

DEMOGRAPHIC STUDY

FOR THE

FAIRFIELD PUBLIC

SCHOOLS

September 20, 2022



STATISTICAL FORECASTING

- Provide demographic services for school districts in the New York-New Jersey metropolitan area since 1998.
- Performed demographic studies for approximately 200 school districts in NY & NJ.
- Demographic consultant for the NYC Public Schools since 2006.

RICHARD S. GRIP ED.D.

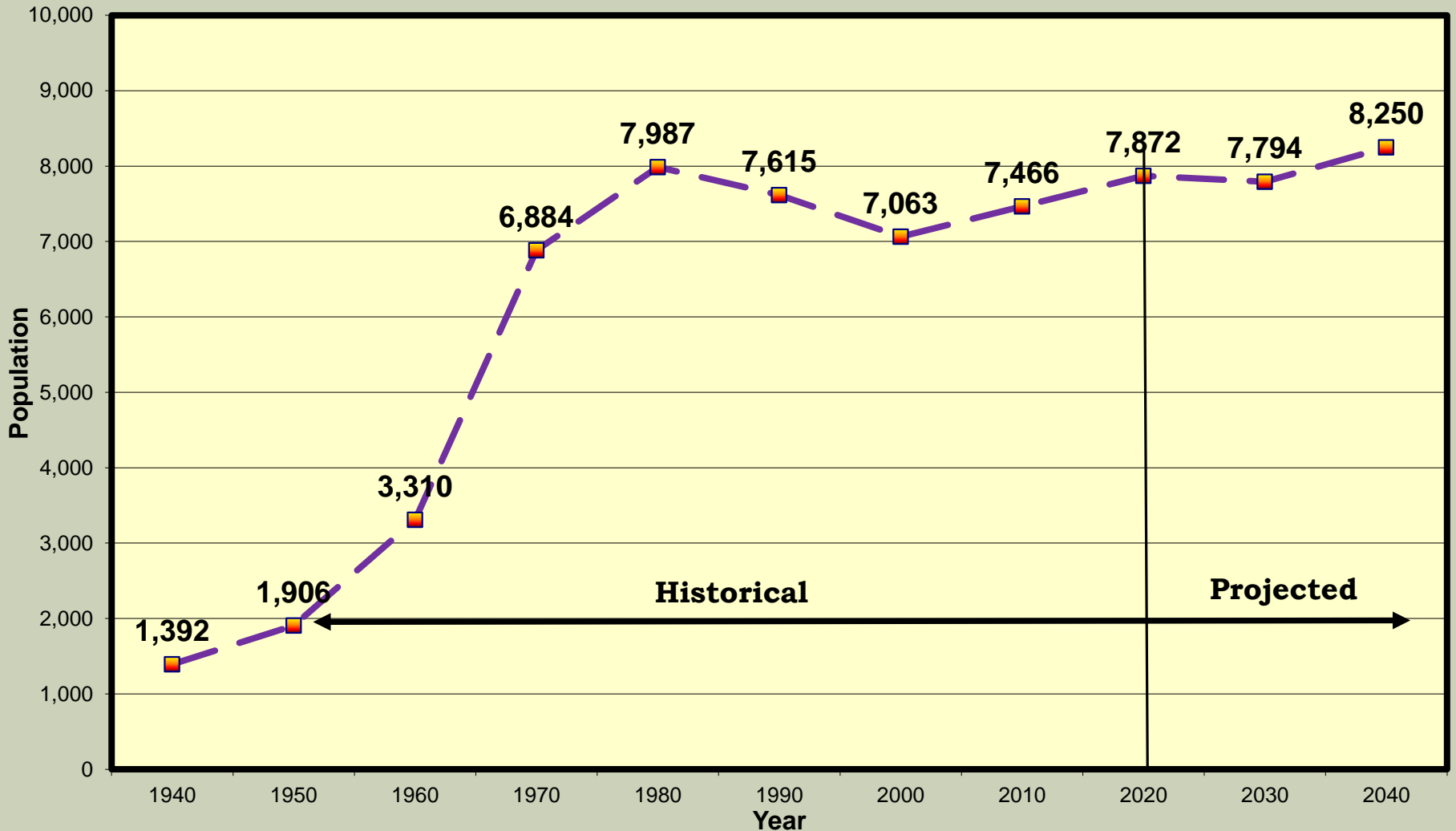
- Executive Director
- Doctorate from Rutgers University Graduate School of Education in Educational Statistics and Measurement
- Numerous publications on school demography and presentations nationally
- Testified as an expert witness in school demography in several Administrative Law court hearings.

PURPOSE OF THE STUDY

MAY 2022

- ❑ Project grade-by-grade enrollments from 2022-23 through 2026-27, a 5-year period.
- ❑ Analyze community population trends and age structure, birth, and fertility rates
- ❑ Examine historical enrollment trends, both districtwide and by grade configuration (PK-3 and 4-6)
- ❑ Research new housing starts and the impact on school district
- ❑ Compare building capacities to current and projected enrollments
- ❑ Electronically “pin-map” student addresses from the 2016-17 and 2021-22 school years to show the relative concentrations of where students live

FAIRFIELD HISTORICAL AND PROJECTED POPULATIONS 1940-2040

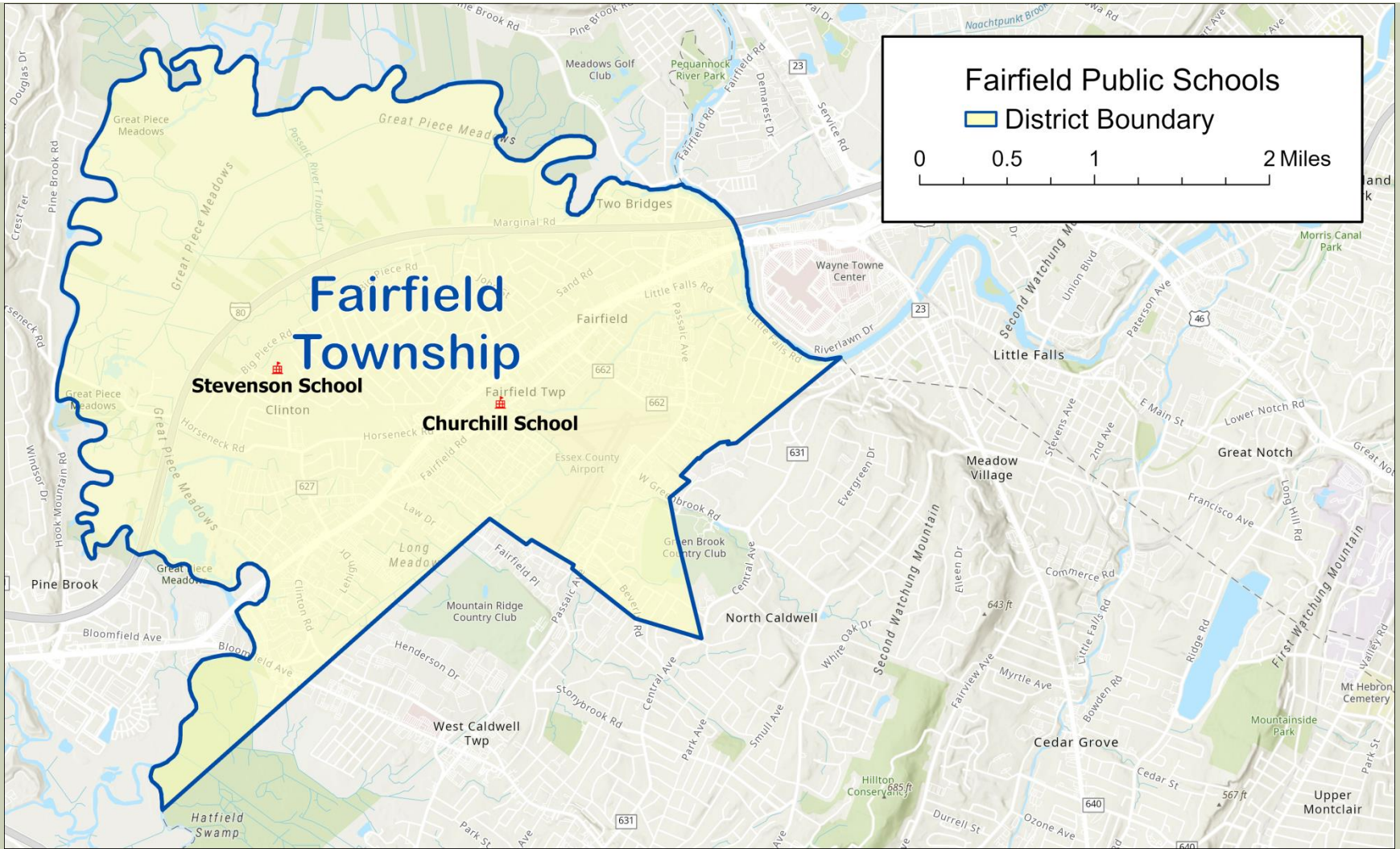


FAIRFIELD

DEMOGRAPHIC PROFILE

- ❑ 83.4% White, 9.3% Hispanic, & 4.5% Asian in 2020 (increasing Hispanic and Asian populations and decreasing White population from 2010)
- ❑ Median age = 49.7 years (NJ = 40.0 years)
- ❑ 16.0% of population is foreign-born (NJ=22.7%). Poland and Italy are largest sources.
- ❑ Bachelor's Degree or Higher = 50.8% (NJ = 40.7%)
- ❑ Median household income = \$96K (NJ = \$85K)
- ❑ 2,950 housing units, of which 88% are 1-unit homes (attached or detached)
- ❑ 16% of housing units are renter-occupied (NJ = 36.0%).
- ❑ Median value of owner-occupied unit = \$501K

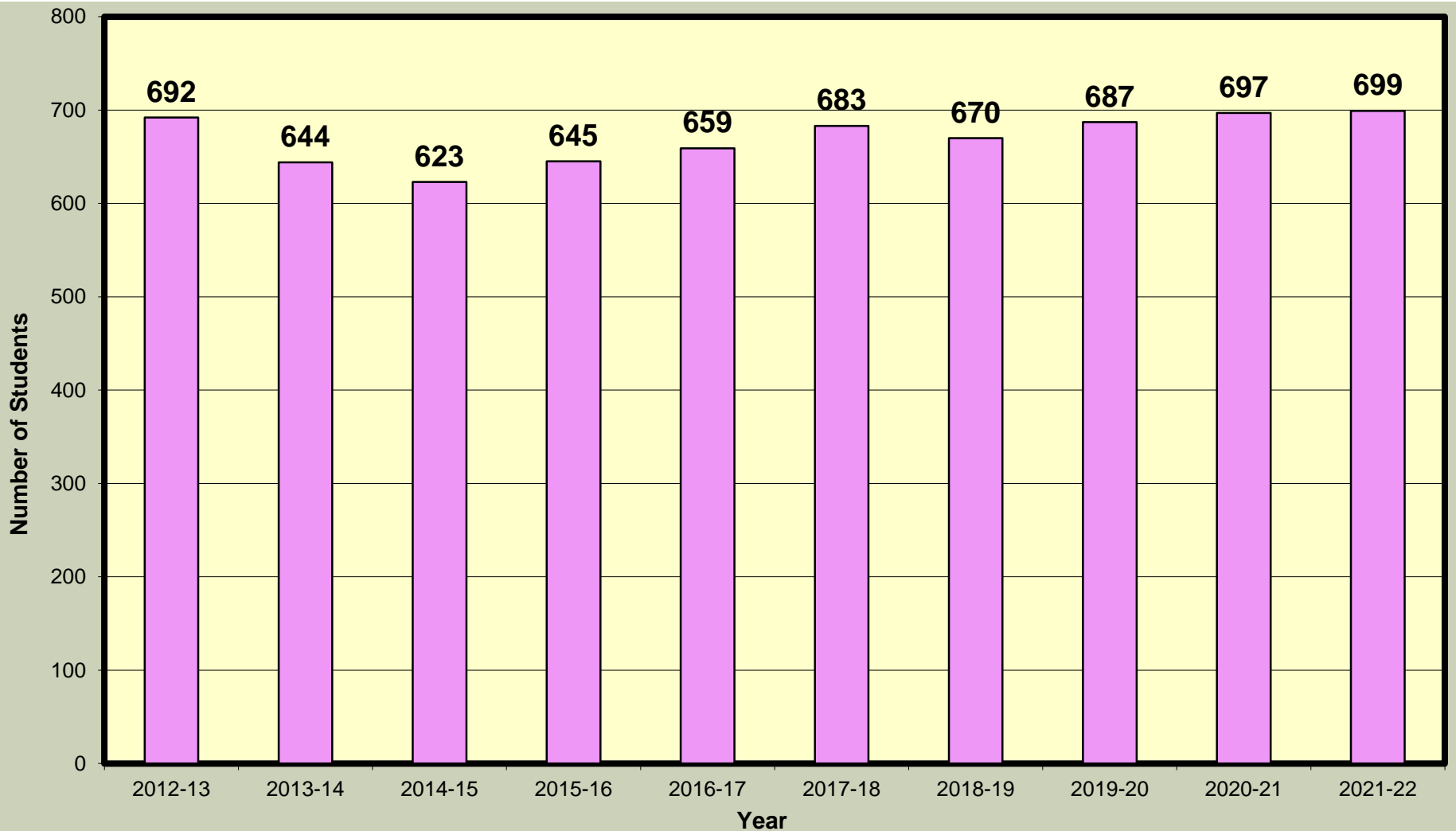
SCHOOL LOCATIONS



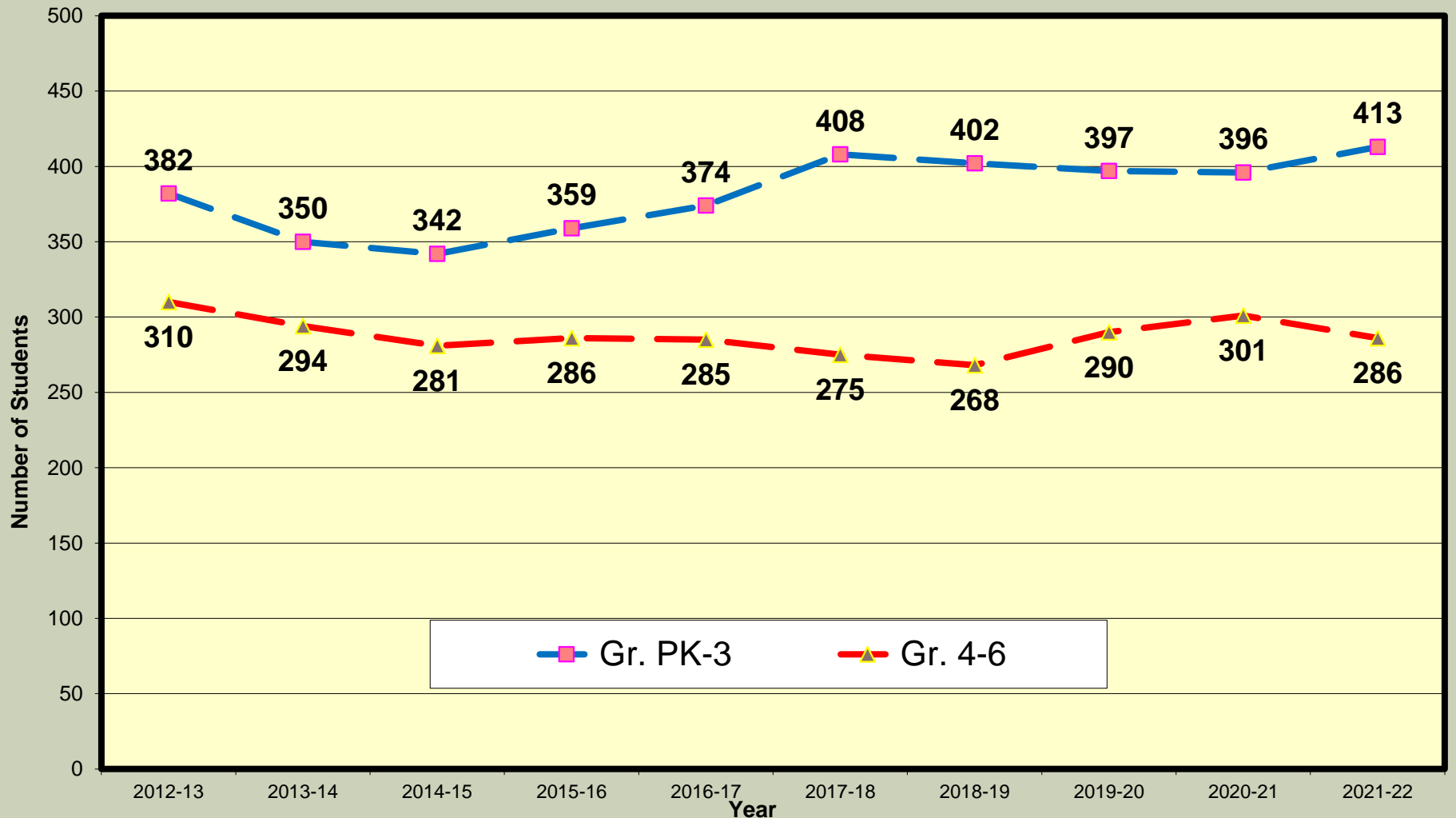
HISTORICAL ENROLLMENT TRENDS

- ❑ District's 2021-22 enrollment (10/15/21) was 699.
- ❑ Enrollments slowly increased in last 7 years.
- ❑ 2012-13 enrollment = 692
- ❑ Cohort-Survival Ratio Method (CSR) was used to project enrollments five years into the future.

HISTORICAL ENROLLMENTS (PK-6) 2012-13 TO 2021-22



HISTORICAL ENROLLMENTS BY GRADE CONFIGURATION 2012-13 TO 2021-22



ENROLLMENT PROJECTION METHOD

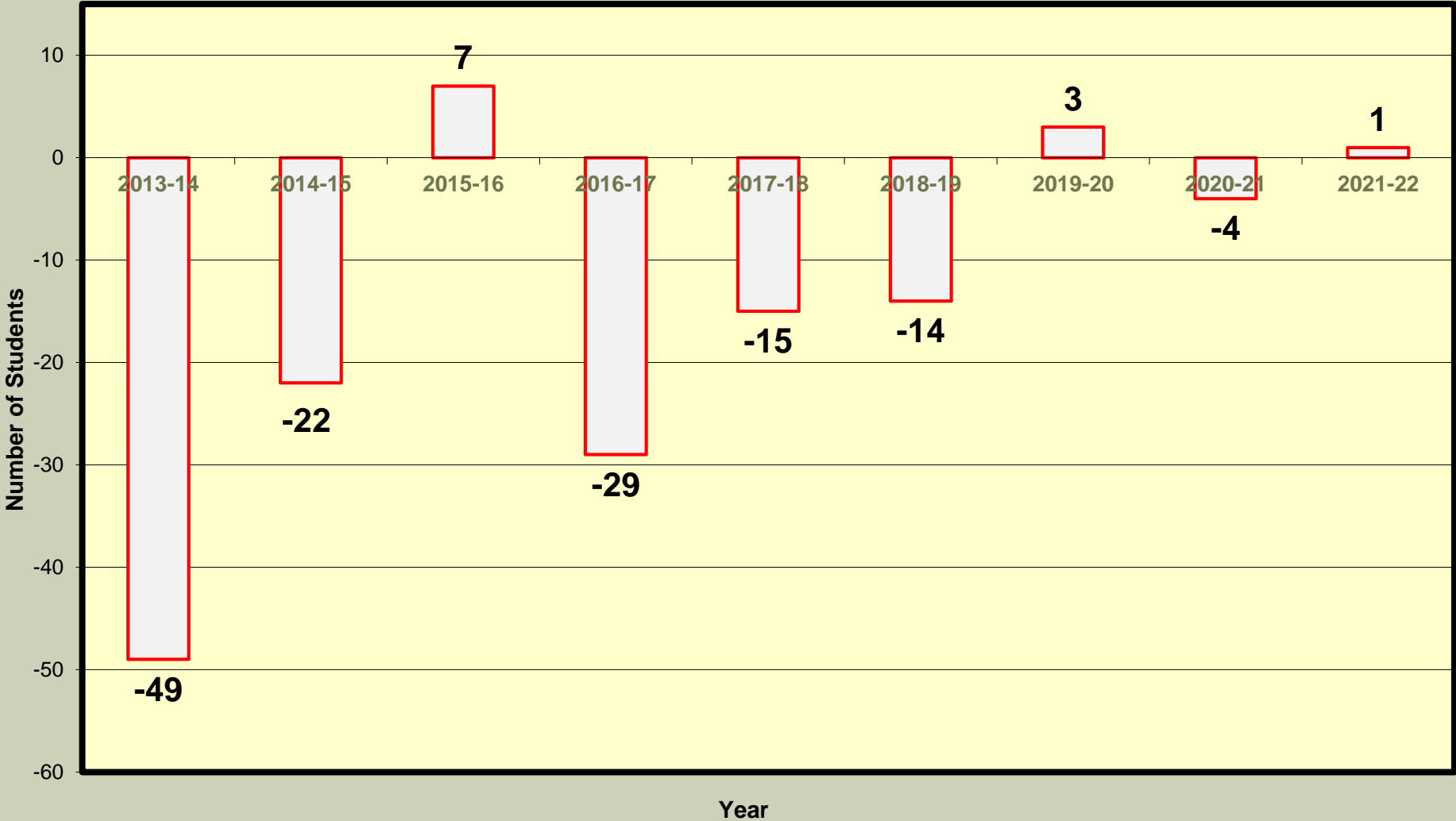
COHORT SURVIVAL RATIO

- ❑ Ratios are calculated for each grade progression. (Ex. 100 1st graders in 2020-21 become 95 2nd graders in 2021-22 = 0.95)
- ❑ Ratios above 1.000 = inward migration, below 1.000 = outward migration
- ❑ Survival ratios were computed for ten historical years. All 7 average ratios (5-year or 6-year trends) were above 1.000, indicating net inward migration.
- ❑ Average ratios were applied to current enrollments to project future enrollments.

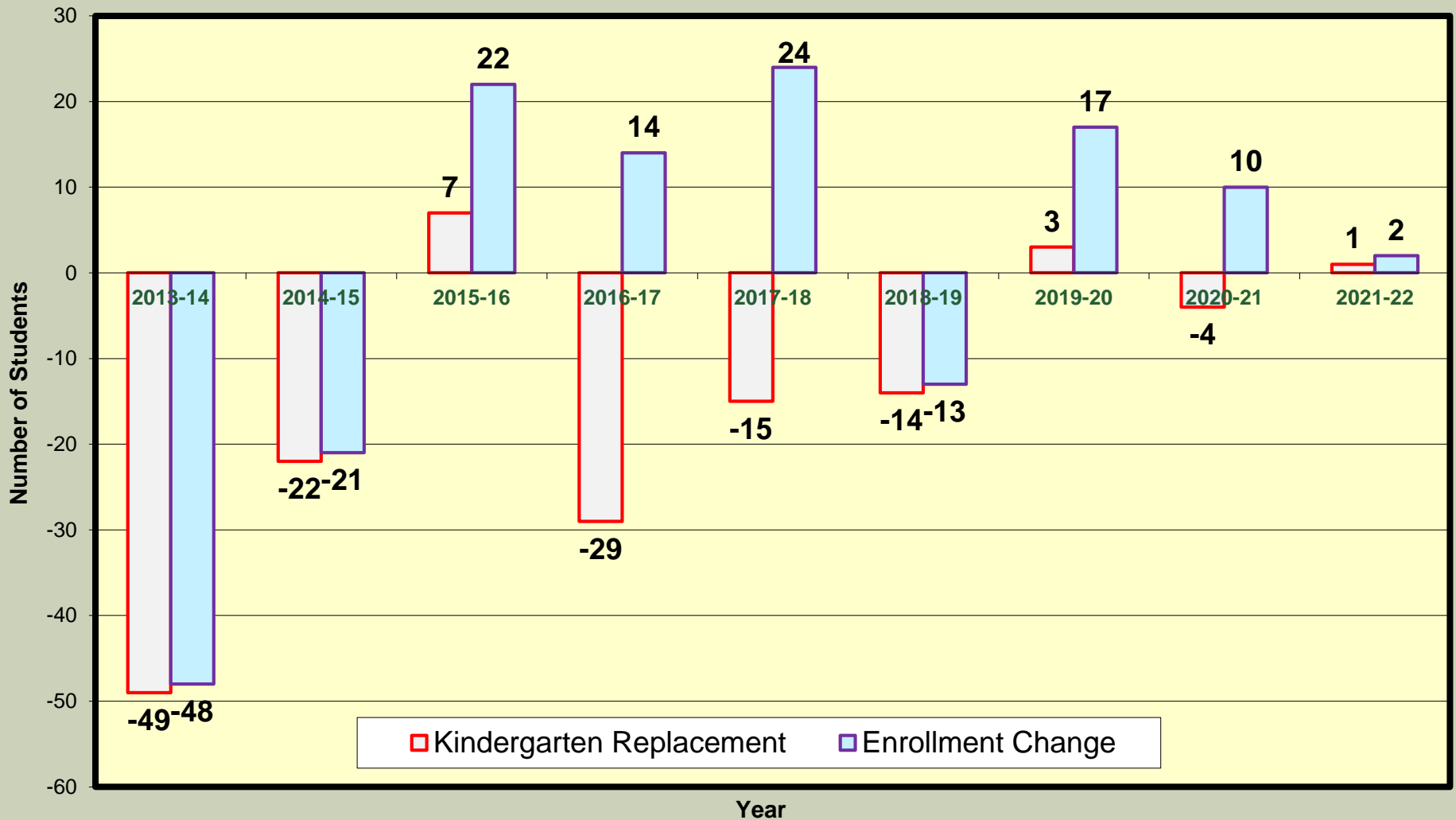
KINDERGARTEN REPLACEMENT

- ❑ Negative kindergarten replacement (KR) has occurred in 6 of last 9 years.
- ❑ Negative KR- Number of entering kindergarten students is less than number of graduating 6th grade students from prior year.
- ❑ Positive KR- Number of entering kindergarten students is greater than number of graduating 6th grade students from prior year.
- ❑ In last 3 years, KR magnitudes have been fairly small indicating sizes of entering and exit grades are fairly similar.

HISTORICAL KINDERGARTEN REPLACEMENT



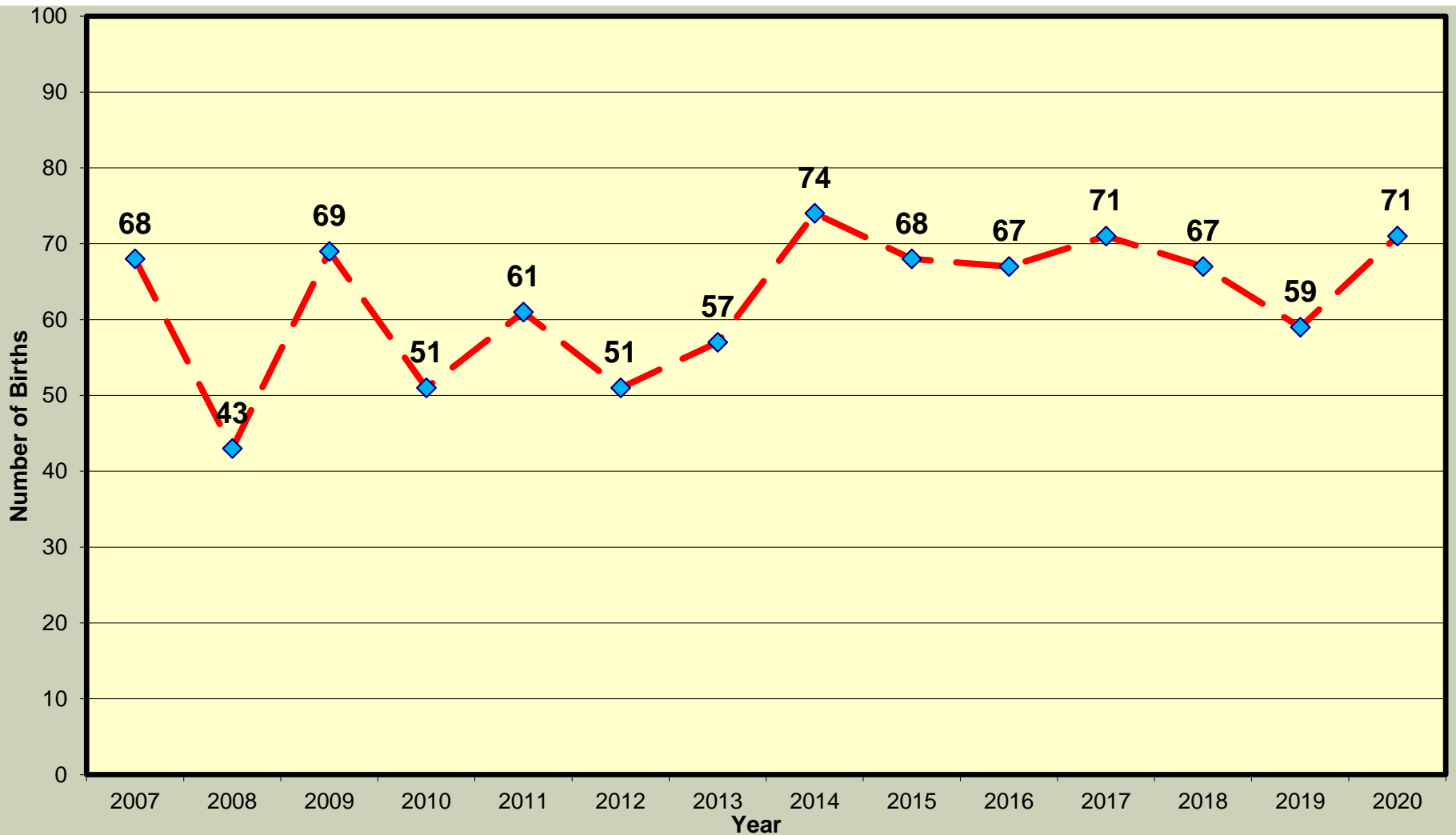
TOTAL ENROLLMENT CHANGE VS. KINDERGARTEN REPLACEMENT



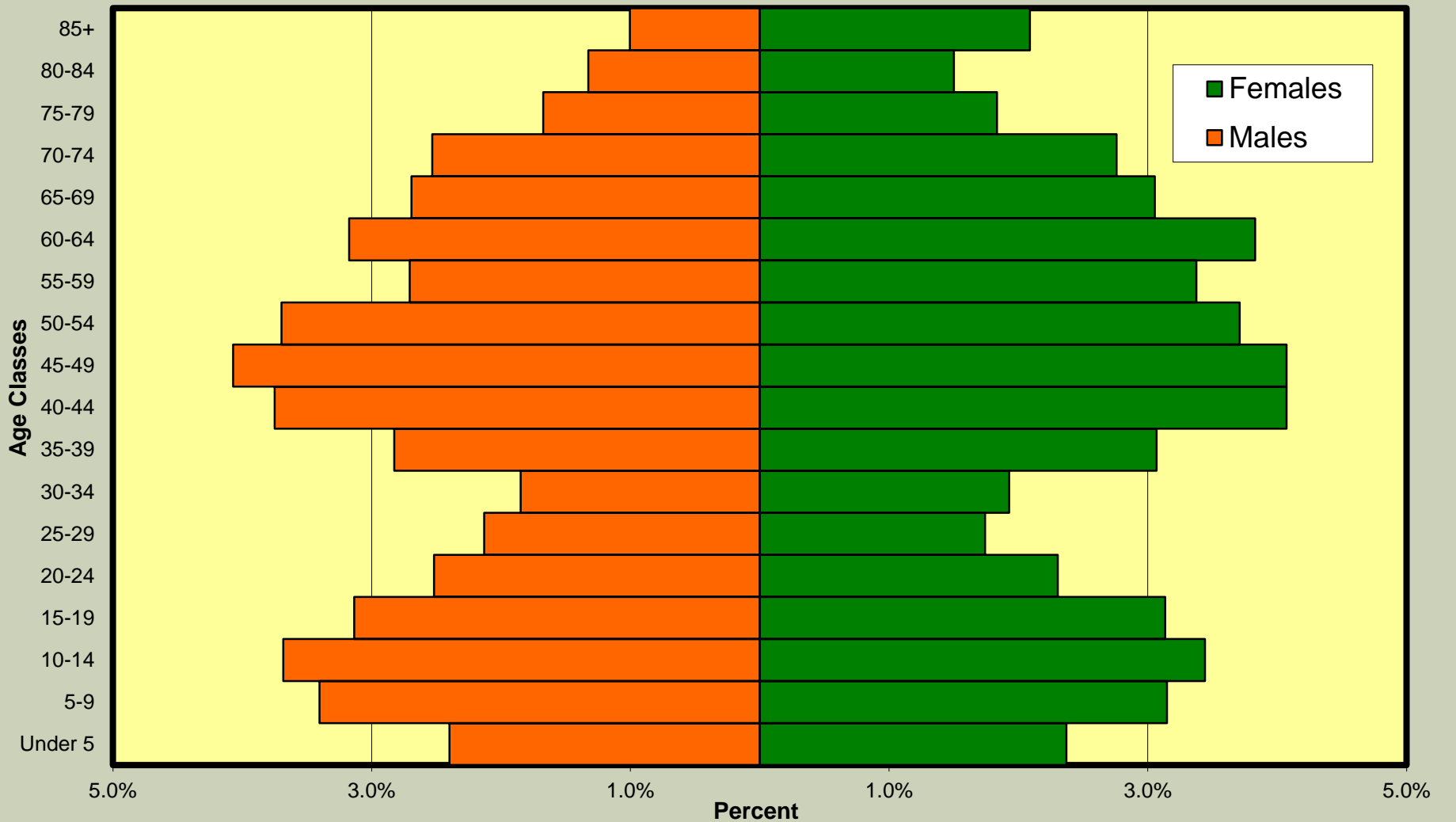
BIRTH COUNTS AND BIRTH-TO-KINDERGARTEN SURVIVAL RATIOS

| Birth Year | Number of Births Fairfield Township | Kindergarten Students Five Years Later | Birth-to-Kindergarten Survival Ratio |
|------------|--|---|---|
| 2007 | 68 | 82 | 1.206 |
| 2008 | 43 | 64 | 1.488 |
| 2009 | 69 | 75 | 1.087 |
| 2010 | 51 | 102 | 2.000 |
| 2011 | 61 | 71 | 1.164 |
| 2012 | 51 | 80 | 1.569 |
| 2013 | 57 | 92 | 1.614 |
| 2014 | 74 | 100 | 1.351 |
| 2015 | 68 | 76 | 1.118 |
| 2016 | 67 | 97 | 1.448 |
| 2017 | 71 | N/A | N/A |
| 2018 | 67 | N/A | N/A |
| 2019 | 59 | N/A | N/A |
| 2020 | 71 | N/A | N/A |

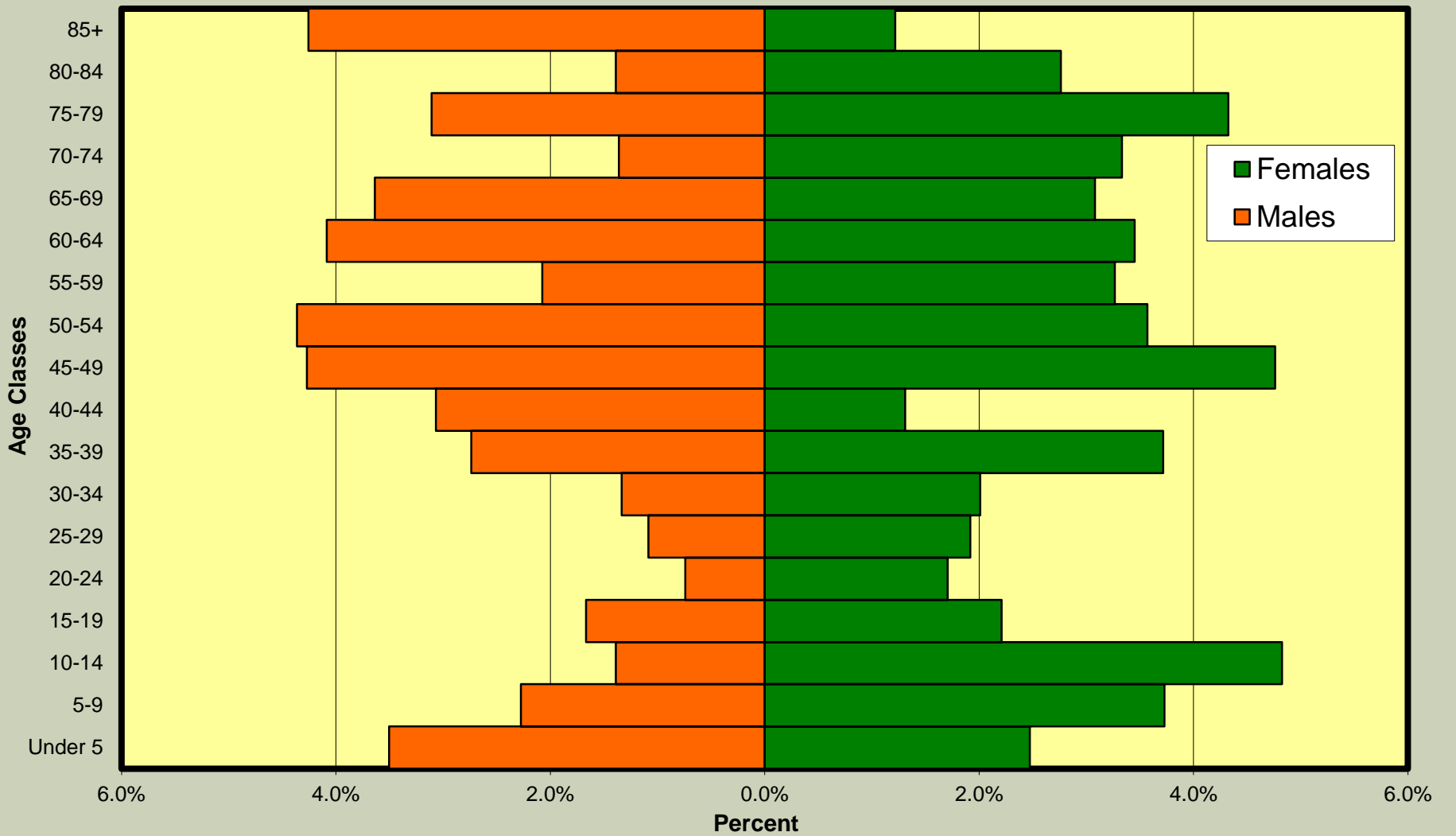
HISTORICAL BIRTH COUNTS 2007-2020



AGE PYRAMID FAIRFIELD 2010 CENSUS



AGE PYRAMID FAIRFIELD 2016-2020 ACS



CHANGE IN MALES AND FEMALES 2010 TO 2016-2020 FAIRFIELD

| Age Group | Males | | Females | |
|-----------|------------------|-------------------------|------------------|-------------------------|
| | Numerical Change | Percentage Point Change | Numerical Change | Percentage Point Change |
| Under 5 | +86 | +1.1 | +10 | +0.1 |
| 5-9 | -82 | -1.1 | +47 | +0.6 |
| 10-14 | -170 | -2.3 | +108 | +1.4 |
| 15-19 | -108 | -1.5 | -67 | -0.9 |
| 20-24 | -132 | -1.8 | -43 | -0.6 |
| 25-29 | -77 | -1.0 | +15 | +0.2 |
| 30-34 | -37 | -0.5 | +8 | +0.1 |
| 35-39 | -4 | -0.1 | +52 | +0.6 |
| 40-44 | -48 | -0.7 | -205 | -2.8 |
| 45-49 | +19 | +0.2 | +56 | +0.7 |
| 50-54 | +54 | +0.7 | -7 | -0.1 |
| 55-59 | -45 | -0.6 | -5 | -0.1 |
| 60-64 | +72 | +0.9 | -25 | -0.4 |
| 65-69 | +74 | +0.9 | +5 | 0.0 |
| 70-74 | -86 | -1.2 | +46 | +0.6 |
| 75-79 | +110 | +1.4 | +190 | +2.5 |
| 80-84 | +6 | +0.1 | +97 | +1.3 |
| 85+ | +247 | +3.3 | -64 | -0.9 |

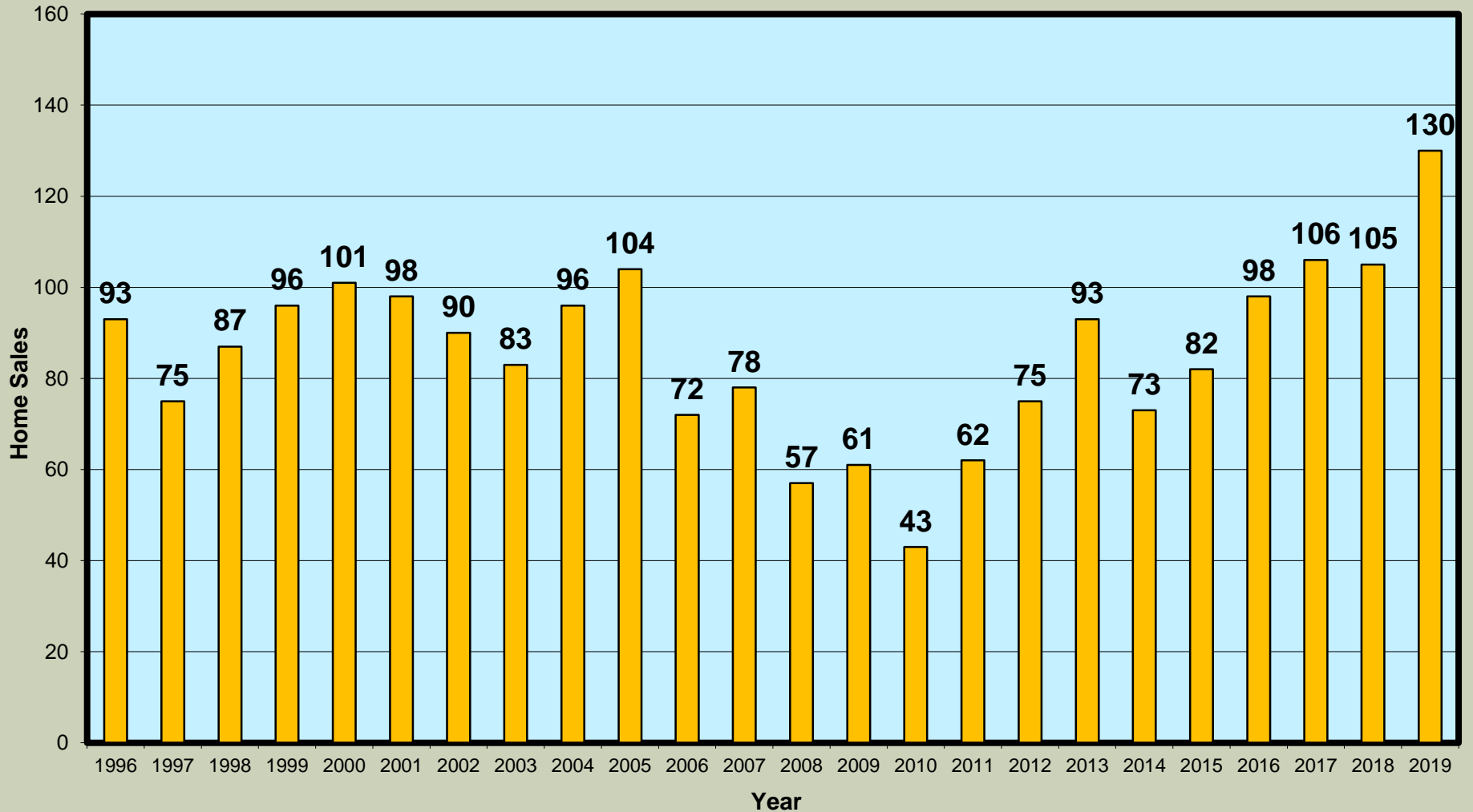
NEW HOUSING

| Development (Location) | Number of Units | Bedroom Distribution | Housing Type | Notes/Project Status |
|---|-----------------|---------------------------------------|---|---|
| Fairkings (12 Kingsbridge Road) | 99 | 41 1-BR 56 2-BR 2 3-BR | Apartment (Market-Rate and Affordable) | 33 units have been completed but are not occupied as of yet. Will consist of 89 market-rate units and 10 affordable units. |
| 202 Fairfield Road | 29 | 8 1-BR 21 2-BR | Apartment (Market-Rate and Affordable) | Approved but construction has not started. Three units will be set aside for Low-Moderate Income households. There is a possibility that the project will not get constructed. |
| 170 Fairfield Road | 28 | 2 1-BR 24 2-BR 2 3-BR | Townhouse (Market-Rate and Affordable) | Under construction. Four units have been completed. Will consist of 25 market-rate units and 3 affordable units. |
| 404 Fairfield Road | 35 | 29 1-BR 5 2-BR 1 3-BR | Apartment (Market-Rate and Affordable) | Approved but construction has not started. 10% of units will be set aside for Low-Moderate Income households. |
| The View at Fairfield (6 Kingsbridge Road) | 34 | 3 1-BR 30 2-BR 1 3-BR | Apartment (Market-Rate and Affordable) | Under construction but no units have been completed. Former Kingsbridge Office Park. Approved but construction has not started. 15% of units will be set aside for Low-Moderate Income households. |
| Total | 225 | | | |

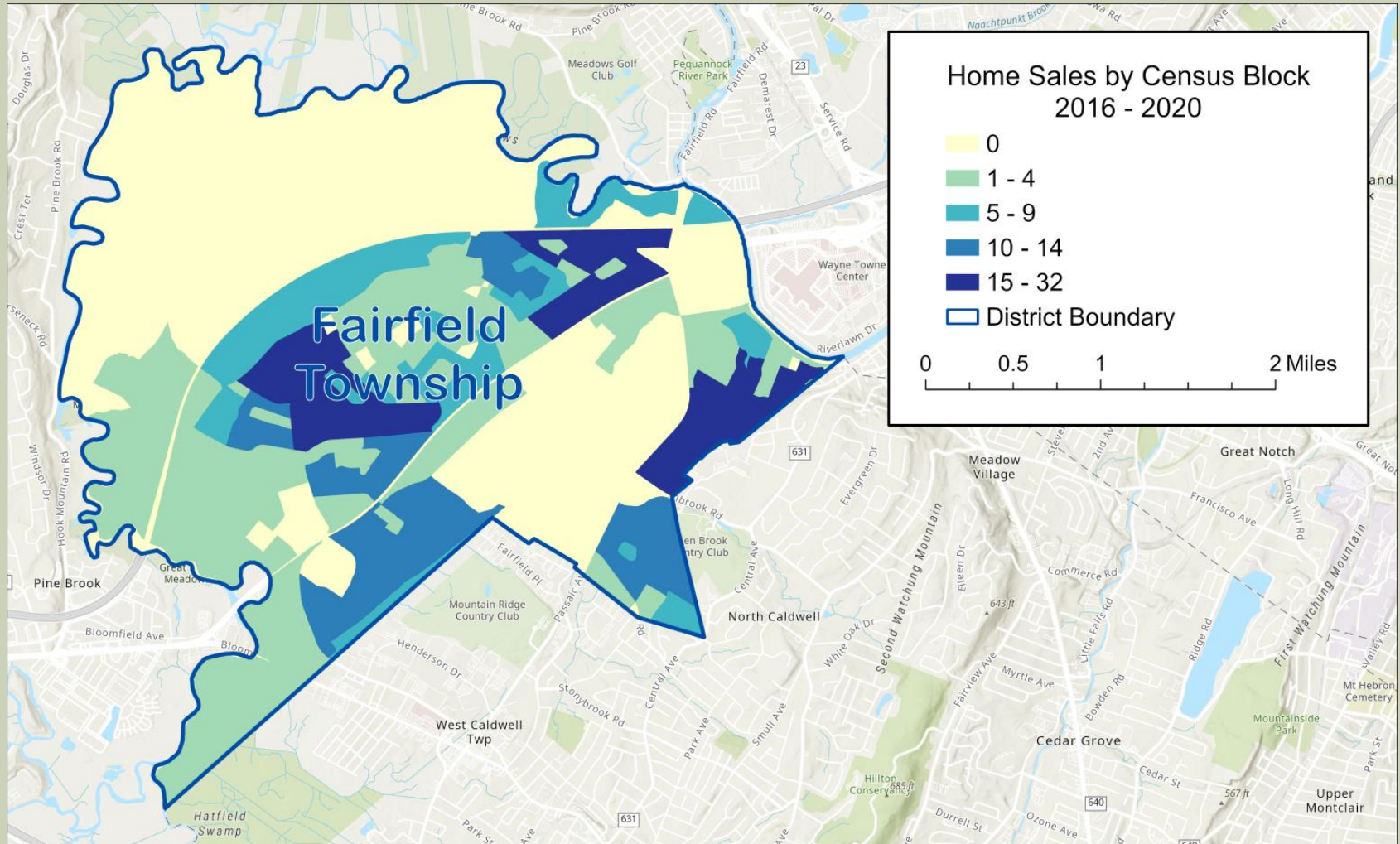
STUDENT YIELDS

- Student yields (K-6) were computed by housing type in April 2021 demographic study to determine impact of new developments.
- Student yields do not change much over time and were used in this study.
- 35 public school children (K-6) projected
- Additional children are projected for grades 7-12 but are not considered here.

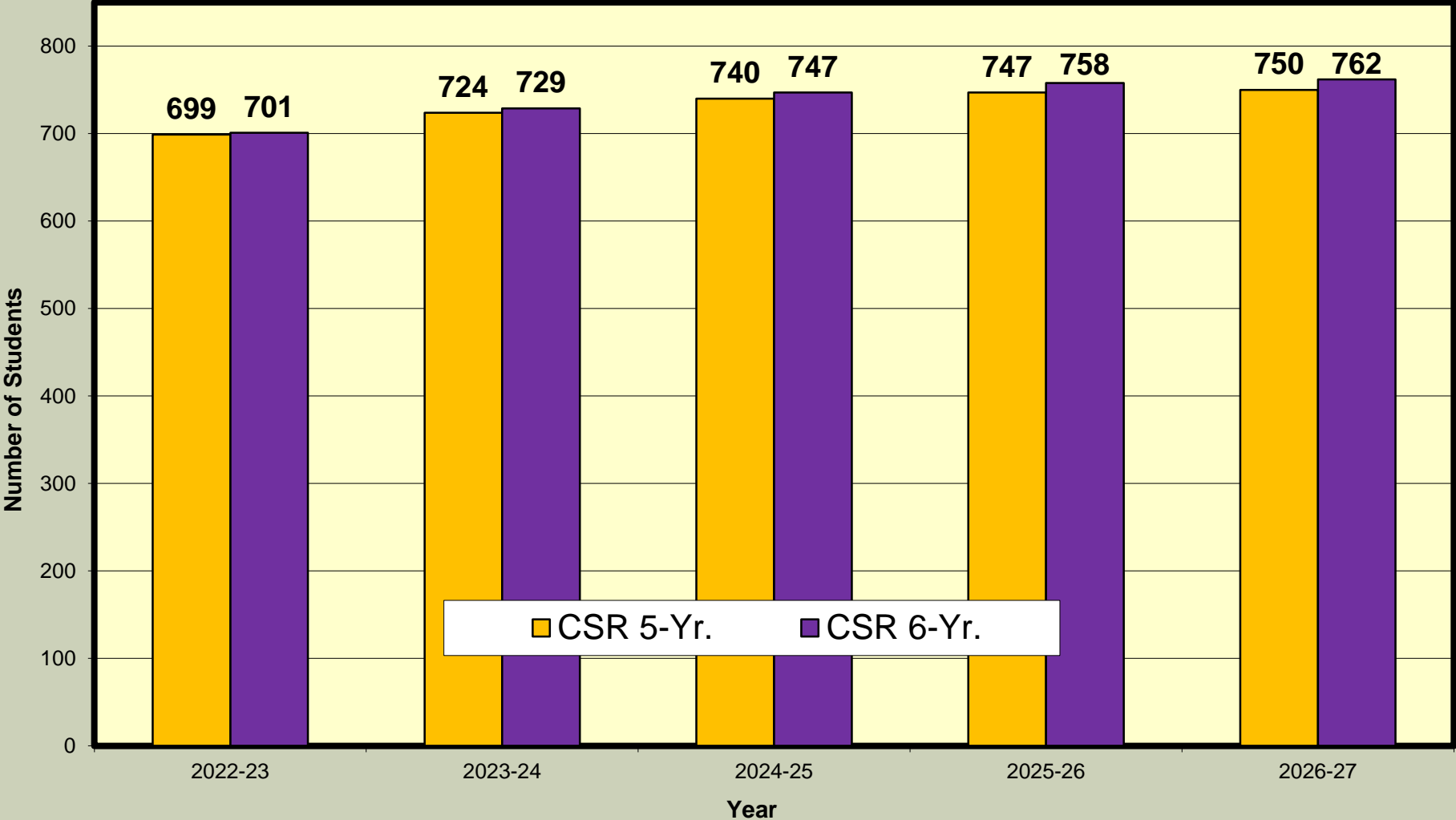
HOME SALES FAIRFIELD 1996-2019



HOME SALES FAIRFIELD 2016-2020



ENROLLMENT PROJECTIONS



ENROLLMENT PROJECTIONS BY GRADE CONFIGURATION

| Historical | PK-3 | | 4-6 | |
|---------------|------------------|------------------|-----------------|-----------------|
| 2021-22 | 413 | | 286 | |
| Projected | PK-3 CSR 5-YR | PK-3 CSR 6-YR | 4-6 CSR 5-YR | 4-6 CSR 6-YR |
| 2022-23 | 424 | 426 | 275 | 275 |
| 2023-24 | 427 | 430 | 297 | 299 |
| 2024-25 | 433 | 437 | 307 | 310 |
| 2025-26 | 436 | 441 | 311 | 317 |
| 2026-27 | 430 | 435 | 320 | 327 |
| 5-year Change | +17 | +22 | +34 | +41 |

CAPACITY ANALYSIS

| School | Capacity | Current Enrollment 2021-22 | Difference | Projected Enrollment 2026-27 | Difference |
|-----------------------------------|----------|----------------------------|------------|------------------------------|------------|
| Adlai E. Stevenson School (PK-3) | 415 | 413 | +2 | 435 | -20 |
| Winston S. Churchill School (4-6) | 238 | 286 | -48 | 327 | -89 |

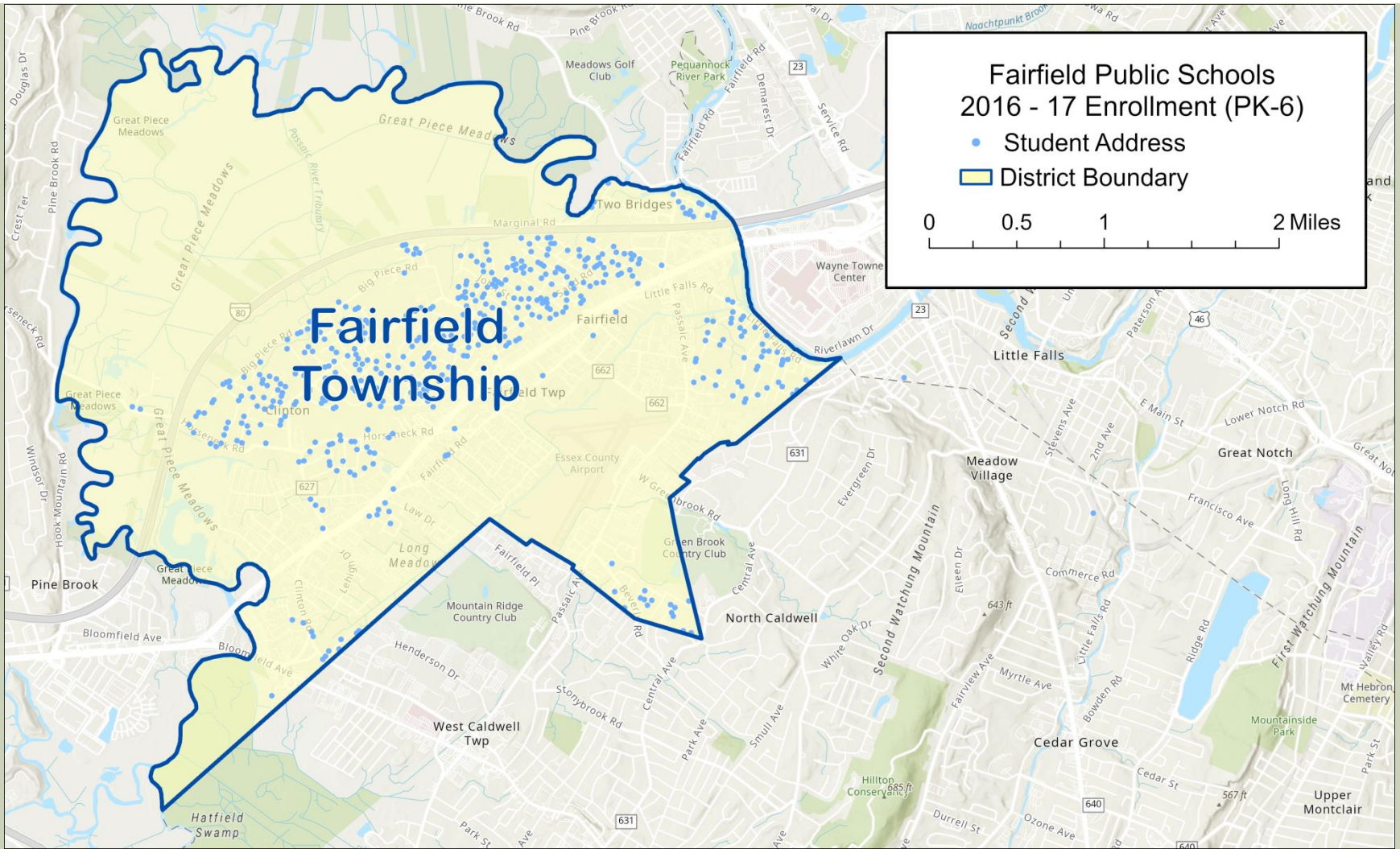
COVID-19

- Effects of COVID-19 on enrollment are varied across the country.
- Vermont has had an increase after years of enrollment decline (15% increase in some towns).
- Big declines in large school districts- L.A (-11,000), Broward County (-8,500), Orange County (-8,000), Charlotte-Mecklenburg (-5,000).
- People are leaving large metro areas to live in rural areas, either in 2nd homes or a purchased home. Will they return?

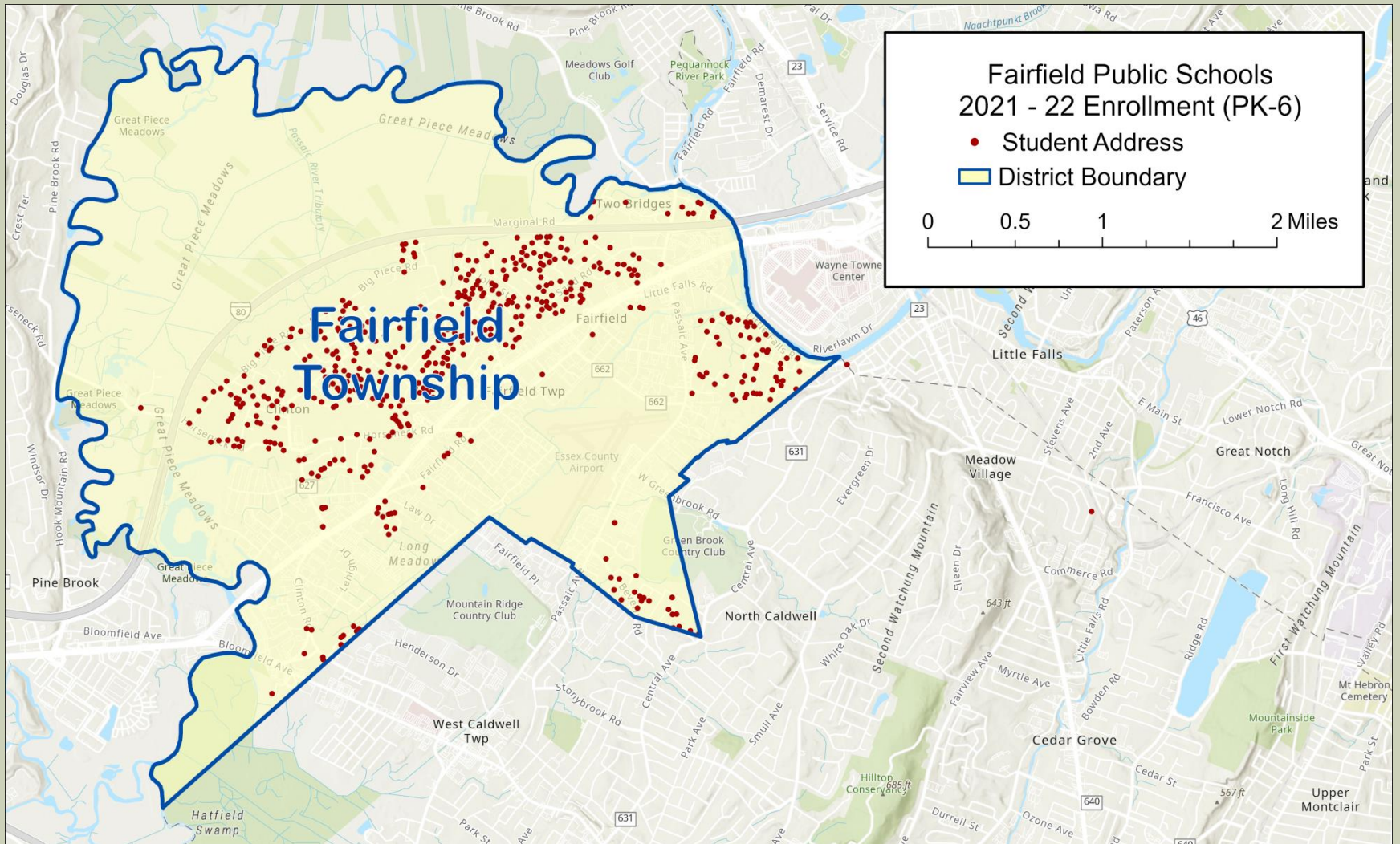
MAPPING

- Maps were created to compare student residential locations at two different times: 2016-17 and 2021-22.
- Student counts by census block
- Student density by census block
- Student yield by census block

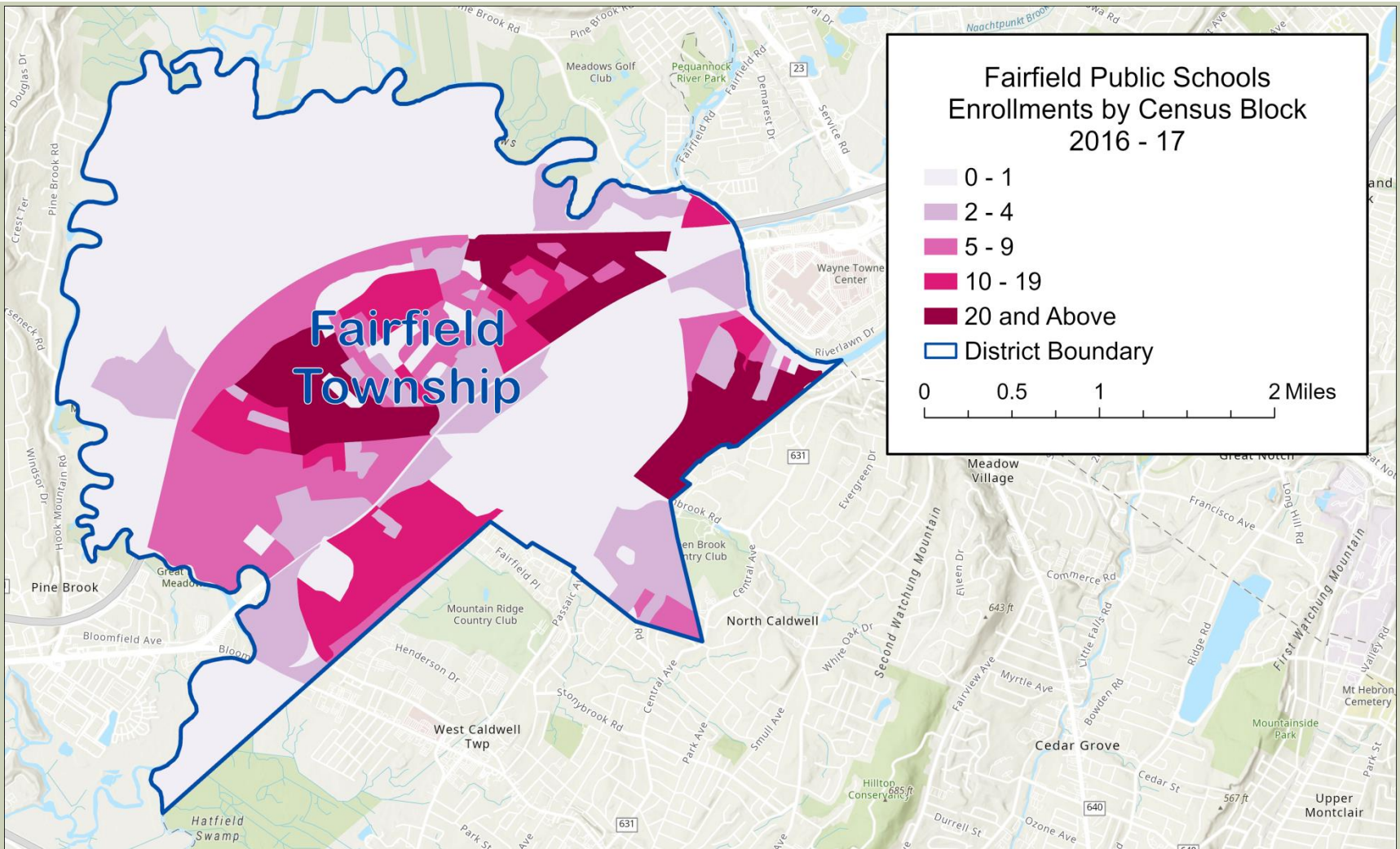
2016-17 STUDENTS



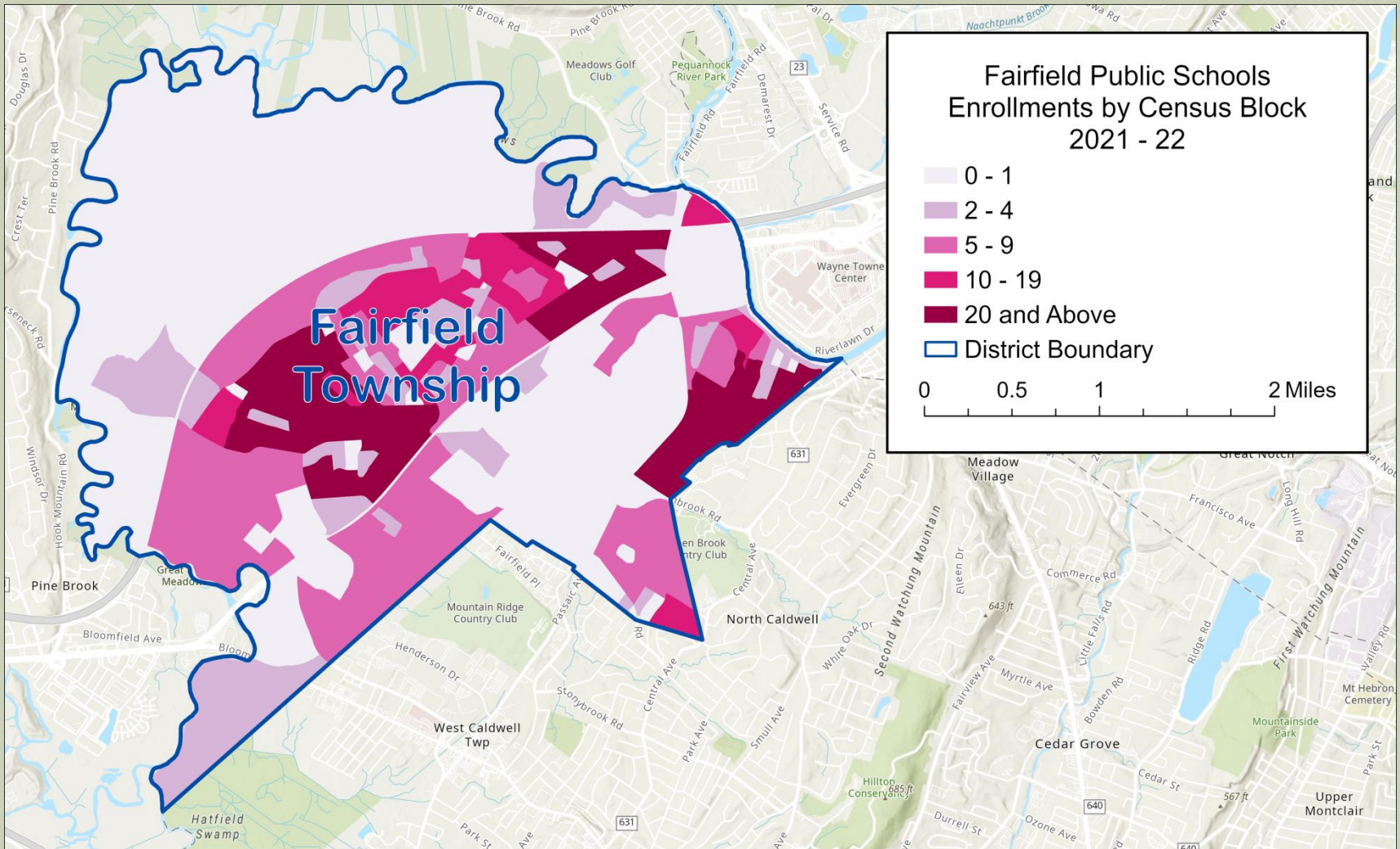
2021-22 STUDENTS



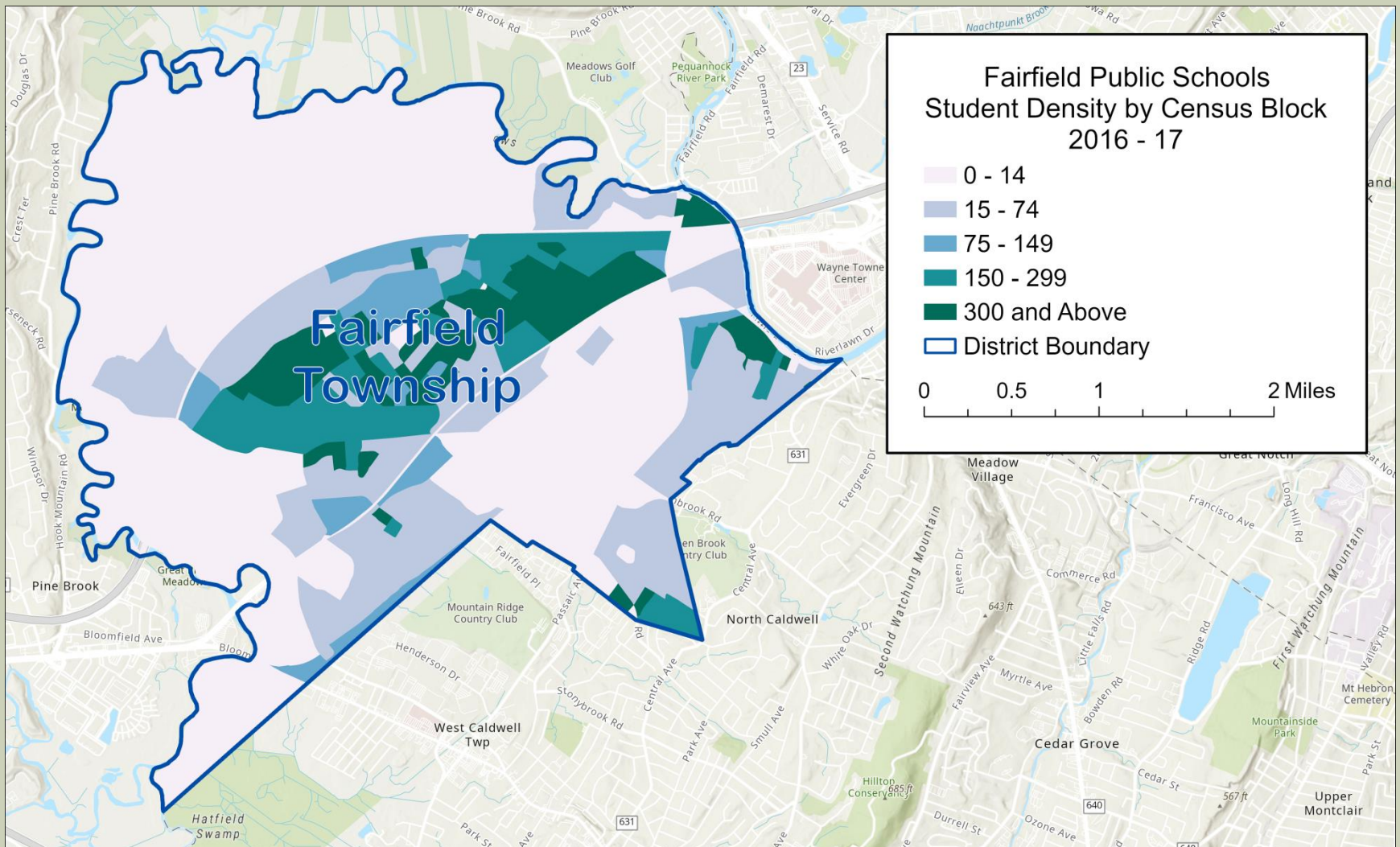
STUDENT COUNTS BY CENSUS BLOCK 2016-17



STUDENT COUNTS BY CENSUS BLOCK 2021-22

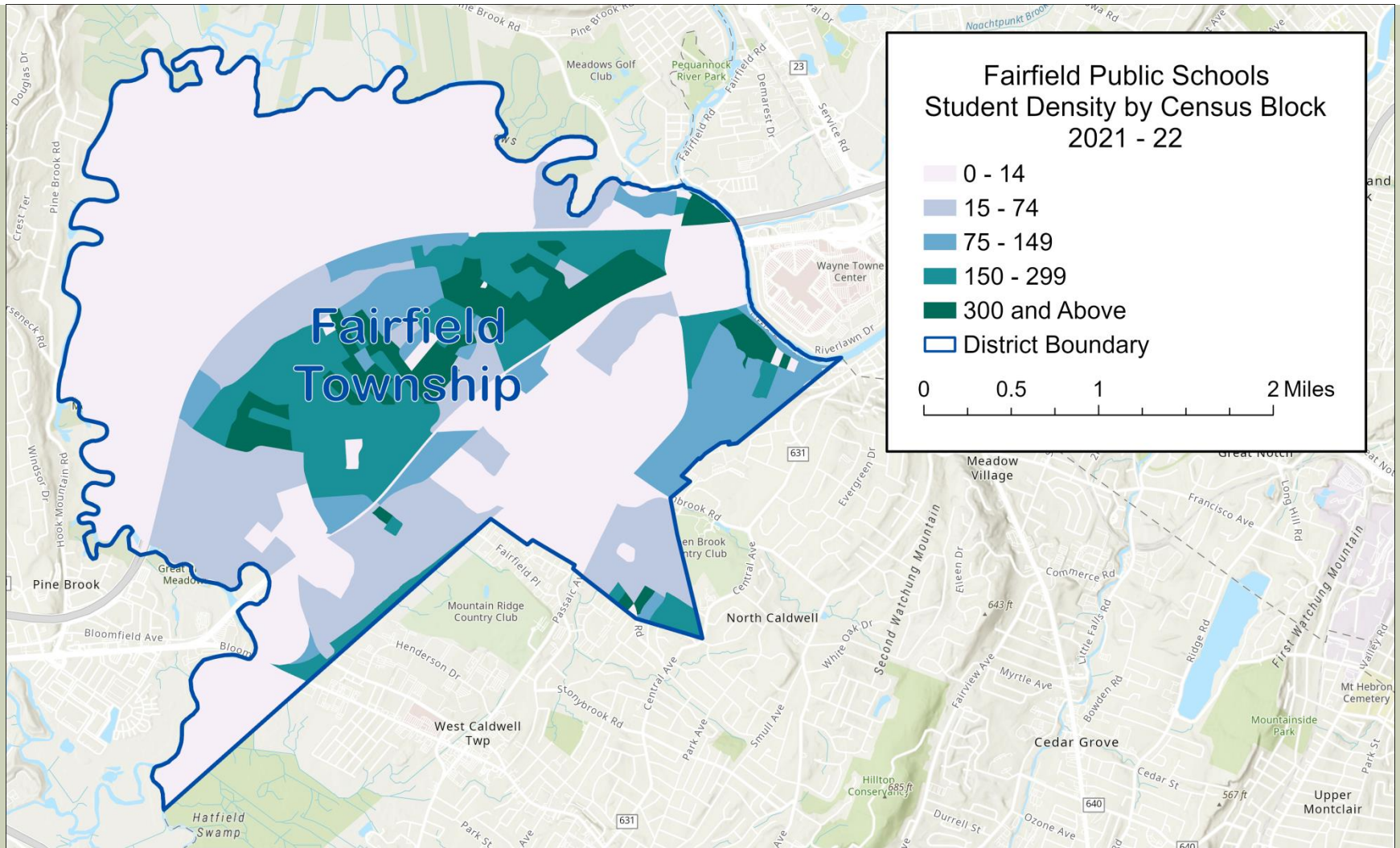


STUDENT DENSITY BY CENSUS BLOCK 2016-17

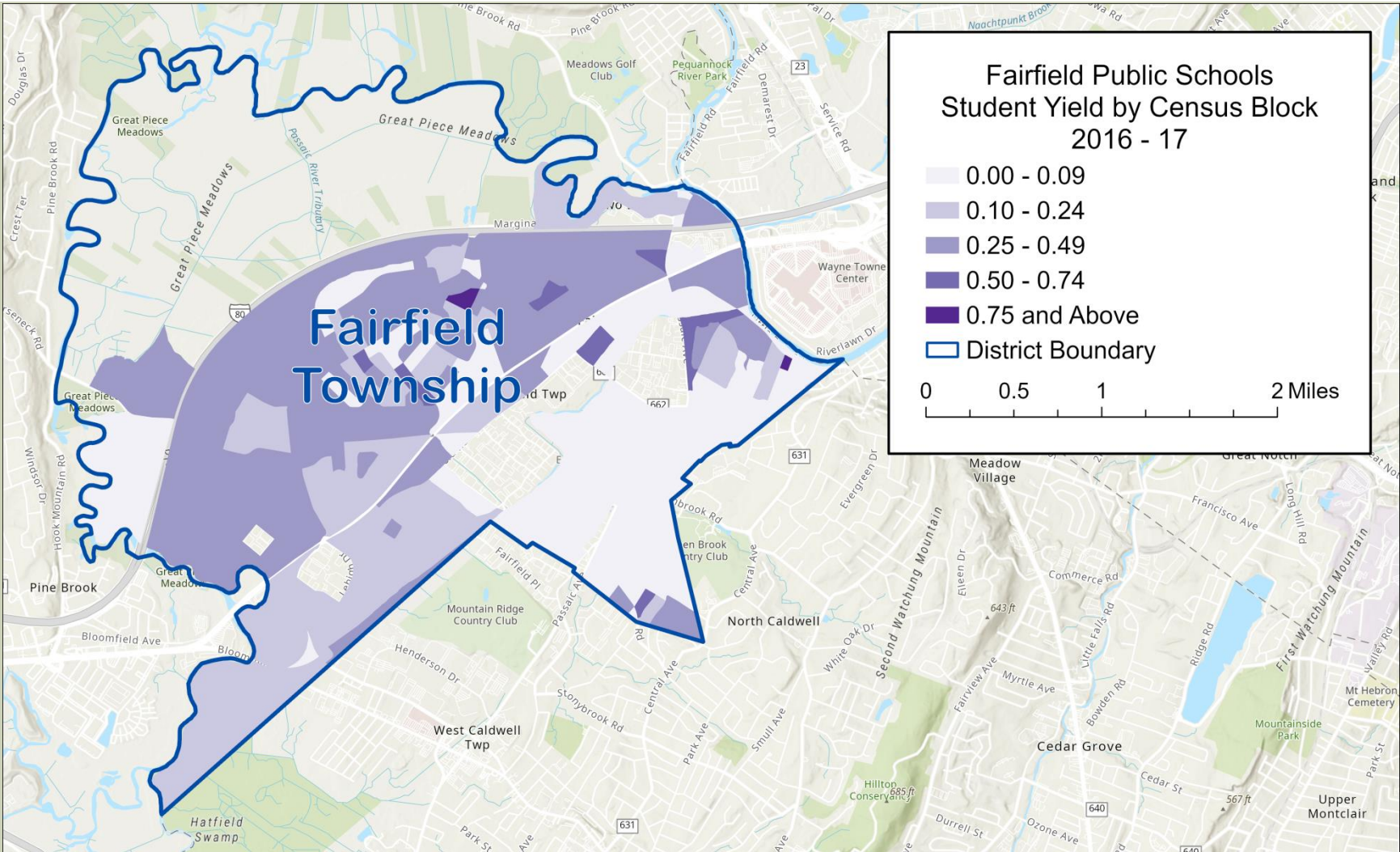


STUDENT DENSITY BY CENSUS BLOCK

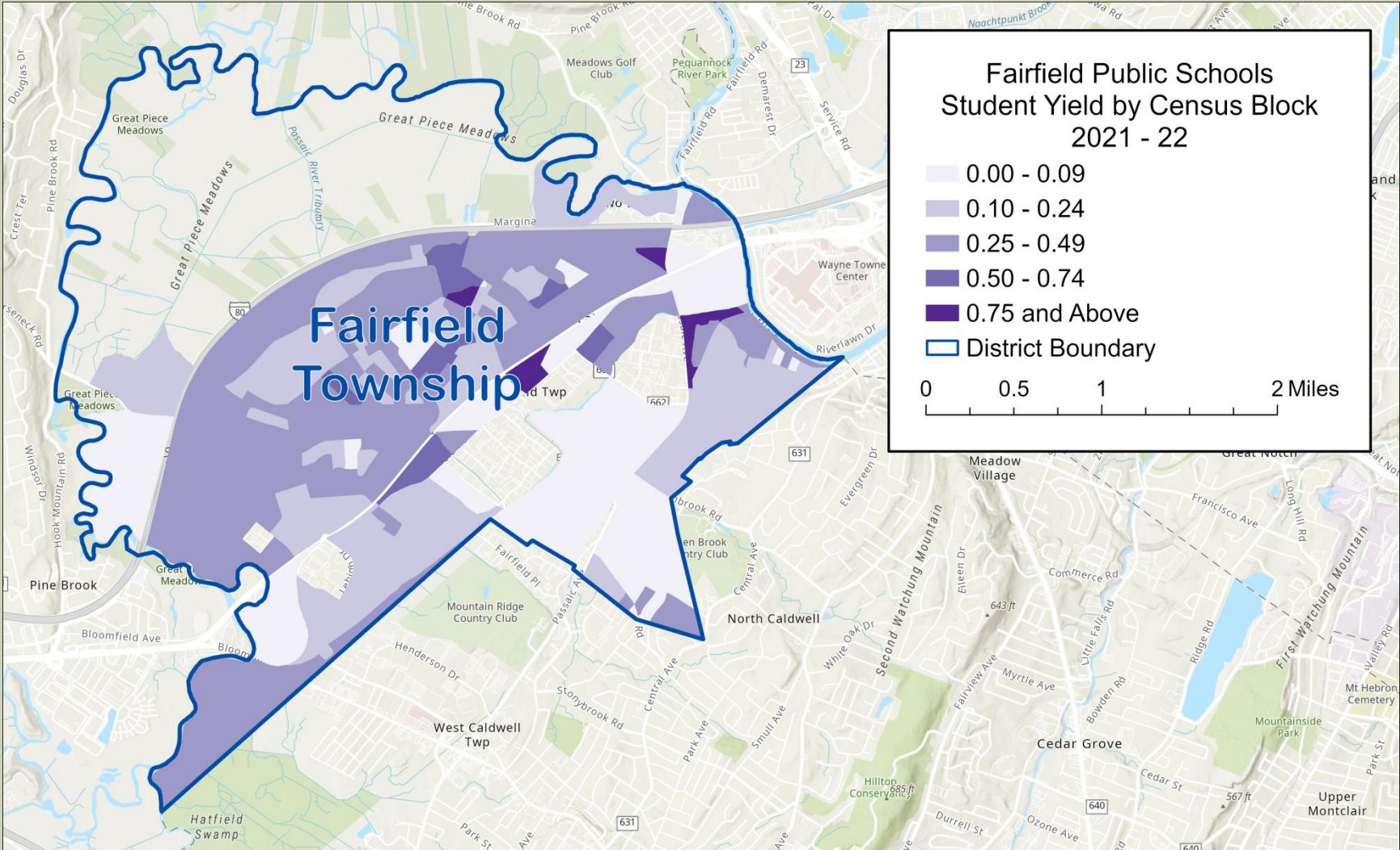
2021-22



STUDENT YIELD BY CENSUS BLOCK 2016-17



STUDENT YIELD BY CENSUS BLOCK 2021-22



SUMMARY

- Enrollments are projected to increase (51-63 students) in the next five years due to strong inward migration of children.
- All 7 grade-level average survival ratios were above 1.000.

