

Union County School District

**Fall 2015 Population and Enrollment Forecasts
2015-16 through 2015-26**

**McKibben Demographic Research
December 1, 2015**

Assumptions Used in Calculations of Enrollment Forecasts

1. There will be no short term economic recovery in the next 18 months and the national, state or regional economy does not go into deep recession at anytime during the 10 years of the forecasts; (Deep recession is defined as four consecutive quarters where the GDP contracts greater than 1% per quarter)
2. Interest rates have reached an historic low, and will not fluctuate more than one percentage point in the short term; the interest rate for a 30 year fixed home mortgage stays below 5.0%
3. The rate of mortgage approval stays at 1999-2003 levels and lenders do not return to “sub prime” mortgage practices
4. There are no additional restrictions placed on home mortgages lenders or additional bankruptcies of major credit providers
5. The rate of housing foreclosures does not exceed 125% of the 2005-2008 average of Union County for any year in the forecasts

Assumptions Used in Calculations of Enrollment Forecasts

6. All currently planned, platted, and approved housing developments are built out and completed by 2024. All housing units constructed are occupied by 2025
7. The unemployment rates for the Charlotte Metropolitan Area will remain below 6.5 % for the 10 years of the forecasts
8. The recent rise in new home construction has ended and building rates have stabilized
9. The rate of students transferring into and out of the Union County Schools district to schools in other districts will remain at the 2010-11 to 2015-16 average
10. The inflation rate for gasoline will stay below 5% per year for the 10 years of the forecasts

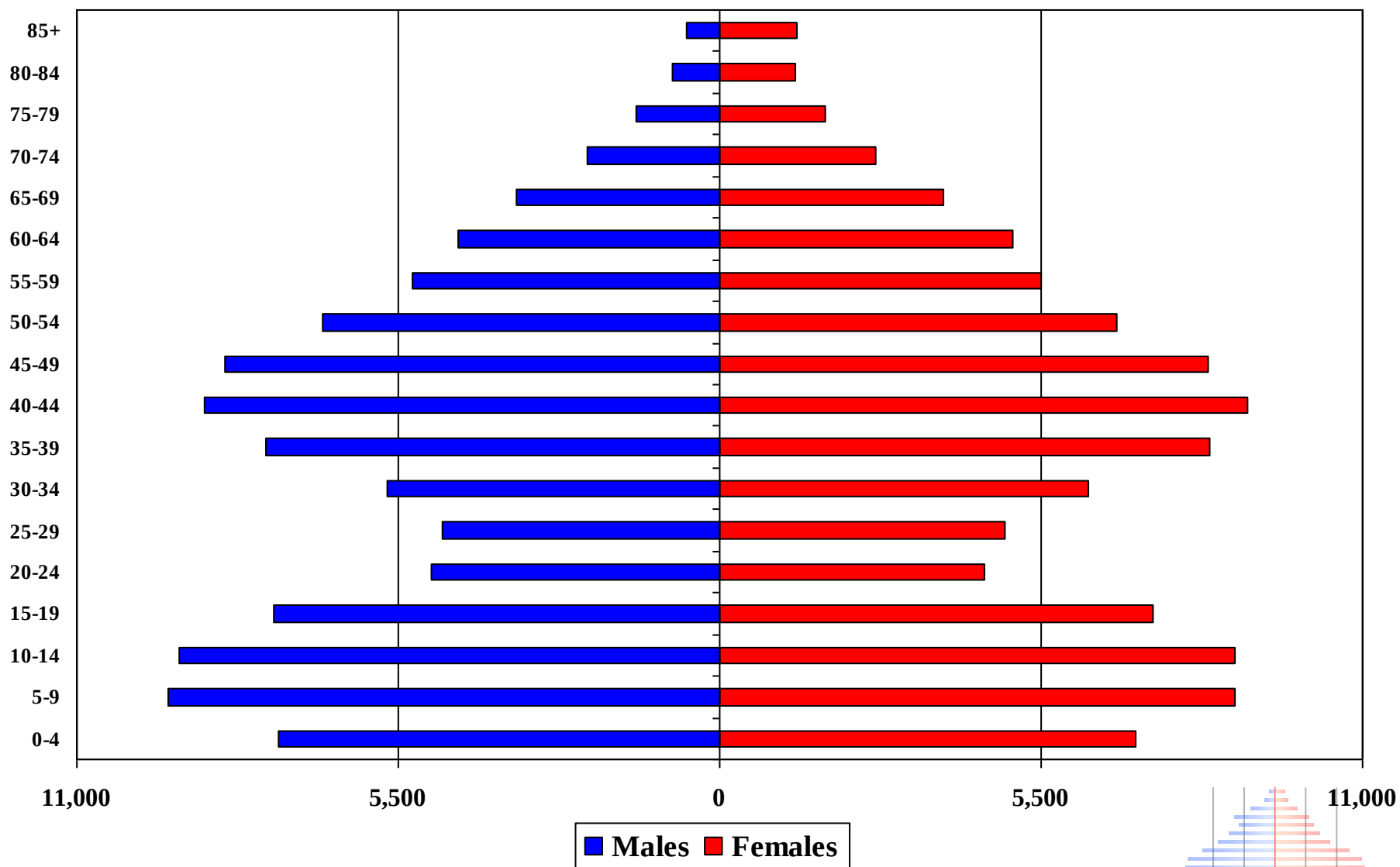
Assumptions Used in Calculations of Enrollment Forecasts

11. There will be no building moratorium within the district
12. Businesses within the district and the Greater Charlotte Metropolitan Area will remain viable
13. The number of existing home sales in the district that are results of “distress sales” (homes worth less than the current mortgage value) will not exceed 20% of total homes sales in the district for any given year
14. Housing turnover rates (sale of existing homes in the district) will remain at their current levels. The majority of existing home sales are made by home owners over the age of 55
15. There are no major natural disasters during the 10 years of the forecasts

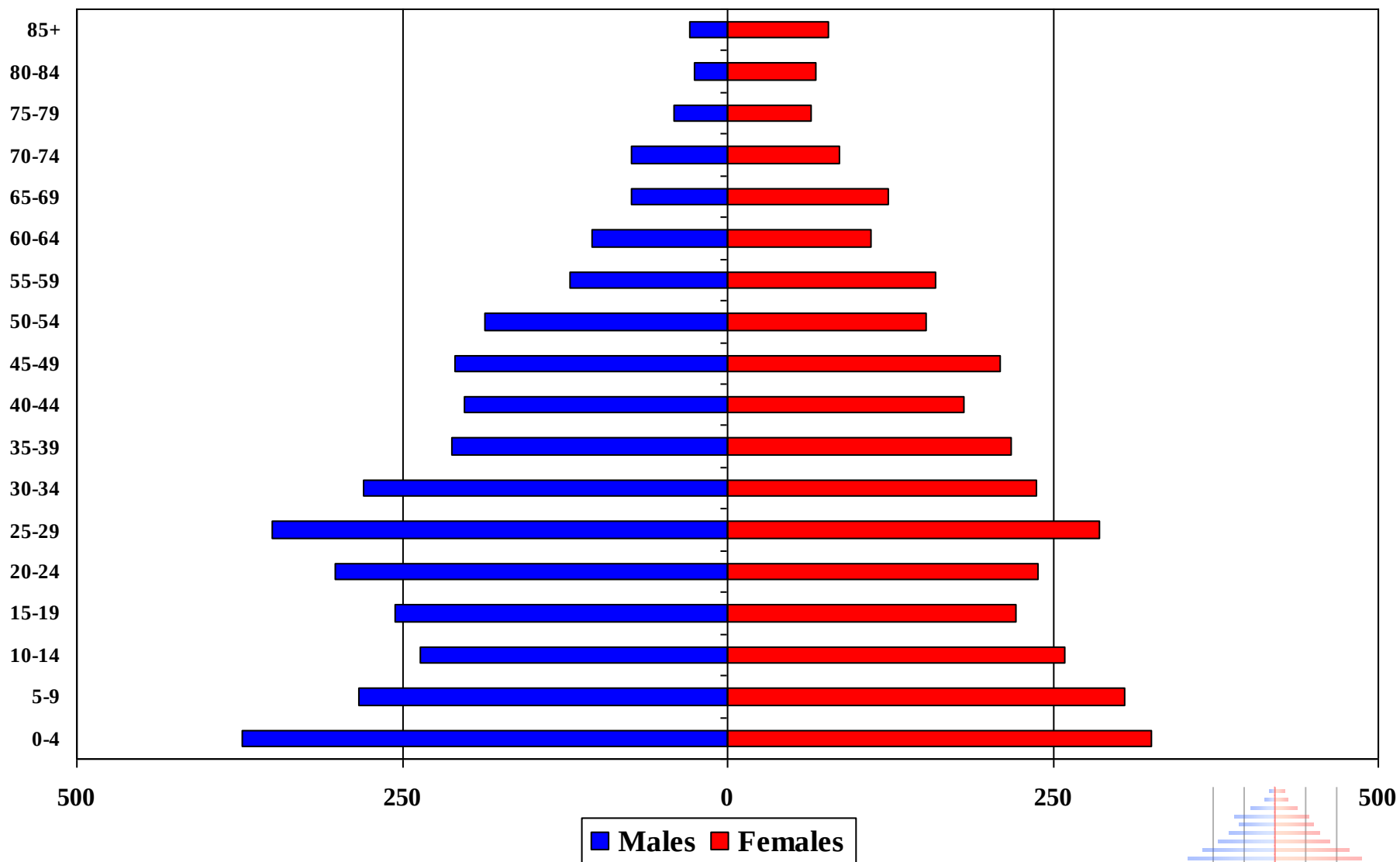
Assumptions Used in Calculations of Enrollment Forecasts

16. Private school and home school attendance rates will decrease between .5% and 1% per year over the next 10 years
17. The rate of foreclosure for commercial property remains at the 2004-2008 average for the Charlotte Metropolitan area
18. The impact of the proposed Union Day Charter School and the Union Preparatory Charter School are **NOT** included in the forecast results

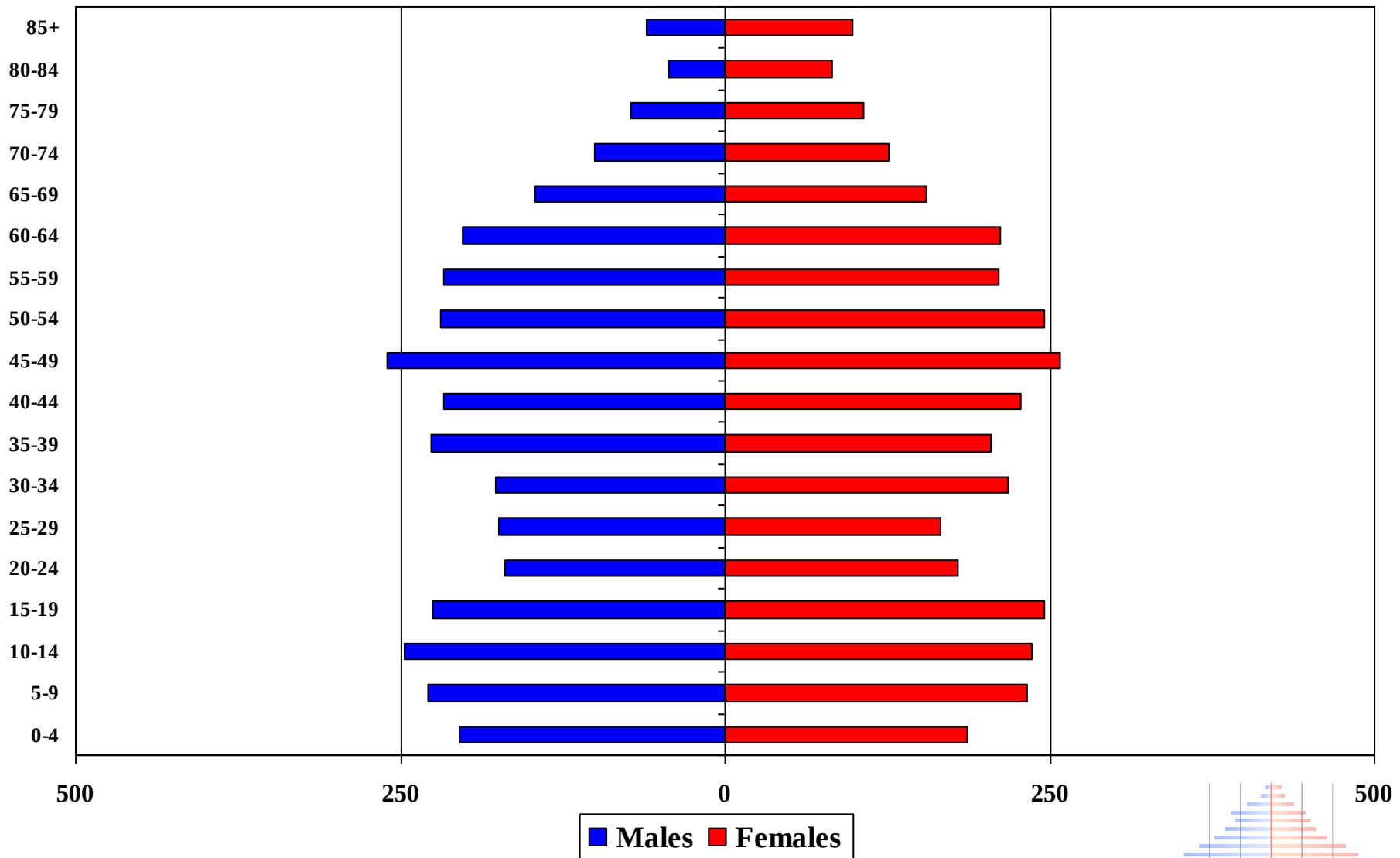
Union County, North Carolina Total Population – 2010 Census



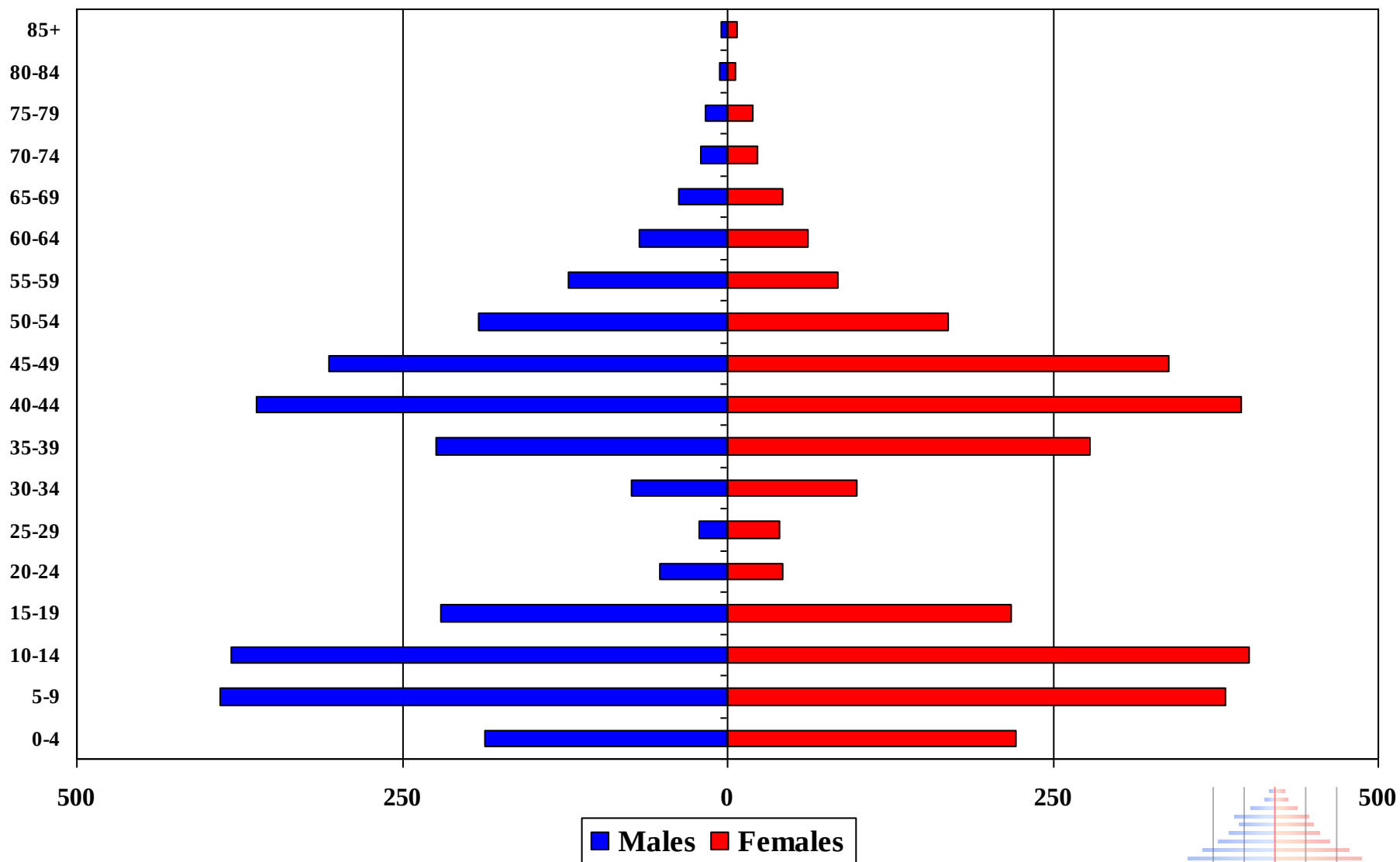
East Elementary – 2010 Census



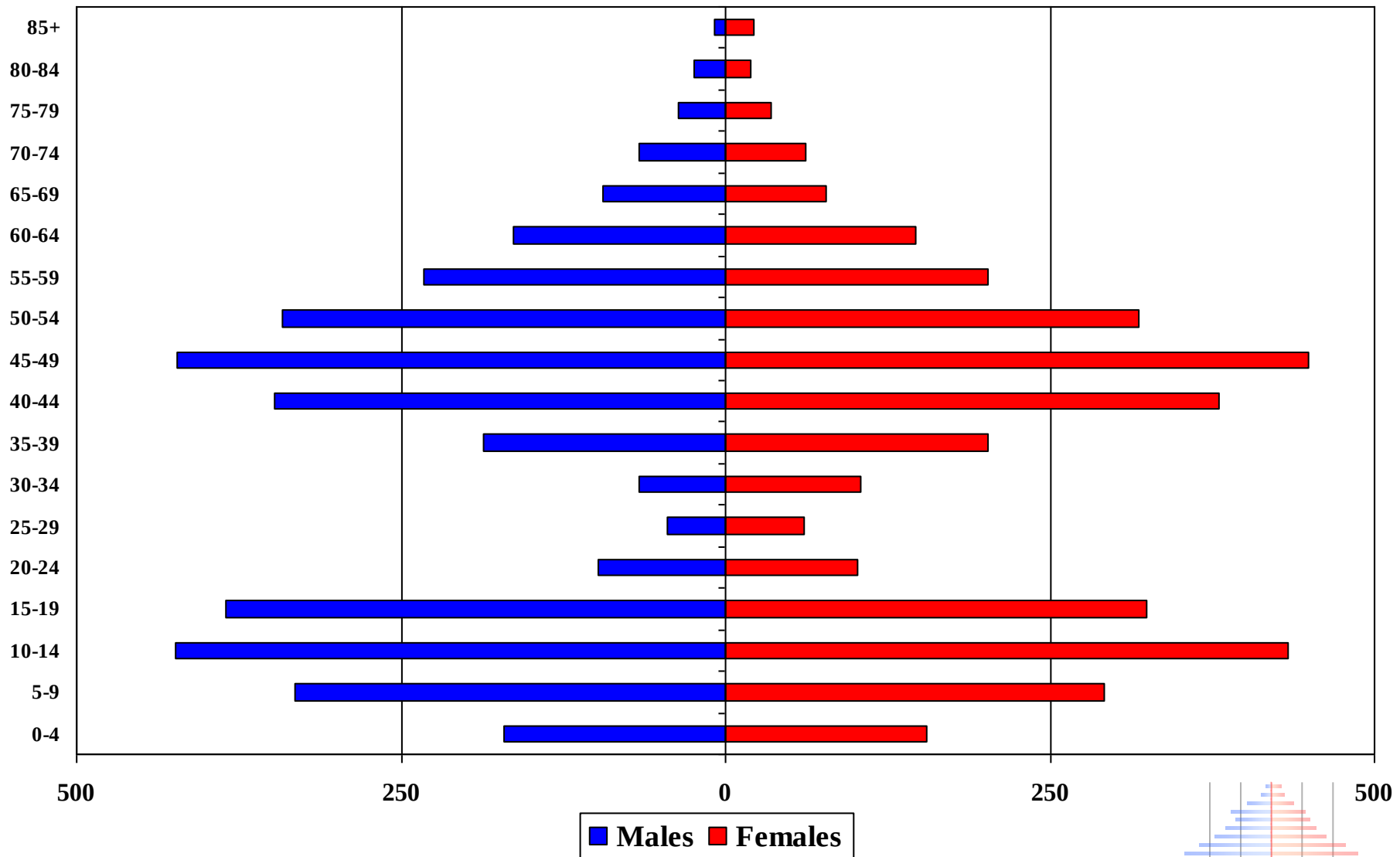
Marshville Elementary – 2010 Census



Rea View Elementary – 2010 Census



Weddington Elementary – 2010 Census



Wingate Elementary – 2010 Census

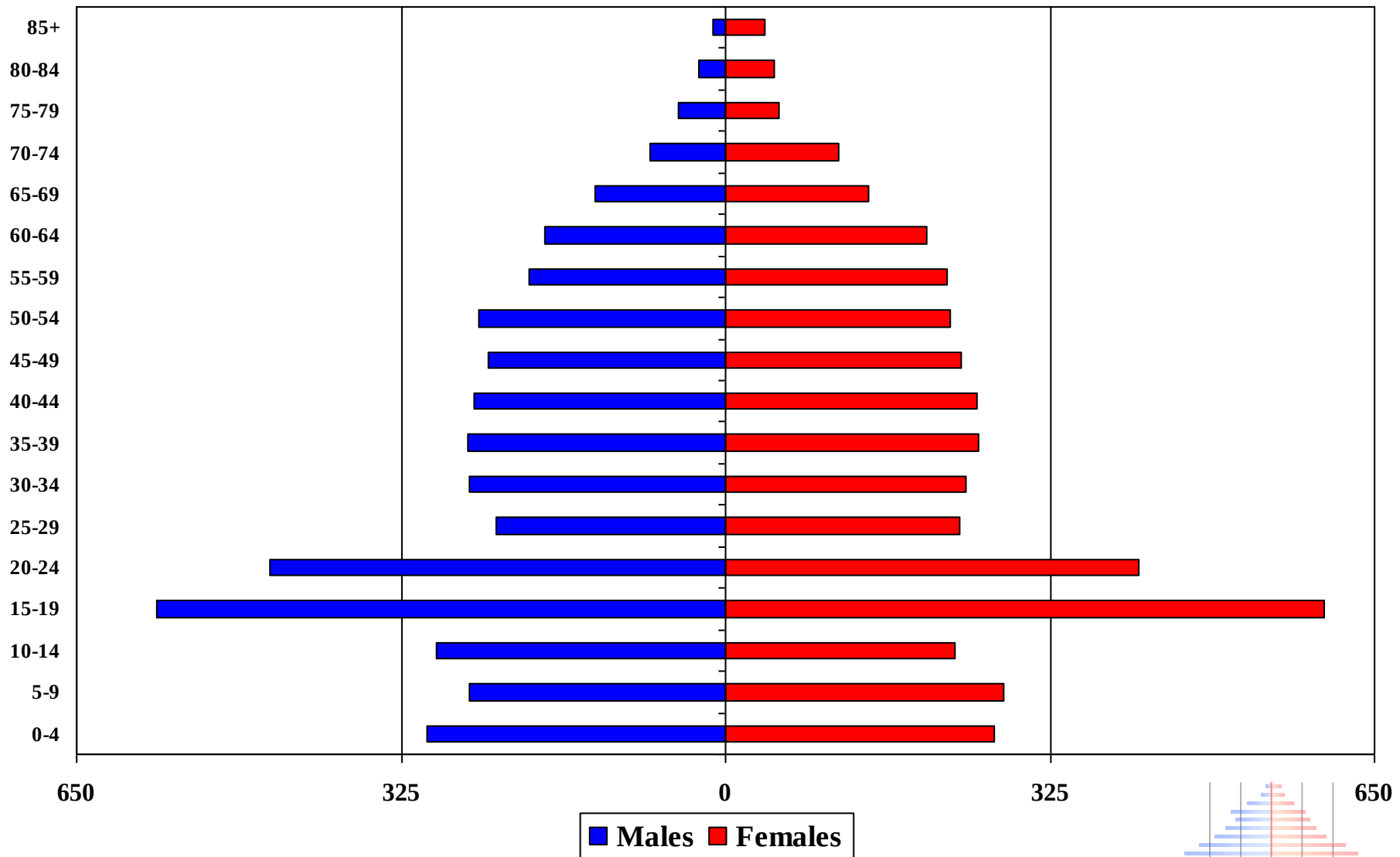


Chart 1: Residential Building Permits, Union County Schools- 2000 to 2015

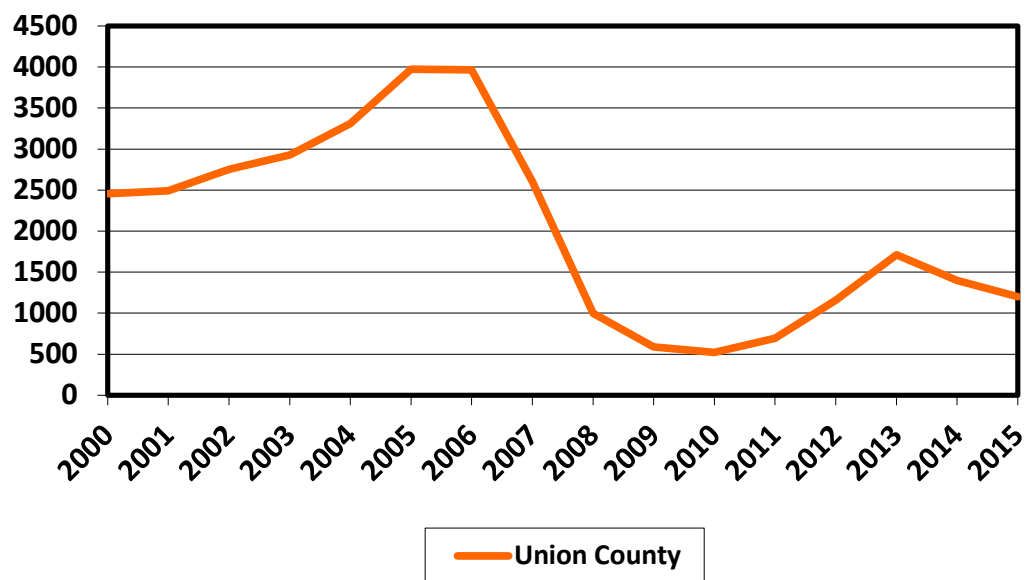


Table 2: Household Characteristics by Elementary Districts, 2010 Census

	<u>HH w/ Pop Under 18</u>	<u>% HH w/ Pop Under 18</u>	<u>Total Households</u>	<u>Household Population</u>	<u>Persons Per Household</u>
Antioch	1115	51.4%	2168	6904	3.18
East	917	43.6%	2105	6569	3.12
Fairview	1356	39.5%	3431	9617	2.80
Hemby Bridge	845	47.7%	1771	5293	2.99
Indian Trail	1402	41.0%	3421	9184	2.68
Kensington	563	57.9%	973	3023	3.11
Marshville	853	35.4%	2413	6463	2.68
Marvin	929	67.7%	1373	4900	3.57
New Salem	555	41.0%	1353	3766	2.78
New Town	1020	63.4%	1607	5477	3.41
Poplin	1125	46.6%	2415	6965	2.88
Porter Ridge	860	42.5%	2024	5760	2.85
Prospect	1024	36.3%	2819	7708	2.73
Rea View	1113	72.4%	1538	5514	3.58
Rock Rest	982	40.8%	2409	7290	3.03
Rocky River	1848	40.0%	4620	12453	2.70
Sandy Ridge	724	66.2%	1093	3830	3.50
Sardis	989	51.2%	1932	5701	2.95
Shiloh	1039	50.5%	2056	6129	2.98
Stallings	1080	40.0%	2697	7307	2.71
Sun Valley	1320	58.9%	2241	7217	3.22
Union	689	36.1%	1909	5191	2.72
Unionville	1153	39.2%	2940	8138	2.77
Walter Bickett	1399	41.6%	3361	9728	2.89
Waxhaw	1395	38.8%	3591	9933	2.77
Weddington	1163	55.7%	2088	6831	3.27
Wesley Chapel	1090	52.9%	2061	6560	3.18
Western Union	1355	44.5%	3047	8940	2.93
Wingate	957	39.7%	2409	6855	2.85
Total	30858	45.5%	67864	199242	2.94

Table 3: Householder Characteristics by Elementary Districts, 2010 Census

	Percentage of Householders aged 35-54	Percentage of Householders aged 65+	Percentage of Householders who own homes
Antioch	57.2%	15.2%	94.2%
East	37.8%	20.7%	35.1%
Fairview	50.8%	19.9%	89.0%
Hemby Bridge	52.6%	13.9%	86.8%
Indian Trail	48.2%	18.3%	86.1%
Kensington	62.3%	10.6%	91.5%
Marshville	40.3%	24.8%	73.7%
Marvin	71.8%	10.8%	96.7%
New Salem	46.1%	21.6%	85.3%
New Town	68.9%	9.6%	94.3%
Poplin	50.4%	17.0%	87.4%
Porter Ridge	45.4%	20.5%	80.6%
Prospect	44.7%	23.0%	83.9%
Rea View	76.1%	5.7%	96.6%
Rock Rest	35.6%	26.0%	54.2%
Rocky River	45.3%	19.3%	74.4%
Sandy Ridge	67.3%	9.1%	95.4%
Sardis	51.4%	8.6%	73.8%
Shiloh	53.8%	12.4%	86.9%
Stallings	46.4%	18.9%	85.1%
Sun Valley	60.1%	11.4%	91.4%
Union	43.0%	22.5%	82.4%
Unionville	47.8%	21.0%	84.0%
Walter Bickett	40.1%	20.0%	57.4%
Waxhaw	45.9%	20.6%	82.9%
Weddington	64.7%	11.3%	93.9%
Wesley Chapel	60.4%	13.4%	93.6%
Western Union	52.3%	17.9%	88.0%
Wingate	41.0%	18.7%	71.1%
Total	50.1%	17.6%	81.3%

Table 4: Single Person Households and Single Person Households over age 65 by Elementary Districts, 2010 Census

	Percentage of Single Person Households	Percentage of Households that are 65+ and Single Person
Antioch	15.9%	10.3%
East	23.7%	14.4%
Fairview	16.4%	10.3%
Hemby Bridge	16.1%	11.6%
Indian Trail	19.6%	12.7%
Kensington	12.6%	9.6%
Marshville	20.9%	11.7%
Marvin	5.5%	3.2%
New Salem	17.8%	10.1%
New Town	6.9%	5.5%
Poplin	17.6%	11.0%
Porter Ridge	18.0%	10.3%
Prospect	18.4%	10.4%
Rea View	4.4%	3.4%
Rock Rest	25.5%	11.3%
Rocky River	24.5%	15.5%
Sandy Ridge	5.0%	3.7%
Sardis	18.1%	14.6%
Shiloh	14.9%	10.2%
Stallings	13.2%	8.7%
Sun Valley	10.1%	7.2%
Union	20.6%	11.6%
Unionville	15.9%	9.4%
Walter Bickett	24.4%	15.9%
Waxhaw	18.6%	12.1%
Weddington	8.3%	5.9%
Wesley Chapel	11.6%	8.3%
Western Union	16.0%	9.8%
Wingate	20.0%	13.2%
Total	16.8%	10.6%

Table 5: Age Under One to Age Ten Population Counts, by Year of Age, by Elementary Area: 2010 Census

	Under 1 year	1 year	2 years	3 years	4 years	5 years	6 years	7 years	8 years	9 years	10 years
Antioch	89	123	116	144	165	165	197	182	165	171	177
East	135	121	128	128	107	108	108	110	100	112	91
Fairview	72	66	92	85	83	108	106	125	126	111	125
H. Bridge	74	71	93	69	89	69	119	89	103	105	122
Indian Trail	137	121	129	136	145	150	158	157	142	157	163
Kensington	55	86	93	91	111	122	131	153	125	127	143
Marshville	67	88	74	84	80	75	83	106	103	94	97
Marvin	45	52	76	101	114	128	131	150	144	159	147
New Salem	48	49	48	64	50	66	54	59	73	65	71
New Town	64	91	109	135	149	152	173	178	175	199	189
Poplin	93	103	113	117	112	119	113	120	131	147	146
Porter Ridge	85	84	98	101	106	115	133	109	126	139	116
Prospect	75	92	100	77	103	105	87	105	95	123	118
Rea View	50	74	75	94	114	117	150	148	163	193	150
Rock Rest	134	120	128	129	128	120	126	111	116	122	100
Rocky River	157	166	199	167	173	180	183	167	157	172	176
Sandy Ridge	57	78	81	107	131	125	160	158	171	168	164
Sardis	99	92	92	109	82	95	89	101	105	127	112
Shiloh	74	73	104	94	116	114	124	114	101	154	114
Stallings	72	89	108	80	136	114	121	137	130	167	125
Sun Valley	86	126	88	136	137	123	112	141	139	128	129
Union	58	61	87	64	70	77	82	67	74	84	72
Unionville	107	87	110	118	124	116	113	156	133	152	139
W. Bickett	210	202	194	196	200	177	191	184	185	183	158
Waxhaw	123	126	140	134	153	138	174	157	146	143	135
Weddington	53	46	51	87	83	94	96	93	123	139	137
W. Chapel	45	65	48	65	90	85	105	105	138	106	115
W. Union	74	72	80	69	75	97	77	86	92	91	84
Wingate	108	106	121	120	113	99	104	115	111	111	111
Total	2543	2728	2975	3100	3337	3352	3601	3681	3688	3943	3723

Table 6: Comparison of District Enrollment by Grade with 2010 Census Counts by Age, 2010-2015

2010 Census	Under 1 year	1 year	2 years	3 years	4 years	5 years	6 years	7 years	8 years	9 years	10 years	11 years	12 years	13 years
Union County Total	2543	2728	2975	3100	3337	3352	3601	3681	3688	3943	3723	3662	3591	3574
2015	2759	3051	3102	3117	3153	3307	3260	3358	3468	3898	3441	3160	2907	
Enrollment	108.5%	111.8%	104.3%	100.5%	94.5%	98.7%	90.5%	91.2%	94.0%	98.9%	92.4%	86.3%	81.0%	
2014		2854	3089	3061	3068	3220	3160	3308	3442	3516	3589	3299	2998	2796
Enrollment		104.6%	103.8%	98.7%	91.9%	96.1%	87.8%	89.9%	93.3%	89.2%	96.4%	90.1%	83.5%	78.2%
2013			2925	3031	3074	3154	3141	3266	3370	3505	3305	3505	3157	2976
Enrollment			98.3%	97.8%	92.1%	94.1%	87.2%	88.7%	91.4%	88.9%	88.8%	95.7%	87.9%	83.3%
2012				2835	3003	3054	3055	3132	3274	3418	3319	3184	3399	3071
Enrollment				91.5%	90.0%	91.1%	84.8%	85.1%	88.8%	86.7%	89.1%	86.9%	94.7%	85.9%
2011					2872	3065	2949	3133	3222	3361	3273	3157	3068	3326
Enrollment					86.1%	91.4%	81.9%	85.1%	87.4%	85.2%	87.9%	86.2%	85.4%	93.1%
2010						2951	2877	3136	3233	3310	3242	3124	3060	2973
Enrollment						88.0%	79.9%	85.2%	87.7%	83.9%	87.1%	85.3%	85.2%	83.2%

Union County Total Population Forecast

	2010	2015	2020	2025
Total	14,683	14,530	13,960	13,270
0-4	18,265	17,440	17,890	17,250
5-9	18,076	18,610	17,760	18,220
10-14	15,042	16,730	17,210	16,600
15-19	9,467	10,140	10,830	11,280
20-24	9,623	10,520	11,150	11,750
25-29	11,984	12,870	13,640	13,970
30-34	16,136	15,750	16,550	17,240
35-39	17,856	18,200	17,840	18,640
40-44	16,845	18,170	18,560	18,400
45-49	13,613	16,700	18,010	18,430
50-54	10,745	13,300	16,350	17,620
55-59	9,491	9,610	11,950	14,630
60-64	7,290	8,170	8,300	10,420
65-69	4,938	6,150	7,100	7,230
70-74	3,247	4,380	5,570	6,450
75-79	2,105	2,780	3,820	4,920
80-84	1,886	2,150	2,640	3,500
85+	201,292	216,200	229,130	239,820
Total	36.1	37.3	38.7	40.1
Median Age				
	11,160	10,990	11,040	
Births	6,630	7,860	9,530	
Deaths	4,530	3,130	1,510	
Natural Increase	11,170	10,260	9,290	
Net Migration	15,700	13,390	10,800	
Change	14,683	14,530	13,960	13,270

Demographic Group	Percentage
0.04%	0.17%
14057	14079
-46	22
0.33%	0.16%

	2010-11	2011-12	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	
Elementary	K	2951	2872	2835	2925	2854	2759	2821	2829	2841	2830	2799	2771	2742	2724	2699	2731
	1	2877	3065	3003	3031	3089	3051	3055	3041	3033	3025	3012	2976	2946	2914	2879	2851
	2	3136	2949	3054	3074	3061	3102	3092	3101	3091	3080	3082	3068	3031	3006	2970	2933
	3	3233	3133	3055	3154	3068	3117	3152	3138	3160	3151	3146	3143	3128	3096	3067	3027
	4	3310	3222	3132	3141	3220	3153	3161	3194	3189	3215	3213	3204	3199	3190	3152	3120
	5	3242	3361	3274	3266	3160	3307	3223	3231	3275	3270	3306	3307	3295	3292	3281	3237
	Elementary Total	18749	18602	18353	18591	18452	18489	18504	18534	18589	18571	18558	18469	18341	18222	18048	17899
Middle School	6	3124	3273	3418	3370	3308	3260	3429	3335	3347	3395	3385	3430	3433	3423	3418	3408
	7	3060	3157	3319	3505	3442	3358	3292	3465	3364	3377	3422	3410	3461	3472	3465	3461
	8	2973	3068	3184	3305	3516	3468	3370	3305	3486	3382	3392	3441	3430	3485	3501	3497
	Middle School Total	9157	9498	9921	10180	10266	10086	10091	10105	10197	10154	10199	10281	10324	10380	10384	10366
	High School	9	3296	3326	3399	3505	3589	3898	3854	3783	3739	3882	3820	3777	3744	3750	3760
10		3031	3067	3071	3157	3299	3441	3689	3648	3581	3547	3686	3636	3593	3561	3574	3583
11		2607	2804	2898	2976	2998	3160	3272	3517	3482	3418	3395	3532	3489	3448	3415	3429
12		2356	2439	2669	2738	2796	2907	3083	3112	3351	3321	3260	3251	3381	3344	3308	3270
High School Total		11290	11636	12037	12376	12682	13406	13898	14060	14153	14168	14161	14196	14207	14103	14057	14079
Grade 13	28	44	46	42	50	52	52	52	52	52	52	52	52	52	52	52	
Total Enrollment	39224	39780	40357	41189	41450	42033	42545	42751	42991	42945	42970	42998	42924	42757	42541	42396	
Total: All Grades Change	39224	39780	40357	41189	41450	42033	42545	42751	42991	42945	42970	42998	42924	42757	42541	42396	
Percent Change		556	577	832	261	583	512	206	240	-46	25	28	-74	-167	-216	-145	
Percent Change		1.42%	1.45%	2.06%	0.63%	1.41%	1.22%	0.48%	0.56%	-0.11%	0.06%	0.07%	-0.17%	-0.39%	-0.51%	-0.34%	
Total: Elementary Change	18749	18602	18353	18591	18452	18489	18504	18534	18589	18571	18558	18469	18341	18222	18048	17899	
Percent Change		-147	-249	238	-139	37	15	30	55	-18	-13	-89	-128	-119	-174	-149	
Percent Change		-0.78%	-1.34%	1.30%	-0.75%	0.20%	0.08%	0.16%	0.30%	-0.10%	-0.07%	-0.48%	-0.69%	-0.65%	-0.95%	-0.83%	
Total: Middle School Change	9157	9498	9921	10180	10266	10086	10091	10105	10197	10154	10199	10281	10324	10380	10384	10366	
Percent Change		341	423	259	86	-180	5	14	92	-43	45	82	43	56	4	-18	
Percent Change		3.72%	4.45%	2.61%	0.84%	-1.75%	0.05%	0.14%	0.91%	-0.42%	0.44%	0.80%	0.42%	0.54%	0.04%	-0.17%	
Total: High School Change	11290	11636	12037	12376	12682	13406	13898	14060	14153	14168	14161	14196	14207	14103	14057	14079	
Percent Change		346	401	339	306	724	492	162	93	15	-7	35	11	-104	-46	22	
Percent Change		3.06%	3.45%	2.82%	2.47%	5.71%	3.67%	1.17%	0.66%	0.11%	-0.05%	0.25%	0.08%	-0.73%	-0.33%	-0.16%	