10-Year Enrollment Projection Update

April 2026

Introduction

Woodbridge Public Schools is in the planning process for Beecher Road Elementary School. This enrollment projection report examines factors that influence school enrollments, namely trends in demographics, births, housing, and enrollment. These trends provide a framework for the districtwide and school-by-school enrollment projections.

MP Planning Group have analyzed demographic; housing; and economic trends, characteristics, and forecasts along with birth data and historic enrollment trends to create enrollment projections for Woodbridge Public Schools.

The Office of Grants Administration, OGA, (Formerly OSCG&R) requires a minimum of 8-year enrollment projections as a critical factor for determining reimbursement eligibility and project size for school construction projects. Projections must be both districtwide and school based. This 10-year enrollment projection report is intended to fulfill those requirements.

Projection Comparison

	K	1	2	3	4	5	6	PK	K-6 Total
Projected 2025-26 (med)	105	96	139	123	139	125	124	19	851
Actual 2025-26	84	105	134	120	140	128	127	24	838
Delta	**-21**	**9**	**-5**	**-3**	**1**	**3**	**3**	**5**	**-13**
	-20.0%	**9.4%**	**-3.6%**	**-2.4%**	**0.7%**	**2.4%**	**2.4%**	**26.3%**	**-1.5%**

- Projections were prepared in the Spring of 2025 utilizing the October 1st enrollment from the 2024-25 school year.
- Actual K-6 enrollment was 13 students (-1.5%) below the projections.
- The greatest grade level discrepancy was at Kindergarten, with K enrollment coming 21 students below the projections. Over the last two years, Birth-K and K enrollment has been below recent historic averages, due in part to changes in entry age.
- 1st grade enrollment was greater than projections by 9 students, while 2nd grade was 5 students below projections. All other grades were within 3 students of projections.

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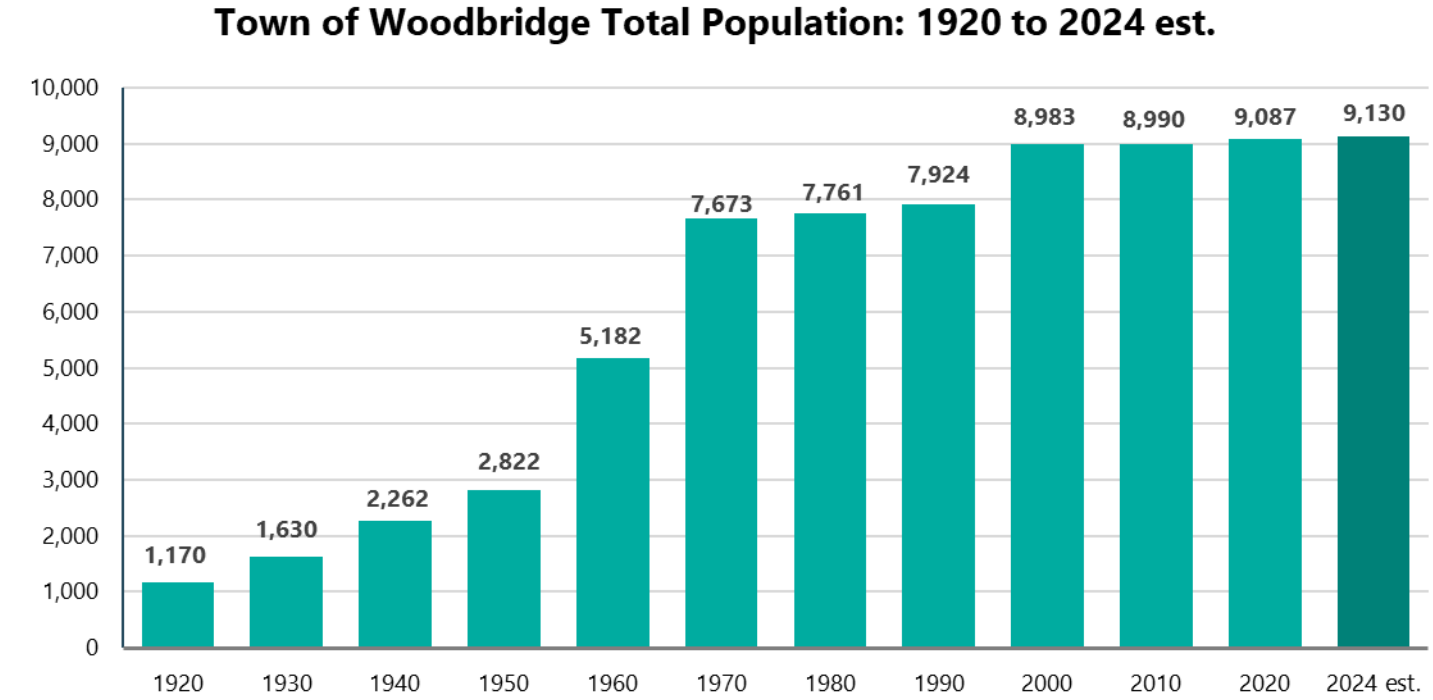
Enrollment Drivers

Woodbridge's Population

- Woodbridge's population has been largely stable since 2000.
- Between 2010 and 2020, Woodbridge's population increased by just under 100 residents, or about 1%
- According to 2024 population estimates from the CT Department of Public Health, Woodbridge's population was 9,130, an increase of roughly 40 residents.

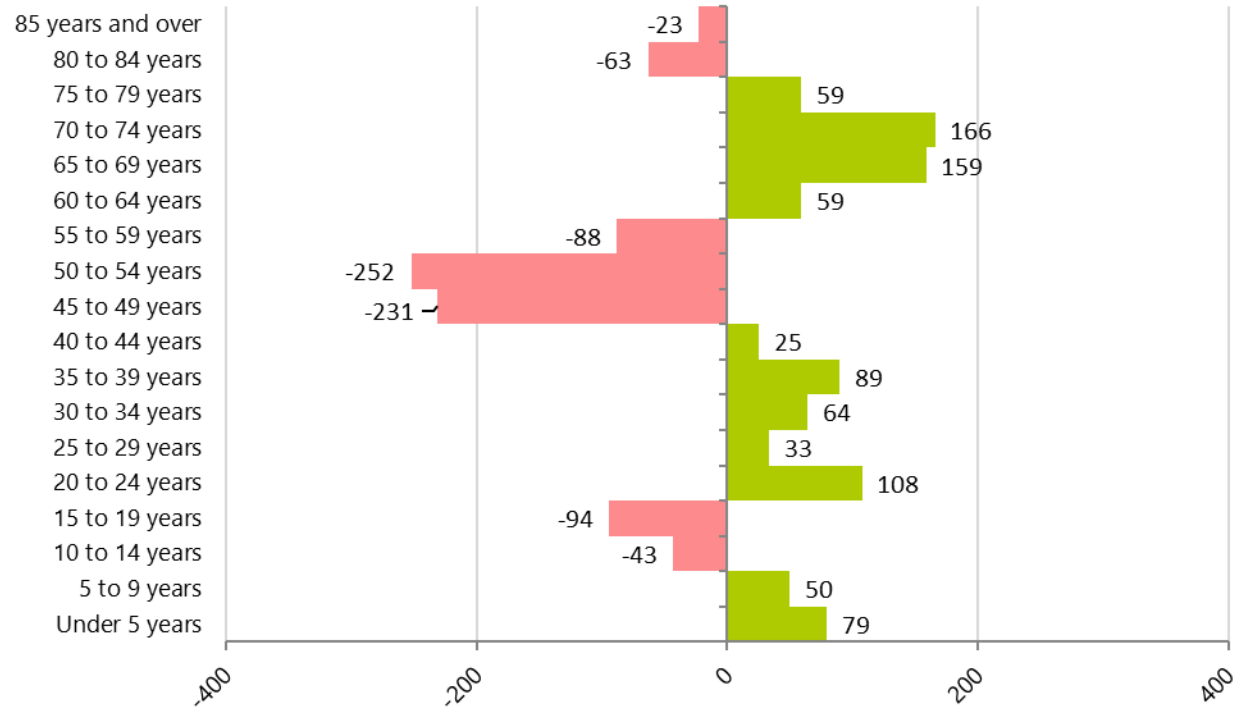


Source: Decennial Census 1920-2020. CT DPH Population Estimates 2024.

Woodbridge's Population

- While Woodbridge's total population increased slightly, there were notable shifts in the age composition of the community.
- Growing population of residents aged between age 60 and 79 years old, although the oldest age groups decreased slightly.
- Modest growth in the young adult population (20 to 44 years old). Corresponds with the growth in younger children under 10 years old.
- Decrease in the number of middle-aged adults (45 to 59 years old)
    - Group likely to have older school-aged children

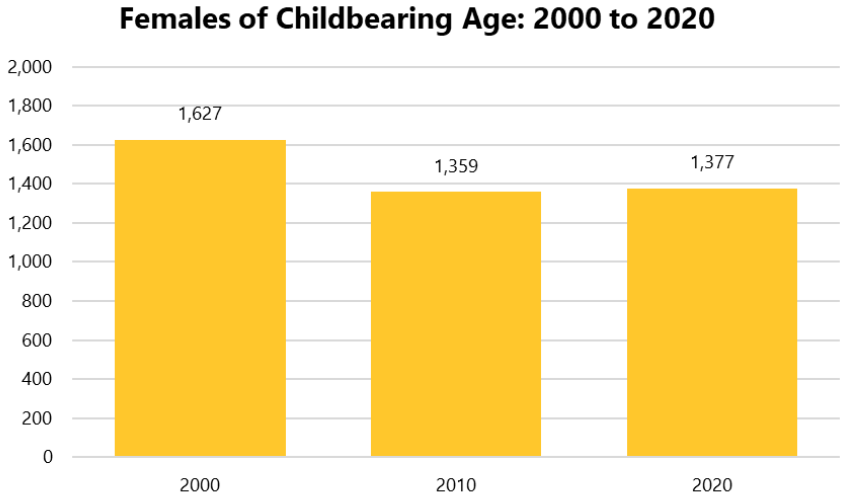
Woodbridge Population Change by Age Group: 2010-2020



Source: Census 2010, 2020

Woodbridge's Population

- Females of childbearing age (FOCBA) typically strongly correlates with births.
  - Connecticut's highest fertility rates are in the 30- to 39-year-old age cohorts.
- Decrease in FOCBA between 2000 and 2010 (including age groups with highest fertility rates) corresponds to a period of decreasing births.
- FOCBA were largely stable between 2010 and 2020. However, there were sizable increases in the 30 to 39 year old cohorts, which have the highest fertility rates.

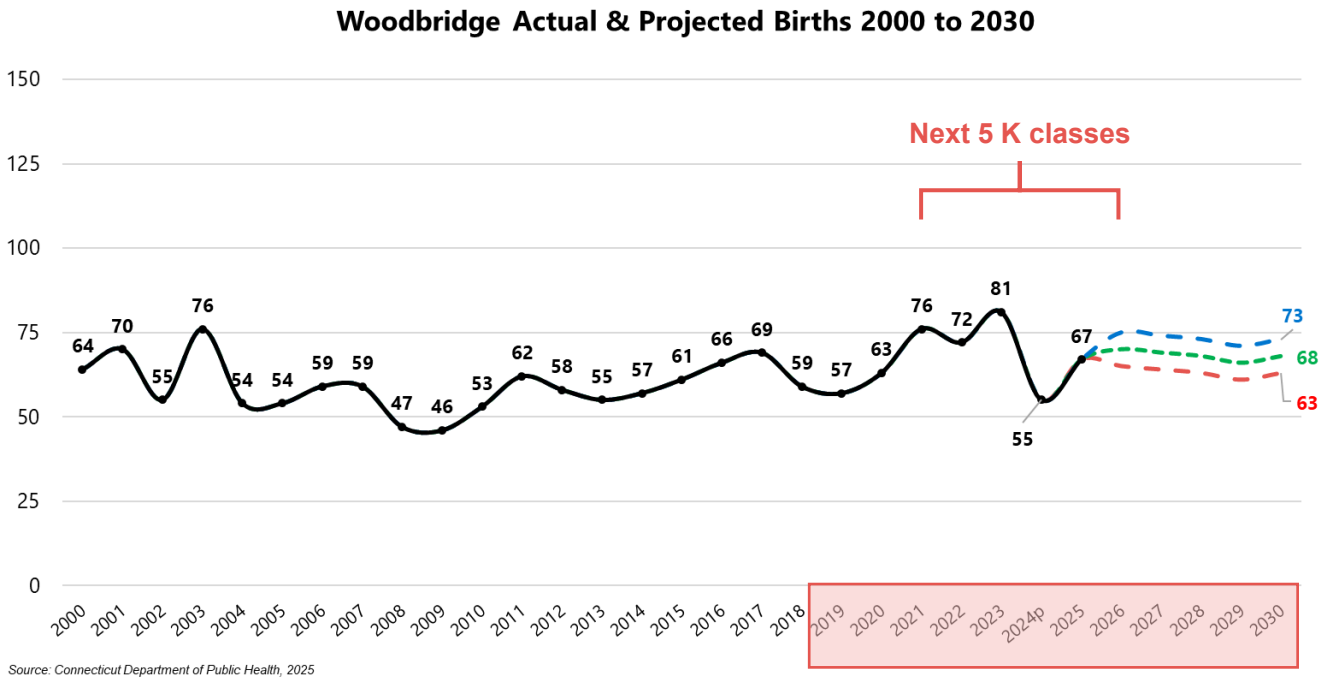


Source US Census Bureau. Females of chidlbearing age 20-49

Age	2000	2010	2020	2010-2020
15 to 19 years	270	336	297	-11.6%
20 to 24 years	105	129	173	34.1%
25 to 29 years	93	113	136	20.4%
30 to 34 years	182	147	180	22.4%
35 to 39 years	350	215	258	20.0%
40 to 44 years	444	331	315	-4.8%
45 to 49 years	453	424	315	-25.7%
Total	**1,627**	**1,359**	**1,377**	**1.3%**

Births

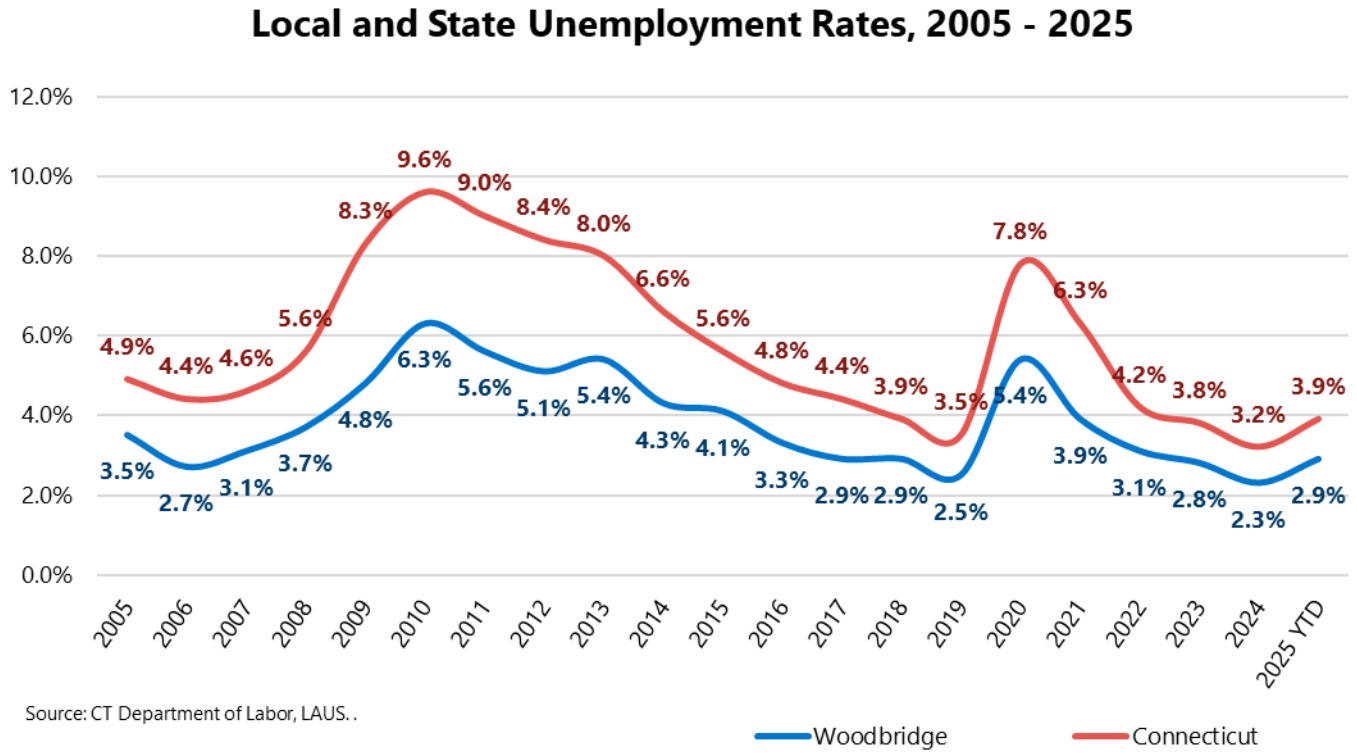
- Note that beginning in 2019, birth tabulations and projections switch from calendar year to September-August to align with new kindergarten entry age requirements for 2024-25.
- After reaching a low of 46 births in 2009, births were on a gradual increasing trend through 2020.
- Increase in births from 2021-2023, averaging 76 annually – corresponds with the 2026 through 2028 kindergarten classes.
- 2024 births decreased to 55, which is slightly below pre-pandemic levels, while 2025 saw births rebound slightly to 67.
- Demographic and mathematical models were developed to project future births.
    - Low Model – avg. 63
    - Medium Model – avg. 68
    - High Model – avg. 73



Note change from calendar year to Sept-Aug births starting in 2019 to align with new state entry age requirements

Unemployment

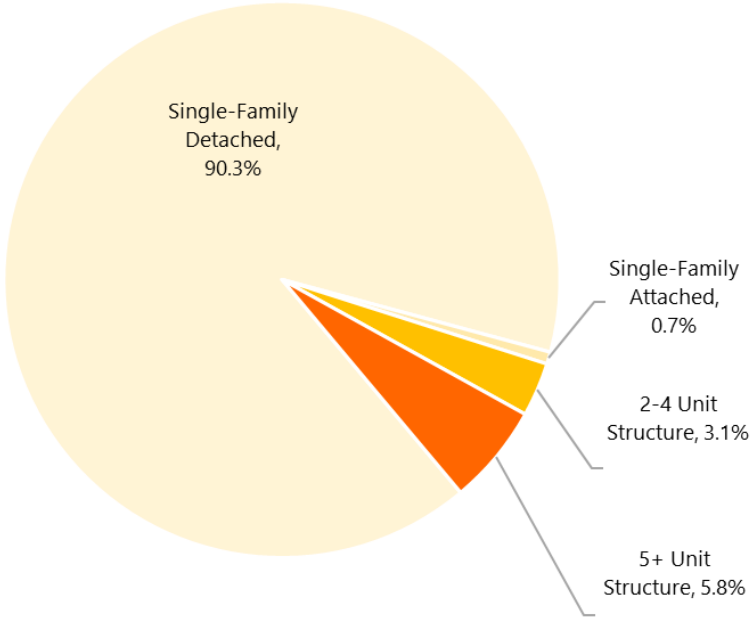
- After sharp uptick in 2020, local and state unemployment rate has returned to pre-pandemic levels.
  - Local unemployment rate for 2024 was 2.9%, returning to near pre-pandemic levels
- Historically, Woodbridge's unemployment mirrors statewide trends, albeit slightly lower.



Housing Stock

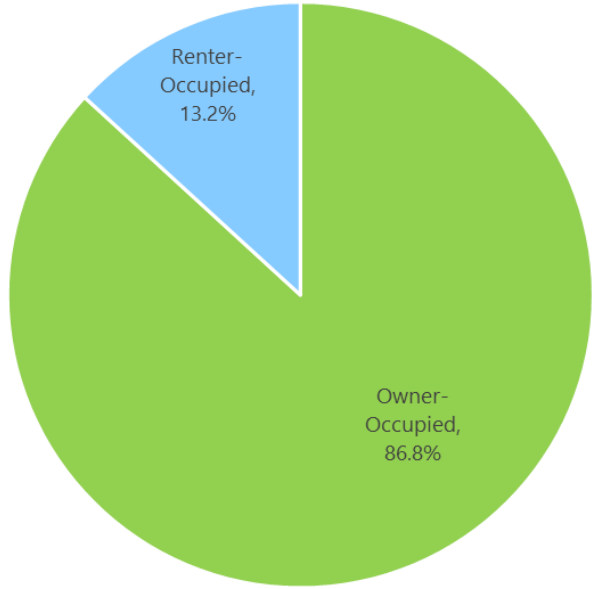
- Woodbridge's housing stock consists predominantly of owner-occupied (86.8%), single-family (90.3%) homes.
- Single-family and owner-occupied housing tends to produce more stable student populations compared to multi-family and renter-occupied housing due to lower turnover rate.
- Woodbridge has a lower share of multi-family housing and rental options compared to the state and county.

Woodbridge Housing Types: 2023



Source: American Community Survey 5-Year Estimates, Table B25024

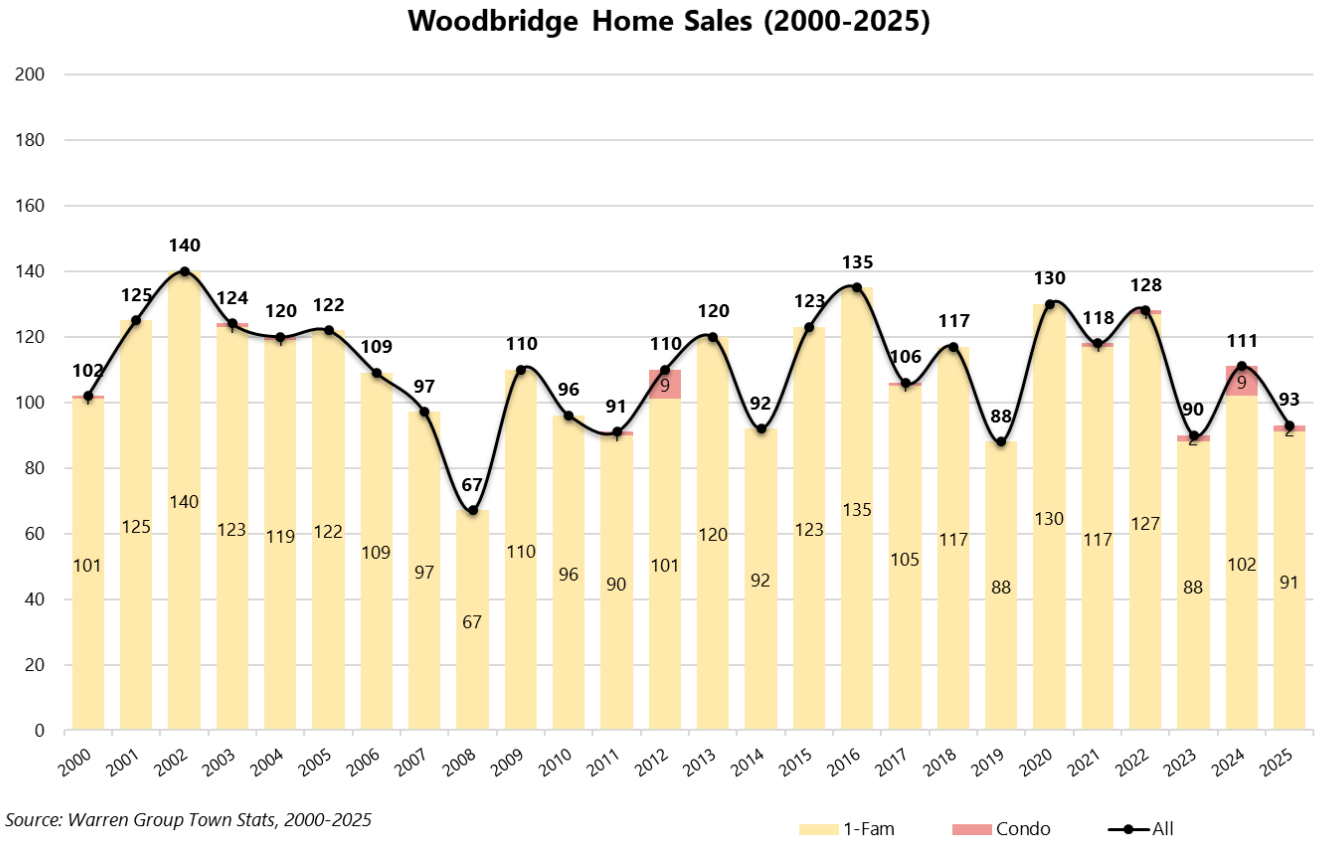
Woodbridge Housing Tenure: 2020



Source: US Census Bureau, 2020 Decennial Census

Housing Market

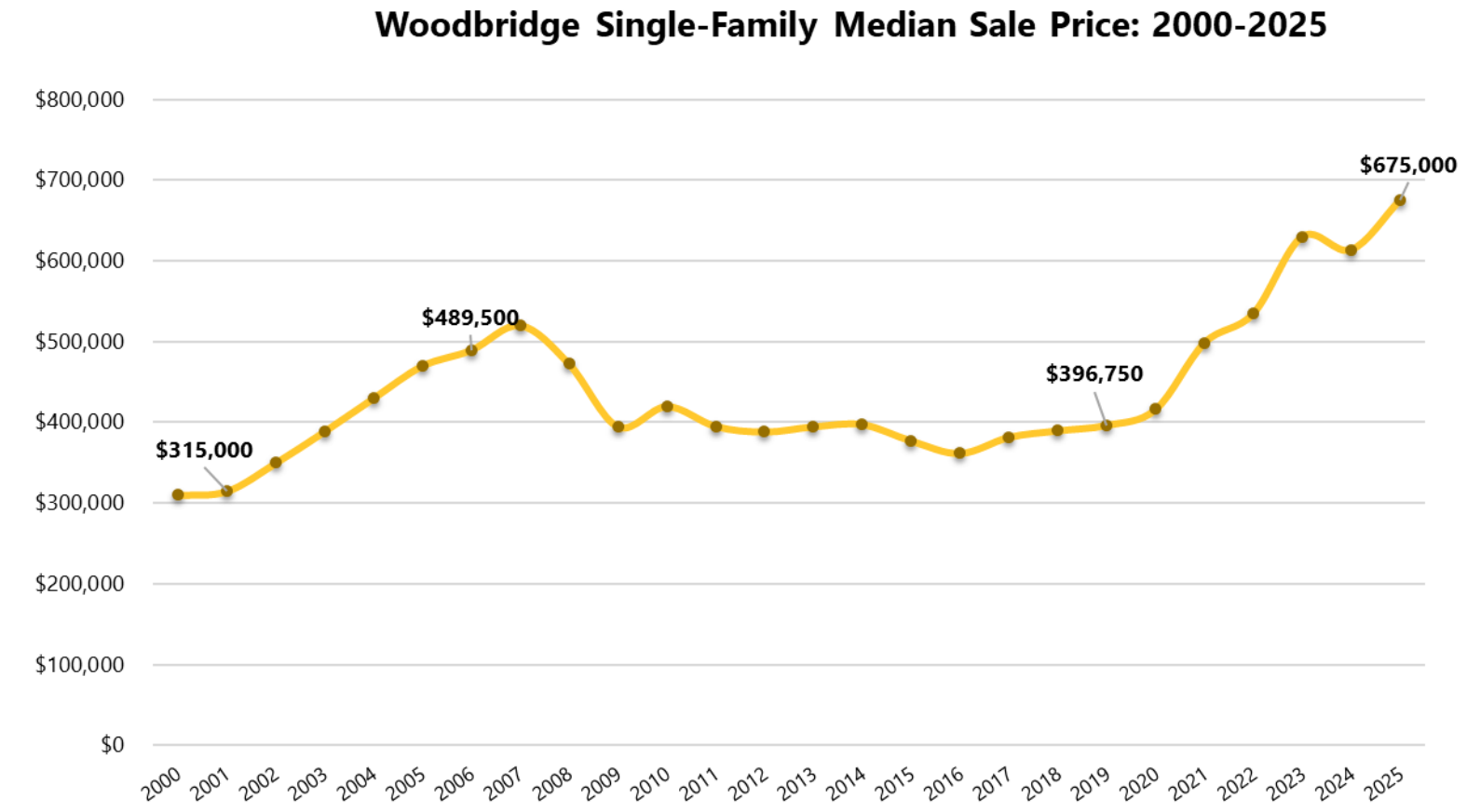
- Housing sales peaked in the early 2000s with a high of 140 total sales in 2002.
- After the great recession, sales dipped to a low of just 67 units in 2008, however, sales quickly recovered.
- Over the last ten years, Woodbridge has averaged about 115 sales annually, although there is significant year-to-year variation.
- After a period of slightly elevated sales activity from 2020 to 2022 (125 avg), sales have decreased over the last 3-years, averaging 98 total sales.
- However, the level of decrease in home sales over the last three years in Woodbridge is not as pronounced as many other communities in Connecticut.



Source: Warren Group Town Stats, 2000-2025

Housing Market

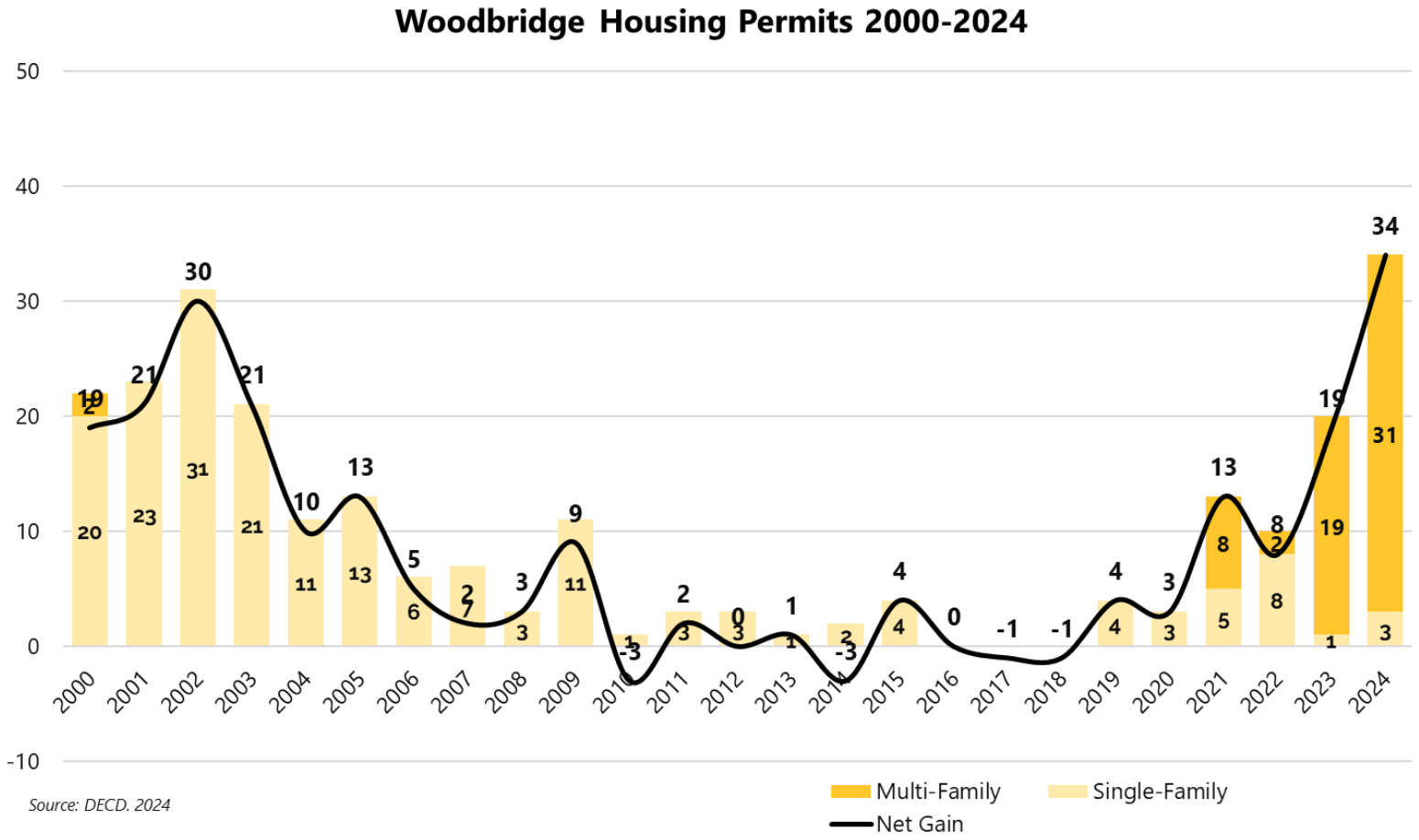
- Median sale price for single family homes has increased substantially (+70%) since 2019, reaching a peak of $675,000 for 2025.
- Continued increase follows a one-year decrease in 2024.



Source: Warren Group Town Stats, 2000-2025

Housing Trends

- Housing permit activity peaked in the early 2000s in the years leading up to the great recession, averaging ~25 permits annually between 2000 and 2003.
- Single-family activity has been slow, averaging about 3 units annually over the last decade.
- Recent increases in multi-family units the last two years stems from The recently constructed Regency at Woodbridge (55+ townhome community).
- Over the last decade, multi-family development averaged 7 units annually. However, that increased to 12 units annually over the last 5-years from the Regency at Woodbridge development and several smaller developments.



Source: DECD. 2024

Housing "Pipeline"

Housing Pipeline: Approved, Proposed and Planned

Name	Type	Units	Status	Studio	1br	2br	3br	4br
804 Fountain Street	Apartments	96	Approved	16	55	24	1	
27 Beecher Road	Apartments	100	WITHDRAWN 830-G application	4	28	64	4	
Woodbridge Country Club: Area D1*	Cottages/ Senior housing	32	Land use planning					
Woodbridge Country Club: Area D2*	Senior Townhouses	24	Land use planning					

* Based on Woodbridge Country Club Master Plan (2025).

Source: Review of Town of Woodbridge Planning & Zoning Commission Meetings

- 804 Fountain Street is a recently approved multi-family project with 96 total dwelling units, 12 affordable.
- A 100-unit apartment development was proposed for 27 Beecher Road, however, that proposal was recently withdrawn. Due to the notable size of the contemplated development, this project still bears watching in case it is resubmitted with modifications.
- Additionally, the town recently completed a Master Plan for the Woodbridge Country Club property, which calls for between 50-60 units of housing marketed for seniors.

Estimated Student Generation

- Woodbridge has not seen any significant apartment style multi-family development.
- Student generation multipliers are added for imminent housing, which are projects that are approved or under-construction, and are in excess of the baseline development.
- The proposed development at 27 Beecher Road has been formally withdrawn. However, it is important to note and track as part of this enrollment projection report and facility planning.
- Woodbridge Country Club redevelopment is a master planning exercise only at this point in time, and is therefore not imminent. The project is also envisioned for a 55+ senior market, which typically see few if any school age children.
- Student generation from future housing was estimated by applying appropriate multipliers - Econsult (ESI) CT.
- Several smaller scale developments not shown are captured in the persistency ratios in the baseline projections and therefore student generation was not added.

Estimated Student Generation	
Development	**K-6**
804 Fountain St	9

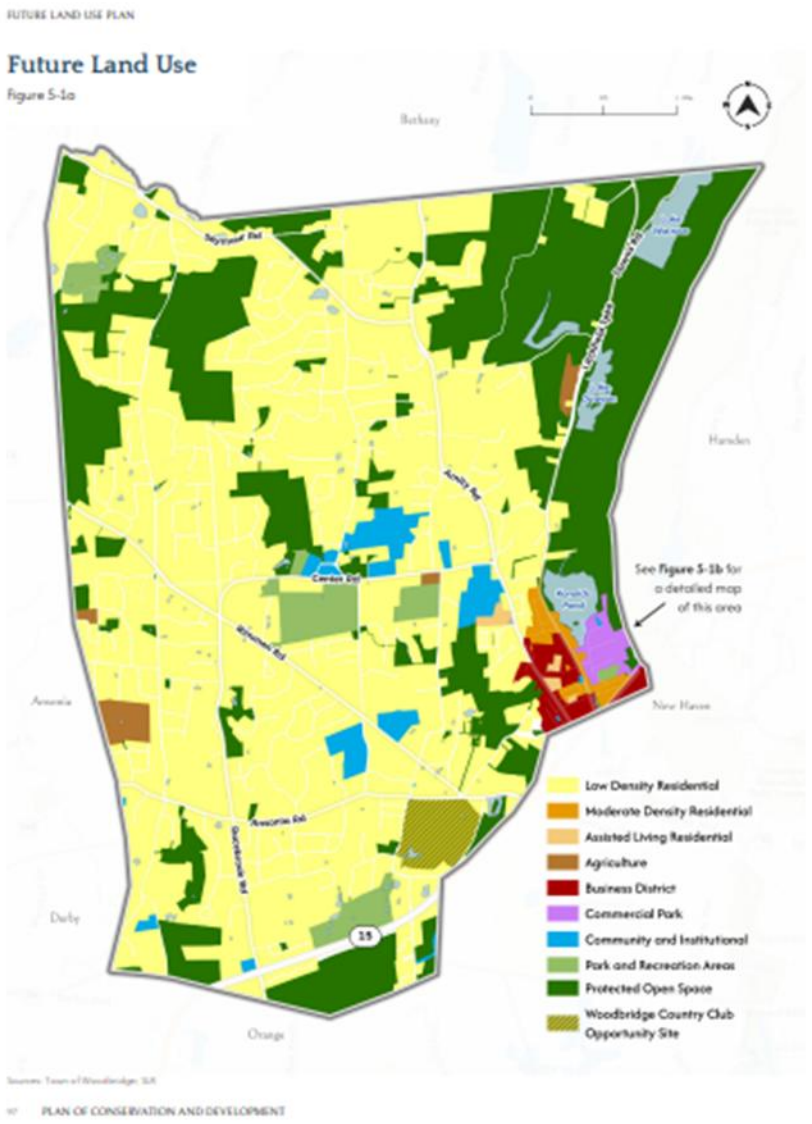
Based on ESI bedroom specific multi-family multipliers for CT.

- Students from the 804 Fountain St development have been phased into the projections based, with first students start impacting the projections in 2028-29 and are incrementally added thereafter, reaching full generation by 2030-31.
- For the 27 Beecher Road development that was recently withdrawn, an estimated 19 K-6 public school student would stem from this development as proposed. However, due to the recent withdrawal of the application, students were not included in the projections.

Town Plan & Zoning

Plan of Conservation and Development (2026)

- Woodbridge recently adopted their updated comprehensive town plan.
- One of the key themes in the plan is, “Pursue Responsible Growth and Housing Diversity”
- POCD contains several strategies related to housing, including:
  - Promote housing quality and maintenance
  - Pursue opportunities to increase housing options.
  - Promote ways to improve housing affordability and create affordable housing.
  - Provide senior housing options.



Planning & Zoning

Affordable Housing Plan (2022)

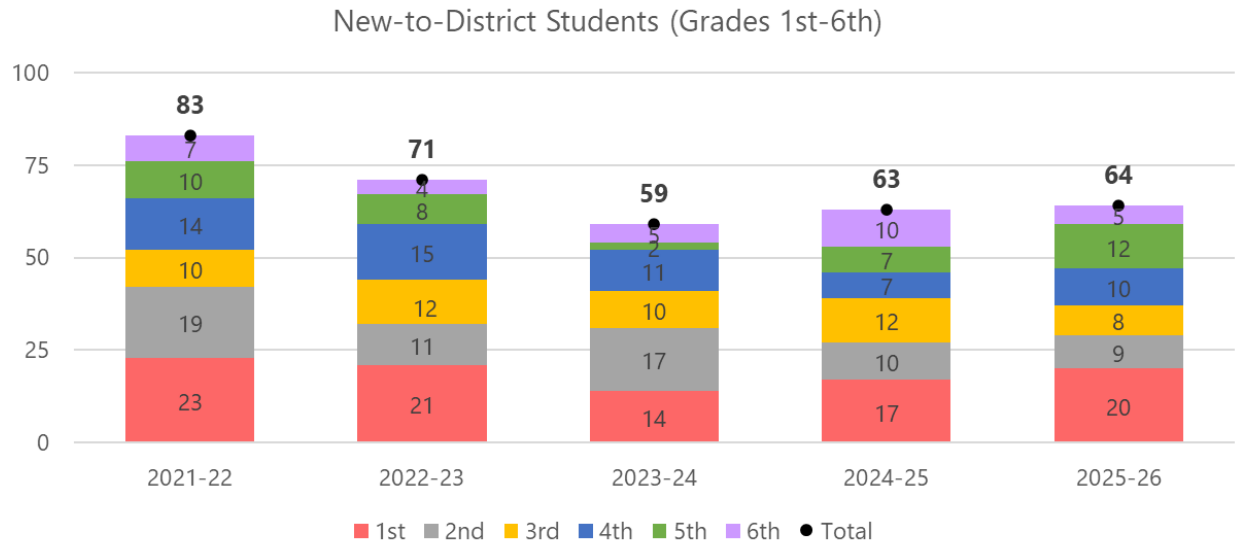
- Plan supports the development of smaller and more diverse housing opportunities, targeting older residents, young people, and the town's workforce.
- Plan notes that there is limited public water and sewer infrastructure within the community, with some potential opportunities for expansion.
- Woodbridge revised its zoning regulations recently to provide a greater range of housing choices.

Strategy Categories	
Cross-Cutting	Cross-cutting strategies serve multiple affordable housing needs and often involve multiple action types. They seek to encourage production of new affordable units, preserve existing affordable units, create affordable ownership opportunities, and expand housing types.
Supply	Supply-based strategies seek to encourage the production of more affordable units whether that means developing new affordable units or working to deed restrict existing units.
Homeownership	Homeownership strategies aim to assist low- and moderate-income households in becoming homeowners as well as supporting existing homeowners to maintain their homes.
Preserve/Maintain	Preservation and maintenance strategies aim to prevent subsidized and naturally occurring affordable units from being converted into market rate units. It also aims to improve the quality of existing affordable units to serve the needs of residents.

Enrollment Trends

Student In-Migration Analysis

- The total number of "New to District (NTD)" students was identified by comparing unique student identifiers (SASID's) that were not enrolled the previous year (excludes PK & K).
- NTD students peaked in 2021-22 at 83 students with the greatest number in the 1st grade cohort.
- Historically, WPS averages 68 NTD students annually with the greatest number typically in the lower elementary grades.
- For 2025-26, NTD students was 64 students, which is line with 2024-25.

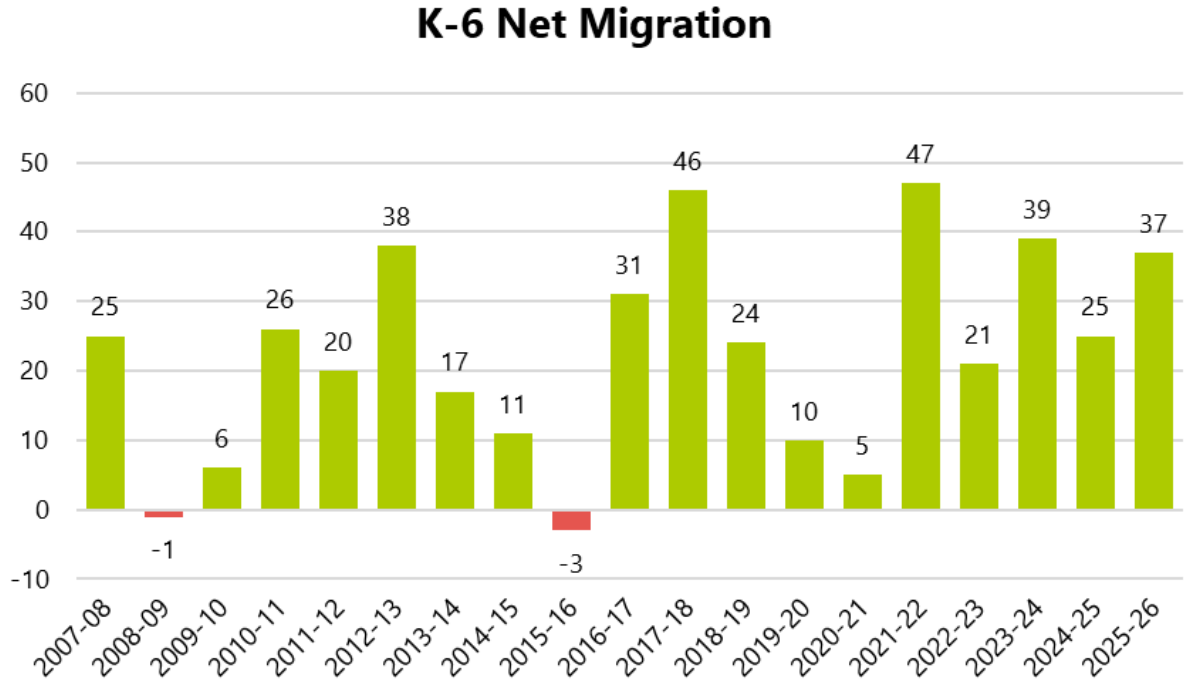


New-to-District Students by School (Grades 1-6)

	2021-22	2022-23	2023-24	2024-25	2025-26	AVG
1st	23	21	14	17	20	19
2nd	19	11	17	10	9	13
3rd	10	12	10	12	8	10
4th	14	15	11	7	10	11
5th	10	8	2	7	12	8
6th	7	4	5	10	5	6
Total	**83**	**71**	**59**	**63**	**64**	**68**

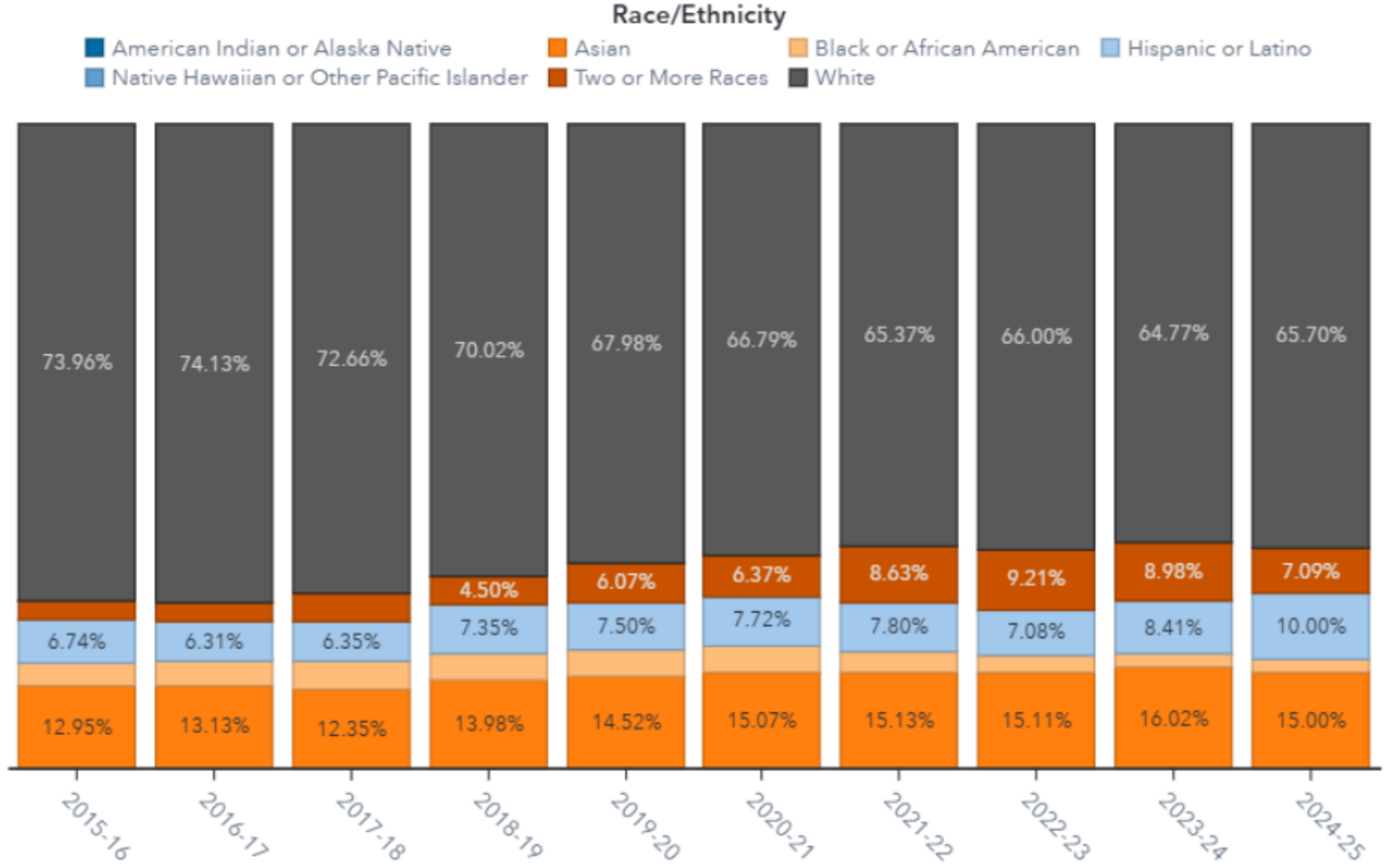
Net Migration

- Net migration compares new students who enter WPS against students who leave.
- Elementary net migration averages +29 students annually over the last decade, although there is significant fluctuation year-to-year.
- Over the last 5-years, that increased to +34 students with a peak of +47 students in 2021-22.
- 2025-26 saw a net in-migration of +37 students.



Historic Enrollment Composition

- Woodbridge's student body has become more diverse over the last decade.
- Based on 2024-25 data, approximately 34% of WPS students identify as a minority race or ethnicity, compared to 26% in 2014-15.
- Over the last decade, the largest growth occurred in the Hispanic/Latino (+4%) and "Two or More Races" (+4%) cohorts.

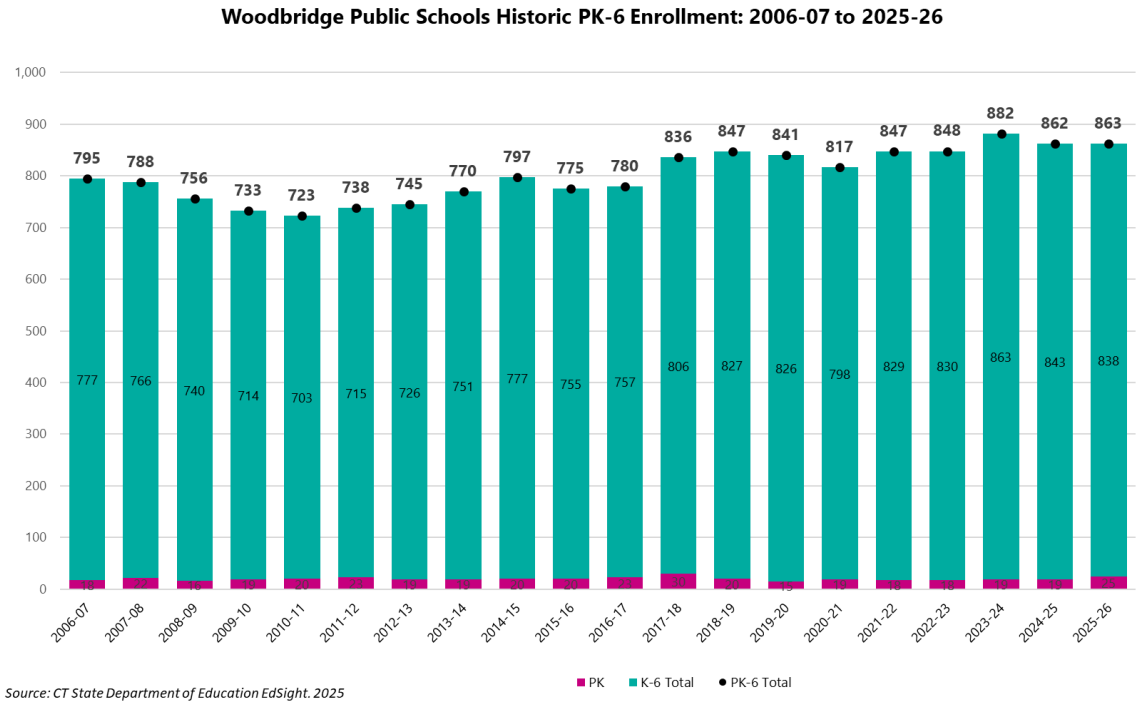


Historic Enrollment

Woodbridge Public Schools Enrollment History

School Year	Birth Year	Births	K	1	2	3	4	5	6	PK	K-6 Total	PK-6 Total
2006-07	2001	70	101	103	90	111	129	118	125	18	777	795
2007-08	2002	55	89	105	103	91	118	135	125	22	766	788
2008-09	2003	76	100	91	101	110	90	121	127	16	740	756
2009-10	2004	54	95	97	88	104	115	93	122	19	714	733
2010-11	2005	54	85	104	102	90	107	116	99	20	703	723
2011-12	2006	59	91	86	109	107	95	110	117	23	715	738
2012-13	2007	59	90	101	94	120	112	98	111	19	726	745
2013-14	2008	47	119	98	104	93	121	120	96	19	751	770
2014-15	2009	46	111	109	108	103	97	128	121	20	777	797
2015-16	2010	53	102	107	109	111	102	97	127	20	755	775
2016-17	2011	62	98	117	110	119	107	108	98	23	757	780
2017-18	2012	58	101	109	125	121	129	110	111	30	806	836
2018-19	2013	55	108	114	115	121	125	135	109	20	827	847
2019-20	2014	57	98	104	123	117	124	128	132	15	826	841
2020-21	2015	61	99	92	104	124	124	124	131	19	798	817
2021-22	2016	66	115	118	103	110	133	125	125	18	829	847
2022-23	2017	69	105	116	117	111	120	134	127	18	830	848
2023-24	2018	59	121	115	131	124	117	120	135	19	863	882
2024-25	2019	57	90	130	118	133	123	123	126	19	843	862
2025-26	2020	63	84	105	134	120	140	128	127	25	838	863

Source: State Department of Education, EdSight 2026.



Source: CT State Department of Education EdSight. 2025

- Over the last decade enrollment increased by approximately 11% (88 students).
- After a recent low in enrollment in 2020-21 at 817 PK-6 students, enrollment has averaged 860 students over the last 5 years.
- Over the last 2-years, K cohorts are smallest since 2012-13, due to the change in K entry age that was implemented.

Enrollment Projections

Projections Primer

- Based on Cohort Survival Methodology – Standard method accepted by the Office of Grants Administration (OGA), formerly known as OSCG&R, for school construction projects
- The cohort survival methodology **relies on observed data from the recent past in order to project the near future**
- Persistency Ratios calculated from historic enrollment data to determine growth or loss in a class as it progresses through the school system
- Persistency Ratio of 1.0 means cohort size remains the same; 1.05 means the cohort size increases by 5%, or a cohort of 100 grows to 105 the following year
- Persistency Ratios account for the various external factors affecting enrollments: housing characteristics, residential development, economic conditions, student transfers in and out of system, and student mobility
- Changes in population, housing stock and tenure, and economic conditions help explain persistency ratios
- Changes in programming affect persistency ratios of individual schools
- **Woodbridge operates a single PK-6th grade school, Beecher Road School, therefore the districtwide projections are the school specific projections.**

Projections Assumptions

These projections are predicated on the following assumptions:

- Pre-K enrollment will increase to 30 students for 2026-27 school year and remain at that level until the New Beecher Road School is completed for the 2030-31 school year. Once the new school is open, PK will expand to 96 Pre-K students.
- Housing conditions and future birth assumptions at the districtwide level will prove to be accurate.
- Housing Multipliers for the approved development for 804 Fountain St. have been applied to all projection models. These projections assume the project will move forward and be completed within projection horizon.
- Recent changes to Kindergarten entry age adds uncertainty to Kindergarten projections until trends are established.
- Assumes continuation of recent trends with up to 18 total open choice students annually with students entering at Kindergarten (typically 2-4 per year).
- **High projections**: Assume high birth projections (average 73 annually) and student in-migration averages 4.0%, which is slightly above the 10-year average (3.5%).
- **Medium projections**: Assume medium birth projections (average 68 annually) and student in-migration averages 3.6%, which is in line with the 10-year average.
- **Low projections**: Assume low birth projections (average 63 annually) and student in-migration averages 3.2%, which is below the 10-year average.

Persistency Ratios

- WPS experienced a recent high for Birth-K in 2023-24, with prior peaks occurring a decade earlier.
- With the change in Kindergarten entry age for 2024-25, Birth-K dropped. It is anticipated that it will return to historic trends.
- Estimate of migration compares the number students in grades 1-5 to the number of students in grades 2-6 the year prior.
- WPS saw average net in-migration of +3.5% over the last decade, with the last five years averaging +3.9%.
- While there is significant year-to-year variation, on average WPS sees growth in cohorts as they move from one year to the next.

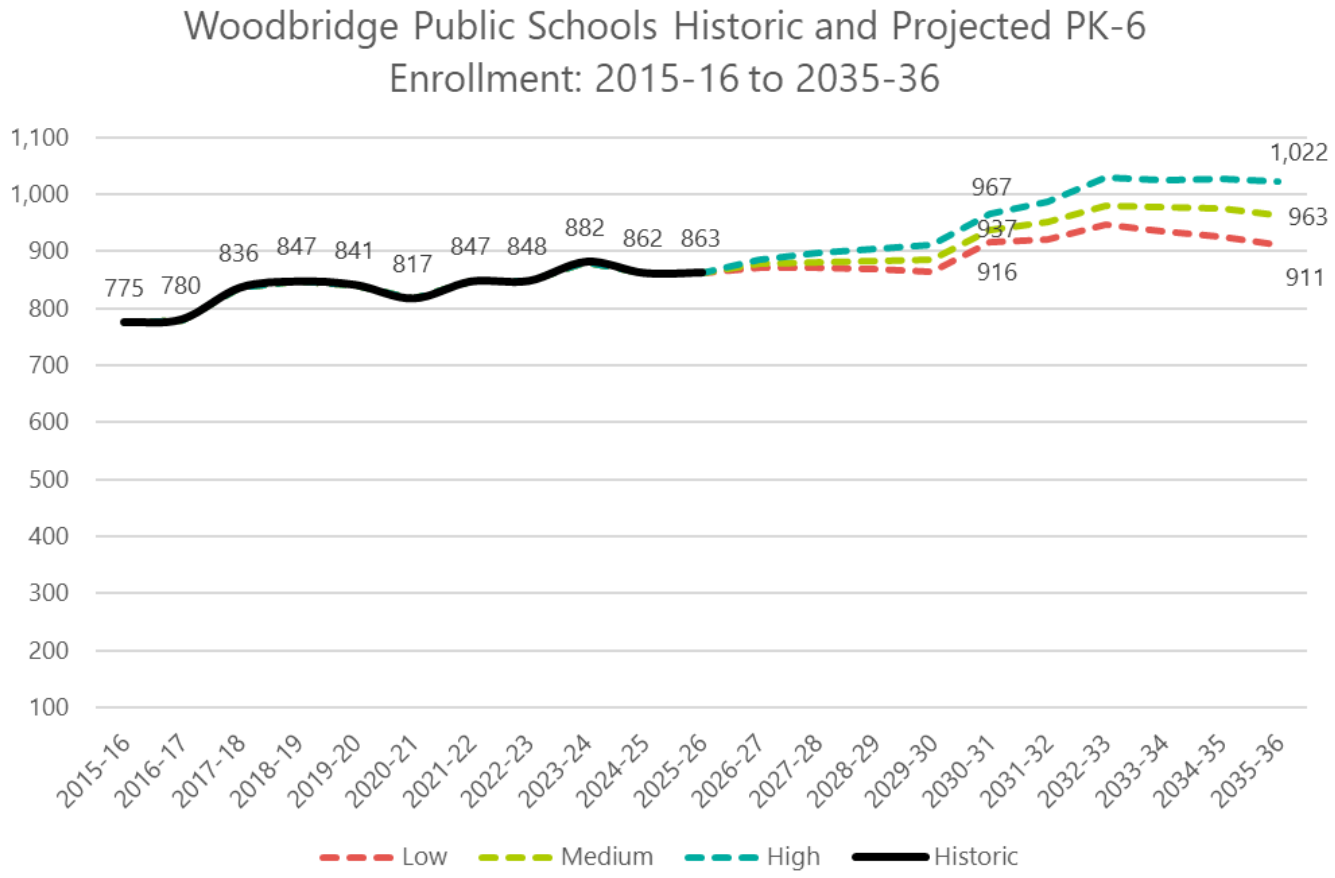
Kindergarten through 6th Grade Persistency Ratios by School Year

Year	Birth-K	K-1	1-2	2-3	3-4	4-5	5-6	Est. of Migration
2007-08	1.618	1.040	1.000	1.011	1.063	1.047	1.059	**3.81%**
2008-09	1.316	1.022	0.962	1.068	0.989	1.025	0.941	**-0.54%**
2009-10	1.759	0.970	0.967	1.030	1.045	1.033	1.008	**1.75%**
2010-11	1.574	1.095	1.052	1.023	1.029	1.009	1.065	**3.42%**
2011-12	1.542	1.012	1.048	1.049	1.056	1.028	1.009	**3.66%**
2012-13	1.525	1.110	1.093	1.101	1.047	1.032	1.009	**5.52%**
2013-14	2.532	1.089	1.030	0.989	1.008	1.071	0.980	**1.71%**
2014-15	2.413	0.916	1.102	0.990	1.043	1.058	1.008	**3.92%**
2015-16	1.925	0.964	1.000	1.028	0.990	1.000	0.992	**0.18%**
2016-17	1.581	1.147	1.028	1.092	0.964	1.059	1.010	**3.04%**
2017-18	1.741	1.112	1.068	1.100	1.084	1.028	1.028	**6.24%**
2018-19	1.964	1.129	1.055	0.968	1.033	1.047	0.991	**1.85%**
2019-20	1.719	0.963	1.079	1.017	1.025	1.024	0.978	**2.30%**
2020-21	1.623	0.939	1.000	1.008	1.060	1.000	1.023	**1.85%**
2021-22	1.742	1.192	1.120	1.058	1.073	1.008	1.008	**4.93%**
2022-23	1.522	1.009	0.992	1.078	1.091	1.008	1.016	**3.40%**
2023-24	2.051	1.095	1.129	1.060	1.054	1.000	1.007	**4.85%**
2024-25	1.579	1.074	1.026	1.015	0.992	1.051	1.050	**2.64%**
2025-26	1.333	1.167	1.031	1.017	1.053	1.041	1.033	**3.51%**

Sources: CT State Department of Education, CT EdSight. CTDPH Births

Districtwide Projections

- In first 5-years, all three models show a range of roughly 50 PK-6 students (916–967), which increases in the last 5-years, ranging from approx. 911 to 1,022 students by 2035-36.
- This includes the expansion of Pre-K to 96 students, once the new Beecher Road School is completed (est. 2030-31 SY).
- **Recent housing conditions, demographics and enrollment in-migration align best with Medium Model and represents the most likely direction**
- Over the next decade, the Medium model projects enrollment growth of 12%, with enrollment averaging 931 PK-6 students.



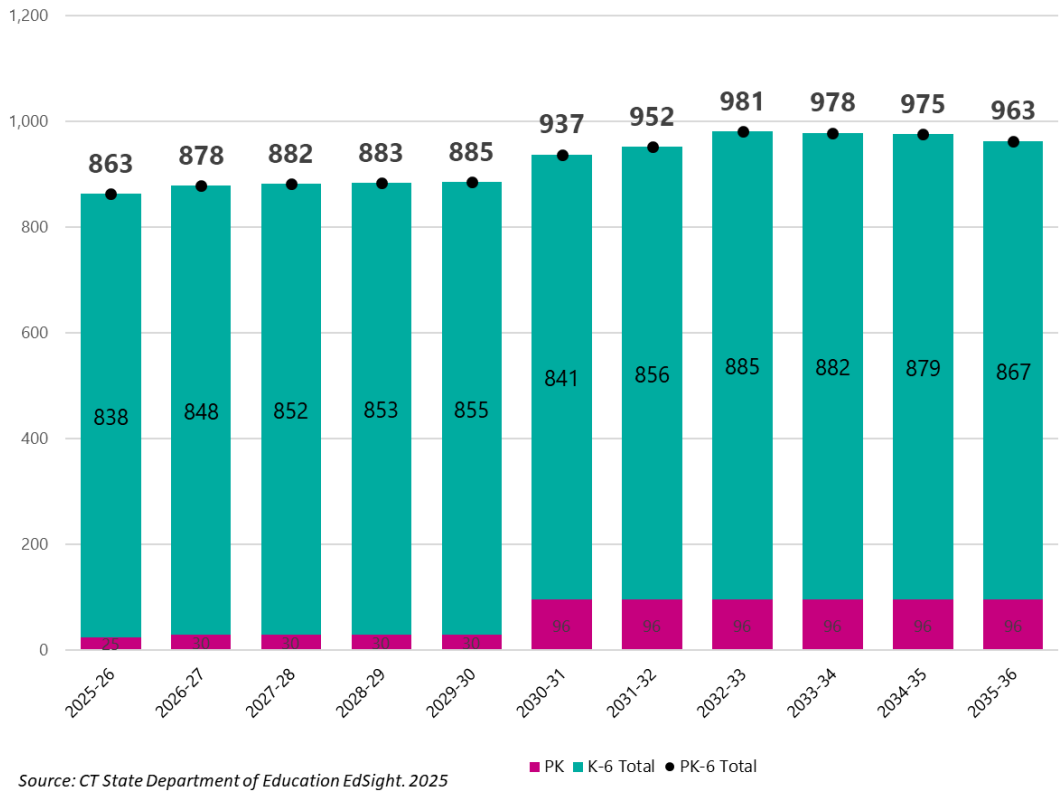
Districtwide & Beecher Road School Projections

Woodbridge Public Schools, Medium Enrollment Projections by Grade: 2025-26 to 2035-36

School Year	Birth Year	Births	K	1	2	3	4	5	6	PK	K-6 Total	PK-6 Total
2025-26	**2020**	63	84	105	134	120	140	128	127	25	**838**	**863**
2026-27	**2021**	76	110	91	109	139	125	143	131	30	**848**	**878**
2027-28	**2022**	72	107	119	95	113	145	127	146	30	**852**	**882**
2028-29	**2023**	81	114	116	125	99	119	149	131	30	**853**	**883**
2029-30	**2024**	55	98	124	122	130	105	122	154	30	**855**	**885**
2030-31	**2025**	67	108	107	130	127	136	108	125	96	**841**	**937**
2031-32	**2026**	70	109	117	111	136	133	139	111	96	**856**	**952**
2032-33	**2027**	69	109	118	121	116	142	136	143	96	**885**	**981**
2033-34	**2028**	68	108	118	122	126	122	146	140	96	**882**	**978**
2034-35	**2029**	66	106	117	122	127	132	125	150	96	**879**	**975**
2035-36	**2030**	68	108	115	121	127	133	135	128	96	**867**	**963**

Peak Projected 8-Year Enrollment

WPS Historic & Projected PK-6 Enrollment: 2025-26 to 2035-36



Source: CT State Department of Education EdSight. 2025

- OGA uses peak projected 8-year enrollment as part of grant application process.
- **Peak projected PK-6 enrollment of 981 students is anticipated to occur in the 2032-33 school year.**

Projection Takeaways

- Over the next decade, all three models are in agreement, showing enrollment growth of 6% to 18%. Although a majority of the enrollment growth is due to the expansion of Pre-K , K-6 enrollment is projected to increase under the Medium (+4%) and High (+11%) Models, whereas under the Low Model it is expected to decline modestly at -3%.
- **The Medium Model aligns best with the district's trends in demographics, housing and student in-migration.**
- **The peak 8-year projections for Beecher Road Elementary School is projected to occur in 2032-33 at 981 students.**
- Over the next decade, projected average cohort size for Kindergarten is 108 students due to elevated births, with K cohorts ranging from 98 to 109 students.
- For 1st -2nd grade, average cohort size is 114 and 118 students, respectively.
- For 3rd-5th grade, average cohort size averages 124 to 133, with cohorts increasing in size through 6th grade (136 avg.).

10- Year Enrollment Projections

Appendix A
Low, Medium & High Projections

Appendix: Districtwide Projections Low

Woodbridge Public Schools, Low Enrollment Projections by Grade: 2025-26 to 2035-36

School Year	Birth Year	Births	K	1	2	3	4	5	6	PK	K-6 Total	PK-6 Total
2025-26	**2020**	63	84	105	134	120	140	128	127	25	**838**	**863**
2026-27	**2021**	76	107	90	109	139	125	142	130	30	**842**	**872**
2027-28	**2022**	72	104	115	93	113	144	127	145	30	**841**	**871**
2028-29	**2023**	81	111	113	121	97	119	147	131	30	**839**	**869**
2029-30	**2024**	55	96	120	119	126	102	121	151	30	**835**	**865**
2030-31	**2025**	67	106	105	125	124	132	104	124	96	**820**	**916**
2031-32	**2026**	65	103	115	108	130	129	135	106	96	**826**	**922**
2032-33	**2027**	64	102	111	119	112	136	132	138	96	**850**	**946**
2033-34	**2028**	63	101	110	114	124	117	139	135	96	**840**	**936**
2034-35	**2029**	61	100	109	113	118	129	119	142	96	**830**	**926**
2035-36	**2030**	63	101	108	112	117	123	132	122	96	**815**	**911**

Appendix: Districtwide Projections Medium

Woodbridge Public Schools, Medium Enrollment Projections by Grade: 2025-26 to 2035-36

School Year	Birth Year	Births	K	1	2	3	4	5	6	PK	K-6 Total	PK-6 Total
2025-26	**2020**	63	84	105	134	120	140	128	127	25	**838**	**863**
2026-27	**2021**	76	110	91	109	139	125	143	131	30	**848**	**878**
2027-28	**2022**	72	107	119	95	113	145	127	146	30	**852**	**882**
2028-29	**2023**	81	114	116	125	99	119	149	131	30	**853**	**883**
2029-30	**2024**	55	98	124	122	130	105	122	154	30	**855**	**885**
2030-31	**2025**	67	108	107	130	127	136	108	125	96	**841**	**937**
2031-32	**2026**	70	109	117	111	136	133	139	111	96	**856**	**952**
2032-33	**2027**	69	109	118	121	116	142	136	143	96	**885**	**981**
2033-34	**2028**	68	108	118	122	126	122	146	140	96	**882**	**978**
2034-35	**2029**	66	106	117	122	127	132	125	150	96	**879**	**975**
2035-36	**2030**	68	108	115	121	127	133	135	128	96	**867**	**963**

Appendix: Districtwide Projections High

Woodbridge Public Schools, High Enrollment Projections by Grade: 2025-26 to 2035-36

School Year	Birth Year	Births	K	1	2	3	4	5	6	PK	K-6 Total	PK-6 Total
2025-26	**2020**	63	84	105	134	120	140	128	127	25	**838**	**863**
2026-27	**2021**	76	114	91	110	140	126	143	131	30	**855**	**885**
2027-28	**2022**	72	110	124	95	115	147	129	147	30	**867**	**897**
2028-29	**2023**	81	118	120	131	99	122	151	134	30	**875**	**905**
2029-30	**2024**	55	100	129	127	137	105	126	157	30	**881**	**911**
2030-31	**2025**	67	111	110	135	133	144	108	130	96	**871**	**967**
2031-32	**2026**	75	117	121	114	141	140	148	111	96	**892**	**988**
2032-33	**2027**	74	116	127	126	119	148	144	153	96	**933**	**1,029**
2033-34	**2028**	73	115	126	132	132	125	152	148	96	**930**	**1,026**
2034-35	**2029**	71	113	125	131	138	139	129	157	96	**932**	**1,028**
2035-36	**2030**	73	115	123	130	137	145	143	133	96	**926**	**1,022**