STATISTICAL FORECASTING LLC

Demographic Study

for the

Woodbridge Township School District

September 2023

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Executive Summary

Statistical Forecasting LLC ("Statistical Forecasting") completed a demographic study for the Woodbridge Township School District, projecting grade-by-grade enrollments from 2023-24 through 2027-28, a five-year period. In addition, the following tasks were completed:

- analyzed community population trends and age structure, demographic characteristics, birth counts, and fertility rates,
- examined historical enrollment trends districtwide, by grade configuration (PK-5, 6-8, and 9-12), and by school,
- investigated historical enrollment trends with respect to race and poverty status in each school and districtwide,
- determined historical birth counts for each elementary attendance area,
- computed student yields by housing type (e.g., one- to four-family homes, townhouses/condominiums, and apartments),
- researched new housing starts and the impact on the school district,
- compared building capacities to current and projected enrollments,
- geocoded, or electronically "pin-mapped," student addresses from the 2017-18 and 2022-23 school years to show the relative concentrations of where students live, and
- projected enrollments, in a totally independent analysis, based on student yields and housing turnover rates (resales) in Woodbridge Township.

Community Overview

In the 2020 Census, Woodbridge Township ("Woodbridge") had 103,639 residents, which is a gain of 4,054 persons (+4.1%) from 2010. Forecasts prepared by the North Jersey Transportation Planning Authority project the population to be 111,356 in 2050, which would be a 7.4% increase from the 2020 Census and a gain of 7,717 persons.

Woodbridge is a very racially diverse community. While Whites are the largest race in Woodbridge, their population is declining. In the 2020 Census, Woodbridge was 38.9% White as compared to 50.7% in 2010, which is a loss of 11.8 percentage points. Asians were the second-largest race at 26.5% in 2020, which is a gain of 4.2 percentage points from 2010 (22.3%). Hispanics were the third-largest race consisting of 21.5% of the population in 2020 while Blacks/African Americans ("Blacks") were the fourth-largest race at 9.8%.

With respect to nativity, 32.4% of Woodbridge residents are foreign-born, which is greater than that of New Jersey (23.0%). India and the Dominican Republic are the largest sources of the township's foreign-born population.

Historical Enrollment Trends

Historical enrollments (PK-12) were analyzed from 2013-14 through 2022-23, a ten-year period. Enrollments increased through 2016-17 before stabilizing, ranging from 13,448-13,776.5. In 2022-23, enrollment is 13,678, which is a gain of 230 students (+1.7%) from the 2013-14 enrollment of 13,448.

For grades PK-5, enrollments increased through 2016-17 before stabilizing. However, enrollments declined in 2020-21 (-176) and 2021-22 (-56), which is likely due to the coronavirus pandemic, before rebounding in 2022-23 (+97) as students returned to the school district. In 2022-23, enrollment is 6,292, which is higher (+80) than the 2013-14 enrollment of 6,212.

For grades 6-8, enrollments slowly increased through 2020-21 before reversing trend. In 2022-23, enrollment is 3,104, which is slightly higher (+34) than the 2013-14 enrollment of 3,070.

Finally, for grades 9-12, enrollments generally declined through 2019-20 before reversing trend. Enrollment is 4,282 in 2022-23, which is a gain of 116 students from the 2013-14 enrollment of 4,166.

Kindergarten Replacements

Kindergarten replacements were analyzed to determine whether there was any relationship between overall enrollment change and kindergarten replacement, which is the numerical difference between the number of graduating 12th graders and the number of entering kindergarten students. Since the district had a half-day kindergarten program prior to instituting a full-day program in 2018-19, it was more appropriate to compare the 12th grade student population to the first grade student population in those years, as the district gains a number of students from kindergarten to first grade when parents elect to send their children to a full-day kindergarten program elsewhere before enrolling them in the public school district for the first grade. The district has experienced negative kindergarten/first grade replacement in eight of the last nine years, ranging from 21.5-155 students per year. Negative kindergarten/first grade replacement occurs when the number of kindergarten/first grade students entering the district is less than the number of graduating twelfth grade students from the prior year. Conversely, positive kindergarten/first grade replacement occurs when the number of kindergarten/first grade students entering the district is greater than the number of graduating twelfth grade students from the prior year.

Birth Counts

The number of births from 2008-2021 in Woodbridge was used to project kindergarten enrollments five years later. After being fairly stable from 2008-2015, birth counts declined through 2020 before reversing trend. In 2021, there were 1,143 births in the township, which are 118 fewer births than in 2008 (1,261).

Population Age Structure

Age-sex diagrams from the 2010 and 2020 Censuses were created for Woodbridge to show the percentage of males and females in each age class. In 2010, the largest number of individuals was aged 30-34 for males and 45-49 for females. In communities with little inward or outward migration and low mortality, the largest cohort in subsequent years is typically the next oldest cohort as people advance in age. However, in 2020, the largest cohort was aged 35-39 for males and was 30-34 for females. As the largest groups were not ten years older from the 2010 cohorts, migration is likely occurring in Woodbridge. Over this time period, the greatest

declines occurred in the 45-49 age group for males and females. The greatest gains occurred in the 60-64 age group for males and the 65-69 age group for females. If the male and female age groups are combined, there were gains in every age group from 55-59 and up, with the exception of the 80-84 age group, indicating a "graying" of the population.

Enrollments by Subgroup

a) Race

Enrollments by race were tabulated at the school level from 2017-18 to 2022-23. The population in the school district is racially diverse. Hispanics are the largest race in the district, surpassing Asians in 2021-22 and Whites in 2022-23. The Hispanic percentage has increased from 23.2% in 2017-18 to 30.4% in 2022-23, a gain of 7.2 percentage points. While Whites are tied for the second-largest race in the school district, the White percentage has been declining over time. In 2022-23, 28.0% of the student population is White as compared to 34.4% in 2017-18, a loss of 6.4 percentage points. Asians, which are tied for the second-largest race, have slowly declined from 30.7% to 28.0% over this time period, a loss of 2.7 percentage points. The Black student percentage has generally increased in the last six years. In 2022-23, 11.6% of the student population is Black as compared to 10.6% in 2017-18, a 1.0 percentage-point gain. Of the four major races, Blacks are the smallest race in the district.

At the elementary level, Hispanics are the largest race in seven schools and range from a low of 15.0% at Robert Mascenik to a high of 50.2% at Pennsylvania Avenue. Asians are the largest race in six schools and range from 11.7% at Ross Street to 88.5% at Oak Tree Road. Whites are the largest race in four schools and range from a low of 3.3% at Oak Tree Road to a high of 58.3% at Oak Ridge Heights. With the exception of Avenel Street, Ross Street, and Woodbine, Blacks are the smallest race in each school, ranging from 3.1% at Oak Tree Road to 22.7% at Avenel Street and Woodbine.

At the middle school level, Hispanics are the largest race in Avenel, Fords, and Woodbridge and range from 17.7% at Iselin to 49.9% at Fords. Asians are the largest race in Iselin and range from 7.9% at Woodbridge to 60.9% at Iselin. Whites are the largest race at Colonia and range from 13.5% at Iselin to 49.4% at Colonia. Blacks are the smallest race in Colonia, Fords, and Iselin and range from 6.7% at Iselin to 23.0% at Avenel.

At the high school level, Hispanics are the largest race in Woodbridge, Asians are the largest race in JFK, and Whites are the largest race in Colonia. The White percentage ranges from 16.7% at JFK to 42.4% at Colonia while the Hispanic percentage ranges from 24.6% at Colonia to 39.3% at Woodbridge. Asians range from 10.9% at Woodbridge to 45.9% at JFK. With the exception of Woodbridge, Blacks are the smallest race in each school, ranging from 7.7% at JFK to 14.6% at Woodbridge.

b) Economically Disadvantaged

Enrollments of students who are economically disadvantaged were tabulated at the school level from 2017-18 to 2022-23. At the district level, the number and percentage of students that

are economically disadvantaged increased through 2019-20 before reversing trend. Whereas 4,346 students (31.7%) were economically disadvantaged in the school district in 2017-18, 5,052.5 (36.9%) are economically disadvantaged in 2022-23, which is a 5.2 percentage-point increase and a gain of 706.5 economically disadvantaged students.

At the elementary level, each school had a percentage-point increase of economically disadvantaged students over this time period, with the largest gains occurring at Ford Avenue (+17.4) and Kennedy Park (+13.8). In the middle schools, each school had a percentage-point increase of economically disadvantaged students over this time period, with the largest gain occurring at Colonia (+6.9). While the percentage of economically disadvantaged students at JFK has not changed significantly over this time period, there were percentage-point increases at Colonia (+5.4) and Woodbridge (+4.2).

Potential New Housing

Woodbridge municipal representatives provided information regarding current and future residential development in the community. In total, there is the potential for 674 non age-restricted housing units, all of which will consist of multi-family units such as apartments. Of this amount, 99 units (15%) will be set aside to meet affordable housing requirements. Of the elementary attendance areas, the largest impact will be on Ross Street, which will contain 87% of the new housing units.

An estimate was made of the number of public school children (K-12) that could potentially come from the approved housing developments. A total of 111 public school children (K-5 = 56, 6-8 = 27, and 9-12 = 28) in grades K-12 are projected to be generated.

Student Yields

Student yields by length of ownership were determined for one- to four-family homes by joining the parcel-level property database of Woodbridge with the 2022-23 student address database provided by the school district. Excluding age-restricted housing units, condominiums, and townhouses, the overall student yield (K-12) for one- to four-family homes in Woodbridge, where the majority of housing units were detached single-family homes or duplexes, was computed to be 0.641.

Student yields were also computed for townhouses and condominiums in Woodbridge. A total of 636 children (K-12) were identified living in 2,717 units, which is an average student yield of 0.234. The largest student yields, in developments with at least 25 units, are in Green Hollow Village (0.557), Brookside (0.472), and Maple Hill (0.467).

Finally, student yields were computed for apartment complexes in Woodbridge. A total of 2,157 public school children (K-12) were identified living in 9,669 units, which is an average student yield of 0.223. The largest student yields, in developments with at least 25 units, are in Tyler Greens (0.875), Green Plaza (0.665), and Jacobs Landing (0.652).

Home Sales

Home sales in Woodbridge were analyzed from 2004-2022. Data for 2023 were incomplete. After peaking at 2,119 sales in 2005, the number of sales declined to 1,001 in 2010 due to the housing market crash and banking crisis. During this period (2008-2012), the annual number of home sales was low, ranging from 1,001-1,103. Since then, home sales have rebounded. From 2013-2018, home sales steadily increased before stabilizing. From 2018-2021, the annual number of sales ranged from 2,272-2,350. However, in 2022, the number of home sales declined sharply. In 2022, there were 1,275 home sales, which is much lower than the annual number of sales that occurred from 2018-2021.

Enrollment Projections

Enrollments were calculated at the school level from 2023-24 through 2027-28, a five-year period. Enrollments are projected to decline throughout the projection period. In 2027-28, enrollment is projected to be 13,429, which would be a decline of 249 students from the 2022-23 enrollment of 13,678.

For the elementary grades (PK-5), enrollments are projected to decline throughout the projection period. Enrollment is projected to be 5,964 in 2027-28, which would be a decline of 328 students from the 2022-23 enrollment of 6,292.

For the middle school grades (6-8), enrollments are projected to generally increase for the next four years before reversing trend. In 2027-28, enrollment is projected to be 3,167, which would be a gain of 63 students from the 2022-23 enrollment of 3,104.

Finally, for grades 9-12, enrollments are projected to slowly increase for the next two years before reversing trend. In 2027-28, enrollment is projected to be 4,298, which would be slightly higher (+16) than the 2022-23 enrollment of 4,282.

Building Capacities

The capacities of the schools in the district were compared to the current enrollments in 2022-23 and the enrollment projections in the 2027-28 school year. Using the building capacities from the district's Long Range Facilities Plan, the differences between capacity and current/projected number of students were computed. Positive values indicate available extra seating while negative values indicate inadequate seating (also known as "unhoused students"). It should be noted that the capacity values are not fixed and can change from year-to-year based on classroom usage. For instance, additional special education classes in a building would reduce the building's capacity. On the other hand, districts with unhoused students can accommodate these children by increasing class sizes, which in turn increases the school's capacity. As such, the capacity of a school is not a fixed value and can be changed depending on how the building is used.

In 2022-23, there is surplus seating in four elementary schools, with the largest being at Lynn Crest (+81). On the other hand, there is a shortage of seating in 13 elementary schools, with the largest being at Ross Street (-186) and Mawbey Street (-94). At the middle school level,

surplus seating exists at Avenel, Colonia, and Fords Middle Schools with the largest surplus occurring at Avenel Middle School (+143). Shortages of seating exist in both Iselin Middle School (-137.5) and Woodbridge Middle School (-242). At the high school level, while there is surplus seating at Colonia High School (+172), inadequate seating exist at JFK (-206.5) and Woodbridge High School (-108.5).

By 2027-28, five elementary schools are projected to have surplus seating, with the largest being at Woodbine (+142). The remaining elementary schools are projected to have inadequate seating, with the largest shortage being at Lafayette Estates (-226). This is due to the closure of Ford Avenue, whereby its students will be educated at Lafayette Estates. Ross Street (-138) is also projected to have a large number of unhoused students. At the middle school level, Fords (-55) and Woodbridge (-308) Middle Schools are projected to be overcapacity due to a projected increase in enrollment. Due to a projected decline in enrollment, Iselin Middle School is now projected to have surplus seating (+77). While the number of surplus seats at Avenel Middle School (+150) is projected to be fairly similar to its current value, the number of surplus seats at Colonia Middle School (+12) is projected to decline due to a projected increase in enrollment. At the high school level, the number of surplus seats at Colonia High School (+292) is projected to increase due to declining enrollment in the school. However, the shortage of seating at JFK (-318) and Woodbridge High School (-133) is projected to increase due to projected enrollment gains in each school.

Mapping

Student addresses from the school district were geocoded or "pin-mapped" for 2017-18 and 2022-23 using mapping software. In 2017-18, the greatest number of children per census block was located in the central, northern, and southern sections of the township. In 2022-23, using the same scale, the greatest number of students was also located in the central, northern, and southern sections of the township in similar census blocks. In general, the number of students per census block has not changed appreciably in the last five years.

In an effort to control for the different census block sizes, the number of students in each census block was divided by the block's geographical area to determine the density of students (students per square mile). In 2017-18, the greatest student densities were located in the central, northern, and southern sections of the township. In 2022-23, the greatest student densities were located in the southern section of the township. In comparing the figures over time, the student densities have not changed appreciably.

To see which sections of Woodbridge have the most children per housing unit (student yield), the number of children per census block was divided by the number of housing units in each census block. In 2017-18, the greatest student yields were in the central and northern sections of the township. In 2022-23, the greatest student yields were also located in the central and northern sections of the township in similar census blocks. In comparing the figures over time, the number of students per housing unit has increased in the last five years.

Housing Turnover

Using historical housing turnover rates by length of ownership for one- to four-family homes in Woodbridge, along with student yields by length of ownership, the number of students was projected from 2023-2027 in a completely independent analysis. To complete this analysis, three inputs were needed:

1. housing turnover rates by length of ownership,
2. current distribution of homes by length of ownership, and
3. student yields by length of ownership.

To compute turnover rates, home sales were obtained from 1983-2022, a period of 39 years. Turnover rates in Woodbridge are greatest in homes with one year of ownership (4.1%) before declining, as turnover rates are lowest at longer lengths of ownership. For homes with 20 or more years of ownership, average turnover rates were typically less than 1.0%.

Student yields (children per housing unit) generally increased with length of ownership, peaking at 0.86 children per housing unit with nine (9) years of ownership. Student yields then begin to decline as length of ownership increases. For homes with 24 or more years of ownership, student yields were typically below 0.20. For homes with 40 or more years of ownership, the student yield was 0.17.

Using the housing turnover methodology, total enrollments were projected in two separate scenarios. In the first scenario, enrollments are projected to increase throughout the projection period. Enrollment is projected to be 13,624 in 2027, which would be a gain of 239 students from the 2022-23 enrollment of 13,385, with the assumption that the turnover rate of long-held homes (40 or more years) would be much higher than experienced historically. In the second scenario, enrollments are projected to decline through 2025 before stabilizing. Enrollment is projected to be 13,306 in 2027, which would be a decline of 79 students from the 2022-23 enrollment (13,385), with the assumption that the turnover rates of long-held homes (40 or more years) would be greater than that experienced historically but at a lower rate than in the first scenario.

It should be clearly stated that the purpose of this analysis is <u>not</u> to use the projections for future planning since the CSR method is the most accurate method available. Rather, it is an independent process to see whether future enrollments may be affected by housing turnover. In the second scenario, which is more plausible, it appears enrollments are likely to be lower due to housing turnover, controlling for all other factors, such as fertility rates, births, inward migration, or new residential construction.

Final Thoughts

In the last eight years, enrollments (PK-12) have been fairly stable in the Woodbridge Township School District. In the next five years, enrollments are projected to decline, which is primarily a result of a decline in the township's birth rate. However, the projected decline is not expected to occur equally across each of the grade configurations, as the elementary enrollments (PK-5) are projected to decline while the middle (6-8) and high school (9-12) enrollments are projected to have small gains as the district's existing elementary school cohorts move through the system.

In closing, it is difficult to measure the impact of the coronavirus on the school district's enrollments moving forward. In a New York Times article[1], families with financial means are leaving large metropolitan areas to reside in their second homes in rural areas or are purchasing an existing home in these new locations. These individuals can typically work remotely. It is not clear whether these households will permanently reside in these locations or return to suburban/urban centers. While available data are limited, we are continuing to monitor data as it becomes available to assess the pandemic's future impact on enrollments both short- and long-term.

[1] (https://www.nytimes.com/2020/09/26/us/coronavirus-vermont-transplants.html)

Introduction

Statistical Forecasting LLC ("Statistical Forecasting") completed a demographic study for the Woodbridge Township School District, projecting grade-by-grade enrollments from 2023-24 through 2027-28, a five-year period. In addition, the following tasks were completed:

- analyzed community population trends and age structure, demographic characteristics, birth counts, and fertility rates,
- examined historical enrollment trends districtwide, by grade configuration (PK-5, 6-8, and 9-12), and by school,
- investigated historical enrollment trends with respect to race and poverty status in each school and districtwide,
- determined historical birth counts for each elementary attendance area,
- computed student yields by housing type (e.g., one- to four-family homes, townhouses/condominiums, and apartments),
- researched new housing starts and the impact on the school district,
- compared building capacities to current and projected enrollments,
- geocoded, or electronically "pin-mapped," student addresses from the 2017-18 and 2022-23 school years to show the relative concentrations of where students live, and
- projected enrollments, in a totally independent analysis, based on student yields and housing turnover rates (resales) in Woodbridge Township.

Population Trends in Woodbridge Township

Located in Middlesex County, Woodbridge Township ("Woodbridge") contains a land area of 23.21 square miles, with an additional 1.29 square miles of water area. In the 2020 Census, Woodbridge had 103,639 residents, which is 4,465.3 persons per square mile. Historical and projected populations for Woodbridge from 1940-2050 are shown in Table 1 and Figure 1.

Woodbridge's population steadily increased from 1940-1970, with its greatest gain occurring in the 1950s (+120.5%) when the population more than doubled. After declining in the 1970s, the population reversed trend and has slowly increased in the last four decades. In the most recent decade, there was a gain of 4,054 persons.

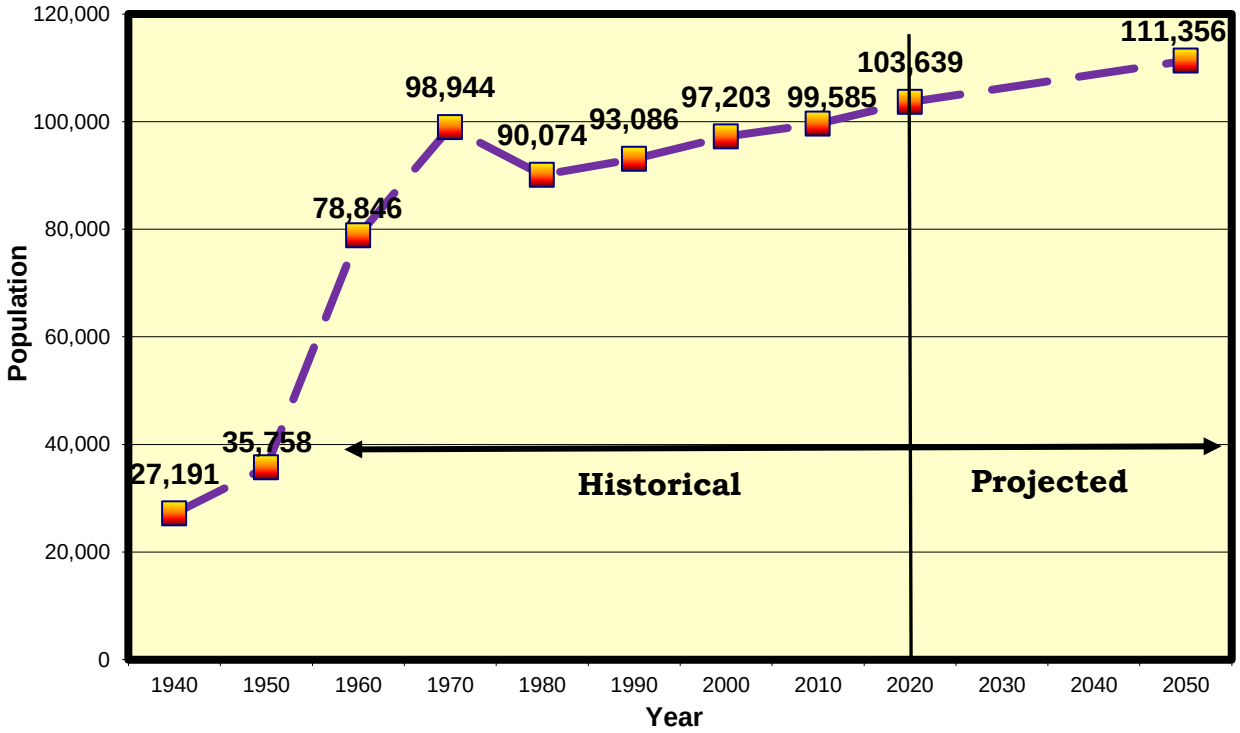
A population projection for 2050, which was prepared by the North Jersey Transportation Planning Authority ("NJTPA"), indicates that the population will continue to increase. However, as the projections were based off data from 2017, the NJTPA needs to revise its projections now that the 2020 Census results are available. As it currently stands, the forecast projects the population to be 111,356 in 2050, which would be a 7.4% increase from the 2020 Census and a gain of 7,717 persons.

Table 1
Historical and Projected Populations for Woodbridge Township 1940-2050

Year	Population	Percent Change
Historical[1]		
1940	27,191	N/A
1950	35,758	+31.5%
1960	78,846	+120.5%
1970	98,944	+25.5%
1980	90,074	-9.0%
1990	93,086	+3.3%
2000	97,203	+4.4%
2010	99,585	+2.5%
2020	103,639	+4.1%
Projected[2]		
2050	111,356	+7.4%

Sources: [1] United States Census Bureau
[2] North Jersey Transportation Planning Authority, Inc. (2021)

Figure 1
Woodbridge Township Historical and Projected Populations 1940-2050



Woodbridge Township Demographic Profile

In Table 2, selected demographic characteristics of Woodbridge are compared from the 2010 and 2020 Censuses and the 2011 and 2021 American Community Surveys ("ACS"). While some Census variables account for everyone in the population (e.g., age and race), other variables are collected from a sample (e.g., median household income, educational attainment, poverty status, etc.). The ACS replaced the long form of the Census, last administered in 2000 to approximately 16% of the population in the United States. For communities with more than 65,000 persons such as Woodbridge, the one-year ACS was available and was used in the forthcoming table. The one-year ACS contains 1% annual samples from all households and persons. Due to the small sample size, the sampling error is quite large, which increases the degree of uncertainty of the estimated values. Therefore, the forthcoming ACS data should be interpreted with caution.

Woodbridge is a very racially diverse community. While Whites are the largest race in Woodbridge, their population is declining. In the 2020 Census, Woodbridge was 38.9% White as compared to 50.7% in 2010, which is a loss of 11.8 percentage points. Asians were the second-largest race at 26.5% in 2020, which is a gain of 4.2 percentage points from 2010 (22.3%). Hispanics were the third-largest race consisting of 21.5% of the population in 2020, which is a gain of 5.9 percentage points from the 2010 percentage (15.6%). Blacks/African Americans ("Blacks") were the fourth-largest race at 9.8% in 2020, which is nearly unchanged from the 2010 percentage (9.1%). Figures 2-5 show the White, Asian, Hispanic, and Black percentages by Census block group, which are the four largest races in Woodbridge. In addition, the elementary attendance areas are shown to provide context of where the highest and lowest percentages are occurring. The White percentage is greatest in the northern section of the township in the Claremont Avenue elementary attendance area. The Asian percentage is greatest in the northern and central sections of the township in the Indiana Avenue, Mawbey Street, and Woodbine elementary attendance areas. The Hispanic percentage is greatest in the southern section of the township in the Lafayette Estates elementary attendance area, while the Black percentage is greatest in the eastern section of the township in the Avenel Street elementary attendance area.

Regarding nativity, 32.4% of Woodbridge residents were foreign-born in the 2021 ACS as compared to 35.0% in the 2011 ACS, which is a loss of 2.6 percentage points. As a point of comparison, New Jersey's foreign-born resident percentage was 23.0% in the 2021 ACS, which is lower than that of Woodbridge. While not shown in the table, place of birth, which serves as a proxy for country of origin, indicates that India and the Philippines were the largest sources of immigrants in the 2007-2011 ACS (one-year data were unavailable), accounting for 40.1% and 7.4%, respectively, of the foreign-born population. While India continues to be the largest source (38.2%) of the foreign-born population according to the 2017-2021 ACS, the Dominican Republic is now the second-largest source (8.6%).

Table 2
Selected Demographic Characteristics of Woodbridge Township

Race Origin[1]	2010 Census 2011 ACS	2020 Census 2021 ACS
White	50,531 (50.7%)	40,272 (38.9%)
Black or African American	9,038 (9.1%)	10,143 (9.8%)
Hispanic or Latino	15,562 (15.6%)	22,279 (21.5%)
American Indian and Alaska Native	200 (0.2%)	165 (0.2%)
Asian	22,193 (22.3%)	27,425 (26.5%)
Native Hawaiian and Other Pacific Islander	16 (0.0%)	24 (0.0%)
Other Race	290 (0.3%)	757 (0.7%)
Two or more Races	1,755 (1.8%)	2,574 (2.5%)
Place of Birth		
Foreign-Born	35.0%	32.4%
Age		
Under 18	21.6%	19.9%
18-64	65.8%	63.4%
65 and over	12.6%	16.7%
Median age	38.6 years	39.2 years
Educational Attainment		
Bachelor's degree or higher	32.5%	39.2%
Graduate or professional degree	10.8%	15.2%
Income		
Median household income	$74,617	$96,778
Percentage of Persons in Poverty ages 5-17	10.2%	3.3%
Housing Units		
Total number	36,124	38,137
Occupied units	34,615 (95.8%)	36,381 (95.4%)
Owner-occupied units	23,886 (69.0%)	23,064 (63.4%)
Renter-occupied units	10,729 (31.0%)	13,317 (36.4%)
Median value of an owner-occupied unit	$297,800	$374,400
Average household size	2.79	2.81
Housing Type[1]		
Total number	33,940	37,372
1-unit, attached or detached	22,423 (66.1%)	26,023 (69.6%)
Two units	1,930 (5.7%)	940 (2.5%)
Three or four units	472 (1.4%)	573 (1.5%)
Five to nine units	1,743 (5.1%)	1,579 (4.2%)
10 to 19 units	3,934 (11.6%)	3,675 (9.8%)
20 or more units	3,199 (9.4%)	4,086 (10.9%)
Mobile home, boat, RV, van, etc.	239 (0.7%)	496 (1.3%)

Sources: American Community Survey (2011 and 2021), United States Census (2010 and 2020)
Notes: [1] Data may not sum to 100.0% due to rounding.
Cells shaded orange are from the decennial Census while cells shaded blue are from the American Community Survey.

Figures 6 and 7 show the percentage of foreign-born persons and the percentage of persons speaking English less than "Very Well" in Woodbridge by Census block group, which may potentially correlate with English as a New Language ("ENL") students in need of English language instruction. The foreign-born percentage is greatest in the central, northern, and western sections of the township throughout numerous elementary attendance areas. The percentage of persons speaking English less than "Very Well" is greatest in the central, southern, and eastern sections of the township in the Indiana Avenue, Lafayette Estates, Matthew Jago, Oak Tree Road, and Port Reading elementary attendance areas.

The median age in Woodbridge increased slightly from 38.6 years in 2010 to 39.2 years in 2020, which is similar to the median age in New Jersey (39.9 years). During the same time period, the percentage of people under the age of 18 years, which predominantly corresponds to school-age children, declined from 21.6% to 19.9%.

Regarding educational attainment for adults aged 25 and over, 39.2% of the population had a bachelor's degree or higher in the 2021 ACS as compared to 32.5% in the 2011 ACS, which is a gain of 6.7 percentage points. Woodbridge's percentage of persons having a bachelor's degree or higher is slightly lower than that of New Jersey (43.1%). The percentage of persons with graduate or professional degrees increased from 10.8% to 15.2% during this time period, a gain of 4.4 percentage points.

Median household income increased from $74,617 in the 2011 ACS to $96,778 in the 2021 ACS, a gain of 29.7%. By comparison, median household income in New Jersey is $89,296, which is $7,500 lower than Woodbridge's. During this time period, the percentage of school-age children (5-17) that are in poverty declined from 10.2% to 3.3%, a 6.9 percentage-point decline. Figure 8 shows the percentage of persons living in poverty in Woodbridge by Census block group. The percentage of persons living in poverty is greatest in the central, eastern, and southern sections of the township, which is located in the Avenel Street, Indiana Avenue, Lafayette Estates, Menlo Park Terrace, and Robert Mascenik elementary attendance areas.

Regarding housing, there were 38,137 housing units in Woodbridge in 2020, which is a gain of 2,013 housing units (+5.6%) from 2010. Over this time period, the occupancy rate remained nearly constant (95.4% in 2020) while the average household size also remained nearly constant (2.81 persons in 2020). Renter-occupied units accounted for 36.4% of the occupied units in Woodbridge in 2020, which is a gain of 5.4 percentage points from the 2010 percentage (31.0%). As a point of comparison, the percentage of renter-occupied units in Woodbridge is similar to that of New Jersey (35.6%). Finally, the median home price of an owner-occupied unit in the 2021 ACS was $374,400, which is a 25.7% increase from the value reported in the 2011 ACS ($297,800).

With respect to housing type, 69.6% of the homes in the 2021 ACS were one-unit, either attached or detached, which is a gain of 3.5 percentage points from the 2011 ACS percentage (66.1%). Housing with 20 or more units, which contains renters, was the second-largest type of housing in the 2021 ACS and consisted of 10.9% of the housing stock. Housing with 10-19 units had been the second-largest type of housing in the 2011 ACS.

Figure 2
Woodbridge Township White Percentage

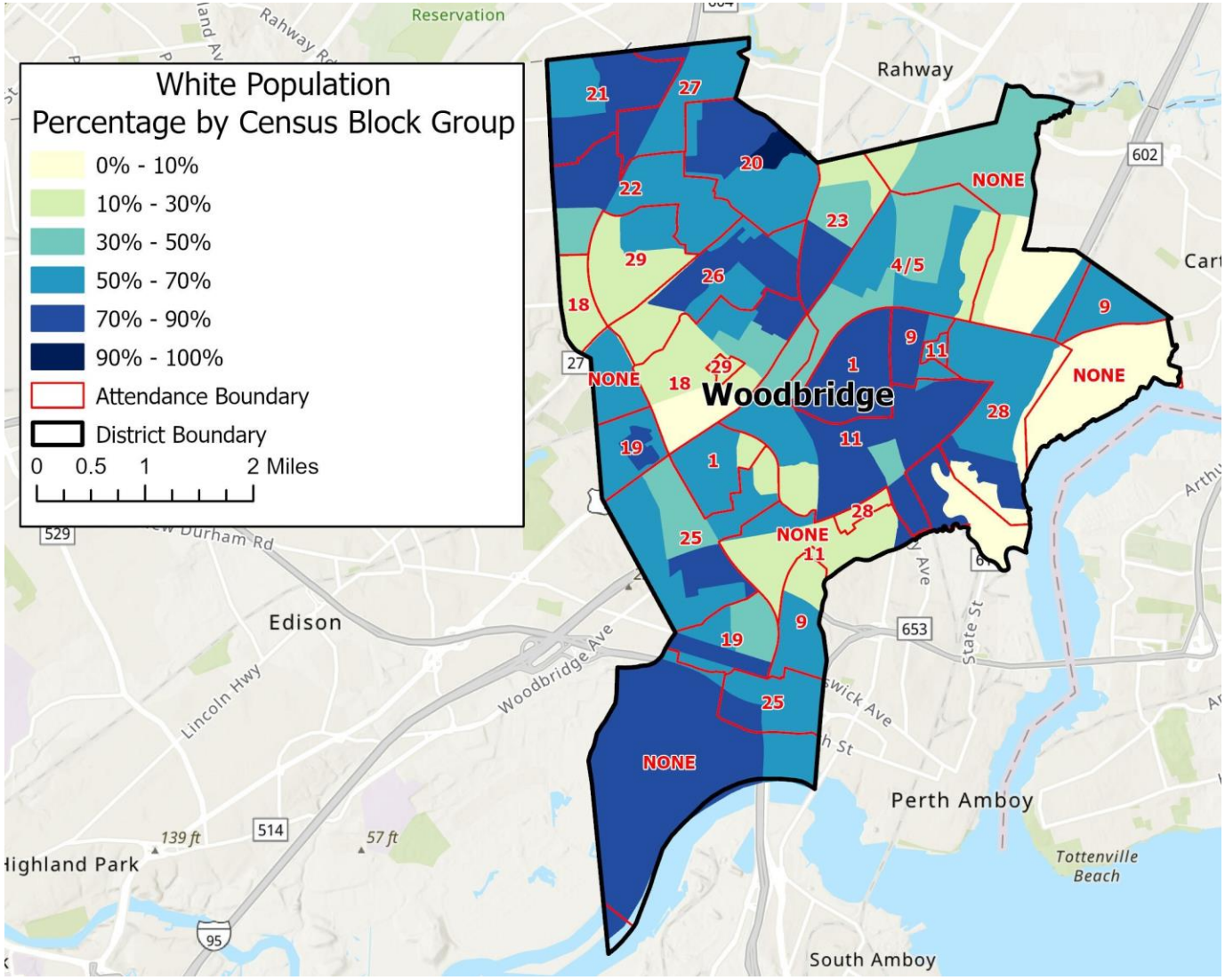


Figure 3
Woodbridge Township Asian Percentage

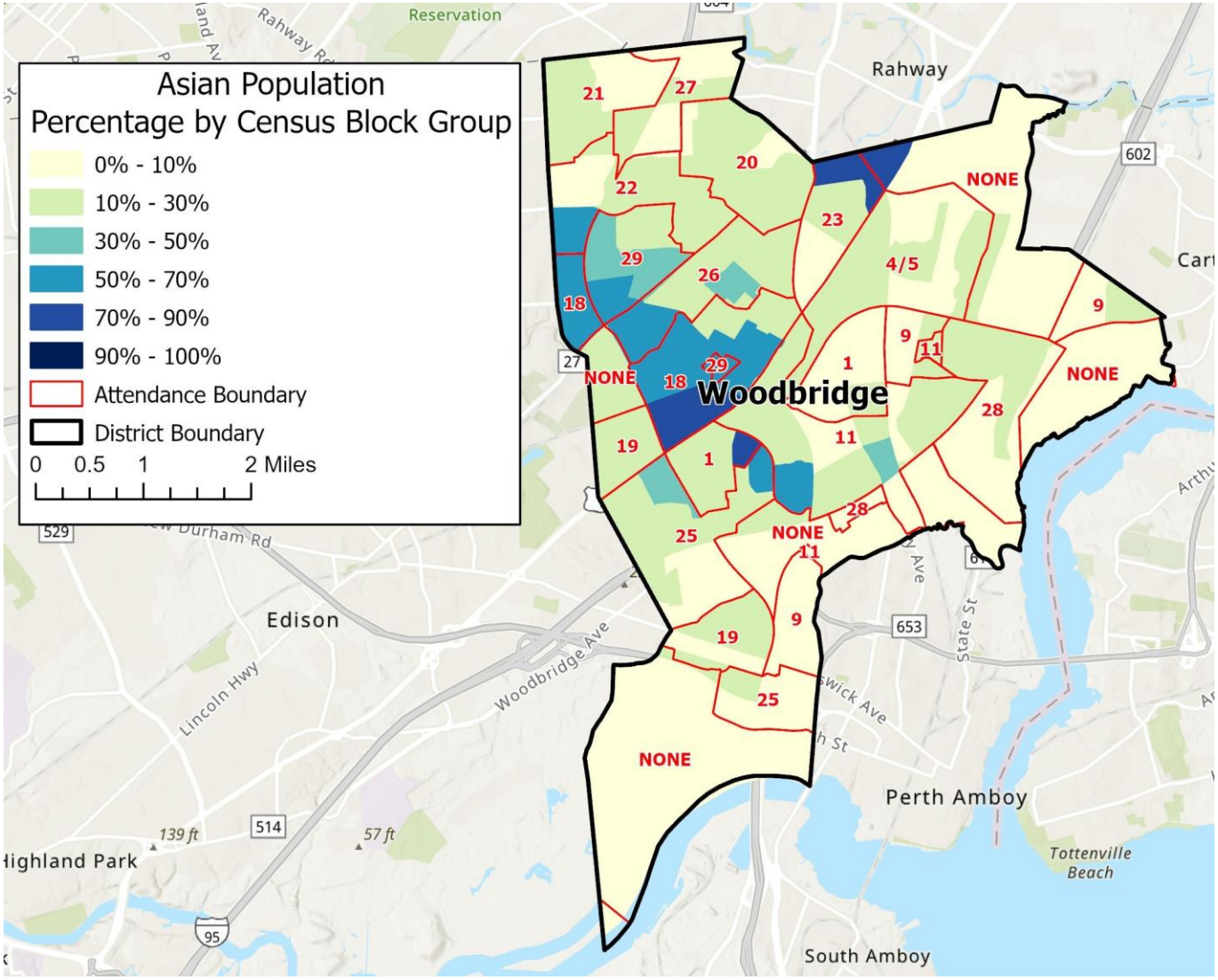


Figure 4
Woodbridge Township Hispanic Percentage

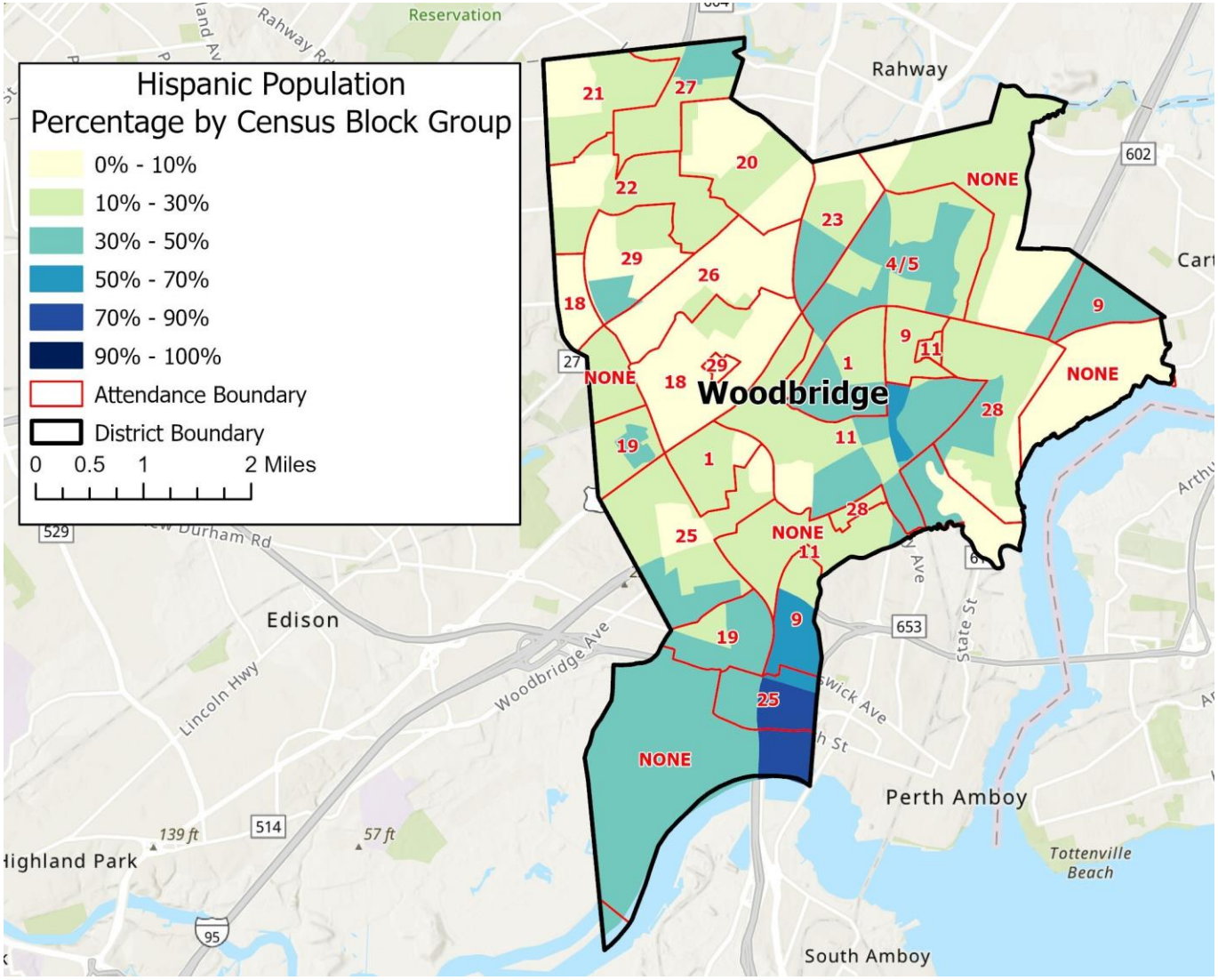


Figure 5
Woodbridge Township Black Percentage

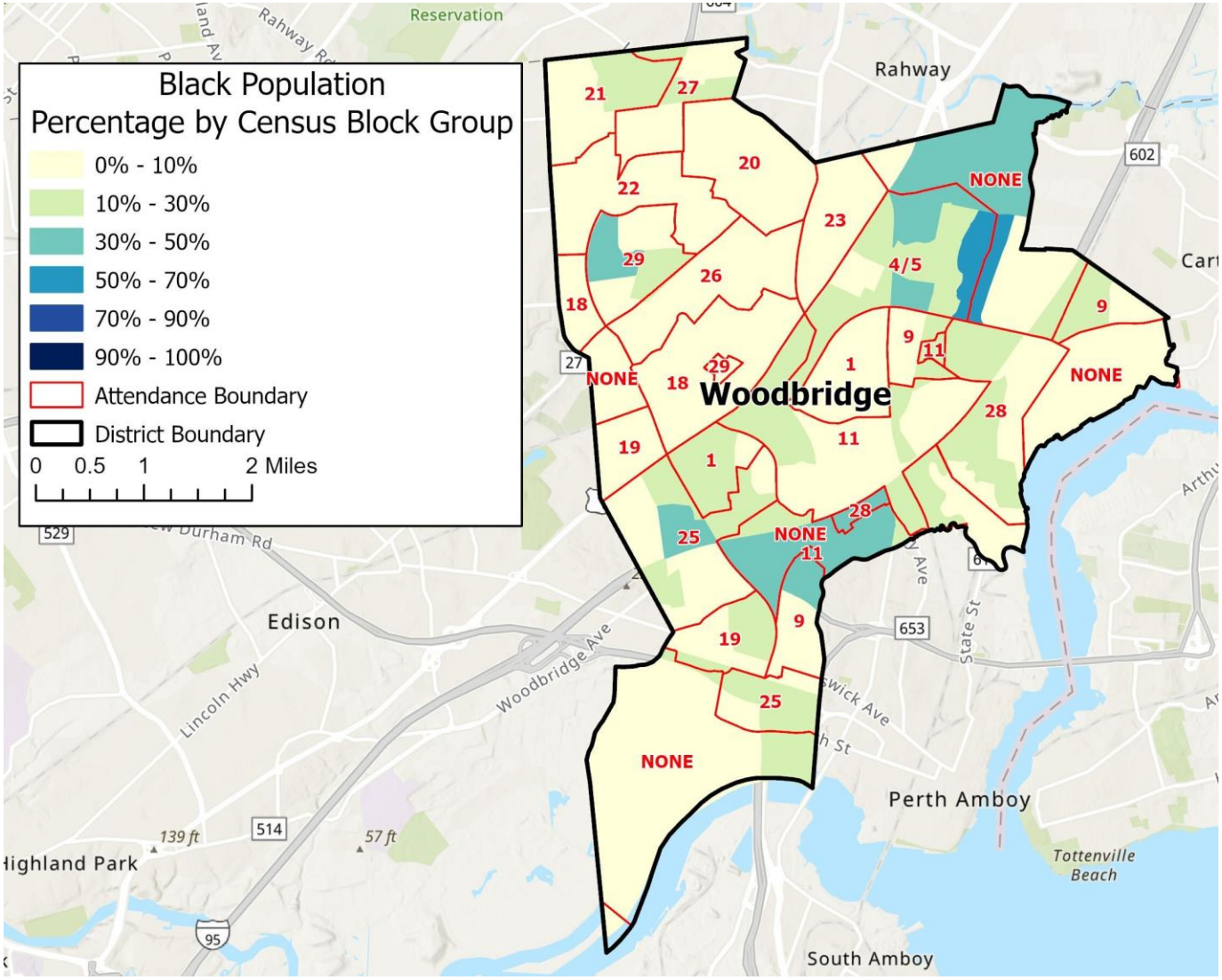


Figure 6
Woodbridge Township Foreign-Born Percentage

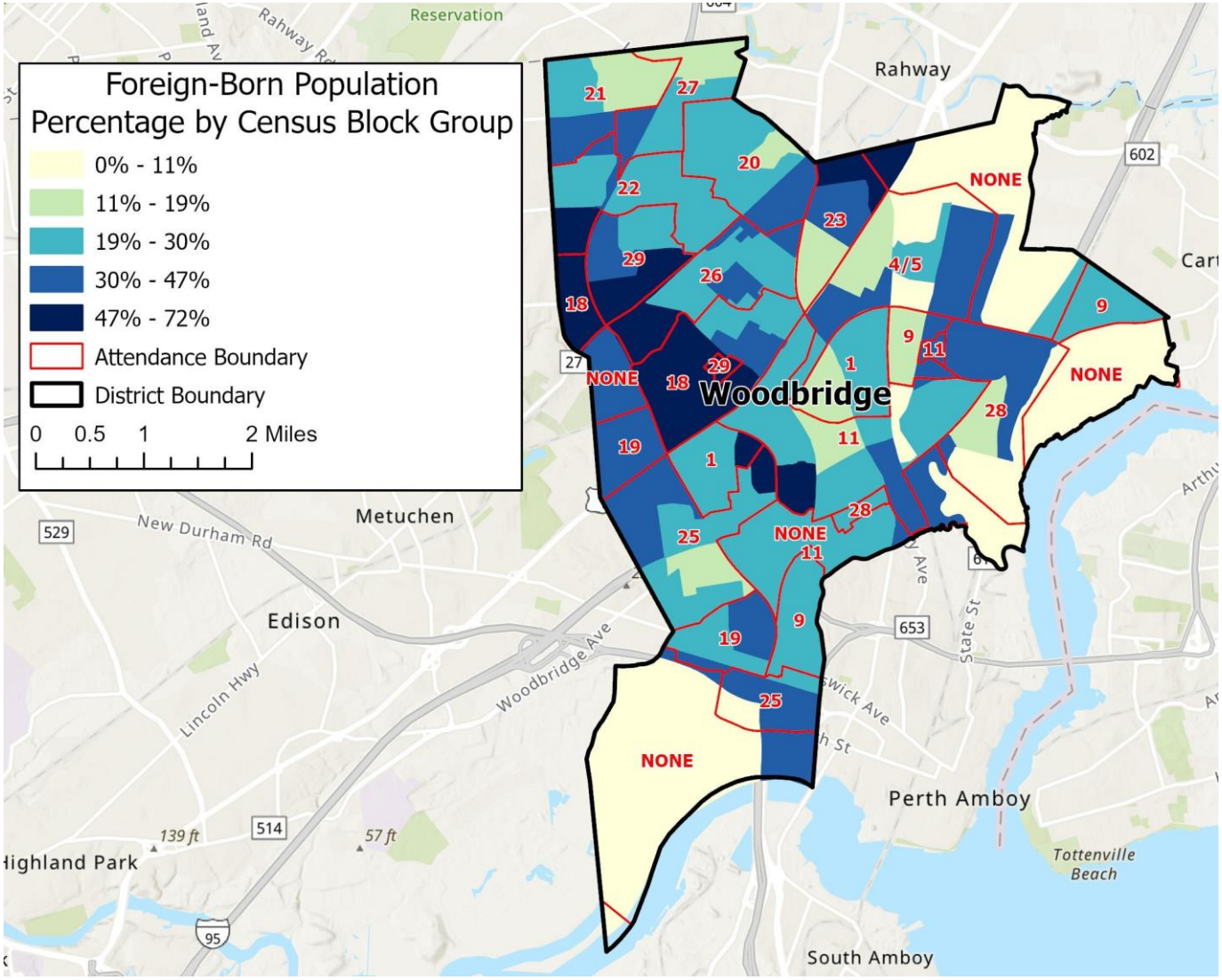


Figure 7
Woodbridge Township Percentage of Persons Speaking English Less than "Very Well"

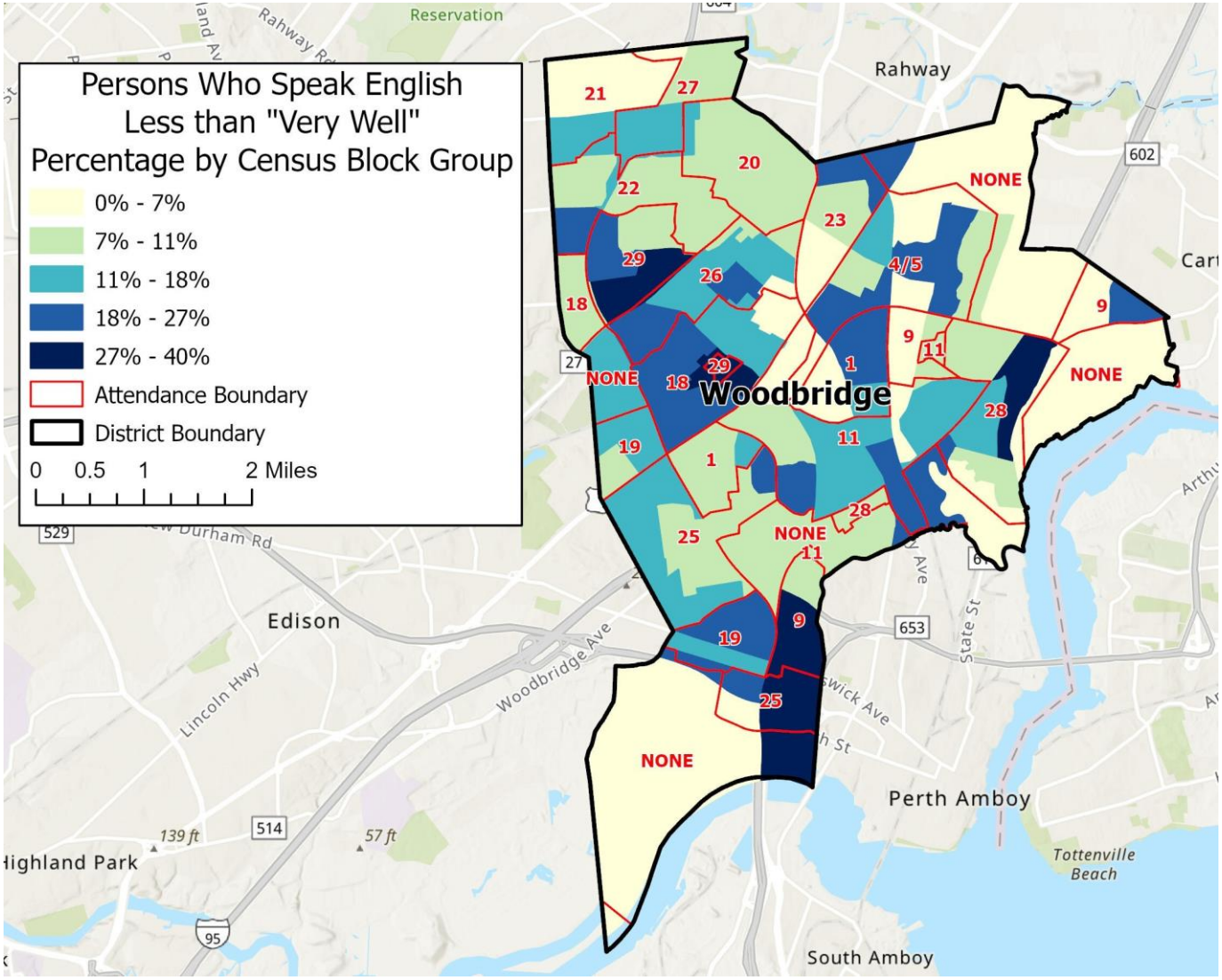
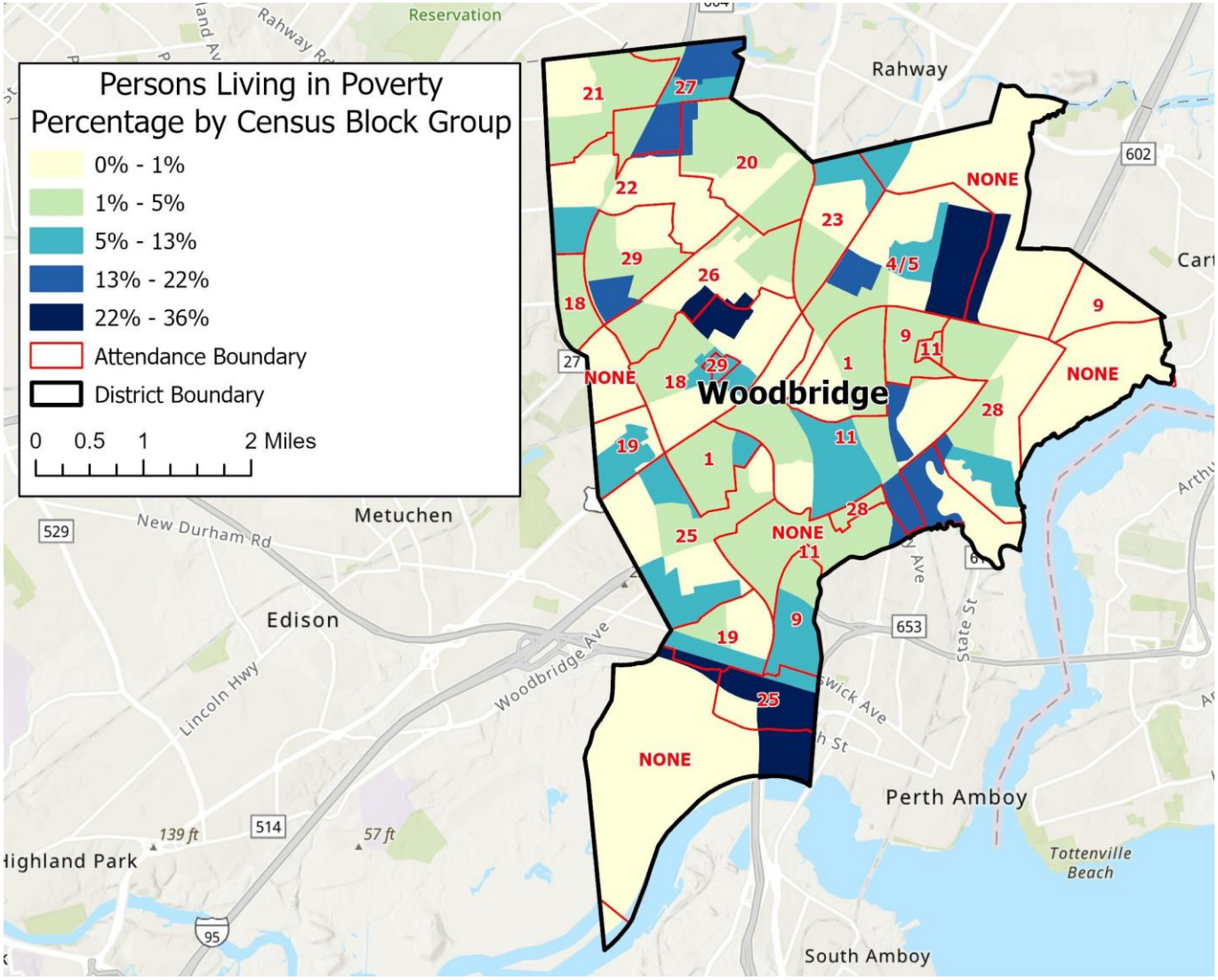


Figure 8
Woodbridge Township Percentage of Persons Living in Poverty



District Overview

In 2022-23, the Woodbridge Township School District has 26 schools that educate children in grades pre-kindergarten through twelve. In Figure 9, the location of each of the district's schools is shown with respect to the municipal boundaries. The district consists of 17 elementary schools (grades PK-5), five middle schools (grades 6-8), and three high schools (grades 9-12). In addition, the district maintains a school ("R.I.S.E.") for high school aged children with special needs. Figure 10 shows the elementary schools and their respective attendance areas while Figures 11 and 12 shows the middle and high schools and their respective attendance areas. It should be noted that there are sections of Woodbridge that do not have an attendance area (commercial or industrial areas) and are shown in the figures.

According to the district's Long Range Facility Plan ("LRFP"), total educational capacity in the district is 12,965 using District Practices methodology and 11,808 using Facilities Efficiency Standards ("FES") methodology. The District Practices methodology considers how the building is utilized by the school district and its targeted student-teacher ratios, while the FES methodology utilizes FES-recommended class sizes. Capacity using FES methodology is often lower, particularly for middle and high schools, than when using District Practices methodology. Since buildings cannot be 100% utilized, due in part to scheduling conflicts, most districts employ either an 85% or 90% utilization factor to determine school capacity. A comparison of each school's capacity to current and projected enrollments is provided later in the report.

In this study, historical enrollments from the New Jersey Department of Education ("NJDOE") New Jersey Standards Measurement and Resource for Teaching ("NJ SMART") database were used to project enrollments five years into the future using the Cohort-Survival Ratio method.

Figure 9
School Locations – Woodbridge Township School District

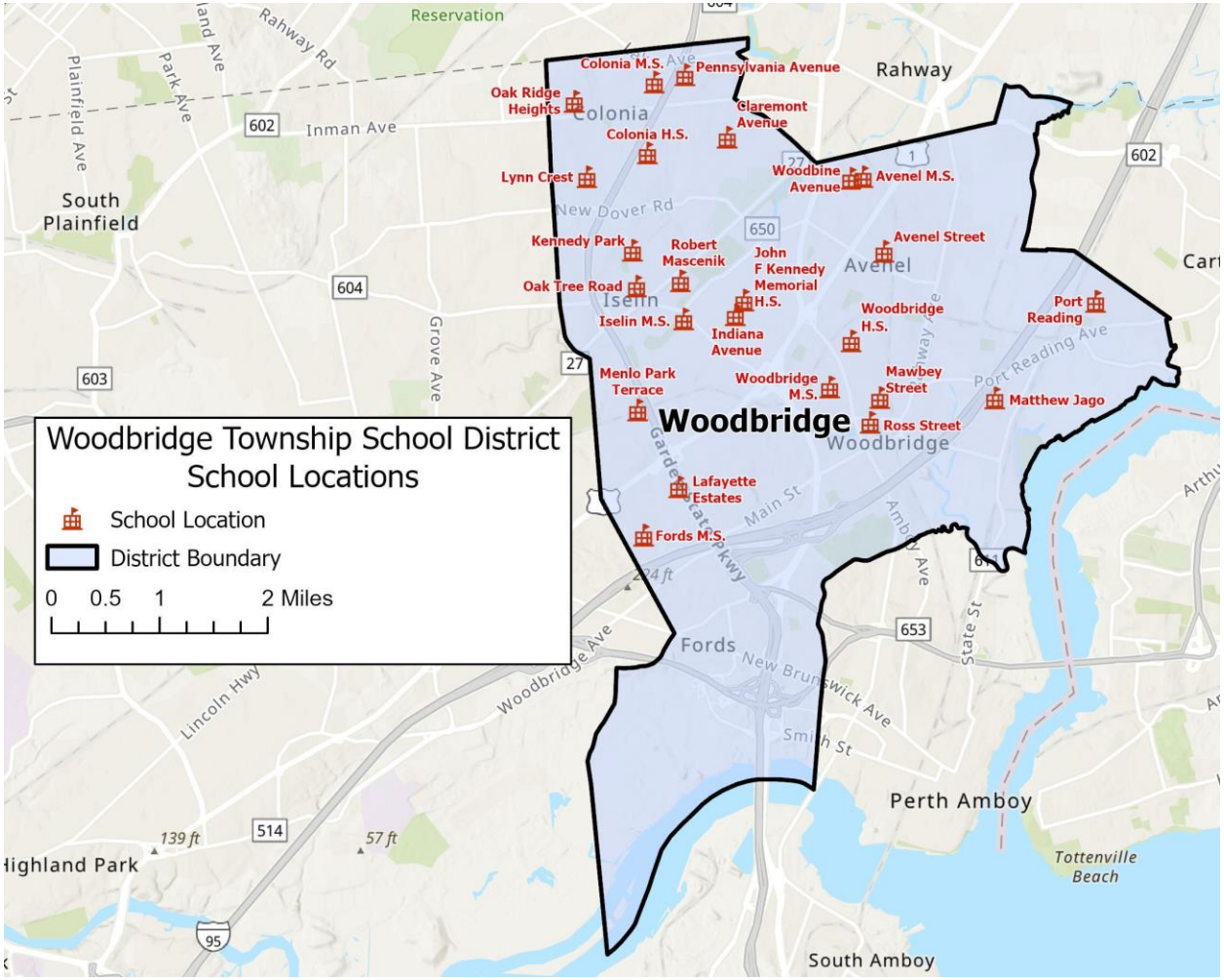


Figure 10
Elementary School Locations and Attendance Areas – Woodbridge Township School District

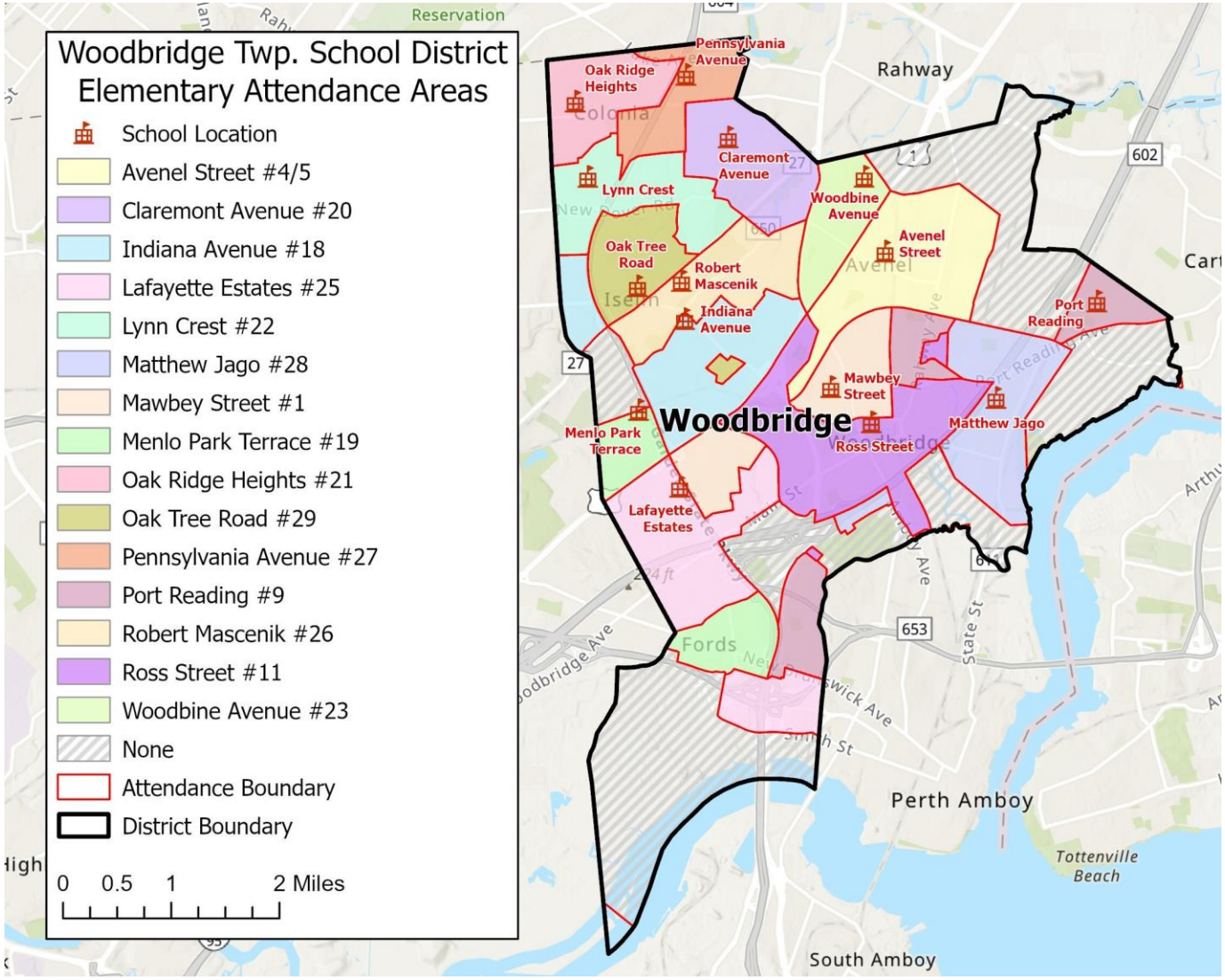


Figure 11
Middle School Locations and Attendance Areas – Woodbridge Township School District

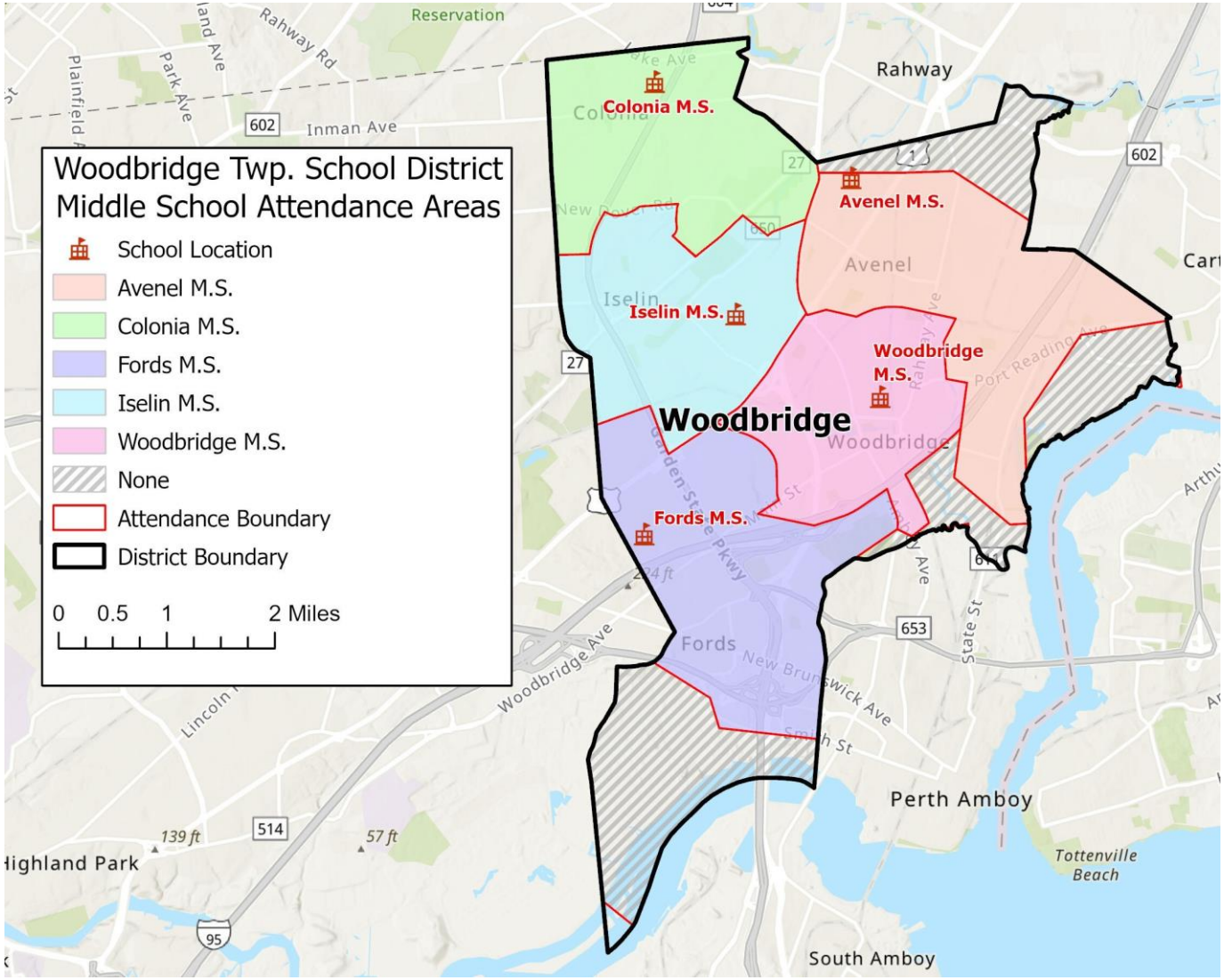
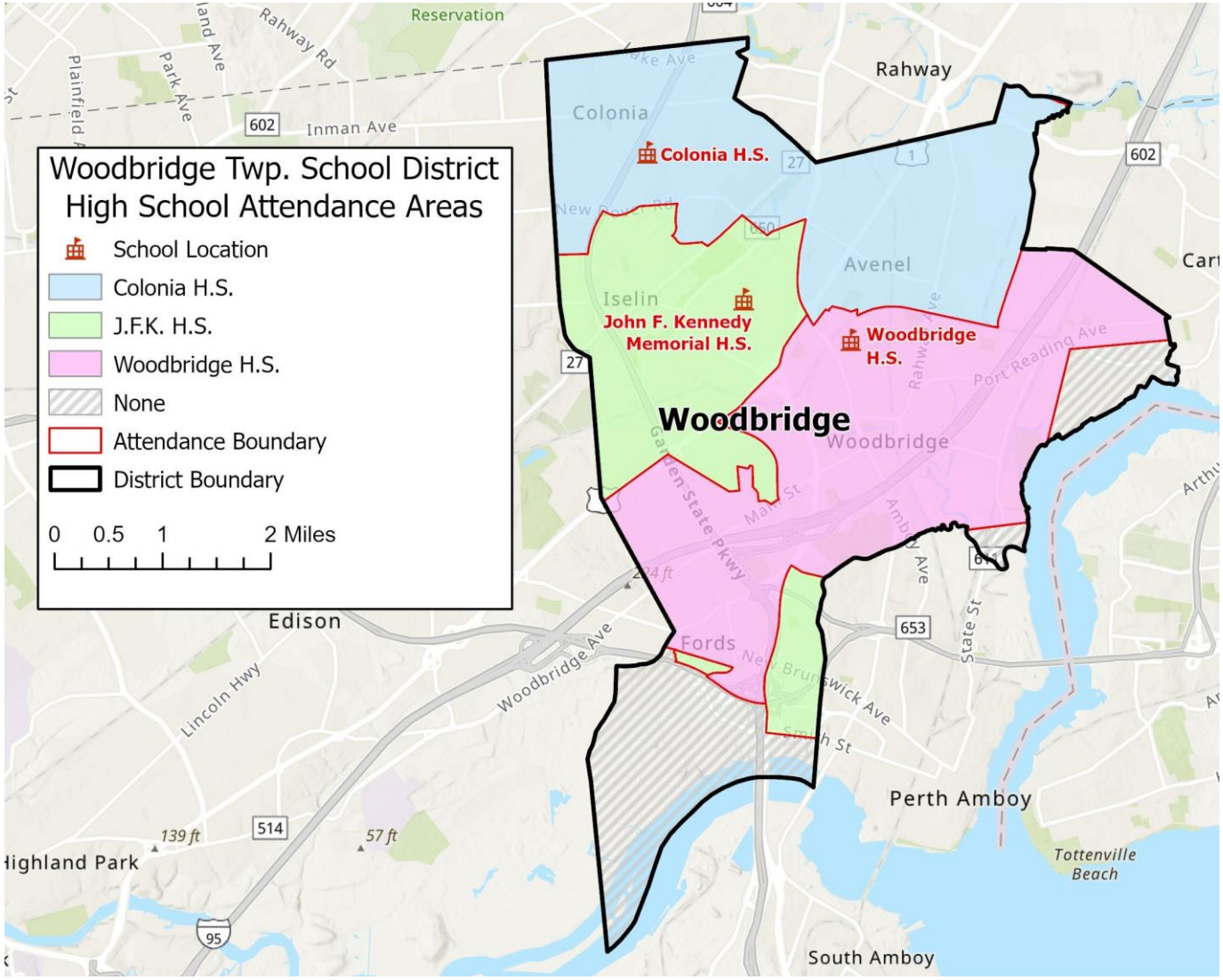


Figure 12
High School Locations and Attendance Areas – Woodbridge Township School District



Explanation of the Cohort-Survival Ratio Method

In 1930, Dublin and Lodka provided an explicit age breakdown, which enabled analysts to follow each cohort through its life stages and apply appropriate birth and death rates for each generation. A descendant of this process is the Cohort-Survival Ratio ("CSR") method, which is the NJDOE-approved methodology to project public school enrollments. In this method, a survival ratio is computed for each grade progression, which essentially compares the number of students in a particular grade to the number of students in the previous grade during the previous year. The survival ratio indicates whether the enrollment is stable, increasing, or decreasing. A survival ratio of 1.00 indicates stable enrollment, less than 1.00 indicates declining enrollment and outward migration, while greater than 1.00 indicates increasing enrollment and inward migration. If, for example, a school district had 100 fourth graders and the next year had 95 fifth graders, the survival ratio would be 0.95.

The CSR method assumes that what happened in the past will also happen in the future. The CSR method is most applicable for districts that have relatively stable trends without any major unpredictable fluctuations from year to year. In school districts encountering rapid growth or decline not experienced historically (a change in the historical trend), the CSR method must be modified and supplemented with additional information. In this study, survival ratios were calculated using historical data for birth to kindergarten, kindergarten to first grade, first grade to second grade, etc. Due to the fluctuation in survival ratios from year to year, it is appropriate to calculate an average survival ratio, which is then used to calculate grade-level enrollments five years into the future.

The accuracy of the projections is contingent on the most recent historical trends continuing into the future. If there is a departure from these trends caused by, for example, migration or withdrawal of students due to the coronavirus pandemic, numerous new housing starts (or planned housing starts that do not occur), changes in school district policy, changes to immigration laws, an economic downturn, a change in the housing resale market, etc., the enrollment projections presented are less likely to be accurate in future years, as this analysis does not forecast future trends. Therefore, the projections need to be revised annually to detect potential reversals in enrollment trends. Changes in enrollment are dependent on several factors such as birth counts, migration of students into or out of the school district, the presence of charter schools, private schools, or parochial schools, and school district policy changes.

Historical Enrollment Trends

Historical enrollments (PK-12) for the Woodbridge Township School District from 2013-14 through 2022-23, a ten-year period, are shown in Figure 13 and Table 3. Enrollments increased through 2016-17 before stabilizing, ranging from 13,448-13,776.5. In 2022-23, enrollment is 13,678, which is a gain of 230 students (+1.7%) from the 2013-14 enrollment of 13,448.

Figure 13
Woodbridge Township School District Historical Enrollments
2013-14 to 2022-23

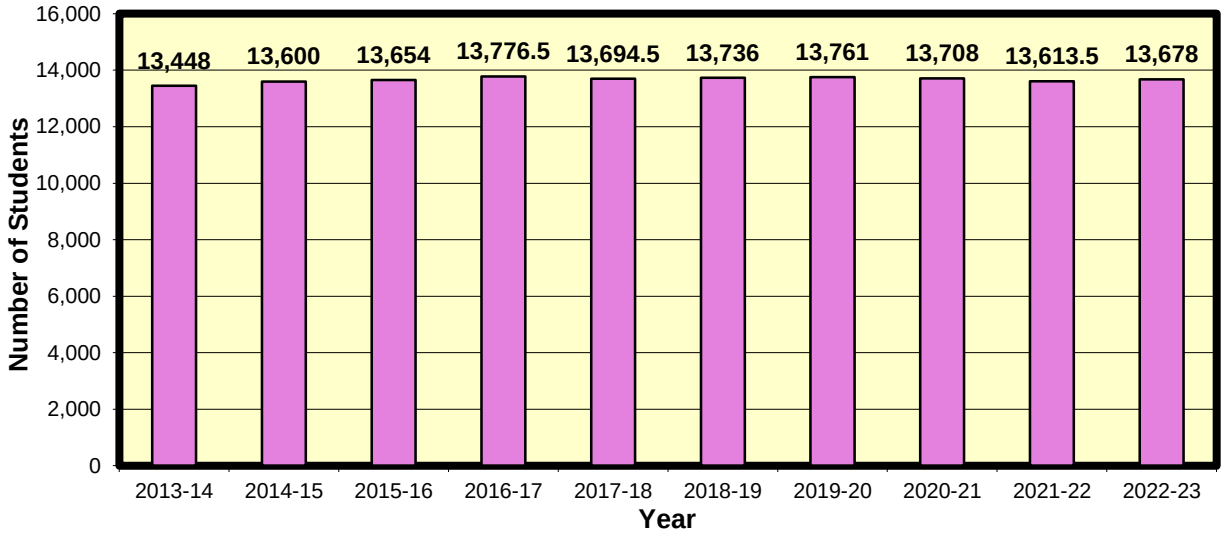


Table 4 shows computed grade-by-grade survival ratios from 2013-14 to 2022-23. In addition, the average, minimum, and maximum survival ratios are shown for the past ten years along with the five-year averages, which were used to project enrollments. The average survival ratios also indicate the net migration by grade, where values over 1.000 reflect net inward migration and values below 1.000 reflect net outward migration. Seven of the 13 average survival ratios in the five-year trend were above 1.000, which does not show a clearly defined migration trend. Four of the average survival ratios that were below 1.000 were in the elementary school grades. In 2021-22, which represents the second year of the coronavirus pandemic, two survival ratios were the lowest value in the last decade and are bolded in the table. The decline in the ratios is likely due to the pandemic, as parents sought alternative educational experiences for their children (private or parochial schools, homeschooling, etc.), or may have had to relocate. In comparing the five-year averages with the ten-year averages, the most notable differences were for birth to kindergarten and kindergarten to first grade, which have experienced an increase and decline in their respective ratios in the near term. The increase in the average birth-to-kindergarten ratio is likely due to the district's change from a half-day to a full-day kindergarten program in 2018-19. The decline in the kindergarten-to-first grade ratio is likely due to fewer parents enrolling their children in first grade since the full-day kindergarten program was instituted. The remaining differences were very small, demonstrating the long-term stability of the survival ratios over the last decade, although eight (8) of 13 differences were negative, indicating a decline in the ratios in the short term.

Table 3
Woodbridge Township School District Historical Enrollments
2013-14 to 2022-23

Year[1]	PK[2]	K	1	2	3	4	5	SE[3]	PK-5 Total	6	7	8	SE[4]	6-8 Total	9	10	11	12	SE[5]	9-12 Total	PK-12 Total
2013-14	23	855	1053	1035	956	945	956	389	**6,212**	940	1014	986.5	129.5	**3,070**	961	1033.5	1056	1002.5	113	**4,166**	**13,448**
2014-15	11	830	1056	1069	1012	961	984	377	**6,300**	958	954	1027	132	**3,071**	983	1006	1052.5	1060.5	127	**4,229**	**13,600**
2015-16	9	820	1023	1079	1061	1012	944	423	**6,371**	985	979	953.5	139.5	**3,057**	1026	1013	1026.5	1067.5	93	**4,226**	**13,654**
2016-17	54	819	1010	1035	1071	1055	1037	412	**6,493**	938	1008	982	143.5	**3,071.5**	951.5	1062	1048.5	1048.5	101.5	**4,212**	**13,776.5**
2017-18	40	837	1000	961	1052	1060	1042	402	**6,394**	1004	967	1017.5	144	**3,132.5**	987.5	950.5	1084	1038.5	107.5	**4,168**	**13,694.5**
2018-19	42	1017	1003	976	916	1009	1064	438	**6,465**	1012	1002	975	132.5	**3,121.5**	991	995.5	955	1072.5	135.5	**4,149.5**	**13,736**
2019-20	41	988	1023	984	956	929	1042	464	**6,427**	1048	1035	1010	137.5	**3,230.5**	942.5	1034.5	1026.5	931.5	168.5	**4,103.5**	**13,761**
2020-21	38	857	1015	996	982	939	928	496	**6,251**	1028	1044	1053	140	**3,265**	983	944.5	1077.5	1020	167	**4,192**	**13,708**
2021-22	41	926	945	975	981	952	909	466	**6,195**	954	1020	1046	142	**3,162**	1037	988	983.5	1065	183	**4,256.5**	**13,613.5**
2022-23	40	910	964	967	953	1000	970	488	**6,292**	922	982	1057	143	**3,104**	1032.5	1069	1026	962	192.5	**4,282**	**13,678**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Pre-kindergarten regular education enrollment
[3] Self-contained special education enrollment/ungraded students at the elementary school level
[4] Self-contained special education enrollment/ungraded students at the middle school level
[5] Self-contained special education enrollment/ungraded students at the high school level

Table 4
Woodbridge Township School District Historical Survival Ratios
2013-14 to 2022-23

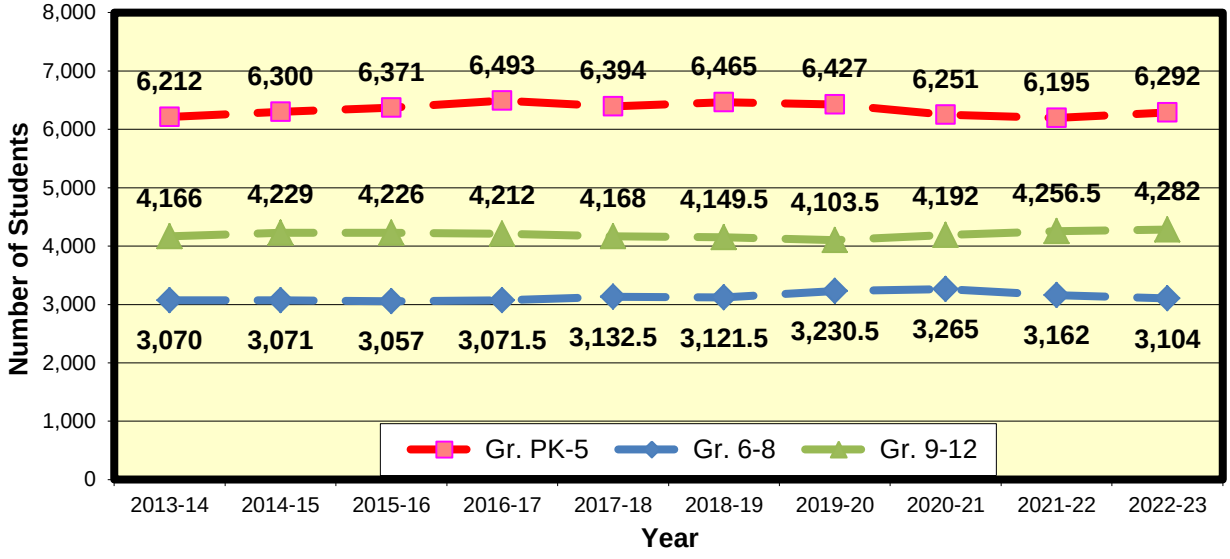
Progression Years	B-K	K-1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10	10-11	11-12
2013-14 to 2014-15	0.6661	1.2351	1.0152	0.9778	1.0052	1.0413	1.0021	1.0149	1.0128	0.9965	1.0468	1.0184	1.0043
2014-15 to 2015-16	0.6436	1.2325	1.0218	0.9925	1.0000	0.9823	1.0010	1.0219	0.9995	0.9990	1.0305	1.0204	1.0143
2015-16 to 2016-17	0.6364	1.2317	1.0117	0.9926	0.9943	1.0247	0.9936	1.0234	1.0031	0.9979	1.0351	1.0350	1.0214
2016-17 to 2017-18	0.6761	1.2210	0.9515	1.0164	0.9897	0.9877	0.9682	1.0309	1.0094	1.0056	0.9989	1.0207	0.9905
2017-18 to 2018-19	0.8316	1.1983	0.9760	0.9532	0.9591	1.0038	0.9712	0.9980	1.0083	0.9740	1.0081	1.0047	0.9894
2018-19 to 2019-20	0.8013	1.0059	0.9811	0.9795	1.0142	1.0327	0.9850	1.0227	1.0080	0.9667	1.0439	1.0311	0.9754
2019-20 to 2020-21	0.6990	1.0273	0.9736	0.9980	0.9822	0.9989	0.9866	0.9962	1.0174	0.9733	1.0021	1.0416	0.9937
2020-21 to 2021-22	0.7723	1.1027	0.9606	0.9849	0.9695	0.9681	1.0280	0.9922	1.0019	0.9848	1.0051	1.0413	0.9884
2021-22 to 2022-23	0.7825	1.0410	1.0233	0.9774	1.0194	1.0189	1.0143	1.0294	1.0363	0.9871	1.0309	1.0385	0.9781
Maximum Ratio	0.8316	1.2351	1.0233	1.0164	1.0194	1.0413	1.0280	1.0309	1.0363	1.0056	1.0468	1.0416	1.0214
Minimum Ratio	0.6364	1.0059	0.9515	0.9532	0.9591	**0.9681**	0.9682	**0.9922**	0.9995	0.9667	0.9989	1.0047	0.9754
Avg. 5-Year Ratios	0.7773	1.0442	0.9846	0.9850	0.9963	1.0046	1.0035	1.0101	1.0159	0.9780	1.0205	1.0381	0.9839
Avg. 10-Year Ratios	0.7232	1.1440	0.9905	0.9858	0.9926	1.0065	0.9944	1.0144	1.0107	0.9872	1.0224	1.0280	0.9950
Diff. Between 5-Year and 10-Year Ratios	+0.0541	-0.0997	-0.0059	-0.0009	+0.0037	-0.0018	+0.0090	-0.0043	+0.0052	-0.0092	-0.0019	+0.0101	-0.0111

Notes: Blue shaded cells reflect birth-to-kindergarten survival ratios for a full-day kindergarten program.
Green shaded cells reflect survival ratios from full-day kindergarten to first grade.
Bolded values reflect survival ratios from 2020-21 to 2021-22, which represents the second year of the coronavirus pandemic.

Factors related to inward migration include families with school-age children purchasing an existing home or new housing unit, or renting an apartment. The reasons for families moving into a community vary. For instance, a family could move into Woodbridge to be close to work, the presence of affordable housing, or to be near family members. Another plausible reason for inward migration is the reputation of the school district, as the appeal of a school district draws families into a community, resulting in the transfer of students into the district. On the flip side, outward migration is caused by families with children moving out of the community, perhaps due to difficulty in finding employment or affordable housing. Outward migration in the school district can also be caused by parents choosing to withdraw their children from public school to attend private, parochial, or charter schools, to be homeschooled, or to attend a different public school district. In the case of the Woodbridge Township School District, the reasons for migration are not explicitly known (such as for economic reasons or the appeal of the school district), as exit and entrance interviews would need to be conducted for all children leaving or entering the district.

Historical enrollments are also shown in Table 3 and Figure 14 by the school district's grade configuration (PK-5, 6-8, and 9-12). Self-contained special education/ungraded students were incorporated into the totals for each grade configuration. For grades PK-5, enrollments increased through 2016-17 before stabilizing. However, enrollments declined in 2020-21 (-176) and 2021-22 (-56), which is likely due to the coronavirus pandemic, before rebounding in 2022-23 (+97) as students returned to the school district. In 2022-23, enrollment is 6,292, which is higher (+80) than the 2013-14 enrollment of 6,212. For grades 6-8, enrollments slowly increased through 2020-21 before reversing trend. In 2022-23, enrollment is 3,104, which is slightly higher (+34) than the 2013-14 enrollment of 3,070. Finally, for grades 9-12, enrollments generally declined through 2019-20 before reversing trend. Enrollment is 4,282 in 2022-23, which is a gain of 116 students from the 2013-14 enrollment of 4,166.

Figure 14
Woodbridge Township School District
Historical Enrollments by Grade Configuration
2013-14 to 2022-23



Kindergarten and First Grade Replacement

Kindergarten replacements were analyzed to determine whether there was any relationship between overall enrollment change and kindergarten replacement, which is the numerical difference between the number of graduating 12th graders and the number of entering kindergarten students. Since the district had a half-day kindergarten program prior to instituting a full-day program in 2018-19, it was more appropriate to compare the 12th grade student population to the first grade student population in those years, as the district gains a number of students from kindergarten to first grade when parents elect to send their children to a full-day kindergarten program elsewhere before enrolling them in the public school district for the first grade. The district has experienced negative kindergarten/first grade replacement in eight of the last nine years. Negative kindergarten/first grade replacement occurs when the number of kindergarten/first grade students entering the district is less than the number of graduating twelfth grade students from the prior year. Conversely, positive kindergarten/first grade replacement occurs when the number of kindergarten/first grade students entering the district is greater than the number of graduating twelfth grade students from the prior year. As shown in Figure 15, negative kindergarten/first grade replacement has ranged from 21.5-155 students per year. In 2022-23, there was a loss of 155 students due to kindergarten replacement, as 1,065 twelfth graders graduated in 2021-22 and were replaced by 910 kindergarten students in 2022-23. In the last four years, the district has lost an average of 102 students per year due to kindergarten replacement.

Figure 15
Woodbridge Township School District
Historical Kindergarten/First Grade Replacement

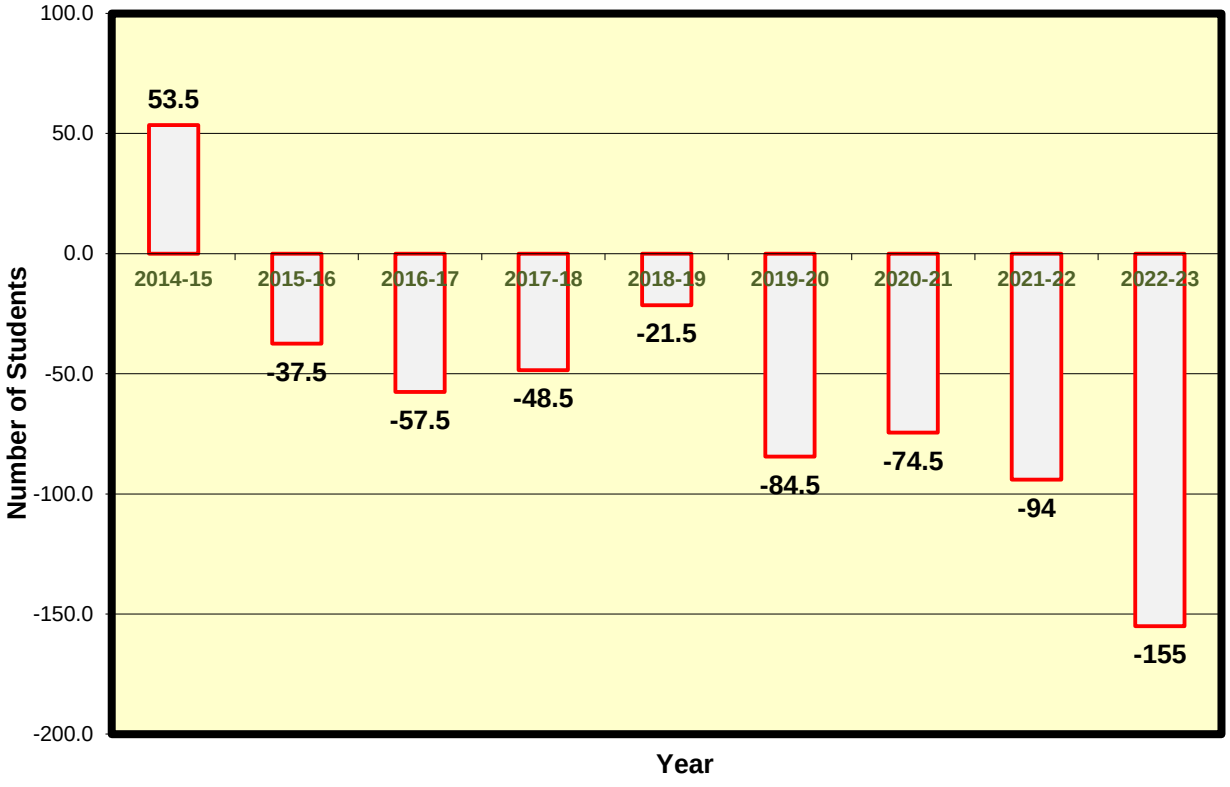
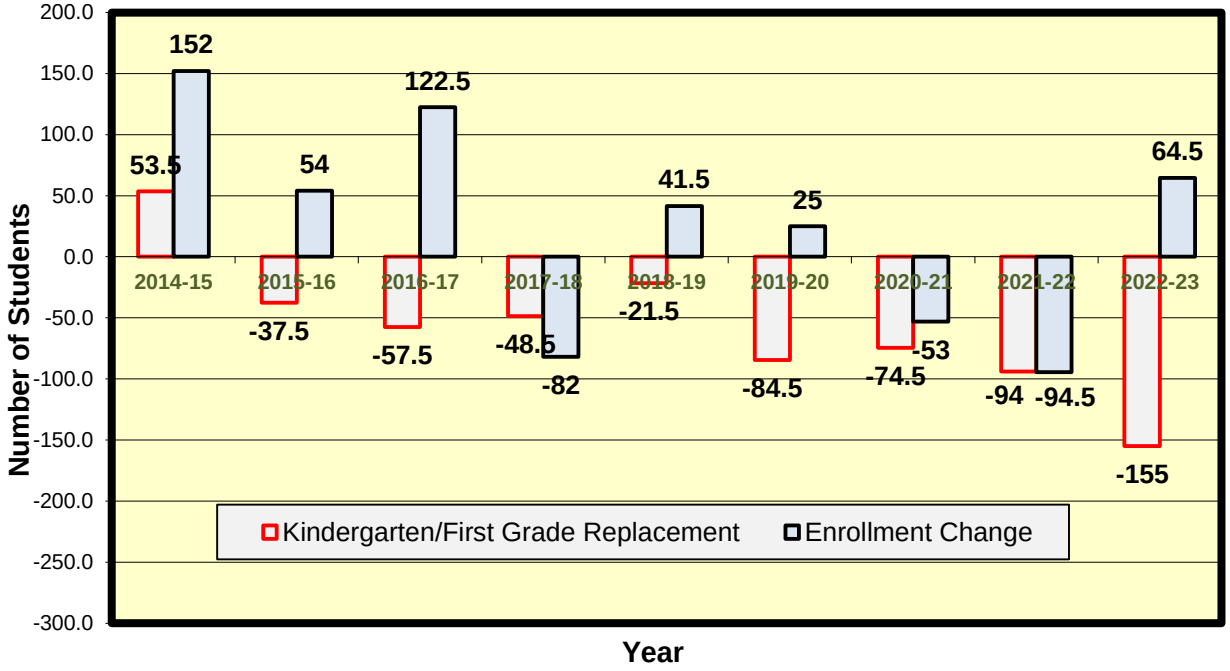


Figure 16 shows the annual change in enrollment compared to kindergarten/first grade replacement. As the figure demonstrates, there appears to be a moderately strong relationship, statistically speaking, between the overall change in enrollment and kindergarten/first grade replacement. Although this data represents a small sample, the correlation coefficient between the two variables was +0.409. Correlation coefficients measure the relationship or association between two variables; this does not imply that there is cause and effect between the two variables. Other variables, known as lurking variables, may have an effect on the true relationship between kindergarten/first grade replacement and total enrollment change. Negative correlation coefficients indicate that as one variable is increasing (decreasing), the other variable is decreasing (increasing). Positive correlation coefficients indicate that as one of the variables increases (decreases), the other variable increases (decreases) as well. The computed linear correlation coefficient is always between -1 and +1. Values near -1 or +1 indicate a strong linear relationship between the variables while values near zero indicate a weak linear relationship. Based on the correlation of +0.409, there appears to be a moderately strong relationship between kindergarten/first grade replacement and enrollment change in the school district in the last nine years.

In six of the last eight instances when negative kindergarten/first grade replacement occurred, the district's losses due to negative kindergarten replacement were partially offset (or totally, resulting in a net enrollment gain) by a net inward migration of students in the other grades (K to 1, 1 to 2, 2 to 3, etc.). The exceptions occurred in 2017-18 and 2021-22, whereby the district's losses due to kindergarten replacement were compounded by a net outward migration of students in the other grades.

Figure 16
Comparison of PK-12 Enrollment Change and Kindergarten/First Grade Replacement



Birth Data

Birth data were needed to compute kindergarten enrollments, which were calculated as follows. Birth data, which are lagged five years behind their respective kindergarten classes, were used to calculate the survival ratio for each birth-to-kindergarten cohort. For instance, in 2017, there were 1,163 births in Woodbridge. Five years later (the 2022-23 school year), 910 children enrolled in kindergarten, which is equal to a survival ratio of 0.782 from birth to kindergarten. Birth counts and birth-to-kindergarten survival ratios are displayed in Table 5. Values greater than 1.000 indicate that some children are born outside of a community's boundaries and are attending kindergarten in the school district five years later, i.e., an inward migration of children. This type of inward migration is typical in school districts with excellent reputations, because the appeal of a good school district draws families into the community. Inward migration is also seen in communities where there are a large number of new housing starts (or home resales), with families moving into the community having children of age to attend kindergarten. Birth-to-kindergarten survival ratios that are below 1.000 indicate that a number of children born within a community are not attending kindergarten in the school district five years later. This is common in communities where a high proportion of children attend private, parochial, charter, or out-of-district special education facilities, or where there is a net migration of families moving out of the community. It is also common in school districts that have a half-day kindergarten program where parents choose to send their child to a private full-day kindergarten for the first year.

Table 5
Birth Counts and Historical Birth-to-Kindergarten Survival Ratios
Woodbridge Township School District

Birth Year	Number of Births Woodbridge Township[1]	Kindergarten Students Five Years Later	Birth-to-Kindergarten Survival Ratio
2008	1261	855	0.678
2009	1246	830	0.666
2010	1274	820	0.644
2011	1287	819	0.636
2012	1238	837	0.676
2013	1223	1017	0.832
2014	1233	988	0.801
2015	1226	857	0.699
2016	1199	926	0.772
2017	1163	910	0.782
2018	1179	N/A	N/A
2019	1103	N/A	N/A
2020	1100	N/A	N/A
2021	1143	N/A	N/A

Notes: [1] Birth data were provided by the New Jersey Center for Health Statistics.
Blue shaded cells reflect implementation of a full-day kindergarten program.

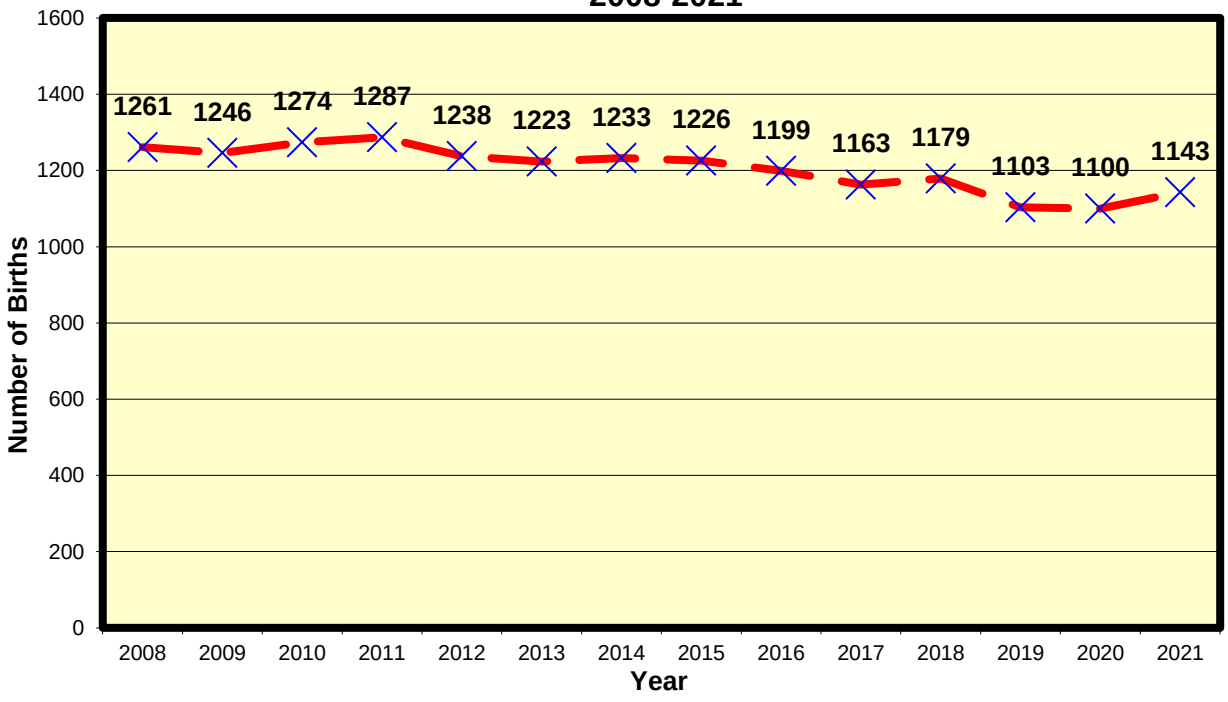
Birth-to-kindergarten survival ratios have been below 1.000 in each of the last ten years and have been fairly consistent, ranging from 0.636-0.832. Full-day kindergarten was implemented in the district beginning in September 2018, which is shaded blue in Table 5. The effect of the district's changing from a half-day to a full-day kindergarten program is evident as birth-to-kindergarten survival ratios ranged from 0.636-0.678 (average = 0.660) with the half-day program, but have ranged from 0.699-0.832 (average = 0.777) after the implementation of the full-day program, which is higher. This likely indicates that a greater number of families are choosing to enroll their child in kindergarten as a result of the full-day program.

As the birth-to-kindergarten survival ratios have been consistently below 1.000, this indicates that some children who were born in Woodbridge have likely enrolled in private or parochial schools, or moved out before school age and are attending other public school districts for kindergarten, reflecting outward migration.

Geocoded birth data were provided by the New Jersey Center for Health Statistics ("NJCHS") from 2008-2021 by assigning geographic coordinates to a birth mother based on her street address. Since the NJCHS did not have birth data for 2022, an estimate was formulated by averaging historical births. Birth counts were needed for 2022 since this cohort will become the kindergarten class of 2027.

Figure 17 shows the annual number of births in Woodbridge from 2008-2021. After being fairly stable from 2008-2015, birth counts declined through 2020 before reversing trend. In 2021, there were 1,143 births in the township, which are 118 fewer births than in 2008 (1,261).

Figure 17
Woodridge Township Historical Birth Counts
2008-2021



Using mapping software, elementary school attendance area boundaries, and NJCHS birth data by Census block, the number of births from 2008-2021 was determined for each elementary school attendance area and is displayed in Table 6. In each year, some addresses of the mothers within Woodbridge were unknown. The greatest number of unknown addresses occurred in 2010, accounting for 73 of the 1,274 births (5.7%) in that year. For the purpose of projecting enrollments, the unknown addresses were redistributed into the elementary attendance areas using proportional allocations of the births in each school attendance area with respect to the total number of births. It should be noted that Table 6 does not include Ford Avenue School (#14) which closed in June 2023, as the boundaries in the forthcoming maps reflect the current attendance areas in September 2023. As such, the table reflects the combined birth counts of the Lafayette Estates and the former Ford Avenue attendance areas, as students from Ford Avenue will attend Lafayette Estates in September 2023. In addition, as Oak Tree Road School opened in September 2018, the counts in the table reflect children born in the Oak Tree Road attendance area from 2008-2021, despite that the school had not been in existence the entire time. Finally, there are sections of Woodbridge that do not have an attendance area (commercial or industrial areas) and are noted in the figure.

For comparison purposes, Figures 18 and 19 show the number of births by elementary attendance area in 2008 and 2021 (using the same scale). In 2008 and 2021, the greatest number of births occurred in the Lafayette Estates and Avenel Street attendance areas. In 2008, the fewest number of births occurred in the Matthew Jago attendance area while the Oak Ridge Heights and the Lynn Crest attendance areas (tie) had the fewest number of births in 2021.

Figure 20 shows the aggregated number of births by attendance area from 2008-2021. The Lafayette Estates attendance area (combined with Ford Avenue) had the greatest number of births (2,506) over this time period while the Matthew Jago attendance area had the fewest (493).

In addition, as the elementary attendance areas in the school district are fairly large, it is sometimes difficult to determine the specific locations where birth counts are changing. As such, Figures 21 and 22 show the specific locations where births are occurring, as births by census block were mapped for 2008 and 2021. Census blocks are the smallest geographic unit in which data are collected by the Census Bureau. Blocks are typically bound by streets, roads, or bodies of water. For comparison purposes, the same scale was used for both maps, whereby dark blue reflects the greatest number of births in a census block. In 2008, the greatest number of births occurred in the central and northern sections of the township, primarily in the Avenel Street, Indiana Avenue, Lafayette Estates, Oak Tree Road, and Woodbine attendance areas. In 2021, the greatest number of births also occurred in the central and northern sections of the township in the same elementary attendance areas. However, in comparing the two figures, there are no census blocks shaded dark blue and fewer blocks shaded aqua in 2021 as compared to 2008, which would indicate a decline in the number of births in those Census blocks.

Figure 23 shows the aggregated number of births by census block from 2008-2021. The greatest number of births, which is shaded dark blue, occurred in the central, northern, and southern sections of the township, primarily in the Avenel Street, Indiana Avenue, Lafayette Estates, Oak Tree Road, and Woodbine attendance areas.

Table 6
Births by Elementary School Attendance Area
Woodbridge Township School District
2008-2021

Birth Year	Mawbey Street #1	Avenel Street #4/5	Port Reading #9	Ross Street #11	Indiana Avenue #18	Menlo Park Terrace #19	Clare-mont Avenue #20	Oak Ridge Heights #21	Lynn Crest #22	Wood-bine #23	Lafayette Estates #25	Robert Mascenik #26	Penn-sylvania Avenue #27	Matthew Jago #28	Oak Tree Road #29	Unknown
2008	74	135	85	115	113	74	40	51	36	111	194	53	33	31	65	51
2009	77	121	75	107	94	105	45	39	38	90	174	60	39	31	92	59
2010	47	135	73	121	126	55	38	30	38	134	211	47	31	42	73	73
2011	85	130	74	103	111	82	45	43	44	111	207	55	38	27	62	70
2012	69	124	67	93	129	80	36	49	34	91	195	64	36	28	77	66
2013	68	149	74	116	103	73	37	35	34	109	180	70	42	42	48	43
2014	73	130	68	104	109	83	42	34	39	104	205	52	43	34	65	48
2015	81	132	66	124	95	69	34	50	39	103	181	61	39	43	75	34
2016	57	120	64	121	115	81	37	51	38	107	161	75	38	35	66	33
2017	74	115	79	98	114	69	30	42	35	114	173	48	42	24	69	37
2018	61	115	66	118	104	81	37	48	36	115	145	62	44	38	60	49
2019	67	113	87	85	93	83	32	45	36	87	171	50	41	28	43	42
2020	59	123	73	87	88	73	32	48	26	86	139	48	38	46	73	61
2021	62	151	69	96	94	73	42	35	35	81	170	53	42	44	65	31
Total 2008-2021	**954**	**1,793**	**1,020**	**1,488**	**1,488**	**1,081**	**527**	**600**	**508**	**1,443**	**2,506**	**798**	**546**	**493**	**933**	

Figure 18
Woodbridge Township Births by Elementary Attendance Area
2008

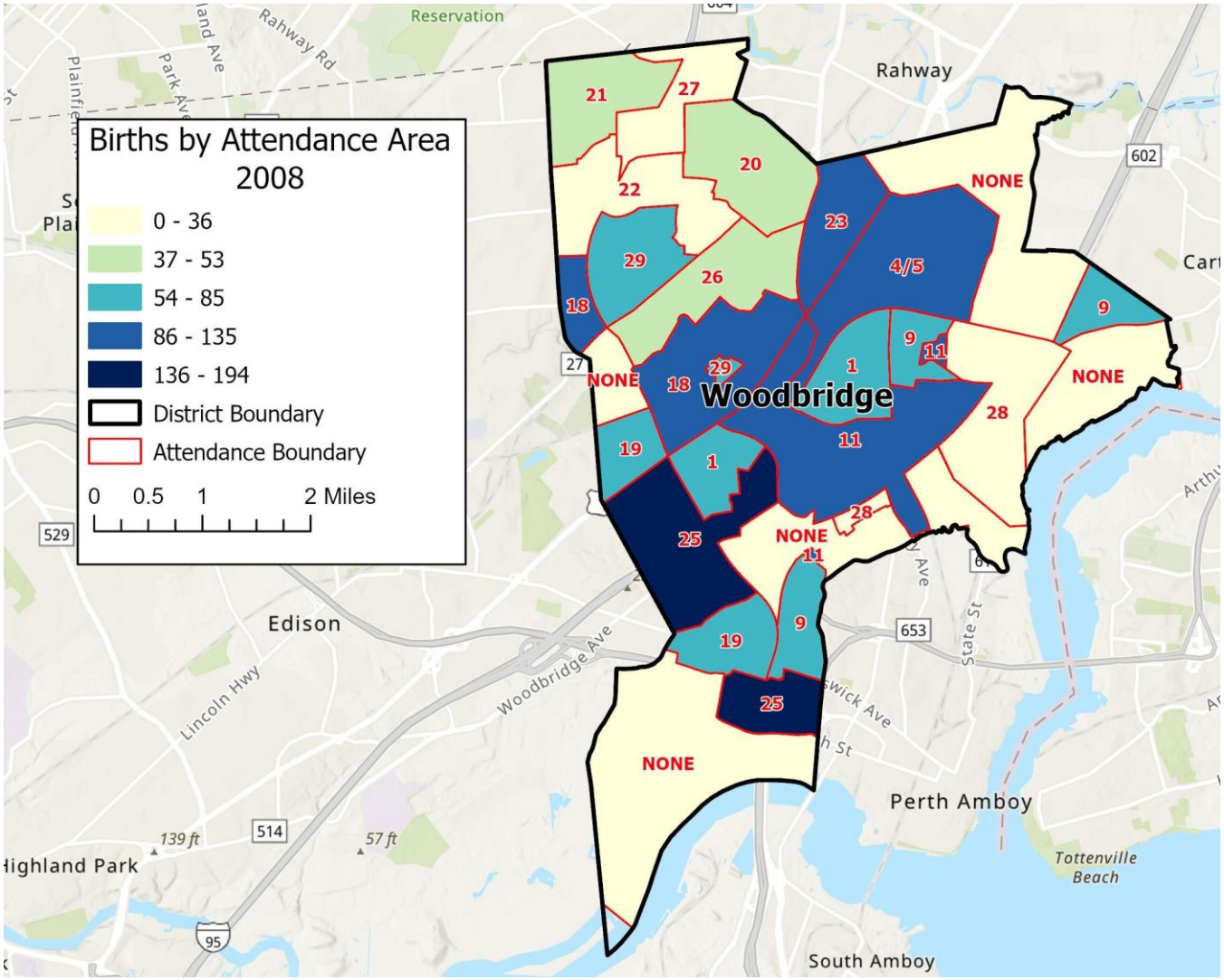


Figure 19
Woodbridge Township Births by Elementary Attendance Area
2021

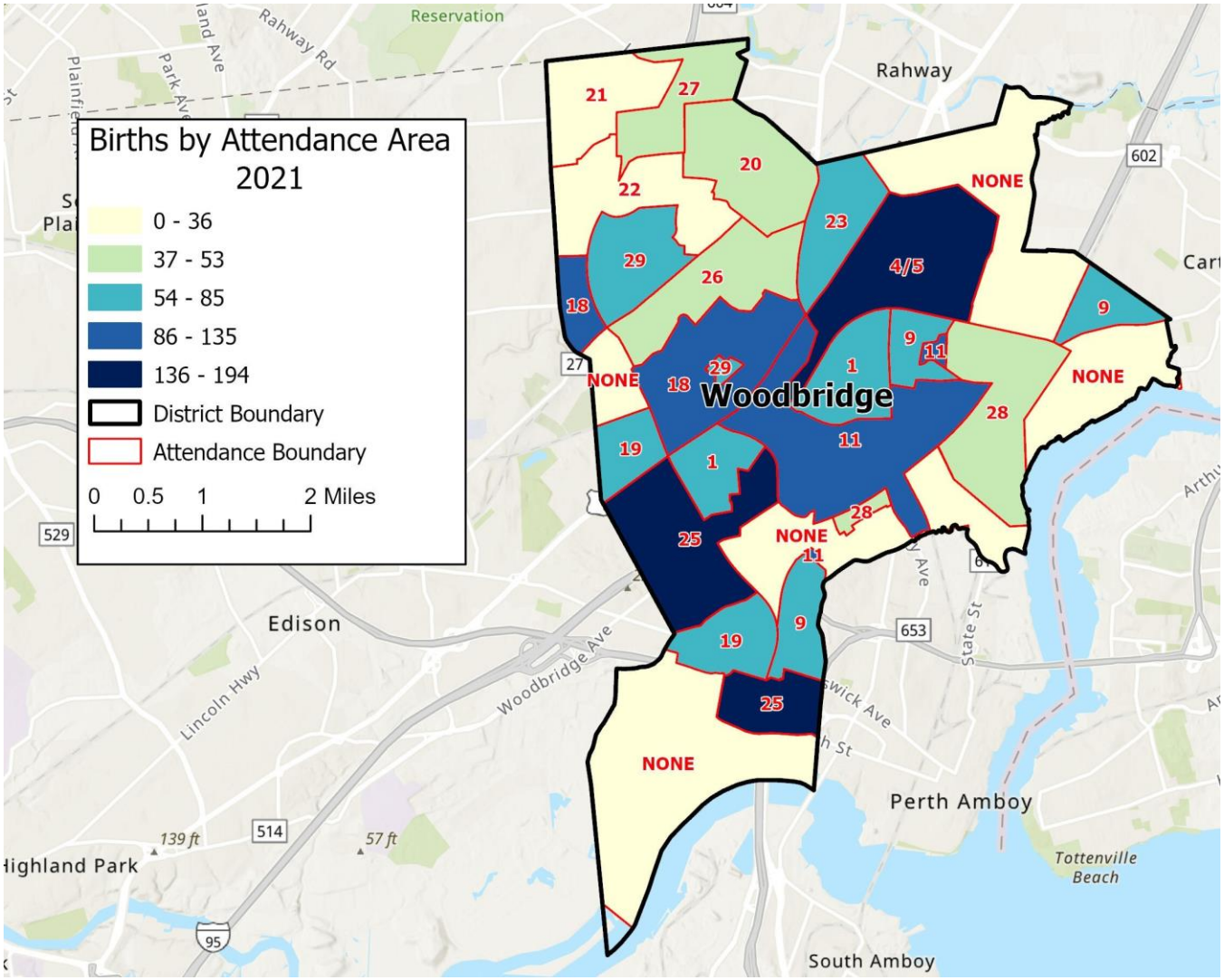


Figure 20
Woodbridge Township Total Number of Births by Elementary Attendance Area
2008-2021

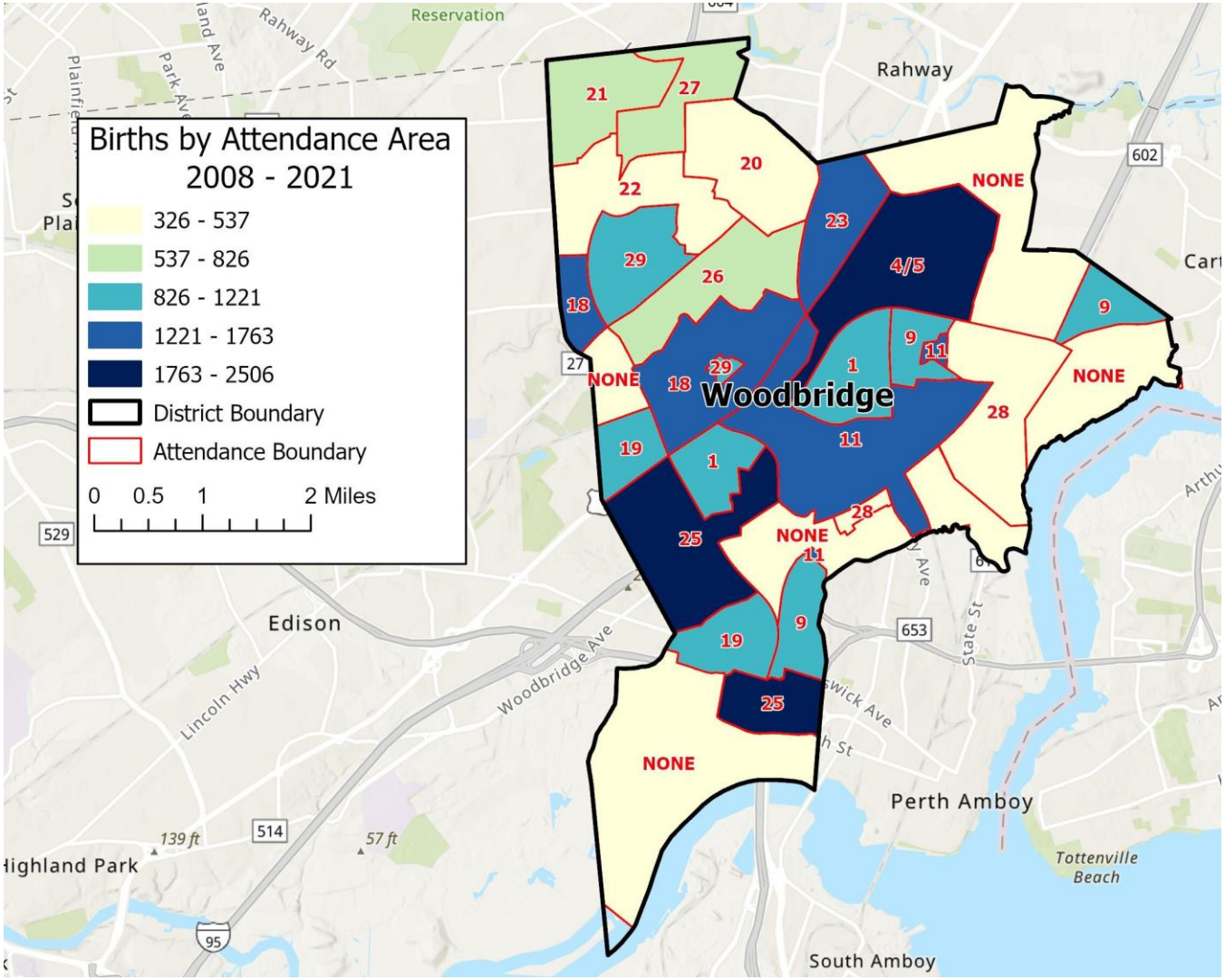


Figure 21
Woodbridge Township Births by Census Block
2008

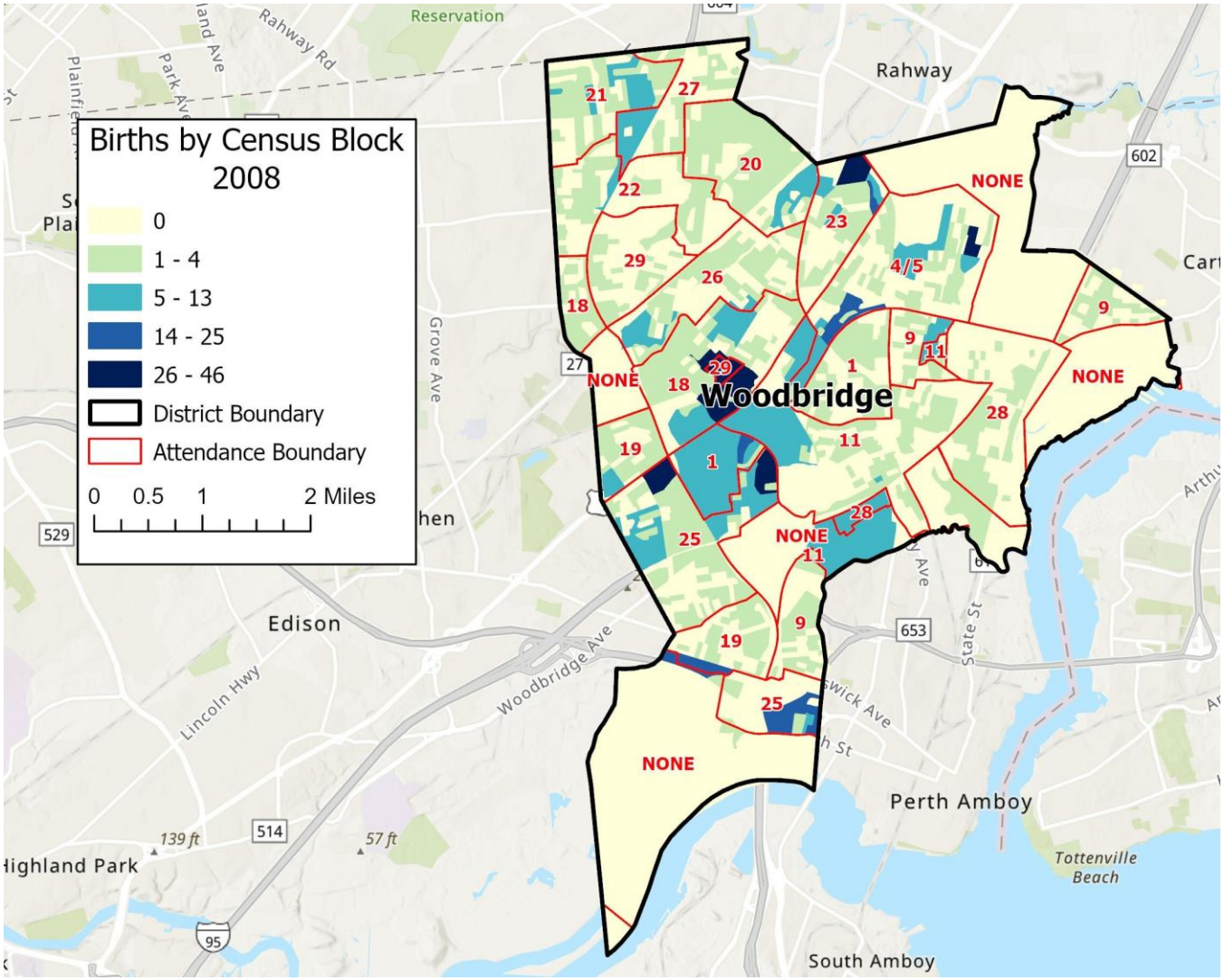


Figure 22
Woodbridge Township Births by Census Block
2021

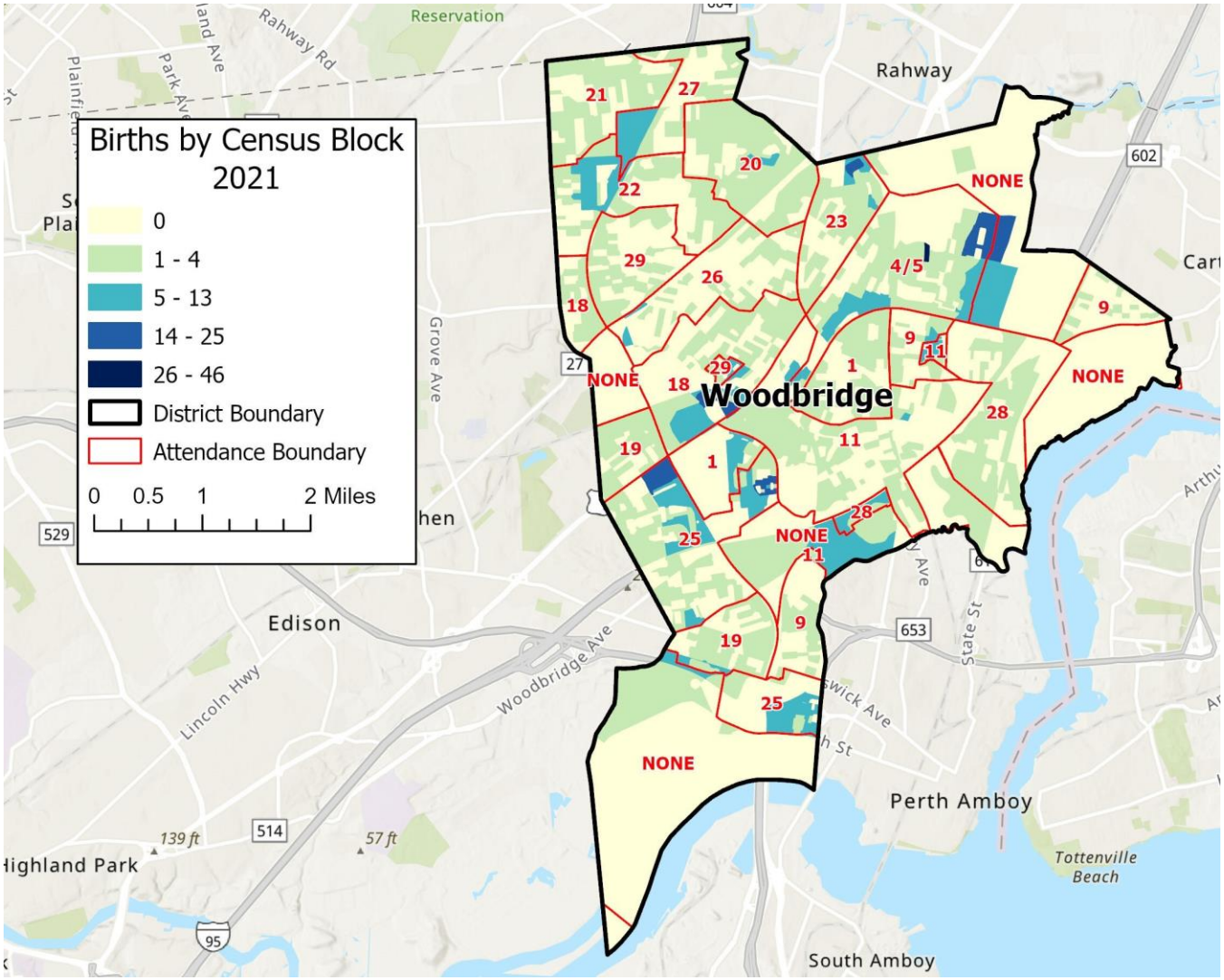
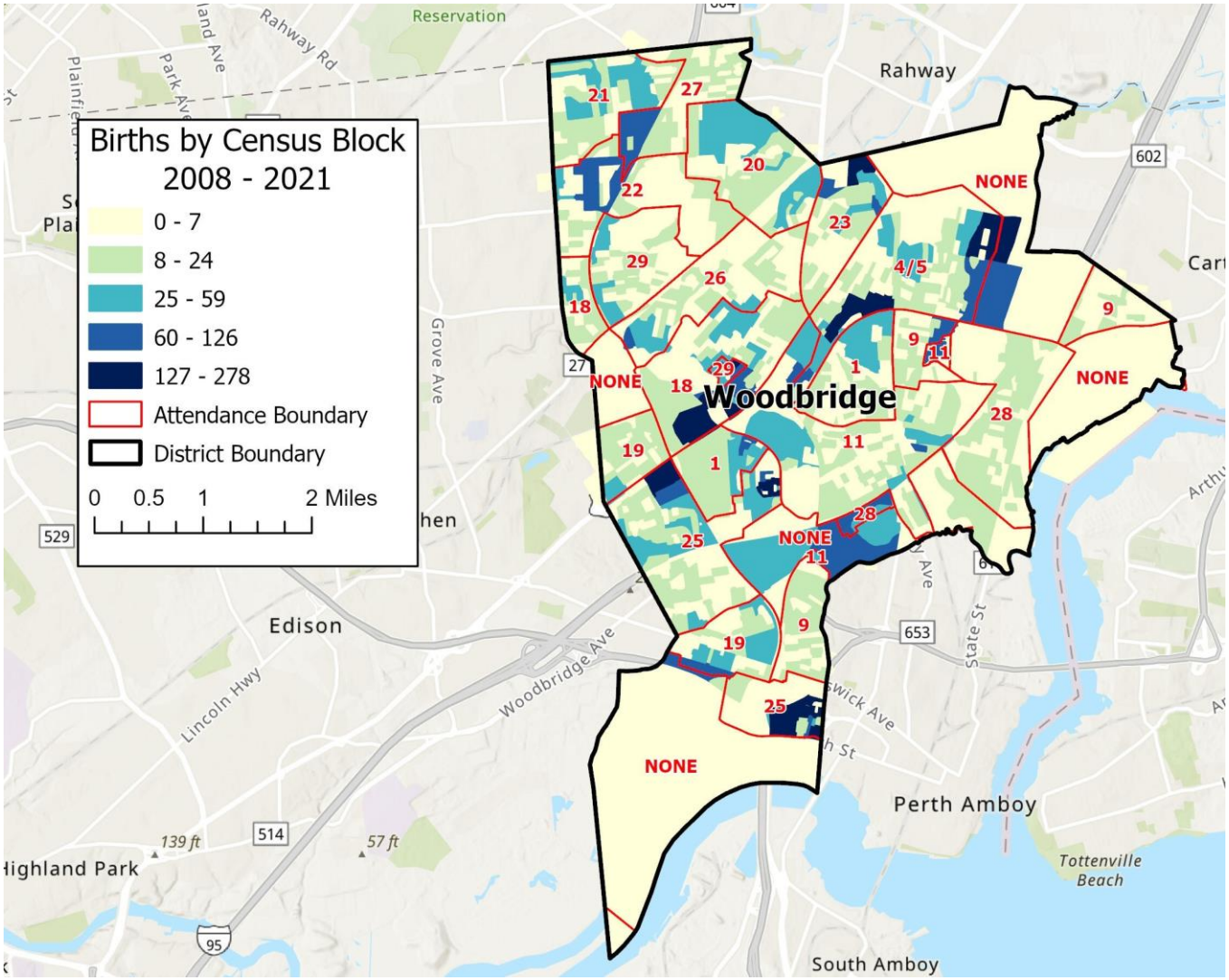


Figure 23
Woodbridge Township Births by Census Block
2008-2021



Regarding fertility rate, the rate in Woodbridge is much lower than the rate in both Middlesex County and New Jersey. According to the 2021 ACS, the fertility rate of women aged 15 to 50 in Woodbridge was 26 births per 1,000 women. In comparison, as reported by the NJCHS, the 2021 fertility rate in Middlesex County was 51.7 births per 1,000 women (ages 15-49) and was 57.9 births per 1,000 women in New Jersey. However, it should be noted that while the municipal, county, and state data are all based on a sample, the Woodbridge data has a margin of error that is much higher than the county and state data and may not reflect the community's "true" fertility rate.

Population Age Structure

Figures 24 and 25 show the age pyramids of males and females in Woodbridge from both the 2010 and 2020 Censuses. In 2010, the largest number of individuals was aged 30-34 for males and 45-49 for females. In communities with little inward or outward migration and low mortality, the largest cohort in subsequent years is typically the next oldest cohort as people advance in age. However, in 2020, the largest cohort was aged 35-39 for males and was 30-34 for females. As the largest groups were not ten years older from the 2010 cohorts, migration is likely occurring in Woodbridge. As shown in Table 7, the greatest declines (shaded red) over this time period, both in number and percentage points, occurred in the 45-49 age group for males and females. The greatest gains (shaded blue), both in number and percentage points, occurred in the 60-64 age group for males and the 65-69 age group for females. If the male and female age groups are combined, there were gains in every age group from 55-59 and up, with the exception of the 80-84 age group, indicating a "graying" of the population.

Figure 24
Population Pyramid of Woodbridge Township
2010 Census

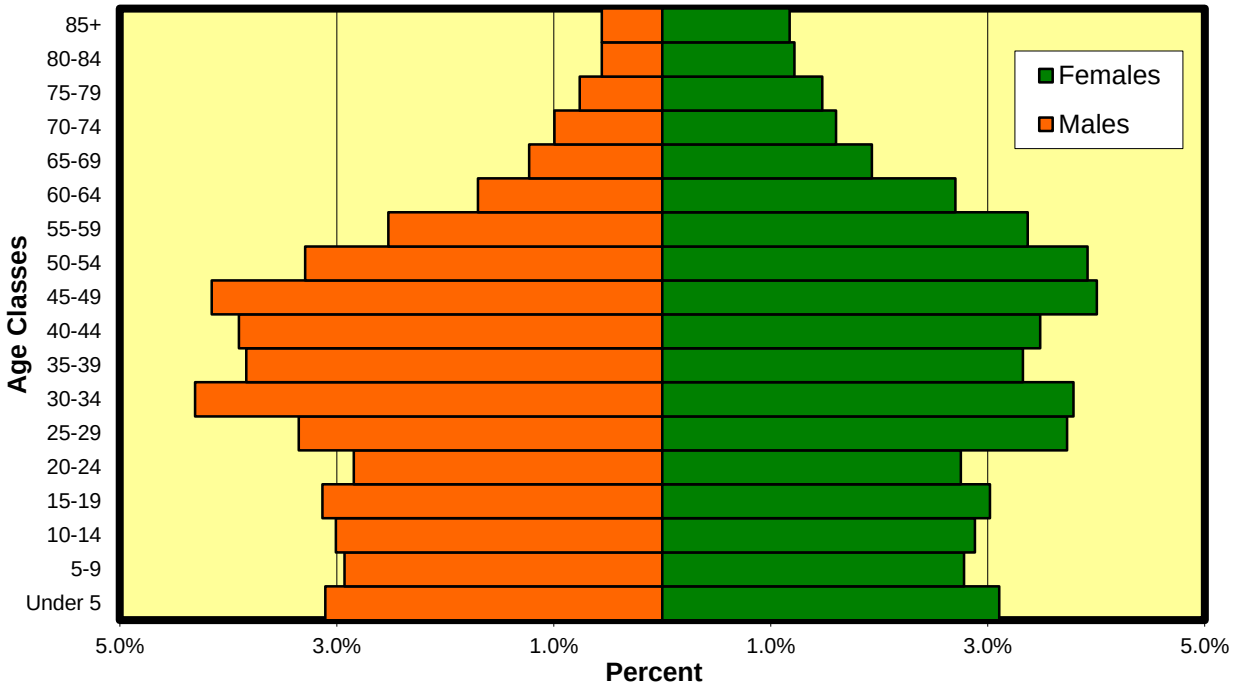


Figure 25
Population Pyramid of Woodbridge Township
2020 Census

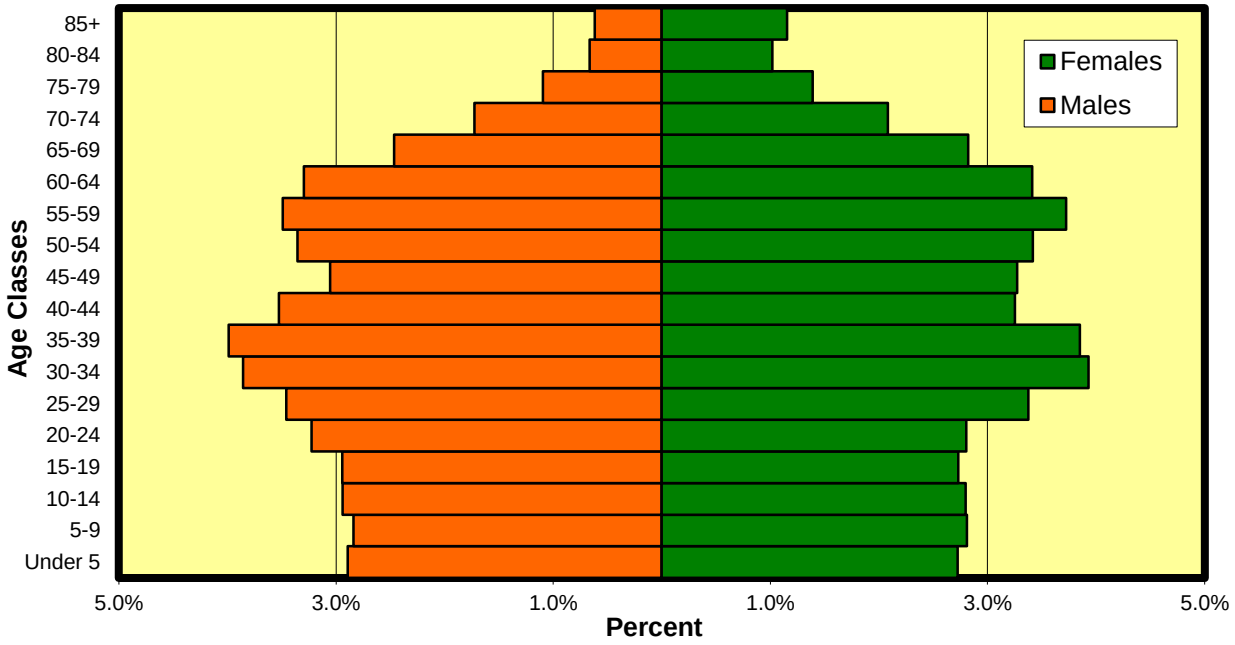


Table 7
Numerical and Percentage Point Changes of Males and Females
Woodbridge Township
2010-2020

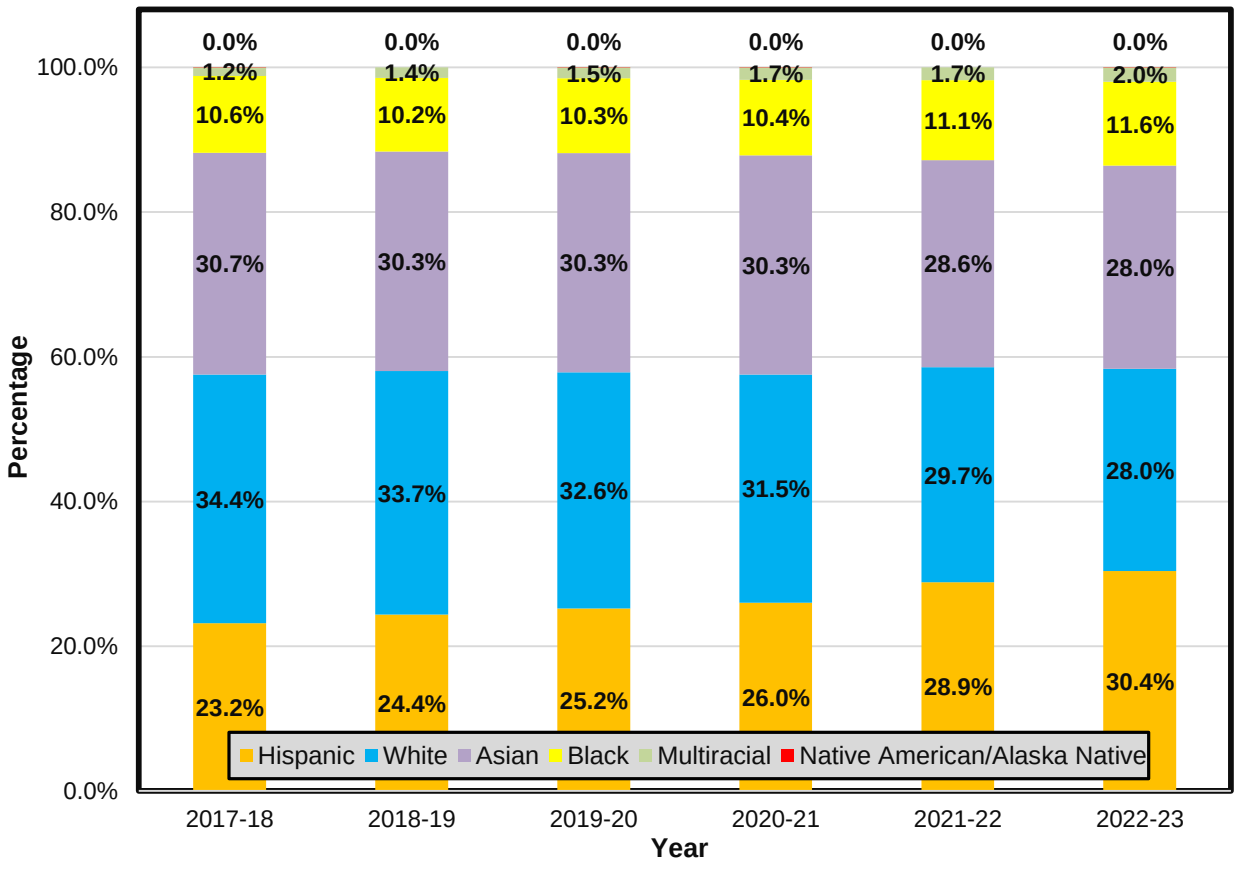
Age Group	Males		Females	
	Numerical Change	Percentage Point Change	Numerical Change	Percentage Point Change
Under 5	-96	-0.2	-269	-0.4
5-9	+27	-0.1	+144	0.0
10-14	+51	-0.1	+31	-0.1
15-19	-70	-0.2	-180	-0.3
20-24	+512	+0.4	+164	+0.1
25-29	+245	+0.1	-217	-0.4
30-34	-292	-0.5	+300	+0.1
35-39	+314	+0.2	+679	+0.5
40-44	-232	-0.4	-99	-0.2
45-49	-969	-1.1	-597	-0.7
50-54	-606	+0.1	-362	-0.5
55-59	+338	+1.0	+503	+0.4
60-64	+902	+1.6	+844	+0.7
65-69	+861	+1.2	+1,002	+0.9
70-74	+566	+0.7	+562	+0.5
75-79	+144	+0.3	-30	-0.1
80-84	-67	+0.1	-159	-0.2
85+	+83	+0.1	+27	0.0

Notes: Cells shaded blue reflect the greatest gains over the ten-year period.
Cells shaded red reflect the greatest losses over the ten-year period.

Historical Enrollments by Race

In Figure 26, enrollments are shown by race for the Woodbridge Township School District from 2017-18 to 2022-23. In the NJDOE enrollment database, the races listed are White, Hispanic/Latino ("Hispanic"), Asian or Native Hawaiian/Other Pacific Islander ("Asian"), Black or African American ("Black"), Native American or Alaska Native, and Two or more races ("Multiracial"). The Woodbridge Township School District is racially diverse. Hispanics are the largest race in the district, surpassing Asians in 2021-22 and Whites in 2022-23. The Hispanic percentage has increased from 23.2% in 2017-18 to 30.4% in 2022-23, a gain of 7.2 percentage points. While Whites are tied for the second-largest race in the school district, the White percentage has been declining over time. In 2022-23, 28.0% of the student population is White as compared to 34.4% in 2017-18, a loss of 6.4 percentage points. Asians, which are tied for the second-largest race, have slowly declined from 30.7% to 28.0% over this time period, a loss of 2.7 percentage points. The Black student percentage has generally increased in the last six years. In 2022-23, 11.6% of the student population is Black as compared to 10.6% in 2017-18, a 1.0 percentage-point gain. Of the four major races, Blacks are the smallest race in the district. The percentage of Multiracial students has ranged from 1.2%-2.0% over this time period. The number and percentage of Native American or Alaska Native students were insignificant.

Figure 26
Woodbridge Township School District Enrollments by Race



In Table 8, enrollments by race from 2017-18 are displayed for each of the schools in the district, as well as the districtwide totals. The largest race in each school is shaded blue. At the elementary level, Whites were the largest race in eight schools and ranged from 5.2% at Kennedy Park to 57.6% at Oak Ridge Heights. Asians were the second-largest race in six schools and ranged from a low of 8.4% at Port Reading to a high of 87.9% at Kennedy Park. Hispanics were the largest race in Ross Street and Menlo Park Terrace. The Hispanic percentage ranged from 3.4% at Kennedy Park to 40.2% at Ross Street. Blacks were the smallest race in each elementary school, with the exception of Port Reading, Ross Street, and Woodbine, and ranged from 2.8% at Kennedy Park to 14.3% at Avenel Street. The Multiracial percentages were fairly similar in each school, ranging from 0.3%-4.0%. There were no Native American or Alaska Native students.

Table 8
Enrollments by Race and School in the Woodbridge Township School District 2017-18

School	White	Black	Hispanic	Asian	Alaska Native/ Native American	Multiracial	Total
Mawbey Street (#1)	149	27	44	168	0	4	**392**
	38.0%	6.9%	11.2%	42.9%	0.0%	1.0%	**100.0%**
Avenel Street (#4/5)	180	63	104	83	0	12	**442**
	40.7%	14.3%	23.5%	18.8%	0.0%	2.7%	**100.0%**
Port Reading (#9)	198	42	147	36	0	7	**430**
	46.0%	9.8%	34.2%	8.4%	0.0%	1.6%	**100.0%**
Ross Street (#11)	129	59	169	51	0	12	**420**
	30.7%	14.0%	40.2%	12.1%	0.0%	2.9%	**100.0%**
Ford Avenue (#14)	99	19	55	41	0	9	**223**
	44.4%	8.5%	24.7%	18.4%	0.0%	4.0%	**100.0%**
Indiana Avenue (#18)	66	29	51	459	0	2	**607**
	10.9%	4.8%	8.4%	75.6%	0.0%	0.3%	**100.0%**
Menlo Park Terrace (#19)	114	44	116	82	0	6	**362**
	31.5%	12.2%	32.0%	22.7%	0.0%	1.7%	**100.0%**
Claremont Avenue (#20)	146	13	36	93	0	1	**289**
	50.5%	4.5%	12.5%	32.2%	0.0%	0.3%	**100.0%**
Oak Ridge Heights (#21)	181	15	47	67	0	4	**314**
	57.6%	4.8%	15.0%	21.3%	0.0%	1.3%	**100.0%**
Lynn Crest (#22)	147	25	51	104	0	7	**334**
	44.0%	7.5%	15.3%	31.1%	0.0%	2.1%	**100.0%**
Woodbine (#23)	95	75	57	344	0	3	**574**
	16.6%	13.1%	9.9%	59.9%	0.0%	0.5%	**100.0%**
Kennedy Park (#24)	26	14	17	443	0	4	**504**
	5.2%	2.8%	3.4%	87.9%	0.0%	0.8%	**100.0%**
Lafayette Estates (#25)	87	59	158	166	0	5	**475**
	18.3%	12.4%	33.3%	34.9%	0.0%	1.1%	**100.0%**

Robert Mascenik (#26)	112	17	25	148	0	7	**309**
	36.2%	5.5%	8.1%	47.9%	0.0%	2.3%	**100.0%**
Pennsylvania Avenue (#27)	136	23	108	42	0	10	**319**
	42.6%	7.2%	33.9%	13.2%	0.0%	3.1%	**100.0%**
Matthew Jago (#28)	186	50	102	55	0	7	**400**
	46.5%	12.5%	25.5%	13.8%	0.0%	1.8%	**100.0%**
Avenel M.S.	205	109.5	155.5	122	0	1.5	**593.5**
	34.5%	18.4%	26.2%	20.6%	0.0%	0.3%	**100.0%**
Colonia M.S.	376	47	107	102	0	9	**641**
	58.7%	7.3%	16.7%	15.9%	0.0%	1.4%	**100.0%**
Fords M.S.	181	70	289	117	0	10	**667**
	27.1%	10.5%	43.3%	17.5%	0.0%	1.5%	**100.0%**
Iselin M.S.	127.5	46	85	445.5	0	8	**712**
	17.9%	6.5%	11.9%	62.6%	0.0%	1.1%	**100.0%**
Woodbridge M.S.	210	67	185	49	0	8	**519**
	40.5%	12.9%	35.6%	9.4%	0.0%	1.5%	**100.0%**
Colonia H.S.	702	170.5	244	237	0	4	**1,357.5**
	51.7%	12.6%	18.0%	17.5%	0.0%	0.3%	**100.0%**
John F. Kennedy Memorial H.S.	313.5	124	336	564	0	9	**1,346.5**
	23.3%	9.2%	25.0%	41.9%	0.0%	0.7%	**100.0%**
Woodbridge H.S.	531.5	236	481	177	1	13	**1,439.5**
	36.9%	16.4%	33.4%	12.3%	0.1%	0.9%	**100.0%**
R.I.S.E.	7.5	7	6	4	0	0	**24.5**
	30.6%	28.6%	24.5%	16.3%	0.0%	0.0%	**100.0%**
Total	**4,705**	**1,451**	**3,175.5**	**4,199.5**	**1**	**162.5**	**13,694.5**
	34.4%	**10.6%**	**23.2%**	**30.7%**	**0.0%**	**1.2%**	**100.0%**

Source: New Jersey Department of Education (http://www.nj.gov/education/data/enr/)
Notes: Cells highlighted blue are the largest race in the school.
Oak Tree Road School did not open until the 2018-19 school year.

In the five middle schools, Whites were the largest race in Avenel, Colonia, and Woodbridge, ranging from 17.9% at Iselin to 58.7% at Colonia. Asians were the largest race in Iselin, ranging from 9.4% at Woodbridge to 62.6% at Iselin. Hispanics were the largest race in Fords, ranging from 11.9% at Iselin to 43.3% at Fords. With the exception of Woodbridge, Blacks were the smallest race in each school, ranging from 6.5% at Iselin to 18.4% at Avenel. The Multiracial percentages were very small, ranging from 0.3%-1.5%. There were no Native American or Alaska Native students.

At the high school level and excluding R.I.S.E., Whites were the largest race in Colonia and Woodbridge, ranging from 23.3% at JFK to 51.7% at Colonia. Asians were the largest race in JFK, ranging from 12.3% at Woodbridge to 41.9% at JFK. Hispanics were the second-largest race in each school, ranging from 18.0% at Colonia to 33.4% at Woodbridge. With the exception of Woodbridge, Blacks were the smallest race in each school, ranging from 9.2% at JFK to 16.4% at Woodbridge. The Multiracial percentages were very low in each school, ranging from 0.3%-0.9%. The number and percentage of Native American or Alaska Native students were insignificant.

In Table 9, enrollments by race from 2022-23 are displayed for each of the schools in the district, as well as the districtwide totals. The largest race in each school is shaded blue. Figures 27-30 show the Hispanic, Asian, White, and Black student percentages by elementary school, which are the four largest races in the district. At the elementary level, Hispanics are the largest race in seven schools. The Hispanic percentage ranges from a low of 15.0% at Robert Mascenik to a high of 50.2% at Pennsylvania Avenue. Each of the elementary schools had a percentage-point gain in the Hispanic population since 2017-18, with the largest gain occurring at Kennedy Park (+22.1 percentage points). Asians are the largest race in six schools and range from 11.7% at Ross Street to 88.5% at Oak Tree Road. With the exception of Port Reading and Pennsylvania Avenue, each school had a percentage-point decline in the Asian percentage, with the largest decline occurring at Kennedy Park (-49.1 percentage points). Whites are the largest race in four schools and range from a low of 3.3% at Oak Tree Road to a high of 58.3% at Oak Ridge Heights. With the exception of Kennedy Park and Oak Ridge Heights, each of the elementary schools had a percentage-point decline in the White population over this time period, with the largest decline occurring at Port Reading (-21.1 percentage points). With the exception of Avenel Street, Ross Street, and Woodbine, Blacks are the smallest race in each school, ranging from 3.1% at Oak Tree Road to 22.7% at Avenel Street and Woodbine. The majority of schools had a percentage-point gain in the Black population since 2017-18, with the largest gain occurring at Woodbine (+9.6 percentage points). The Multiracial percentages are fairly low and range from 0.7%-3.6%. There are no Native American or Alaska Native students.

At the middle school level, Hispanics are the largest race in Avenel, Fords, and Woodbridge. The Hispanic percentage ranges from 17.7% at Iselin to 49.9% at Fords. Since 2017-18, the Hispanic percentage has increased in each school, with the largest gain occurring at Fords (+6.6 percentage points). Asians are the largest race in Iselin and range from 7.9% at Woodbridge to 60.9% at Iselin. With the exception of Colonia, each school had a percentage-point decline in the Asian percentage, with the largest decline occurring at Fords (-4.2 percentage points). Whites are the largest race at Colonia and range from 13.5% at Iselin to 49.4% at Colonia. Each school had a percentage-point decline in the White population over this time period, with the largest decline occurring at Colonia (-9.3 percentage points). Blacks are the smallest race in Colonia, Fords, and Iselin and range from 6.7% at Iselin to 23.0% at Avenel. Each elementary school had a percentage-point gain in the Black population since 2017-18, with the largest increase occurring at Avenel (+4.6 percentage points). The Multiracial percentages are low and range from 0.9%-2.3%. There are no Native American or Alaska Native students.

At the high school level, Hispanics are the largest race in Woodbridge, Asians are the largest race in JFK, and Whites are the largest race in Colonia. The White percentage ranges from 16.7% at JFK to 42.4% at Colonia. Each school had a percentage-point decline in the White population over this time period, with the largest occurring at Colonia (-9.3 percentage points). The Hispanic percentage ranges from 24.6% at Colonia to 39.3% at Woodbridge. Since 2017-18, the Hispanic percentage has increased in each school, with the largest gain occurring at Colonia (+6.6 percentage points). Asians range from 10.9% at Woodbridge to 45.9% at JFK. The largest percentage-point change for Asians occurred at JFK (+4.0 percentage points). With the exception of Woodbridge, Blacks are the smallest race in each school, ranging from 7.7% at JFK to 14.6% at Woodbridge. The racial percentages of the Black student population have not changed significantly from 2017-18 to 2022-23. The Multiracial percentages are very low in

each school, ranging from 0.9%-2.0%. The number and percentage of Native American or Alaska Native students are insignificant.

Table 9
Enrollments by Race and School in the Woodbridge Township School District 2022-23

School	White	Black	Hispanic	Asian	Alaska Native/ Native American	Multiracial	Total
Mawbey Street (#1)	98	29	73	138	0	12	**350**
	28.0%	8.3%	20.9%	39.4%	0.0%	3.4%	**100.0%**
Avenel Street (#4/5)	104	97	149	62	0	15	**427**
	24.4%	22.7%	34.9%	14.5%	0.0%	3.5%	**100.0%**
Port Reading (#9)	90	37	179	46	0	9	**361**
	24.9%	10.2%	49.6%	12.7%	0.0%	2.5%	**100.0%**
Ross Street (#11)	135	98	247	66	0	18	**564**
	23.9%	17.4%	43.8%	11.7%	0.0%	3.2%	**100.0%**
Ford Avenue (#14)	67	33	97	40	0	4	**241**
	27.8%	13.7%	40.2%	16.6%	0.0%	1.7%	**100.0%**
Indiana Avenue (#18)	47	38	72	278	0	10	**445**
	10.6%	8.5%	16.2%	62.5%	0.0%	2.2%	**100.0%**
Menlo Park Terrace (#19)	93	33	155	74	0	5	**360**
	25.8%	9.2%	43.1%	20.6%	0.0%	1.4%	**100.0%**
Claremont Avenue (#20)	138	25	61	87	0	8	**319**
	43.3%	7.8%	19.1%	27.3%	0.0%	2.5%	**100.0%**
Oak Ridge Heights (#21)	161	13	49	43	0	10	**276**
	58.3%	4.7%	17.8%	15.6%	0.0%	3.6%	**100.0%**
Lynn Crest (#22)	129	21	60	96	0	10	**316**
	40.8%	6.6%	19.0%	30.4%	0.0%	3.2%	**100.0%**
Woodbine (#23)	61	91	65	175	0	9	**401**
	15.2%	22.7%	16.2%	43.6%	0.0%	2.2%	**100.0%**
Kennedy Park (#24)	63	22	67	102	0	9	**263**
	24.0%	8.4%	25.5%	38.8%	0.0%	3.4%	**100.0%**
Lafayette Estates (#25)	43	41	182	139	0	5	**410**
	10.5%	10.0%	44.4%	33.9%	0.0%	1.2%	**100.0%**
Robert Mascenik (#26)	106	16	48	146	0	5	**321**
	33.0%	5.0%	15.0%	45.5%	0.0%	1.6%	**100.0%**
Pennsylvania Avenue (#27)	120	15	202	56	0	9	**402**
	29.9%	3.7%	50.2%	13.9%	0.0%	2.2%	**100.0%**
Matthew Jago (#28)	161	38	144	56	0	12	**411**
	39.2%	9.2%	35.0%	13.6%	0.0%	2.9%	**100.0%**
Oak Tree Road (#29)	14	13	19	376	0	3	**425**
	3.3%	3.1%	4.5%	88.5%	0.0%	0.7%	**100.0%**
Avenel M.S.	169	135	179	99	0	5	**587**
	28.8%	23.0%	30.5%	16.9%	0.0%	0.9%	**100.0%**

Colonia M.S.	276.5	55	120	95	0	13	**559.5**
	49.4%	9.8%	21.4%	17.0%	0.0%	2.3%	**100.0%**
Fords M.S.	127.5	77	295.5	79	0	13	**592**
	21.5%	13.0%	49.9%	13.3%	0.0%	2.2%	**100.0%**
Iselin M.S.	114.5	57	150	517	0	10	**848.5**
	13.5%	6.7%	17.7%	60.9%	0.0%	1.2%	**100.0%**
Woodbridge M.S.	185	76	207	41	0	8	**517**
	35.8%	14.7%	40.0%	7.9%	0.0%	1.5%	**100.0%**
Colonia H.S.	574	193	334	226	1	27	**1,355**
	42.4%	14.2%	24.6%	16.7%	0.1%	2.0%	**100.0%**
John F. Kennedy Memorial H.S.	229	106	392.5	629	0	13	**1,369.5**
	16.7%	7.7%	28.7%	45.9%	0.0%	0.9%	**100.0%**
Woodbridge H.S.	518.5	228	612	170	0	29	**1,557.5**
	33.3%	14.6%	39.3%	10.9%	0.0%	1.9%	**100.0%**
Total	**3,824**	**1,587**	**4,159**	**3,836**	**1**	**271**	**13,678**
	28.0%	**11.6%**	**30.4%**	**28.0%**	**0.0%**	**2.0%**	**100.0%**

Source: New Jersey Department of Education (http://www.nj.gov/education/data/enr/)

Notes: Cells highlighted blue are the largest race in the school.
R.I.S.E. enrollment was not reported in the 2022-23 school year.

Figure 27
Woodbridge Township School District
Hispanic Percentage by Elementary School
2022-23

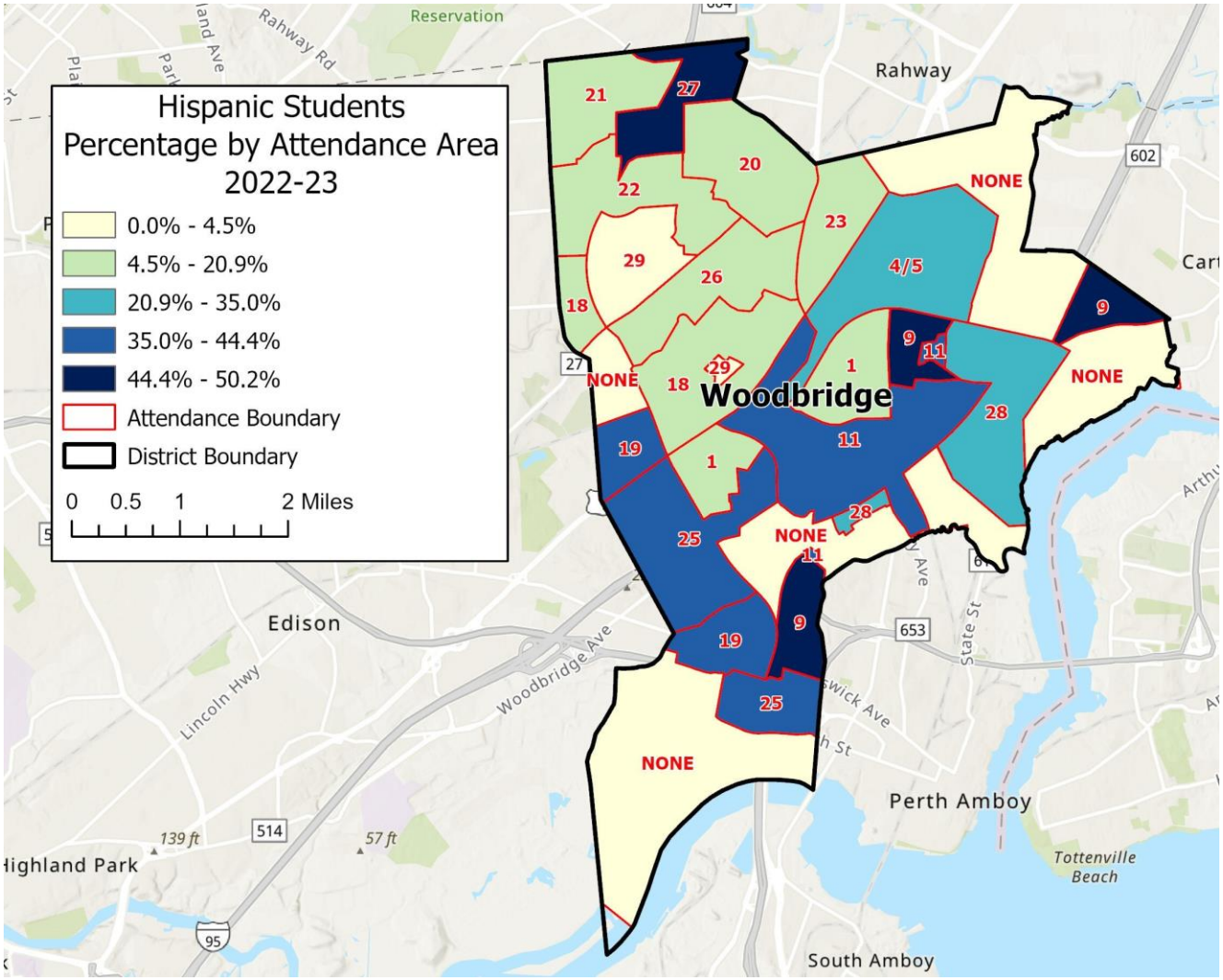


Figure 28
Woodbridge Township School District
Asian Percentage by Elementary School
2022-23

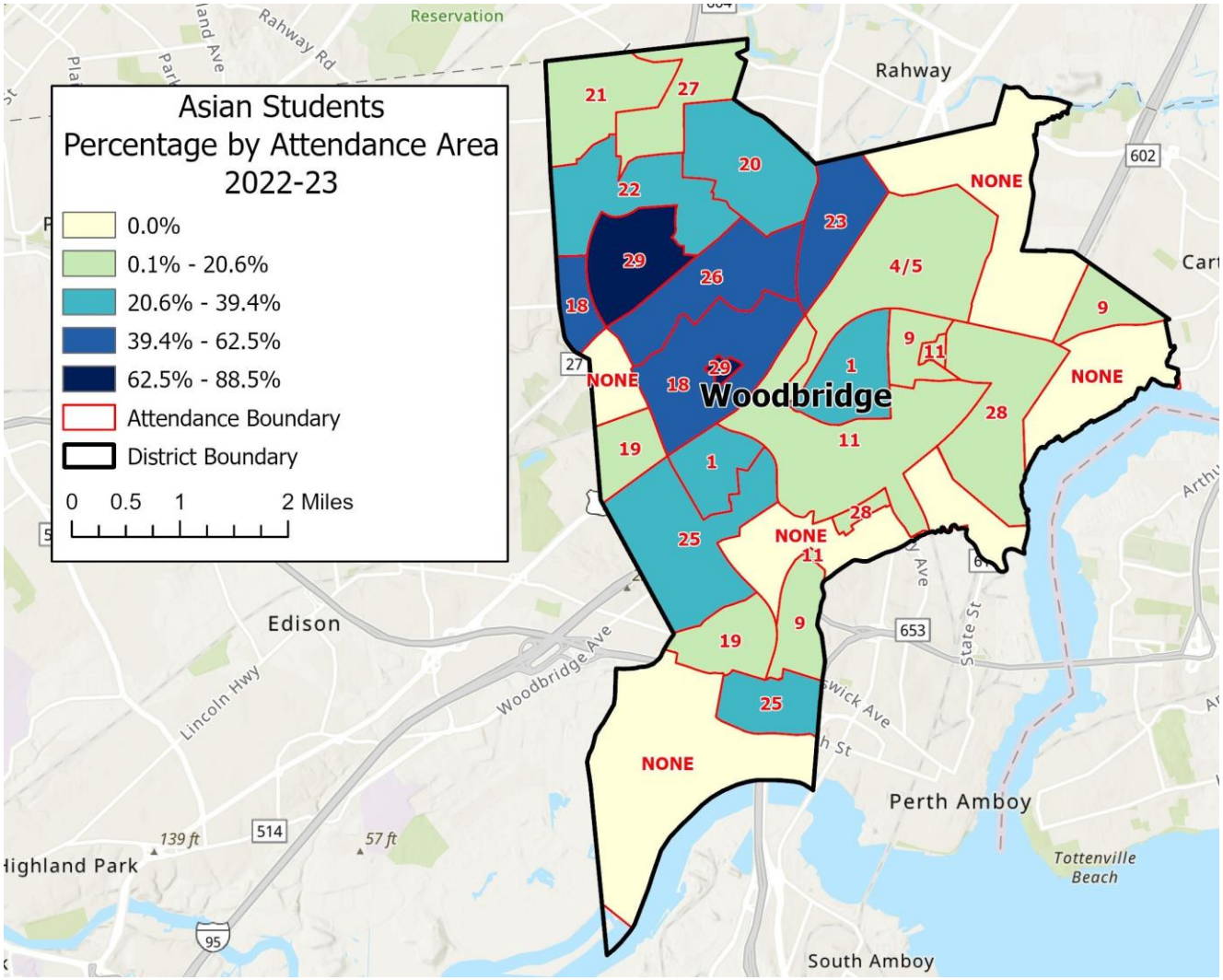


Figure 29
Woodbridge Township School District
White Percentage by Elementary School
2022-23

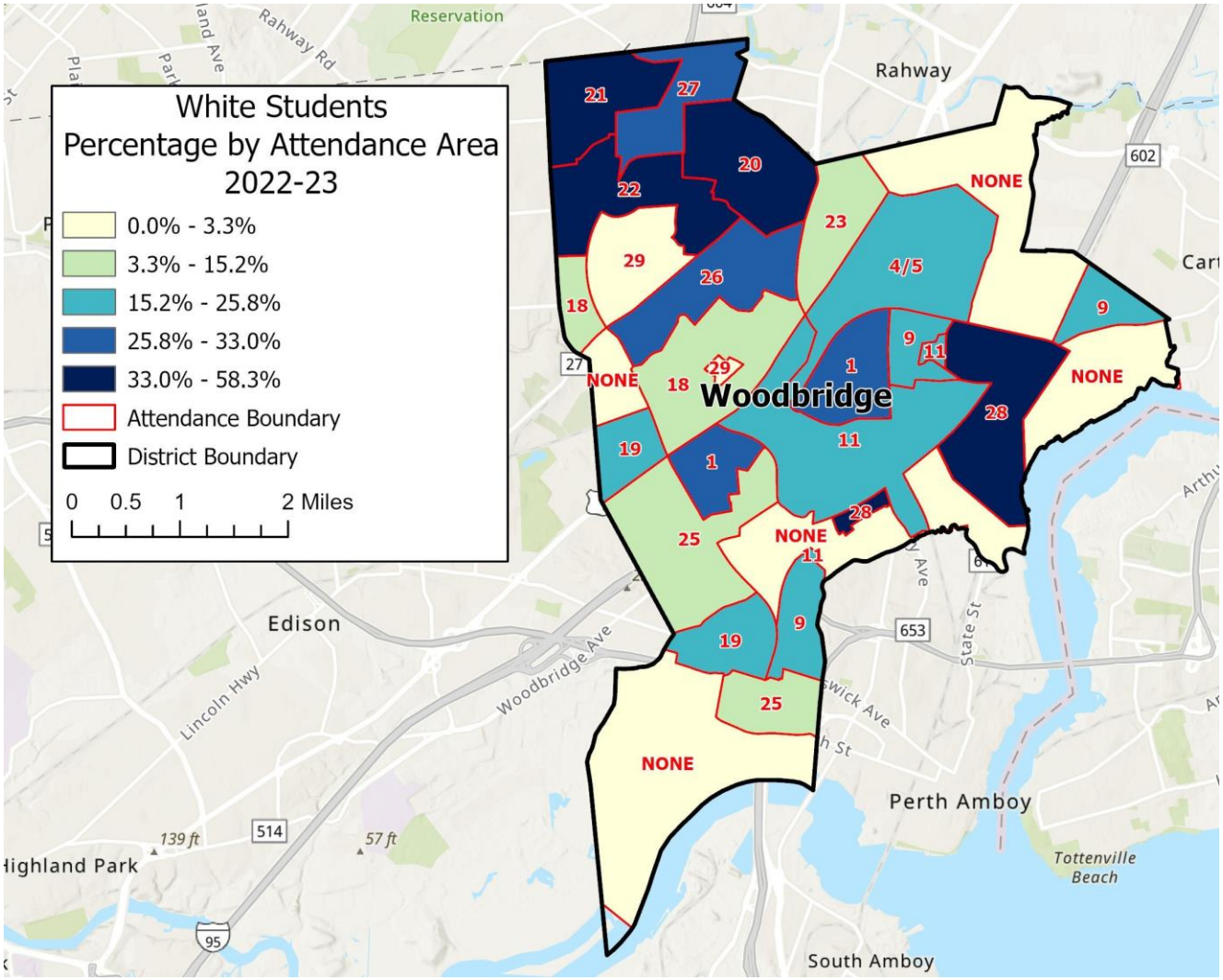
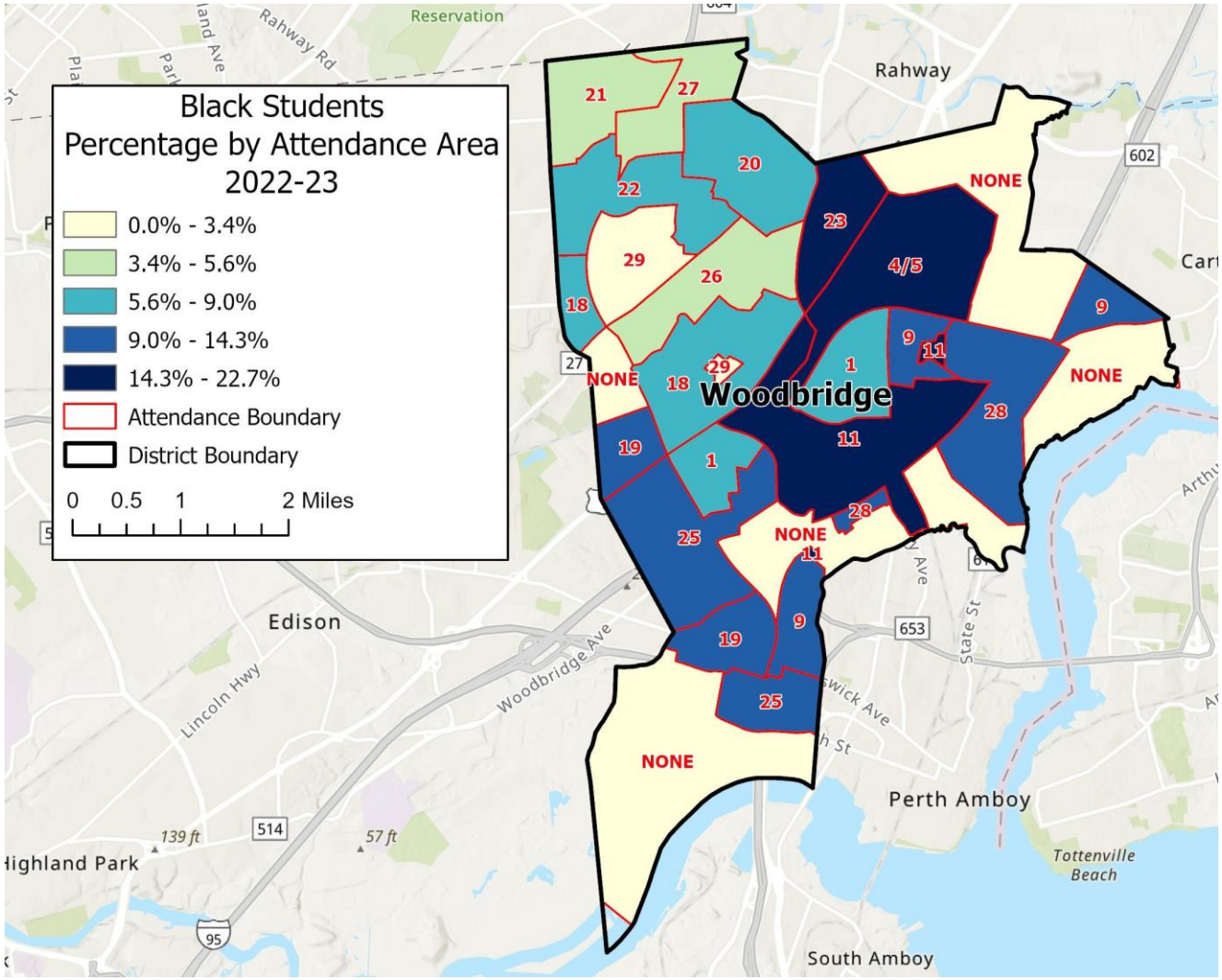


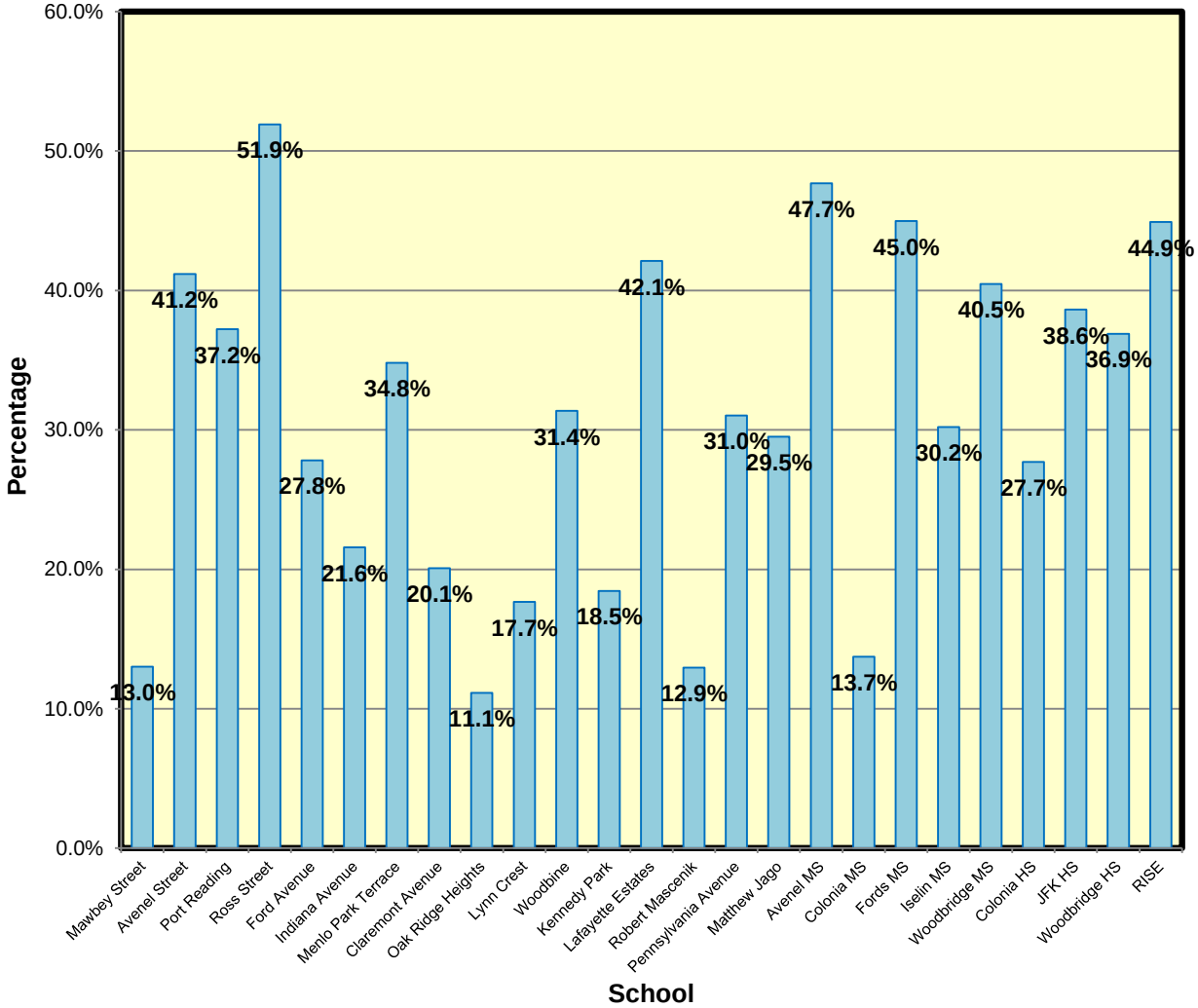
Figure 30
Woodbridge Township School District
Black Percentage by Elementary School
2022-23



Economically Disadvantaged Students

As a proxy for measuring poverty in the school district, counts of students receiving free or reduced lunch were compiled from 2017-18 through 2022-23. In Figure 31, the percentage of students that are economically disadvantaged is shown for each school in 2017-18. At the elementary level, Ross Street (51.9%) had the highest percentage of economically disadvantaged students while Oak Ridge Heights (11.1%) had the lowest percentage. In the middle schools, the highest percentage of economically disadvantaged students occurred at Avenel (47.7%) while the lowest percentage occurred at Colonia (13.7%). At the high school level, excluding R.I.S.E., JFK (38.6%) had the highest percentage of economically disadvantaged students while Colonia (27.7%) had the lowest percentage.

Figure 31
Woodbridge Township School District
Economically Disadvantaged by School
2017-18



In Figure 32, the percentage of students that are economically disadvantaged in 2022-23 is shown for each school. At the elementary level, Ross Street (52.7%) continues to have the highest percentage of economically disadvantaged students while Oak Ridge Heights (18.5%) has the lowest percentage. In the middle schools, the highest percentage of economically disadvantaged students is at Fords (51.2%) while Colonia (20.6%) has the lowest percentage. At the high school level, Woodbridge (41.1%) has the highest percentage of economically disadvantaged students while Colonia (33.1%) has the lowest percentage. Figure 33 displays the percentage of students that are economically disadvantaged in 2022-23 for each of the elementary schools.

Figure 32
Woodbridge Township School District
Economically Disadvantaged by School
2022-23

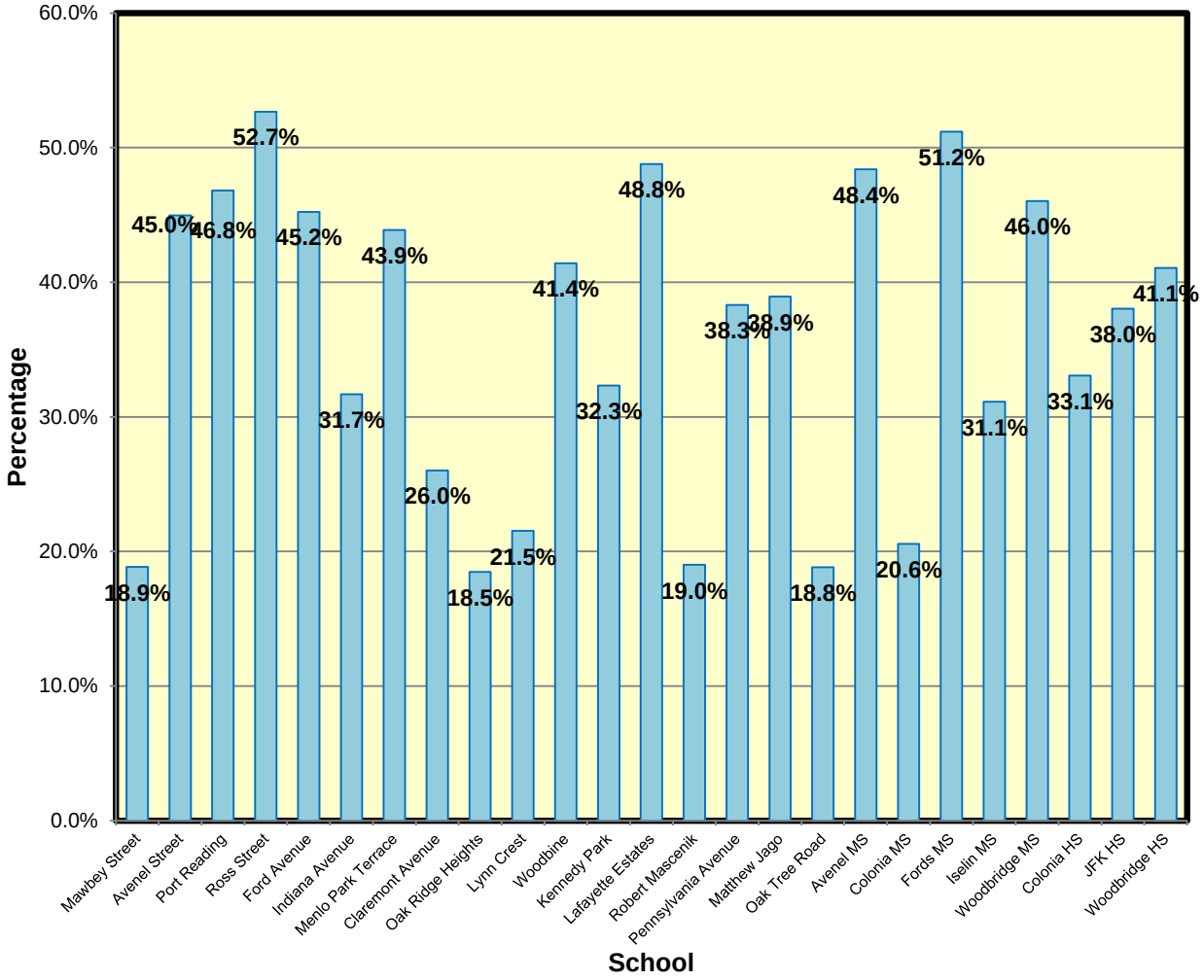
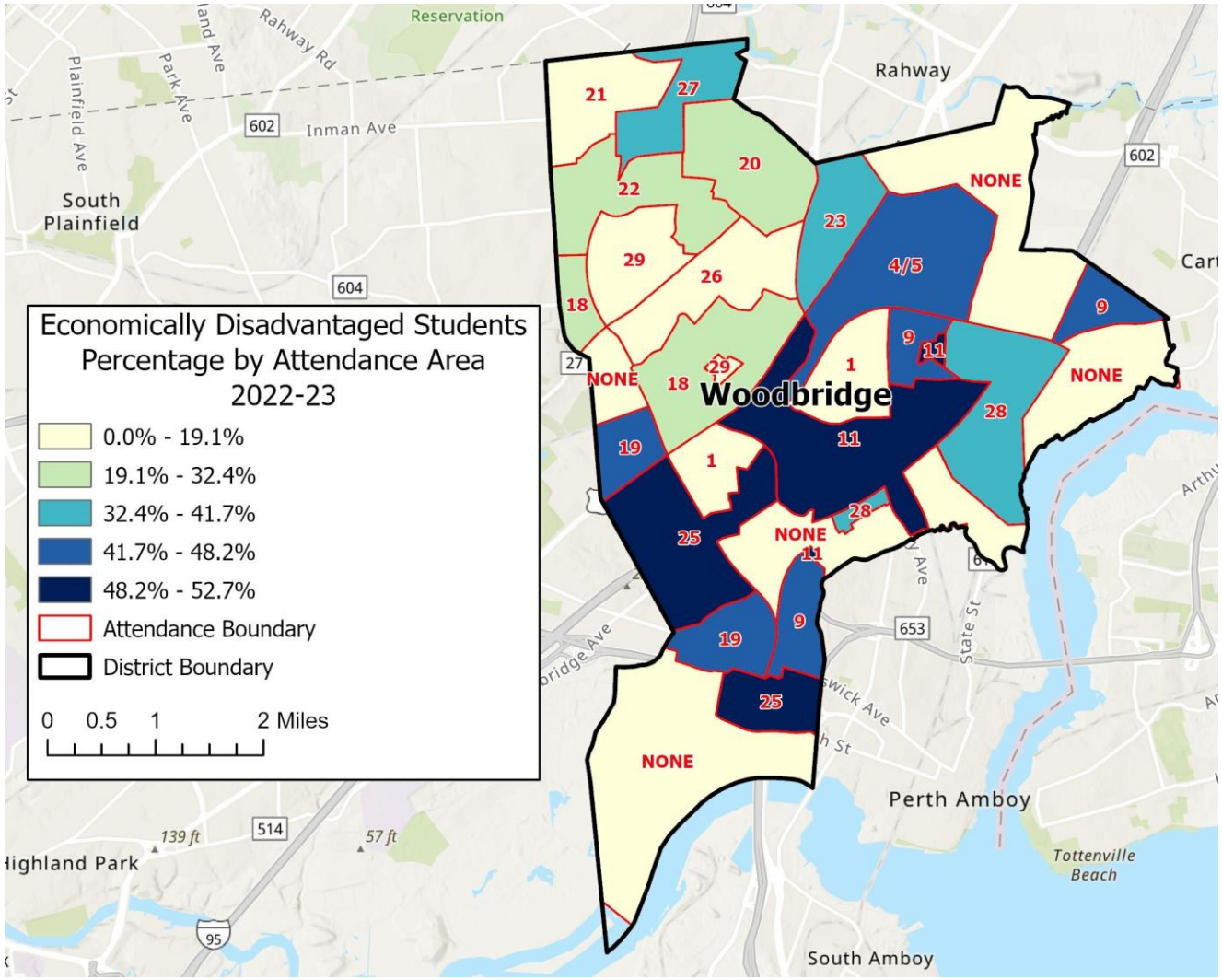


Figure 33
Woodbridge Township School District
Economically Disadvantaged Percentages by Elementary School
2022-23



In Table 10, the total number of economically disadvantaged students was compiled by school from 2017-18 through 2022-23, while the within school percentages are shown in Table 11. Table 10 also shows the overall percentage of students that are economically disadvantaged with respect to the district's total enrollment. At the district level, the number and percentage of students that are economically disadvantaged increased through 2019-20 before reversing trend. While the number and percentage of students that are economically disadvantaged declined in 2020-21 and 2021-22, there was a very large increase in 2022-23. Whereas 4,346 students (31.7%) were economically disadvantaged in the school district in 2017-18, 5,052.5 (36.9%) are economically disadvantaged in 2022-23, which is a 5.2 percentage-point increase and a gain of 706.5 economically disadvantaged students.

At the elementary level, the majority of schools have a greater number of economically disadvantaged students in 2022-23 as compared to 2017-18. While many of the numerical changes were insignificant, the largest numerical gains over this time period occurred in Ross Street (+79) and Pennsylvania Avenue (+55). In the middle schools, each school has a greater number of economically disadvantaged students in 2022-23 as compared to 2017-18, although many of the numerical gains were insignificant. The largest gain occurred in Iselin (+49). At the high school level, Woodbridge (+108.5) and Colonia (+72) had the largest numerical gains over this time period while the numerical change at JFK was insignificant.

Table 10
Woodbridge Township School District Economically Disadvantaged Students
2017-18 to 2022-23

School	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	Five-Year Change
Mawbey Street (#1)	51	56	75	64	51	66	**+15**
Avenel Street (#4/5)	182	174	182	188	180	192	**+10**
Port Reading (#9)	160	174	168	153	139	169	**+9**
Ross Street (#11)	218	224	247	234	239	297	**+79**
Ford Avenue (#14)	62	90	109	100	88	109	**+47**
Indiana Avenue (#18)	131	112	130	113	107	141	**+10**
Menlo Park Terrace (#19)	126	135	135	112	126	158	**+32**
Claremont Avenue (#20)	58	63	64	63	62	83	**+25**
Oak Ridge Heights (#21)	35	43	37	37	44	51	**+16**
Lynn Crest (#22)	59	69	74	69	66	68	**+9**
Woodbine (#23)	180	179	201	175	137	166	**-14**
Kennedy Park (#24)	93	76	91	51	72	85	**-8**
Lafayette Estates (#25)	200	214	213	198	150	200	**0**
Robert Mascenik (#26)	40	59	61	52	42	61	**+21**
Pennsylvania Avenue (#27)	99	111	104	118	92	154	**+55**
Matthew Jago (#28)	118	139	153	137	119	160	**+42**
Oak Tree Road (#29)	N/A	99	96	78	60	80	**N/A**
Avenel M.S.	283	296	321	316	243	284	**+1**
Colonia M.S.	88	114	152	136	105	115	**+27**
Fords M.S.	300	331	333	302	262	303	**+3**
Iselin M.S.	215	233.5	246	255	203	264	**+49**
Woodbridge M.S.	210	228	212	220	186	238	**+28**
Colonia H.S.	376	424	417	447	399	448	**+72**
John F. Kennedy Memorial H.S.	520	563	582	546	411	521	**+1**
Woodbridge H.S.	531	626	626	617	515	639.5	**+108.5**
R.I.S.E.	11	13	14	N/A	N/A	N/A	**N/A**
Total	**4,346**	**4,845.5**	**5,043**	**4,781**	**4,098**	**5,052.5**	**+706.5**
Total District Enrollment	**13,694.5**	**13,736**	**13,761**	**13,708**	**13,613.5**	**13,678**	
Percent of Total	**31.7%**	**35.3%**	**36.6%**	**34.9%**	**30.1%**	**36.9%**	

Source: New Jersey Department of Education (http://www.nj.gov/education/data/enr/)

The percentages of students that are economically disadvantaged within each school are shown from 2017-18 through 2022-23 in Table 11. At the elementary level, each school had a percentage-point increase of economically disadvantaged students over this time period, with the largest gains occurring at Ford Avenue (+17.4) and Kennedy Park (+13.8). In the middle schools, each school had a percentage-point increase of economically disadvantaged students over this time period, with the largest gain occurring at Colonia (+6.9). While the percentage of economically disadvantaged students at JFK has not changed significantly over this time period, there were percentage-point increases at Colonia (+5.4) and Woodbridge (+4.2).

Table 11
Woodbridge Township School District Economically Disadvantaged Students Within School Percentages 2017-18 to 2022-23

School	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	Percentage Point Change
Mawbey Street (#1)	13.0%	15.3%	19.9%	18.1%	14.7%	18.9%	**+5.9**
Avenel Street (#4/5)	41.2%	43.7%	47.4%	47.4%	43.0%	45.0%	**+3.8**
Port Reading (#9)	37.2%	44.4%	45.2%	41.2%	37.3%	46.8%	**+9.6**
Ross Street (#11)	51.9%	58.5%	56.0%	52.3%	46.3%	52.7%	**+0.8**
Ford Avenue (#14)	27.8%	36.4%	42.2%	39.1%	33.5%	45.2%	**+17.4**
Indiana Avenue (#18)	21.6%	21.8%	24.7%	23.8%	24.9%	31.7%	**+10.1**
Menlo Park Terrace (#19)	34.8%	38.7%	39.7%	32.2%	38.8%	43.9%	**+9.1**
Claremont Avenue (#20)	20.1%	20.7%	21.8%	21.2%	19.7%	26.0%	**+5.9**
Oak Ridge Heights (#21)	11.1%	14.9%	15.2%	15.9%	16.1%	18.5%	**+7.4**
Lynn Crest (#22)	17.7%	20.5%	21.4%	21.4%	20.1%	21.5%	**+3.8**
Woodbine (#23)	31.4%	35.4%	39.2%	34.4%	33.7%	41.4%	**+10.0**
Kennedy Park (#24)	18.5%	24.0%	29.4%	18.6%	26.0%	32.3%	**+13.8**
Lafayette Estates (#25)	42.1%	44.3%	46.4%	46.0%	37.1%	48.8%	**+6.7**
Robert Mascenik (#26)	12.9%	18.9%	18.3%	16.6%	13.8%	19.0%	**+6.1**
Pennsylvania Avenue (#27)	31.0%	32.7%	31.9%	33.1%	25.6%	38.3%	**+7.3**
Matthew Jago (#28)	29.5%	34.2%	36.4%	35.0%	30.5%	38.9%	**+9.4**
Oak Tree Road (#29)	N/A	18.9%	19.8%	16.3%	13.0%	18.8%	**N/A**
Avenel M.S.	47.7%	50.3%	53.3%	50.5%	38.1%	48.4%	**+0.7**
Colonia M.S.	13.7%	18.4%	22.7%	21.2%	17.2%	20.6%	**+6.9**
Fords M.S.	45.0%	50.7%	50.6%	47.4%	42.5%	51.2%	**+6.2**
Iselin M.S.	30.2%	31.3%	30.9%	29.7%	25.1%	31.1%	**+0.9**
Woodbridge M.S.	40.5%	44.4%	42.1%	43.9%	37.8%	46.0%	**+5.5**
Colonia H.S.	27.7%	32.0%	32.3%	33.5%	29.7%	33.1%	**+5.4**
John F. Kennedy Memorial H.S.	38.6%	42.5%	44.0%	41.4%	30.7%	38.0%	**-0.6**
Woodbridge H.S.	36.9%	42.5%	42.9%	40.1%	32.7%	41.1%	**+4.2**
R.I.S.E.	44.9%	43.3%	43.8%	N/A	N/A	N/A	**N/A**

New Housing in Woodbridge Township

Woodbridge municipal representatives provided information regarding current and future residential development in the community. A list of approved developments, location, affected elementary, middle, and high school attendance areas, number of units, bedroom distribution, housing type, and project status is shown in Table 12. The table excludes new houses to be built on single in-fill lots, or the subdivision of existing lots, or homes that are built after the demolition of an existing older home. In the latter instance, there is no net gain in the number of housing units.

In total, there is the potential for 674 non age-restricted housing units, all of which will consist of multi-family units such as apartments. Of this amount, 99 units (15%) will be set aside to meet affordable housing requirements. Of the elementary attendance areas, the largest impact will be on Ross Street, which will contain 87% of the new housing units. The location of each of the developments is shown in Figure 34.

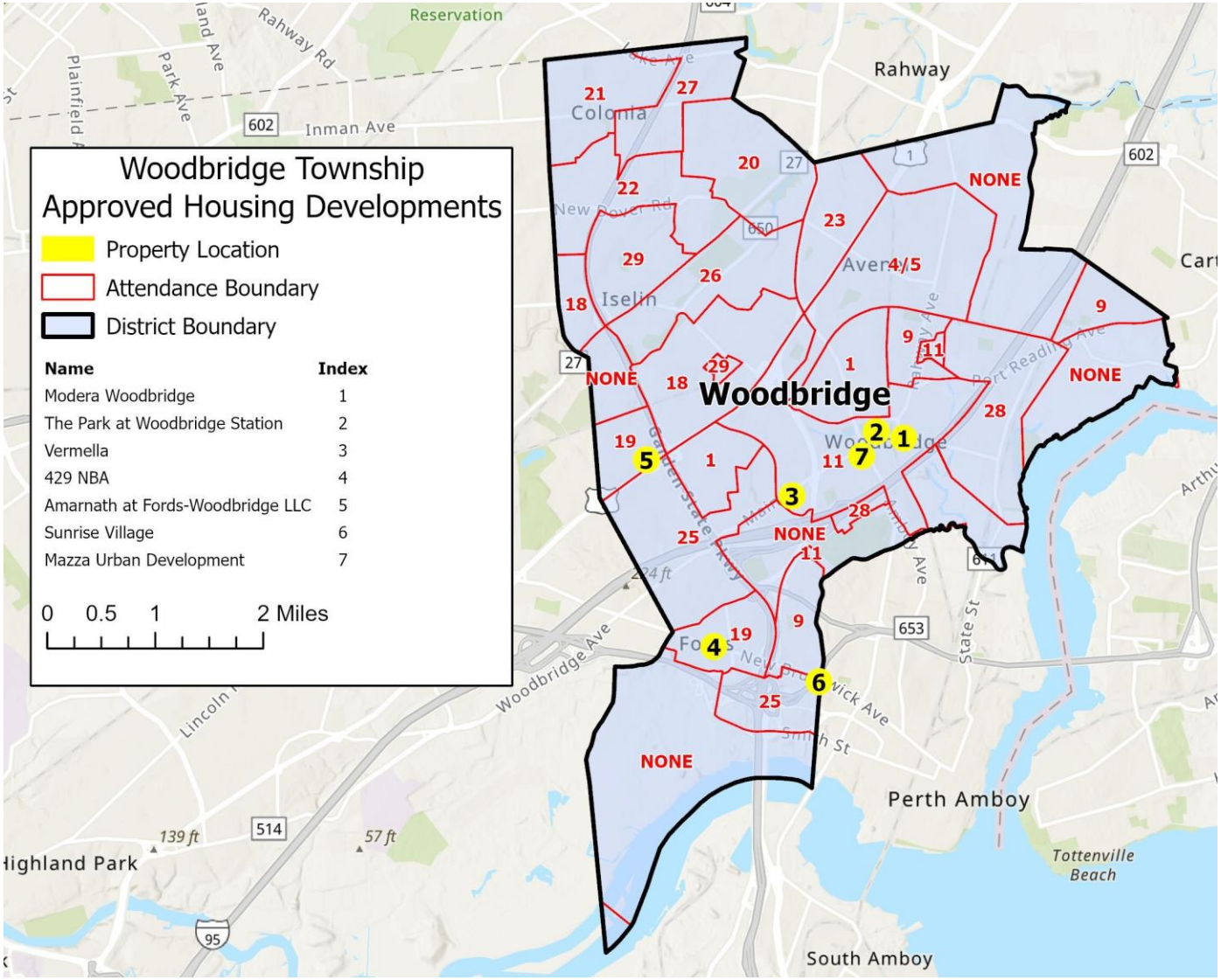
Of the developments shown, the largest is Modera Woodbridge, which will consist of 279 apartment units, whereby 42 units will be set aside to meet affordable housing requirements. The project, which is under construction and nearing completion, will consist of primarily one- and two-bedroom units.

Table 12
Approved Residential Developments in Woodbridge Township

Development/ (Location)	Attendance Areas	Number of Units	Bedroom Distribution	Housing Type	Notes/Project Status
Modera Woodbridge (10 Main Street, Woodbridge)	Ross Street Woodbridge M.S. Woodbridge H.S.	279	162 1-BR 107 2-BR 10 3-BR	Apartment (Market-Rate and Affordable)	Seven-story building nearing completion. 42 units will be set aside for Low-Moderate Income households.
The Park at Woodbridge Station (55 Brook Street, Woodbridge)	Ross Street Woodbridge M.S. Woodbridge H.S.	146	110 1-BR 30 2-BR 6 3-BR	Apartment (Market-Rate and Affordable)	Completed and in the process of leasing. 22 units will be set aside for Low-Moderate Income households.
Vermella (100 Vermella Way, Woodbridge)	Ross Street Woodbridge M.S. Woodbridge H.S.	124	57 1-BR 63 2-BR 4 3-BR	Apartment (Market-Rate and Affordable)	Under construction. 19 units will be set aside for Low-Moderate Income households.
429 NBA (429 New Brunswick Avenue, Fords)	Menlo Park Terrace Fords M.S. Woodbridge H.S.	3	2-BR	Apartment (Market-Rate)	Under construction.
Amarnath at Fords-Woodbridge LLC (185 W. Kelly Street, Menlo Park Terrace)	Menlo Park Terrace Fords M.S. J.F.K. H.S.	56	28 1-BR 26 2-BR 2 3-BR	Apartment (Market-Rate and Affordable)	Under construction. Nine units will be set aside for Low-Moderate Income households.
Sunrise Village (Plaza 440) (99 Florida Grove Road, Hopelawn)	Lafayette Estates Fords M.S. J.F.K. H.S.	28	16 1-BR 12 2-BR	Apartment (Market-Rate and Affordable)	Under construction. Five units will be set aside for Low-Moderate Income households.
Mazza Urban Development (114 Main Street, Woodbridge)	Ross Street Woodbridge M.S. Woodbridge H.S.	38	24 1-BR 12 2-BR 2 3-BR	Apartment (Market-Rate and Affordable)	Approved but not yet under construction. Two units will be set aside for Low-Moderate Income households.
Total	**674 Units**				

Source: Woodbridge Township Planning and Development

Figure 34
Woodbridge Township Approved Housing Developments



Student Yield Analysis of One- to Four-Family Homes

To determine the number of children per housing unit (student yield) in Woodbridge, the township's parcel-level MOD IV database was joined to the school district's 2022-23 student database. Age-restricted housing units, condominiums, and townhouses were removed from the property database, whereby the majority of remaining homes were detached single-family or duplexes. A total of 10,005 children living in 23,185 one- to four-family homes were identified. The remaining children in the school district either live in apartments, townhouses/condominiums, or mixed-use units (commercial and residential properties) or do not live in Woodbridge.

The simplest way to compute student yields is to divide the total number of students by the total number of homes. However, there are several drawbacks in computing yields in this fashion. First, the *type* of housing unit helps determine the magnitude of the student yield, as yields are typically greatest for detached single-family homes and smallest for multi-family homes such as apartments and townhouses/condominiums. A second drawback of this computation is that the student yield would include homes owned by all age segments of the population, such as empty-nesters and senior citizens, which would lower the overall student yield. Yields computed in this fashion are likely underestimating the future number of children in proposed developments or from home resales, where families with children are likely to be the buyers, particularly if the school district has an excellent reputation.

Instead, the length of ownership of the housing unit was considered, as student yields are typically highest from 0-10 years of ownership and are lowest at 20 or more years of ownership. As such, a unique student yield distribution by length of ownership was created for Woodbridge. It also should be noted that the forthcoming student yield distribution is a snapshot in time. If the percentage of children in the population changes, or the demographics of the community change where ethnic groups of larger or smaller sizes enter, or if the school district's reputation changes and more or less children attend the district, student yields are likely to change as well.

To determine length of ownership, parcel-level records of all one- to four-family homes in Woodbridge were obtained from the Monmouth County Tax Board[2] MOD IV database. Besides the property address, other variables include block and lot, sale dates and prices, and in most instances, the year that the home was built. To compute student yields by length of ownership, it was necessary to know the year of the most recent sale, where reliable sales data in the database were available from 1983-2022[3], a 39-year period. Determining the most recent sale date was not always obvious. Some of the most recent sales had a sales price of $1 or $100. These "paper sales" were coded as a non-usable deed transaction and were excluded from the analysis. These transactions include sales between members of the immediate family, resulting in a change in title but often not a change of the occupant. If there were no secondary sale dates, the length of ownership exceeded 39 years but the exact number of years was unknown.

One of the limitations of the database was the lack of recorded sales prior to 1983. Since many of the homes (n = 6,821) have never been sold since 1983, the earliest sale date recorded,

[2] The database provides information for all municipalities in the state.
[3] Data for 2023 were incomplete and not used in the analysis.

the length of ownership exceeded 39 years for these homes but the exact length of ownership was unknown. Woodbridge also had homes constructed after 1983 that had never been sold. However, in these instances, the length of ownership could be computed by simply subtracting the year that the home was built from 2022.

Student Yields by Length of Ownership for One- to Four-Family Homes

Student yields by length of ownership for one- to four-family homes was determined by joining Woodbridge's parcel-level property database with 2022-23 student address data, which was provided by the school district. It is expected that longer-held homes will have fewer children, as they would have graduated from the district. Figure 35 shows that student yields increase with length of ownership, peaking at 0.86 children per housing unit with nine (9) years of ownership. Student yields then begin to decline as length of ownership increases. For homes with 24 or more years of ownership, student yields were typically below 0.20. Table 13 shows the student yields by length of ownership for the K-12 student population (public school students only).

Figure 35
Woodbridge Township Student Yields by Length of Ownership
One- to Four-Family Homes

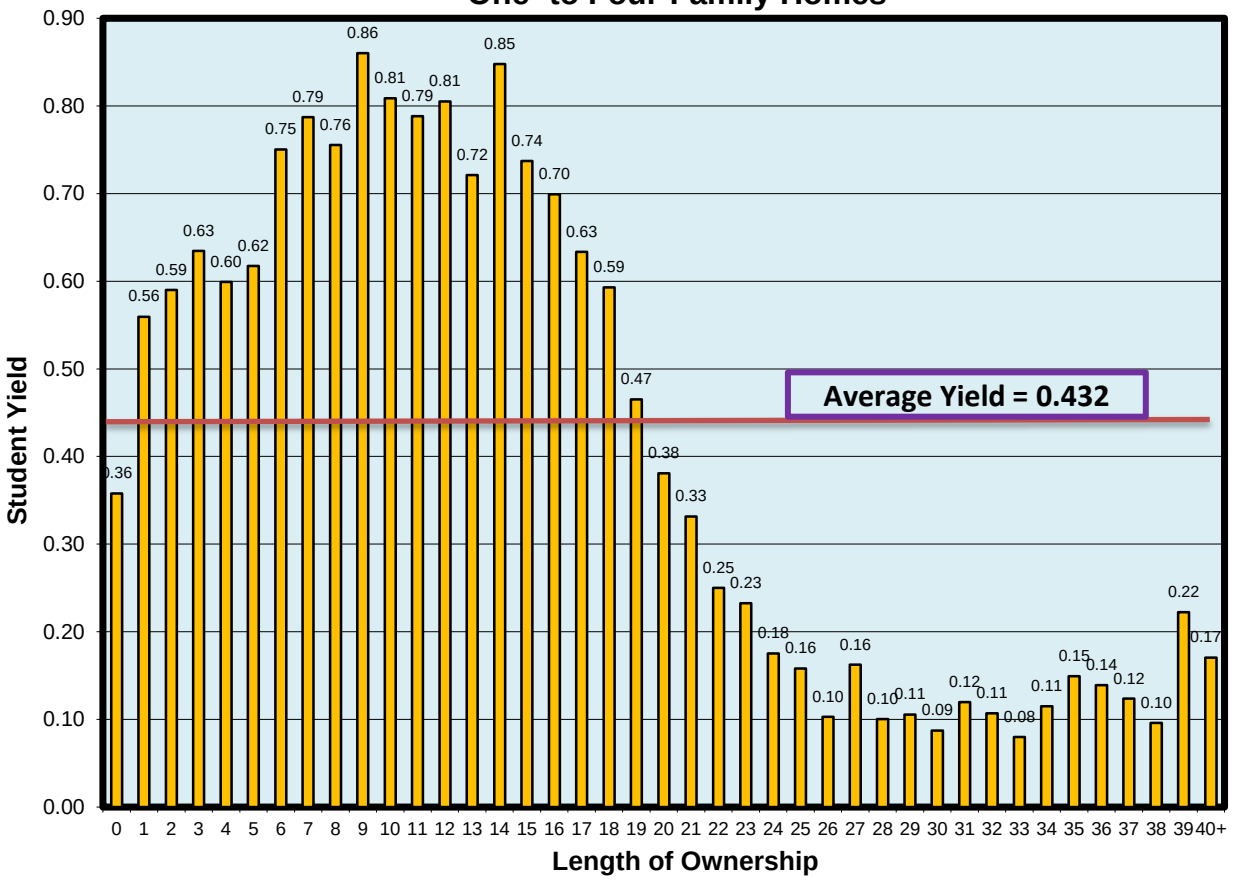


Table 13
Student Yields by Current Length of Ownership in Woodbridge Township
One- to Four-Family Homes

Years of Ownership	Housing Units	2022-23 Students	Student Yield
0	503	180	0.36
1	1101	616	0.56
2	1137	671	0.59
3	851	540	0.63
4	891	534	0.60
5	910	562	0.62
6	797	598	0.75
7	677	533	0.79
8	548	414	0.76
9	494	425	0.86
10	424	343	0.81
11	383	302	0.79
12	339	273	0.81
13	409	295	0.72
14	329	279	0.85
15	388	286	0.74
16	522	365	0.70
17	540	342	0.63
18	521	309	0.59
19	490	228	0.47
20	336	128	0.38
21	341	113	0.33
22	296	74	0.25
23	318	74	0.23
24	308	54	0.18
25	247	39	0.16
26	214	22	0.10
27	197	32	0.16
28	219	22	0.10
29	237	25	0.11
30	206	18	0.09
31	209	25	0.12
32	159	17	0.11
33	150	12	0.08
34	148	17	0.11
35	181	27	0.15
36	158	22	0.14
37	89	11	0.12
38	52	5	0.10
39	45	10	0.22
40+	6821	1163	0.17
Total	**23,185**	**10,005**	**0.432**

Since the length of ownership is a distribution, how can one determine what is the likely student yield in a home resale or newly constructed unit? Since the distribution is a snapshot in time, what is a reasonable student yield to use? Computing an average over the entire length of ownership underestimates the number of children, since there are so few children at longer lengths of ownership as children graduate from the school district. Unfortunately, there is no research-based metric to determine what part of the distribution should be used to estimate future schoolchildren. Instead, we propose computing an average using all of the years up to the peak student yield, which estimates the maximum impact before student yields begin to decline.

As discussed above, the average student yield computed from the entire housing stock, which is 0.432 children per home, likely underestimates the actual student yield when a family either moves into a new (or resale) one- to four-family home. If the average student yield is computed for the first nine (9) years of ownership when the peak student yield occurs, the yield increases to 0.641. This is likely a better estimate of the student yield of one- to four-family homes in Woodbridge.

Student Yield Analysis for Townhouses and Condominiums

Student yields were also computed for townhouses and condominiums in Woodbridge, which are shown for each development in Table 14. Counts of students are shown by grades K-5, 6-8, and 9-12, which is the school district's grade configuration. Unlike the prior analysis, lengths of ownership were not computed as there is a lot of variation of the student yields based on the development's bedroom distribution and whether it has child-friendly amenities, such as a playground or swimming pool. Through internet research, we were able to identify the approximate sales price, the year the development was built, bedroom distribution, and the number of units. A total of 636 children (K-12) were identified living in 2,717 units, which is an average student yield of 0.234. The largest student yields, in developments with at least 25 units, are in Green Hollow Village (0.557), Brookside (0.472), and Maple Hill (0.467). Parkview Crossing was excluded from the table as it is age-restricted and should not contain public school children.

Student Yield Analysis for Apartments

Student yields were also computed for apartment complexes in Woodbridge as shown in Table 15. Counts of students are shown by grades K-5, 6-8, and 9-12, which is the school district's grade configuration. The table is not an all-inclusive list of all apartment units, as it only includes large apartment complexes. The list does not include small multi-family buildings with fewer than five units or mixed-use properties with apartments above retail space. Through internet research (if data were available), we were able to identify the rental price, the year the development was built, bedroom distribution, and the number of units (both total and affordable). A total of 2,157 public school children (K-12) were identified living in 9,669 units, which is an average student yield of 0.223. The largest student yields, in developments with at least 25 units, are in Tyler Greens (0.875), Green Plaza (0.665), and Jacobs Landing (0.652). Numerous age-restricted properties were excluded from the table (e.g., Hyde Park, Maple Tree Manor, Woodbridge Hills, etc.) as they should not contain public school children.

Table 14
Woodbridge Township Student Yields for Condominiums and Townhouses

Development	Price ($)[1]	Year Built	Bedrooms	Number of Units[2]	K-5 Students	6-8 Students	9-12 Students	K-12 Students[3]	2022-23 Student Yield
Aspen Manor	285,000-320,000	1980s	2-BR	299	17	11	34	**62**	**0.207**
Avenel Plaza	345,000 +/-	1992	2-BR	10	1	1	0	**2**	**0.200**
Beverly Hill Terrace	228,000-325,000	1982-1984	1-3 BR	203	42	5	11	**58**	**0.286**
Bobbi-Jean Village	270,000 +/-	1988	1-BR, 3-BR	16	1	0	0	**1**	**0.063**
Brookside	185,000-205,000	1960-1966	1-BR	72	19	7	8	**34**	**0.472**
Center Village	340,000-360,000	1990s	1-2 BR	40	2	3	2	**7**	**0.175**
Colonial Heights	275,000-290,000	1988	2-BR	8	1	0	0	**1**	**0.125**
Georgian Arms	165,000 +/-	1990	1-2 BR	75	6	2	5	**13**	**0.173**
Green Hollow Village	285,000-342,000	1982-1987	2-BR	228	77	26	24	**127**	**0.557**
Harrowsgate	216,000-355,000	1973-1984	1-2 BR	126	6	3	9	**18**	**0.143**
Heather Manor	320,000-435,000	1970-1985	2-3 BR	48	8	3	1	**12**	**0.250**
Heather Village	325,000-335,000	1982-1983	2-BR	24	3	1	4	**8**	**0.333**
Heritage at Colonia	630,000 +/-	2016	3-BR	53	7	0	3	**10**	**0.189**
Highview Manor	350,000-410,000	1970s	2-3 BR	146	25	7	8	**40**	**0.274**
Kelly Street Plaza	350,000 +/-	1990-1997	3-BR	16	4	0	2	**6**	**0.375**
Maple Hill	400,000-440,000	1980s	2-3 BR	122	37	11	9	**57**	**0.467**
Marina Way	350,000-375,000	1994	3-BR	55	4	2	1	**7**	**0.127**
Oakwood Village	360,000-400,000	1970-1973	2-3 BR	90	11	9	9	**29**	**0.322**
Park Place	310,000-360,000	1984-1996	2-4 BR	152	6	2	8	**16**	**0.105**
Peach Street Village	290,000-370,000	1985-1990	2-BR	110	7	8	9	**24**	**0.218**
Sharon Gardens	233,000-412,000	1980-1984	1-3 BR	178	9	1	6	**16**	**0.090**
Woodbridge Commons	210,000-391,000	1981-1991	1-3 BR	242	49	13	17	**79**	**0.326**
Wyndmoor	220,000-280,000	1981-1985	1-2 BR	404	33	12	21	**66**	**0.163**
Total				**2,717**	**343**	**117**	**176**	**636**	**0.234**

Notes: [1] Sale price information was obtained from www.njcondos.net or public sale records.
[2] As derived from the Woodbridge Township property database
[3] Based on 2022-23 enrollments in the Woodbridge Township School District

Table 15
Woodbridge Township Student Yields for Apartments

Development (Property Address)	Rent ($)[1]	Year Built	Bedrooms	Number of Units	Afford-able Units	K-5 Students	6-8 Students	9-12 Students	K-12 Students[2]	2022-23 Student Yield
Adam's Court (625 West Avenue)	N/A	1965	1-BR	22	N/A	2	0	0	**2**	**0.091**
Autumn Hills (400 Hoover Way)	N/A	N/A	1-3 BR	120	24	18	5	6	**29**	**0.242**
Avenue & Green (10 Green Street)	2,140-3,180	2021	0-2 BR	232	35	17	9	5	**31**	**0.134**
Barron's Gate (609 Duke Drive)	N/A	1995	2-BR	250	N/A	33	6	12	**51**	**0.204**
Bayside (601 West Avenue)	N/A	1964	N/A	27	N/A	0	0	0	**0**	**0.000**
Bluegate Village (333 Crows Mill Road)	N/A	N/A	1-BR	27	N/A	2	2	4	**8**	**0.296**
Boulevard East (355 Edgerton Boulevard)	2,500 +/-	2021	2-BR	39	N/A	4	0	1	**5**	**0.128**
Bridgeton (101-130 Martin Terrace)	1,775-2,100	N/A	1-2 BR	30	N/A	0	0	0	**0**	**0.000**
Cloverleaf Gardens (42 Roanoke Street)	1,660+	N/A	1-2 BR	349	N/A	33	20	18	**71**	**0.203**
Colonial Gardens (Colonial Gardens Drive)	1,445-2,638	N/A	1-2 BR	145	N/A	26	15	9	**50**	**0.345**
Crossings at Edison (The) (253 Lafayette Road)	1,970-2,795	1966	1-2 BR	222	N/A	3	0	1	**4**	**0.018**
Crossings at One (The) (100 Tulip Drive)	1,970-2,795	1966	1-2 BR	800	N/A	51	20	19	**90**	**0.113**
Crossroads Gardens (1 Pikeview Lane)	1,850+	1967	1-2 BR	175	N/A	5	3	7	**15**	**0.086**
Crystal Place (1400 St. Georges Avenue)	N/A	2014	2-BR	27	N/A	3	3	0	**6**	**0.222**
Evergreen Forest (Evergreen Forest Boulevard)	1,930+	N/A	1-3 BR	259	N/A	50	23	41	**114**	**0.440**
Florida Grove Manor (519 Florida Grove Road)	1,665-2,490	N/A	1-2 BR	267	N/A	25	12	32	**69**	**0.258**
Forest View (101-2014 Forest View Drive)	N/A	N/A	2-3 BR	600	N/A	82	29	44	**155**	**0.258**

Fox Hill Run (202 Fox Hill Run Drive)	2,295+	2001	2-BR	120	N/A	20	9	8	**37**	**0.308**
Georgetown Luxury Townhouses (1299 St. Georges Avenue)	N/A	1990	2-BR	6	N/A	0	0	0	**0**	**0.000**
Gill Lane Village (804 Cheryl Drive)	1,820+	N/A	1-2 BR	350	N/A	55	29	17	**101**	**0.289**
Grande at Metropark (The) (3 Ronson Road)	1,995-4,095	2018	0-2 BR	356	36	13	6	7	**26**	**0.073**
Green Oaks (444 Lincoln Highway)	N/A	2018	1-2 BR	48	N/A	6	1	3	**10**	**0.208**
Green Plaza (3503 Green Hollow Drive)	2,385+	N/A	2-3 BR	194	N/A	70	38	21	**129**	**0.665**
Greens at Avenel (1450 Rahway Avenue)	1,464-2,041	2019	2-3 BR	101	100	19	11	8	**38**	**0.376**
Highland Green (510 Avenel Street)	1,550	1964	1-BR	20	N/A	1	0	1	**2**	**0.100**
Hillside Garden (1200 Sunnyview Oval)	1,800	N/A	1-BR	400	N/A	39	27	35	**101**	**0.253**
Ivy Apartments (567 West Avenue)	N/A	1981	1-BR	17	N/A	0	0	0	**0**	**0.000**
Ivy Hill (107 St. Joseph Terrace)	N/A	1979	N/A	8	N/A	2	0	0	**2**	**0.250**
Jacobs Landing (800 Bunns Lane)	1,608-2,487	2020	1-4 BR	204	204	52	38	43	**133**	**0.652**
Kings Gardens (1 Walter Drive)	1,825-2,100	1966	1-2 BR	140	N/A	23	10	6	**39**	**0.279**
Luxe Apartments (1 Woodbridge Center)	1,350-3,095	2020	1-2 BR	117	10	1	1	1	**3**	**0.026**
Metro Woodbridge (133 Harriot Street)	2,325-2,375	2013	2-BR	24	4	0	1	3	**4**	**0.167**
Metropark Station (20 Gill Lane)	2,170-2,795	1966	1-2 BR	142	N/A	35	14	7	**56**	**0.394**
North Hills (1277 St. Georges Avenue)	1,495-2,145	1969	1-2 BR	41	N/A	0	0	2	**2**	**0.049**
Queens Gardens (3 Ronald Drive)	1,915-2,470	1965	1-2 BR	216	N/A	15	8	15	**38**	**0.176**
Quincy Heights (175 Quincy Court)	2,200-2,600	2020	1-2 BR	99	10	2	4	1	**7**	**0.071**
Sleepy Hollow (300 Ford Avenue)	N/A	1978	N/A	48	N/A	0	5	2	**7**	**0.146**
Station Village at Avenel (2000 Station Drive)	2,320-3,450	2017	1-2 BR	500	50	37	15	12	**64**	**0.128**

Two Oaks (475 Avenel Street)	N/A	2015	1-2 BR	20	N/A	1	0	1	**2**	**0.100**
Tyler Greens (43 Brown Avenue)	2,625+	N/A	2-3 BR	48	N/A	13	14	15	**42**	**0.875**
Vermella Woodbridge (6000 Vermella Way)	2,529-5,002	2021	1-2 BR	376	57	15	3	6	**24**	**0.064**
Village At Falcon Point (405 Falcon Point Way)	1,555-2,035	2019	1-2 BR	56	9	7	1	2	**10**	**0.179**
Woodbine Living (1 Woodbine Avenue)	1,850	1970	1-BR	108	N/A	10	6	9	**25**	**0.231**
Woodbridge Apartments (585 Rahway Avenue)	1,800-1,850	1950	1-BR	54	N/A	2	2	0	**4**	**0.074**
Woodbridge Center Plaza (1605 Plaza Drive)	2,320+	N/A	1-3 BR	736	N/A	98	40	36	**174**	**0.236**
Woodbridge Gardens (515 Murray Street)	1,555+	N/A	N/A	316	150	42	19	25	**86**	**0.272**
Woodbridge Terrace (82 Woodbridge Terrace)	1,885+	N/A	1-2 BR	238	N/A	46	11	10	**67**	**0.282**
Woodbridge Village (102-3601 Village Drive)	1,735+	N/A	1-2 BR	519	N/A	83	27	35	**145**	**0.279**
Woodbrook Village (215-251 S. Park Drive, odds)	1,825-1,950	1947	1-2 BR	65	N/A	4	3	3	**10**	**0.154**
10 Paris Lane	N/A	1960	N/A	8	N/A	0	0	1	**1**	**0.125**
101-109 Piper Avenue	N/A	N/A	N/A	9	N/A	2	1	0	**3**	**0.333**
1015 St. Georges Avenue	N/A	1960	N/A	25	N/A	0	0	0	**0**	**0.000**
112-114 Blair Road	N/A	N/A	1-BR	7	N/A	0	0	0	**0**	**0.000**
1499 Oak Tree Road	N/A	1968	N/A	23	N/A	0	0	0	**0**	**0.000**
153 Cooper Avenue	N/A	1925	0-1 BR	8	N/A	1	0	1	**2**	**0.250**
168 South Fulton Street	N/A	1930	2-BR	6	N/A	0	0	0	**0**	**0.000**
177-179 Avenel St	N/A	1915	N/A	8	N/A	1	1	1	**3**	**0.375**
20 Claire Avenue	N/A	1928	1-BR	16	N/A	3	0	0	**3**	**0.188**
205 Port Reading Avenue	N/A	1906	Studio	6	N/A	2	1	1	**4**	**0.667**
250-254 Amboy Avenue	N/A	1927	N/A	9	N/A	1	2	1	**4**	**0.444**
271 Prospect Avenue	N/A	1922	N/A	5	N/A	0	0	0	**0**	**0.000**
274 Crows Mill Road	N/A	1974	N/A	6	N/A	0	0	0	**0**	**0.000**
342 Fulton Street	N/A	1876	N/A	6	N/A	1	0	0	**1**	**0.167**
345 Edgerton Boulevard	N/A	N/A	2-BR	15	N/A	1	0	1	**2**	**0.133**
360 Cliff Road	N/A	N/A	2-BR	5	N/A	0	0	0	**0**	**0.000**
365 North William Street	N/A	1920	N/A	6	N/A	0	1	2	**3**	**0.500**
4 West Side Avenue	N/A	2004	1-BR	8	N/A	0	0	0	**0**	**0.000**

449 Avenel Street	N/A	2003	N/A	5	N/A	0	0	0	**0**	**0.000**
455-457 Avenel Street	N/A	N/A	N/A	6	N/A	0	0	0	**0**	**0.000**
467-489 Jansen Avenue	N/A	N/A	N/A	24	N/A	2	3	2	**7**	**0.292**
472 Cliff Road	N/A	1876	1-BR	6	N/A	0	0	0	**0**	**0.000**
474 Rahway Avenue	1,650 +/-	N/A	2-BR	8	N/A	0	0	1	**1**	**0.125**
48 West Pond Road	N/A	2000	N/A	15	N/A	0	1	2	**3**	**0.200**
490 Rahway Avenue	N/A	1926	1-2 BR	21	N/A	5	3	2	**10**	**0.476**
50 May Street	N/A	1905	N/A	6	N/A	0	0	2	**2**	**0.333**
501 Rahway Avenue	N/A	1965	N/A	16	N/A	1	0	0	**1**	**0.063**
538 West Avenue	N/A	1920	N/A	5	N/A	1	0	0	**1**	**0.200**
553 Renewal Way	N/A	1915	N/A	5	N/A	1	0	0	**1**	**0.200**
574 Rahway Avenue	N/A	1880	Studio	11	N/A	0	1	0	**1**	**0.091**
64-66 South Fulton Street	N/A	N/A	1-3 BR	5	N/A	3	1	0	**4**	**0.800**
73-75 Woodbridge Avenue	N/A	1915	1-BR	5	N/A	0	0	0	**0**	**0.000**
75 Main Street	N/A	2015	1-BR	16	N/A	0	0	0	**0**	**0.000**
77 Brook Street	1,600+	2014	1-BR	10	N/A	0	0	0	**0**	**0.000**
8 East Green Street	N/A	1929	N/A	8	N/A	0	0	1	**1**	**0.125**
82 New Street	N/A	1922	N/A	5	N/A	0	0	0	**0**	**0.000**
820 Green Street	N/A	1964	N/A	17	N/A	1	0	0	**1**	**0.059**
889 Green Street	N/A	2002	2-3 BR	21	N/A	2	1	7	**10**	**0.476**
Total				**9,669**	**689**	**1,093**	**506**	**558**	**2,157**	**0.223**

Notes: [1] As derived from internet research
[2] Based on 2022-23 enrollments in the Woodbridge Township School District

Table 16 summarizes the student yields for townhouses/condominiums and apartments for the K-5, 6-8, and 9-12 grade configurations. Student yields are greatest for grades K-5 in each housing type, which is not unexpected since there are six grades. The overall student yield for townhouses/condominiums is slightly higher than that of apartments.

Table 16
Student Yields by Housing Type in Woodbridge Township

Housing Type	K-5 Student Yield	6-8 Student Yield	9-12 Student Yield	K-12 Student Yield[1]
Townhouse/ Condominium	0.126	0.043	0.065	**0.234**
Apartment	0.113	0.052	0.058	**0.223**

Note: [1] Student yields are based on 2022-23 enrollments in the Woodbridge Township School District.

Estimate of Public School Children from New Housing

An estimate was made of the number of public school children that could potentially come from the approved housing developments in Woodbridge. To project the number of public school children from the new housing units, several assumptions were made:

1. When not available, all affordable apartment units were assumed to have the following bedroom distribution: 1-bedroom = 20%, 2-bedroom = 60%, 3-bedroom = 20%.

2. All affordable apartment units were assumed to have the average student yield multiplier from Greens at Avenel and Jacobs Landing, which consist entirely of affordable apartment units: 0.561.

3. All market-rate apartment units with 1-2 bedrooms were assumed to have the average Woodbridge student yield multiplier for 1-2 bedroom apartments in developments constructed since 2017: 0.099.

4. All market-rate 2-bedroom apartment units in 429 NBA were assumed to have the average Woodbridge student yield multiplier for 2-bedroom apartments: 0.167.

5. The full build-out and occupation of Modera Woodbridge, The Park at Woodbridge Station, and 429 NBA would be completed in the 2023-24 school year.

6. The full build-out and occupation of Vermella, Amarnath at Fords-Woodbridge, LLC, and Sunrise Village would be completed over a two-year period (2023-24 and 2024-25).

7. The full build-out and occupation of Mazza Urban Development, LLC, which is approved but not yet under construction, would be completed over a two-year period (2024-25 and 2025-26).

In total, 111 public school children (K-5 = 56, 6-8 = 27, and 9-12 = 28) in grades K-12 are projected according to the following distribution:

- Modera Woodbridge – 47 (23 K-5, 12 6-8, 12 9-12)
- The Park at Woodbridge Station – 24 (12 K-5, 6 6-8, 6 9-12)
- Vermella – 21 (11 K-5, 5 6-8, 5 9-12)
- 429 NBA – 0 (0 K-5, 0 6-8, 0 9-12)
- Amarnath at Fords-Woodbridge, LLC – 10 (5 K-5, 2 6-8, 3 9-12)
- Sunrise Village – 4 (2 K-5, 1 6-8, 1 9-12)
- Mazza Urban Development – 5 (3 K-5, 1 6-8, 1 9-12)

Historical Residential Construction

With respect to historical new construction, the number of housing units constructed in Woodbridge from 2017-2023 is shown by elementary attendance area in Table 17. Figure 36 shows the location of each recently-constructed housing unit. A total of 2,277 homes were built over this time period, with the greatest number occurring in the Ross Street (822) and Avenel Street (646) attendance areas. Of the units constructed in the Ross Street attendance area, 204 were apartment units in Jacobs Landing (2020), 376 were apartment units in Vermella Woodbridge (2021), and 232 were apartment units in Avenue & Green (2021). Of the units constructed in the Avenel Street attendance area, 500 were apartment units in Station Village at Avenel (2017), 101 were apartment units in Greens at Avenel (2019), and 39 were apartment units in Boulevard East (2021). Through internet research, it appears that most of the remaining homes constructed have been limited to building a new home after the demolition of an existing older home ("knockdown") or constructing new houses on single in-fill lots. While not shown in the table, 497 housing units were demolished during the same time period as reported by the New Jersey Department of Community Affairs, which results in a net gain of 1,780 housing units since 2017.

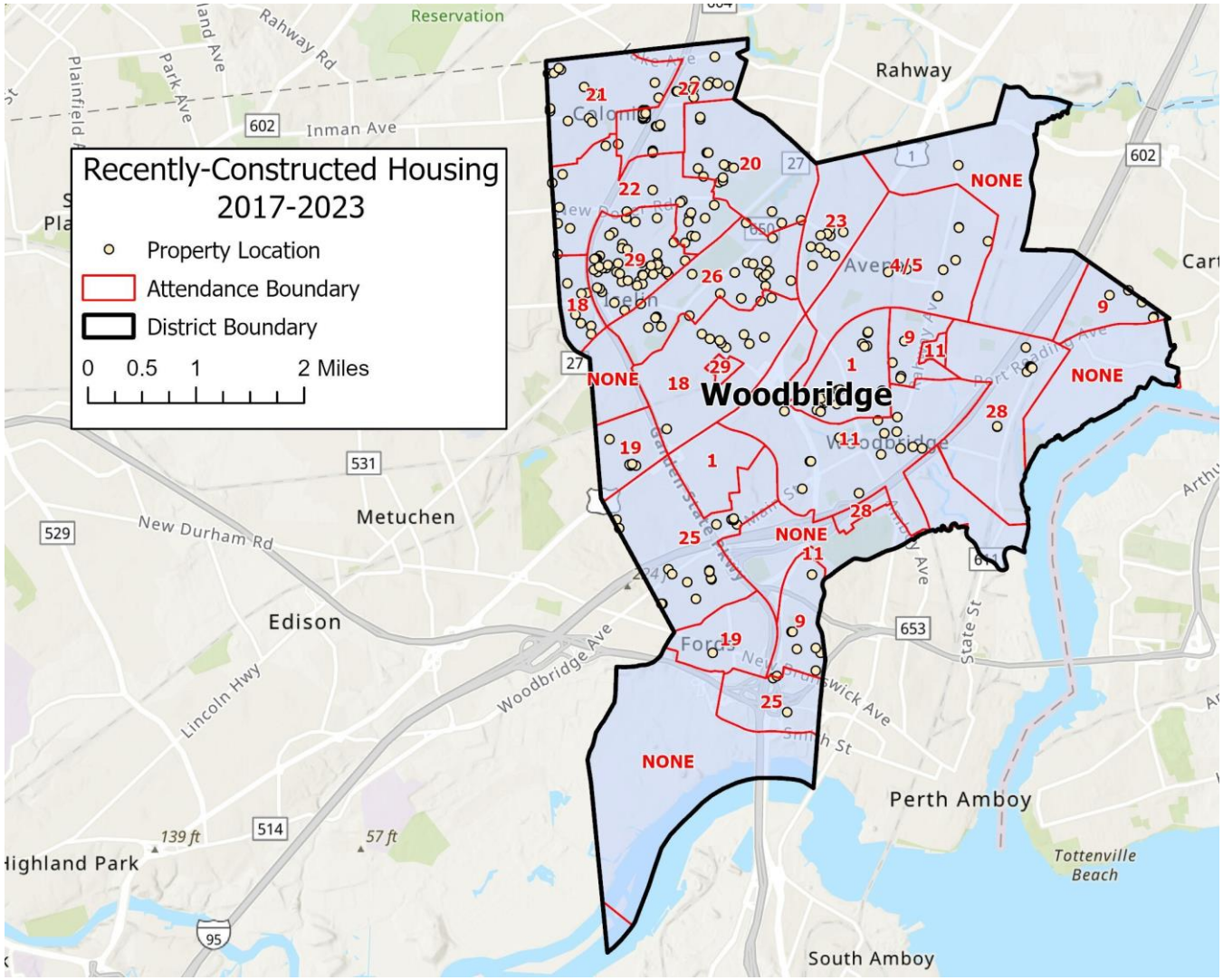
When determining the impact of future new housing, it should be clearly stated that enrollment projections utilize cohort survival ratios that do take into account prior new home construction growth. Children who move into new homes during the historical period are captured by the survival ratios, as these ratios will be used to project future enrollments. Therefore, it is not appropriate to add all of the new children generated from future housing units without considering the historical period, as double counting would occur, since the survival ratios have already increased due to the new children. The baseline enrollment projections should only be adjusted if the projected housing growth is significantly greater than prior housing growth. From 2017-2023, there was a net gain of 1,780 non age-restricted housing units in Woodbridge. With respect to future construction, there is the potential for 674 non age-restricted housing units, which would be much lower than the number built since 2017. Therefore, the baseline enrollment projections were not modified to account for additional children from the new housing developments.

Table 17
Number of New Housing Units by Elementary Attendance Area
2017-2022

Year[1]	Mawbey Street #1	Avenel Street #4/5	Port Reading #9	Ross Street #11	Indiana Avenue #18	Menlo Park Terrace #19	Clare-mont Avenue #20	Oak Ridge Heights #21	Lynn Crest #22	Wood-bine #23	Lafayette Estates #25	Robert Mascenik #26	Penn-sylvania Avenue #27	Matthew Jago #28	Oak Tree Road #29	Total
2017	0	500	4	1	1	1	4	2	4	2	8	3	32	0	9	**571**
2018	2	1	4	1	359	1	1	8	7	0	1	50	6	3	11	**455**
2019	3	103	4	4	6	4	5	0	0	3	3	8	1	56	12	**212**
2020	2	0	1	204	1	0	2	0	3	0	101	3	0	1	4	**322**
2021	0	39	1	609	1	0	1	0	3	2	0	3	2	0	2	**663**
2022	8	2	3	2	2	0	2	3	1	2	4	1	2	2	6	**40**
2023 (thru June)	1	1	0	1	3	1	0	0	1	1	1	1	0	0	3	**14**
Total	**16**	**646**	**17**	**822**	**373**	**7**	**15**	**13**	**19**	**10**	**118**	**69**	**43**	**62**	**47**	**2,277**

Note: [1]As derived from the Woodbridge Township property database

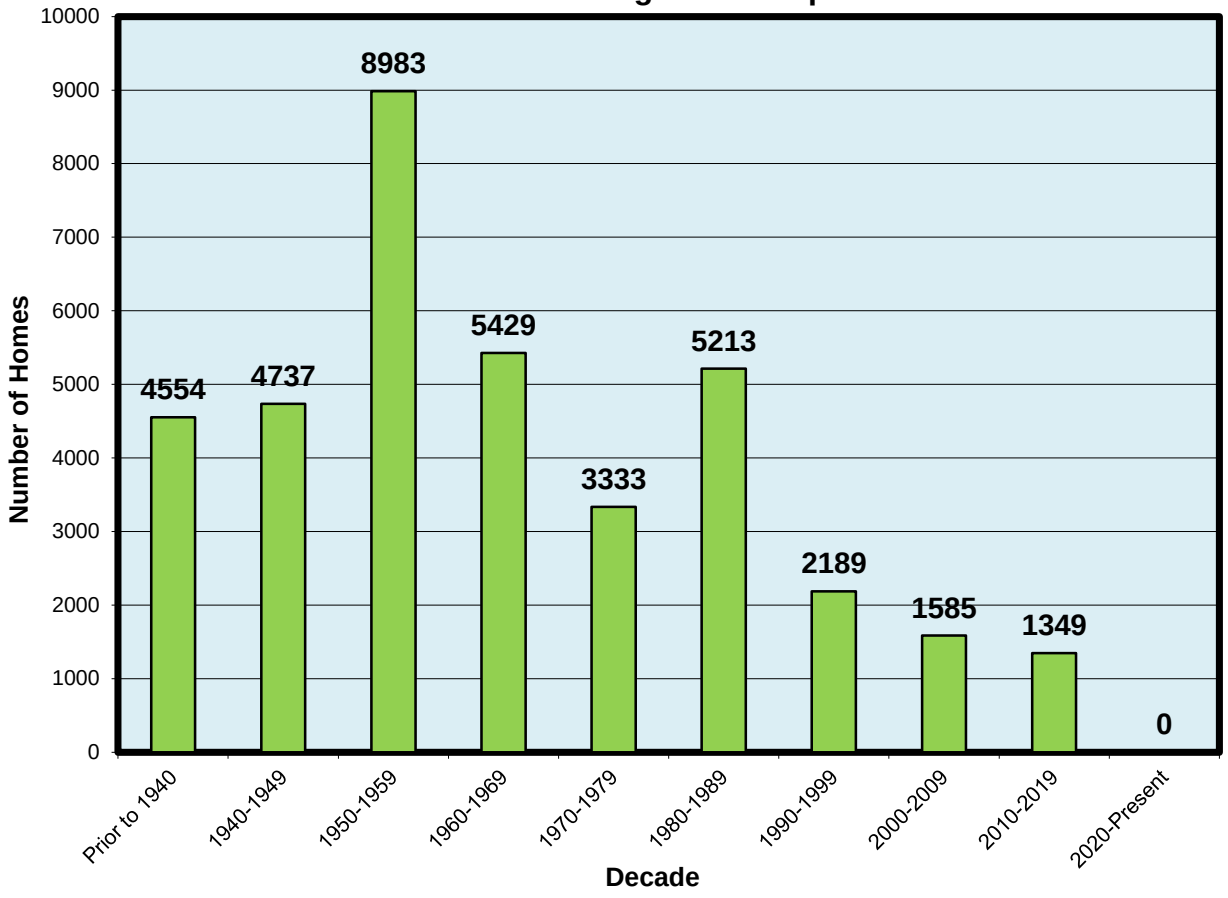
Figure 36
Woodbridge Township Recently-Constructed Housing by Elementary Attendance Area 2017-2023



Distribution of Homes by Decade Built

Figure 37 shows the number of homes built by decade in Woodbridge as provided by the 2021 ACS. As shown in the figure, Woodbridge has an older housing stock, as nearly three-quarters (72%) of the homes were built before 1980. After peaking in the 1950s, the number of homes built per decade has been generally declining. Of the decades shown, the greatest number of homes was built in the 1950s, which is 24% of the housing stock and corresponds to the significant population gain in Woodbridge (+120.5%) shown previously in Table 1.

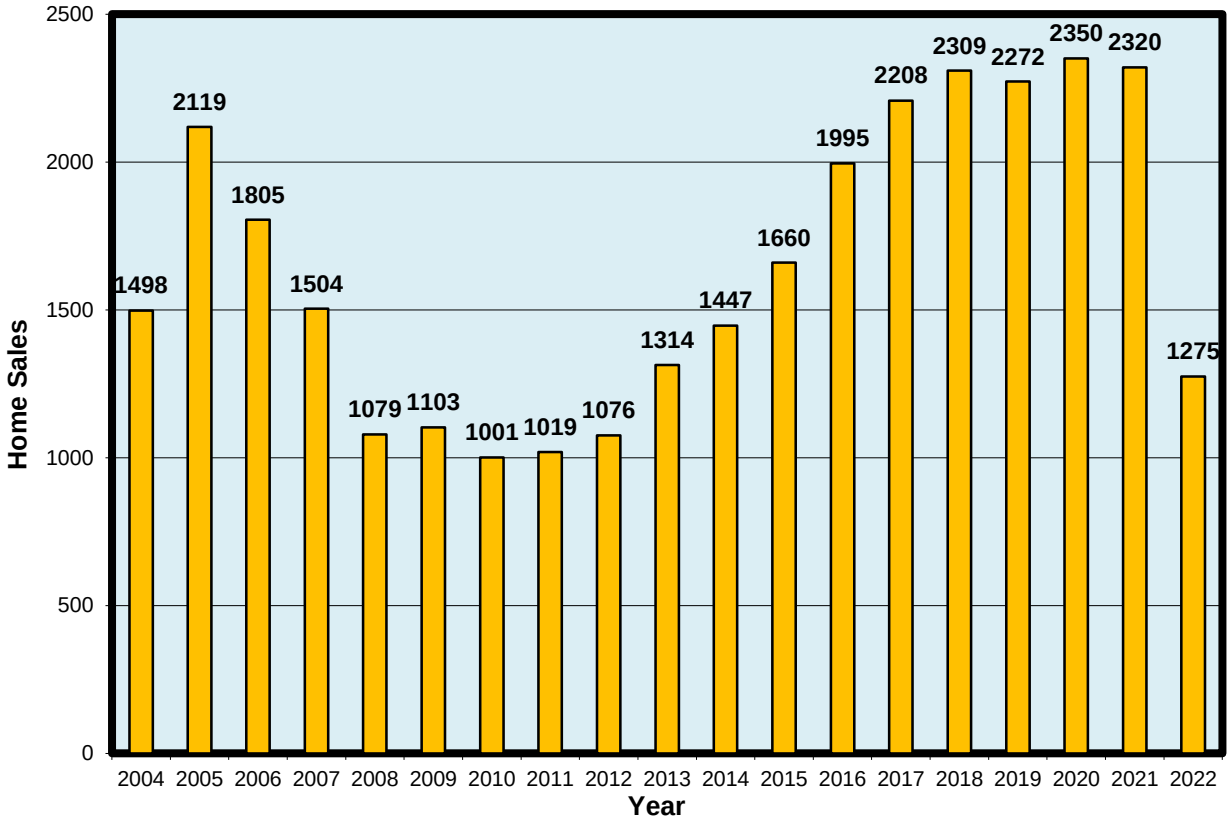
Figure 37
Number of Homes Built by Decade
Woodbridge Township



Home Sales

In Figure 38, the number of annual home sales in Woodbridge is shown from 2004-2022. Data for 2023 were incomplete. The information was retrieved from the Monmouth County Tax Board database, which possesses tax records and home sales for all municipalities in the state. "Paper sales" were once again excluded from the totals below. After peaking at 2,119 sales in 2005, the number of sales declined to 1,001 in 2010 due to the housing market crash and banking crisis. During this period (2008-2012), the annual number of home sales was low, ranging from 1,001-1,103. Since then, home sales have rebounded. From 2013-2018, home sales steadily increased before stabilizing. From 2018-2021, the annual number of sales ranged from 2,272-2,350. However, in 2022, the number of home sales declined sharply. In 2022, there were 1,275 home sales, which is much lower than the annual number of sales that occurred from 2018-2021.

Figure 38
Woodbridge Township Home Sales
2004-2022



Enrollment Projections

Enrollments were calculated at the school level from 2023-24 through 2027-28, a five-year period. Since the grade counts in the school-level projections are smaller as compared to computing districtwide grade counts, the reliability of the school projections are lower than the overall districtwide projections. In general, the smaller the forecasted population, the higher the probability of error associated with the projection.

Enrollments for the self-contained special education/ungraded classes were computed by calculating the historical proportions of self-contained special education/ungraded students with respect to the regular education subtotals in each school and multiplying an average proportion by the future regular education subtotals. The proportions will be shown in the forthcoming tables. Pre-kindergarten children with special needs are included in the special education projections.

On September 10, 2010, former New Jersey Governor Chris Christie signed into law the Choice Program, which took effect in the 2011-12 school year. This enables students the choice in attending a school outside their district of residence if the selected school is participating in the choice program. The choice school sets the number of openings per grade level. The Woodbridge Township School District does not participate in the program and therefore has no impact on the enrollment projections.

As part of the School Funding Reform Act of 2008 ("SFRA"), all school districts in New Jersey are to provide expanded Abbott-quality pre-school programs for at-risk 3- and 4-year olds as outlined in N.J.A.C. 6A:13A. The State of New Jersey intends to provide aid for the full-day program based on projected enrollments. School districts categorized as District Factor Group[4] ("DFG") A, B, and CD with a concentration of at-risk pupils equal to or greater than 40 percent, must offer a pre-school program to all pre-school aged children regardless of income, known as "Universal" pre-school. For all other school districts, a pre-school program must be offered only to at-risk children, known as "Targeted" preschool. School districts may educate the pre-school children in district, by outside providers, or through Head Start programs. School districts were required to offer these programs to at least 90% of the eligible pre-school children by 2013-14.

Due to budgetary constraints, the NJDOE postponed the roll-out of the program, which was scheduled for the 2009-10 school year. According to a recent conversation with a representative from the NJDOE Early Childhood Education, there are no plans in the imminent future by the State Legislature to fund the program, which would prevent school districts from implementing the program. The pre-school program would have been rolled out over a five-year period according to the following schedule:

- At least 20% of the eligible pre-school universe in Year 1
- At least 35% of the universe in Year 2
- At least 50% of the universe in Year 3
- At least 65% of the universe in Year 4

[4] Introduced by the New Jersey Department of Education in 1975, DFG provides a system of ranking school districts in the state by their socio-economic status. While the system is no longer used, the number of pre-kindergarten students was determined by the former DFG rankings.

- At least 90% of the universe in Year 5

The universe of pre-school children in "Universal" districts is computed by multiplying the 1st grade enrollment in 2007-08 by two. The universe of pre-school children in "Targeted" districts is computed by multiplying the 1st grade enrollment in 2007-08 by two and then multiplying by the percentage of students having free or reduced lunch in the district. The Woodbridge Township School District is a "Targeted" district since its DFG is "DE" with a concentration of at-risk pupils less than 40 percent (22.48%). In Table 18, the estimated number of total eligible pre-school students is provided with the five-year rollout. For the purpose of this study, it has been assumed that the district would educate its pre-school children in-house. As the table shows, there is the potential for 413 pre-kindergarten students as a result of the SFRA. Since it is unclear if and when the program will be funded and subsequently mandated, the forthcoming enrollment projections do not include additional pre-kindergarten students from the SFRA.

Table 18
Estimated Number of Eligible Pre-School Students as Per School Funding Reform Act of 2008

DFG (2000)	Total eligible	Year 1	Year 2	Year 3	Year 4	Year 5
DE	**413**	83	145	207	268	372

Source: New Jersey Department of Education, Division of Early Childhood Education

In a different pre-school initiative, the administration of Governor Phil Murphy announced the availability of Preschool Education Expansion Aid ("PEEA") in 2018. In September 2018, the first round of funding ($20.6 million) was publicized, where 31 districts received aid to expand their pre-kindergarten programs. A second round of funding was announced in January 2019, providing 33 additional school districts with roughly $27 million in funding. The second round targeted districts whose free and reduced lunch percentage was above 20% and who had not previously received State preschool aid. Additional rounds of funding have occurred annually to assist school districts. Some districts that were eligible to apply for PEEA would fall under the "Universal" category under SFRA while others would be considered "Targeted" districts. However, the main difference with this expansion aid is that districts under SFRA were restricted to serve low-income children where now districts can educate all pre-school age children through PEEA. It appears that the Murphy administration may be moving towards a pre-school program for all children, rather than just for those who are low-income. The Woodbridge Township School District has not received a PEEA grant and therefore has no bearing on the outcome of this study.

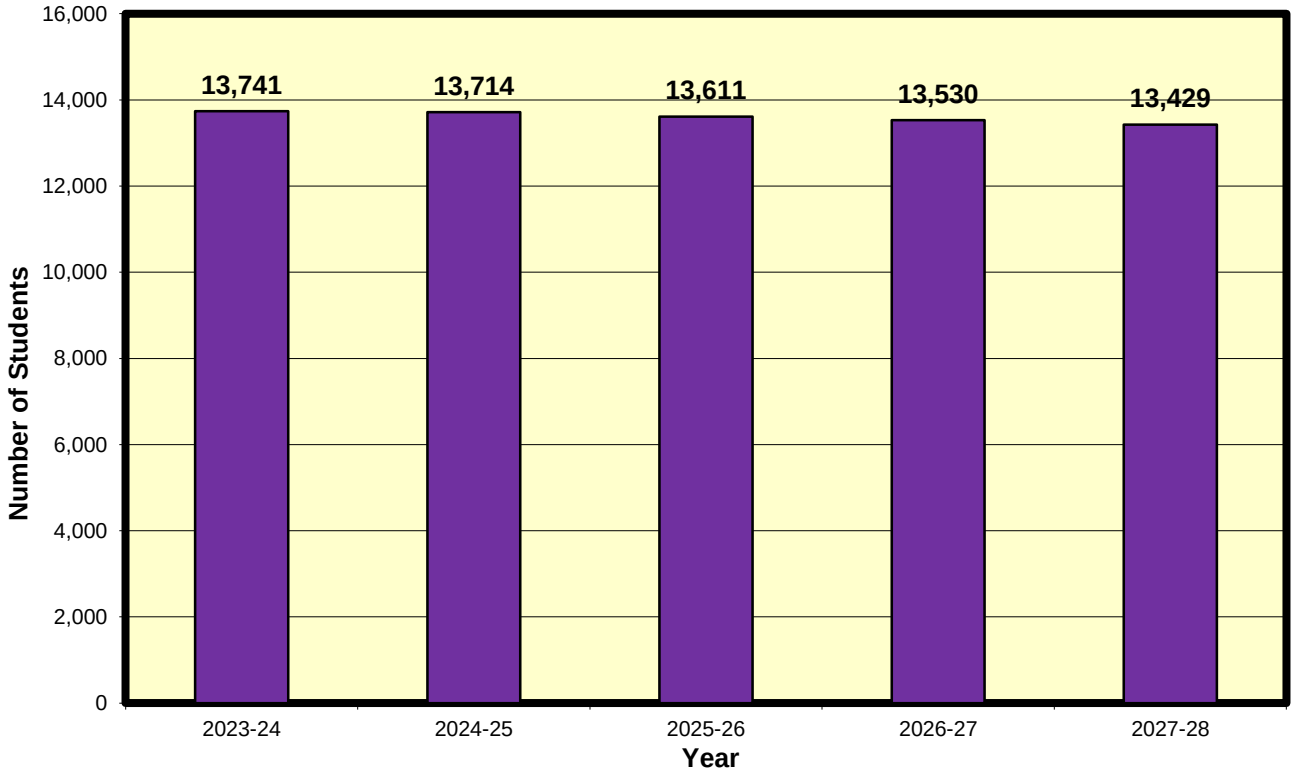
Projected PK-12 enrollments follow in Table 19 and Figure 39. Enrollments are projected to decline throughout the projection period. In 2027-28, enrollment is projected to be 13,429, which would be a decline of 249 students from the 2022-23 enrollment of 13,678.

Table 19
Woodbridge Township School District Projected Enrollments
2023-24 to 2027-28

Year	PK	K	1	2	3	4	5	6	7	8	9	10	11	12	SE[1]	Total
2023-24	40	913	949	956	964	961	1010	984	931	1000	1036	1053	1111	1011	822	**13,741**
2024-25	40	851	942	944	951	971	972	1057	994	947	985	1058	1093	1094	815	**13,714**
2025-26	40	868	870	936	937	961	984	1002	1068	1010	937	1005	1098	1076	819	**13,611**
2026-27	40	885	889	864	932	948	971	1017	1012	1086	994	957	1043	1081	811	**13,530**
2027-28	40	880	916	883	864	941	958	974	1027	1022	1074	1015	994	1027	814	**13,429**

Note: [1]Self-contained special education enrollment/ungraded students

Figure 39
Woodbridge Township School District Enrollment Projections
2023-24 to 2027-28



Projected Enrollments by Grade Configuration

In Table 20, projected enrollments are shown by grade configuration (PK-5, 6-8, and 9-12) in the Woodbridge Township School District. Ungraded special education students were reassigned into each of the grade configurations.

For the elementary grades (PK-5), enrollments are projected to decline throughout the projection period. Enrollment is projected to be 5,964 in 2027-28, which would be a decline of 328 students from the 2022-23 enrollment of 6,292.

For the middle school grades (6-8), enrollments are projected to generally increase for the next four years before reversing trend. In 2027-28, enrollment is projected to be 3,167, which would be a gain of 63 students from the 2022-23 enrollment of 3,104.

Finally, for grades 9-12, enrollments are projected to slowly increase for the next two years before reversing trend. In 2027-28, enrollment is projected to be 4,298, which would be slightly higher (+16) than the 2022-23 enrollment of 4,282.

Table 20
Projected Enrollments for Grades PK-5, 6-8, and 9-12
2023-24 to 2027-28

Historical	PK-5	6-8	9-12
2022-23	**6,292**	**3,104**	**4,282**
Projected	**PK-5**	**6-8**	**9-12**
2023-24	6,291	3,047	4,403
2024-25	6,158	3,135	4,421
2025-26	6,088	3,221	4,302
2026-27	6,012	3,258	4,260
2027-28	5,964	3,167	4,298
5-year Change	**-328**	**+63**	**+16**

Projections by School

Mawbey Street School (#1)

Historical enrollments for Mawbey Street from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 21. Enrollments generally increased through 2017-18 before reversing trend. Enrollment is 350 in 2022-23, which is lower (-23) than the 2013-14 enrollment of 373. Enrollments are projected to slowly decline in the next five years. In 2027-28, enrollment is projected to be 328, which would be a decline of 22 students from the 2022-23 enrollment.

Table 21
Historical and Projected Enrollments of Mawbey Street School (#1)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	57	69	73	54	47	59	14	**373**
2014-15	0	43	67	63	67	56	50	13	**359**
2015-16	0	61	65	64	57	67	57	9	**380**
2016-17	0	56	69	74	54	64	73	0	**390**
2017-18	0	63	73	70	71	53	62	0	**392**
2018-19	0	50	74	65	67	59	49	1	**365**
2019-20	0	46	65	68	69	66	62	0	**376**
2020-21	0	45	61	59	70	61	57	0	**353**
2021-22	0	44	67	54	52	74	56	0	**347**
2022-23	0	48	63	65	55	51	68	0	**350**
CSR 5-Yr. Ratios		0.7120[3]	1.3081[4]	0.9205	0.9977	0.9768	0.9379	0.0005[5]	
Projected									
2023-24	0	46	63	58	65	54	48	0	**334**
2024-25	0	50	60	58	58	63	51	0	**340**
2025-26	0	44	65	55	58	57	59	0	**338**
2026-27	0	46	58	60	55	57	53	0	**329**
2027-28	0	48	60	53	60	54	53	0	**328**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior with outlier survival ratio from 2020-21 removed
[4] Outlier survival ratio from 2021-22 was not used in the computation of the average ratio.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Avenel Street School (#4/5)

Historical enrollments for Avenel Street from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 22. Enrollments generally declined through 2019-20 before reversing trend. Enrollments have increased in the last three years. In 2022-23, enrollment is 427, which is a decline of 52 students from the 2013-14 enrollment of 479. Enrollments are projected to increase throughout the projection period. In 2027-28, enrollment is projected to be 477, which would be an increase of 50 students from the 2022-23 enrollment.

Table 22
Historical and Projected Enrollments of Avenel Street School (#4/5)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	81	93	80	77	76	72	0	**479**
2014-15	0	50	88	92	71	83	75	0	**459**
2015-16	0	61	63	95	92	77	84	0	**472**
2016-17	0	56	70	66	100	84	74	0	**450**
2017-18	0	55	61	69	71	101	85	0	**442**
2018-19	0	42	61	55	71	70	99	0	**398**
2019-20	0	50	64	60	56	76	77	1	**384**
2020-21	0	48	86	65	63	60	73	2	**397**
2021-22	0	47	79	87	72	71	62	1	**419**
2022-23	0	50	75	82	81	66	73	0	**427**
CSR 5-Yr. Ratios		0.3814[3]	1.6213	1.0122	1.0267	1.0464	1.0305	0.0020[4]	
Projected									
2023-24	0	46	81	76	84	85	68	1	**441**
2024-25	0	45	75	82	78	88	88	1	**457**
2025-26	0	50	73	76	84	82	91	1	**457**
2026-27	0	59	81	74	78	88	85	1	**466**
2027-28	0	49	96	82	76	82	91	1	**477**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior using the last four years of historical data
[4] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals.

Port Reading School (#9)

Historical enrollments for Port Reading from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 23. From 2013-14 to 2018-19, enrollments were fairly stable before declining. In 2022-23, enrollment is 361, which is a decline of 59 students from the 2013-14 enrollment of 420. Enrollments are projected to be fairly stable throughout the projection period, ranging from 364-373. In 2027-28, enrollment is projected to be 372, which would be slightly higher (+11) than the 2022-23 enrollment.

Table 23
Historical and Projected Enrollments of Port Reading School (#9)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	51	63	63	60	55	65	63	**420**
2014-15	0	39	60	56	62	60	57	59	**393**
2015-16	4	53	51	61	56	60	58	65	**408**
2016-17	0	35	77	50	73	56	71	60	**422**
2017-18	2	44	53	75	52	74	54	76	**430**
2018-19	0	44	54	54	71	53	74	42	**392**
2019-20	0	41	49	51	60	68	59	44	**372**
2020-21	0	41	55	49	49	63	74	40	**371**
2021-22	0	44	57	55	59	51	70	37	**373**
2022-23	0	44	48	56	54	64	61	34	**361**
CSR 5-Yr. Ratios		0.5910[3]	1.1933[4]	0.9817	1.0644	1.0333	1.1272	0.1178[5]	
Projected									
2023-24	0	41	53	47	60	56	72	39	**368**
2024-25	0	53	49	52	50	62	63	39	**368**
2025-26	0	46	63	48	55	52	70	39	**373**
2026-27	0	42	55	62	51	57	59	38	**364**
2027-28	0	46	50	54	66	53	64	39	**372**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Outlier survival ratio from 2021-22 was not used in the computation of the average ratio.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Ross Street School (#11)

Historical enrollments for Ross Street from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 24. Enrollments generally declined through 2018-19 before reversing trend. Enrollments have increased in each of the last four years. Enrollment is 564 in 2022-23, which is a gain of 126 students from the 2013-14 enrollment of 438. Enrollments are projected to increase in 2023-24 before reversing trend. In 2027-28, enrollment is projected to be 516, which would be a decline of 48 students from the 2022-23 enrollment.

Table 24
Historical and Projected Enrollments of Ross Street School (#11)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	60	78	73	74	72	63	18	**438**
2014-15	0	58	68	79	66	71	77	30	**449**
2015-16	0	44	70	71	82	62	77	26	**432**
2016-17	0	48	57	67	67	83	58	32	**412**
2017-18	0	44	71	60	67	69	84	25	**420**
2018-19	0	48	47	71	58	69	72	18	**383**
2019-20	0	63	67	57	74	57	71	52	**441**
2020-21	0	46	77	75	65	77	62	45	**447**
2021-22	0	54	83	83	75	70	85	66	**516**
2022-23	0	62	73	84	87	89	84	85	**564**
CSR 5-Yr. Ratios		0.4953[3]	1.2595[4]	1.1055	1.0577	1.0717	1.1052	0.1621[5]	
Projected									
2023-24	0	60	78	81	89	93	98	81	**580**
2024-25	0	44	76	86	86	95	103	79	**569**
2025-26	0	46	55	84	91	92	105	77	**550**
2026-27	0	49	58	61	89	98	102	74	**531**
2027-28	0	50	62	64	65	95	108	72	**516**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior with outlier ratio from 2020-21 removed
[4] Outlier survival ratio from 2021-22 was not used in the computation of the average ratio.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last two years of historical data

Ford Avenue School (#14)

Historical enrollments for Ford Avenue from 2013-14 to 2022-23 are shown in Table 25. Ford Avenue closed after the 2022-23 school year. Enrollments generally increased through 2021-22 before reversing trend. Enrollment is 241 in 2022-23, which is slightly higher (+16) than the 2013-14 enrollment of 225. Students from Ford Avenue will attend Lafayette Estates beginning in September 2023.

Table 25
Historical Enrollments of Ford Avenue School (#14)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	28	35	46	41	40	35	0	**225**
2014-15	0	23	39	36	47	38	48	0	**231**
2015-16	0	20	36	38	37	46	39	0	**216**
2016-17	0	26	32	37	40	39	51	3	**228**
2017-18	0	25	36	29	41	44	42	6	**223**
2018-19	0	42	40	42	34	40	46	3	**247**
2019-20	0	45	47	37	40	38	46	5	**258**
2020-21	0	33	52	45	41	42	37	6	**256**
2021-22	0	30	45	52	49	41	41	5	**263**
2022-23	0	25	30	42	51	48	39	6	**241**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students

Indiana Avenue School (#18)

Historical enrollments for Indiana Avenue from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 26. Enrollments generally increased through 2017-18 before reversing trend. The sharp decline in enrollment in 2018-19 is likely due to the transfer of students to the Oak Tree Road School, which opened in 2018-19. Enrollment is 445 in 2022-23, which is a decline of 97 students from the 2013-14 enrollment of 542. Enrollments are projected to decline throughout the projection period. In 2027-28, enrollment is projected to be 355, which would be a decline of 90 students from the 2022-23 enrollment.

Table 26
Historical and Projected Enrollments of Indiana Avenue School (#18)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	84	89	73	81	70	94	51	**542**
2014-15	0	82	108	90	79	77	75	42	**553**
2015-16	0	81	99	111	100	70	74	50	**585**
2016-17	0	78	94	98	101	92	67	39	**569**
2017-18	0	96	92	86	99	101	92	41	**607**
2018-19	0	48	102	82	72	90	90	30	**514**
2019-20	0	44	107	97	74	81	95	29	**527**
2020-21	0	40	76	102	85	65	82	25	**475**
2021-22	0	49	59	69	101	74	63	15	**430**
2022-23	0	48	74	66	70	95	75	17	**445**
CSR 5-Yr. Ratios		0.4145[3]	1.4926[4]	0.9827	0.9459	0.9536	1.0127	0.0438[5]	
Projected									
2023-24	0	45	72	73	62	67	96	18	**433**
2024-25	0	40	67	71	69	59	68	16	**390**
2025-26	0	39	60	66	67	66	60	16	**374**
2026-27	0	40	58	59	62	64	67	15	**365**
2027-28	0	43	60	57	56	59	65	15	**355**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Average survival ratio computed using three years of historical data.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last three years of historical data

Menlo Park Terrace School (#19)

Historical enrollments for Menlo Park Terrace from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 27. Enrollments generally increased through 2016-17 before reversing trend. After then declining through 2021-22, enrollments increased by 35 students in the past year. In 2022-23, enrollment is 360, which is nearly identical (+1) to the 2013-14 enrollment of 359. Enrollments are projected to increase for the next two years before reversing trend and stabilizing. In 2027-28, enrollment is projected to be 356, which would be slightly lower (-4) than the 2022-23 enrollment.

Table 27
Historical and Projected Enrollments of Menlo Park Terrace School (#19)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	50	65	60	57	66	60	1	**359**
2014-15	0	54	61	71	69	57	67	0	**379**
2015-16	0	56	59	62	65	76	55	0	**373**
2016-17	0	51	77	55	59	63	80	0	**385**
2017-18	0	43	59	75	64	59	62	0	**362**
2018-19	0	47	49	56	66	60	71	0	**349**
2019-20	0	44	54	53	50	72	67	0	**340**
2020-21	0	39	76	55	53	52	71	2	**348**
2021-22	0	40	49	79	52	54	51	0	**325**
2022-23	0	48	57	56	80	59	59	1	**360**
CSR 5-Yr. Ratios		0.5675[3]	1.2425[4]	1.0706	0.9627	1.0711	1.0440	0.0017[5]	
Projected									
2023-24	0	48	60	61	54	86	62	1	**372**
2024-25	0	49	60	64	59	58	90	1	**381**
2025-26	0	44	61	64	62	63	61	1	**356**
2026-27	0	43	55	65	62	66	66	1	**358**
2027-28	0	45	53	59	63	66	69	1	**356**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Outlier survival ratio from 2020-21 was not used in the computation of the average ratio.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Claremont Avenue School (#20)

Historical enrollments for Claremont Avenue from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 28. Enrollments slowly declined through 2017-18 before reversing trend. In 2022-23, enrollment is 319, which is nearly identical (-3) to the 2013-14 enrollment of 322. Enrollments are projected to slowly decline for the next three years before reversing trend. In 2027-28, enrollment is projected to be 308, which would be slightly lower (-11) than the 2022-23 enrollment.

Table 28
Historical and Projected Enrollments of Claremont Avenue School (#20)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	42	47	57	58	59	59	0	**322**
2014-15	0	43	44	48	61	63	56	0	**315**
2015-16	0	36	53	48	49	63	61	0	**310**
2016-17	0	38	43	53	44	51	69	0	**298**
2017-18	0	48	50	46	53	43	49	0	**289**
2018-19	0	52	64	50	47	48	44	0	**305**
2019-20	0	49	54	63	42	38	46	1	**293**
2020-21	0	43	53	63	57	46	34	1	**297**
2021-22	0	50	57	50	61	52	44	1	**315**
2022-23	0	50	49	57	51	56	54	2	**319**
CSR 5-Yr. Ratios		1.3279[3]	1.1064	1.0236	0.9333	0.9335	0.9620	0.0033[4]	
Projected									
2023-24	0	52	55	50	53	48	54	1	**313**
2024-25	0	44	58	56	47	49	46	1	**301**
2025-26	0	45	49	59	52	44	47	1	**297**
2026-27	0	57	50	50	55	49	42	1	**304**
2027-28	0	48	63	51	47	51	47	1	**308**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Oak Ridge Heights School (#21)

Historical enrollments for Oak Ridge Heights from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 29. Enrollments slowly increased through 2017-18 before reversing trend. After declining through 2020-21, enrollments have reversed trend again. In 2022-23, enrollment is 276, which is slightly lower (-20) than the 2013-14 enrollment of 296. Enrollments are projected to be fairly stable before declining near the end of the projection period. In 2027-28, enrollment is projected to be 249, which would be a decline of 27 students from the 2022-23 enrollment.

Table 29
Historical and Projected Enrollments of Oak Ridge Heights School (#21)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	22	49	44	41	45	46	48	1	**296**
2014-15	0	40	56	40	45	46	48	0	**275**
2015-16	0	48	47	61	41	47	44	11	**299**
2016-17	0	52	39	46	68	40	47	9	**301**
2017-18	38	42	43	29	47	65	41	9	**314**
2018-19	0	37	54	46	25	48	69	10	**289**
2019-20	0	34	35	55	46	24	50	0	**244**
2020-21	0	44	33	34	53	45	24	0	**233**
2021-22	0	36	45	30	36	52	48	27	**274**
2022-23	0	30	44	44	31	35	53	39	**276**
CSR 5-Yr. Ratios		0.8060[3]	1.0404	0.9692	1.0139	0.9729	1.0319	0.1369[4]	
Projected									
2023-24	0	40	31	43	45	30	36	31	**256**
2024-25	0	38	42	30	44	44	31	31	**260**
2025-26	0	41	40	41	30	43	45	33	**273**
2026-27	0	29	43	39	42	29	44	31	**257**
2027-28	0	36	30	42	40	41	30	30	**249**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior using the last four years of historical data
[4] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last two years of historical data

Lynn Crest School (#22)

Historical enrollments for Lynn Crest from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 30. Enrollments increased through 2016-17 before reversing trend and stabilizing. In 2022-23, enrollment is 316, which is slightly lower (-15) than the 2013-14 enrollment of 331. Enrollments are projected to be fairly stable throughout the projection period, ranging from 301-314. In 2027-28, enrollment is projected to be 301, which would be slightly lower (-15) than the 2022-23 enrollment.

Table 30
Historical and Projected Enrollments of Lynn Crest School (#22)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	1	24	46	55	39	45	42	79	**331**
2014-15	2	34	40	50	54	47	50	91	**368**
2015-16	1	28	46	42	54	61	48	103	**383**
2016-17	53	30	42	46	42	56	62	82	**413**
2017-18	0	32	37	45	45	39	56	80	**334**
2018-19	1	23	42	39	50	45	40	96	**336**
2019-20	1	37	33	40	38	53	46	98	**346**
2020-21	0	24	37	34	46	36	52	94	**323**
2021-22	0	41	36	37	38	49	37	91	**329**
2022-23	0	31	40	38	35	35	49	88	**316**
CSR 5-Yr. Ratios		0.8722[3]	1.1807[4]	1.0096	1.0470	0.9984	1.0078	0.3948[5]	
Projected									
2023-24	0	33	37	40	40	35	35	87	**307**
2024-25	0	32	39	37	42	40	35	89	**314**
2025-26	0	24	38	39	39	42	40	88	**310**
2026-27	0	31	28	38	41	39	42	86	**305**
2027-28	0	31	37	28	40	41	39	85	**301**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior with outlier survival ratio from 2020-21 removed
[4] Outlier survival ratio from 2021-22 was not used in the computation of the average ratio.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Woodbine School (#23)

Historical enrollments for Woodbine from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 31. Enrollments increased through 2016-17 before reversing trend. Since then, enrollments have been generally declining. In 2022-23, enrollment is 401, which is a decline of 77 students from the 2013-14 enrollment of 401. Enrollments are projected to decline throughout the projection period. In 2027-28, enrollment is projected to be 301, which would be a decline of 100 students from the 2022-23 enrollment.

Table 31
Historical and Projected Enrollments of Woodbine School (#23)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	89	87	86	66	68	64	18	**478**
2014-15	0	85	103	97	82	61	70	16	**514**
2015-16	0	113	97	98	92	82	60	7	**549**
2016-17	0	108	123	101	94	84	77	5	**592**
2017-18	0	97	105	101	95	92	80	4	**574**
2018-19	0	63	108	92	84	86	68	5	**506**
2019-20	0	61	106	87	90	82	82	5	**513**
2020-21	0	68	90	95	83	83	83	7	**509**
2021-22	0	62	61	77	79	56	61	11	**407**
2022-23	0	70	68	54	64	82	51	12	**401**
CSR 5-Yr. Ratios		0.5841[3]	0.9969[4]	0.8606	0.8988	0.9604[5]	0.9028	0.0293[6]	
Projected									
2023-24	0	70	70	59	49	61	74	11	**394**
2024-25	0	53	70	60	53	47	55	10	**348**
2025-26	0	53	53	60	54	51	42	9	**322**
2026-27	0	48	53	46	54	52	46	9	**308**
2027-28	0	58	48	46	41	52	47	9	**301**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Average survival ratio computed using three years of historical data.
[5] Outlier survival ratio from 2021-22 was not used in the computation of the average ratio.
[6] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last two years of historical data

Kennedy Park School (#24)

Historical enrollments for Kennedy Park from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 32. In 2018-19, Kennedy Park changed from grades PK-5 to grades PK-K with special education. As Kennedy Park does not have an elementary attendance area, the district uses the building as an "overflow" school for kindergarten, as well as for district-wide pre-kindergarten and special education. Since the change in grade configuration, enrollments have declined from 317 in 2018-19 to 263 in 2022-23, a loss of 54 students. Since the school's enrollments are determined by school district policy rather than a geographical attendance area, an average of historical enrollments was computed for each grade (and special education) and used throughout the projection period. Enrollment is projected to be 272 throughout the projection period, which would be similar (+9) to the 2022-23 enrollment.

Table 32
Historical and Projected Enrollments of Kennedy Park School (#24)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	56	84	74	81	65	58	0	**418**
2014-15	0	77	75	94	64	79	74	0	**463**
2015-16	0	53	93	87	91	62	83	0	**469**
2016-17	0	49	74	95	82	88	60	0	**448**
2017-18	0	77	95	72	95	84	81	0	**504**
2018-19	39	211	0	0	0	0	0	67	**317**
2019-20	40	208	0	0	0	0	0	61	**309**
2020-21	37	130	0	0	0	0	0	107	**274**
2021-22	39	146	0	0	0	0	0	92	**277**
2022-23	40	129	0	0	0	0	0	94	**263**
Projected									
2023-24	39	135						98	**272**
2024-25	39	135						98	**272**
2025-26	39	135						98	**272**
2026-27	39	135						98	**272**
2027-28	39	135						98	**272**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students

Lafayette Estates School (#25)

Historical enrollments for Lafayette Estates from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 33. Beginning in September 2023, students from the recently-closed Ford Avenue School (#14) will attend Lafayette Estates, which is reflected in the following projections. Enrollments have been generally declining over the last decade. In 2022-23, enrollment is 410, which is a decline of 144 students from the 2013-14 enrollment of 554. After increasing in 2023-24 due to the new students from Ford Avenue, enrollments are projected to decline throughout the projection period. In 2027-28, enrollment is projected to be 547.

Table 33
Historical and Projected Enrollments of Lafayette Estates School (#25)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	84	101	101	87	91	89	1	**554**
2014-15	0	78	100	94	90	80	90	0	**532**
2015-16	0	75	95	92	87	79	70	0	**498**
2016-17	0	73	81	91	84	90	88	11	**518**
2017-18	0	69	83	67	86	76	87	7	**475**
2018-19	0	69	78	78	66	86	84	22	**483**
2019-20	0	62	77	77	71	63	86	23	**459**
2020-21	0	55	73	63	76	68	61	34	**430**
2021-22	0	68	75	67	60	66	67	1	**404**
2022-23	0	50	87	76	69	62	65	1	**410**
CSR 5-Yr. Ratios		0.5150[3]	1.1836[4]	0.9431	0.9922	0.9812	0.9929	0.0100[5]	
Projected									
2023-24	0	77	89	110	117	118	109	6	**626**
2024-25	0	92	91	84	109	115	117	6	**614**
2025-26	0	76	109	86	83	107	114	6	**581**
2026-27	0	90	90	103	85	81	106	6	**561**
2027-28	0	85	107	85	102	83	80	5	**547**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Outlier survival ratio from 2021-22 was not used in the computation of the average ratio.
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last two years of historical data

Robert Mascenik School (#26)

Historical enrollments for Robert Mascenik from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 34. Enrollments increased through 2016-17 before stabilizing. In 2022-23, enrollment is 321, which is a gain of 36 students from the 2013-14 enrollment of 285. Enrollments are projected to be fairly stable throughout the projection period, ranging from 315-325. In 2027-28, enrollment is projected to be 315, which would be slightly lower (-6) than the 2022-23 enrollment.

Table 34
Historical and Projected Enrollments of Robert Mascenik School (#26)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	32	57	49	48	48	51	0	**285**
2014-15	0	45	45	58	50	49	45	0	**292**
2015-16	0	31	55	44	57	51	48	0	**286**
2016-17	0	44	43	58	55	58	53	0	**311**
2017-18	0	41	49	47	57	55	60	0	**309**
2018-19	0	44	48	50	47	61	61	1	**312**
2019-20	0	43	61	51	56	52	67	3	**333**
2020-21	0	42	45	61	55	57	52	1	**313**
2021-22	0	43	48	39	56	60	58	1	**305**
2022-23	0	50	54	50	43	59	65	0	**321**
CSR 5-Yr. Ratios		0.7248[3]	1.2079	0.9927	1.0548	1.0672	1.0498	0.0038[4]	
Projected									
2023-24	0	47	60	54	53	46	62	1	**323**
2024-25	0	38	57	60	57	57	48	1	**318**
2025-26	0	37	46	57	63	61	60	1	**325**
2026-27	0	39	45	46	60	67	64	1	**322**
2027-28	0	39	47	45	49	64	70	1	**315**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Pennsylvania Avenue School (#27)

Historical enrollments for Pennsylvania Avenue from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 35. In general, enrollments have been steadily increasing over the last decade. In 2022-23, enrollment is 402, which is a gain of 121 students from the 2013-14 enrollment of 281. Enrollments are projected to increase for the next four years before stabilizing. In 2027-28, enrollment is projected to be 459, which would be a gain of 57 students from the 2022-23 enrollment.

Table 35
Historical and Projected Enrollments of Pennsylvania Avenue School (#27)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	37	47	49	35	43	48	22	**281**
2014-15	0	41	52	48	47	38	47	21	**294**
2015-16	0	37	44	56	47	49	38	21	**292**
2016-17	0	46	51	48	60	51	48	24	**328**
2017-18	0	35	54	49	50	56	53	22	**319**
2018-19	0	65	52	55	44	40	63	20	**339**
2019-20	0	51	66	52	58	50	37	12	**326**
2020-21	0	55	62	63	55	58	53	10	**356**
2021-22	0	62	58	64	61	53	49	13	**360**
2022-23	0	72	79	69	66	66	49	1	**402**
CSR 5-Yr. Ratios		1.4500[3]	1.1400	1.0441	1.0279	1.0455	0.9386	0.0200[4]	
Projected									
2023-24	0	67	82	82	71	69	62	9	**442**
2024-25	0	62	76	86	84	74	65	9	**456**
2025-26	0	59	71	79	88	88	69	9	**463**
2026-27	0	62	67	74	81	92	83	9	**468**
2027-28	0	62	71	70	76	85	86	9	**459**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior
[4] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last two years of historical data

Matthew Jago School (#28)

Historical enrollments for Matthew Jago from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 36. In general, enrollments have been fairly stable in the last ten years, ranging from 390-428. In 2022-23, enrollment is 411, which is identical to the 2013-14 enrollment. Enrollments are projected to be slightly higher in the next five years, ranging from 401-439. In 2027-28, enrollment is projected to be 439, which would be a gain of 28 students from the 2022-23 enrollment.

Table 36
Historical and Projected Enrollments of Matthew Jago School (#28)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2013-14	0	31	48	55	53	54	49	121	**411**
2014-15	9	38	50	53	58	56	55	105	**424**
2015-16	4	23	50	49	54	60	48	131	**419**
2016-17	1	29	38	50	48	56	59	147	**428**
2017-18	0	26	39	41	59	49	54	132	**400**
2018-19	2	46	41	42	40	61	51	123	**406**
2019-20	0	41	57	44	40	41	67	130	**420**
2020-21	1	39	49	53	46	35	46	122	**391**
2021-22	2	40	54	46	59	46	38	105	**390**
2022-23	0	38	45	60	46	64	51	107	**411**
CSR 5-Yr. Ratios		1.1429[3]	1.1864[4]	1.0132	1.0278	0.9962	1.1037	0.3602[5]	
Projected									
2023-24	1	46	45	46	62	46	71	114	**431**
2024-25	1	33	55	46	47	62	51	106	**401**
2025-26	1	56	39	56	47	47	68	113	**427**
2026-27	1	51	66	40	58	47	52	113	**428**
2027-28	1	43	61	67	41	58	52	116	**439**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior with outlier survival ratio from 2020-21 removed
[4] Average survival ratio computed using four years of historical data with outlier survival ratio from 2021-22 removed
[5] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals based on the last two years of historical data

Oak Tree Road School (#29)

Historical enrollments for Oak Tree Road from 2018-19 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 37. Oak Tree Road opened in September 2018. Enrollments have been steadily declining since the school opened. In 2022-23, enrollment is 425, which is a decline of 99 students from the 2018-19 enrollment of 524. Enrollments are projected to decline for the next two years before stabilizing. In 2027-28, enrollment is projected to be 369, which would be a decline of 56 students from the 2022-23 enrollment.

Table 37
Historical and Projected Enrollments of Oak Tree Road School (#29)

Year	PK	K	1	2	3	4	5	SE[2]	Total
Historical[1]									
2018-19	0	86	89	99	74	93	83	0	**524**
2019-20	0	69	81	92	92	68	84	0	**486**
2020-21	0	65	90	80	85	91	67	0	**478**
2021-22	0	70	72	86	71	83	79	0	**461**
2022-23	0	65	78	68	70	69	74	1	**425**
CSR 5-Yr. Ratios		0.9509[3]	1.1170	0.9803	0.8887	0.9641	0.9121	0.0005[4]	
Projected									
2023-24	0	60	73	76	60	67	63	0	**399**
2024-25	0	43	67	72	68	58	61	0	**369**
2025-26	0	73	48	66	64	66	53	0	**370**
2026-27	0	64	82	47	59	62	60	0	**374**
2027-28	0	62	71	80	42	57	57	0	**369**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Birth-to-kindergarten survival ratio based on birth data five years prior using the last four years of historical data
[4] Average proportion of self-contained special education/ungraded students with respect to PK-5 subtotals

Avenel Middle School

Historical enrollments for Avenel Middle School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 38. Enrollments declined through 2016-17 before reversing trend. After increasing through 2021-22, enrollments reversed trend again in the last year, declining by 50 students. In 2022-23, enrollment is 587, which is a decline of 45 students from the 2013-14 enrollment of 632. Enrollments are projected to decline for the next two years before reversing trend. In 2027-28, enrollment is projected to be 580, which would be slightly lower (-7) than the 2022-23 enrollment.

Table 38
Historical and Projected Enrollments of Avenel Middle School

Year	6	7	8	SE[2]	Total
Historical[1]					
2013-14	207	197	209	19	**632**
2014-15	178	207	195	19	**599**
2015-16	188	182	202.5	24.5	**597**
2016-17	173	187	181.5	26	**567.5**
2017-18	196	183	195	19.5	**593.5**
2018-19	202	194	174	18.5	**588.5**
2019-20	181	197	203	21	**602**
2020-21	206	193	204	23	**626**
2021-22	198	208	205	26	**637**
2022-23	146	200	215	26	**587**
CSR 5-Yr. Ratios	0.8554[3]	1.0153	1.0444	0.0423[4]	
Projected					
2023-24	158	148	209	22	**537**
2024-25	192	160	155	21	**528**
2025-26	174	195	167	23	**559**
2026-27	179	177	204	24	**584**
2027-28	194	182	180	24	**580**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 5-6 ratio based on 5th grade enrollments of the feeder elementary schools
[5]Average proportion of self-contained special education/ungraded students with respect to 6-8 subtotals based on the last three years of historical data.

Colonia Middle School

Historical enrollments for Colonia Middle School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 39. Enrollments were fairly stable through 2021-22 before declining outside of the historical range in the last year. In 2022-23, enrollment is 559.5, which is a decline of 71 students from the 2013-14 enrollment of 630.5. In general, enrollments are projected to increase throughout the projection period. In 2027-28, enrollment is projected to be 646, which would be a gain of 86.5 students from the 2022-23 enrollment.

Table 39
Historical and Projected Enrollments of Colonia Middle School

Year	6	7	8	SE[2]	Total
Historical[1]					
2013-14	179	203	195.5	53	**630.5**
2014-15	191	178	214	50	**633**
2015-16	192	195	176	45	**608**
2016-17	180	204	202.5	31	**617.5**
2017-18	216	181	203	41	**641**
2018-19	182	212	185	40	**619**
2019-20	214	198	205	54	**671**
2020-21	176	214	198	53	**641**
2021-22	158	180	220	51.5	**609.5**
2022-23	166	150	180.5	63	**559.5**
CSR 5-Yr. Ratios	0.9743[3]	1.0150	0.9994	0.0992[4]	
Projected					
2023-24	199	168	150	51	**568**
2024-25	181	202	168	55	**606**
2025-26	171	184	202	55	**612**
2026-27	195	174	184	55	**608**
2027-28	213	198	177	58	**646**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 5-6 ratio based on 5th grade enrollments of the feeder elementary schools
[4] Average proportion of self-contained special education/ungraded students with respect to 6-8 subtotals based on the last four years of historical data.

Fords Middle School

Historical enrollments for Fords Middle School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 40. In general, enrollments have been steadily declining over the last decade. In 2022-23, enrollment is 592, which is a decline of 100.5 students from the 2013-14 enrollment of 692.5. Enrollments are projected to decline in 2023-24 before reversing trend. Enrollments are then projected to increase sharply. In 2027-28, enrollment is projected to be 724, which would be a gain of 132 students from the 2022-23 enrollment.

Table 40
Historical and Projected Enrollments of Fords Middle School

Year	6	7	8	SE[2]	Total
Historical[1]					
2013-14	208	231	227.5	26	**692.5**
2014-15	223	213	243	23	**702**
2015-16	218	225	224	25	**692**
2016-17	186	224	224	34	**668**
2017-18	224	188	220	35	**667**
2018-19	210	217	195	31	**653**
2019-20	214	208	206	30	**658**
2020-21	204	205	206	22	**637**
2021-22	184	213	200	19	**616**
2022-23	167	185	223	17	**592**
CSR 5-Yr. Ratios	0.8902[3]	0.9995	0.9906	0.0307[4]	
Projected					
2023-24	179	167	183	16	**545**
2024-25	217	179	165	17	**578**
2025-26	244	217	177	20	**658**
2026-27	220	244	215	21	**700**
2027-28	238	220	244	22	**724**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 5-6 ratio based on 5th grade enrollments of the feeder elementary schools
[4] Average proportion of self-contained special education/ungraded students with respect to 6-8 subtotals based on the last two years of historical data.

Iselin Middle School

Historical enrollments for Iselin Middle School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 41. Enrollments were fairly stable through 2016-17 before steadily increasing. In 2022-23, enrollment is 848.5, which is a gain of 165.5 students from the 2013-14 enrollment of 683. Enrollments are projected to be fairly stable in the next two years before sharply declining. In 2027-28, enrollment is projected to be 634, which would be a decline of 214.5 students from the 2022-23 enrollment.

Table 41
Historical and Projected Enrollments of Iselin Middle School

Year	6	7	8	SE[2]	Total
Historical[1]					
2013-14	231	227	206.5	18.5	**683**
2014-15	212	237	225	17	**691**
2015-16	222	217	235	18	**692**
2016-17	234	225	213	23.5	**695.5**
2017-18	220	241	230.5	20.5	**712**
2018-19	257	224	243.5	22.5	**747**
2019-20	277	270	235	14.5	**796.5**
2020-21	293	270	276	21	**860**
2021-22	256	275	259	17.5	**807.5**
2022-23	261	281	289.5	17	**848.5**
CSR 5-Yr. Ratios	1.4224[3]	1.0154	1.0208	0.0234[4]	
Projected					
2023-24	266	265	287	19	**837**
2024-25	282	270	271	19	**842**
2025-26	220	286	276	18	**800**
2026-27	218	223	292	17	**750**
2027-28	172	221	226	15	**634**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 5-6 ratio based on 5th grade enrollments of the feeder elementary schools
[4] Average proportion of self-contained special education/ungraded students with respect to 6-8 subtotals

Woodbridge Middle School

Historical enrollments for Woodbridge Middle School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 42. Enrollments increased through 2016-17 before reversing trend. In 2022-23, enrollment is 517, which is an increase of 85 students from the 2013-14 enrollment of 432. Enrollments are projected to increase for the next four years before reversing trend. In 2027-28, enrollment is projected to be 583, which would be a gain of 66 students from the 2022-23 enrollment.

Table 42
Historical and Projected Enrollments of Woodbridge Middle School

Year	6	7	8	SE[2]	Total
Historical[1]					
2013-14	115	156	148	13	**432**
2014-15	154	119	150	23	**446**
2015-16	165	160	116	27	**468**
2016-17	165	168	161	29	**523**
2017-18	148	174	169	28	**519**
2018-19	161	155	177.5	20.5	**514**
2019-20	162	162	161	18	**503**
2020-21	149	162	169	21	**501**
2021-22	158	144	162	28	**492**
2022-23	182	166	149	20	**517**
CSR 5-Yr. Ratios	1.2304[3]	1.0058	1.0292	0.0446[4]	
Projected					
2023-24	182	183	171	24	**560**
2024-25	185	183	188	25	**581**
2025-26	193	186	188	25	**592**
2026-27	205	194	191	26	**616**
2027-28	157	206	195	25	**583**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 5-6 ratio based on 5th grade enrollments of the feeder elementary schools
[4] Average proportion of self-contained special education/ungraded students with respect to 6-8 subtotals

Colonia High School

Historical enrollments for Colonia High School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 43. In general, enrollments have been fairly stable in the last ten years, ranging from 1,289.5-1,363. Enrollment is 1,355 in 2022-23, which is slightly higher (+12.5) than the 2013-14 enrollment of 1,342.5. Enrollments are projected to increase in 2023-24 before reversing trend. In 2027-28, enrollment is projected to be 1,235, which would be a decline of 120 students from the 2022-23 enrollment.

Table 43
Historical and Projected Enrollments of Colonia High School

Year	9	10	11	12	SE[2]	Total
Historical[1]						
2013-14	308	327	361	309.5	37	**1,342.5**
2014-15	317	320	353	342.5	30.5	**1,363**
2015-16	325	330	335.5	346.5	22	**1,359**
2016-17	322.5	339	341.5	326.5	28.5	**1,358**
2017-18	326	327	352	328.5	24	**1,357.5**
2018-19	311.5	326	316	344	26.5	**1,324**
2019-20	295	321	336	300	37.5	**1,289.5**
2020-21	326	297	346	325	40.5	**1,334.5**
2021-22	335	316	310.5	340.5	40.5	**1,342.5**
2022-23	349.5	344	322	294	45.5	**1,355**
CSR 5-Yr. Ratios	0.8338[3]	1.0084	1.0432	0.9619	0.0324[4]	
Projected						
2023-24	324	352	359	310	44	**1,389**
2024-25	294	327	367	345	43	**1,376**
2025-26	263	296	341	353	41	**1,294**
2026-27	302	265	309	328	39	**1,243**
2027-28	318	305	276	297	39	**1,235**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 8-9 ratio is based on aggregated 8th grade enrollments of feeder middle schools.
[4] Average proportion of self-contained special education/ungraded students with respect to 9-12 subtotals based on the last three years of historical data

John F. Kennedy Memorial High School

Historical enrollments for John F. Kennedy Memorial High School ("JFK") from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 44. Enrollments slowly declined through 2020-21 before reversing trend. Enrollment is 1,369.5 in 2022-23, which is nearly identical to the 2013-14 enrollment of 1,370. Enrollments are projected to increase for the next two years before stabilizing. In 2027-28, enrollment is projected to be 1,481, which would be a gain of 111.5 students from the 2022-23 enrollment.

Table 44
Historical and Projected Enrollments of John F. Kennedy Memorial High School

Year	9	10	11	12	SE[2]	Total
Historical[1]						
2013-14	300	351.5	342	355.5	21	**1,370**
2014-15	304	316	343.5	356	24	**1,343.5**
2015-16	336	307	324	352	9	**1,328**
2016-17	325	342	325	335	2	**1,329**
2017-18	318.5	333	353	337	5	**1,346.5**
2018-19	304	318	338	354	10	**1,324**
2019-20	318	317	333	331	23	**1,322**
2020-21	309	317	332	334.5	27	**1,319.5**
2021-22	327	320	319	334	38	**1,338**
2022-23	339	339	328	317	46.5	**1,369.5**
CSR 5-Yr. Ratios	1.0272[3]	1.0280	1.0314	0.9959	0.0322[4]	
Projected						
2023-24	368	348	350	327	45	**1,438**
2024-25	352	378	359	349	46	**1,484**
2025-26	329	362	390	358	46	**1,485**
2026-27	338	338	373	388	46	**1,483**
2027-28	368	347	349	371	46	**1,481**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 8-9 ratio is based on aggregated 8th grade enrollments of feeder middle schools.
[4] Average proportion of self-contained special education/ungraded students with respect to 9-12 subtotals based on the last two years of historical data

Woodbridge High School

Historical enrollments for Woodbridge High School from 2013-14 to 2022-23, and projected enrollments from 2023-24 to 2027-28, are shown in Table 45. Enrollments were fairly stable through 2019-20 before increasing outside of the historical range. Enrollment is 1,557.5 in 2022-23, which is an increase of 104 students from the 2013-14 enrollment of 1,453.5. In the next five years, enrollments are projected to be fairly stable, ranging from 1,523-1,582. In 2027-28, enrollment is projected to be 1,582, which would be slightly higher (+ 24.5) than the 2022-23 enrollment.

Table 45
Historical and Projected Enrollments of Woodbridge High School

Year	9	10	11	12	SE[2]	Total
Historical[1]						
2013-14	353	355	353	337.5	55	**1,453.5**
2014-15	362	370	356	360	58.5	**1,506.5**
2015-16	365	376	367	369	44	**1,521**
2016-17	304	381	382	385	53	**1,505**
2017-18	343	290.5	379	373	54	**1,439.5**
2018-19	375.5	351.5	301	374.5	69	**1,471.5**
2019-20	329.5	396.5	357.5	300.5	76	**1,460**
2020-21	348	330.5	399.5	360.5	99.5	**1,538**
2021-22	375	352	354	390.5	104.5	**1,576**
2022-23	344	386	376	351	100.5	**1,557.5**
CSR 5-Yr. Ratios	1.1822[3]	1.0249	1.0410	0.9939	0.0697[4]	
Projected						
2023-24	344	353	402	374	103	**1,576**
2024-25	339	353	367	400	102	**1,561**
2025-26	345	347	367	365	99	**1,523**
2026-27	354	354	361	365	100	**1,534**
2027-28	388	363	369	359	103	**1,582**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students
[3] Grade 8-9 ratio is based on aggregated 8th grade enrollments of feeder middle schools.
[4] Average proportion of self-contained special education/ungraded students with respect to 9-12 subtotals based on the last three years of historical data

Reaching Individual Student Excellence School (R.I.S.E.)

Historical enrollments for the Reaching Individual Student Excellence School (R.I.S.E.) from 2013-14 to 2022-23 are shown in Table 46. Enrollments increased from 16 in 2014-15 to 32 in 2019-20. No enrollments have been reported to the New Jersey Department of Education in the last three years. While the school still exists, enrollments were not projected, as historical enrollments were not available for the last three years and are needed to project future enrollments.

Table 46
Historical Enrollments of R.I.S.E.

Year	12	SE[2]	Total
Historical[1]			
2013-14	0	0	**0**
2014-15	2	14	**16**
2015-16	0	18	**18**
2016-17	2	18	**20**
2017-18	0	24.5	**24.5**
2018-19	0	30	**30**
2019-20	0	32	**32**
2020-21	0	0	**0**
2021-22	0	0	**0**
2022-23	0	0	**0**

Notes: [1] Data were provided by the New Jersey Department of Education (http://www.nj.gov/education/data/enr/).
[2] Self-contained special education enrollment/ungraded students

Capacity Analysis

Table 47 shows the educational capacities of the school buildings in the Woodbridge Township School District in comparison to both the current enrollments in 2022-23 and the enrollment projections in the 2027-28 school year. Using the building capacities from the district's LRFP, the differences between capacity and current/projected number of students were computed. Positive values indicate available extra seating while negative values indicate inadequate seating (also known as "unhoused students"). It should be noted that the capacity values are not fixed and can change from year-to-year based on classroom usage. For instance, additional special education classes in a building would reduce the building's capacity. On the other hand, districts with unhoused students can accommodate these children by increasing class sizes, which in turn increases the school's capacity. As such, the capacity of a school is not a fixed value and can be changed depending on how the building is used.

In 2022-23, there is surplus seating in four elementary schools, with the largest being at Lynn Crest (+81). On the other hand, there is a shortage of seating in 13 elementary schools, with the largest being at Ross Street (-186) and Mawbey Street (-94). At the middle school level, surplus seating exists at Avenel, Colonia, and Fords Middle Schools with the largest surplus being at Avenel Middle School (+143). Shortages of seating exist in both Iselin Middle School (-137.5) and Woodbridge Middle School (-242). At the high school level, while there is surplus seating at Colonia High School (+172), inadequate seating exist at JFK (-206.5) and Woodbridge High School (-108.5).

By 2027-28, five elementary schools are projected to have surplus seating, with the largest being at Woodbine (+142). The remaining elementary schools are projected to have inadequate seating, with the largest shortage being at Lafayette Estates (-226). This is due to the closure of Ford Avenue, whereby its students will be educated at Lafayette Estates. Ross Street (-138) is also projected to have a large number of unhoused students. At the middle school level, Fords (-55) and Woodbridge (-308) Middle Schools are projected to be overcapacity due to a projected increase in enrollment. Due to a projected decline in enrollment, Iselin Middle School is now projected to have surplus seating (+77). While the number of surplus seats at Avenel Middle School (+150) is projected to be fairly similar to its current value, the number of surplus seats at Colonia Middle School (+12) is projected to decline due to a projected increase in enrollment. At the high school level, the number of surplus seats at Colonia High School (+292) is projected to increase due to declining enrollment in the school. However, the shortage of seating at JFK (-318) and Woodbridge High School (-133) is projected to increase due to projected enrollment gains in each school.

Table 47
Capacity Analysis
Woodbridge Township School District

School	Capacity[1]	Current Enrollment 2022-23	Difference	Projected Enrollment 2027-28	Difference
Mawbey Street (#1)	256	350	**-94**	328	**-72**
Avenel Street (#4/5)	417	427	**-10**	477	**-60**
Port Reading (#9)	346	361	**-15**	372	**-26**
Ross Street (#11)	378	564	**-186**	516	**-138**
Ford Avenue (#14)	186	241	**-55**	CLOSED	**N/A**
Indiana Avenue (#18)	430	445	**-15**	355	**+75**
Menlo Park Terrace (#19)	317	360	**-43**	356	**-39**
Claremont Avenue (#20)	256	319	**-63**	308	**-52**
Oak Ridge Heights (#21)	320	276	**+44**	249	**+71**
Lynn Crest (#22)	397	316	**+81**	301	**+96**
Woodbine (#23)	443	401	**+42**	301	**+142**
Kennedy Park (#24)	320	263	**+57**	272	**+48**
Lafayette Estates (#25)	321	410	**-89**	547	**-226**
Robert Mascenik (#26)	295	321	**-26**	315	**-20**
Pennsylvania Avenue (#27)	343	402	**-59**	459	**-116**
Matthew Jago (#28)	404	411	**-7**	439	**-35**
Oak Tree Road (#29)	356	425	**-69**	369	**-13**
Avenel M.S.	730	587	**+143**	580	**+150**
Colonia M.S.	658	559.5	**+98.5**	646	**+12**
Fords M.S.	669	592	**+77**	724	**-55**
Iselin M.S.	711	848.5	**-137.5**	634	**+77**
Woodbridge M.S.	275	517	**-242**	583	**-308**
Colonia H.S.	1,527	1,355	**+172**	1,235	**+292**
John F. Kennedy Memorial H.S.	1,163	1,369.5	**-206.5**	1,481	**-318**
Woodbridge H.S.	1,449	1,557.5	**-108.5**	1,582	**-133**

Note: [1] District Practices capacity from the Woodbridge Township School District LRFP (2022)

Geocoding and Mapping

Student addresses from the school district were geocoded or "pin-mapped" for 2017-18 and 2022-23 for comparison purposes. Figures 40 and 41 show the residential locations of all students (PK-12) in 2017-18 and 2022-23, respectively, with respect to the elementary attendance areas and the municipal boundaries.

In order to show relative concentrations of where students live, student counts were aggregated by census block, which are small geographical areas derived from census tracts as created by the United States Census Bureau. Figures 42 and 43 show the number of students per census block in 2017-18 and 2022-23, respectively. Since all census blocks are not the same size, the greatest number of students are typically located in the largest census blocks. The greatest number of children per census block (colored red) in 2017-18 was located in the central, northern, and southern sections of the township. In 2022-23, using the same scale, the greatest number of students was also located in the central, northern, and southern sections of the township in similar census blocks. In general, the number of students per census block has not changed appreciably in the last five years.

Figures 44 and 45 show the density of students in square miles by census block. In an effort to control for the different census block sizes, the number of students in each census block was divided by the block's geographical area to determine the density of students (students per square mile). This was completed for both 2017-18 and 2022-23 using the same scale. In 2017-18, the greatest student densities, which are shaded dark green, were located in the central, northern, and southern sections of the township. In 2022-23, the greatest student densities were located in the southern section of the township. In comparing the figures over time, the student densities have not changed appreciably.

To see which sections of Woodbridge have the most children per housing unit (student yield), the number of children per census block was divided by the number of housing units in each census block as shown in Figures 46 and 47. This was completed for both 2017-18 and 2022-23 using the same scale. In 2017-18, the greatest student yields, which are shaded dark purple, were in the central and northern sections of the township. In 2022-23, the greatest student yields were also located in the central and northern sections of the township in similar census blocks. In comparing the figures over time, there is a greater number of census blocks shaded purple or dark purple throughout the township, indicating that the number of students per housing unit has increased in the last five years.

Figure 40
Woodbridge Township School District – PK-12 Students
2017-18

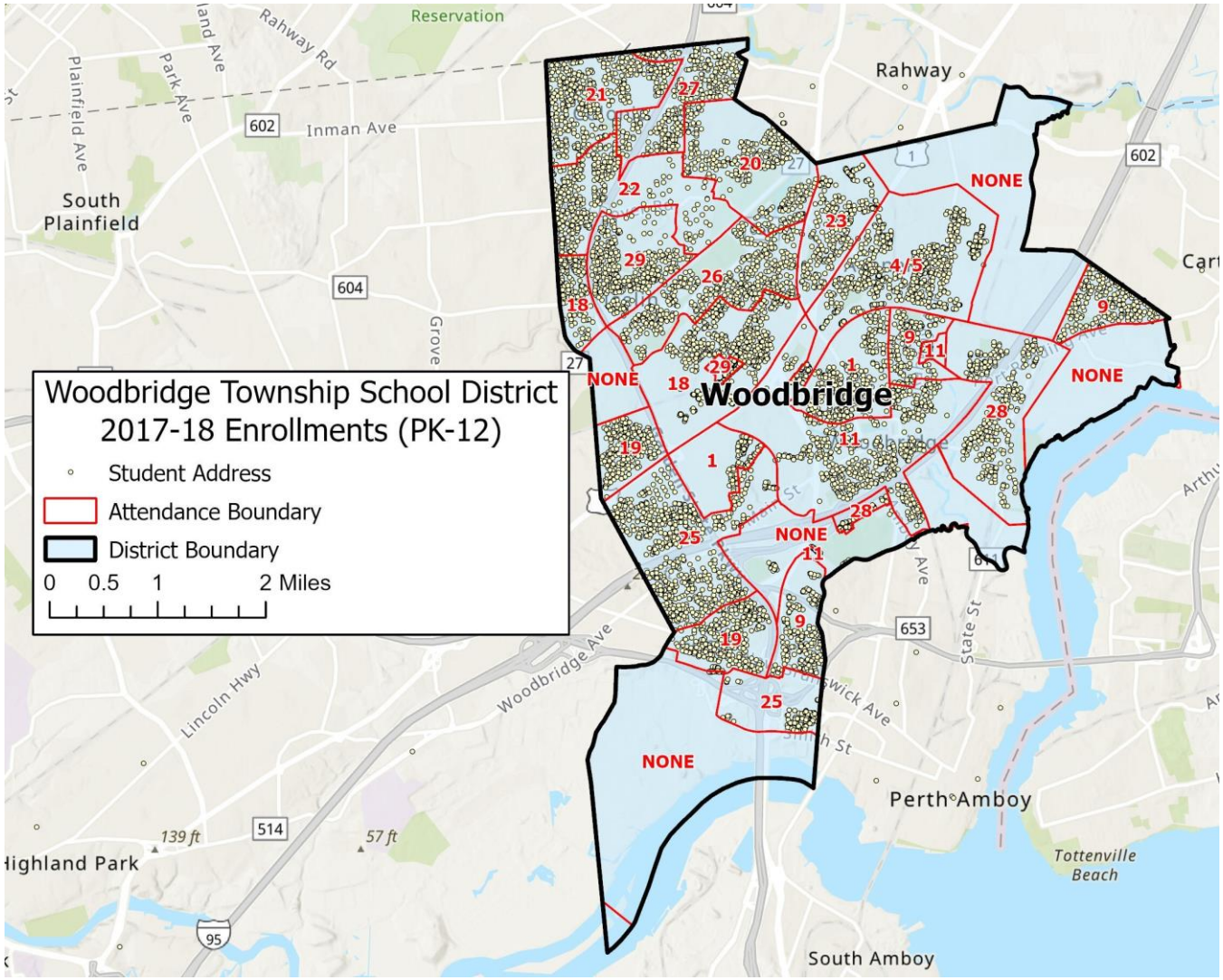


Figure 41
Woodbridge Township School District – PK-12 Students
2022-23

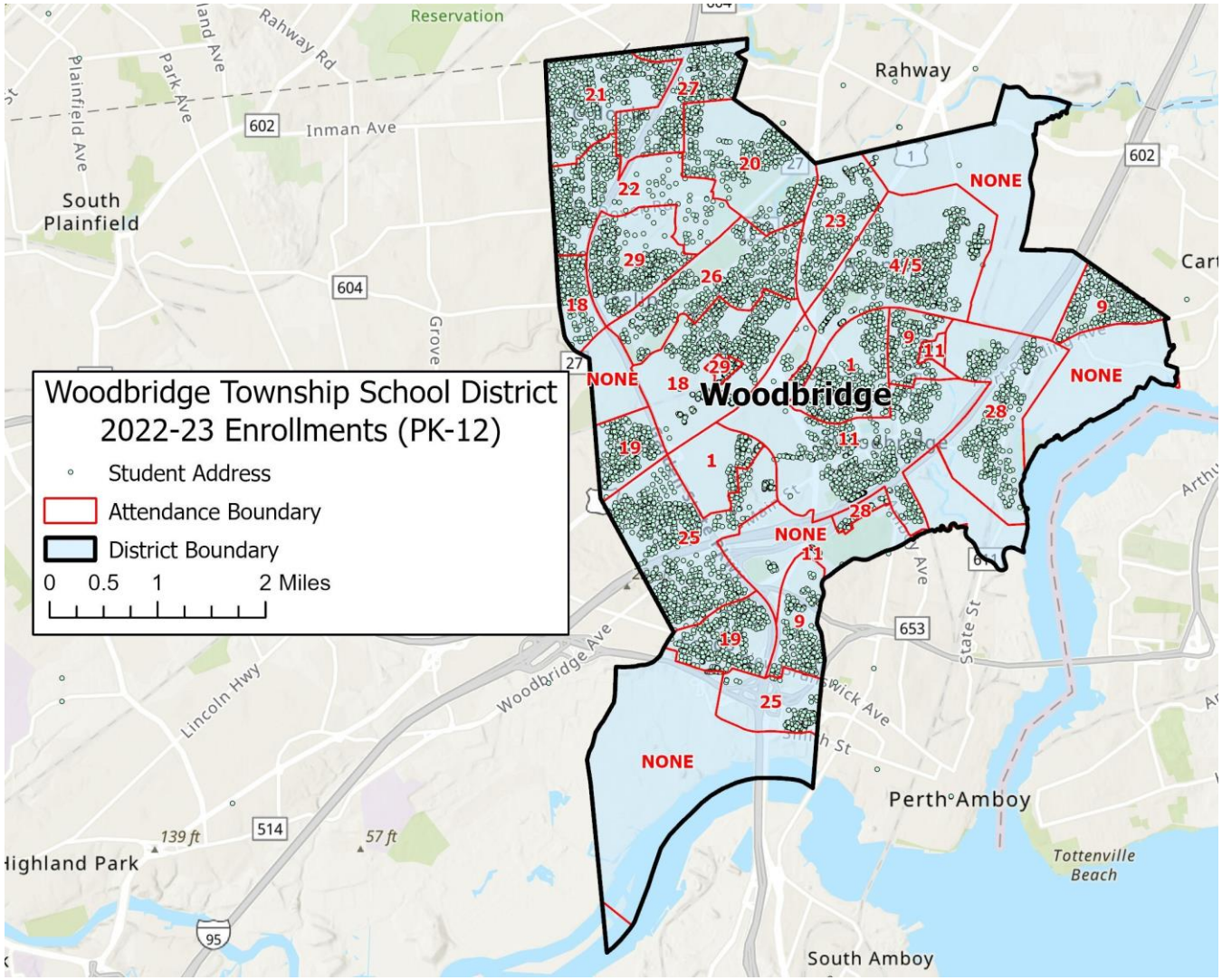


Figure 42
Woodbridge Township School District Students (PK-12) by Census Block
2017-18

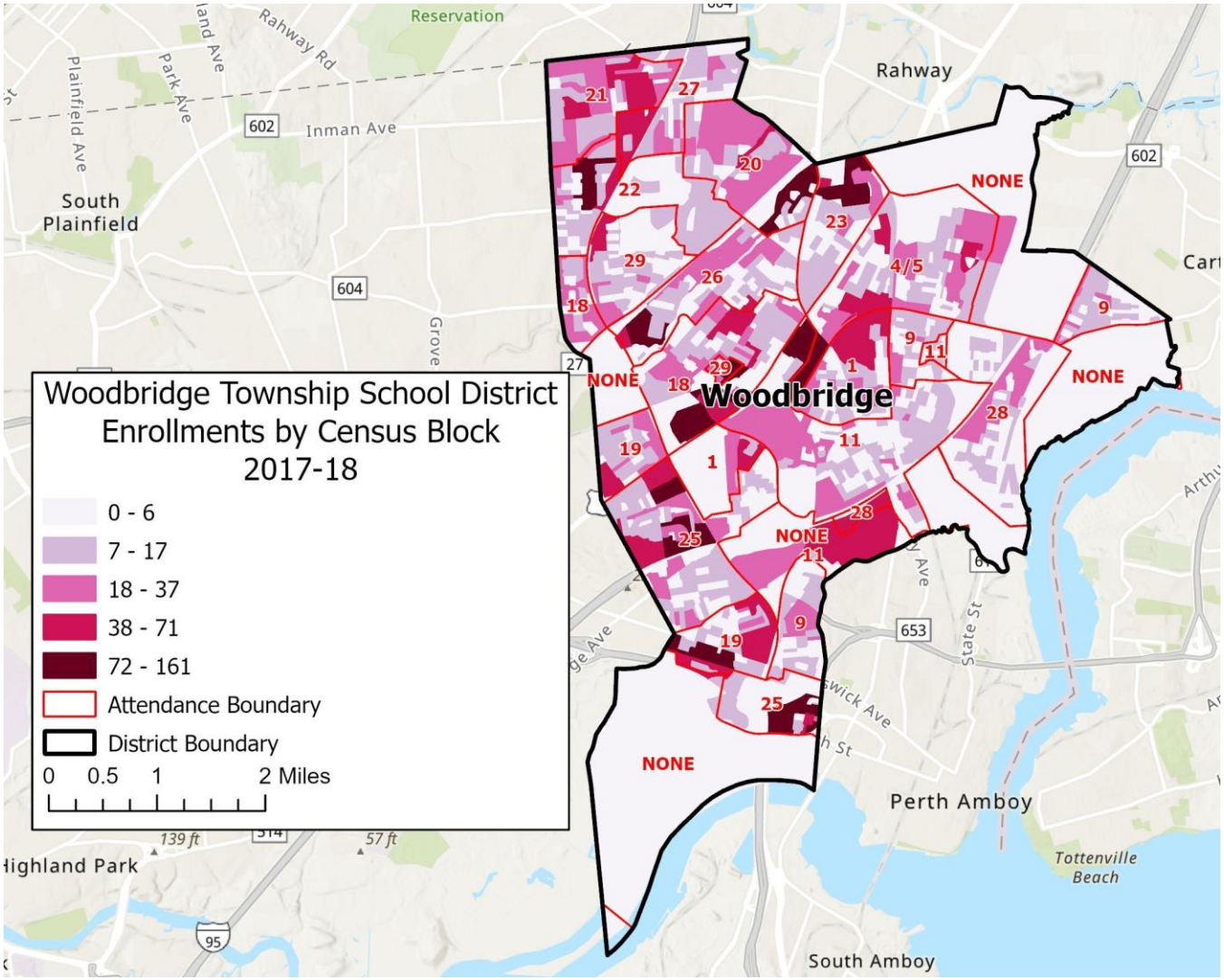


Figure 43
Woodbridge Township School District Students (PK-12) by Census Block
2022-23

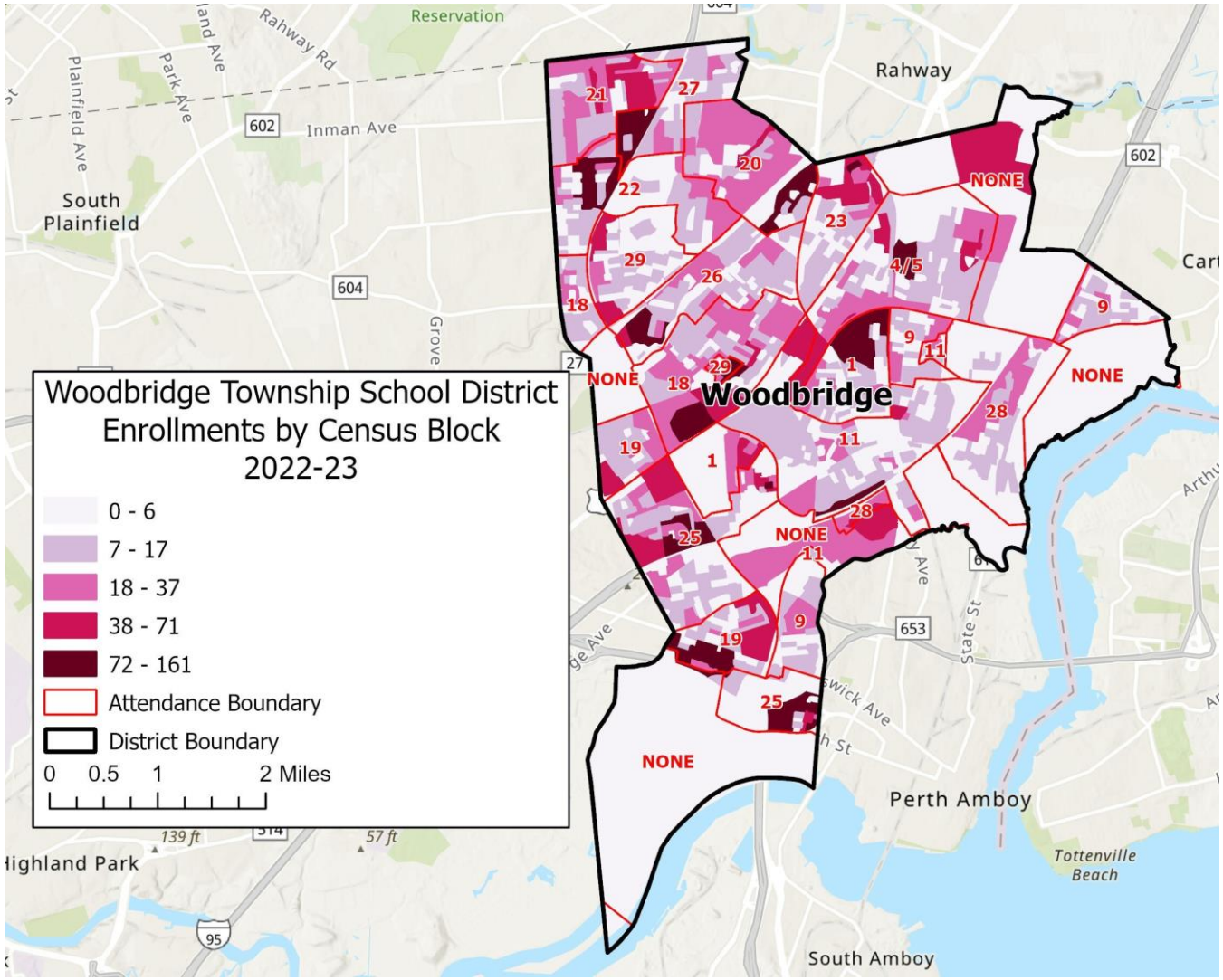


Figure 44
Woodbridge Township School District Student Density (PK-12) by Census Block 2017-18

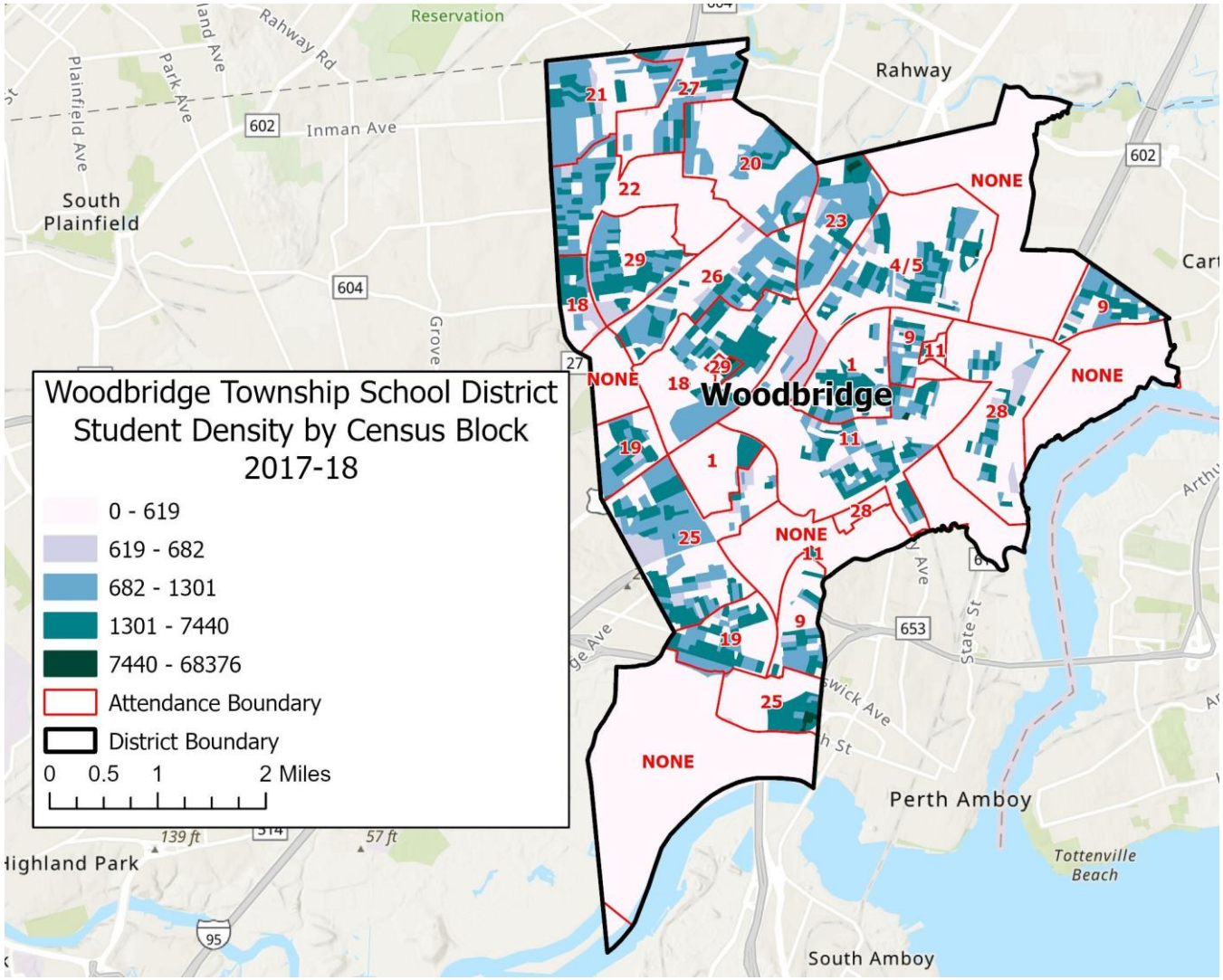


Figure 45
Woodbridge Township School District Student Density (PK-12) by Census Block 2022-23

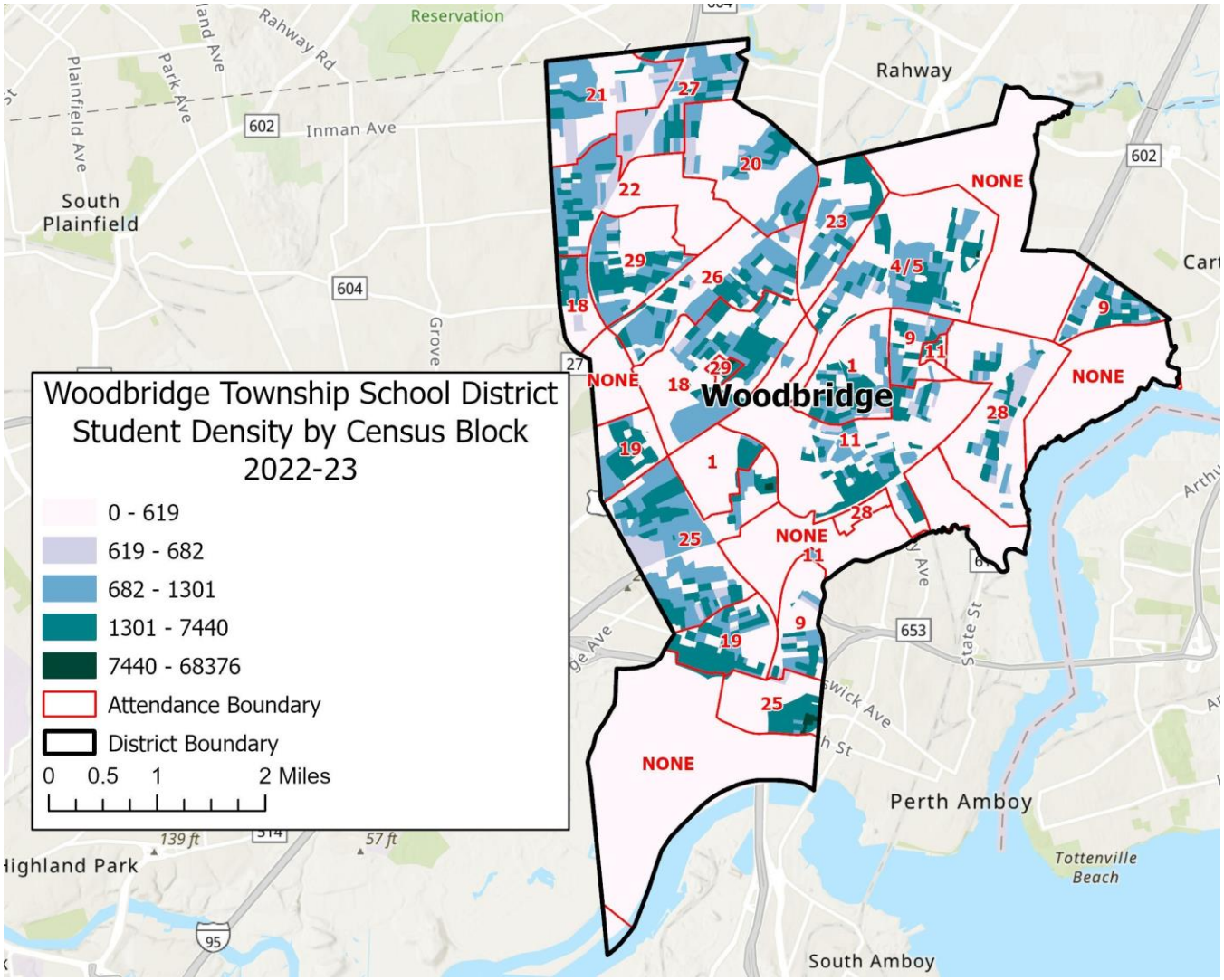


Figure 46
Woodbridge Township School District Student Yield (PK-12) by Census Block 2017-18

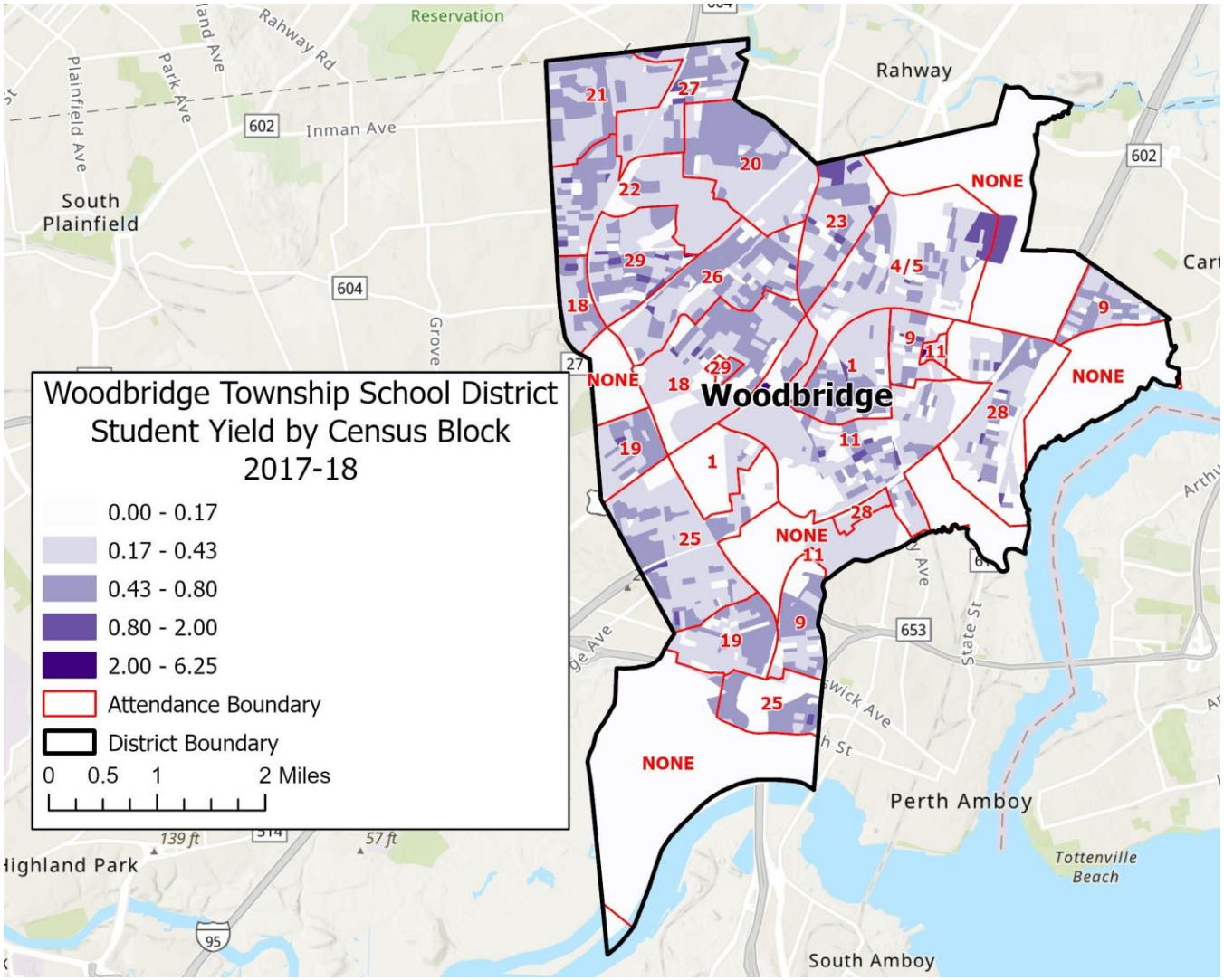
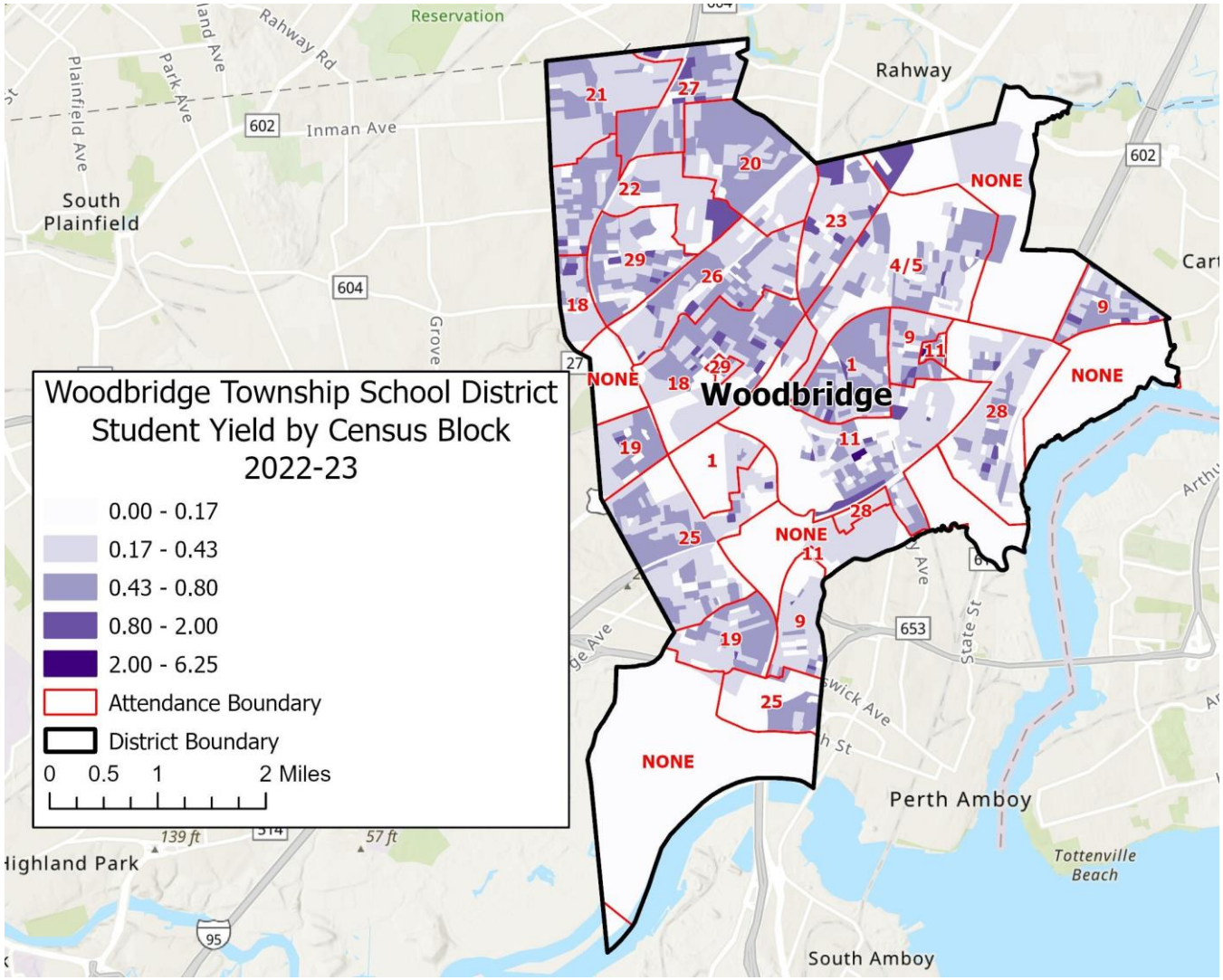


Figure 47
Woodbridge Township School District Student Yield (PK-12) by Census Block 2022-23



Housing Turnover Analysis

In a completely independent analysis, historical housing turnover rates by length of ownership in Woodbridge were used along with current student yields by length of ownership to project the number of students from 2023-2027, a five-year period. To accomplish this task, housing turnover rates of one- to four-family homes were analyzed. The majority of units were detached single-family homes or duplexes. Mixed-use properties (commercial and residential combined) were removed from the database, as well as townhouses/condominiums. Apartments were also excluded since the length of time a tenant occupies a residence cannot be determined. Age-restricted units were also excluded from this investigation. To complete this analysis, three inputs were needed:

1. housing turnover rates by length of ownership,
2. current distribution of homes by length of ownership, and
3. student yields by length of ownership.

Turnover Rates

To compute turnover rates for one- to four-family homes, parcel-level data were once again obtained from the Monmouth County Tax Board database, which possesses tax records for all counties and municipalities in the state. The parcel-level data includes the year the home was built, the most recent sale dates, and the sale prices. The earliest sale date recorded in the database was 1983[5], providing 39 years of historical sale data through 2022.

Each cohort of homes was followed to see when it was sold next to compute the housing turnover rate by length of ownership. As an example, we will assume that a house was built in 1980 and its three most recent sale dates in the database were 1999, 2005, and 2009. We cannot assume that the first length of ownership is 19 years since the house may have been sold prior to 1983, the earliest year sales were recorded. The first length of ownership is six years (1999 to 2005) whereby the home then becomes part of the 2005 cohort. After being sold four years later in 2009, the house becomes part of the 2009 cohort. Each time a home is sold, it becomes part of a different cohort of homes. In this example, the house was in three separate cohorts. Turnover rates were then computed by dividing the number of homes sold at a particular length of ownership by the total number of homes in the cohort. For instance, in Woodbridge's 2004 cohort, 69 homes sold in the first year of ownership out of 1,081 homes, resulting in a turnover rate of 6.4%. An additional 45 homes were sold in the second year of ownership, resulting in a turnover rate of 4.2%. Turnover rates by length of ownership were computed and capped at 18 years for this cohort, since 2022 is the most recent year that sales data were available. Since the oldest sales were from 1983, computing turnover rates was possible on homes with lengths of ownership up to 39 years. Unfortunately, one of the drawbacks of the analysis was that sales data were not available prior to 1983, which prevented computation of turnover rates on long-held homes exceeding 39 years of ownership.

[5] While some sale dates were available prior to 1983, the data were incomplete and were not used.

In short, for each year from 1983-2022, there is a distribution of turnover rates by length of ownership. Obviously, there is not much information for homes with recent sale dates, such as 2018, since these homes may not have been sold again or would only have turnover rates by length of ownership of up to four years.

Turnover rates by length of ownership also vary according to the housing market. For instance, when the housing market was very strong in the early and mid-2000s, the turnover rate for the first year of ownership in Woodbridge ranged from 6-7%, as sellers tried to maximize their housing profits or move up into a bigger home. However, in the period following the housing market crash of 2008, the turnover rate in the first year of ownership was approximately 4%, which is a lower rate, as homeowners had difficulty selling their homes or fewer homeowners put their homes up for sale.

Figure 48 shows the distribution of turnover rates by length of ownership for one- to four-family homes in Woodbridge from 1983-2015. Although data were collected from 1983-2022, turnover rates for homes from 2016-2022 are not shown, as they would only have maximum lengths of ownership of six years or less. Figure 49 shows the distribution of turnover rates by length of ownership for one- to four-family homes using a 3-year moving average to smooth out unusual year-to-year variations in the turnover rates.

In Figure 50, the weighted average turnover rates by length of ownership are shown, which combines length of ownership data from all of the historical years. This data takes into account all housing market cycles, both when the housing market was very strong, such as the early to mid-2000s, and when it was weak, such as the period after the banking and financial crises of 2008. As the figure shows, turnover rates are greatest in Woodbridge with one year of ownership (4.1%) before declining as turnover rates are lowest at longer lengths of ownership. For homes with 20 or more years of ownership, average turnover rates were typically less than 1.0%. While it appears that turnover rates are rising at 33 and 37 years of ownership, this is misleading since there are very few homes at these lengths of ownership and one or two additional sales had a great impact on the turnover rate. Based on our experience with school districts that had 40 or more years of sales data available to compute lengths of ownership, turnover rates remain low, or decline further, at the longest lengths of ownership.

One of the central tenets of the housing turnover analysis is to better understand the relationship between residents aging in place and student yields. While most of the homes are owner-occupied, some are likely occupied by renters. In our analysis, the property address and the owner's address matched for 91.7% of the housing units, which are likely owner-occupied. For the remaining units (8.3%) that are likely occupied by renters, they are included in the study as the analysis captures the turnover rates of all properties since 1983, irrespective of ownership.

Figure 48
Woodbridge Township Historical Turnover Rates by Length of Ownership
One- to Four-Family Homes
1983-2015

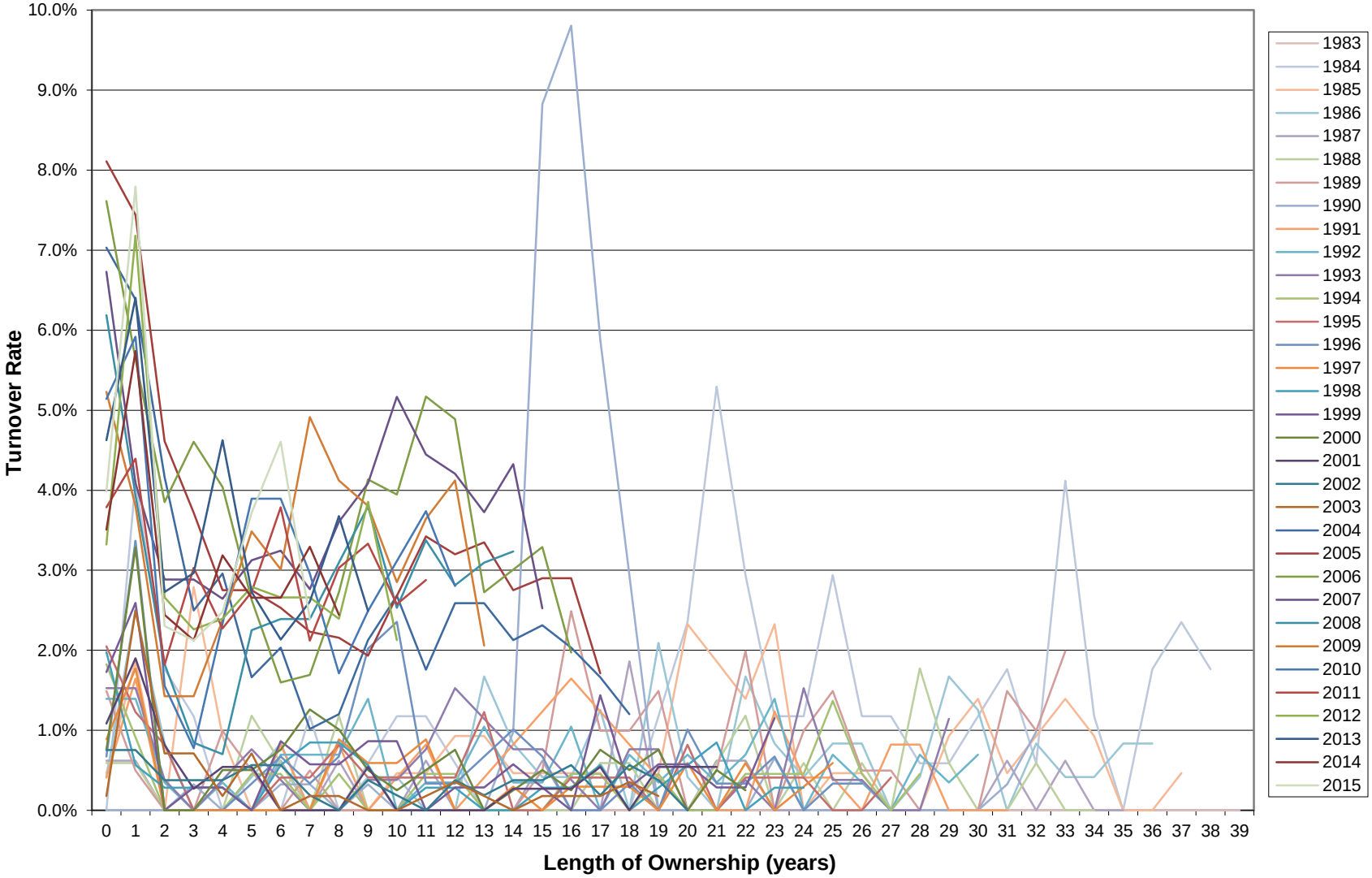


Figure 49
Woodbridge Township Turnover Rates by Length of Ownership
3-Year Moving Average
One- to Four-Family Homes
1985-2015

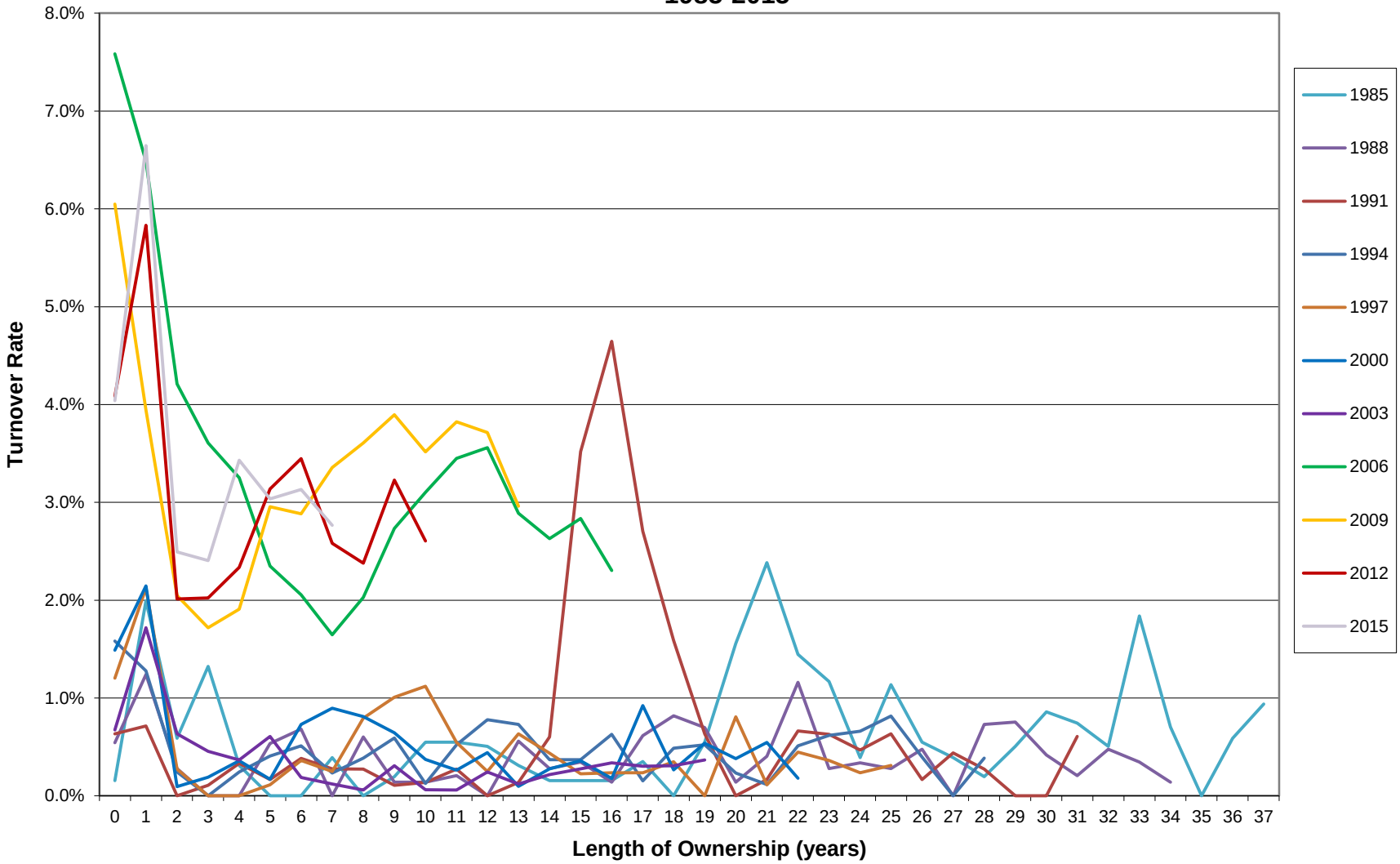
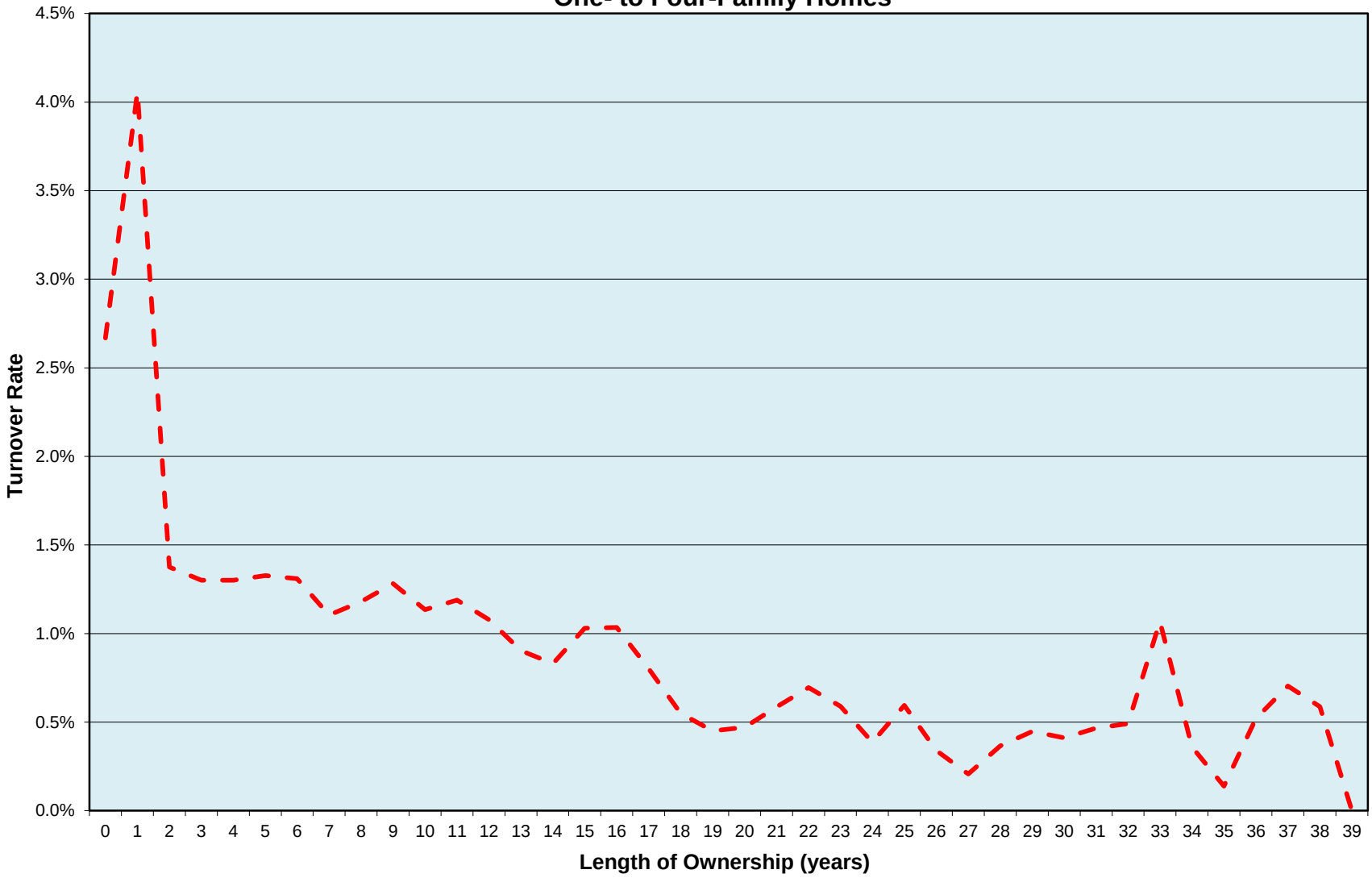


Figure 50
Historical Weighted-Average of Woodbridge Township Turnover Rates by Length of Ownership One- to Four-Family Homes



Current Distribution of Homes by Length of Ownership

The second input variable, current length of ownership, was computed by simply subtracting the most recent sale date from 2022. "Paper sales" were once again excluded and the next most recent sale date was used instead. Table 48 and Figure 51 show the current length of ownership distribution for one- to four-family homes in Woodbridge. Since some homes did not have a sale date, they have been owned at least 40 years, as the oldest sale dates were from 1983. The greatest number of homes occurs at two years of ownership. The number of homes then declines through 14 years of ownership before reversing trend. After 17 years of ownership, the number of homes generally declines as length of ownership increases. A total of 6,821 (29.4%) homes have never been sold, which is a relatively large percentage of the housing population, and therefore have been owned more than 39 years. This is not shown in the figure, as it would skew the end of the distribution.

Student Yields by Length of Ownership

The third variable, student yields by length of ownership, was determined by joining the Woodbridge parcel-level property database with 2022-23 student address data, which was provided by the school district. Table 48 and Figure 52 show the student yields by length of ownership for one- to four-family homes, which are reproduced from earlier in the report. It is expected that longer-held homes will have fewer children, as they would have graduated from the district. In 2022-23, there were 13,385 students in the Woodbridge Township School District database.[6] Of this number, we were able to match 10,005 Woodbridge resident students[7] to an address in the Woodbridge property database. Additional children lived either in apartments (n = 2,157), townhouses/condominiums (n = 636), or were unmatched (n = 391). Some of the unmatched students lived in mixed-use units or lived outside of Woodbridge.

Figure 52 shows that student yields generally increase with length of ownership, peaking at 0.86 children per housing unit with nine (9) years of ownership. Student yields then begin to decline as length of ownership increases. For homes with 24 or more years of ownership, student yields were typically below 0.20. For homes with 40 or more years of ownership, the student yield was 0.17.

It should be noted that student yields by length of ownership may change over time. The distribution shown represents the student yields based on the 2022-23 enrollment data and should be considered as a "snapshot" in time. The student yield distribution can be affected by a number of factors, such as an inward migration of students due to a school district's excellent reputation, or perhaps a change in the age structure of a community where there may be more or less children as a percentage of the population. There is no way of predicting what the future student yield distribution by length of ownership will be.

[6] This is lower than the 13,678 students reported to the state through NJ SMART.
[7] 196 pre-kindergarten students were excluded.

Table 48
Woodbridge Township Student Yields (K-12) by Current Length of Ownership
One- to Four-Family Homes

Years of Ownership	Housing Units	2022-23 Students	Student Yield
0	503	180	0.36
1	1101	616	0.56
2	1137	671	0.59
3	851	540	0.63
4	891	534	0.60
5	910	562	0.62
6	797	598	0.75
7	677	533	0.79
8	548	414	0.76
9	494	425	0.86
10	424	343	0.81
11	383	302	0.79
12	339	273	0.81
13	409	295	0.72
14	329	279	0.85
15	388	286	0.74
16	522	365	0.70
17	540	342	0.63
18	521	309	0.59
19	490	228	0.47
20	336	128	0.38
21	341	113	0.33
22	296	74	0.25
23	318	74	0.23
24	308	54	0.18
25	247	39	0.16
26	214	22	0.10
27	197	32	0.16
28	219	22	0.10
29	237	25	0.11
30	206	18	0.09
31	209	25	0.12
32	159	17	0.11
33	150	12	0.08
34	148	17	0.11
35	181	27	0.15
36	158	22	0.14
37	89	11	0.12
38	52	5	0.10
39	45	10	0.22
40+	6821	1163	0.17
Total	**23,185**	**10,005**	**0.432**

Figure 51
Woodbridge Township Current Number of One- to Four-Family Homes by Length of Ownership

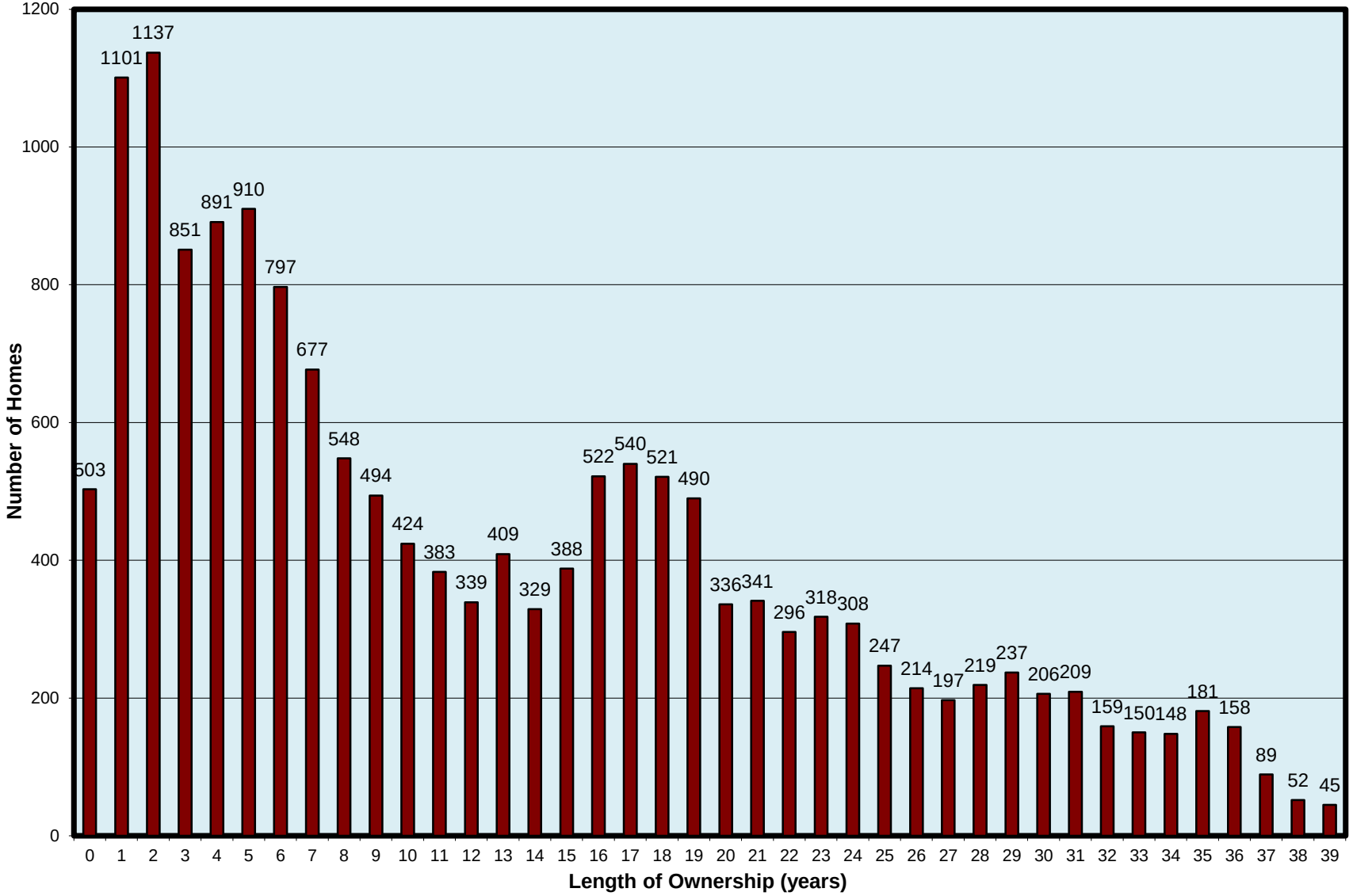
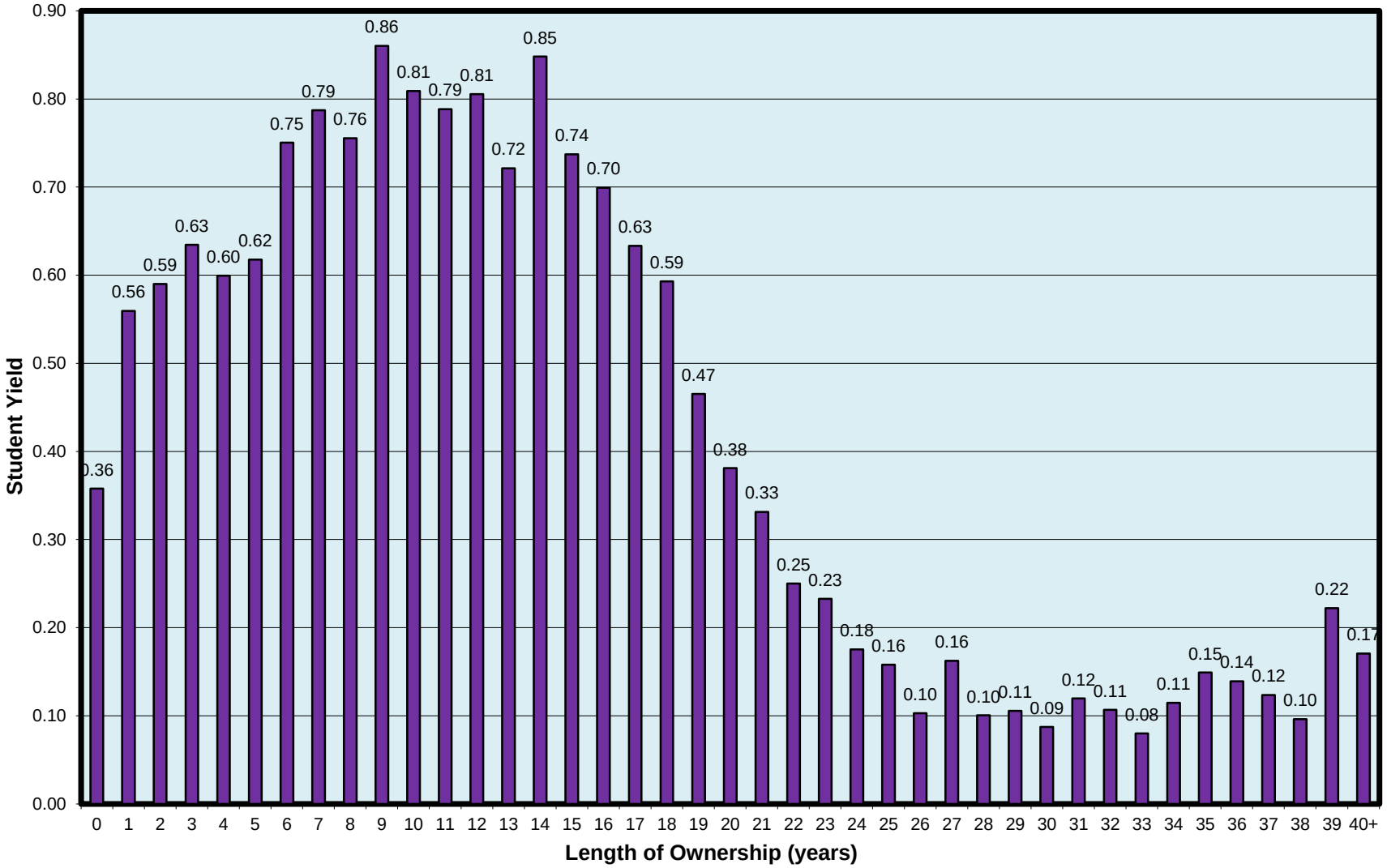


Figure 52
Woodbridge Township Student Yields by Length of Ownership
One- to Four-Family Homes



Enrollment Projections Based on Housing Turnover

Projecting enrollments based on housing turnover is a process very similar to the Cohort-Survival Ratio ("CSR") method, which is often used by demographers to project future student enrollments. As discussed previously, when using CSR, enrollments are projected based on historical "survival" ratios of students from one grade to the next. Average survival ratios are used to advance the current number of students into future grades. In the housing turnover method,[8] instead of students, the current length of home ownership distribution and historical turnover rates are used to project the future number of homes by either advancing homes to one more year of ownership, or if they are sold, returning them to zero years of ownership. For example, if there are 100 homes with eight years of ownership and the historical turnover rate for this length of ownership is 3%, 97 homes will gain another year of ownership while three homes will be sold and will have zero years of ownership in the next year. In the forthcoming section, this process of aging homes based on historical turnover rates was completed for a five-year period.

Table 49 shows the process in greater detail. The Woodbridge historical average turnover rates by length of ownership for one- to four-family homes are shown along with the current length of ownership distribution. The projected number of turnovers is computed (Column D) by multiplying the turnover rate at a length of ownership (Column B) by the number of homes at that same length of ownership (Column C). The number of homes that "survive" to be one year older is shown in Column E. Column F is identical to Column E except that the projected number of homes with zero years of ownership in 2023, 218 from Column D, becomes the number of homes with zero years of ownership in the following year. However, if the average turnover rates are used in this analysis, the predicted number of homes with zero years of ownership (218 as shown in the table) would be significantly lower than the current number with zero years of ownership (n = 503). The average turnover rates reflect home selling patterns from an older historical period that may not be reflective of the current housing market.

Scenario 1

In the first scenario, the average turnover rate at each length of ownership from each of the last 39 years was used to project the number of future homes. In addition, one of the key variables affecting future enrollments in the housing turnover model is the number of long-held homes (40 or more years). As shown previously, the student yield for homes with 40 or more years of ownership is low (0.17). The greater the number of long-held homes in a district, the greater the probability that enrollment will decline since yields are low for long-held homes. For enrollments to be stable (or to increase), turnover rates would need to be higher for homes with 40 or more years of ownership. Therefore, the turnover rate for homes with 40 or more years of ownership was increased to 5.0%. The higher turnover rate also simulates a greater percentage of baby boomers/empty nesters selling their homes than experienced currently.

[8] The rationale behind this method was taken from *An Alternate K-12 Enrollment Forecast Method for Older Neighborhoods* by Shelley Lapkoff Ph.D. of Lapkoff and Gobalet Demographic Research, Inc.

Table 49
Sample of Process in Forecasting Length of Ownership

A	B	C	D	E	F
Years of Ownership	**Turnover Rate**	**Current Number of Homes by Length of Ownership In Year Y**	**Turnovers During Year Y (D = B*C)**	**Unsold Homes During Year Y Homes Now Have One More Year of Ownership (E = C-D)**	**Forecasted Length of Ownership Distribution (Year Y + 1)**
0	2.7%	503	13		**218**
1	4.1%	1101	45	490	490
2	1.4%	1137	16	1056	1056
3	1.3%	851	11	1121	1121
4	1.3%	891	12	840	840
5	1.3%	910	12	879	879
6	1.3%	797	10	898	898
7	1.1%	677	7	787	787
8	1.2%	548	6	670	670
9	1.3%	494	6	542	542
10	1.1%	424	5	488	488
11	1.2%	383	5	419	419
12	1.1%	339	4	378	378
13	0.9%	409	4	335	335
14	0.8%	329	3	405	405
15	1.0%	388	4	326	326
16	1.0%	522	5	384	384
17	0.8%	540	4	517	517
18	0.5%	521	3	536	536
19	0.5%	490	2	518	518
20	0.5%	336	2	488	488
21	0.6%	341	2	334	334
22	0.7%	296	2	339	339
23	0.6%	318	2	294	294
24	0.4%	308	1	316	316
25	0.6%	247	1	307	307
26	0.3%	214	1	246	246
27	0.2%	197	0	213	213
28	0.4%	219	1	197	197
29	0.4%	237	1	218	218
30	0.4%	206	1	236	236
31	0.5%	209	1	205	205
32	0.5%	159	1	208	208
33	1.1%	150	2	158	158
34	0.4%	148	1	148	148
35	0.1%	181	0	147	147
36	0.5%	158	1	181	181
37	0.7%	89	1	157	157
38	0.6%	52	0	88	88
39	0.0%	45	0	52	52
40 and up	0.3%[1]	6821	20	6846	6846
Total		**23,185**	**218**		**23,185**

Note: [1] Homes not sold since 1983 were assumed to have a future turnover rate of 0.3%.

Table 50 shows the projected number of homes by length of ownership for one- to four-family homes in Woodbridge from 2023-2027 using the method described above, assuming that the turnover rates presented in the table will continue into the future. Increasing the turnover rate for homes with 40 or more years of ownership has the added effect of raising the number of homes with zero years of ownership to current levels. In this scenario, the predicted annual number of homes with zero years of ownership ranges from 474-539, which is comparable to the number that existed in 2022 (503).

Table 51 shows the projected number of Woodbridge students by length of ownership for one- to four-family homes from 2023-2027. This was computed by multiplying the projected number of homes by length of ownership with the student yields by length of ownership. After summing the projected number of students at each length of ownership, the output is the total number of students residing in one- to four-family homes in each year. These values are then added to the number of resident students living in townhouses/condominiums, apartments, or mixed-use units, those who had no address, lived out of town, or were unmatched. These values were assumed to remain constant throughout the projection period. In addition, as this analysis was only completed for grades K-12, the number of Woodbridge pre-kindergarten students from 2022-23 (196) was also added to the resident student totals and was assumed to remain constant throughout the projection period. As the table shows, the number of students is projected to increase throughout the projection period. Enrollment is projected to be 13,624 in 2027, which would be a gain of 239 students from the 2022-23 enrollment of 13,385, with the assumption that the turnover rate of long-held homes (40 or more years) would be much higher than experienced historically.

Table 50
Projected Number of Woodbridge Township One- to Four-Family Homes by Length of Ownership Scenario 1

Years of Ownership	Average Turnover Rate	Turnover Rate Used	2022 (Current)	2023	2024	2025	2026	2027
0	2.7%	2.7%	503	539	509	493	480	474
1	4.1%	4.1%	1101	490	525	495	480	467
2	1.4%	1.4%	1137	1056	470	504	475	461
3	1.3%	1.3%	851	1121	1041	464	497	468
4	1.3%	1.3%	891	840	1106	1027	458	491
5	1.3%	1.3%	910	879	829	1092	1014	452
6	1.3%	1.3%	797	898	867	818	1078	1001
7	1.1%	1.1%	677	787	886	856	807	1064
8	1.2%	1.2%	548	670	778	876	847	798
9	1.3%	1.3%	494	542	662	769	866	837
10	1.1%	1.1%	424	488	535	654	759	855
11	1.2%	1.2%	383	419	482	529	647	750
12	1.1%	1.1%	339	378	414	476	523	639
13	0.9%	0.9%	409	335	374	410	471	517
14	0.8%	0.8%	329	405	332	371	406	467
15	1.0%	1.0%	388	326	402	329	368	403
16	1.0%	1.0%	522	384	323	398	326	364
17	0.8%	0.8%	540	517	380	320	394	323
18	0.5%	0.5%	521	536	513	377	317	391
19	0.5%	0.5%	490	518	533	510	375	315
20	0.5%	0.5%	336	488	516	531	508	373
21	0.6%	0.6%	341	334	486	514	528	506
22	0.7%	0.7%	296	339	332	483	511	525
23	0.6%	0.6%	318	294	337	330	480	507
24	0.4%	0.4%	308	316	292	335	328	477
25	0.6%	0.6%	247	307	315	291	334	327
26	0.3%	0.3%	214	246	305	313	289	332
27	0.2%	0.2%	197	213	245	304	312	288
28	0.4%	0.4%	219	197	213	244	303	311
29	0.4%	0.4%	237	218	196	212	243	302
30	0.4%	0.4%	206	236	217	195	211	242
31	0.5%	0.5%	209	205	235	216	194	210
32	0.5%	0.5%	159	208	204	234	215	193
33	1.1%	1.1%	150	158	207	203	233	214
34	0.4%	0.4%	148	148	156	205	201	231
35	0.1%	0.1%	181	147	147	155	204	200
36	0.5%	0.5%	158	181	147	147	155	204
37	0.7%	0.7%	89	157	180	146	146	154
38	0.6%	0.6%	52	88	156	179	145	145
39	0.0%	0.0%	45	52	87	155	178	144
40 and up	0.3%	5.0%	6821	6525	6251	6025	5879	5763
Total			**23,185**	**23,185**	**23,185**	**23,185**	**23,185**	**23,185**

Table 51
Projected Number of Woodbridge Township Students Based on Length of Ownership and Student Yields Scenario 1

Years of Ownership	Student Yield	2023	2024	2025	2026	2027
0	0.36	193	182	176	172	170
1	0.56	274	294	277	269	261
2	0.59	623	277	297	280	272
3	0.63	711	661	294	315	297
4	0.60	503	663	616	274	294
5	0.62	543	512	674	626	279
6	0.75	674	651	614	809	751
7	0.79	620	698	674	635	838
8	0.76	506	588	662	640	603
9	0.86	466	570	662	745	720
10	0.81	395	433	529	614	692
11	0.79	330	380	417	510	591
12	0.81	304	333	383	421	515
13	0.72	242	270	296	340	373
14	0.85	343	282	315	344	396
15	0.74	240	296	243	271	297
16	0.70	269	226	278	228	255
17	0.63	327	241	203	250	205
18	0.59	318	304	224	188	232
19	0.47	241	248	237	174	147
20	0.38	186	197	202	194	142
21	0.33	111	161	170	175	168
22	0.25	85	83	121	128	131
23	0.23	68	78	77	112	118
24	0.18	55	51	59	58	84
25	0.16	48	50	46	53	52
26	0.10	25	31	32	30	34
27	0.16	35	40	49	51	47
28	0.10	20	21	25	30	31
29	0.11	23	21	22	26	32
30	0.09	21	19	17	18	21
31	0.12	25	28	26	23	25
32	0.11	22	22	25	23	21
33	0.08	13	17	16	19	17
34	0.11	17	18	24	23	27
35	0.15	22	22	23	30	30
36	0.14	25	20	20	22	28
37	0.12	19	22	18	18	19
38	0.10	8	15	17	14	14
39	0.22	12	19	34	40	32
40 and up	0.17	1113	1066	1027	1002	983
Students from One- to Four-Family Homes		10,075	10,110	10,121	10,194	10,244
Students from Townhouses, Condos, Apartments, Mixed-use units, no address, lived out of town, or unmatched (constant)		3,184	3,184	3,184	3,184	3,184
Woodbridge Pre-Kindergarten students (constant)		196	196	196	196	196
Total		**13,455**	**13,490**	**13,501**	**13,574**	**13,624**

Scenario 2

In the first scenario, the average turnover rates utilized likely reflect home selling patterns from an older historical period that may not be reflective of the current housing market. Figure 53 shows the minimum, maximum, and average turnover rates by length of ownership in Woodbridge for the last 39 years. While it is not likely that Woodbridge will experience the maximum historical turnover rates at each length of ownership simultaneously going forward, it is likely to experience turnover rates in between the average and maximum values. Figure 53 also shows a modified turnover rate, which reflects an increase of the historical average turnover rate by a constant (typically 175% of the average turnover rate) so that each turnover rate is above the historical average turnover rate, yet is below the historical maximum turnover rate. In the second scenario, the modified turnover rates were used to project the number of homes by length of ownership, which is shown in Table 52. In addition, for homes with 40 or more years of ownership, the turnover rate was changed to 2.7%, which is lower than in the previous scenario. In this scenario, the predicted annual number of homes with zero years of ownership ranges from 479-526, which is comparable to the number that occurred in 2022 (503).

Figure 53
Historical Housing Turnover Rates in Woodbridge Township
One- to Four-Family Homes
1983-2022

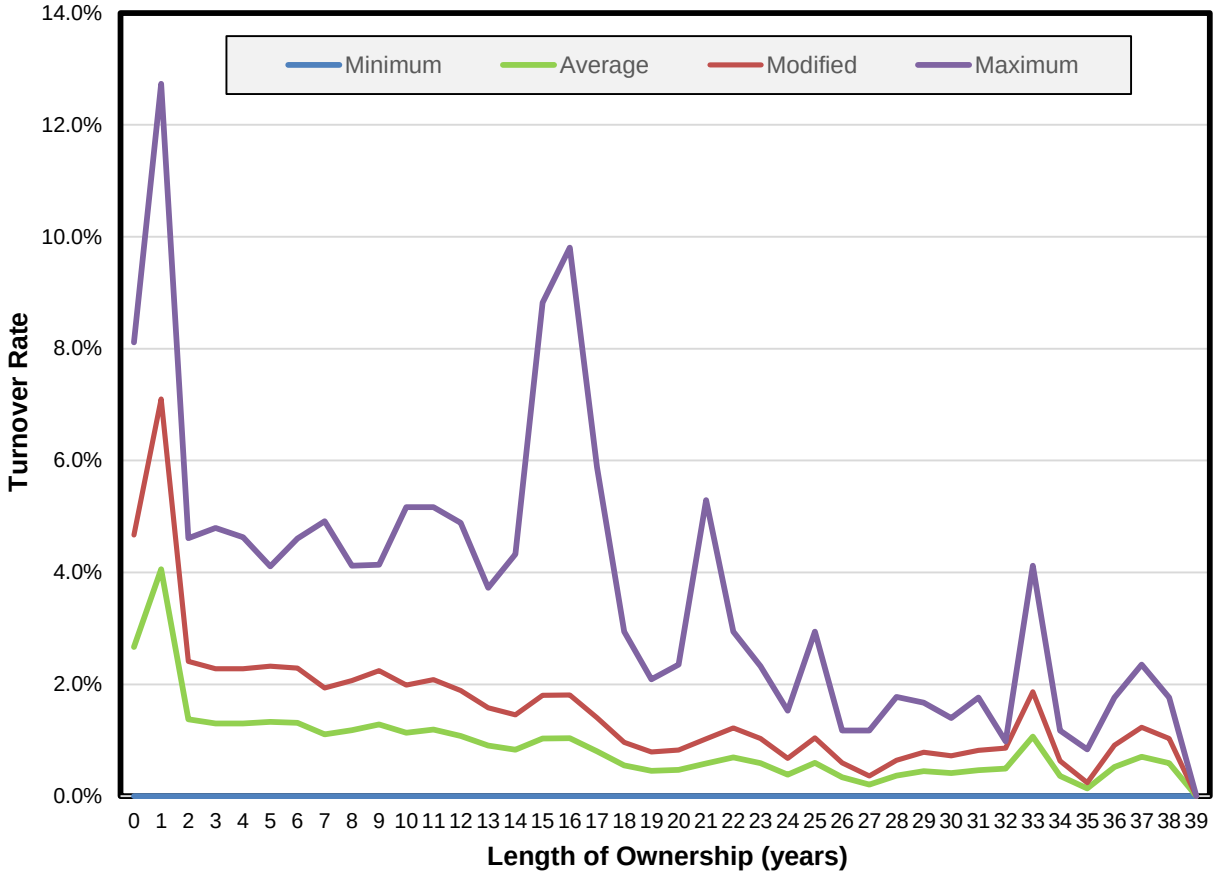


Table 52
Projected Number of Woodbridge Township One- to Four-Family Homes by Length of Ownership Scenario 2

Years of Ownership	Average Turnover Rate	Turnover Rate Used	2022 (Current)	2023	2024	2025	2026	2027
0	2.7%	4.7%	503	526	494	491	482	479
1	4.1%	7.1%	1101	480	501	471	468	459
2	1.4%	2.4%	1137	1023	446	465	438	435
3	1.3%	2.3%	851	1110	998	435	454	427
4	1.3%	2.3%	891	832	1085	975	425	444
5	1.3%	2.3%	910	871	813	1060	953	415
6	1.3%	2.3%	797	889	851	794	1035	931
7	1.1%	1.9%	677	779	869	831	776	1011
8	1.2%	2.1%	548	664	764	852	815	761
9	1.3%	2.2%	494	537	650	748	834	798
10	1.1%	2.0%	424	483	525	635	731	815
11	1.2%	2.1%	383	416	473	515	622	716
12	1.1%	1.9%	339	375	407	463	504	609
13	0.9%	1.6%	409	333	368	399	454	494
14	0.8%	1.5%	329	403	328	362	393	447
15	1.0%	1.8%	388	324	397	323	357	387
16	1.0%	1.8%	522	381	318	390	317	351
17	0.8%	1.4%	540	513	374	312	383	311
18	0.5%	1.0%	521	532	506	369	308	378
19	0.5%	0.8%	490	516	527	501	365	305
20	0.5%	0.8%	336	486	512	523	497	362
21	0.6%	1.0%	341	333	482	508	519	493
22	0.7%	1.2%	296	337	330	477	503	514
23	0.6%	1.0%	318	292	333	326	471	497
24	0.4%	0.7%	308	315	289	330	323	466
25	0.6%	1.0%	247	306	313	287	328	321
26	0.3%	0.6%	214	244	303	310	284	325
27	0.2%	0.4%	197	213	243	301	308	282
28	0.4%	0.6%	219	196	212	242	300	307
29	0.4%	0.8%	237	218	195	211	240	298
30	0.4%	0.7%	206	235	216	193	209	238
31	0.5%	0.8%	209	205	233	214	192	207
32	0.5%	0.9%	159	207	203	231	212	190
33	1.1%	1.9%	150	158	205	201	229	210
34	0.4%	0.6%	148	147	155	201	197	225
35	0.1%	0.2%	181	147	146	154	200	196
36	0.5%	0.9%	158	181	147	146	154	200
37	0.7%	1.2%	89	157	179	146	145	153
38	0.6%	1.0%	52	88	155	177	144	143
39	0.0%	0.0%	45	51	87	153	175	143
40 and up	0.3%	2.7%	6821	6682	6553	6463	6441	6442
Total			**23,185**	**23,185**	**23,185**	**23,185**	**23,185**	**23,185**

Table 53 shows the projected number of Woodbridge students by length of ownership from 2023-2027. Unlike the prior scenario, enrollments are projected to decline through 2025 before stabilizing. Enrollment is projected to be 13,306 in 2027, which would be a decline of 79 students from the 2022-23 enrollment (13,385), with the assumption that the turnover rates of long-held homes (40 or more years) would be greater than that experienced historically but at a lower rate than in the first scenario.

In comparing the projections from both scenarios, the enrollments in Scenario 2 are more plausible as it reflects turnovers rates that are more likely to occur in the next five years as opposed to historical averages, which reflect a period with lower turnover rates. In addition, the turnover rate used for homes owned 40 or more years in Scenario 2 (2.7%) is more realistic than the one used in Scenario 1 (5.0%).

The results in Tables 51 and 53 assume that student yields and turnover rates by length of ownership will remain constant over the five-year projection period. As previously stated, student yields are likely to change over time, but there is no way of projecting what they might be. Similarly, the model assumes that turnover rates by length of ownership will remain constant over the five-year projection period. Figure 48 showed the variability in the turnover rates with length of ownership.

It should be clearly stated that the purpose of this analysis is <u>not</u> to use the projections for future planning since the CSR method is the most accurate method available. Rather, it is an independent process to see whether future enrollments may be affected by housing turnover. In the second scenario, which is more plausible, it appears enrollments are likely to be lower due to housing turnover, controlling for all other factors, such as fertility rates, births, inward migration, or new residential construction.

Table 53
Projected Number of Woodbridge Township Students Based on Length of Ownership and Student Yields Scenario 2

Years of Ownership	Student Yield	2023	2024	2025	2026	2027
0	0.36	188	177	176	172	171
1	0.56	269	280	264	262	257
2	0.59	604	263	274	258	257
3	0.63	704	633	276	288	271
4	0.60	499	650	584	255	266
5	0.62	538	502	655	589	256
6	0.75	667	639	596	777	699
7	0.79	613	684	654	611	796
8	0.76	502	577	644	616	575
9	0.86	462	559	644	718	687
10	0.81	391	425	514	591	659
11	0.79	328	373	406	490	565
12	0.81	302	328	373	406	490
13	0.72	240	265	288	327	356
14	0.85	342	278	307	333	379
15	0.74	239	293	238	263	285
16	0.70	266	222	273	222	245
17	0.63	325	237	198	243	197
18	0.59	316	300	219	183	224
19	0.47	240	245	233	170	142
20	0.38	185	195	199	189	138
21	0.33	110	160	168	172	163
22	0.25	84	83	119	126	129
23	0.23	68	77	76	110	116
24	0.18	55	51	58	57	82
25	0.16	48	49	45	52	51
26	0.10	25	31	32	29	33
27	0.16	35	39	49	50	46
28	0.10	20	21	24	30	31
29	0.11	23	21	22	25	31
30	0.09	21	19	17	18	21
31	0.12	25	28	26	23	25
32	0.11	22	22	25	23	20
33	0.08	13	16	16	18	17
34	0.11	17	18	23	23	26
35	0.15	22	22	23	30	29
36	0.14	25	20	20	21	28
37	0.12	19	22	18	18	19
38	0.10	8	15	17	14	14
39	0.22	11	19	34	39	32
40 and up	0.17	1139	1117	1102	1098	1098
Students from One- to Four-Family Homes		10,010	9,975	9,929	9,939	9,926
Students from Townhouses, Condos, Apartments, Mixed-use units, no address, lived out of town, or unmatched (constant)		3,184	3,184	3,184	3,184	3,184
Woodbridge Pre-Kindergarten students (constant)		196	196	196	196	196
Total		**13,390**	**13,355**	**13,309**	**13,319**	**13,306**