



Demographic Study

for the

Allamuchy Township School District

October 2014

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Executive Summary

Statistical Forecasting was contracted to perform a demographic study for the Allamuchy Township School District. The purpose of the study is to compute grade-by-grade enrollment projections from 2015-16 through 2019-20. Additional information was also collected related to community population trends and age structure, birth and fertility rates, historical enrollments, and new housing starts.

At the municipal level, Allamuchy Township (“Allamuchy”) grew at a rapid rate from 1940 to 1990, more than quintupling in size. The community experienced its greatest growth in the 1970s when the population more than doubled. While growth occurred in the 1990s and 2000s, the rate of growth has slowed. Forecasts project the population to be 4,932 in 2040, which would be a 14.1% increase from the 2010 population and a gain of approximately 600 persons.

Allamuchy is predominantly White yet has become slightly more racially diverse since 2000. In the 2008-2012 ACS, Allamuchy was 92.2% White, which is a 3.3 percentage point decline from the 95.5% that existed in 2000. Asians are the second-largest race group at 5.6%, which is an increase of 3.7 percentage points from 2000.

The number of births, which is used to project kindergarten enrollment, has ranged from a low of 27 in 2002 to a high of 62 in 2006. There has not been a clearly defined trend, either increasing or decreasing, in the birth rate. Regarding fertility rates, Allamuchy’s rates are lower than those of both Warren County and the State of New Jersey.

Beginning in 2008-09, enrollment in the district has increased for six consecutive years. The 2014-15 enrollment in the district is 436 students, which is a gain of 82 students since 2005-06. Seven of the nine average survival ratios in the six-year trend were above 1.000, indicating a general net inward migration of students into the district. This has likely been caused by the new residential construction in Panther Valley resulting in families moving into the community.

With respect to new housing in Panther Valley, there are two phases currently under construction: Village 5 and Village 6. Village 5, also known as Bowers Glen, will consist of 128 detached single-family homes. Approximately 23 homes have yet to be built. In Village 6, there will be 372 townhouse units, of which 30 units will be set aside for affordable housing. Approximately 197 units have yet to be built. In total, there is the potential for an additional 220 new housing units in Panther Valley. Using existing student yields from the occupied homes in these phases, a total of 56 children are projected from kindergarten to 8th grade from the new housing.

To provide a range for future enrollment, two sets of baseline enrollment projections were computed. The baseline projections were then adjusted for the new housing units in Panther Valley. Total enrollment is projected to be 524-537 students in 2019-20, which would be a gain of 88-101 students from the 2014-15 enrollment of 436 students. Enrollment was also computed by school. For the Mountain Villa School (grades PK-1), enrollment is projected to be 114-119 students in 2019-20, which would represent a gain of 20-25 students from the 2014-15 enrollment of 94 students. For the Allamuchy Township School (grades 2-8), enrollment is projected to be 410-418 students in 2019-20, which would represent a gain of 68-76 students from the 2014-15 enrollment of 342 students.

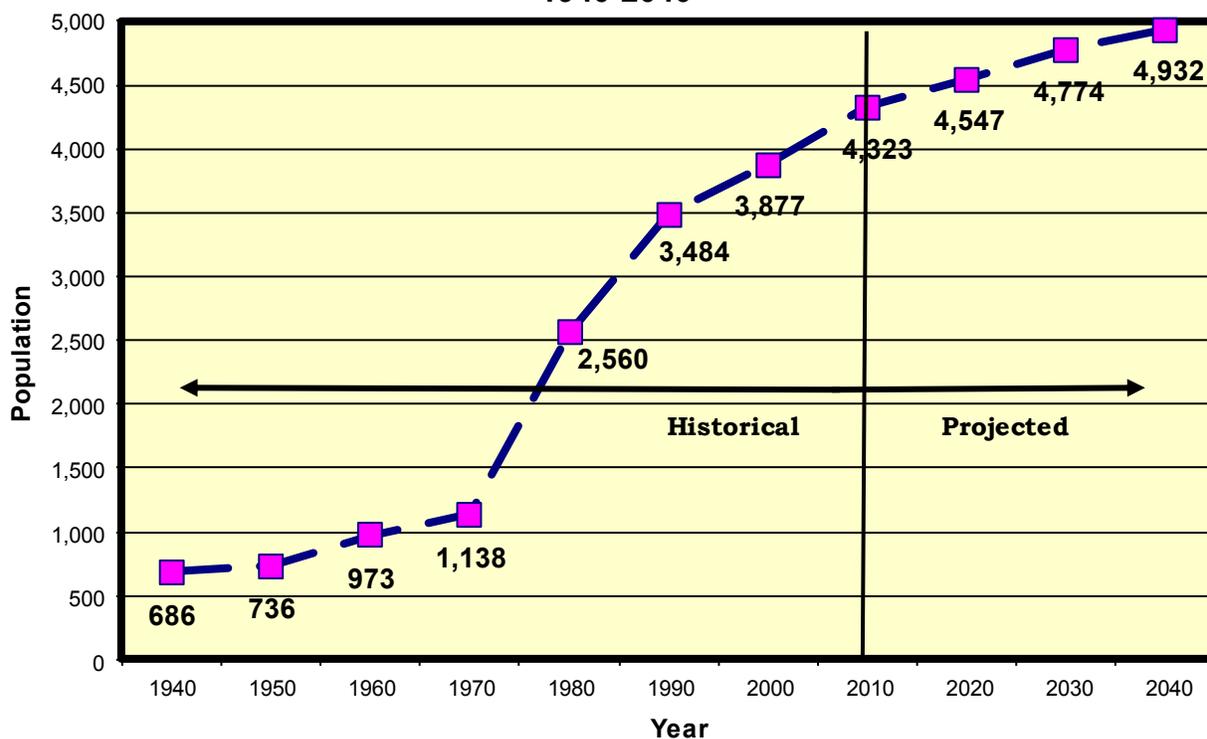
Introduction

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Population Trends in Allamuchy Township

Located in Warren County, Allamuchy Township (“Allamuchy”) contains a land area of 20.54 square miles and an additional 0.23 square miles of water area. According to the 2010 decennial census, Allamuchy had 4,323 residents, which is approximately 210.5 persons per square mile. Historical and projected populations for Allamuchy from 1940 to 2040 are shown in Figure 1 and Table 1.

Figure 1
Historical and Projected Populations for Allamuchy Township
1940-2040



From 1940 to 1990, Allamuchy grew at a rapid rate, more than quintupling in size. The community experienced its greatest growth in the 1970s when the population more than doubled. While growth occurred in the 1990s and 2000s, the rate of growth has slowed. In the most recent decade (2000 to 2010), the population increased by 11.5% (446 persons).

Table 1
Historical and Projected Populations for
Allamuchy Township from 1940 to 2040

Year	Population	Percent Change
Historical¹		
1940	686	N/A
1950	736	+7.3%
1960	973	+32.2%
1970	1,138	+17.0%
1980	2,560	+125.0%
1990	3,484	+36.1%
2000	3,877	+11.3%
2010	4,323	+11.5%
Projected²		
2020	4,547	+5.2%
2030	4,774	+5.0%
2040	4,932	+3.3%

Notes: ¹Source: United States Census Bureau

²Source: North Jersey Transportation Planning Authority, Inc. (2013).

Population projections for 2020-2040, which were prepared by the North Jersey Transportation Planning Authority, Inc. ("NJTPA"), indicate that the population in Allamuchy will continue to increase, but at a slower rate than that experienced historically. Forecasts project the population to be 4,932 in 2040, which would be a 14.1% increase from the 2010 population and a gain of approximately 600 persons.

Allamuchy Township Demographic Profile

In Table 2 following, selected demographic characteristics of Allamuchy are compared from the 2000 Census and the 2008-2012 American Community Survey (“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 family 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 small municipalities such as Allamuchy, ACS data represent a sample collected over a five-year time period, where the estimates represent the average characteristics between January 2008 and December 2012. This information does not represent a single point in time like the long form of earlier Censuses.

Regarding race, Allamuchy is predominantly White yet has become slightly more racially diverse since 2000. In the 2008-2012 ACS, Allamuchy was 92.2% White, which is a 3.3 percentage point decline from the 95.5% that existed in 2000. Asians are the second-largest race group at 5.6%, which is an increase of 3.7 percentage points from 2000. Regarding Hispanics, the Census Bureau does not consider them to be a separate race; rather it identifies the percent of people having Hispanic origin. Hispanics in the Census population can be part of the White, Black, Asian, or any of the other race categories. It is not a mutually exclusive race category. The concentration of persons having Hispanic origin was 7.6% in the 2008-2012 ACS, which is a 4.9 percentage point gain from 2000.

Approximately 13.1% of Allamuchy residents are foreign-born according to the 2008-2012 ACS, which is below that of the state of New Jersey (21.0%). While not shown in the table, place of birth, which serves as a proxy for country of origin, indicates that India was the largest source of immigrants in the 2008-2012 ACS, accounting for 15.6% of the foreign-born population. This is a departure from 2000 when the United Kingdom (18.5%) was the largest source of the foreign-born population in Allamuchy.

The median age in Allamuchy declined slightly from 44.1 years in 2000 to 43.2 years in the 2008-2012 ACS. During the same time period, the percentage of people under the age of 18 slightly increased from 19.0% to 19.3%.

Regarding educational attainment for adults aged 25 and over, 53.6% of the population had a bachelor’s degree or higher in the 2008-2012 ACS as compared to 43.8% in 2000, indicating a well-educated community. Persons with graduate or professional degrees slightly increased from 15.2% to 16.4% during this time period.

Table 2
Selected Demographic Characteristics of Allamuchy Township

	Allamuchy Township	
	2000 Census	2008-2012 ACS
Race Origin		
White alone	95.5%	92.2%
Black or African American alone	0.9%	0.3%
American Indian and Alaska Native alone	0.1%	0.0%
Asian alone	1.9%	5.6%
Native Hawaiian and Other Pacific Islander alone	0.0%	0.0%
Other Race alone	0.7%	0.8%
Two or more Races	1.0%	1.1%
Total	100.0%¹	100.0%¹
Hispanic Origin	2.7%	7.6%
Place of Birth		
Foreign-Born	9.9%	13.1%
Age		
Under 18	19.0%	19.3%
18-64	64.6%	65.1%
65 and over	16.4%	15.6%
Median age	44.1 years	43.2 years
Educational Attainment		
Bachelor's degree or higher	43.8%	53.6%
Graduate or professional degree	15.2%	16.4%
Income		
Median family income	\$89,653	\$105,978
Percentage of Persons in Poverty under age 18	0.6%	1.9%
Housing Units		
Total number	1,774	1,978
Occupied units	1,692 (95.4%)	1,953 (98.7%)
Owner-occupied units	1,439 (85.0%)	1,775 (90.9%)
Renter-occupied units	253 (15.0%)	178 (9.1%)
Median value of an owner-occupied unit	\$192,500	\$295,400
Housing Type		
Total number	1,774	1,978
1-unit, attached or detached	1,534 (86.5%)	1,665 (84.2%)
Two units	39 (2.2%)	11 (0.6%)
Three or four units	39 (2.2%)	35 (1.8%)
Five to nine units	125 (7.0%)	232 (11.7%)
10 to 19 units	19 (1.1%)	35 (1.8%)
20 or more units	18 (1.0%)	0 (0.0%)
Mobile home, boat, RV, van, etc.	0 (0.0%)	0 (0.0%)

Sources: American Community Survey (2008-2012), United States Census (2010)

Notes: ¹Data may not sum to 100.0% due to rounding.

Median family income increased from \$89,653 in 2000 to \$105,978 in the 2008-2012 ACS, a gain of 18.2%. The percentage of children under the age of 18 that are in poverty increased from 0.6% to 1.9% during this time period.

Regarding housing, there were 1,978 housing units in Allamuchy in the 2008-2012 ACS, which is a gain of 204 units (+11.5%) since 2000. During this time period, the occupancy rate increased from 95.4% to 98.7%. Regarding occupied units, 9.1% of the occupied units in the 2008-2012 ACS consisted of renters, which is a decline from the 15.0% that existed in 2000. The median home price of an owner-occupied unit in the 2008-2012 ACS was \$295,400, which was a 53.5% gain from the value reported in 2000 (\$192,500).

With respect to housing type, most of the housing units in the township are single-family homes. The percentage of one-unit homes, either attached or detached, decreased from 86.5% to 84.2% in the last decade. The largest change was in the percentage of homes with 5-9 units, which increased from 7.0% to 11.7%.

If the renter population contains school-age children, a more mobile student population within the Allamuchy Township School District may result. Since the Cohort-Survival Ratio method, which is used to project enrollments, depends upon stability within the student population, the forthcoming enrollment projections may be more susceptible to inaccuracies if the district has high mobility rates.

District Overview

The Allamuchy Township School District has two schools that serve grades pre-kindergarten through eighth. The locations of each of the schools are shown in Figure 2. The Mountain Villa School contains grades PK-1 while the Allamuchy Township School contains grades 2-8. The Mountain Villa School recently opened in 2010-11.

In this study, historical enrollments from the October 15th Fall Reports and the NJ SMART database were used to project enrollment for five years into the future. With the advent of NJ SMART, the Fall Report was eliminated by the New Jersey Department of Education (“NJDOE”) in the 2010-11 school year. In the past, the Fall Report was used by the NJDOE as a tool to uniformly compare school district enrollment data across the state. Unfortunately, the method of reporting special education students for NJ SMART is different, as these students are now referred to as “ungraded”. To maintain a level of consistency, “ungraded” student counts in the forthcoming tables were listed under the self-contained special education heading. Future enrollments were then projected using the Cohort-Survival Ratio method.