

Cortland Enlarged City School District



Study of Student Enrollments January 2023

Castallo and Silky, LLC ~ Education Consultants
Deborah B. Ayers, Associate
P.O. Box 15100
Syracuse, NY. 13215

debayers315@gmail.com
315.396.9111

Executive Summary

Enrollment Study for the Cortland Enlarged City School District

This enrollment study for the Cortland Enlarged City School District generates several observations and conclusions:

- In the six-year period from 2017-18 to 2022-23, the K-12 enrollment declined from 2,351 students to 1,850 students, a decrease of 501 students or -21.3%.
- In 2019-20, the district reorganized its elementary school program so the building comparative data below is for four years. In the four-year period from 2019-20 to 2022-23, the building enrollment changed as follows:
 - Barry K-2 enrollment decreased from 452 to 429, a decrease of 23 students (-5.1%)
 - Smith grade 3-4 enrollment decreased from 308 to 275, a decrease of 35 students (-11.4%)
 - Randall grade 5-6 enrollment decreased from 349 to 263, a decrease of 86 students (-24.6%)
 - Junior High grade 7-8 enrollment decreased from 353 to 297, a decrease of 56 students (-15.9%)
 - Senior High grade 9-12 enrollment decreased from 653 to 585, a decrease of 65 students (-10.0%)
- No significant economic or population growth for the Cortland Enlarged City School District catchment area is expected for the foreseeable future.
- No significant economic or population decline for the Cortland Enlarged City School District catchment area is expected for the foreseeable future.
- In the next seven years, K-12 enrollment is projected to decline from 1,850 students to between 1,552 and 1,526 students depending on the model used to estimate future live births; a decrease of 298 to 324 students or -16.1% to -17.5%.

- Home schooling, non-public school attendance, and the enrollment of non-resident students were all studied and none of these factors had a significant impact on the enrollment projections made for Cortland.
- Enrollment in both elementary and secondary schools is projected to decrease over the next seven years.
- District leaders should continue to update enrollment projections on a regular basis.

Overview

The Cortland Enlarged City School District is in the heart of Cortland County. The district office is located at 1 Valley View Drive. Barry Primary School is located at 20 Raymond Avenue housing students in grades K-2. Students in grades 3-4 are educated at Smith Intermediate School, 33 Wheeler Avenue. Randall Middle School, housing grades 5-6, is located at 31 Randall Street. The Junior High School (grades 7-8) and the Senior High School (grades 9-12) are both located at 8 Valley View Drive. The district is approximately forty minutes south of Syracuse, New York and consists of properties in the City of Cortland and Towns of Cortlandville, Harford, Lapeer, Dryden, and Virgil. Tax assessments from properties in the City of Cortland account for approximately 56% of the district's tax levy. Properties in the Town of Cortlandville account for approximately 26% of the district's tax levy. The Town of Virgil represents approximately 18% of the district tax base. The other towns within the district's boundaries comprise the balance of tax levy dollars. Cortland is a small city district. As an 'enlarged' city school district, some district properties lie outside of the City of Cortland boundaries. The surrounding area is rural with a large agribusiness presence.

The purpose of this study is to project enrollments for the Cortland Enlarged City School District for the next seven years in grades kindergarten through twelve. The enrollment projection is based upon data provided by the district, the New York State Education Department, and the New York State Department of Health along with discussions with key district personnel and real estate professionals to discern possible significant shifts in population that might impact enrollment.

Methodology

The procedure for projecting student enrollments is referred to as the Cohort Survival Methodology. This methodology is highly reliable and is the most frequently used projective technique for making short-term school district enrollment projections. To calculate enrollment projections, the following data and procedures are used:

- Six-year history of district enrollment by grade level
- Calculation of survival ratios by grade level
- Kindergarten enrollment projections based on resident births

A survival ratio is obtained by dividing a given grade's enrollment into the enrollment of the following grade a year later. For example, the number of students in grade 3 in any year is divided by the number of students in grade 2 of the previous year. The ratios indicate the proportion of the cohort "surviving" to the following year. Cohort refers to the enrollment in a grade for a given year.

Using grade-to-grade survival ratios, an average of these ratios for each cohort progression is obtained. This average is referred to as an average projection survival ratio. This ratio is then multiplied by each current grade enrollment to obtain the projected enrollment for the next successive year. The multiplicative process is continued for each successive year.

Survival ratios usually have values close to one but may be less than or greater than one. Where the survival ratio is less than one, fewer students "survived" to the next grade. Where the survival ratio is greater than one, more students "survived" to the next grade. Grade-to-grade survival ratios reflect the net effects of the number of students who are home schooled, promotion/retention policies, dropouts, transfers to and from non-public schools, and migration patterns in and out of the school district.

Since estimating births introduces a possible source of error into the model, it is advisable to limit enrollment projections to a period for which existing data on residential births can be used. This means that enrollment projections are possible for five years into the future for the elementary grades, which is usually sufficient

for most planning purposes. Beyond that point, the number of births must be estimated and the projective reliability is greatly reduced.

Data

The methodology considered for this study was to extrapolate kindergarten enrollment cohorts from birth data. Birth data are provided for school districts by the New York State Department of Health and is based upon the address of the mother at the time of the birth. Birth data for the Cortland Enlarged City Schools from 2007 to 2019 are shown in the Table 1 below.

Table 1 Number of Births	
Calendar Year	Live Births
2007	269
2008	304
2009	290
2010	231
2011	255
2012	228
2013	246
2014	215
2015	227
2016	256
2017	228
2018	227
2019	208

Table 1 provides a 13-year history of the births in the Cortland Enlarged City School District. 2019 is the most recent year for which the birth data are available. The live birth data for Cortland have fluctuated since 2007. The average annual number of births for the first ten years (2007-2016) is 252.1 births while the average annual number of births for the last five years (2015-2019) is 229.2 births. Over the 13-year period studied, the average annual number of births is 244.9.

Births are then used to project the kindergarten enrollment five years into the future. For example, babies born in 2015 were in kindergarten in 2020-21 and babies born in 2016 were in kindergarten in 2021-22. An average ratio of births to kindergarten enrollment five years later is then calculated. This ratio is used to project future kindergarten enrollments from a combination of actual and estimated births. 2019 is the last year for which actual live birth data are available. To complete the enrollment projection analysis, it is necessary to estimate the live births for 2020 – 2024. This estimate is usually created by averaging the live birth data for the preceding five years. There are two years, 2013 and 2016, in recent history that appear to be anomalies. The actual live birth rate for the most recent year available (2019) is the lowest of any year within the study period. These live birth data are a key factor in the projection of future school enrollments. Rather than develop only one projection model, Tables 2A, 2B, and 2C are provided below using differing live birth data assumptions.

In Table 2A, an average of the eight years of actual live birth data from 2012 – 2019 is used to project live births for the years 2019-2024. The typical model of averaging the actual live birth data for the most recent five years available (2015-2019) has been used in Table 2B. Lastly, the enrollment projections in Table 2C are based on the assumption that the trend of decreasing live births seen in the most recent three years (2017-2019) will continue, resulting in an even greater enrollment decline. Are the live birth data for 2017-2019 a downward trend that will continue or are they an anomaly? This question illustrates the importance of monitoring actual live birth data when they become available and regularly updating district enrollment projections accordingly.



Table 2A													
K-12 Enrollment History and Projections (Live Birth Rate Average 2012-2019)													
School Year	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30
Birth Year	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Births	228	246	215	227	256	228	227	208	229	229	229	229	229
K	165	165	157	138	169	139	154	141	155	155	155	155	155
1	182	152	150	147	131	162	130	144	132	145	145	145	145
2	162	168	145	138	135	128	152	122	135	124	136	136	136
3	185	149	165	134	131	137	123	146	117	129	118	131	131
4	196	169	143	154	125	136	131	117	139	112	124	113	125
5	192	184	170	131	148	124	131	126	113	134	107	119	109
6	164	192	179	164	129	139	121	127	123	110	130	105	116
7	195	167	185	173	169	132	139	121	127	123	110	130	105
8	185	182	168	177	163	165	127	134	116	123	118	106	126
9	177	177	180	179	195	185	173	133	141	122	129	124	111
10	197	172	162	150	155	160	163	153	118	124	107	113	109
11	190	154	157	145	123	122	134	137	128	99	104	90	95
12	161	191	154	154	142	121	121	133	135	127	98	103	89
K-12	2351	2222	2115	1984	1915	1850	1798	1733	1679	1625	1582	1571	1552

NOTE: From 2025-26 to 2029-30 live births are the average of the previous eight years. Consequently, from 2025-26 to 2029-30 the early grade enrollments are quite speculative.

Table 2B													
K-12 Enrollment History and Projections (Live Birth Rate Average 2015-2019)													
School Year	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30
Birth Year	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Births	228	246	215	227	256	228	227	208	229	229	229	229	229
K	165	165	157	138	169	139	154	141	155	155	155	155	155
1	182	152	150	147	131	162	130	144	132	145	145	145	145
2	162	168	145	138	135	128	152	122	135	124	136	136	136
3	185	149	165	134	131	137	123	146	117	129	118	131	131
4	196	169	143	154	125	136	131	117	139	112	124	113	125
5	192	184	170	131	148	124	131	126	113	134	107	119	109
6	164	192	179	164	129	139	121	127	123	110	130	105	116
7	195	167	185	173	169	132	139	121	127	123	110	130	105
8	185	182	168	177	163	165	127	134	116	123	118	106	126
9	177	177	180	179	195	185	173	133	141	122	129	124	111
10	197	172	162	150	155	160	163	153	118	124	107	113	109
11	190	154	157	145	123	122	134	137	128	99	104	90	95
12	161	191	154	154	142	121	121	133	135	127	98	103	89
K-12	2351	2222	2115	1984	1915	1850	1798	1733	1679	1625	1582	1570	1551

NOTE: From 2025-26 to 2029-30 live births are the average of the previous five years. Consequently, from 2025-26 to 2029-30 the early grade enrollments are quite speculative.

Table 2C K-12 Enrollment History and Projections (Live Birth Rate Average 2017-2019)													
School Year	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30
Birth Year	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Births	228	246	215	227	256	228	227	208	221	221	221	221	221
K	165	165	157	138	169	139	154	141	150	150	150	150	150
1	182	152	150	147	131	162	130	144	132	140	140	140	140
2	162	168	145	138	135	128	152	122	135	124	131	131	131
3	185	149	165	134	131	137	123	146	117	129	118	126	126
4	196	169	143	154	125	136	131	117	139	112	124	113	120
5	192	184	170	131	148	124	131	126	113	134	107	119	109
6	164	192	179	164	129	139	121	127	123	110	130	105	116
7	195	167	185	173	169	132	139	121	127	123	110	130	105
8	185	182	168	177	163	165	127	134	116	123	118	106	126
9	177	177	180	179	195	185	173	133	141	122	129	124	111
10	197	172	162	150	155	160	163	153	118	124	107	113	109
11	190	154	157	145	123	122	134	137	128	99	104	90	95
12	161	191	154	154	142	121	121	133	135	127	98	103	89
K-12	2351	2222	2115	1984	1915	1850	1798	1733	1673	1614	1566	1550	1526

NOTE: From 2025-26 to 2029-30 live births are the average of the previous three years. Consequently, from 2025-26 to 2029-30 the early grade enrollments are somewhat speculative.

As is apparent from Tables 2A – 2C, the actual K-12 enrollment in Cortland has declined over the past six years (2,351 in 2017-18 to 1,850 in 2022-23) by 501 students or 21.3%. All enrollment projection models indicate that the decline in student enrollment will continue over the next seven years.



In 2017-18, the Cortland district completed a study to examine the utilization of the district's schools. This study included a chapter on enrollment projections. The enrollment projection Table 5.2 from that study is provided below. This excerpted table is based on the same rubric as Table 2B above.

Grade	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
Births	304	290	231	255	228	246	215	232	247	234	234	234	234
K	221	221	196	165	186	165	163	154	166	176	167	167	167
1	205	219	217	184	165	182	182	159	150	162	172	163	163
2	218	191	207	211	186	163	160	176	154	146	157	167	158
3	200	202	182	202	196	186	178	153	169	148	139	150	160
4	189	200	191	170	191	200	190	172	148	164	143	135	146
5	223	179	187	190	164	192	185	184	167	144	159	139	131
6	192	213	174	174	191	166	160	181	180	163	140	155	135
7	199	203	214	186	190	199	201	168	190	189	172	148	163
8	215	194	208	193	181	186	184	195	163	185	183	167	143
9	203	197	194	219	188	178	178	182	192	161	182	181	164
10	196	188	195	183	205	184	180	170	174	184	154	174	173
11	190	186	175	171	164	195	189	165	157	160	169	142	160
12	186	187	194	173	176	166	166	191	167	159	162	171	143
K-12 Total	2637	2580	2534	2421	2383	2362	2316	2251	2177	2139	2099	2058	2007
K-6 Total	1448	1425	1354	1296	1279	1254	1218	1179	1134	1102	1078	1076	1061
7-8 Total	414	397	422	379	371	385	386	364	354	374	355	314	306
9-12 Total	775	758	758	746	733	723	712	708	690	663	666	667	640

There are five years where the enrollment projections from the 2017-18 study can now be compared to actual enrollment. This comparison is documented in Table 3 below.

School Year	2018-19	2019-20	2020-21	2021-22	2022-23
Projected K-12 Enrollment	2316	2251	2177	2139	2099
Actual K-12 Enrollment	2222	2115	1984	1915	1850
Difference	-94	-136	-193	-224	-249

The actual enrollment for these years is less than projected enrollment in every case. The disparity becomes greater over the five-year comparison period. Given this comparison, it may be wise to use the most conservative projection model

provided in Table 2C above. This example clearly illustrates the importance of routinely updating a school district's enrollment projections.

Beginning with the 2019-20 school year, Cortland closed two buildings and reconfigured grade levels in the remaining buildings. The enrollment projections by building are based on the current grade level configuration. Table 4A that follows looks at the enrollment history and projections for each school building using the 5-year average birth rate. Except for Barry Primary, the projected districtwide enrollment decline is also reflected in the school building analysis. The enrollment projections for Barry Primary are essentially constant with perhaps a slight increase at the end of the projection period. As noted above, the enrollment projections become less reliable in the out years due to the absence of actual live birth data. This is especially true when looking at the primary building data. Five of the seven projected years for this building are based on estimated live births resulting in building enrollment projections that are less predictable. Given the fluctuations in the actual live birth rates for the district when using the 5-year averaging model, Table 4B was developed using the more conservative 3-year live birth rate average when estimating live birth rates for future years. Using this model, all buildings are projected to experience a decline in student enrollment.

The district should continue to update its enrollment projections on a regular basis. The importance of this process is clearly demonstrated in the examination of the 2017-18 study projections compared to actual enrollment above.



Table 4A													
Enrollment History and Projections by School Building (Live Birth Rate Average 2015-2019)													
School Year	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30
K-6 Barry Total	360	328											
K-6 Virgil Total	116	113											
K-6 Parker Total	230	224											
K-6 Randall Total	290	267											
K-6 Smith Total	251	249											
K-2 Barry Primary Total			452	423	435	429	436	407	422	424	437	437	437
3-4 Smith Intermed Total			308	288	256	273	254	263	256	241	242	244	255
5-6 Randall Middle School Total			349	295	277	263	251	253	235	244	238	223	225
7-8 Junior High Total	375	349	353	350	332	297	266	255	244	245	228	236	230
9-12 Senior High Total	707	694	653	628	615	588	591	556	522	471	438	430	405

Table 4B													
Enrollment History and Projections by School Building (Live Birth Rate Average 2017-2019)													
School Year	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30
K-6 Barry Total	360	328											
K-6 Virgil Total	116	113											
K-6 Parker Total	230	224											
K-6 Randall Total	290	267											
K-6 Smith Total	251	249											
K-2 Barry Primary Total			452	423	435	429	436	407	416	413	421	421	421
3-4 Smith Intermed Total			308	288	256	273	254	263	256	241	242	439	246
5-6 Randall Middle School Total			349	295	277	263	251	253	235	244	238	223	225
7-8 Junior High Total	375	349	353	350	332	297	266	255	244	245	228	236	230
9-12 Senior High Total	707	694	653	628	615	588	591	556	522	471	438	430	405

While the enrollment in Cortland since 2017-18 has been decreasing, the longer-term enrollment history of the district has shown an even greater decline. The student enrollment in Cortland has declined since 2007-08 just as it has for nearly every school district in upstate New York. Table 5 below tracks the enrollment for school districts in Cortland County over the past fourteen years. Every school district has experienced declining enrollment with the percentage decrease in Cortland being greater than other districts.

Table 5				
Enrollment History for Cortland County School Districts in Grades K-12				
District	2007-08	2017-18	2021-22*	Change from 2007-08
Cincinnatus	673	542	499	-174 / -25.9%
Cortland	2795	2478	2036	-759 / -27.2%
Homer	2185	1874	1877	-308 / -14.1%
Marathon	890	708	718	-172 / -19.3%
McGraw	572	552	537	-35 / -6.1%

* 2022-23 enrollment for other districts is not yet available from NYSED so 2021-22 data are used for comparative purposes.

In studying school district enrollment histories and projections, it is important to determine if there are outside factors that might be impacting the number of students attending the school district. The first factor that is examined is the number of students in Cortland who are home schooled. Table 6 that follows presents these data.

Table 6						
Home-Schooled Students (Not Including Homebound/Tutored)						
Grade	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23
K	3	3	4	14	8	6
1	4	7	9	17	17	7
2	4	3	9	17	9	11
3	6	6	3	16	13	6
4	10	5	8	10	14	10
5	5	6	9	11	12	10
6	6	7	6	15	9	10
7	6	7	6	9	14	10
8	8	7	5	12	9	13
9	7	10	8	7	12	13
10	6	10	11	5	8	11
11	1	3	8	6	7	5
12	6	5	2	4	7	5
TOTAL	72	79	88	143	139	117

It is apparent from Table 6 that home schooling does not significantly impact the enrollment at Cortland. The number of home-schooled students at most grade levels would not cause the number of classrooms or sections to increase should they enroll in the school district. The number of students in the district who are home-schooled has increased over the past six years, mirroring state and national trends. In 2017-18, home schooling accounted for 3.1% of the district enrollment. In 2022-23, this number has risen to 6.3%. COVID-19 also had a major impact on home schooling across the state and Cortland is no different. The increase in 2020-21 and 2021-22 can be directly attributed to parental choices related to the pandemic. Home school enrollment returned to more typical levels in 2022-23.

The next group of students to be considered is the group that attends non-public and charter schools in the area. The non-public schools that educate Cortland students are Cortland Christian Academy, a Pre-K-12 school, Covenant Love Community School, a Pre-K-10 school in Freeville, George Junior Republic School, a 7-12 school in Freeville, Marathon Christian Academy, a Pre-K-12 school in Marathon, St. Mary's School, a Pre-K-6 school in Cortland, and Victory Christian Academy, a K-12 school in Cortland. Charter schools attended by Cortland residents are New Roots School in Ithaca and Truxton Academy in Truxton. Table 7 that follows shows the number of Cortland students who attended non-public and charter schools over the past six years.



Table 7 Resident Students Attending Private or Charter Schools							
		2017-18	2018-19	2019-20	2020-21	2021-22	2022-23
Cortland Christian Academy	K-2	36	33	29	22	22	15
	3-4	17	19	21	17	15	17
	5-6	23	20	16	12	15	16
	7-8	25	26	25	18	11	14
	9-12	49	49	43	36	35	31
Covenant Love Community School	K-2	0	0	0	0	1	2
	3-4	0	0	0	1	2	1
	5-6	1	0	0	1	1	0
	7-8	0	1	1	0	1	1
	9-12	0	0	0	0	0	0
George Junior Republic School	K-2	0	0	0	0	0	0
	3-4	0	0	0	0	0	0
	5-6	0	0	0	0	0	0
	7-8	0	0	0	0	0	0
	9-12	8	8	6	3	3	2
Marathon Christian Academy	K-2	0	0	0	0	0	1
	3-4	0	1	0	0	0	0
	5-6	0	1	2	1	1	0
	7-8	0	3	3	1	1	1
	9-12	0	0	0	1	0	1
St. Mary's School	K-2	45	54	52	48	53	50
	3-4	25	23	32	26	28	28
	5-6	26	25	23	22	23	22
	7-8	0	0	0	0	0	0
	9-12	0	0	0	0	0	0
Victory Christian Academy	K-2	2	8	2	4	2	0
	3-4	4	8	4	6	6	4
	5-6	3	4	3	3	3	4
	7-8	1	4	3	6	6	5
	9-12	0	1	4	4	7	12
New Roots School	9-12	3	3	0	1	1	2
Truxton Academy	K-2			9	14	28	22
	3-4				5	15	12
	5-6						7
TOTAL		268	291	278	252	280	270

Non-public and charter school enrollment has fluctuated but remained generally stable over the past six years. The majority of Cortland resident students attending non-public and charter schools are enrolled at either Cortland Christian Academy, St. Mary's School, or Truxton Academy. Truxton Academy opened in

2019-20 with grades K-2 only and has added one grade level per year as students progress through the school. The academy currently enrolls students in grades K-5. It is reasonable to expect that the enrollment in this charter school will continue to increase as grade levels are added. Should one of these three schools close, there could be an impact on enrollment that would result in staffing and facilities adjustments if the current students chose to enroll in the Cortland schools. Barring that, there does not appear to be a significant impact on the Cortland enrollment.

Student enrollment can also be impacted by policies that school districts have regarding non-resident students. District enrollment can be increased if there is a large number of non-resident students who attend a district and district enrollment can be decreased if a large number of resident students choose to attend school in another school district. Cortland Enlarged City School District does accept students on an annual basis providing there is no increase in the size of faculty or staff, no increase in cost to the district, no increase in class entry level above the desired number of students, and educational programs currently exist that will benefit the applicant (district policy #7132). Table 8 shows the number of non-resident students who have attended Cortland over the past six years. It is clear that non-resident student attendance at Cortland has been stable at both the building and district level and does not have a significant impact on enrollment.

Table 8						
Non-Resident Students By School Building						
	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23
K-2						
3-4	1	1				
5-6						
7-8					2	2
9-12	5	3	5	3	1	2
TOTAL	6	4	5	3	3	4

Similarly, the number of Cortland students who attend school in other public school districts as presented in Table 9 below is relatively small and has been stable of the past six years. As a result, another factor has been identified that does not have a significant impact on the overall enrollment projections for Cortland.

Table 9						
Resident Students Attending Other Public Schools By School Building						
	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23
K-2	6	7	5	7	4	2
3-4	6	4	1	3	3	3
5-6	2	3	4	4	1	4
7-8	0	6	3	3	6	9
9-12	5	12	11	5	4	5
TOTAL	19	32	24	22	18	23

Some Cortland students receive instruction in full-time BOCES programs. While these students are residents of the Cortland school district, they are not included in the enrollment counts and projections in Tables 2 – 4. The educational programming provided at BOCES is designed to meet the specific needs of these students and is not currently available in district classrooms. The enrollment in these programs has been constant over the past five years so there is no reason to expect a significant change in the future that could impact the use of district buildings and classrooms.

Table 10						
Students Enrolled Full-time at BOCES						
	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23
Special Education	50	69	71	60	64	68
General Education	28	29	27	31	27	27
TOTAL	78	98	98	91	91	95

Another factor to be considered when projecting public school enrollment is whether or not there will be any dramatic change to the overall population of the district. Are large housing developments being planned for the district? Is a major employer developing a large business in the area that will create numerous new jobs? Are there any major employers who are planning to move out of the area? District officials have an excellent working relationship with local government officials and should continue to have proactive discussions around this topic.

The cohort survival methodology for predicting school enrollments is most effective when the future is reflective of the past. For all of the factors that have been considered to this point, there do not appear to be any major impending issues

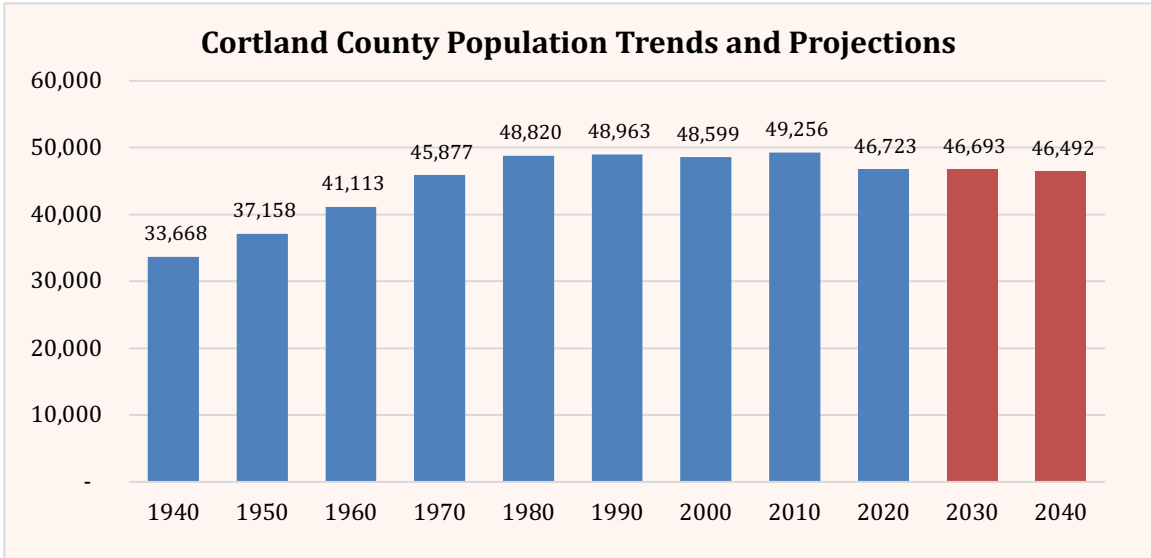
in the district that would impact future enrollments other than what has been shown in the enrollment projections. However, it is important to examine recent real estate trends to determine if there are any indicators which could alter this conclusion. The real estate market across the country has been very active and Central New York is no different. Table 11 documents the real estate sales in the past two years in the Cortland district. Eight fewer homes, approximately -3%, have been sold in 2022 as compared to 2021. These data do not consider the family size of either the sellers or buyers. Even in these years where the real estate market has been active, home sales in the Cortland school district have not fluctuated significantly.

Table 11 Real Estate Sales Overview for Cortland Enlarged City SD	
Number of home sales 12.31.2020 – 12.31.2021	243 (203 single family, 40 multi-family)
Number of home sales 12.31.2021 – 12.31.2022	235 (204 single family, 31 multi-family)
Number of home sales pending on 12.31.2022	14 (7 single family, 7 multi-family)
Number of homes active on 12.31.2022	8 (7 single family, 1 multi-family)

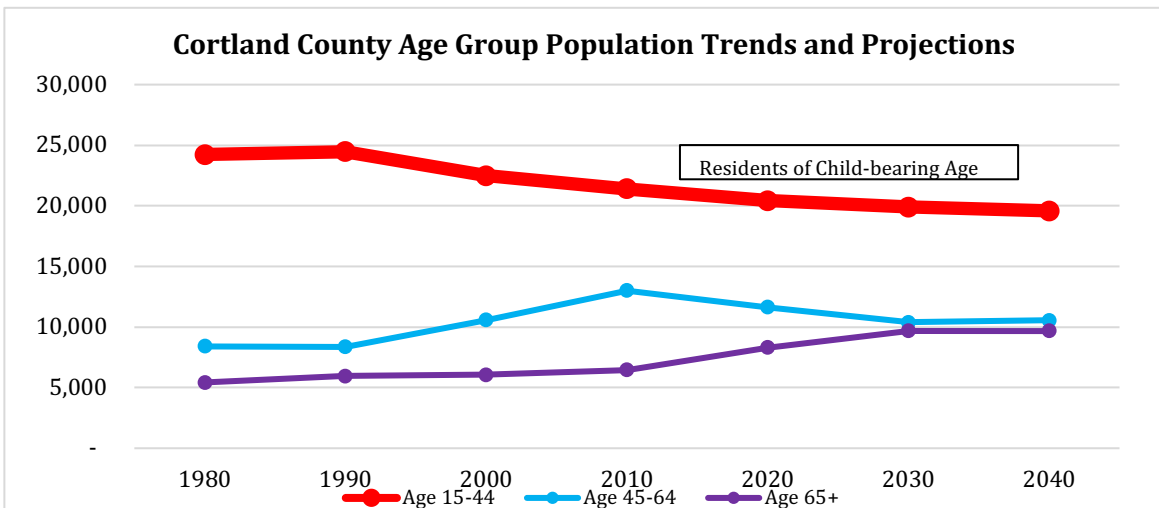
To summarize the enrollment section of this report, it is anticipated that the enrollment for the district will continue to decline, given the projection based on past enrollments. The district should continue to monitor the future enrollment and update enrollment projections annually based on actual enrollment

Finally, it is important to take at least a cursory look at the population history and future trends of the region to determine whether major change is upcoming for the Cortland area that might impact the student enrollment in the Cortland school district.

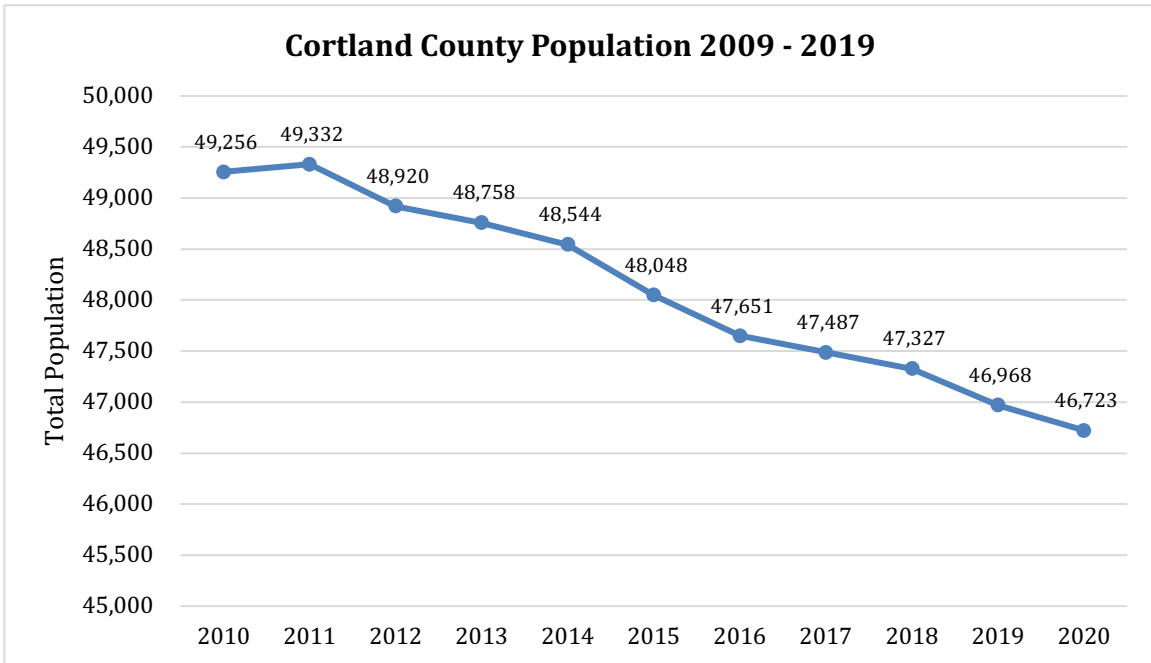
The graph below illustrates the historical (blue) and projected (orange) U.S. Census population data for Cortland County as compiled by Cornell University. The population in Cortland County increased from 1940 to 2010 with a nominal decrease in 2000. The majority of this increase occurred from 1940 to 1980. From 1980 through 2010, the county population was essentially constant. The population declined by approximately 5% in 2020. The projections provided by the U.S. Census Bureau show the county population remaining stable over the next several decades.



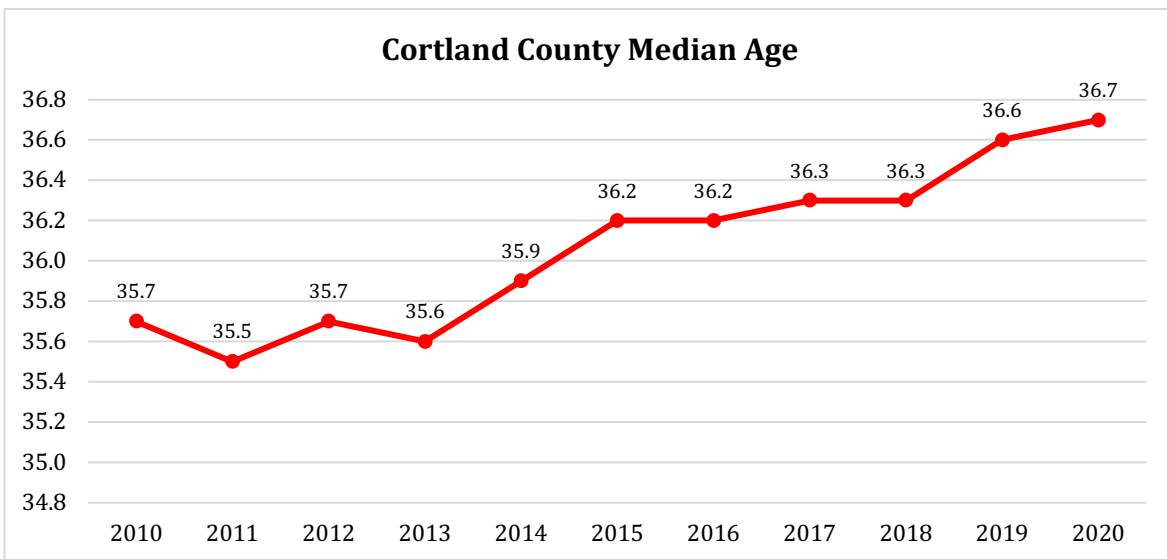
It is interesting to further break down the Census data. The graph that follows shows the population trends and projections by age group beginning in 1980. The age group of 15 – 44 is considered to be the group of child-bearing age. After a slight increase from 1980 to 1990, the population of this group in Cortland County has steadily declined. This is in contrast to the 45 – 64 age group which has fluctuated over the analysis period and the 65+ age group which has been increasing since 1980 and is projected to continue this trend. Given this data, there is no reason to expect a significant increase in the future school age population of Cortland County or Cortland Enlarged City SD.



The graph below provides a year-by-year look at the actual Cortland County population over the past decade. These data further reinforce the conclusion that Cortland County will not experience significant future population growth.



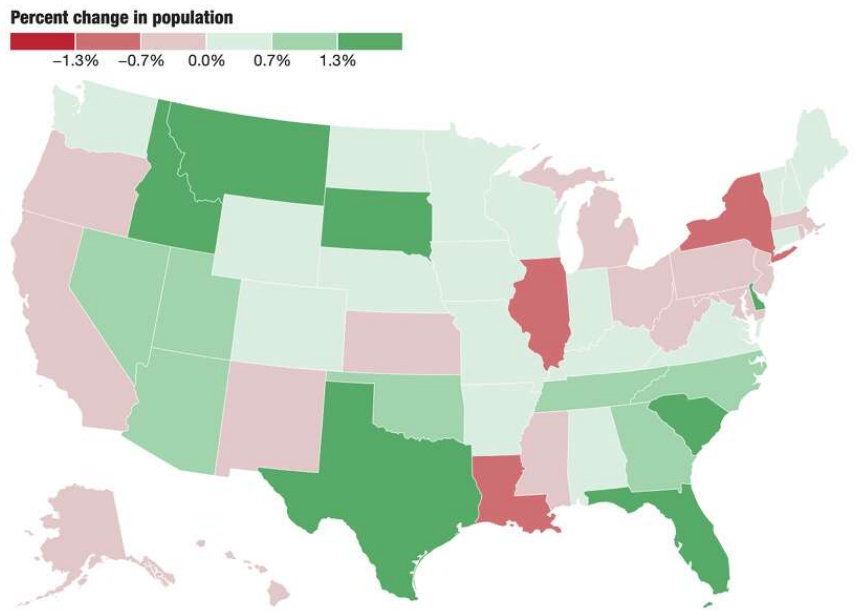
Lastly, the median age of the Cortland County population from 2010 to 2020 as shown in the following graph has been increasing slightly throughout the past decade.



In an article published in the Albany Times Union on 12/23/22, the map presented below illustrates the national trends in state population change. While the data are only for one year, they are consistent with U.S. Census trends and projections. The population decline experienced by most school districts in upstate New York is consistent with the statewide trends.

New York led the country in population decline over the last year

The state's population fell by more than 180,000 people from July 2021 to July 2022.



There is nothing in the county or state data to indicate that dramatic population shifts will be occurring in the future. The population of Cortland County is projected to be stable at best, the number of residents of child-bearing age will continue to decline, and the region will get older. It does not appear that any of these data will influence the student population in Cortland in a dramatic way that would be inconsistent with what has been projected.

In October 2022, Micron Technology announced that it plans to build a computer chip plant complex in the northern suburbs of Syracuse. It is projected that this project will create up to 9,000 jobs over the next 20 years. The Micron plant complex will be approximately 50 miles north of Cortland. With access to Interstate 81, the commute from Cortland to the Micron complex is less than one hour so it is possible that some employees may choose to locate within the district.. Construction on the first of the multi-phase projects is projected to begin in 2024. Micron officials reported that operation of the first plant is projected to commence in the “latter half of the decade”. While the Micron impact may be felt in Cortland County, employees and their families would likely not be arriving until the out years of the scope of this study.

Summary

As documented in Table 10 below, the student enrollment in Cortland has declined since the 2002-03 school year. The same trend can be found in nearly every district across upstate New York.

Table 10 Cortland Enlarged City SD Enrollment	
Year	Enrollment
2002-03	2805
2003-04	2847
2004-05	2833
2005-06	2810
2006-07	2798
2007-08	2795
2008-09	2750
2009-10	2709
2010-11	2715
2011-12	2640
2012-13	2659
2013-14	2604
2014-15	2559
2015-16	2436
2016-17	2376
2017-18	2351
2018-19	2222
2019-20	2115
2020-21	1984
2021-22	1915
2022-23	1850

Regardless of the assumptions used above (Tables 2A, 2B, and 2C), the enrollment of the Cortland district is projected to continue to decline over the next seven years. The regional population projections support the conclusion that, absent any other local mitigating factors, the district's enrollment will likely decline. As noted above, it is important for the district to regularly update its enrollment projections and carefully monitor the trends in these buildings.