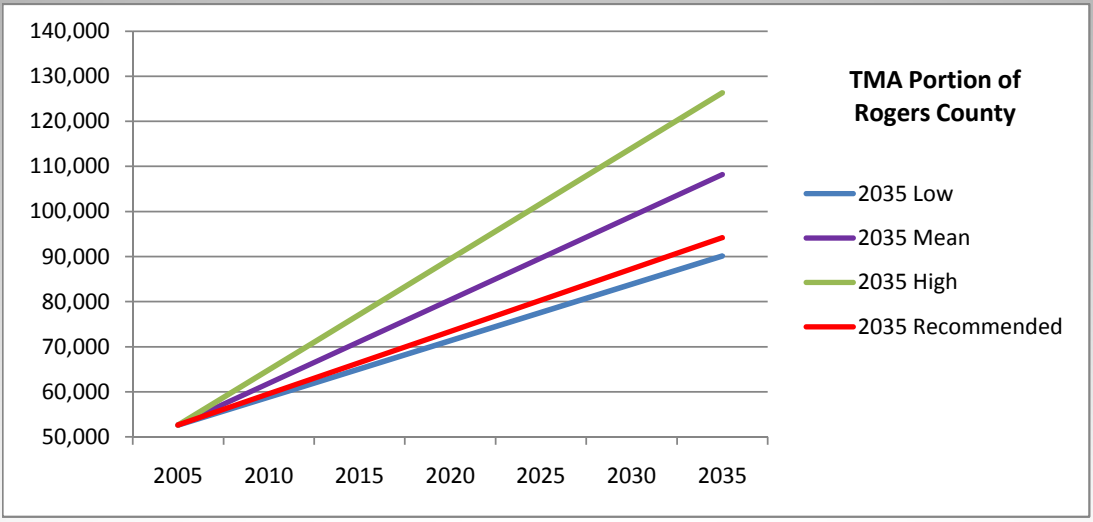


TMA Portion of Creek County	2005	2010	2015	2020	2025	2030	2035
2035 Low	39,506	40,353	41,200	42,047	42,895	43,742	44,589
2035 Mean	39,506	42,059	44,612	47,164	49,717	52,270	54,823
2035 High	39,506	43,765	48,023	52,282	56,540	60,799	65,057
2035 Recommended	39,506	41,703	43,899	46,096	48,292	50,489	52,685

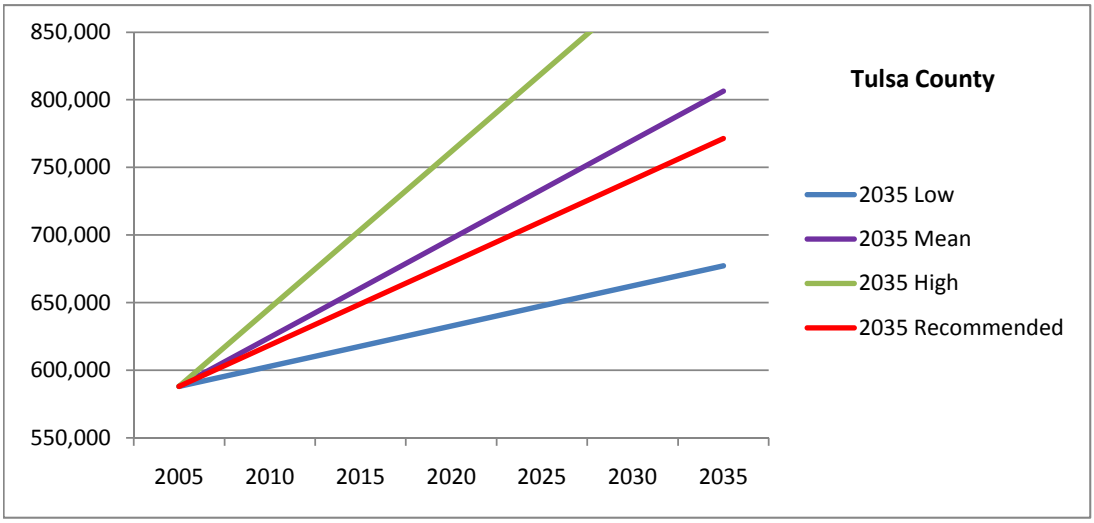


TMA Portion of Osage County	2005	2010	2015	2020	2025	2030	2035
2035 Low	22,175	23,144	24,113	25,081	26,050	27,019	27,988
2035 Mean	22,175	25,093	28,010	30,928	33,846	36,764	39,681
2035 High	22,175	27,042	31,908	36,775	41,642	46,508	51,375
2035 Recommended	22,175	24,012	25,849	27,686	29,523	31,360	33,197

Population Projections Trends – 2005 to 2035

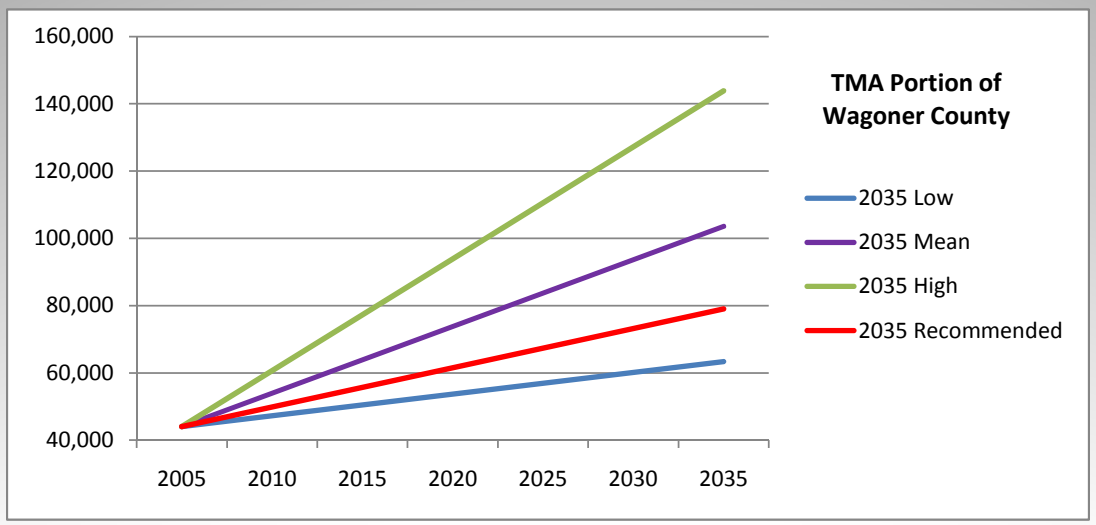


TMA Portion of Rogers County	2005	2010	2015	2020	2025	2030	2035
2035 Low	52,600	58,851	65,101	71,352	77,603	83,853	90,104
2035 Mean	52,600	61,871	71,143	80,414	89,686	98,957	108,229
2035 High	52,600	64,892	77,184	89,477	101,769	114,061	126,353
2035 Recommended	52,600	59,527	66,455	73,382	80,309	87,237	94,164

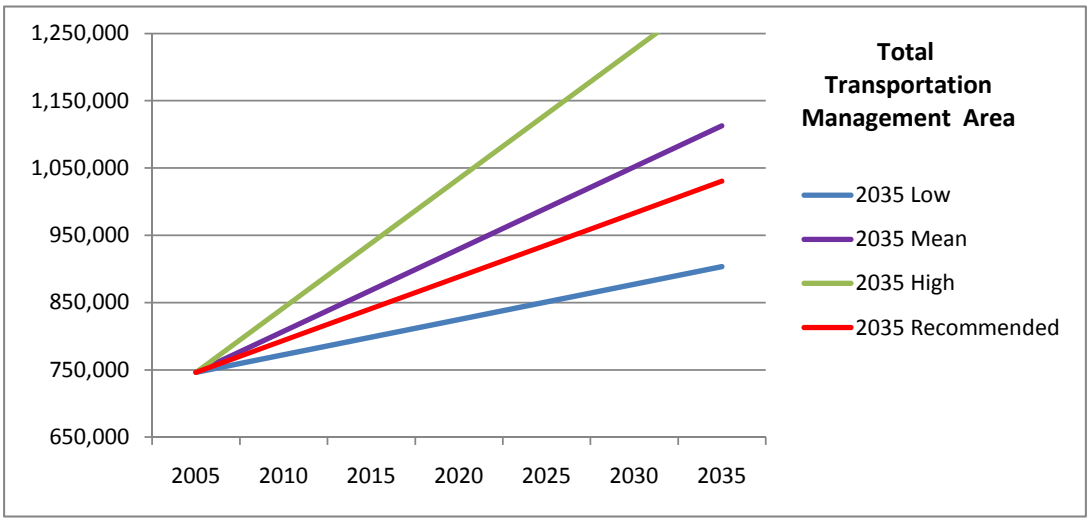


Tulsa County	2005	2010	2015	2020	2025	2030	2035
2035 Low	588,016	602,908	617,801	632,693	647,585	662,478	677,370
2035 Mean	588,016	624,427	660,838	697,250	733,661	770,072	806,483
2035 High	588,016	645,946	703,876	761,806	819,736	877,666	935,596
2035 Recommended	588,016	618,577	649,138	679,699	710,259	740,820	771,381

Population Projections Trends – 2005 to 2035



TMA Portion of Wagoner County	2005	2010	2015	2020	2025	2030	2035
2035 Low	44,003	47,224	50,445	53,666	56,887	60,107	63,328
2035 Mean	44,003	53,934	63,865	73,795	83,726	93,657	103,588
2035 High	44,003	60,644	77,284	93,925	110,566	127,206	143,847
2035 Recommended	44,003	49,843	55,683	61,524	67,364	73,204	79,044



TMA	2005	2010	2015	2020	2025	2030	2035
2035 Low	746,300	772,480	798,660	824,840	851,019	877,199	903,379
2035 Mean	746,300	807,384	868,468	929,552	990,636	1,051,720	1,112,804
2035 High	746,300	842,288	938,276	1,034,264	1,130,252	1,226,240	1,322,228
2035 Recommended	746,300	793,662	841,024	888,386	935,747	983,109	1,030,471

2005 - 2035: Employment Projections and Attractiveness Analysis

Employment Projections:
The methodology for projecting and allocating, 2005 to 2035

Introduction

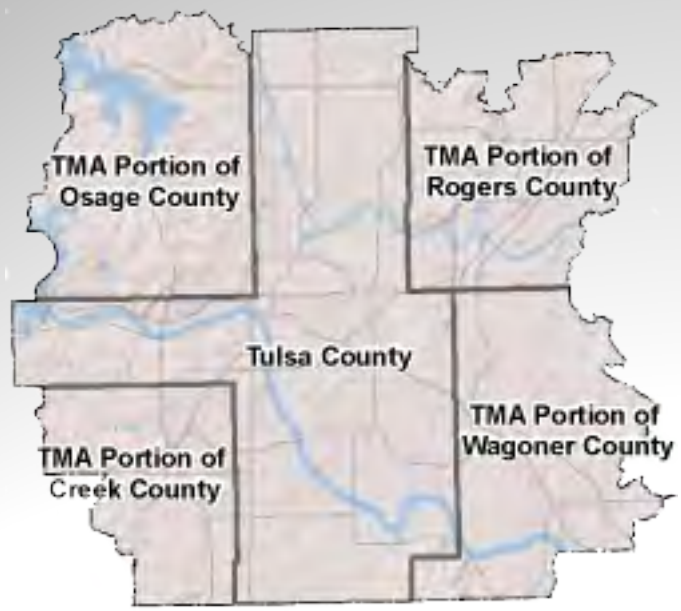
A contributing component to the update of the Regional Transportation Plan, Connections 2035, is base year and forecast year employment data. Employment estimates for the base year 2005 were developed and adopted in the spring of 2009. Since that time, INCOG has been developing employment projections for the horizon year. That work is the focus of this document. In it, the methods and assumptions used to project and allocate employment within the Transportation Management Area (TMA), and specifically for the Sapulpa area, for the year 2035 are explained. The employment projection methodology is briefly described in Step 1, while the actual work of allocating the employment projections is described in Steps 2 through 8.

Table of Contents

Step 1

The first step in the process to determine and allocate employment growth was to develop employment projections for each of the geographies that encompass the Transportation Management Area (TMA) - an area that includes all of Tulsa County and a portion of northeastern Creek, southeastern Osage, southwestern Rogers and northwestern Wagoner Counties, as is illustrated by map 1 below.

Map 1 - Geographies of the TMA



Six different employment projections were initially developed, which included private source data from Woods and Poole, publicly available data from the Bureau of Labor Statistics, as well as a ratio forecast that compared the employment per capita in 2005 and carried that forward to 2035. The actual projected employment that was allocated was a hybrid of the Bureau of Labor Statistics (BLS) and Woods and Poole. Essentially, INCOG chose the BLS Constant Share projection for the total TMA employment number for 2035, but allocated employment by industry sector based on Woods and Poole's allocation (the total BLS number was distributed by industry sector based on the same proportion as Woods and Poole's projection by industry sector). The industry sectors are based on the North American Industry Classification System (NAICS) 2-digit sectors, which divide employment into the various sectors - retail, manufacturing, construction, health care, etc. The methodology for allocating the employment to Tulsa County and to each of the portions of the other counties within the TMA is described below. Table 1 shows the recommended projection for each geography within the TMA, including those Transportation Analysis Zones (TAZs) that comprise Sapulpa, based on the methodology described in this document. *See Technical Documentation, Employment Projections – 2005 to 2035*

Table 1

Geography	Emp 2000	Emp 2005	Emp 2035
TMA Portion of Creek County	13,061	15,045	19,908
TMA Portion of Osage County	2,323	3,044	5,638
TMA Portion of Rogers County	16,742	26,207	38,245
Tulsa County	384,559	371,650	490,121
TMA Portion of Wagoner County	3,336	5,441	14,282
Total TMA	420,021	421,392	568,194
Sapulpa (based on TAZs)	10,612	12,017	15,902

Step 2

The second step in the process was to identify vacant employment parcels (VEP) that could potentially be developed as employment areas as well as existing employment parcels (EEP) - parcels currently occupied by employment. The process of identifying VEPs and EEPs involved using the parcel data provided to INCOG by the respective county assessors. Both vacant and existing employment parcels were identified based on either the assessor data and/or by a visual analysis in which aerials were used.

Note: Parcels that were located in rights-of-way, parks, nature preserves, and residential areas were excluded.

Step 3

The third step in the process was to create an Employment Attractiveness Index (EAI), which involved dividing the entire TMA into 500 x 500 foot cells and giving each cell a weight based on the ten factors described below. This was done in order to highlight areas where employment would be attracted to locate. A total weight of 11 is possible for any given cell. A table and map accompany each factor.

TAZ Weight

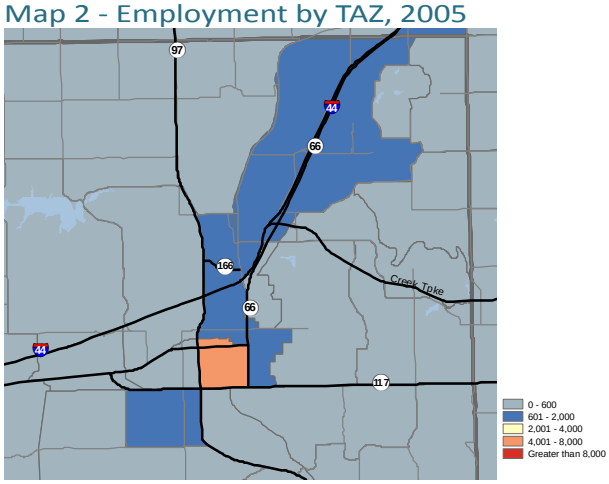
The first factor considered for the EAI was where employment was concentrated circa 2005. Cells within Transportation Analysis Zones (TAZs) with existing employment were given a weight based on the amount of employment in 2005 within each TAZ as tabel 2 shows.

Table 2

Employment by TAZ, 2005	Weight
0 employees	0
1 to 400 employees	1
401 to 1,200 employees	2
1,201 to 3,000 employees	3
3,001 to 10,000 employees	4
Greater than 10,000 employees	5

The idea behind giving a weight to each cell in each TAZ stems from the fact that employment tends to cluster with similar employment and will likely continue to do so in the future. Likewise, cells in TAZs with high concentrations of employment are more attractive for future employment growth. Map 2 below shows where employment concentrations are by TAZ within the TMA.

Map 2 - Employment by TAZ, 2005



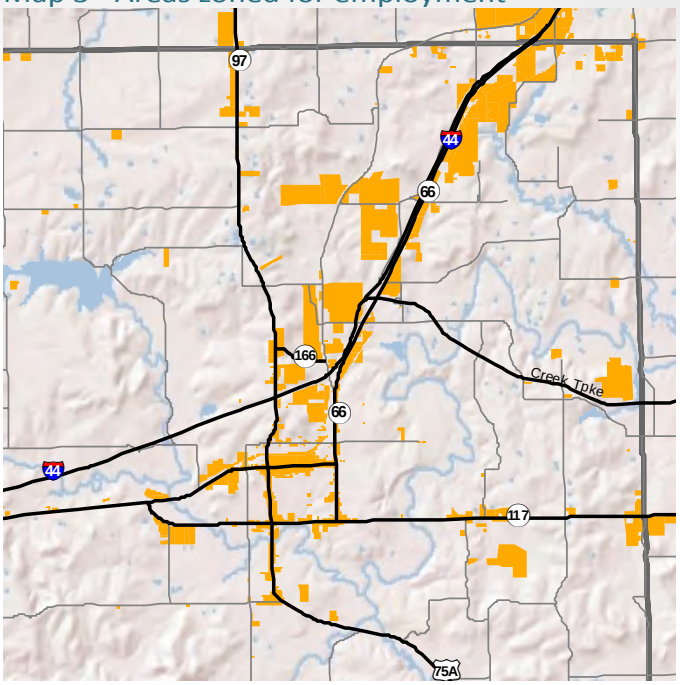
Zoning Weight

The second factor considered for the EAI was zoning. This factor takes into consideration the planning efforts, such as comprehensive plans, of the jurisdictions within the TMA and helps to ensure continuity of land uses. All cells located within commercial, office, and/or industrial zoning areas (for all zoning data available in Creek, Osage, Rogers, Tulsa, and Wagoner Counties) were given a weight of 1, as these areas are more likely to develop as employment than as residential due to their zoning. Those cells that were in areas that were not within the above listed zoning were given a weight of 0, as tabel 3 below illustrates. Map 3 shows those areas of known commercial, office, and industrial zoning.

Table 3

Zoning	Weight
Cells within areas zoned for employment	1
Cells not within areas zoned for employment	0

Map 3 - Areas zoned for employment



Access Weight

Access to highways was another factor considered for the EAI. Limited access and full-access highways were treated differently based on accessibility. For limited access highways, a half mile buffer was placed around each interchange where the highway ties into the local street network. For full-access highways, a quarter mile buffer was placed on either side, since

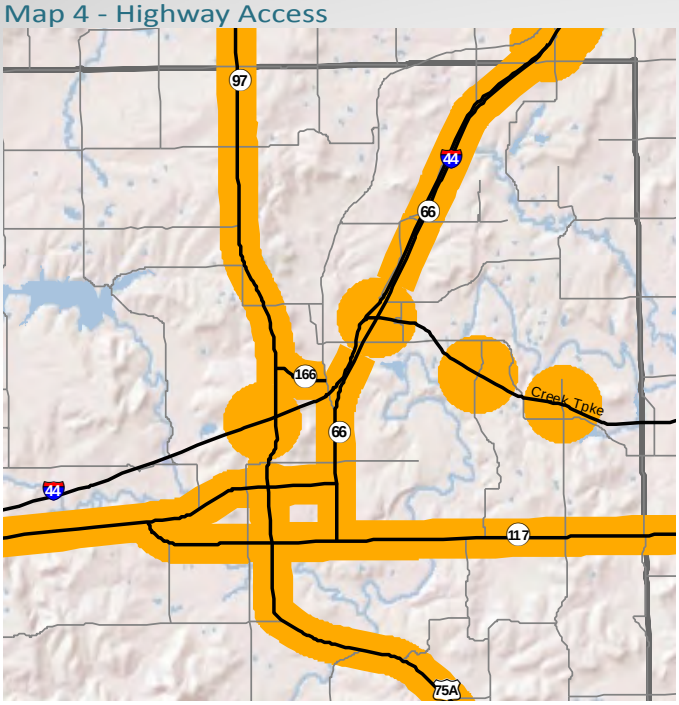
access to these types of highways is not limited to interchanges. Cells within the half mile interchange buffers and the quarter mile full-access highway buffers received a weight of 1 as table 4 shows.

Table 4

Highway Access	Weight
Cells within a half mile of an interchange	1
Cells within a quarter mile of a full-access highway	1
Cells not meeting the above criteria	0

Map 4 below identifies the interchanges where half mile buffers were placed as well as the highway segments where quarter mile buffers were placed.

Map 4 - Highway Access



Proximity Weight

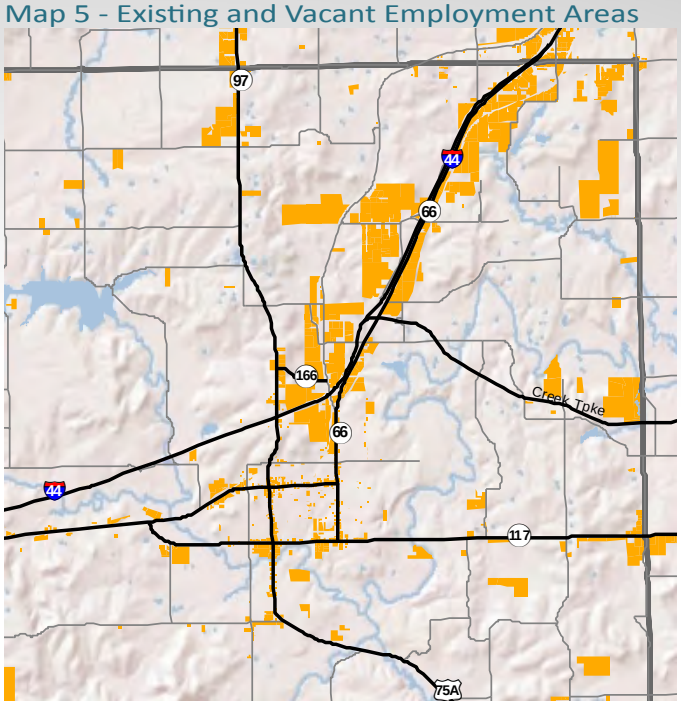
The next factor considered for the EAI was proximity to existing and vacant employment areas (the EEPs and VEPs). Cells that contained existing employment areas (industrial areas, shopping centers, universities/higher education facilities, etc.) were given a weight of 1 as is provided in table 5. Likewise, cells that contained vacant employment parcels were also given a weight of 1.

Table 5

Proximity to Employment Areas	Weight
Cells within existing employment areas	1
Cells within vacant employment areas	1
Cells not within employment areas	0

Employment areas were identified based on assessor data derived from the parcels and/or from a visual analysis using aerials. Map 5 below illustrates the existing and vacant employment areas used for the EAI.

Map 5 - Existing and Vacant Employment Areas



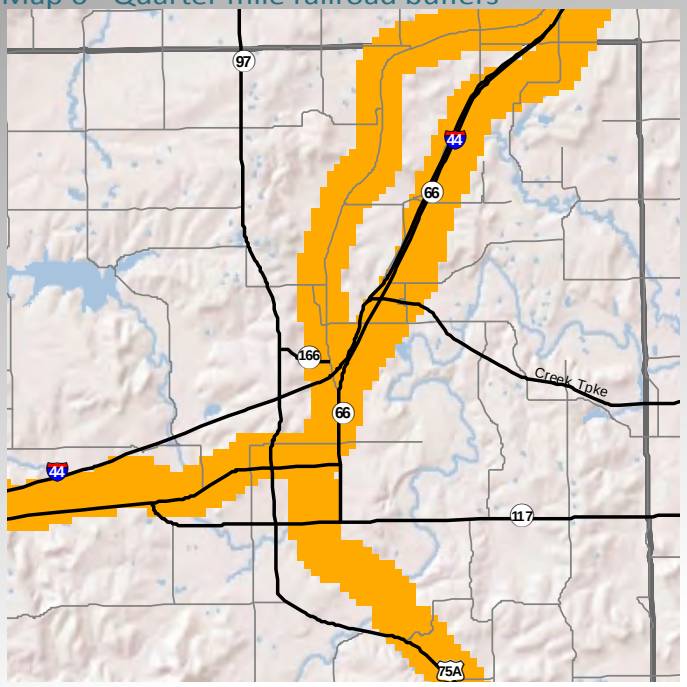
Railroads Weight

Proximity to railroads was another factor considered for the EAI. Cells that were within a quarter mile of a railroad were given a weight of 1, whereas those cells further than a quarter mile were given a weight of 0 as table 6 shows. Map 6 highlights the quarter mile buffer placed around railroads within the TMA.

Table 6

Railroad Proximity	Weight
Cells within a quarter mile of a railroad	1
Cells greater than a quarter mile from a railroad	0

Map 6 - Quarter mile railroad buffers



Sewer Weight

An additional factor considered for the EAI was access to sewer. While it is possible to develop without sewer, it cannot be at significant densities. Therefore, cells located in catchment basins that had at least some sewer development were considered sewer accessible, as map 7 illustrates, and were given a weight as table 7 shows. Sewer accessibility was determined by identifying water catchment basins that contained sewer lines. An entire catchment basin was considered to be fully serviced by sewer even if only a small portion of the basin was currently served by sewer lines. This was the assumption since it is likely easier for the remaining parts of the basin to be serviced in the future because some infrastructure is already in place.

Sewer line data came from the previous Regional Transportation Plan, Destination 2030, as well as from Capital Improvement Program (CIP) projects. Those catchment basins that did not contain sewer lines were considered not to have access to sewer service and are accordingly less attractive for development than those that do have sewer service.

Map 7 - Catchment Basins with Sewer Service

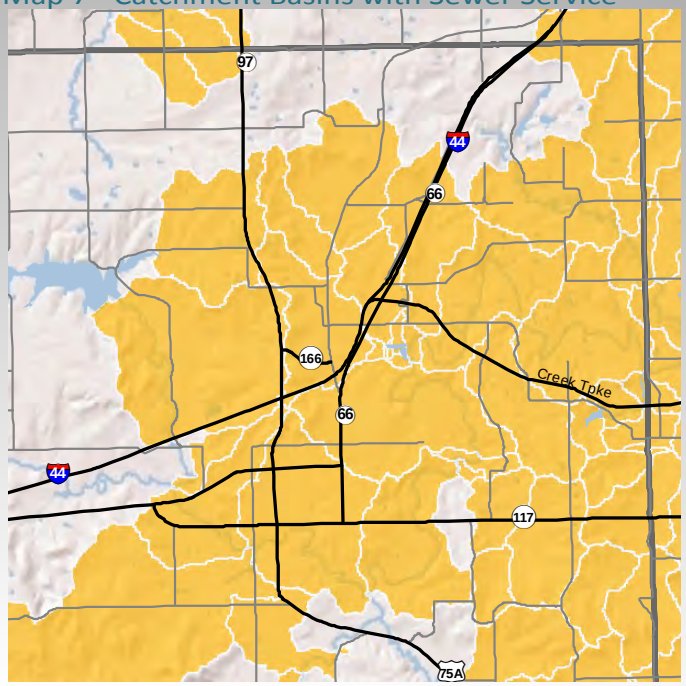


Table 7

Sewer Access	Weight
Cells accessible to sewer	1
Cells not accessible to sewer	0

Water Weight

Another factor considered for the EAI was access to water. Access to water, much like access to sewer, is a big factor in determining where development can or will happen. For this analysis, any cell that was within one mile of an existing or committed water line was assumed to have access to water and was given a weight of 1, as table 8 illustrates.

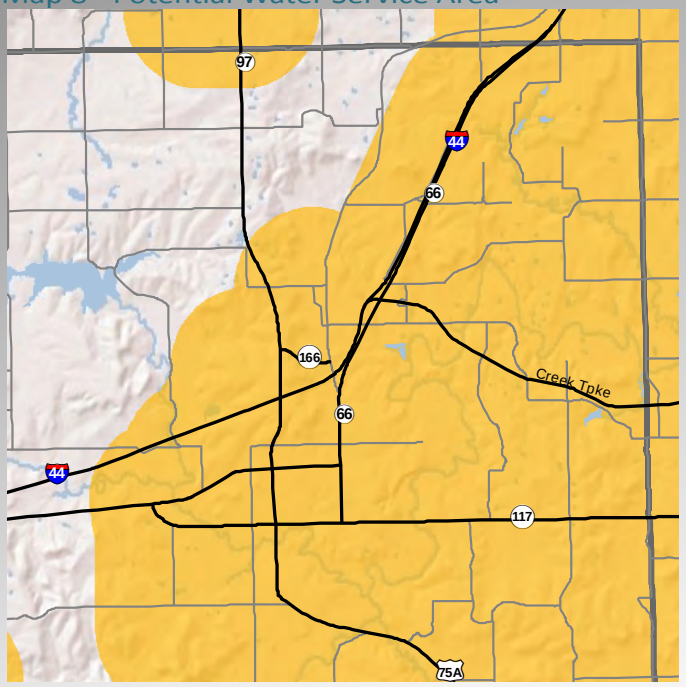
Table 8

Water Access	Weight
Cells within 1 mile of a water line	1
Cells greater than 1 mile from a water line	0

Again, water line data from the Destination 2030 Plan as well as from CIP projects was used to perform this analysis. Map 8 identifies those areas that are within

a mile of a water line.

Map 8 - Potential Water Service Area



Floodplain Weight

The eighth factor considered for the RAI was floodplains. Map 9 shows the location of floodplains within the TMA. Generally, development within the floodplain is not encouraged due to the potential of flooding damage; however, there are measures that can be taken to mitigate the potential of flooding within these areas - but that can prove to be costly. With that in mind, those cells located within the floodplain were given a negative weight, as table 9 shows, to accommodate for the lessened desirability of developing in the floodplain.

Map 9 - Floodplains

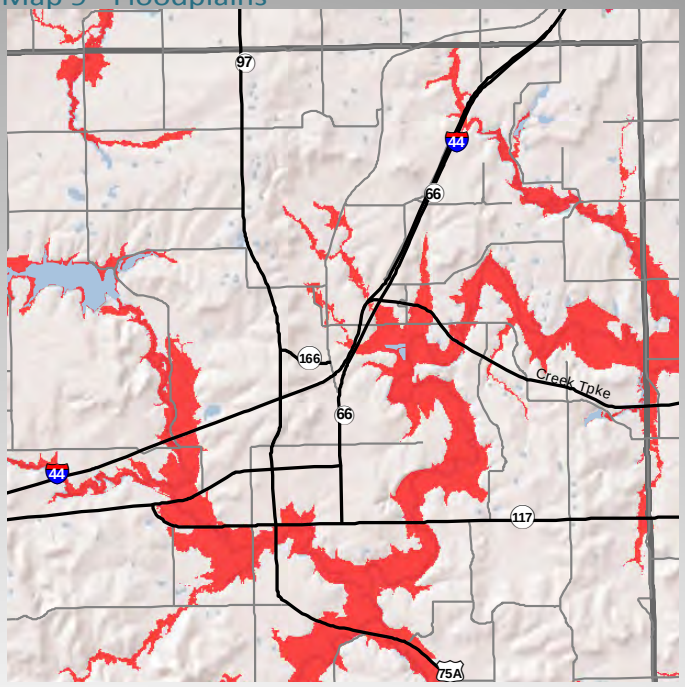


Table 9

Floodplains	Weight
Cells within the floodplain	-1
Cells not within the floodplain	0

Slope Weight

The ninth factor considered for the EAI was steep slopes. Steep slopes were factored into the analysis because they present a limitation on development, especially manufacturing as that type of employment often utilizes large warehouse facilities requiring large tracks of relatively flat land. Accordingly, cells that contained steep slopes received a negative weight as is shown in table 10.

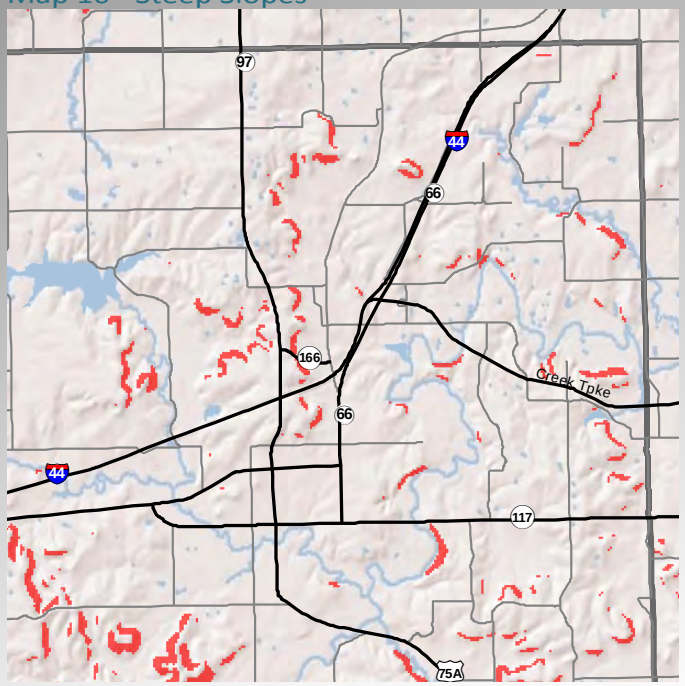
Table 10

Steep Slopes	Weight
Cells containing steep slopes	-1
Cells containing no steep slopes	0

Steep slopes were calculated by converting a 10 foot contours vector file to raster and then performing a surface analysis to calculate slope. The slope raster was then converted back to a vector file. A location selection query was then performed which identified those cells that intersected steep slopes. Any slope

that was 15% or steeper, which is illustrated in map 10 below, was deemed steep for this analysis.

Map 10 - Steep Slopes



Depth to Bedrock Weight

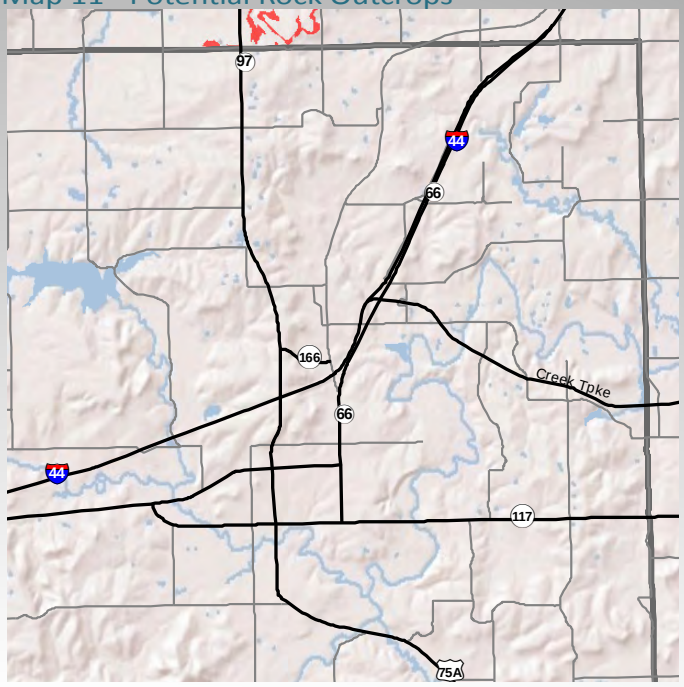
The final factor considered for the EAI was depth to bedrock. Essentially, this analysis identifies those areas where rock outcrops are either at the surface or very near the surface based on soil data. These areas pose development challenges, as has been the case in east Tulsa. For that reason, cells located atop soils identified as potentially containing rock outcrops were treated similarly to those that contained floodplains and steep slopes - they were given a negative weight, as table 11 shows.

Table 11

Depth to Bedrock	Weight
Cells atop shallow soils	-1
Cells not atop shallow soils	0

In order to determine where rock outcrops could potentially be located, soil data in GIS format was downloaded from the Natural Resources Conservation Service (NRCS) Soil Data Mart web site. Soils known to contain rock outcrops, as identified from the "muaggatt" table, were selected for this analysis. Map 11 identifies those soils that could potentially pose a limitation on development.

Map 11 - Potential Rock Outcrops



Mapping the Results

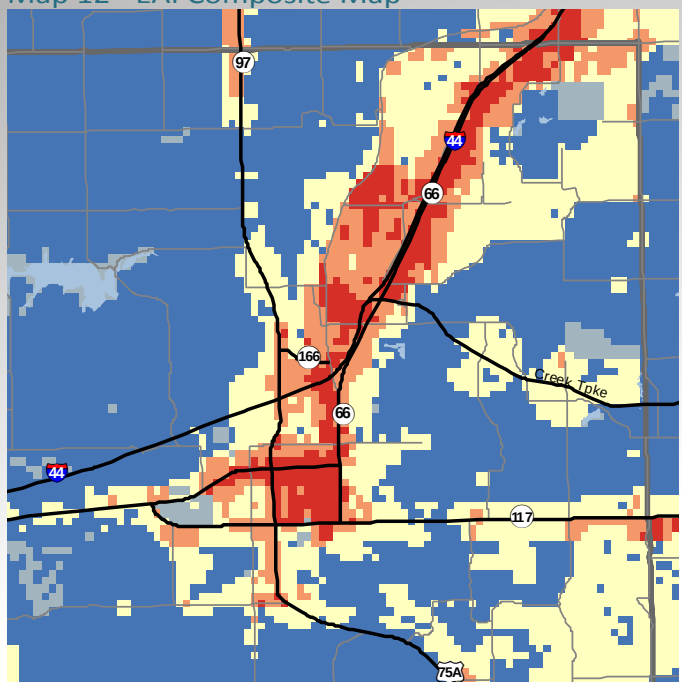
Once all of the weights for the ten factors were determined for each of the cells in the TMA, they were summed to create a total weight. An index value was then calculated based on the total weight (see formula below). The index value compares the total weight of each developable[1] cell to the average total weight of all of the developable cells. If the total weight of a given cell is greater than the average, then the index value for that cell will be greater than 1; conversely, if the weight of a cell is less than the average, then the index value will be less than 1 for that cell.

Employment Attractiveness Index (EAI) ➡ EAI =(tw / ATW)
Where: tw = Total weight of an individual cell ATW = Average total weight of all cells in TMA
Example: (7 / 2.6) = 2.69 or (2 / 2.6) = 0.77

Map 12 below is a composite map showing the index values of all of the 500 x 500 foot cells in the Sapulpa area. Those cells that exhibit warm colors (yellows, oranges, and reds) are attractive for employment and conversely, those cells that exhibit cool colors (gray and blue) are less attractive or not attractive at all for employment.

[1] Developable cells are those cells not located in parks or bodies of water.

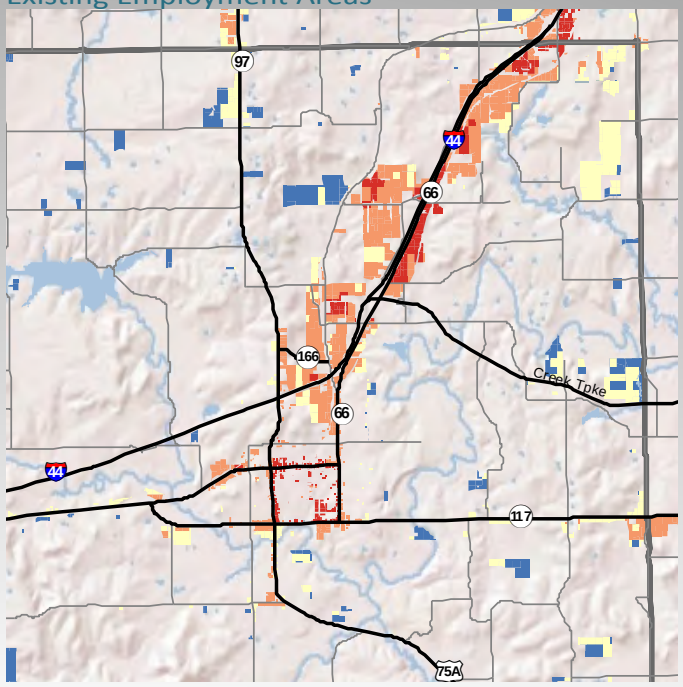
Map 12 - EAI Composite Map



Step 4

The fourth step in the process to determine and allocate employment growth to 2035 was to identify cells that correspond with the VEPs and the EEPs. Essentially, a "clip" analysis was performed resulting in the cells being cut to match the VEPs and EEPs that they correspond with. Map 13 below illustrates the location of these cells.

Map 13 - Cells that Correspond with Vacant and Existing Employment Areas



After the cells were clipped they were assigned a zoning classification based on zoning data from each of the respective counties. The zoning determined how employment was allocated, which is discussed in step 6, based on dividing employment into three major sectors - basic, non-basic retail, and non-basic other. Employment in these three sectors is derived from the NAICS 2-digit employment industries. Table 12 below identifies which major employment sector is associated with which type of zoning. As the table shows, industrial zoning is composed of a mix of basic and non-basic other employment, mining zoning is all basic employment, commercial zoning is composed of a mix of non-basic retail and non-basic other employment, while office zoning accounts for basic and non-basic other employment. Below the table is a description of each of the three major employment sectors. The actual amount of employment that corresponds with each of the three major employment sectors varies by county. These percentages can be found in the technical documentation on page 15.

Table 12

Zoning	Major Employment Sector
All Industrial Zoning	Basic & Non-Basic Other
Mining Zoning	Basic
Commercial Zoning	Non-Basic Retail & Non-Basic Other
Central Business District	Basic, Non-Basic Other & Non-Basic Retail
Office Zoning	Basic & Non-Basic Other

Basic employment - is employment that produces goods and services, which are not consumed locally, but are exported outside of the region. This typically includes employment in manufacturing, tourism, federal government employees (including military), mining, and universities. For this analysis, basic employment was determined using the location quotient technique. Location quotients were calculated for each of the twenty-one 2-digit NAICS code industries to determine whether or not the local economy has a greater share of each industry than expected when compared to the national economy. If an industry exhibits a greater share than expected of a given industry - based on the national economy - then that "extra" industry employment is assumed to be basic because those jobs are above what a local economy should have to serve local needs. The formula for calculating the location quotient and basic employment is provided below. A location quotient greater than 1 indicates that an industry has basic employment. *See Technical Documentation, Basic and Non-Basic Employment by Industry 2035*

Location Quotient ➡ $LQ_i = [(e_i / e_t) / (E_i / E_t)]$

Basic Employment ➡ $b_i = [1-(1/LQ_i)] \times e_i$

Where: b_i = basic employment in local area industry i
e_i = total employment in local industry i
e_t = total local employment
E_i = national employment in industry i
E_t = total national employment
LQ_i = Location Quotient by industry

Non-Basic Retail Employment - is employment that produces goods and services for local consumption only - nothing is exported outside of the region. Retail employment includes clothing stores, grocery stores, appliance stores, restaurants - essentially any business selling goods for local consumption.

Non-Basic Other Employment - constitutes the remaining employment for the region. This sector, which includes most office jobs, provides the majority of the employment for the region.

Step 5

The fifth step in the process was to calculate the employment per acre for the cells that resulted from the analysis in step 4. This was done at the TAZ level and was based on 2005 employment data and employment growth known to have occurred since 2005. The process involved calculating the acres for all of the EEPs and summing them by TAZ, which provided the total number of acres devoted to employment for each TAZ. The known employment for each TAZ was then divided by the total number of employment acres derived from the EEPs to arrive at an employment per acre value.

Step 6

The sixth step in the process was to calculate a potential employment growth value for the cells identified in step 4 based on the size of the cells in acres and the employment per acre of the TAZ in which the cell is located, which was determined in step 5. The resulting potential employment value assumes that the VEPs are all developed at the employment density identified in step 5. The potential employment growth was then divided into the major employment sectors (based on the zoning of the cells) on a county-by-county basis. The formula below outlines the process.

Potential Employment Growth (PEG) ➡

$PEG = (C_A \times EPA) \times ESR$

Where: C_A = Cell size in acres
EPA = Employment per acre (Step 5)
ESR = Employment sector ratio (See Note Below)

Employment Sector Ratio (ESR) is the ratio of employment by major employment sector in 2005 to total employment in 2005. This was calculated on a county-by-county basis for each major employment sector. This helped determine the amount of employment that was allocated to each major employment sector as well as ensuring the proper mix of employment in each county. *See Technical Documentation, Employment Sector Ratios by County, 2005*

Step 7

The next step in the process to determine and allocate employment growth was to multiply the potential employment values (from the VEPs) and the existing employment values (from the EEPs) by the employment attractiveness index values calculated in step 3. This was done for each of the three major employment sectors and on a county-by-county basis. The resulting potential values serve to emphasize cells that are attractive for development, since cells that are attractive for employment have an index value greater than 1 - the resulting values are several times larger due to the calculation. Conversely, for those cells that have an attractiveness index value that is less than 1 (those cells that are not very attractive for development), the resulting values are several times smaller due to the calculation. These values were then summed by TAZ and normalized, or expressed as a percentage for each of the three major employment sectors and for each county. Accordingly, TAZs that contain cells that are attractive for employment constitute a greater share (percentage) of the employment than those TAZs with cells that are less attractive.

Step 8

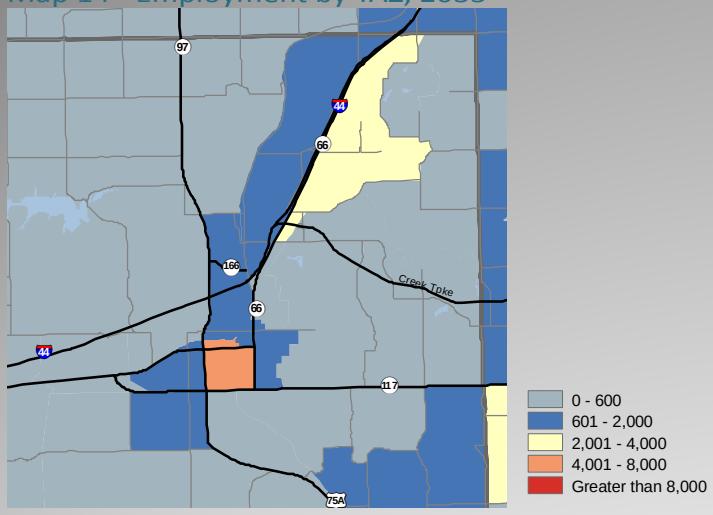
Step 8 in the process was to actually allocate the employment projections discussed in step 1 to the TAZs. To accomplish this, the overall projected employment was first allocated to each of the counties based on their share of the overall employment in 2005. This was done at the NAICS 2-digit industry sector level. Then the employment projected for each county at the NAICS 2-digit level was divided into the three major employment sectors (*See Technical Documentation, Employment Allocation by County by Major Industry Sector*). The values for each county and for each major employment sector represent the "target" employment. The change between the 2005 employment and the target employment was then multiplied by the normalized values calculated in step 7 above for each of the TAZs in each of the counties and for each of the three major employment sectors. The normalized values serve to specify what percentage of the target employment by major employment sector should be allocated to each TAZ, based on the county in which it is located. Special care was taken to ensure that a TAZ would not be allocated more employment than it could physically/reasonably handle. The amount of employment that was allocated to a TAZ was not allowed to exceed 20% more than the existing plus potential employment (as calculated in step 6). The 20% extra allows for a greater density of employment than exists currently as well as allowing for infill development, such as would occur on a large parcel that is currently only partially developed.

Step 9

The final step in the process to determine and allocate employment growth to 2035 was to present the results of the above analysis to the Transportation Technical Committee and the Transportation Policy Committee, who each provided comments. In order to address the comments from the committees, meetings were setup with planners/economic development officials in many of the local communities to gather development information. This information proved invaluable to the process, since local officials are much more in the know when it comes to the potential employment generating development occurring or soon to be occurring in their communities. This information was then used to help reallocate employment to different TAZs within a community and in some instances, to reallocate employment from TAZs in the unincorporated portions of a county to TAZs in a community within the same respective county. The overall employment totals for the TMA and for each respective county remained the same, with the exception of Tulsa and Wagoner Counties, due to the fact that Broken Arrow lies in both counties. Employment was moved from the Tulsa County portion of Broken Arrow to the Wagoner County portion to more accurately reflect the employment trends occurring in the community. After all of the adjustments were made, the information was then presented to the two committees again and was approved by both.

Map 14 below illustrates the final employment allocation for 2035 by TAZ based on the analysis discussed in this document and after the discussions with local community officials.

Map 14 - Employment by TAZ, 2035



Note: employment figures for the City of Tulsa reflect the work of PlaniTulsa, the City of Tulsa's Comprehensive Plan update, thus the work described in this document has no bearing for those TAZ within the City of Tulsa.

Technical Documentation

Employment Projections - 2005 to 2035

NAICS 2-Digit Sector	Description	Total Employment 2005	Woods & Poole 2035	BLS Constant Share 2035	BLS Constant Shift 2035	Average between BLS Constant Shift and Share 2035	Average of W&P and BLS	Ratio Forecast*
11	Agriculture, Forestry, Fishing and Hunting	575	1,001	943	2,415	1,679	1,453	1,147
21	Mining	6,396	6,896	15,816	12,173	13,994	11,628	8,782
22	Utilities	2,784	2,331	3,166	2,910	3,038	2,802	3,552
23	Construction	21,866	37,757	48,031	44,410	46,221	43,399	34,391
31-33	Manufacturing	52,363	45,843	23,278	43,848	33,563	37,656	67,826
42	Wholesale Trade	18,807	20,212	25,296	21,125	23,210	22,211	25,451
44-45	Retail Trade	45,861	56,443	53,093	38,567	45,830	49,367	61,353
48-49	Transportation and Warehousing	23,564	27,522	28,615	26,270	27,443	27,469	32,191
51	Information	11,897	13,938	4,764	4,082	4,423	7,595	15,684
52	Finance and Insurance	17,358	21,779	22,875	18,988	20,931	21,214	23,186
53	Real Estate and Rental and Leasing	8,095	13,153	11,854	9,490	10,672	11,499	12,273
54	Professional, Scientific, and Technical Services	21,145	39,384	39,906	30,706	35,306	36,665	30,741
55	Management of Companies and Enterprises	6,733	8,616	9,498	7,452	8,475	8,522	9,636
56	Administrative and Support and Waste Management and Remediation Services	37,669	60,592	68,016	124,248	96,132	84,285	55,257
61	Educational Services	29,555	56,726	33,225	15,008	24,117	34,986	37,723
62	Health Care and Social Assistance	48,547	76,966	87,085	80,995	84,040	81,682	65,639
71	Arts, Entertainment, and Recreation	6,722	15,880	8,060	10,140	9,100	11,360	9,769
72	Accommodation and Food Services	33,124	42,210	50,752	28,861	39,806	40,607	43,755
81	Other Services (except Public Administration)	10,966	18,462	15,358	14,954	15,156	16,258	16,460
92	Public Administration	17,118	24,228	18,324	24,381	21,352	22,311	26,288
99	Unclassed	242	41	240	39	139	106	376
Total		421,387	589,979	568,194	561,062	564,628	573,078	581,482

* Takes the ratio of employment to population in 2005 and uses that same ratio based on the 2035 projected population

Basic and Non-Basic Employment by Industry 2035

NAICS 2-Digit Sector	Description	Total Employment 2005	Basic Employment 2005	Non-Basic Retail Employment 2005	Non-basic Other Employment 2005	Location Quotient	2035 Employment Projection by Sector	Basic Employment 2035	Non-Basic Retail Employment 2035	Non-basic Other Employment 2035	**Emp Change '05 to '35**	**Basic Employment Change '05 to '35**	**Non-Basic Retail Employment Change '05 to '35**	**Non-basic Other Employment change '05 to '35**
11	Agriculture, Forestry, Fishing and Hunting	575	155	0	420	1.35911	964	255	0	709	389	100	0	289
21	Mining	6,396	6,396	0	0		6,641	6,600	0	41	245	204	0	41
22	Utilities	2,784	296	0	2,488	1.12216	2,245	244	0	2,001	-539	-52	0	-487
23	Construction	21,866	165	0	21,701	1.01448	36,363	519	0	35,844	14,497	354	0	14,143
31-33	Manufacturing	52,363	5,787	0	46,576	1.12657	44,150	4,960	0	39,190	-8,213	-827	0	-7,386
42	Wholesale Trade	18,807	0	0	18,807	0.85295	19,465	0	0	19,465	658	0	0	658
44-45	Retail Trade	45,861	0	45,861	0	0.80011	54,358	0	54,358	0	8,497	0	8,497	0
48-49	Transportation and Warehousing	23,564	8,282	0	15,282	1.54495	26,505	9,349	0	17,156	2,941	1,067	0	1,874
51	Information	11,897	0	0	11,897	0.92206	13,424	0	0	13,424	1,527	0	0	1,527
52	Finance and Insurance	17,358	0	0	17,358	0.72111	20,975	0	0	20,975	3,617	0	0	3,617
53	Real Estate and Rental and Leasing	8,095	974	0	7,121	1.14502	12,668	1,604	0	11,063	4,573	630	0	3,942
54	Professional, Scientific, and Technical Services	21,145	0	0	21,145	0.79971	37,929	0	0	37,929	16,784	0	0	16,784
55	Management of Companies and Enterprises	6,733	0	0	6,733	0.67479	8,298	0	0	8,298	1,565	0	0	1,565
56	Administrative and Support and Waste Management and Remediation Services	37,669	5,927	0	31,742	1.19106	58,354	9,361	0	48,993	20,685	3,434	0	17,251
61	Educational Services	29,555	21,007	0	8,548	2.62073	54,631	33,785	0	20,846	25,076	12,778	0	12,298
62	Health Care and Social Assistance	48,547	0	0	48,547	0.81933	74,124	0	0	74,124	25,577	0	0	25,577
71	Arts, Entertainment, and Recreation	6,722	47	0	6,675	1.00914	15,294	139	0	15,155	8,572	92	0	8,480
72	Accommodation and Food Services	33,124	0	33,124	0	0.79381	40,651	0	40,651	0	7,527	0	7,527	0
81	Other Services (except Public Administration)	10,966	0	8,463	2,503	0.61078	17,780	0	14,075	3,705	6,814	0	5,612	1,202
92	Public Administration	17,118	3,612	0	13,506		23,334	4,895	0	18,439	6,216	1,283	0	4,933
99	Unclassed	242	155	0	87	2.41361	41	24	0	17	-201	-131	0	-70
Total		421,387	52,803	87,448	281,136		568,194	71,735	109,084	387,375	**146,807**	**18,932**	**21,636**	**106,239**

Employment Sector Ratios by County, 2005

TMA Portion of Creek County		
	Employment	% of Total
Basic	2,026	13%
Retail	2,634	18%
Other	10,385	69%
Total	15,045	

Tulsa County		
	Employment	% of Total
Basic	45,769	12%
Retail	78,418	21%
Other	247,463	67%
Total	371,650	

TMA Portion of Osage County		
	Employment	% of Total
Basic	598	20%
Retail	801	26%
Other	1,645	54%
Total	3,044	

TMA Portion of Wagoner County		
	Employment	% of Total
Basic	752	14%
Retail	1,171	22%
Other	3,518	65%
Total	5,441	

TMA Portion of Rogers County		
	Employment	% of Total
Basic	3,658	14%
Retail	4,424	17%
Other	18,125	69%
Total	26,207	

Total TMA		
	Employment	% of Total
Basic	52,803	13%
Retail	87,448	21%
Other	281,136	67%
Total	421,387	

Employment Allocation by County by Major Employment Sector

Total Employment Target

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	15,045	19,907	4,862
TMA Portion of Osage County	3,044	5,638	2,594
TMA Portion of Rogers County	26,207	38,245	12,038
Tulsa County	371,650	494,758	123,108
TMA Portion of Wagoner County	5,441	9,646	4,205
Totals	421,387	568,194	146,807

Total Employment Projection*

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	15,045	19,908	4,863
TMA Portion of Osage County	3,044	5,638	2,594
TMA Portion of Rogers County	26,207	38,245	12,038
Tulsa County	371,650	490,121	118,471
TMA Portion of Wagoner County	5,441	14,282	8,841
Totals	421,387	568,194	146,807

Basic Employment Target

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	2,026	2,564	538
TMA Portion of Osage County	598	705	107
TMA Portion of Rogers County	3,658	5,128	1,470
Tulsa County	45,769	62,403	16,634
TMA Portion of Wagoner County	752	976	224
Totals	52,803	71,775	18,972

Basic Employment Projection

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	2,026	2,551	525
TMA Portion of Osage County	598	705	107
TMA Portion of Rogers County	3,658	5,128	1,470
Tulsa County	45,769	62,408	16,639
TMA Portion of Wagoner County	752	975	223
Totals	52,803	71,767	18,964

Non-Basic Retail Employment Target

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	2,634	3,409	775
TMA Portion of Osage County	801	1,843	1,042
TMA Portion of Rogers County	4,424	7,645	3,221
Tulsa County	78,418	94,308	15,890
TMA Portion of Wagoner County	1,171	2,969	1,798
Totals	87,448	110,175	22,727

Non-Basic Retail Employment Projection

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	2,634	3,410	776
TMA Portion of Osage County	801	1,843	1,042
TMA Portion of Rogers County	4,424	7,645	3,221
Tulsa County	78,418	95,336	16,918
TMA Portion of Wagoner County	1,171	3,235	2,064
Totals	87,448	111,469	24,021

Non-Basic Other Employment Target

Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	10,385	13,934	3,549
TMA Portion of Osage County	1,645	3,090	1,445
TMA Portion of Rogers County	18,125	25,472	7,347
Tulsa County	247,463	338,047	90,584
TMA Portion of Wagoner County	3,518	5,701	2,183
Totals	281,136	386,245	105,109

Non-Basic Other Employment Projection

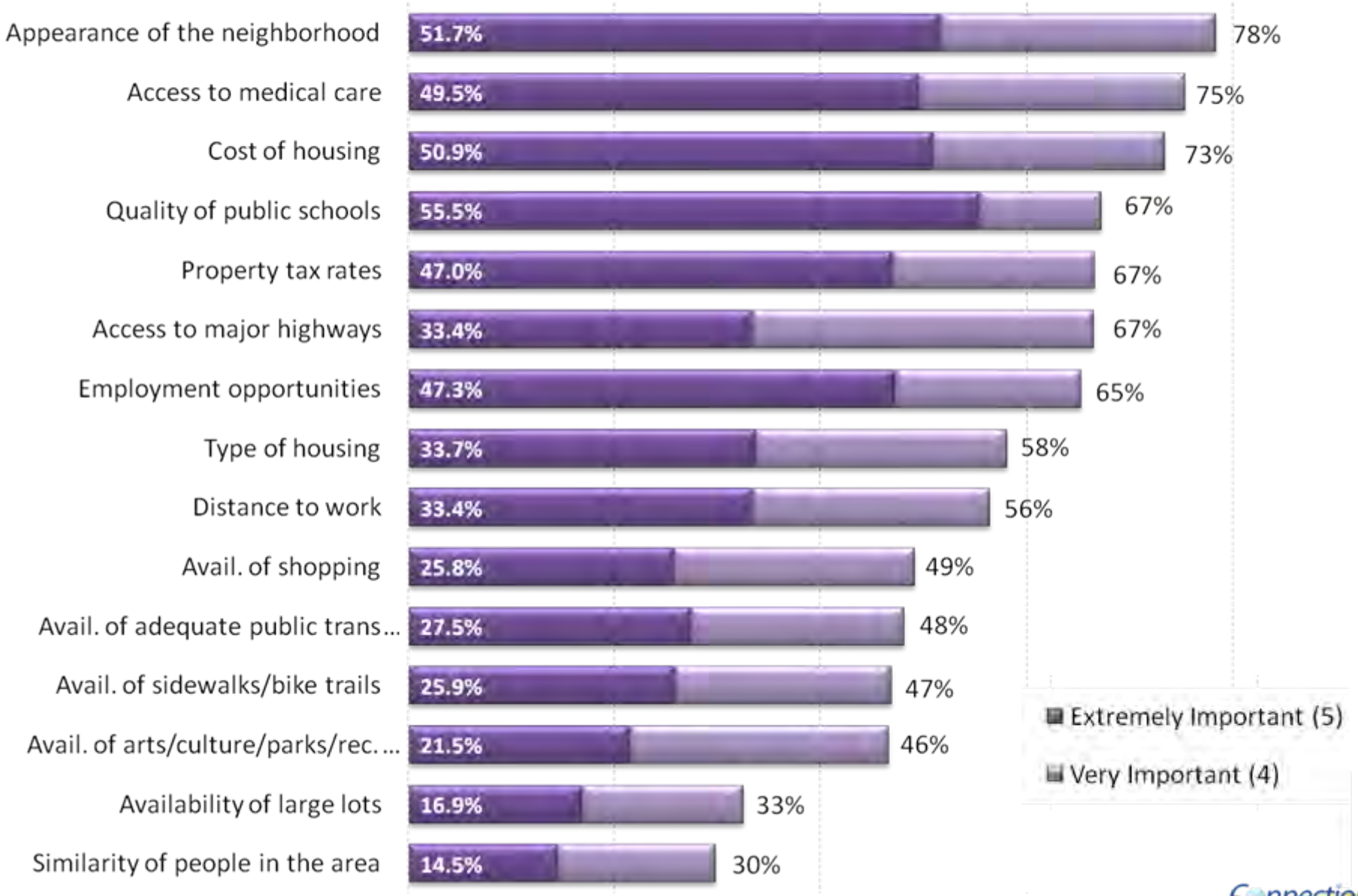
Geography	Employment 2005	Employment 2035	Change - '05 to '35
TMA Portion of Creek County	10,385	13,947	3,562
TMA Portion of Osage County	1,645	3,090	1,445
TMA Portion of Rogers County	18,125	25,472	7,347
Tulsa County	247,463	332,377	84,914
TMA Portion of Wagoner County	3,518	10,072	6,554
Totals	281,136	384,958	103,822

* Actual numbers applied to the TAZs for each respective county.

Importance that Residents Place on Various Issues when Selecting a Place to Live

Importance that Residents Place on Various Issues When Selecting Where To Live

by percentage of respondents



Building Permits 2000 to September 17, 2010

Urban Development
Phone: (919) 248-5910
Fax: (918) 2275132

City of Sapulpa
425 E, Dewey
P.O. Box 1130
Sapulpa, OK 74066

Building Permit Report

New Construction

2000

Permit Category	*Count*	*Valuation*
COM	15	$4,023,500.00
MFAM	2	$915,000.00
RAB	32	$375,591.00
SFR	59	$9,054,400.00
VOID	1	$0.00
Totals	109	$14,368,491.00

2001

Permit Category	*Count*	*Valuation*
COM	1	$0.00
COM-AMU	5	$1,135,000.00
COM-CHUR	2	$48,500.00
COM-ETC	1	$60,000.00
COM-HOSP	5	$117,396,658.00
COM-IND	1	$80,000.00
COM-ODD	2	$100,000.00
COM-OFF	2	$407,500.00
COM-RET	4	$732,870.00
COM-SCH	2	$5,561,451.00
COM-UTIL	3	$320,000.00
MFAM	3	$2,815,000.00
RAB	18	$312,025.00
ROW	2	$0.00
SFR	53	$7,731,938.00
SWM	4	$50,595.00
Totals	108	$136,751,537.00

2002

Permit Category	*Count*	*Valuation*
COM	1	$0.00
COM-AMU	1	$1,650,000.00
COM-APT	3	$300,000.00
COM-ETC	4	$57,500.00
COM-HOSP	2	$60,492,443.00
COM-ODD	1	$0.00
COM-OFF	5	$1,884,000.00
COM-SCH	1	$100,000.00
RAB	27	$242,020.00
SFR	44	$6,087,704.00
Totals	89	$70,813,667.00

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City of Sapulpa
425 E, Dewey
P.O. Box 1130
Sapulpa, OK 74066

Building Permit Report

New Construction

2003

Permit Category	*Count*	*Valuation*
COM-AMU	1	$50,000.00
COM-CHUR	2	$55,000.00
COM-ETC	2	$147,000.00
COM-OFF	2	$227,500.00
COM-RET	1	$60,000.00
RAB	16	$175,900.00
SFR	67	$9,071,975.00
Totals	91	$9,787,375.00

2004

Permit Category	*Count*	*Valuation*
COM-AMU	2	$175,000.00
COM-CHUR	1	$1,640,000.00
COM-ETC	4	$1,015,000.00
COM-GAR	1	$450,000.00
COM-OFF	3	$275,350.00
COM-PARK	1	$80,000.00
COM-RET	1	$200,000.00
COM-UTIL	1	$25,000.00
RAB	15	$186,200.00
SFR	85	$11,990,378.00
Totals	114	$16,036,928.00

2005

Permit Category	*Count*	*Valuation*
COM	5	$4,251,800.00
COM-AMU	1	$650,000.00
COM-ETC	1	$1,300,000.00
COM-RET	4	$1,180,000.00
COM-SCH	3	$7,482,800.00
COM-UTIL	2	$460,000.00
RAB	15	$176,500.00
SFR	136	$15,909,589.00
Totals	167	$31,410,689.00

Urban Development
Phone: (919) 248-5910
Fax: (918) 2275132

City of Sapulpa
425 E, Dewey
P.O. Box 1130
Sapulpa, OK 74066

Building Permit Report

New Construction

2006

Permit Category	*Count*	*Valuation*
COM	3	$552,800.00
COM-CHUR	3	$1,111,000.00
COM-ETC	6	$535,000.00
COM-GAR	1	$22,000.00
COM-OFF	2	$134,500.00
COM-RET	1	$175,000.00
COM-SCH	3	$730,000.00
COM-UTIL	1	$75,000.00
MFAM	1	$280,000.00
RAB	10	$96,100.00
SFR	129	$17,501,038.00
Totals	160	$21,212,438.00

2007

Permit Category	*Count*	*Valuation*
COM	1	$15,000.00
COM-AMU	1	$390,000.00
COM-CHUR	3	$2,705,000.00
COM-ETC	6	$962,000.00
COM-GAR	1	$9,000.00
COM-OFF	3	$575,000.00
RAB	8	$159,475.00
SFR	140	$21,442,277.00
Totals	163	$26,257,752.00

2008

Permit Category	*Count*	*Valuation*
COM	4	$3,420,000.00
COM-AMU	1	$325,000.00
COM-CHUR	2	$135,000.00
COM-ETC	2	$701,500.00
COM-IND	3	$48,600,000.00
COM-OFF	1	$15,000.00
COM-SCH	1	$1,700,000.00
MFAM	1	$380,000.00
RAB	15	$221,325.00
SFR	86	$10,789,600.00
Totals	116	$66,287,425.00

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Building Permit Report

New Construction

2009

Permit Category	*Count*	*Valuation*
COM	1	$10,000.00
COM-AMU	1	$240,500.00
COM-CHUR	4	$912,000.00
COM-ETC	5	$4,470,000.00
COM-SCH	1	$0.00
RAB	12	$118,075.00
SFR	71	$11,012,599.00
Totals	95	$16,763,174.00

01/01/10 - 09/17/10

Permit Category	*Count*	*Valuation*
COM	1	$0.00
COM-CHUR	1	$3,500.00
COM-ETC	2	$160,000.00
COM-HOSP	1	$250,000.00
COM-IND	1	$381,600.00
COM-SCH	1	$17,500,000.00
RAB	12	$201,000.00
SFR	45	$6,745,695.00
Totals	64	$25,241,795.00

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Building Permit Report Totals

New Construction

1/1/00 - 09/17/10

Permit Category	*Count*	*Valuation*
COM	31	$12,273,100.00
COM-AMU	14	$4,615,500.00
COM-APT	3	$300,000.00
COM-CHUR	18	$6,610,000.00
COM-ETC	33	$9,408,000.00
COM-GAR	3	$481,000.00
COM-HOSP	8	$178,139,101.00
COM-IND	5	$49,061,600.00
COM-ODD	3	$100,000.00
COM-OFF	18	$3,518,850.00
COM-PARK	1	$80,000.00
COM-RET	11	$2,347,870.00
COM-SCH	12	$33,074,251.00
COM-UTIL	7	$880,000.00
MFAM	7	$4,390,000.00
RAB	180	$2,284,211.00
ROW	2	$0.00
SFR	916	$127,463,693.00
SWM	4	$50,595.00
VOID	1	$0.00
Totals	1277	$435,077,771.00

2009 Metro Home Starts by Jurisdiction

N O W

Source: **New Orders Weekly**
P.O. Box 54609
Tulsa, Oklahoma 74155-0609
(918) 299-7220

2009 METRO HOME STARTS BY JURISDICTION

MONTH	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	11/29 - 12/31/09	1/1- 12/31/09
Bartlesville	2	5	6	2	7	5	8	2	9	6	2	3	57
Bixby	5	4	6	14	23	24	26	21	10	10	2	18	163
Broken Arrow	16	30	25	26	44	44	48	19	28	40	23	32	375
Catoosa	0	0	0	1	1	1	1	0	0	0	0	1	5
Claremore	2	2	1	0	1	2	1	0	2	0	4	0	15
Collinsville	3	1	1	4	7	4	5	6	3	11	1	3	49
Coweta	0	1	2	0	6	4	5	4	1	7	1	14	45
Glenpool	10	14	15	4	13	12	13	11	12	11	0	8	123
Jenks	6	5	13	11	13	21	27	28	12	12	10	12	170
Kiefer	3	10	2	6	13	9	10	7	7	3	2	2	74
Muskogee	0	0	2	2	0	0	4	3	1	2	0	6	20
Okmulgee	1	0	0	1	0	2	0	0	0	2	0	1	7
Owasso	12	22	27	29	36	26	28	30	26	25	22	16	299
Rogers Co	14	7	2	14	15	18	14	12	11	17	22	11	157
Sand Springs	2	15	2	3	5	7	12	6	5	4	3	3	67
Sapulpa	8	1	4	8	6	5	8	4	6	9	10	1	70
Skiatook	0	8	3	3	6	0	6	7	3	2	13	6	57
Tulsa	19	26	33	31	44	26	41	25	26	41	23	32	367
Tulsa Co	6	9	6	9	4	9	5	8	9	6	12	11	94
Verdigris	1	0	0	1	1	0	1	0	0	4	0	0	8
Wagoner	0	0	0	1	1	0	0	2	0	0	0	1	5
Wagoner Co	21	16	20	15	31	24	27	15	11	25	7	6	218
TOTALS	131	176	170	185	277	243	290	210	182	237	157	187	2445

TULSA METRO PLANNING DATA

METRO HOME STARTS	2007	2008	2009
December	255 (5 Wks)	103 (5 Wks)	190 (5 Wks)
Year to Date	**4288**	**2702**	**2445**
2009 (LAST 3 MONTHS)	9/27-10/31/09 (5 Wks)	11/1-11/28/09 (4 Wks)	11/29-1/2/10 (5 Wks)
	246	**166**	**190**

2010 Metro Home Starts by Jurisdiction

N O W

Source: **New Orders Weekly**
P.O. Box 54609
Tulsa, Oklahoma 74155-0609
(918) 299-7220

2010 METRO HOME STARTS BY JURISDICTION

MONTH	JAN	FEB	MAR	APR	MAY	JUN	JUL	8/1-8/28/10	SEP	OCT	NOV	DEC	1/1-8/28/10
Bartlesville	1	4	9	5	10	6	7	4					46
Bixby	14	14	34	20	12	11	22	11					138
Broken Arrow	27	28	31	36	20	32	28	22					224
Catoosa	2	0	0	1	0	0	0	0					3
Claremore	0	3	1	4	0	0	0	1					9
Collinsville	1	8	7	10	1	8	2	12					49
Coweta	1	1	2	1	1	2	2	0					10
Glenpool	8	15	19	14	6	3	3	3					71
Jenks	8	9	30	25	14	17	10	26					140
Kiefer	7	1	1	2	2	1	3	1					18
Muskogee	0	7	1	3	2	8	10	5					36
Okmulgee	0	0	0	0	29	0	0	0					29
Owasso	10	29	43	39	6	14	26	19					186
Rogers Co	13	5	16	17	10	9	10	7					87
Sand Springs	4	10	2	9	4	5	5	1					40
Sapulpa	3	13	4	4	5	4	6	3					42
Skiatook	3	5	2	9	8	4	8	3					42
Tulsa	18	34	55	40	30	21	31	20					249
Tulsa Co	2	5	10	9	9	11	9	8					63
Verdigris	0	0	1	1	0	1	3	5					11
Wagoner	0	0	1	2	0	0	1	0					4
Wagoner Co	11	15	22	19	10	12	11	9					109
TOTALS	133	206	291	270	179	169	198	160					1606

TULSA METRO PLANNING DATA

METRO HOME STARTS	2008	2009	2010
August	279 (5 Wks)	210 (4 Wks)	160 (4 Wks)
Year to Date	**2100**	**1691**	**1606**
2010 (LAST 3 MONTHS)	5/30-06/24/10 (4 Wks)	06/27-7/31/10(4 Wks)	08/01-08/28/10(4 Wks)
	172	**198**	**160**

Parks Facilities & Amenities Inventory

SAPULPA PARKS FACILITIES/AMENITIES INVENTORY

Sapulpa Parks Facilities/Amenities Inventory 7-13-10	Acres	Surface Acres/Water	Open Grassy Areas	Playground Areas	Picnic Shelters	Picnic Tables, Park Benches	Charcoalers/Grills	Recreation Building	Dining Room Facilities	Aquatics, Swimming Pool	Disc Golf Course	Basketball Court- Indoor	Basketball Court- Outdoor	Tennis CourtS	Baseball Fields	Softball Fields	Soccer Fields	Outdoor Volleyball Courts	Restroom Facility	Dressing Rooms/Showers	Concessions Facility	Kitchen Facilities	Stream/Creek/Pond	Outdoor Nature Classroom	Nature Trail	Walking/Jogging Trail- Paved	Arboretum	Lake	Fishing Area	Boat Launch Area	Offshore Piers	Covered Fishing Dock- Heated	Bait Shop	Tent/RV Camping Area	Hunting Area- Ducks/geese	**Location**
Aaron's Angels Park	**120**	**5**	**2**	**1**	**5**	**25**	**20**	**1**	**1**	**0**	**1**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**4**	**1**	**1**	**1**	**1**	**1**	**1**	**0**	**0**	**2**	**0**	**2**	**0**	**0**	**2**	**0**	**9577 Sahoma Lk. Rd.**
B.C. Park	1	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	700 E. Bryan Ave.
BTW Rec. Center	3	0	1	1	0	2	0	1	1	0	0	1	1	0	0	0	0	0	1	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	209 N. Gray
Bushyhead Park	1	0	0	1	**1**	3	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	Skelly Dr. & SW Blvd.
Davis Park	9	1	1	1	2	12	3	0	0	0	0	0	1	0	1	1	1	0	**1**	0	0	0	1	0	0	1	0	0	0	0	0	0	0	0	826 S. Maple St.
Dorcas Park	**3**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**1106 E. Davis Ave.**
Heritage Park	1	0	0	1	2	5	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	23 N. Poplar St.
Hollier Park	16	0	1	1	1	15	5	0	0	0	0	0	1/2	0	2	0	0	0	1	0	0	0	0	0	0	1	0	0	0	0	0	0	0	0	900 W. Okmulgee Ave
Kelly Lane Park	26	5	1	1	1	19	4	0	0	0	1	0	0	0	0	2	0	0	1	0	1	0	1	1	0	1	1	1	1	0	1	0	0	0	1151 S. Park St.
Kelly Lane Park (East)	**15**	**0**	**1**	**0**	**1**	**5**	**5**	**0**	**0**	**0**	**1**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**1**	**0**	**1**		**0**	**0**	**1**	**0**	**0**	**0**	**0**	**0**	**610 E. Taft Ave.**
Liberty Park	14	0	1	3	3	43	4	0	0	2	0	0	0	**3**	0	0	0	**2**	2	1	1	0	0	0	0	1	0	0	0	0	0	0	0	0	1400 E. Haskell St.
McGoy Park	1	0	1	1	1	2	1	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	139 N. Leonard St.
Overview Park	**15**	**0**	**0**	**0**	**1**	**10**	**5**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**1**	**0**	**0**	**0**	**0**	**0**	**1**	**0**	**0**	**1**	**1**	**0**	**0**	**0**	**0**	**0**	**8800 Sahoma Lk. Rd.**
Pretty Water Lake	15	18	0	0	0	4	1	0	0	0	0	0	0	0	0	0	0	0	2	0	0	0	1	0	1	1	0	1	1	1	3	0	0	1	0	13801 W. 86th St. So.
Reynolds Park	7	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	1	1	0	0	0	0	0	13101 Ozark Trail
Sahoma Lake	30	340	1	1	2	13	9	0	1	0	0	0	0	0	0	0	0	0	1	0	1	1	1	0	0	0	0	1	1	1	2	1	1	1	1	8853 Lk. Sahoma Rd.
Sr. Citizens Center	1	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	0	1	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	515 E. Dewey
Unnamed City Park	**79**	**0**	**1**	**0**	**2**	**15**	**10**	**0**	**0**	**0**	**1**	**0**	**1**	**0**	**2**	**2**	**2**	**0**	**1**	**0**	**0**	**0**	**1**	**0**	**1**	**1**	**0**	**0**	**1**	**0**	**0**	**0**	**0**	**0**	**0**	**1500 E. Keystone Ave.**
Wickham Park	12	0	1	1	1	4	1	0	0	0	0	0	1/2	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	1600 S. Hickory St.
Youth Sports Complex	21	0	1	0	0	5	0	0	0	0	0	0	0	0	10	8	8	0	2	1	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1733 S. Wickham Rd.
Misc Flood Plain Areas	10	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	Various Locations
UNDER DEVELOPMENT	**232**	**5**	**4**	**1**	**9**	**55**	**40**	**1**	**1**	**0**	**3**	**0**	**1**	**0**	**2**	**2**	**2**	**0**	**6**	**1**	**1**	**1**	**3**	**1**	**4**	**2**	**0**	**1**	**5**	**0**	**2**	**0**	**0**	**2**	**0**	**Planned Amenities**
EXISTING	168	364	10	12	13	128	29	2	3	2	1	1	4	3	13	11	9	2	13	2	5	3	6	1	1	5	1	3	4	3	6	1	1	2	1	
TOTALS	**400**	**369**	**14**	**13**	**22**	**183**	**69**	**3**	**4**	**2**	**4**	**1**	**5**	**3**	**15**	**13**	**11**	**2**	**19**	**3**	**6**	**4**	**9**	**2**	**5**	**7**	**1**	**4**	**9**	**3**	**8**	**1**	**1**	**4**	**1**	

The areas in **"Bold"** are future use areas currently in various stages of development and may contain certain designated areas that are presently open to the general public on a limited basis.