DEER VALLEY UNIFIED SCHOOL DISTRICT
DEMOGRAPHIC & ENROLLMENT ANALYSIS
2021/22

Final Draft Report

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DEER VALLEY

APPLIED ECONOMICS

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Executive Summary

The 2021/22 demographic and enrollment update for the Deer Valley Unified School District (District) incorporates new data for the District and its sub-areas, as well as information regarding changes in regional socioeconomic conditions. The purpose of this analysis is to identify current and historic demographic, development and enrollment trends, and to anticipate future trends to create District and sub-District enrollment projections through 2031/32.

Some of the main findings and conclusions from this report include:

- Total enrollment in District was 33,659 students in the fall of the 2021/22 school year; this represents a six percent increase (roughly 2,000 students) over last year, bringing total enrollment back to pre-pandemic levels. With the exception of last year, total enrollment has remained nearly unchanged, averaging about 33,600 students, since 2016/17.

- Last year, the declines in average enrollment occurred in all four cohorts due to the negative effects of the COVID-19 pandemic, although the losses were much stronger in the K-2 and 3-5 cohorts. This year all four cohorts saw enrollment per grade increase, with gains ranging from 8.6 percent in the K-2 cohort to 4.1 percent in the 6-8 cohort.

- Census data indicates a general aging of the population, which directly impacts District enrollment. The share of persons under the age of 5 years has declined by one percent over the past 10 years and the share of school-age persons (5 to 17 years) in the District has declined by about two percent. The population in the 25 to 44 age group, typically considered prime child-rearing years, has grown by just 0.6 percent per year since 2010, illustrating the correlation of this age group with the population under the age of 18. In 2020, the 45 to 64 and 65 and Up categories, which together comprised about 27 percent of the population in the District in 2000, accounted for nearly 41 percent of the total population.

- The distribution of households by age can be an indicator of future student enrollment. Since 2010, data on the age of the householders shows a decline in the share of the age category that drives younger elementary enrollment (ages 25 to 34 years), slightly stronger declines in the category that drives older elementary enrollment (ages 35 to 44 years), and the smallest decrease in the share of householders that drive high school enrollment (ages 45 to 54 years).

- There are currently 19 charter schools operating within the District's boundaries serving approximately 6,800 K 12 students. There are another 15 charter schools located within one mile of the District's boundaries that currently enroll more than 5,500 K-12 students. The total number of in-District and area charter schools has increased steadily since 2008/09, reaching a new high of 34 schools in the fall of 2021. The bulk of charter school enrollment continues to be in the younger grades, with declining enrollment totals beginning in 7th grade.

- Multifamily development has accounted for nearly 40 percent of total permitting in the past decade, with nearly 75 percent of that in the last five years. Low density permits have been consistently strong and are increasing. Production declines, especially during the past year, can be attributed to buildout at numerous projects. The local market tends to have small subdivisions outside master plans that start and buildout fairly quickly, adding to market fluctuations but not as a result of any weakness.

- Potential housing supply additions in the District are estimated at over 66,000 units. The amount of activity forecast in the 2-to-5-year period and beyond indicates a substantial escalation in expected production. Multifamily development is expected to remain strong in the future. Single family is likely to continue with a significant proportion of lower density projects but there are large tracts of land being planned for future development and the actual product types defined may be notably different from the current estimate.

- In 2021/22 the school-age population within the District is estimated to be about 46,500 persons and enrollment totaled 31,711 students. At 72.3 percent, the District's current E-P Ratio appears to have generally returned to pre-pandemic levels, which had shown signs of a gradual increase. Similar trends can be observed in the District's Service Rate, which also dropped dramatically last year, but the bounce-back in the rate this year is somewhat less than that seen in the E-P Ratio (which is based on total enrollment). Assuming a gradual decline in the E-P Ratio and nominal growth in the school-age population, enrollment is expected to total about 35,500 students at the end of the projection period.

- Elementary attendance area enrollment during the first five-year period is forecast to increase by four percent, or 700 students, including the addition of 200 out-of-District students. The largest enrollment increases are expected in the Union Park (560 students), Sonoran Foothills (340 students) and Esperanza (300 students) attendance areas; five additional attendance areas are expected to increase enrollment by more than 12 percent in the next five years. Four elementary attendance areas are projected to experience declines of 20 percent or more during the first half of the projection period; in terms of the number of students, the largest declines during this period are expected in the Las Brisas (-580 students) and Westwing (-200 students) attendance areas. In the second five-year period, elementary attendance area enrollment is expected to continue to increase due to strong growth in the Stetson Hill attendance area, which is projected to add 560 students (a 97 percent increase) between 2026/27 and 2031/32. In addition, both the Desert Mountain and Canyon Springs attendance areas are projected to add nearly 200 students each during the second five-year period. The enrollment gains during this period are partially offset by declines in 16 elementary attendance areas totaling 570 students; the largest elementary enrollment declines are expected in the Sierra Verde (-90 students), Terramar (-80 students) and Diamond Canyon (-70 students) attendance areas.

- In the middle school attendance areas, the addition of 230 students over ten years in the Deer Valley Middle School attendance area is expected to be almost entirely offset by net losses in both the Desert Sky (-80 students) and Hillcrest (-140 students) attendance areas. Overall, middle school enrollment is projected to remain virtually unchanged, adding fewer than 10 students over the next 10 years due to net enrollment losses in the second half of the projection period.

- More dramatic enrollment changes, both gains and losses, in the high school attendance areas are expected over the next 10 years. Significant growth in the Barry Goldwater attendance area is anticipated throughout the projection period, resulting in the addition of nearly 1,500 students (a 62 percent increase) by 2031/32; in addition, more than 200 out-of-District students are expected to be added over the next 10 years. These gains, combined with an 11 percent (+170 students) enrollment increase in the Deer Valley attendance area, more than offset losses in the Sandra Day (-670 students), Mountain Ridge (-440 students) and Boulder Creek (-430 students) attendance areas during the same 10-year period, resulting in a net increase of about 350 (3.0 percent) 9-12 students by 2031/32 due to enrollment gains in the second half of the projection period.

CONTENTS

Executive Summary i

1.0 Introduction 1

2.0 Existing Conditions 3

2.1 Enrollment 3

2.2 Mobility 10

2.3 Demographic Trends 16

2.4 Alternative Providers 22

3.0 Residential Development 27

3.1 Market Conditions 27

3.2 Housing Construction 30

3.3 Residential Development 33

3.3.1 Future Development Potential 33

3.3.2 Development Projects 37

4.0 District Projections 37

4.1 Population & Housing 40

4.2 Enrollment 41

5.0 Sub-District Projections 47

5.1 Enrollment by Attendance Area 50

5.2 Enrollment by School versus by Attendance Area 54

5.3 Enrollment by School 61

Acknowledgements 64

Appendix A: High School Choice by 8th Grade School 65

1.0 Introduction

This demographic update report for the Deer Valley Unified School District (District) for the 2021/22 school year incorporates information on enrollment, demographic trends and residential development into 10-year District-level and small-area projections of enrollment by grade. The District-level projections use long-term demographic and housing trends for the District and projected trends for the region to create a macroeconomic, top-down analysis of population and enrollment.

The District is divided into 282 small area planning geographies, referred to as "grids," as shown in **Map 1**. The projections by grid are summed by current attendance areas in order to calculate baseline projections that provide sufficient detail to support facility and attendance area planning activities.

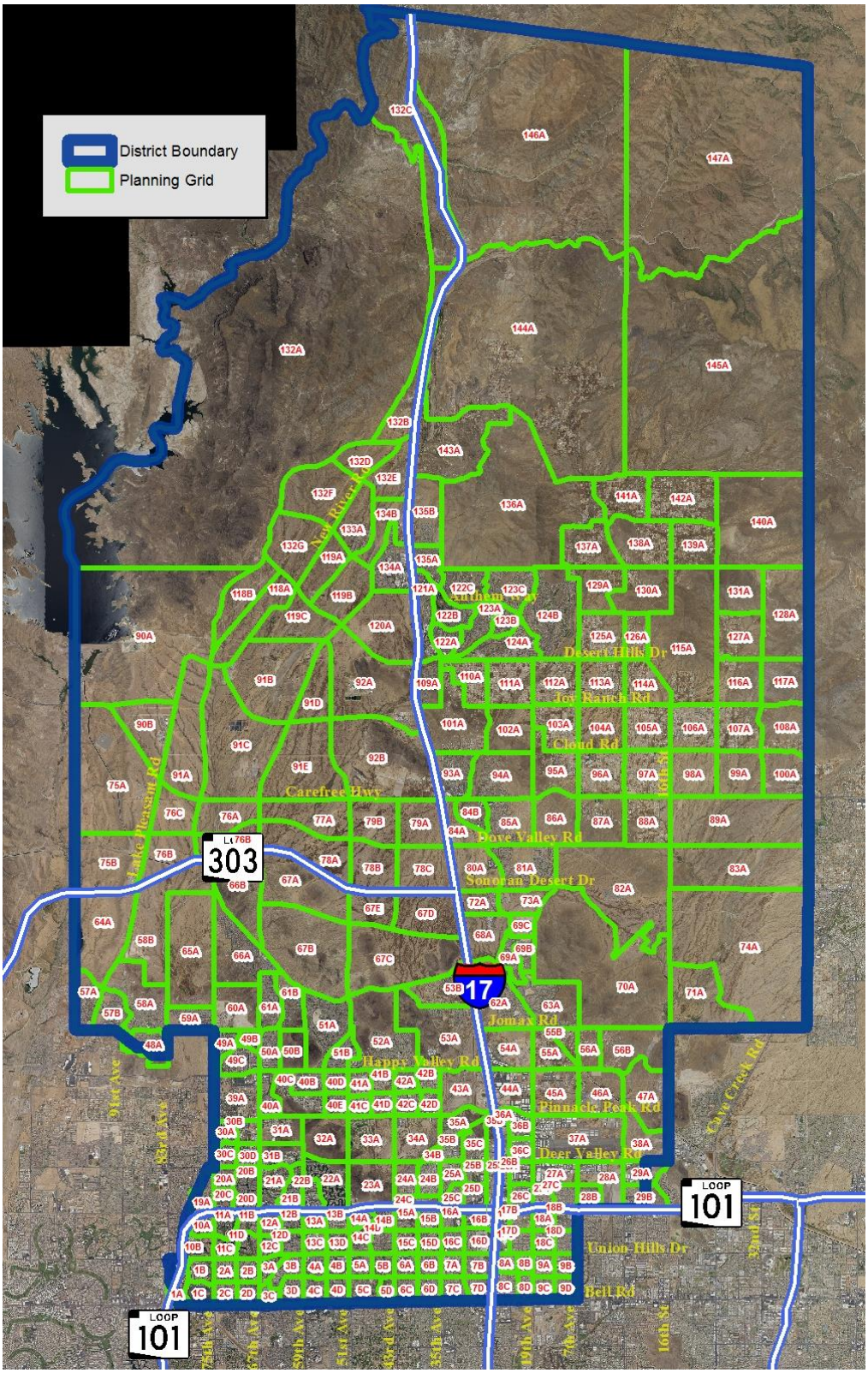
The balance of this report is divided into four sections. Section 2.0 reviews existing demographic and development conditions and provides enrollment information for the District. This chapter details demographic trends, including birth rate and student mobility trends, in the District in order to help understand current changes in enrollment. Finally, charter and private school enrollment data is presented for providers operating within and nearby District boundaries to help explain recent enrollment changes as compared to changes in the school-age population.

Section 3.0, Residential Development, presents information on current construction activity, vacancy rates and the potential future supply of new housing by unit type. It provides estimates for the timing of construction based on current activity, ownership and zoning status for vacant land available for residential development as well as area growth forecasts. The housing potential is segmented both by the type of housing product and the timing of specific housing projects within the district, which leads to the future distribution of enrollment.

Section 4.0 combines the demographic and residential development trends derived from the information presented in sections 2.0 and 3.0 to project District-level enrollment by grade for the 10-year period. These projections are developed in a top-down fashion, using long-term trends in enrollment, housing starts and completions, and student generation. Finally, Section 5.0 presents sub-District enrollment projections and the corresponding impact on student population in current attendance areas. The information in this section is helpful because it identifies the geographical areas of growth using visual representations of the ten-year enrollment projections for the grid planning areas within the District.

The information and observations contained in this report are based on our present knowledge of the land use and development patterns of the area under analysis, the current physical and socioeconomic conditions of the affected areas, and regional forecasts. Estimates and projections made in this report are based on hypothetical assumptions. However, even if the assumptions outlined in this report occur, there will usually be differences between the estimates and projections and the actual results because events and circumstances frequently do not occur precisely as expected. Applied Economics is under no obligation to update this report for events occurring after the date of its release.

MAP 1
DISTRICT GRID PLANNING GEOGRAPHY



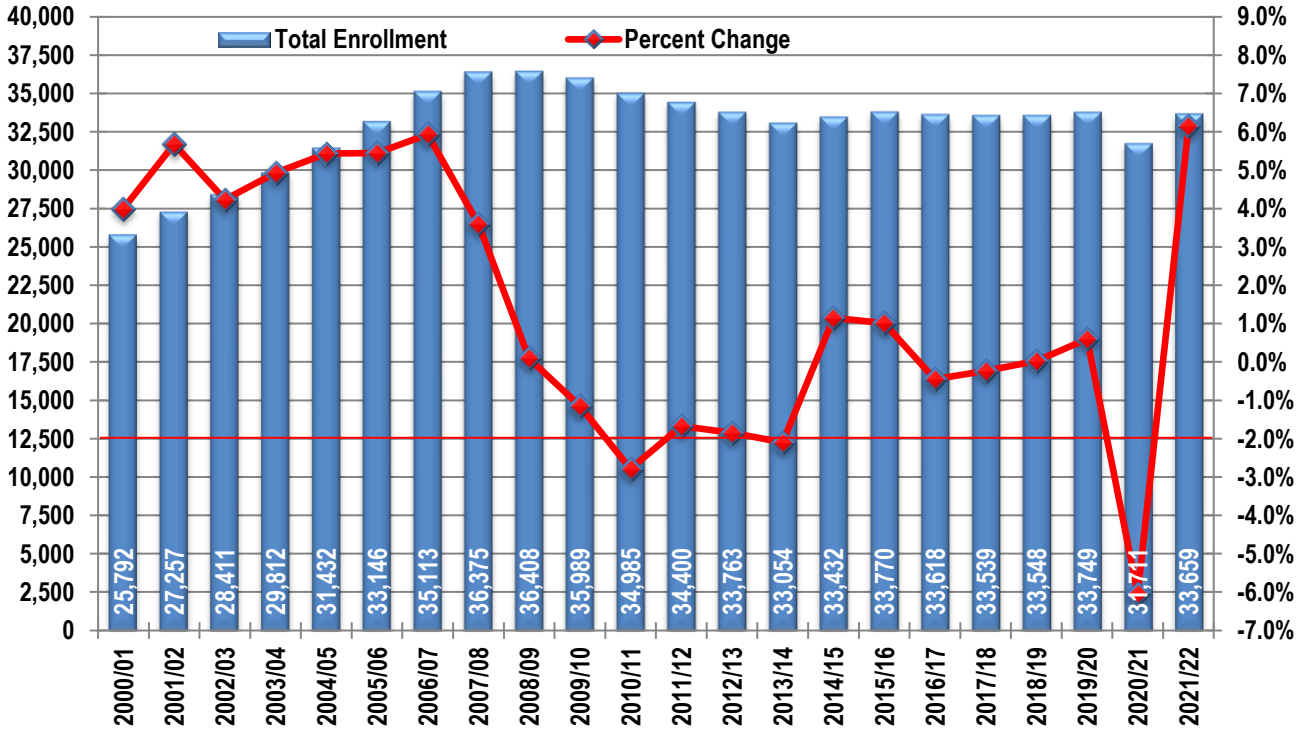
2.0 Existing Conditions

2.1 Enrollment

Total Kindergarten through 12th grade (K-12) enrollment in District was 33,659 students in the fall of the 2021/22 school year; this represents a six percent increase (roughly 2,000 students) over last year, bringing total enrollment back to pre-pandemic levels. With the exception of last year, total enrollment has remained nearly unchanged, averaging about 33,600 students, since 2016/17.

As illustrated in **Figure 1**, District enrollment grew by 4 to 6 percent per year between 2000/01 and 2006/07, adding more than 9,300 students, due to a wave of new housing construction. This "bubble" in the housing market ultimately collapsed, causing widespread employment losses and dwindling occupancy rates during the ensuing recession. Enrollment declined between 1.2 and 2.8 percent per year between 2008/09 and 2013/14, ultimately reaching a low of about 33,000 students. The large drop in the 2010/11 school year includes the loss of about 400 Kindergarten students as a result of the elimination of the District's free all-day program; the reinstatement free all-day Kindergarten helped fuel the enrollment increases in 2014/15 and 2015/16. Small K-12 enrollment declines returned in 2016/17 before increasing slightly in in 2018/19 and 2019/20. Following the decline caused by the anomalous effects of the pandemic in 2020/21, enrollment returned to pre-pandemic levels in 2021/22.

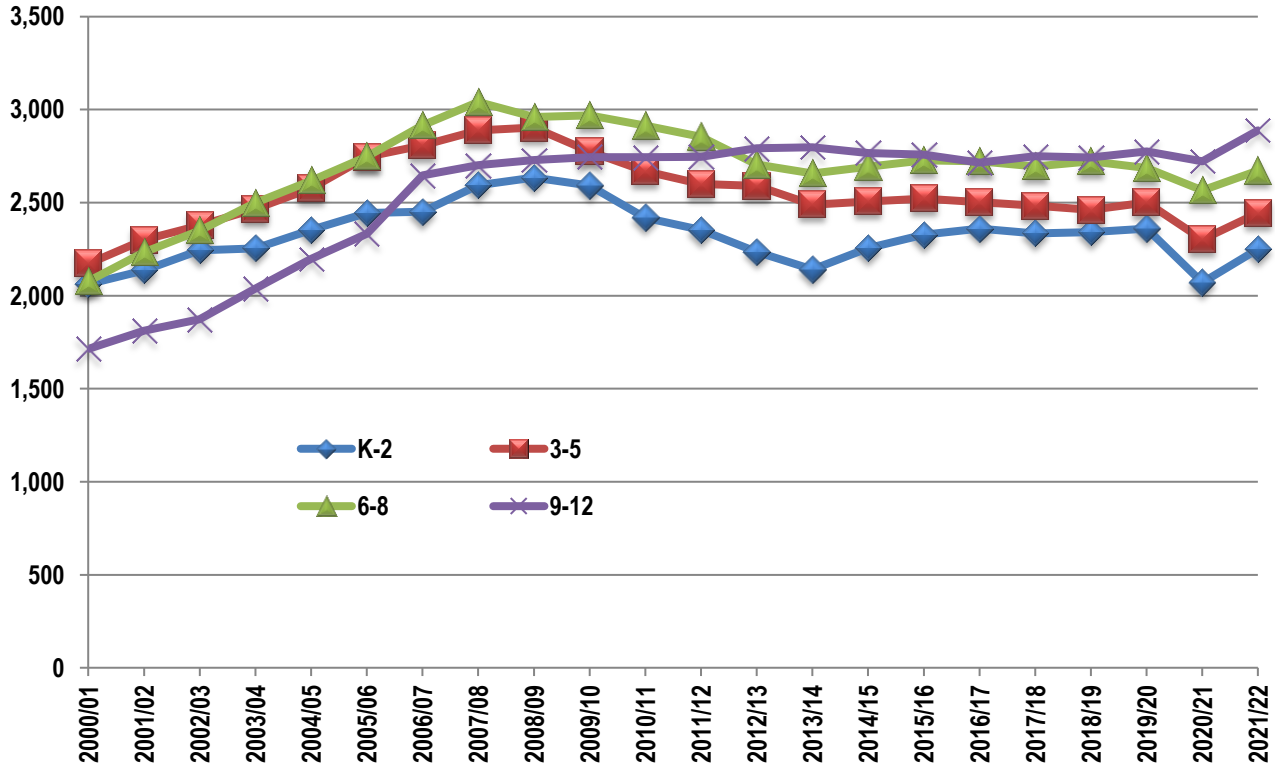
FIGURE 1
TOTAL ENROLLMENT BY YEAR AND ANNUAL GROWTH RATE



Sources: Deer Valley Unified School District; Applied Economics, 2022.

In addition to looking at trends in total enrollment, it is useful to analyze the student population by grade cohort. For this purpose, the grades are divided into four cohorts; in order to equalize the differences in number of grades per cohort, **Figure 2** shows average enrollment per grade in each cohort.

FIGURE 2
AVERAGE ENROLLMENT PER GRADE BY COHORT



Source: Deer Valley Unified School District; Applied Economics, 2022.

Between 2000/01 and 2007/08 every grade experienced a high level of growth, although faster growth in 9-12 and slower growth in Kindergarten to 2nd grade (K-2) cohort is reflective of a shift that occurred in the housing market as rising values limited the supply of entry-level options for younger families. Following the collapse of the housing market, enrollment in Kindergarten through 8th grade (K-8) entered a period of decline that persisted through the 2013/14 school year. The most significant losses were in the K-2 cohort, while losses in the 6th to 8th grade (6-8) cohort were less severe. Although growth in the 9th to 12th grade (9-12) cohort was hindered, it continued to increase slightly through the 2013/14 school year. These trends are evidence of the disproportionate impact of the Great Recession on younger families, which resulted in widespread enrollment decline in the younger grades.

In 2014/15 and 2015/16, average enrollment in each of the K-8 cohorts increased while enrollment in the 9-12 cohort decreased each year; however, by 2016/17, average enrollment was declining in all but the K-2 cohort. Although many factors impact enrollment, a major source of the 9-12 decline during this period was due simply to the ripple effect of the smaller class sizes in the younger cohorts progressing forward. In 2017/18, average

enrollment declined in all but the 9-12 cohort and in 2018/19, enrollment gains in the 6-8 cohort were offset by losses in the 3rd to 5th (3-5) cohort.

In 2019/20, only the 6-8 cohort experienced a decline in average enrollment, likely due to the losses sustained in the 3-5 cohort the year before. Last year, the declines in average enrollment occurred in all four cohorts due to the negative effects of the COVID-19 pandemic, although the losses were much stronger in the K-2 and 3-5 cohorts. This year all four cohorts saw enrollment per grade increase, with gains ranging from 8.6 percent in the K-2 cohort to 4.1 percent in the 6-8 cohort. While per grade enrollment in all four cohorts is relatively close in size, average enrollment in the 9-12 cohort is the largest (nearly 2,900 students) and K-2 is the smallest (about 2,300 students).

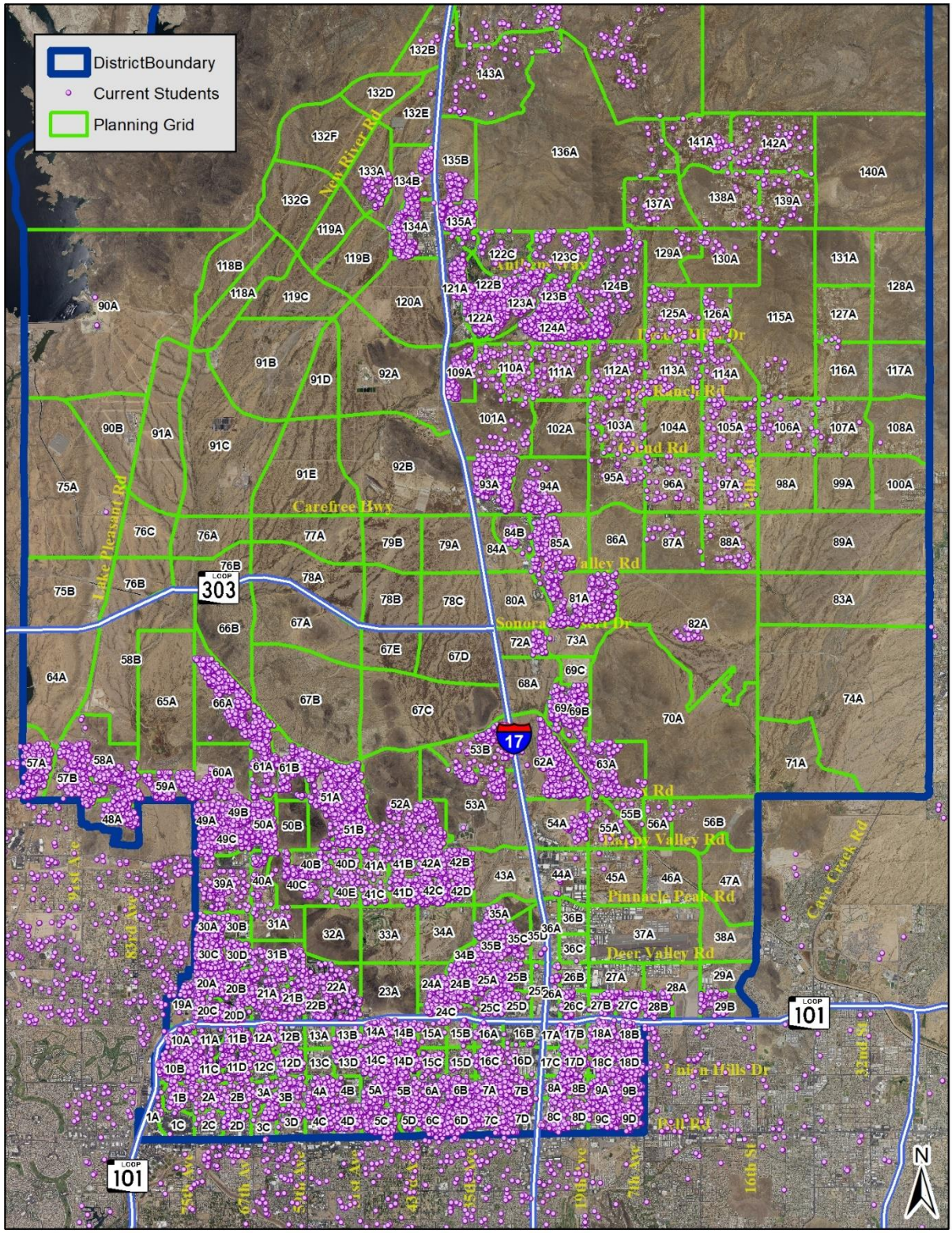
In general, the inconsistent nature of changes in average enrollment by grade cohort is not caused by any single factor, but by varying degrees of multiple factors. While the size of an incoming Kindergarten class certainly plays a major role in shaping enrollment in each successive grade level, a myriad of factors, including increased charter school competition, special program additions or closures within the District or in neighboring Districts and the economic climate.

In addition to looking at enrollment by grade, it is also useful to analyze the geographic distribution of students. **Map 2** shows the current point location of students attending District schools, including those living outside District boundaries. In all, nearly 2,700 of the District's 33,659 K-12 students (8.0 percent) reside outside District boundaries, up from about 1,800 students (5.3 percent) in 2015/16. The majority of the in-District students reside in the southwestern portion of the District, which is a well-established, primarily residential, area. Large student concentrations also exist in new subdivisions east of I-17 and north of Jomax Road.

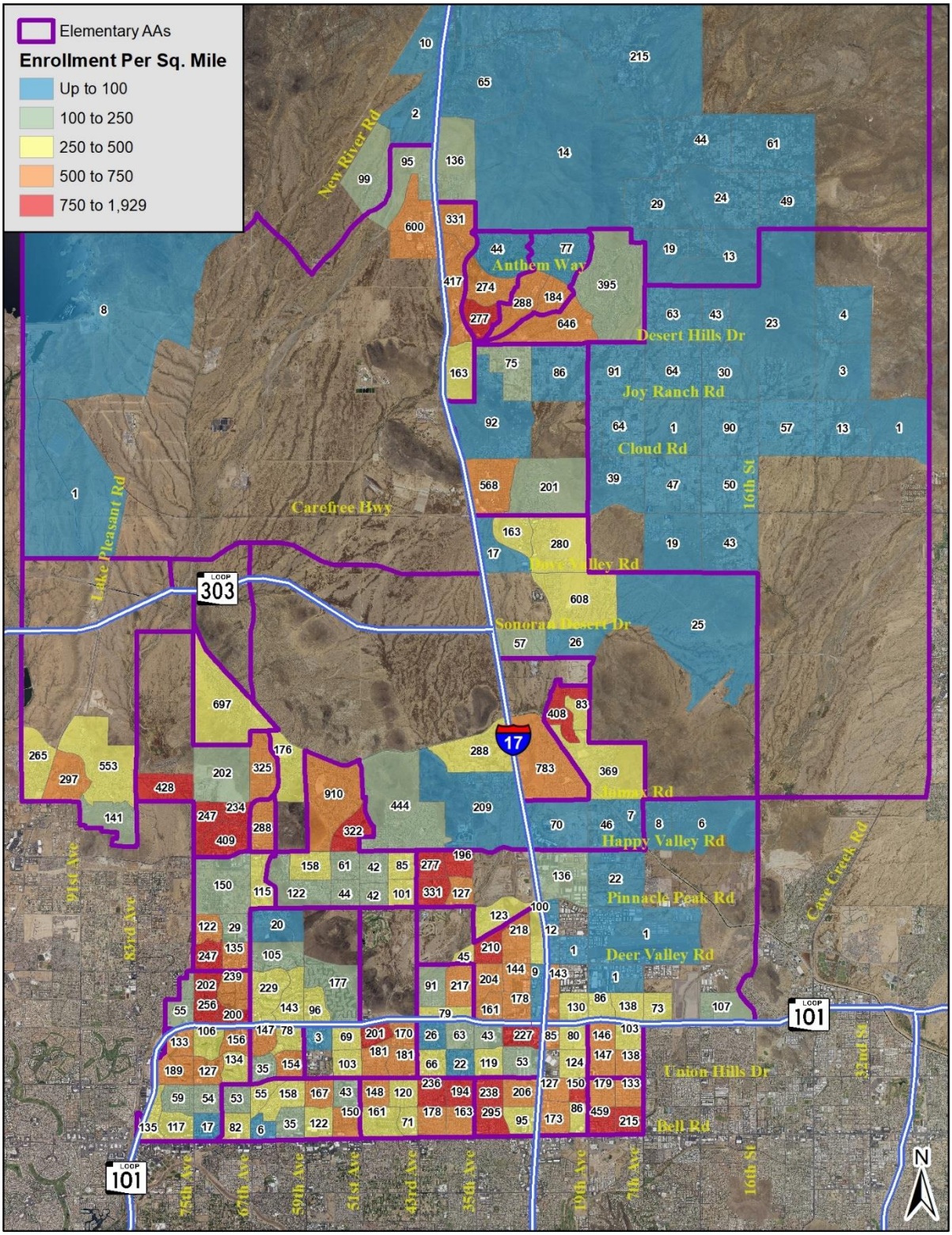
Map 3 displays the number of District students residing in each planning area (grid) used in the analysis. Higher-density areas are scattered throughout the southern portion of the District and in the north, near 1-17 in Anthem. Due to the significant amount of state and federal land within the District, there are large areas with little to no population.

Map 4 displays changes in enrollment since 2016/17. Enrollment declines were widespread over this period, but they were particularly severe in the Anthem area and in a few pockets north of Happy Valley Road, in the central portion of the District. Growth rates during this period were significant in new developments east of I-17, between Jomax and Dove Valley Roads, in areas north of Anthem and in a few pockets west of 51st Avenue and north of Happy Valley Road.

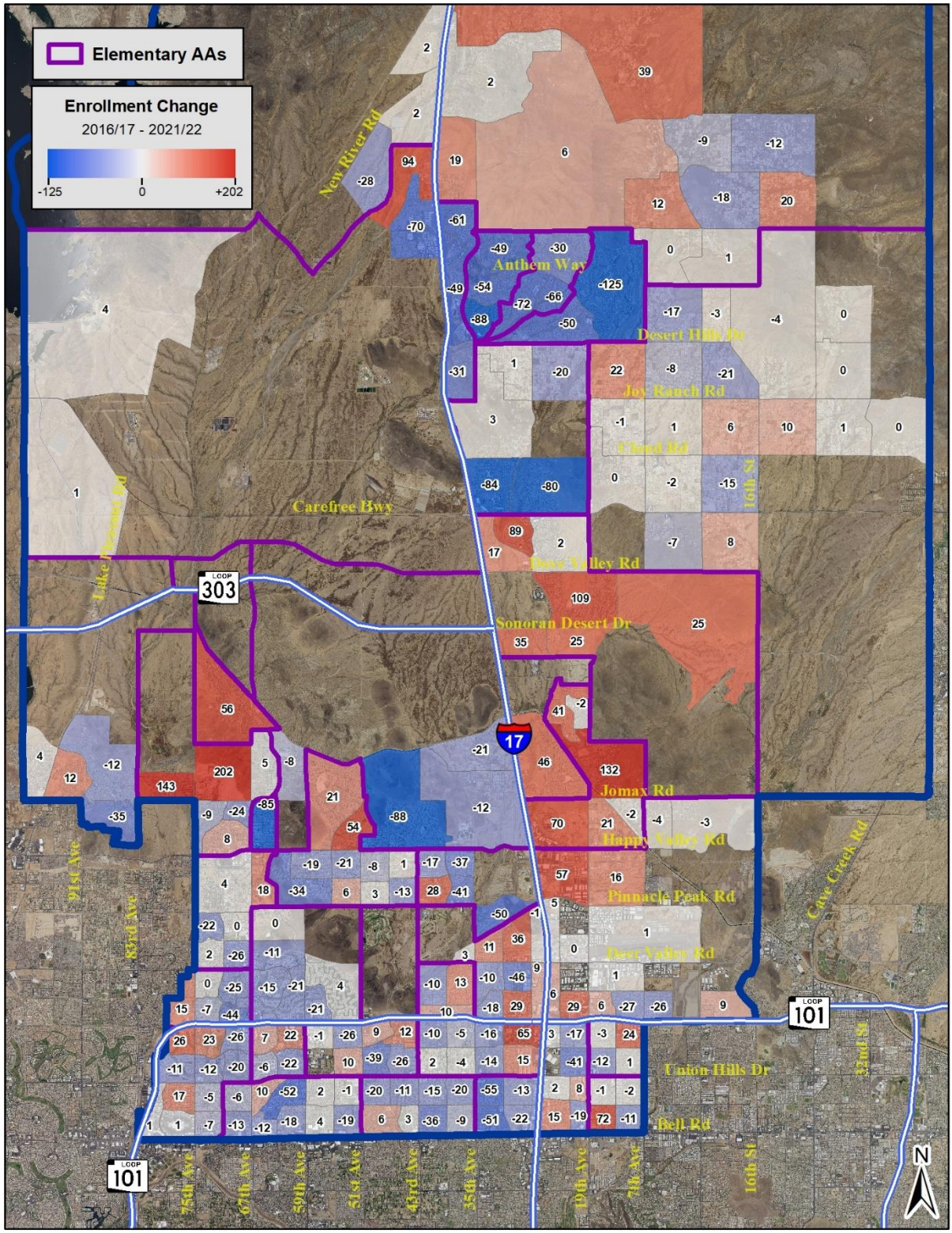
MAP 2
GEOGRAPHIC DISTRIBUTION OF STUDENTS: 2021/22



MAP 3
ENROLLMENT DENSITY WITH COUNT BY PLANNING GRID: 2021/22

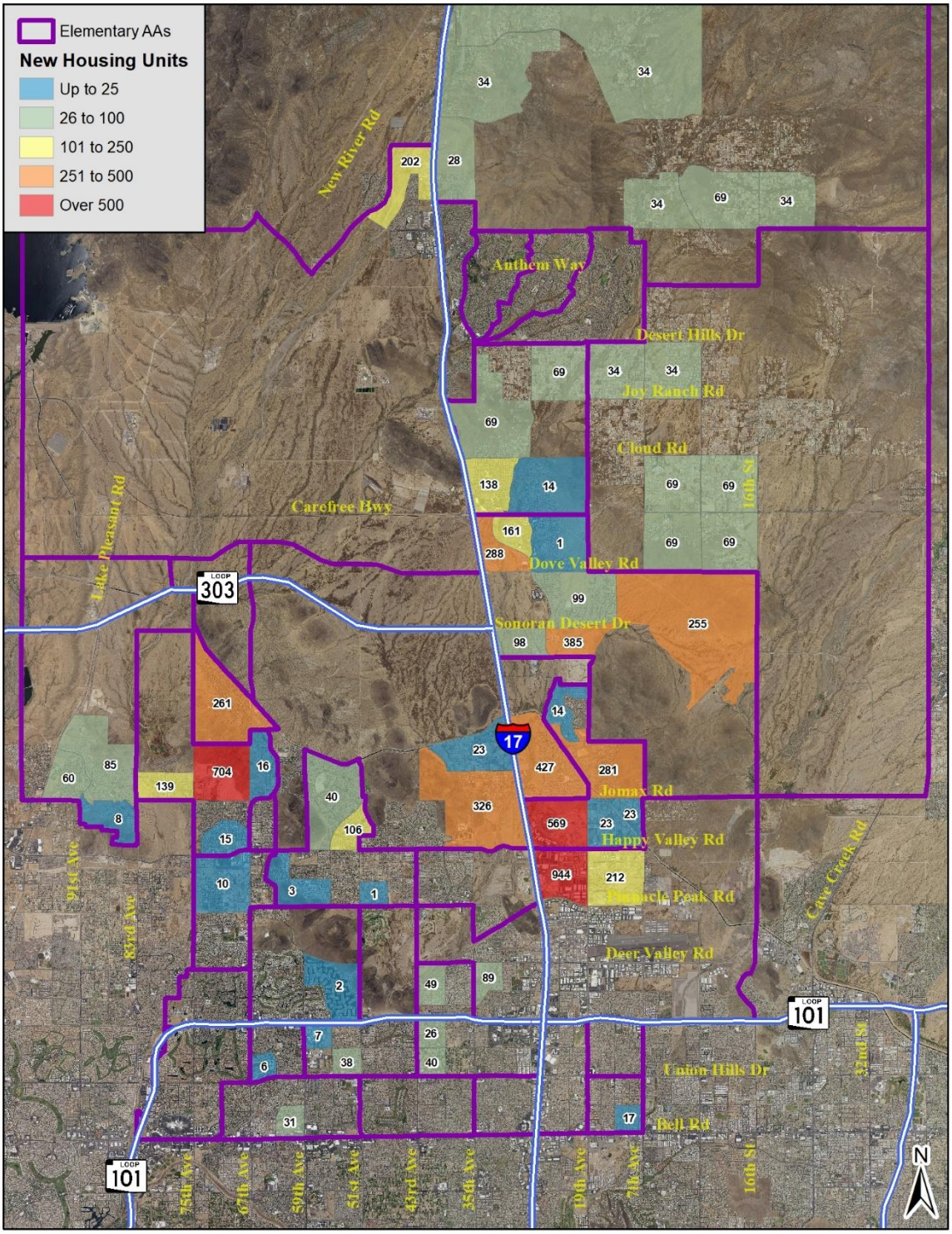


MAP 4
CHANGE IN ENROLLMENT: 2016/17 - 2021/22



Map 5 shows the change in housing units since 2016, which illustrates the correlation between housing construction and enrollment growth over the past ten years. The largest increases have occurred between Carefree Highway and Pinnacle Peak Road due to new development in those areas.

MAP 5
CHANGE IN HOUSING UNITS: 2016 - 2021



2.2 Mobility

Turnover and enrollment retention characteristics are important to understanding the long-term trends in student behavior that will drive future enrollment totals. **Table 1** summarizes the key measurements of student movement (including the loss of students from the District one year to the next), the share that new students comprise of total enrollment each year, and the share of students that are retained from the prior year.

TABLE 1
DISTRICT MOBILITY RATES

Year	K	1	2	3	4	5	6	7	8	9	10	11	12	Total
2013_14	**1,941**	**2,193**	**2,298**	**2,354**	**2,513**	**2,620**	**2,599**	**2,629**	**2,774**	**2,869**	**3,007**	**2,718**	**2,722**	**33,237**
Lost	16%	14%	14%	12%	12%	12%	12%	9%	14%	11%	12%	12%	97%	
New	76%	27%	20%	19%	17%	16%	14%	15%	11%	16%	9%	8%	6%	
Retained	55%	84%	86%	86%	88%	88%	88%	89%	91%	86%	89%	88%	91%	
2014_15	**2,221**	**2,207**	**2,367**	**2,436**	**2,493**	**2,612**	**2,680**	**2,736**	**2,681**	**2,856**	**2,816**	**2,868**	**2,633**	**33,606**
Lost	17%	16%	15%	12%	12%	12%	12%	10%	15%	11%	11%	12%	97%	
New	78%	21%	20%	17%	16%	15%	13%	15%	11%	19%	9%	8%	6%	
Retained	54%	83%	84%	85%	88%	87%	88%	89%	89%	85%	89%	89%	91%	
2015_16	**2,373**	**2,327**	**2,294**	**2,433**	**2,572**	**2,569**	**2,645**	**2,799**	**2,749**	**2,812**	**2,780**	**2,743**	**2,772**	**33,868**
Lost	18%	14%	14%	12%	13%	13%	11%	10%	15%	10%	12%	13%	98%	
New	74%	19%	17%	17%	16%	14%	13%	15%	11%	17%	9%	8%	6%	
Retained	54%	81%	85%	86%	87%	87%	87%	89%	90%	85%	90%	88%	90%	
2016_17	**2,337**	**2,361**	**2,382**	**2,363**	**2,526**	**2,617**	**2,587**	**2,770**	**2,811**	**2,818**	**2,758**	**2,670**	**2,618**	**33,618**
Lost	16%	15%	13%	12%	13%	13%	12%	11%	15%	11%	10%	10%	98%	
New	74%	16%	15%	15%	15%	15%	13%	15%	11%	18%	9%	8%	6%	
Retained	53%	84%	84%	87%	87%	87%	87%	89%	89%	85%	89%	90%	92%	
2017_18	**2,331**	**2,327**	**2,347**	**2,459**	**2,414**	**2,577**	**2,607**	**2,704**	**2,775**	**2,917**	**2,766**	**2,708**	**2,607**	**33,539**
Lost	16%	13%	13%	11%	14%	12%	13%	10%	15%	11%	12%	12%	98%	
New	74%	17%	17%	14%	15%	16%	14%	17%	13%	17%	9%	10%	5%	
Retained	51%	84%	87%	86%	89%	86%	88%	87%	90%	85%	89%	88%	90%	
2018-19	**2,256**	**2,348**	**2,421**	**2,346**	**2,551**	**2,486**	**2,653**	**2,730**	**2,785**	**2,854**	**2,857**	**2,688**	**2,573**	**33,548**
Lost	14%	13%	13%	10%	13%	11%	13%	10%	15%	10%	11%	12%	98%	
New	74%	17%	15%	14%	14%	14%	13%	16%	11%	19%	10%	8%	5%	
Retained	54%	86%	86%	87%	90%	87%	89%	87%	90%	85%	90%	89%	90%	
2019-20	**2,379**	**2,335**	**2,369**	**2,455**	**2,455**	**2,594**	**2,526**	**2,766**	**2,766**	**2,915**	**2,848**	**2,778**	**2,563**	**33,749**
Lost	22%	21%	19%	19%	17%	17%	17%	14%	17%	13%	16%	14%	99%	
New	75%	17%	17%	15%	15%	15%	14%	17%	12%	19%	9%	8%	5%	
Retained	45%	77%	79%	80%	81%	84%	82%	83%	86%	83%	87%	84%	87%	
2020-21	**1,992**	**2,205**	**2,218**	**2,249**	**2,358**	**2,402**	**2,486**	**2,542**	**2,711**	**2,838**	**2,773**	**2,591**	**2,524**	**31,889**
Lost	10%	11%	9%	9%	8%	8%	10%	8%	11%	7%	6%	6%	97%	
New	79%	19%	16%	16%	15%	14%	14%	18%	14%	21%	10%	9%	7%	
Retained	53%	89%	89%	91%	90%	92%	91%	90%	92%	89%	93%	93%	96%	
2021-22	**2,226**	**2,185**	**2,340**	**2,392**	**2,397**	**2,545**	**2,550**	**2,734**	**2,733**	**3,055**	**2,959**	**2,854**	**2,689**	**33,659**
AVERAGE THROUGH 2019-20														
Lost	16%	15%	14%	12%	13%	12%	12%	10%	15%	11%	12%	12%	97%	
New	77%	21%	17%	16%	15%	14%	13%	16%	11%	17%	9%	9%	6%	
Retained	52%	83%	85%	86%	88%	87%	88%	88%	90%	85%	89%	88%	91%	

Sources: Deer Valley Unified School District; Applied Economics, 2022.

Due to the anomalous effects of Covid-19 on enrollment, the changes observed for 2020/21 and 2021/22 have been omitted from the averages shown at the bottom of Table 1. The averages for the period 2010/11 through 2019/20, show that the share of students leaving the District after each year range from a high of 16 percent for Kindergarteners (excluding the 97 percent of 12th graders who leave), to a low of 10 percent for 7th graders. Compared to the averages, the percentages shown for 2021/22 are generally lower across all of the grade levels, wherein the high was 11 percent (1st and 8th grades) and the low just six percent (10th and 11th grade).

Averaged over the same period, the share of the next year's enrollment coming from new students ranges from a high of 21 percent in 1st grade (excluding the 77 percent of Kindergarteners that are new), to a low of six percent in 12th grade. The share of new students declines steadily after 1st grade as older families stabilize, although there is an increase in both 7th and 9th grade due to students returning to District middle and high schools from alternative providers; the lower shares in 10th through 12th grade reflect the reluctance of parents and students to move once in high school. For the most recent period (2021/22), 9th graders had largest share of new students (21 percent), a distinction normally occurring in 1st grade (19 percent).

On average, the share of students retained from the year before ranges from 83 percent in 1st grade to 91 percent in 12th grade. The rates tend to increase with the grade level, with the exception of 9th grade where some students that have been attending District schools seek alternative providers for the same reasons that attract new students in the same class. Not surprisingly, retention percentages increased considerably across all grade levels in 2021/22.

Using the mobility data, it is also possible to track the share of students that stay in the District over time. Overall, the data compiled for 1st through 8th grades showed that about 57 percent of 1st graders were likely to attend a District school through 8th grade. The largest drop (15 percent) occurred from 1st to 2nd grade, followed by nine percent from 2nd to 3rd grade, falling to about 2 percent per year in 8th grade. As shown in **Figure 3**, the long-term survival rate varies significantly by elementary attendance area (i.e., where the student attended 1st grade), ranging from 36 percent in the Constitution attendance area to 77 percent in the Stetson Hills attendance area.

FIGURE 3
SHARE OF STUDENTS STAYING IN THE DISTRICT FROM 1st - 8th GRADE
2014/15 - 2021/22

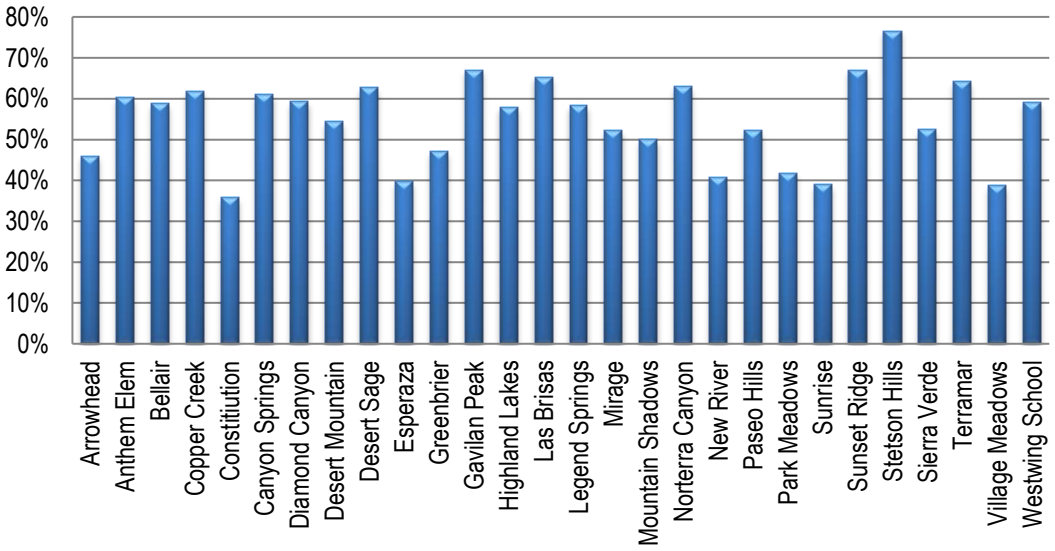
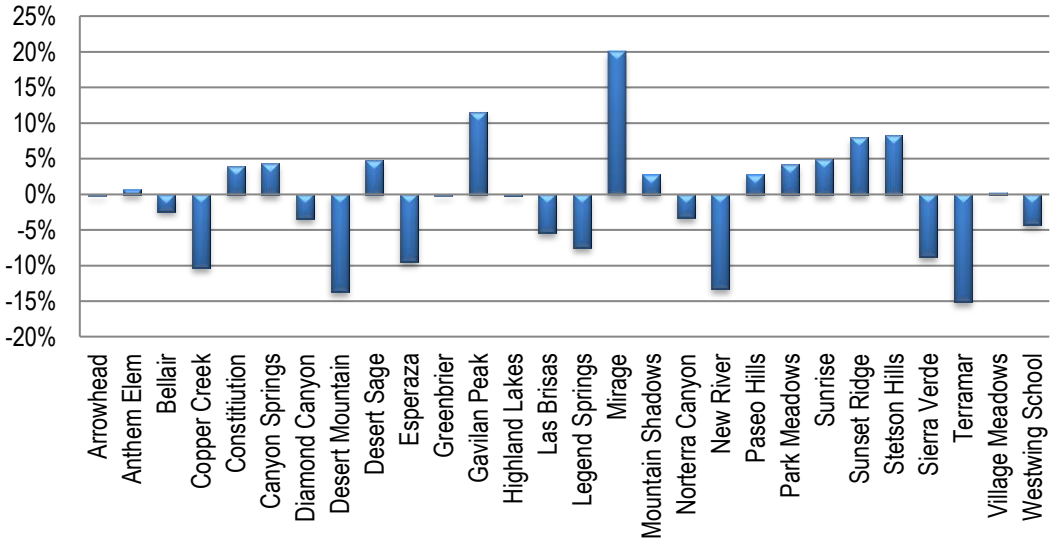


Figure 4 depicts the recent change, for each attendance area, in the share of students that stay in the District from 1st to 8th grade. Note that the share of continuing students increased by 20 percent this year in the Mirage attendance area. The largest decreases in the share of continuing students occurred in the New River (13 percent), Desert Mountain (14 percent) and Terramar (15 percent) attendance areas this year.

FIGURE 4
CHANGE IN THE SHARE OF STUDENTS STAYING IN THE DISTRICT FROM 1st - 8th GRADE:
2020/21 - 2021/22



The movement of students between 8th and 9th grade has become a very important part of the enrollment projections for high schools. **Table 2** details the impact of these shifts by comparing the number of 8th grade students in each attendance area to the number of 9th grade students in each attendance area the next year, and also the number of 8th graders by attendance area and the number of 9th graders by school the next year. Compared to both 2019/20 (pre-pandemic) and 2020/21, the rate of progression of 8th to 9th grade by attendance area, which shows the impact of students returning to District schools for high school, has improved in all of the attendance areas. The sharp drop last year for Deer Valley was driven by the high school boundary change.

The relationship between the number of 8th graders by attendance area and the number of 9th graders by schools shows that 9th grade enrollment now typically exceeds 8th grade enrollment in the previous year; the only exception occurs at Barry Goldwater High School where roughly 74 percent of 8th graders in the school's attendance area were enrolled in 9th grade at the school. This data also reveals a significant amount of movement between schools from 8th to 9th grade.

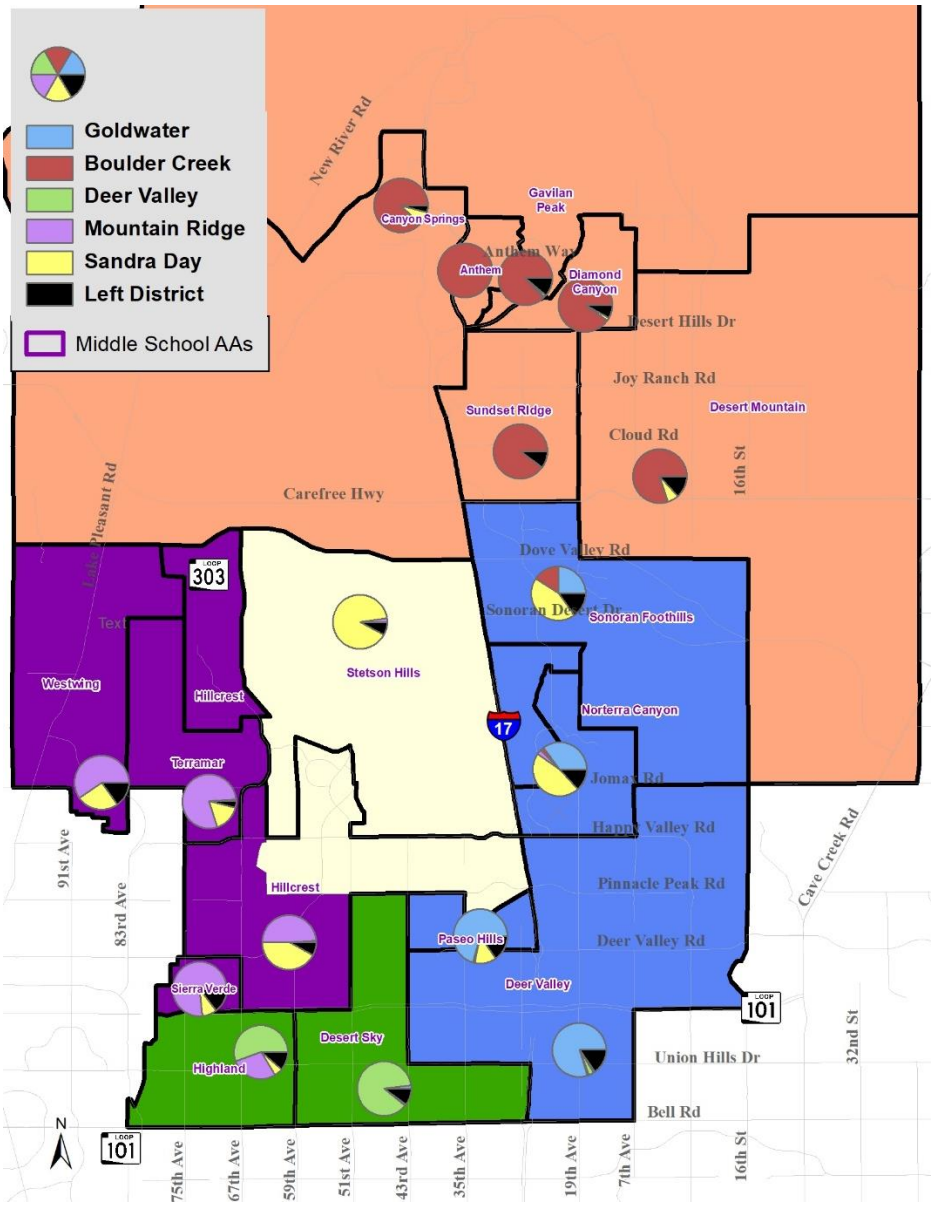
TABLE 2
8th TO 9th GRADE TRANSITION STATISTICS

AA/SCHOOL	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22
8TH GRADERS BY ATTENDANCE AREA									
MOUNTAIN RIDGE	469	473	430	454	457	458	444	448	397
DEER VALLEY	405	375	379	385	365	332	363	330	333
BARRY GOLDWATER	595	589	533	622	589	603	633	632	686
SANDRA DAY	534	576	594	589	582	614	604	583	552
BOULDER CREEK	660	548	678	630	645	622	551	542	560
OUT OF DISTRICT	106	120	135	131	137	145	171	175	190
TOTAL	2,769	2,681	2,749	2,811	2,775	2,774	2,766	2,710	2,718
9TH GRADERS BY ATTENDANCE AREA									
MOUNTAIN RIDGE	528	471	482	471	468	486	470	470	486
DEER VALLEY	412	421	403	373	371	350	340	328	373
BARRY GOLDWATER	534	564	578	540	621	558	612	626	695
SANDRA DAY	614	576	609	565	608	617	670	657	657
BOULDER CREEK	667	713	614	709	683	667	652	583	612
OUT OF DISTRICT	112	111	126	160	166	176	171	174	221
TOTAL	2,867	2,856	2,812	2,818	2,917	2,854	2,915	2,838	3,044
PROGESSION OF 8TH GRADERS BY ATTENDANCE AREA TO 9TH GRADERS BY ATTENDANCE AREA									
MOUNTAIN RIDGE	102.3%	100.4%	101.9%	109.5%	103.1%	106.3%	102.6%	105.9%	108.5%
DEER VALLEY	102.2%	104.0%	107.5%	98.4%	96.4%	95.9%	102.4%	90.4%	113.0%
BARRY GOLDWATER	89.7%	94.8%	98.1%	101.3%	99.8%	94.7%	101.5%	98.9%	110.0%
SANDRA DAY	100.2%	107.9%	105.7%	95.1%	103.2%	106.0%	109.1%	108.8%	112.7%
BOULDER CREEK	105.2%	108.0%	112.0%	104.6%	108.4%	103.4%	104.8%	105.8%	112.9%
OUT OF DISTRICT	93.3%	104.7%	105.0%	118.5%	126.7%	128.5%	117.9%	101.8%	126.3%
TOTAL	99.5%	103.1%	104.9%	102.5%	103.8%	102.8%	105.1%	102.6%	112.3%
9TH GRADERS BY SCHOOL									
MOUNTAIN RIDGE	578	533	567	604	577	632	644	725	750
DEER VALLEY	453	472	451	424	435	407	382	376	489
BARRY GOLDWATER	511	506	495	413	492	408	457	447	468
SANDRA DAY	627	597	649	603	675	707	757	683	638
BOULDER CREEK	683	726	630	747	718	689	648	585	658
OTHER	17	22	20	27	20	11	27	22	49
TOTAL	2,869	2,856	2,812	2,818	2,917	2,854	2,915	2,838	3,052
PROGESSION OF 8TH GRADERS BY ATTENDANCE AREA TO 9TH GRADERS BY SCHOOL									
MOUNTAIN RIDGE	112.0%	113.6%	119.9%	140.5%	127.1%	138.3%	140.6%	163.3%	167.4%
DEER VALLEY	112.4%	116.5%	120.3%	111.9%	113.0%	111.5%	115.1%	103.6%	148.2%
BARRY GOLDWATER	85.9%	85.0%	84.0%	77.5%	79.1%	69.3%	75.8%	70.6%	74.1%
SANDRA DAY	102.3%	111.8%	112.7%	101.5%	114.6%	121.5%	123.3%	113.1%	109.4%
BOULDER CREEK	107.7%	110.0%	115.0%	110.2%	114.0%	106.8%	104.2%	106.2%	121.4%
TOTAL	99.6%	103.1%	104.9%	102.5%	103.8%	102.8%	105.1%	102.6%	112.6%

Sources: Deer Valley Unified School District; Applied Economics, 2022.

Another way to look at the relationship between 8th graders and 9th graders is by the high school chosen by 8th graders from each school. This information is detailed in Appendix A and summarized in **Map 6**. It primarily shows the distribution of 9th graders from each school follows logical patterns, with most students choosing the school indicated by their residence; however, in some cases the 8th grade class splits and goes to several high schools. For instance, in 2021/22 the majority (46 percent) of Norterra Canyon 8th graders enrolled at Sandra Day O'Conner, rather than Goldwater (the area's designated high school), and a substantial number of students (13 percent) chose to attend high school outside of the District. The number of West Wing students choosing to leave the District after 8th grade has moderated as the effect of the high school boundary change has rolled through the grades, dropping from 33 percent in 2019/20 to 15 percent this year.

MAP 6
TRANSITION OF 8th GRADERS TO HIGH SCHOOL



2.3 Demographic Trends

Table 3 contains Census data on population and housing in the District for 2000, 2010 and 2020, and some 2020 estimates prepared by Applied Economics; this information can help to explain recent trends and the current character of the area. Like many parts of the Valley, the District experienced a significant increase in population from 2000 to 2010, growing by an average of 4.1 percent annually. Since 2010, the addition of new housing units and households (occupied housing units) has slowed and population growth has been sluggish, increasing by an average of 1.2 percent per year.

TABLE 3
DEMOGRAPHIC TRENDS

	2000 Census	2010 Census	2020 Census*	Change (2000-2010)** Total	Change (2000-2010)** Percent	Change (2010-2020)** Total	Change (2010-2020)** Percent
Population	159,234	239,040	268,641	79,806	4.1%	29,601	1.2%
Housing Units	60,589	96,493	105,964	35,904	4.8%	9,471	0.9%
Households	56,782	87,217	99,479	30,435	4.4%	12,262	1.3%

Sources: U.S. Bureau of the Census, 2000, 2010 and 2020;American Community Survey, 2020; Applied Economics, 2022.
* Applies to total population, population by race and housing unit counts only.
** Annual compound rate of change.

The share of the population by race has changed over the past ten years, as shown in **Table 4**. Since 2010 the share of the population that is White has declined to roughly 71 percent (from 79 percent). At the same time, the African American and Asian populations in the District grew faster than the overall population (three percent versus one percent). The Hispanic share of population has also grown more quickly and now accounts for 14.5 percent of the total population.

TABLE 4
DEMOGRAPHIC TRENDS – RACE & ETHNICITY

	2000 Census	2010 Census	2020 Census*	Change (2000-2010)** Total	Change (2000-2010)** Percent	Change (2010-2020)** Total	Change (2010-2020)** Percent
Population	159,234	239,040	268,641	79,806	4.1%	29,601	1.2%
White	84.7%	79.2%	70.9%	54,575	3.5%	910	0.0%
African American	2.1%	2.4%	3.0%	2,290	5.4%	2,323	3.5%
Native American	0.7%	0.7%	0.8%	611	4.3%	330	1.7%
Asian	2.3%	4.9%	6.0%	7,991	12.1%	4,387	3.2%
Hispanic	10.0%	12.6%	14.5%	14,157	6.6%	8,913	2.6%
Other	0.1%	0.2%	4.9%	184	6.9%	12,738	42.6%

Sources: U.S. Bureau of the Census, 2000, 2010 and 2020;American Community Survey, 2020; Applied Economics, 2022.
* Applies to total population, population by race and housing unit counts only.
** Annual compound rate of change.

The data also indicates a general aging of the population, which directly impacts District enrollment. Between 2000 and 2010, the population under 5 years of age increased by 2.7 percent per year, which was considerably lower than the rate of growth in the overall population during the same time period (**Table 5**). Due to the disproportionate impact of the recession on younger families and the widespread decline in birth rates in general, the population under 5 years of age in the District has dropped slightly since 2010, decreasing by 0.5 percent per year, on average; as a result the share of persons under the age of 5 years has declined by one percent over the past 10 years. The population aged 5 to 13 years, generally comprising persons in K-8 grade, has also declined since 2010, declining by 0.6 percent per year on average, while slight growth (0.8 percent) has occurred in the high school age population (14 to 17 years) over the last 10 years. Since 2010, the share of school-age persons (5 to 17 years) in the District has declined by about two percent.

The population in the 25 to 44 age group, typically considered prime child-rearing years, has grown by just 0.6 percent per year since 2010, illustrating the correlation of this age group with the population under the age of 18. The average annual rate of growth in the 65 and older category over the past 10 years was significantly higher than that of the overall population (1.2 percent). In 2020, the 45 to 64 and 65 and Up categories, which together comprised about 27 percent of the population in the District in 2000, accounted for nearly 41 percent of the total population.

TABLE 5
DEMOGRAPHIC TRENDS – AGE

	2000 Census	2010 Census	2020 Census*	Change (2000-2010)** Total	Change (2000-2010)** Percent	Change (2010-2020)** Total	Change (2010-2020)** Percent
Population	159,234	239,040	268,641	79,806	4.1%	29,601	1.2%
Age 0-4	8.0%	6.9%	5.9%	3,885	2.7%	-786	-0.5%
Age 5-13	14.5%	13.6%	11.4%	9,551	3.5%	-1,904	-0.6%
Age 14-17	6.3%	6.0%	5.8%	4,352	3.7%	1,150	0.8%
Age 18-24	8.5%	8.4%	8.1%	6,669	4.1%	1,502	0.7%
Age 25-44	35.7%	29.8%	28.1%	14,398	2.3%	4,350	0.6%
Age 45-64	21.2%	27.1%	28.7%	30,962	6.7%	12,346	1.8%
Age 65 Up	5.9%	8.1%	12.0%	9,989	7.5%	12,943	5.2%

Sources: U.S. Bureau of the Census, 2000, 2010 and 2020;American Community Survey, 2020; Applied Economics, 2022.
* Applies to total population, population by race and housing unit counts only.
** Annual compound rate of change.

As shown in **Table 6**, there were about 36,000 new housing units added between 2000 and 2010, which translates to an annual average growth rate of about 5 percent. Since 2010, nearly 9,500 new units have been added to the inventory, representing an average annual growth rate of just 0.9 percent. Multifamily housing additions increased at a slightly higher annual rate than single family in both time periods. Occupancy levels dropped from 93.7 percent to 90.4 percent between 2000 and 2010 as a result of the recession; at roughly 94 percent in 2020, the District's occupancy rate has fully recovered and returned to pre-recession levels.

The profile of occupied housing units shifted from 20.3 percent renter-occupied units in 2000, to 24.9 percent in 2010 and 27.0 percent in 2020; this trend can impact enrollment because the age structure of the student population becomes more stable; although rental units tend to have higher turnover rates, these households are generally replaced by new households with similar characteristics, rather than aging in place. A greater proportion of owner-occupied units will typically increase the student population in the near-term, but it will decrease over time.

TABLE 6
DEMOGRAPHIC TRENDS – HOUSING UNITS

	2000 Census	2010 Census	2020 Census*	Change (2000-2010)** Total	Change (2000-2010)** Percent	Change (2010-2020)** Total	Change (2010-2020)** Percent
Housing Units	60,589	96,493	105,964	35,904	4.8%	9,471	0.9%
Occupied	93.7%	90.4%	93.9%	30,435	4.4%	12,262	1.3%
Owner	73.4%	65.5%	66.9%	18,720	3.6%	7,670	1.2%
Renter	20.3%	24.9%	27.0%	11,715	6.9%	4,592	1.8%
Vacant	6.3%	9.6%	6.1%	5,469	9.3%	-2,791	-3.5%
Seasonal Use	2.0%	2.2%	1.9%	921	5.9%	-141	-0.7%
By Unit Type:							
Single Family	83.7%	82.5%	81.3%	28,936	4.6%	6,509	0.8%
Multifamily	16.3%	17.5%	18.7%	6,968	5.5%	2,962	1.6%

Sources: U.S. Bureau of the Census, 2000, 2010 and 2020;American Community Survey, 2020; Applied Economics, 2022.
* Applies to total population, population by race and housing unit counts only.
** Annual compound rate of change.

The distribution of households (occupied housing units) by age can be an indicator of future student enrollment. Since 2010, data on the age of the householders shows a decline in the share of the age category that drives younger elementary enrollment (ages 25 to 34 years), slightly stronger declines in the category that drives older elementary enrollment (ages 35 to 44 years), and the smallest decrease in the share of householders that drive high school enrollment (ages 45 to 54 years). As **Table 7** shows, the District has experienced a sizeable increase in the share of householders over 54 years of age over the last 20 years, increasing from 22 percent in 2000, to 31 percent in 2010 and 38 percent of the population in 2020; these groups represent the aging-in-place that is occurring in many neighborhoods within the District, which, in turn, is contributing to the decreased share of the school-age population. In the longer term, however, this group represents the potential for increased housing turnover and a subsequent regeneration of the school-age population. It is important to also understand that outcomes from this type of demographic change occur much more slowly than those resulting from new construction and, hence, have a lesser impact on enrollment levels in the short-term. Household size has declined slowly since the 2000 Census, which can also be attributed to the reduction in home ownership and the overall aging of the existing population.

TABLE 7
DEMOGRAPHIC TRENDS – HOUSEHOLDS

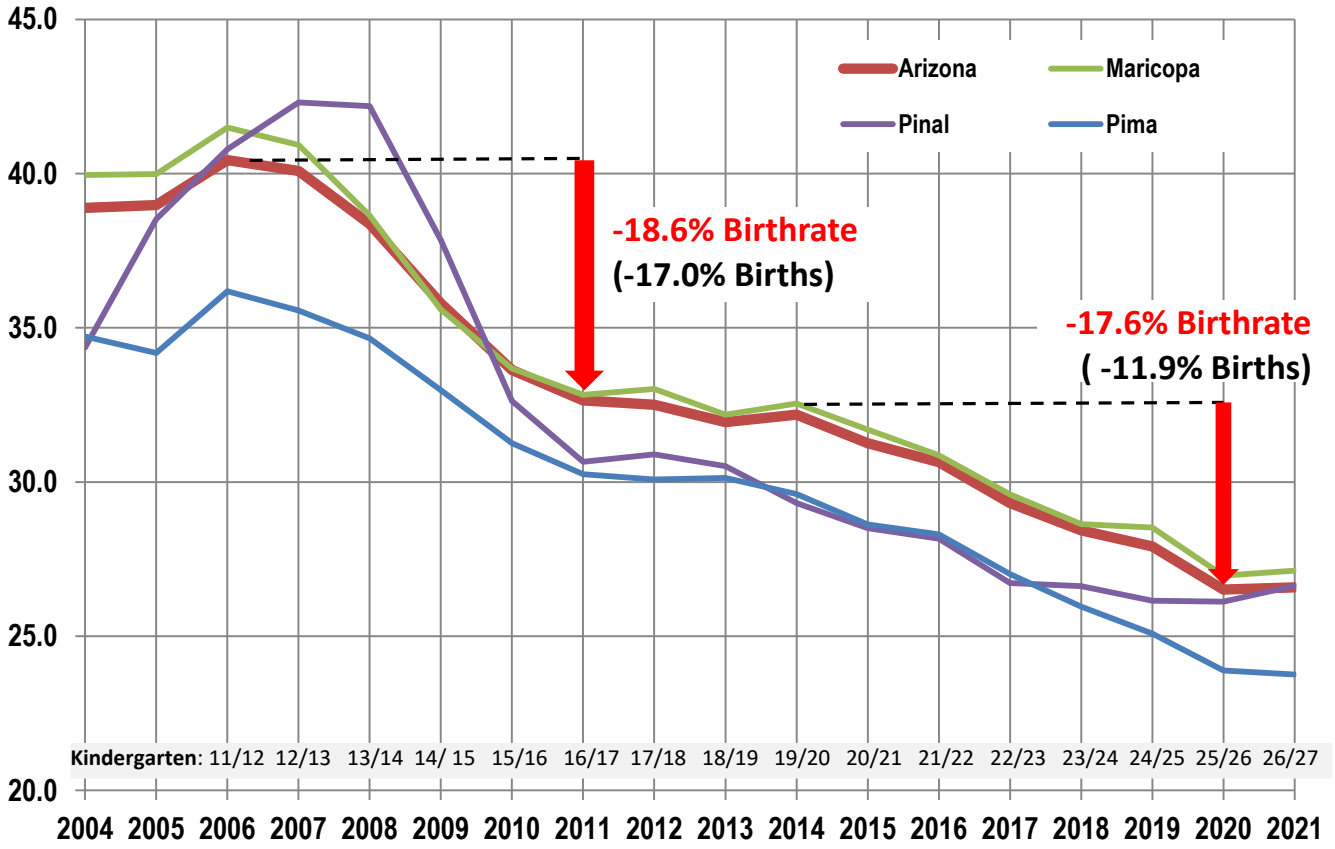
	2000 Census	2010 Census	2020 Census*	Change (2000-2010)** Total	Change (2000-2010)** Percent	Change (2010-2020)** Total	Change (2010-2020)** Percent
Households	56,782	87,217	99,479	30,435	4.4%	12,262	1.3%
Householders by Age:							
Under 25	5.0%	4.2%	3.2%	817	2.6%	-512	-1.5%
25 to 34	21.7%	17.0%	14.7%	2,504	1.9%	-207	-0.1%
35 to 44	29.0%	23.5%	19.8%	4,039	2.2%	-843	-0.4%
45 to 54	21.7%	24.5%	23.1%	9,059	5.7%	1,537	0.7%
55 to 64	12.5%	17.7%	19.1%	8,337	8.1%	3,545	2.1%
65 to 74	6.5%	8.8%	13.0%	4,012	7.7%	5,224	5.3%
Over 75	3.5%	4.2%	5.5%	1,667	6.3%	1,779	4.0%
Owner Householders by Age:	78.4%	72.5%	71.3%	18,691	3.6%	7,669	1.2%
Under 25	1.3%	0.9%	0.7%	63	0.8%	-164	-2.2%
25 to 34	14.8%	8.6%	6.9%	-954	-1.2%	-654	-0.9%
35 to 44	23.6%	16.7%	12.9%	1,162	0.8%	-1,776	-1.3%
45 to 54	18.8%	19.7%	17.9%	6,502	4.9%	651	0.4%
55 to 64	11.2%	15.3%	16.6%	6,970	7.7%	3,239	2.2%
65 to 74	5.7%	7.8%	11.7%	3,532	7.6%	4,815	5.5%
Over 75	2.9%	3.5%	4.7%	1,416	6.3%	1,559	4.2%
Renter Householders by Age:	21.6%	27.5%	27.0%	11,744	6.9%	2,854	1.1%
Under 25	3.7%	3.3%	2.5%	755	3.1%	-348	-1.3%
25 to 34	6.9%	8.4%	7.8%	3,458	6.6%	447	0.6%
35 to 44	5.4%	6.8%	6.9%	2,877	6.9%	933	1.5%
45 to 54	3.0%	4.9%	5.2%	2,557	9.7%	886	1.9%
55 to 64	1.4%	2.5%	2.5%	1,367	10.6%	307	1.3%
65 to 74	0.8%	1.0%	1.3%	480	7.8%	408	3.8%
Over 75	0.6%	0.7%	0.8%	251	5.9%	220	3.3%
Population Per	2.80	2.74	2.70	-0.06	-0.2%	-0.04	-0.1%

Sources: U.S. Bureau of the Census, 2000, 2010 and 2020;American Community Survey, 2020; Applied Economics, 2022.
* Applies to total population, population by race and housing unit counts only.
** Annual compound rate of change.

Another major factor affecting enrollment in schools is the recent decline in the birth rate, both regionally and nationally. As shown in **Figure 5**, the birthrate (births per 1,000 for the population aged 15 to 45) in Arizona declined by 18.6 percent between 2006 and 2011 due to the recession. Between 2011 and 2014 the rate was fairly stable, but since then through 2020 the rate declined again falling by another 17.6 percent in six years, which brought the total compound rate reduction to 33 percent since 2006. Birthrates stabilized between 2020 and 2021, but more time is needed to determine if it will remain stable, or perhaps even increase.

Despite the continued decline in the birth rate, the total number of births has declined less since 2014 because the population aged 15 to 45 has been increasing. The impact of the declining birth rate on Kindergarten enrollment is delayed five years. As such, the statewide birthrate declines between 2006 and 2011 impacted kindergarten enrollment between 2012/13 and 2016/17. The latest drops in the birthrate will likely have a significant impact on the size of incoming kindergarten classes through at least 2026/27, declining by as much as 11.9 percent statewide.

FIGURE 5
BIRTHRATES IN ARIZONA AND SELECTED COUNTIES: 2004 – 2021



Sources: Arizona Department of Health Services; Applied Economics, 2022.

Historical birth and enrollment data is correlated to help project Kindergarten enrollment in the near-term. This analysis is performed by analyzing District enrollment versus county births; and by examining the characteristics and trends in birth rates with the metropolitan area. The second data set is useful in understanding the local impact on a particular community.

Table 8 shows near-term Kindergarten enrollment projections for the District based on both the county and District methods. The Maricopa County data shows the historical decline and recent stability in the number of births. The lagged relationship of this trend to enrollment shows the District's share of births beginning at about 4.4 percent in the 2015/16 school year, declining to about 4.2 percent in 2018/19, rising to 4.3 percent in 2019/20, and then falling to 4.1 percent in 2021/22. Held constant at this level and applied to the known births through 2021, this rate would result in a decline in District Kindergarten enrollment from about 2,200 to 2,100 students between 2022/23 and 2026/27, which could be largely offset by increased housing construction.

Using the estimated births in the District, and the lagged historical share of those births compared to Kindergarten enrollment (about 84 percent), District Kindergarten enrollment would decrease from about 2,300 to 2,000 students between 2022/23 and 2025/26, yielding slightly fewer students than the projections based on the share of county birth-based estimates.

TABLE 8
PROJECTED KINDERGARTEN ENROLLMENT BASED ON PAST MARICOPA COUNTY AND DISTRICT BIRTHS

Year	Births*	School Year	Kindergarten Enrollment	Share of Lagged Births
Maricopa County				
2010	**54,229**	**2015/16**	**2,363**	**4.36%**
2011	**53,361**	**2016/17**	**2,337**	**4.38%**
2012	**54,475**	**2017/18**	**2,331**	**4.28%**
2013	**53,848**	**2018/19**	**2,256**	**4.19%**
2014	**55,285**	**2019/20**	**2,379**	**4.30%**
2015	**54,600**	**2020/21**	**1,942**	**3.56%**
2016	**54,021**	**2021/22**	**2,226**	**4.12%**
2017	**52,470**	2022/23	2,162	4.12%
2018	**51,701**	2023/24	2,130	4.12%
2019	**50,998**	2024/25	2,101	4.12%
2020	**49,081**	2025/26	2,022	4.12%
2021	**50,243**	2026/27	2,070	4.12%
Deer Valley Unified School District *				
2010	**2,584**	**2015/16**	**2,363**	**91.5%**
2011	**2,619**	**2016/17**	**2,337**	**89.2%**
2012	**2,638**	**2017/18**	**2,331**	***88.4%***
2013	**2,523**	**2018/19**	**2,256**	***89.4%***
2014	**2,557**	**2019/20**	***2,379***	***93.0%***
2015	**2,576**	**2020/21**	***1,942***	***75.4%***
2016	**2,579**	**2021/22**	***2,162***	***83.8%***
2017	**2,490**	2022/23	*2,290*	*83.8%*
2018	**2,392**	2023/24	*2,005*	*83.8%*
2019	**2,410**	2024/25	*2,020*	*83.8%*
2020	**2,386**	2025/26	*2,000*	*83.8%*

Sources:
Arizona Department of Health Servcices, 2010 - 2022.
Deer Valley Unified School District, 2010 - 2021; Applied Economics, 2022.

* Births estimated based on birth rate and population for sub-areas in the District
Coloring indicates projections

2.4 Alternative Providers

There are currently 19 charter schools operating within the District's boundaries serving approximately 6,800 K-12 students, as listed on **Table 9**; Legacy Traditional School – Deer Valley opened at 2747 W. Union Hills Drive in the fall of 2022 with more than 300 K-6 students. With the addition of grades 9th through 12th last year, Ridgeline Academy became the largest charter school located within the District. Great Heart's Anthem Prep currently enrolls nearly 800 K-12 students in the District, as well. There are another 15 charter schools located within one mile of the District's boundaries that currently enroll more than 5,500 K-12 students; two charter schools, Legacy Traditional – Peoria and Basis Peoria, each enroll roughly 900 students at locations that are in close proximity to the District.

Table 10 shows the enrollment in charter schools by grade over the past ten years. The total number of in-District and area charter schools has increased steadily since 2008/09, reaching a new high of 34 schools in the fall of 2021. The bulk of charter school enrollment continues to be in the younger grades, with declining enrollment totals beginning in 7th grade.

Private schools do not have the same reporting requirements as charter or district schools and data is often less accessible, although private school enrollment tends to be more stable than charter schools. The Private School Survey, conducted by the National Center for Education Statistics, is the only consistent source of private school enrollment data; however, it is only published every 2 years; the 2019/20 enrollment figures provided are the most current available. There are currently six private schools operating either in the District or within one mile of the District's boundaries that serve nearly 2,100 K-12 students, as shown in **Table 11.** The largest private school, Northwest Christian School, is located just outside of the District and currently enrolls nearly 1,300 K-12 students.

TABLE 9
ENROLLMENT IN LOCAL CHARTER SCHOOLS

School Name	Address	City	Zip	Grades	Total K-12
In-District Charter Schools					
Adams Traditional Academy	2323 W. Parkside Lane	Phoenix	85027	KG-8th	527
Jefferson Preparatory High School	2333 W. Parkside Lane	Phoenix	85027	9th-12th	113
AMCS at Anthem dba Caurus Academy	41900 N. 42nd Avenue	Anthem	85086	KG-6th	240
AMCS at Anthem dba Caurus Academy	44111 N. 43rd Avenue	Phoenix	85087	7th-12th	228
Canyon Pointe Academy	4941 W. Union Hills Drive	Glendale	85308	KG-6th	83
Challenge Charter School	5801 W. Greenbriar Drive	Glendale	85308	KG-6th	421
Deer Valley Academy	18424 N. 51st Avenue	Glendale	85308	9th-12th	14
Desert Heights Preparatory Academy	3540 W. Union Hills Drive	Glendale	85308	5th-12th	538
Thrivepoint High School at Grovers (formerly E-Institute)	4744 W. Grovers Avenue	Glendale	85308	9th-12th	8
Thrivepoint High School at Union Hills (formerly E-Institute)	3515 W. Union Hills Drive	Phoenix	85308	9th-12th	84
Great Hearts Academies - Anthem Prep	39808 N. Gavilan Peak Parkway	Anthem	85086	KG-12th	783
Happy Valley School	7140 W. Happy Valley Road	Peoria	85383	KG-8th	546
Imagine Bell Canyon	18052 N. Black Canyon Highway	Phoenix	85053	KG-8th	299
Pinnacle Pointe Academy	6753 W. Pinnacle Peak Road	Glendale	85310	KG-7th	122
Reid Traditional Schools' Valley Academy	1520 W. Rose Garden Lane	Phoenix	85027	KG-8th	684
Ridgeline Academy	33625 N. North Valley Parkway	Phoenix	85085	KG-12th	956
Stepping Stones Academy	35812 N. 7th Street	Phoenix	85086	KG-8th	199
The Hearn Academy	17606 N. 7th Avenue	Phoenix	85023	KG-8th	653
Legacy Traditional School - Deer Valley (New)	2747 W. Union Hills Drive	Phoenix	85027	KG-6th	329
In-District Total					6,827
Area Charter Schools *					
Legacy Traditional School - Peoria	7877 W. Hillcrest Boulevard	Peoria	85383	KG-8th	890
Arizona Conservatory for Arts and Academics	2820 W. Kelton Lane	Phoenix	85053	9th-12th	181
Arizona Conservatory for Arts and Academics Middle School	2820 W. Kelton Lane	Phoenix	85053	6th-8th	169
Arizona Conservatory for Arts and Academics Elementary School	16454 N. 28th Avenue	Phoenix	85053	KG-5th	229
Ombudsman - Charter West	2909 W. Bell Road	Phoenix	85053	9th-12th	87
BASIS Peoria	9902 W. Yearling Road	Peoria	85383	5th-12th	943
BASIS Peoria Primary	25950 N. Lake Pleasant Parkway	Peoria	85383	KG-4th	662
Desert Heights Charter School	5821 W. Beverly Lane	Glendale	85306	KG-4th	384
Great Hearts Academies - Archway Glendale	23276 N. 83rd Avenue	Peoria	85383	KG-5th	556
Great Hearts Academies - Glendale Prep	23276 N. 83rd Avenue	Peoria	85383	6th-12th	593
Sonoran Science Academy - Peoria	17667 N. 91st Avenue	Peoria	85382	KG-8th	224
Student Choice High School	8194 W. Deer Valley Road	Peoria	85382	9th-12th	238
Intelli-School Glendale	4961 W. Bell Road	Phoenix	85308	9th-12th	62
Self Development Academy - Glendale	16635 N. 51st Avenue	Glendale	85306	KG-8th	74
Kaleidoscope School	3434 W. Greenway Road	Phoenix	85053	KG-5th	257
Area Total					5,549
Grand Total					12,376

Source: Arizona Department of Education; Applied Economics 2022.

* Located within approximately one mile of the District's boundaries.

TABLE 10
ENROLLMENT IN LOCAL CHARTER SCHOOLS BY GRADE

School Year	Schools	KG	1st	2nd	3rd	4th	5th	6th	7th	8th	9th	10th	11th	12th	Total K-12	Annual Change
In-District Charter Schools																
2008-09	14	651	594	559	526	415	419	356	218	194	75	43	73	100	4,223	
2009-10	16	749	660	595	566	527	435	487	275	213	60	75	76	127	4,845	622
2010-11	19	941	756	700	623	628	566	531	348	265	85	73	116	131	5,763	918
2011-12	21	1,040	912	784	778	703	633	605	340	311	97	79	100	140	6,522	759
2012-13	19	1,098	977	890	804	776	594	636	392	330	107	94	84	168	6,950	428
2013-14	18	1,135	1,012	946	877	772	724	590	454	384	145	104	113	171	7,427	477
2014-15	16	914	988	903	832	790	689	624	393	400	136	99	130	184	7,082	-345
2015-16	16	908	902	921	831	751	724	637	414	368	119	121	128	193	7,017	-65
2016-17	16	831	864	903	840	770	654	658	421	390	107	126	145	212	6,921	-96
2017-18	16	729	757	729	765	694	635	593	454	417	132	110	140	190	6,345	-576
2018-19	16	748	739	754	709	728	715	648	482	449	197	182	108	160	6,619	274
2019-20	18	745	748	721	701	640	690	705	550	492	236	232	219	171	6,850	231
2020-21	18	636	711	689	666	644	629	656	575	522	212	190	209	213	6,552	-298
2021-22	19	731	660	760	692	642	691	628	556	554	254	212	209	238	6,827	275
Area Charter Schools*																
2008-09	5	81	86	95	79	57	58	97	135	142	91	99	84	110	1,214	
2009-10	6	97	86	73	97	86	73	145	130	159	115	95	104	100	1,360	146
2010-11	6	106	113	96	84	91	103	121	179	150	114	123	103	133	1,516	156
2011-12	9	114	122	132	128	102	293	346	346	306	183	130	115	113	2,430	914
2012-13	9	124	151	132	155	153	300	351	397	304	220	161	155	151	2,754	324
2013-14	11	295	240	256	227	269	307	338	382	371	225	195	181	205	3,491	737
2014-15	12	290	190	266	261	259	409	375	364	323	285	238	188	270	3,718	227
2015-16	12	316	311	280	261	265	298	346	346	276	292	320	324	302	3,937	219
2016-17	13	353	342	314	286	285	393	372	412	363	252	261.9	315	373	4,322	385
2017-18	14	480	470	450	415	408	376	386	398	400	285	286	276	360	4,990	668
2018-19	14	508	518	509	484	491	458	443	451	384	324	327	323	381	5,601	611
2019-20	14	532	495	485	497	487	437	452	411	374	230	237	284	348	5,269	-332
2020-21	15	540	566	525	506	505	436	446	435	386	246	226	274	550	5,641	372
2021-22	15	547	555	567	513	549	457	420	422	413	235	222	235	414	5,549	-92
All Charter Schools																
2008-09	19	732	680	654	605	472	477	453	353	336	166	142	157	210	5,437	
2009-10	22	846	746	668	663	613	508	632	405	372	175	170	180	227	6,205	768
2010-11	25	1,047	869	796	707	719	669	652	527	415	199	196	219	264	7,279	1,074
2011-12	30	1,154	1,034	916	906	805	926	951	686	617	280	209	215	253	8,952	1,673
2012-13	28	1,222	1,128	1,022	959	929	894	987	789	634	327	255	239	319	9,704	752
2013-14	29	1,430	1,252	1,202	1,104	1,041	1,031	928	836	755	370	299	294	376	10,918	1,214
2014-15	28	1,204	1,178	1,169	1,093	1,049	1,098	999	757	723	421	337	318	454	10,800	-118
2015-16	28	1,224	1,213	1,201	1,092	1,016	1,022	983	760	644	411	441	452	495	10,954	154
2016-17	29	1,184	1,206	1,217	1,126	1,055	1,047	1,030	833	753	359	388	460	585	11,243	289
2017-18	30	1,209	1,227	1,179	1,180	1,102	1,011	979	852	817	417	396	416	550	11,335	92
2018-19	30	1,256	1,257	1,263	1,193	1,219	1,173	1,091	933	833	521	509	431	541	12,220	885
2019-20	32	1,277	1,243	1,206	1,198	1,127	1,127	1,157	961	866	466	469	503	519	12,119	-101
2020-21	33	1,176	1,277	1,214	1,172	1,149	1,065	1,102	1,010	908	458	416	483	763	12,193	74
2021-22	34	1,278	1,215	1,327	1,205	1,191	1,148	1,048	978	967	489	434	444	652	12,376	183

Source: Arizona Department of Education; Applied Economics 2022.

* Located within approximately one mile of the District's boundaries.

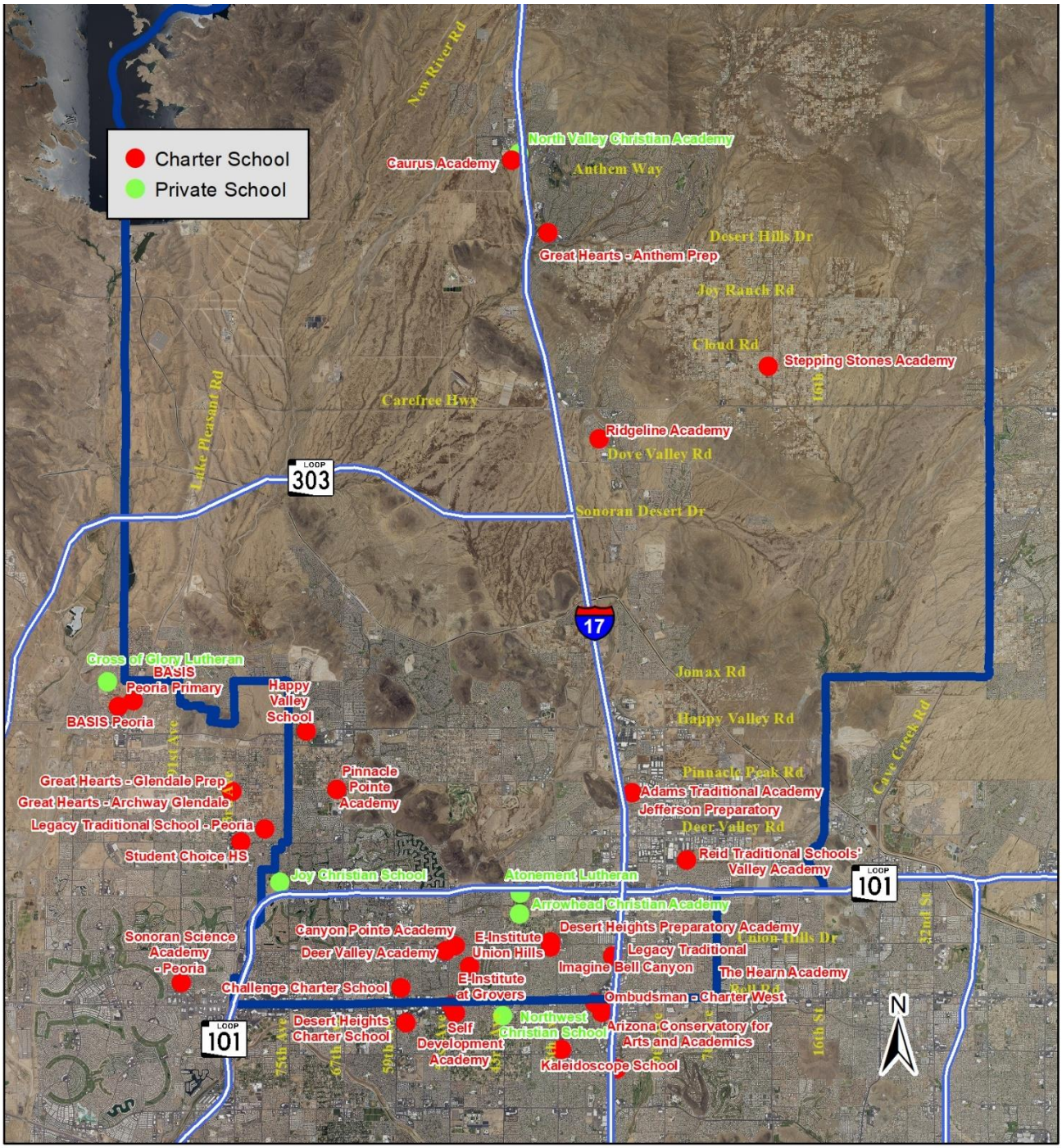
TABLE 11
ENROLLMENT IN LOCAL PRIVATE SCHOOLS

School Name	Address	City	Zip	Grades	Total K-12
In-District Private Schools					
Arrowhead Christian Academy	4030 W. Yorkshire Drive	Glendale	85308	KG-12	198
Atonement Lutheran	4001 W. Beardsley Road	Glendale	85308	KG-8	41
Dream City Christian School	21000 N. 75th Avenue	Glendale	85308	KG-12	235
North Valley Christain Academy	33655 N. 27th Drive	Phoenix	85085	KG-12	245
In-District Total					719
Area Private Schools *					
Cross of Glory Lutheran School	10111 W. Jomax Road	Peoria	85383	KG-8	74
Northwest Christian School	16401 N. 43rd Avenue	Phoenix	85053	K-12	1,296
Area Total					1,370
Grand Total					2,089

Sources: Private School Universe Survey, 2019-20 school year data; Association of Christian Schools International, 2022; Wisconsin Evangelical Lutheran Synod, 2022; Applied Economics 2022.
* Located within approximately one mile of District's boundaries.

The non-District schools are generally concentrated in the southern portion of the District, as shown in **Map 7**. This is in keeping with the tendency of charter schools to locate along major transportation corridors and in established areas with high population density. Charter and private schools located north of Loop 101 are primarily concentrated along Interstate 17. Some of the largest charter schools are located just outside of the District's southwestern boundary. Since students living in the District are not limited to attending schools located within the District and vice-versa, a complex flow of incoming and outgoing students impacts all areas of the District to some degree.

MAP 7
DEER VALLEY AREA SCHOOLS BY ENTITY TYPE



3.0 Residential Development

3.1 Market Conditions

The population in Arizona, shown on **Table 12**, is expected to continue to grow steadily, especially in the metro counties. This will primarily be driven by in-migration and in response to solid economic footing and employment growth. Employment projections released in May 2021 by the Arizona Office of Economic Opportunity show nearly 550,000 jobs to be added in the state between 2019 and 2029. This represents annualized employment growth of 1.6 percent, outpacing the nation which is projected to grow 0.4 percent annually. Both Maricopa and Pinal Counties are forecast to do even better at 1.9 and 1.7 percent growth, respectively.

TABLE 12
POPULATION GROWTH IN THE SUN CORRIDOR

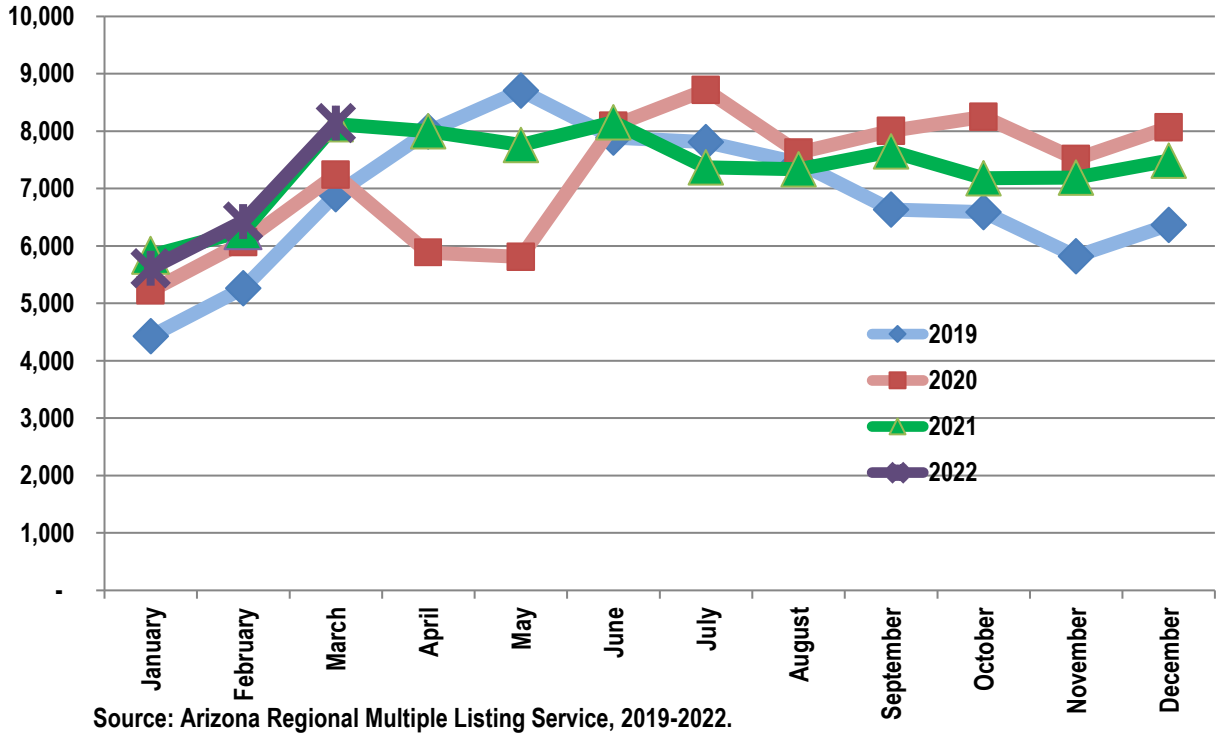
Population	2000	2005	2010	2015	2020	2000-2020
Maricopa County	3,092,927	3,577,074	3,824,058	4,076,438	4,420,568	1,327,641
Pima County	848,375	940,004	981,168	1,009,371	1,043,433	195,058
Pinal County	182,435	250,195	376,369	406,468	425,264	242,829
Yavapai County	169,520	196,629	210,899	217,778	236,209	66,689
Arizona	5,175,581	5,924,476	6,401,568	6,758,251	7,151,502	1,975,921
Change	**1995-2000**	**2000-2005**	**2005-2010**	**2010-2015**	**2015-2020**	**2000-2020**
Maricopa County	24%	16%	7%	7%	8%	43%
Pima County	13%	11%	4%	3%	3%	23%
Pinal County	27%	37%	50%	8%	5%	133%
Yavapai County	27%	16%	7%	3%	8%	39%
Arizona	21%	14%	8%	6%	6%	38%

Source: Arizona Commerce Authority; U.S. Bureau of the Census; Applied Economics, 2021.

Employment growth in the metro region will not be limited to a single sector or geographic area. Education and health services are to grow the fastest, but manufacturing may have the greatest impact. In north Phoenix, Taiwan Semiconductor Manufacturing Co. (TSMC) is working toward a 2024 opening of its' first phase semiconductor fabrication plant in the U.S. with about 2,000 employees. TSMC is also bringing a significant number of Taiwanese suppliers to Arizona, some of which will locate in north Phoenix and others that will locate elsewhere in the metro region. In the Southeast Valley, Intel is expanding its' Chandler campus with two more fabrication plants, adding approximately 3,000 jobs. Electric vehicle company ElectraMeccanica broke ground on a new factory in east Mesa in early 2021 for production to start in 2022. KORE Power is to begin construction on a manufacturing facility for battery cells in Buckeye by the end of 2021 that will eventually employ about 3,000 workers. In Pinal County, Lucid Motors has completed the first phase of its electric automobile manufacturing plant with about 750 employees, and a second phase moving forward, while Nikola Motor is building a factory to produce hydrogen fuel cell trucks with production to begin in 2023.

Employment and population growth both result in an expanded residential market. Housing had been buffeted in the past year by the economic slowdown caused by the pandemic, which has led to a mixture of results. An unexpected one is that house sales increased, as shown on **Figure 6**. Aside from the sharp pandemic-related drop in the spring of 2020, the market has been very strong. Even with the pandemic slowdown, total sales in 2020 were the highest in a decade and sales in 2021 continued running at high volumes. The pandemic initially resulted in much lower consumer spending, and also made home ownership a greater priority, especially with new and additional opportunities to work from home. Low mortgage rates made purchases more attainable. By mid-2021 sales had slowed, likely attributable to the shortage of supply in the metro region and rapidly escalating prices. However, sales generally continue to equal or exceed monthly average volumes since 2011 and while pending sales have declined nationally five straight months as of March 2022, locally they have increased three of the last five months.

FIGURE 6
SALES OF SINGLE FAMILY HOMES

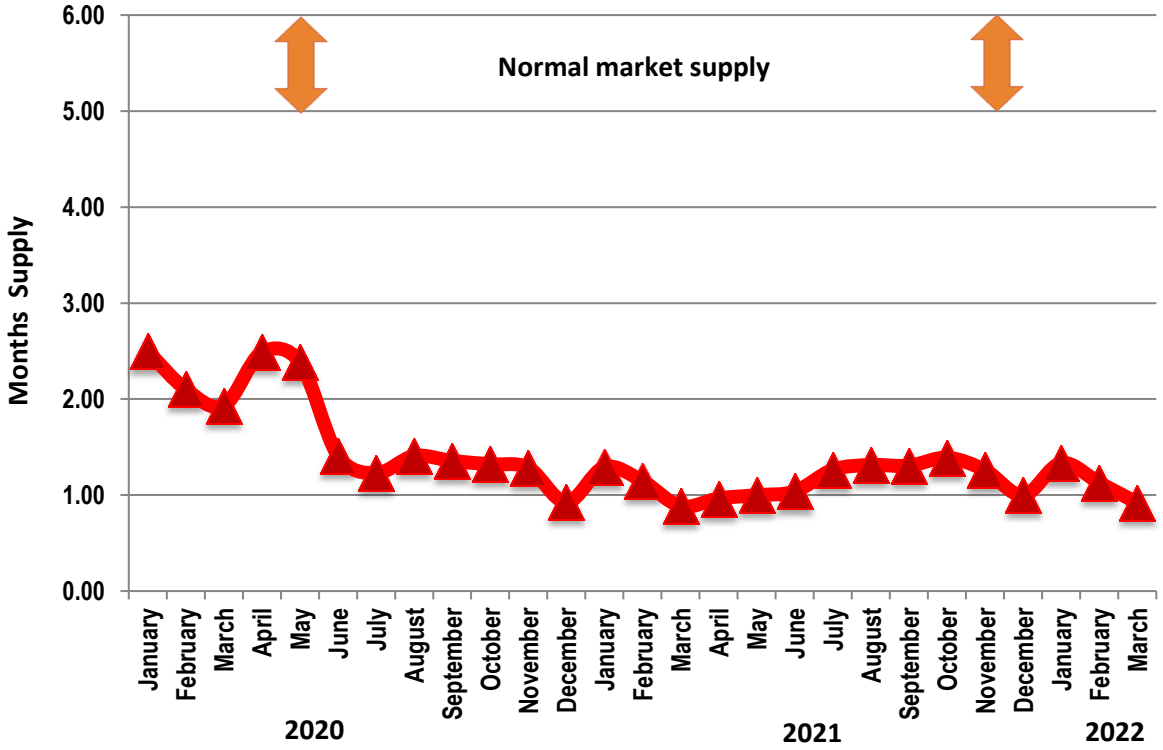


Source: Arizona Regional Multiple Listing Service, 2019-2022.

Metro Phoenix has had two years of the fastest rising home prices in the nation. By May 2021 the price of resale houses actually exceeded new houses in Maricopa County. There has been a recent tendency to blame high prices in Arizona on an influx of California buyers, but that appears largely unwarranted. California buyers only account for about 6 percent of the market and are paying less for homes than buyers from Washington, Colorado, and Illinois, the other major out-of-state buyers. The main underlying issue with rising home prices is supply; which is a continuing issue. While sales are high, new construction is impeded by ongoing labor and materials shortages, exacerbating the imbalance between demand and supply, though some material costs had fallen by late summer. Prices are continuing to increase, but the rate appears to be slowing.

As illustrated by **Figure 7**, in January 2020 the metro Phoenix available housing inventory was only at 2.5 months and it has declined drastically since then, averaging about one month supply during 2021, only slowly moving up. In a normal, balanced market there would be at least a 5-to-6-month supply of houses for purchase.

FIGURE 7
PENDING SALES OF SINGLE FAMILY HOMES



Source: Arizona Regional Multiple Listing Service, 2020 - 2022.

A variety of negative factors could emerge to slow the housing market, especially declining affordability, but the near-term forecast is for continued strength. Mortgage rates are expected to rise but not excessively, though continued price increases will be a problem, especially for first-time buyers. That will drive growth toward the outer suburbs of the metro region, particularly central Pinal County, the West Valley, and later Apache Junction. Members of the Millennial generation, between 25 and 40 years old, make up nearly 40 percent of the residential market now, with stable and well-paying jobs contributing to purchasing capability. Polling shows a preference for newly built houses, and price increases have negated the advantage of resale properties. Millennials are also making up more of the move-up market. These factors also indicate movement toward the outer suburbs, likely in the North and Southeast portions of the metro region. With some households not ready or able to purchase but still wanting to move beyond typical multifamily properties, the single-family rental market should continue to expand. These projects will be found in outer suburbs of the metro region and elsewhere as infill on 10-to-15-acre parcels once planned for commercial uses. Overall, there may be some slowing in the housing market, but fundamental conditions remain strong and continued growth is expected.

3.2 Housing Construction

New housing development in the District is shown on **Table 13** divided into building permit categories intended to reflect correlations between the new housing units and the age structure of the households that occupy them. In general, younger households tend to occupy single family housing built at higher densities, which usually have lower purchase prices. Estate housing, at the lowest density levels, tend to have older householders, with fewer, or older, children. There are, of course, exceptions. Group quarter facilities, such as nursing homes or dormitories, are not included as either retirement or multifamily housing.

The District is unusual in that it includes a significant amount of low-density single family housing while also possessing a high percentage of multifamily development. Typical subdivision densities of 3.5 to 4.5 lots per acre have only accounted for 20 percent of development during the decade, though that share is increasing. About a quarter of the single family development in the last ten years has been at densities of 2 lots per acre or less. This is largely due to the amount of development in the semi-rural Desert Hills region near Anthem. Higher density development has mostly been introduced only in the last few years.

Multifamily development has accounted for nearly 40 percent of total permitting in the past decade, with nearly 75 percent of that in the last five years. This has been a mixture of apartments, townhouses, and single family rentals, an increasingly popular component of the housing market both regionally and nationally.

TABLE 13
HOUSING PERMITS

Housing Type	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	Total
Single Family 2 du/ac or less	108	200	336	208	186	138	159	143	134	175	1,787
Single Family 2.01 - 3.5 du/ac	266	443	327	332	351	270	582	302	113	72	3,058
Single Family 3.51 - 4.5 du/ac	86	42	11	43	89	226	174	190	275	232	1,368
Single Family 4.51 - 6 du/ac	44	49	-	-	20	19	2	152	178	46	510
Single Family 6.01du/ac & Over	-	-	-	-	-	-	-	-	-	25	25
Single Family Attached	-	-	-	-	-	-	-	-	55	58	113
Manufactured Housing	-	-	-	-	-	-	-	-	-	-	-
Total Single Family	504	734	674	583	646	653	917	787	755	608	6,861
Condominium/Townhouse	-	-	25	10	67	5	178	25	252	-	562
Rental SF/BTR	-	-	-	-	-	49	76	-	230	-	355
Standard Courtyard Apts	334	-	257	389	69	331	-	-	130	1,166	2,676
Urban/Lifestyle Apts	-	-	-	-	-	80	305	-	503	-	888
Total Multifamily	334	-	282	399	136	465	559	25	1,115	1,166	4,481
Total	838	734	956	982	782	1,118	1,476	812	1,870	1,774	11,342

Sources: Maricopa Association of Governments; Construction Monitor; Maricopa County Assessor; Applied Economics, 2022.

Viewing single family permit activity by quarter (**Table 14**) provides a more detailed review of the current market. Low density permits have been consistently strong and are, in fact, increasing. This is due to the activity in the Desert Hills area near Anthem. Production declines, especially during the past year, can be attributed to buildout at numerous projects, including multiple subdivisions at Aloravita. This odd situation of declining activity while demand is high has become common in the region as projects are built-out before replacement lots for construction can be produced. The local market also tends to have small subdivisions outside master plans that start and buildout fairly quickly, adding to market fluctuations but not as a result of any weakness.

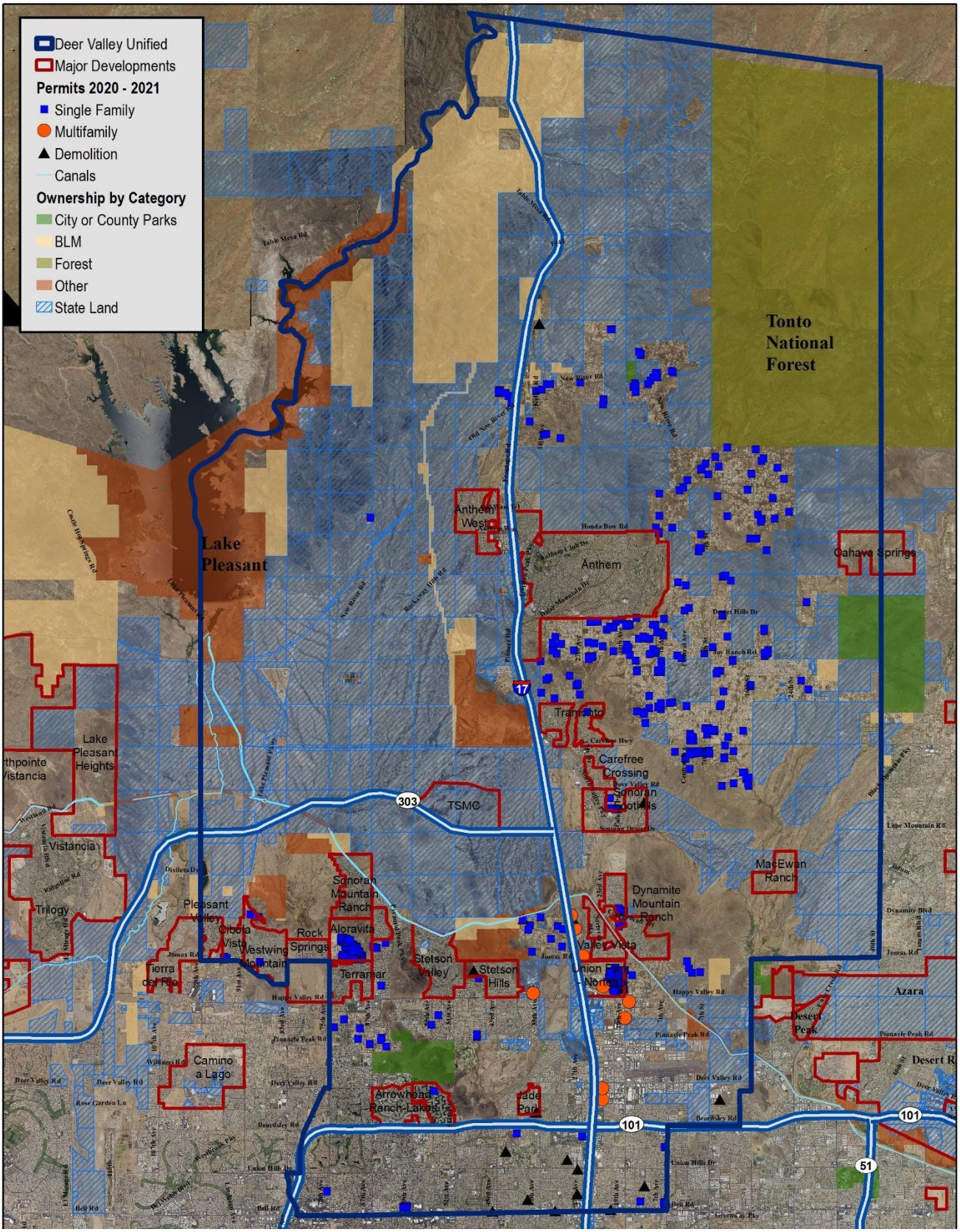
TABLE 14
HOUSING PERMITS

	2019					2020					2021				
Housing Type	Qtr 1	Qtr 2	Qtr 3	Qtr 4	**Total**	Qtr 1	Qtr 2	Qtr 3	Qtr 4	**Total**	Qtr 1	Qtr 2	Qtr 3	Qtr 4	**Total**
Single Family 2 du/ac or less	26	33	31	37	**127**	24	42	46	39	**151**	33	57	60	46	**196**
Single Family 2.01 - 3.5 du/ac	77	65	33	37	**212**	22	21	23	23	**89**	28	(2)	10	7	**43**
Single Family 3.51 - 4.5 du/ac	60	53	68	66	**247**	80	61	69	80	**290**	44	39	43	16	**142**
Single Family 4.51 - 6 du/ac	63	67	72	53	**255**	34	19	13	28	**94**	3	2	-	32	**37**
Single Family 6.01du/ac & Ov	-	-	-	-	**-**	-	-	-	4	**4**	12	9	7	1	**29**
Single Family Attached	-	-	-	9	**9**	20	26	26	26	**98**	6	-	-	-	**6**
Total Single Family	226	218	204	202	**850**	180	169	177	200	**726**	126	105	120	102	**453**

Sources: Maricopa Association of Governments; Construction Monitor; Maricopa County Assessor; Applied Economics, 2022.

Map 8 shows development activity in the District in 2020/21 with markers for individual building permits. The dark blue single family markers are scattered but numerous at Desert Hills, with thick clusters at Aloravita and Union Park at Norterra. There is some infill activity in the southern portion of the District north of the 101 but south of the 101 demolitions (black triangles) are as common as new construction. Orange circles mark multifamily projects and are concentrated near I-17, especially at or near Norterra.

MAP 8
RESIDENTIAL PERMITTING



3.3 Residential Development

3.3.1 Future Development Potential

Potential housing supply additions in the District are estimated at over 66,000 units, as detailed on **Table 15** by type of housing and according to the general time period during which construction may begin. Another 34,000 potential units are estimated in areas that are not expected to develop within 20 years and may not develop at all. The timing categories only indicate the starting period of construction and not the rate of production, which can vary widely. The Infill category includes rural parcels, single lots within existing neighborhoods, and small custom projects likely to be under intermittent development over time. Both unit potential and timing estimates on this table will change as new information becomes available.

It may be noted that the very near-term estimate is not large in comparison to demand, but the amount of activity forecast in the 2-to-5-year period and beyond indicates a substantial escalation in expected production. Multifamily development is expected to remain strong in the future. Single family is likely to continue with a significant proportion of lower density projects but there are large tracts of land being planned for future development and the actual product types defined may be notably different from the current estimate.

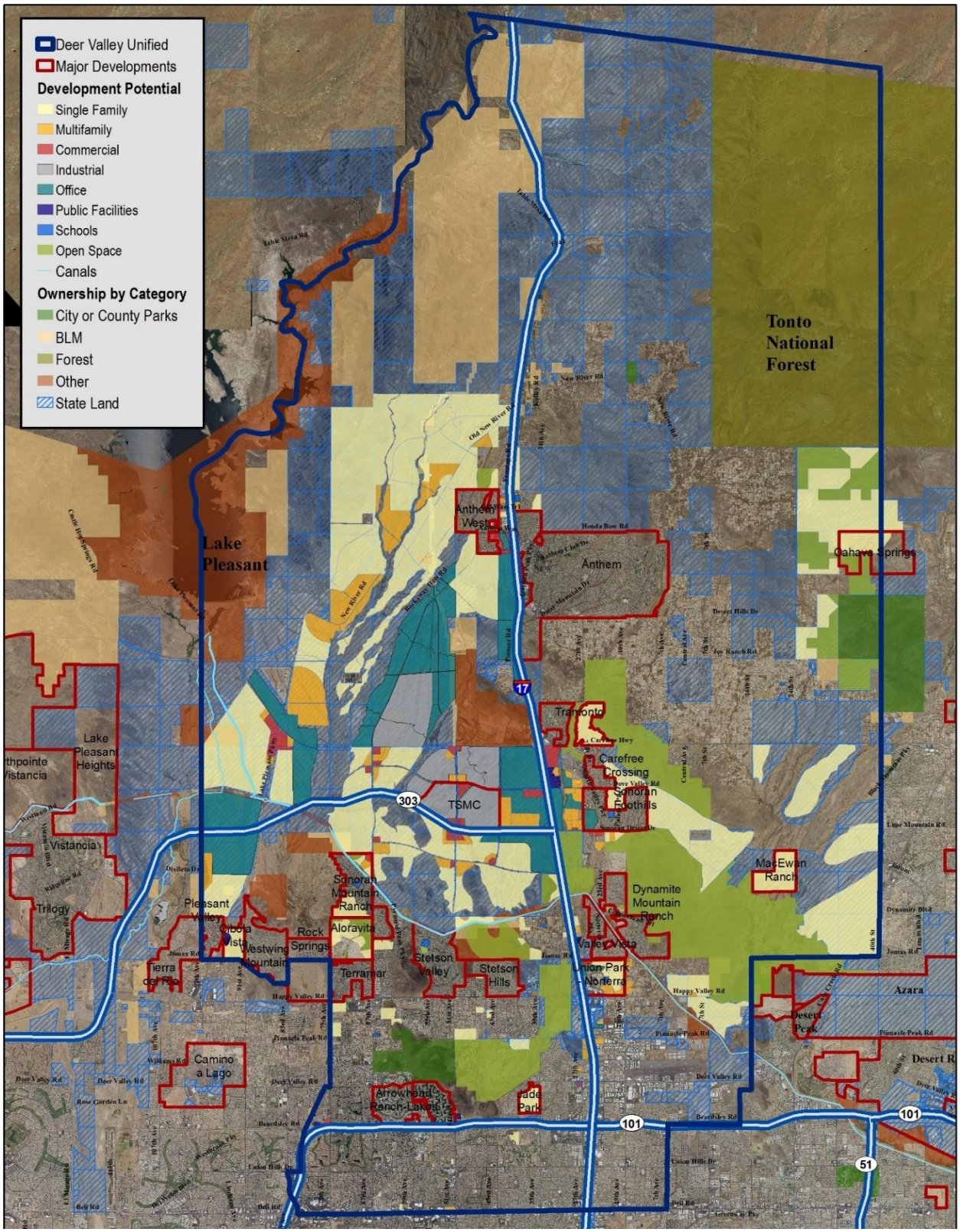
TABLE 15
POTENTIAL NEW HOUSING BY DEVELOPMENT TIMELINE

	Existing		Vacant Land					
Housing Type	Infill	Projects	1 Year	2-3 Years	3-5 Years	5-10 Years	10+ Years	Total
Family Housing								
Single Family 2 du/ac or less	1,432	85	156	194	-	50	2,652	4,569
Single Family 2.01 - 3.5 du/ac	326	-	269	1,339	1,248	2,630	22,693	28,505
Single Family 3.51 - 4.5 du/ac	-	38	167	376	360	2,744	2,127	5,812
Single Family 4.51 - 6 du/ac	-	224	138	82	-	-	214	658
Single Family Attached	-	-	-	454	-	2,144	-	2,598
Total Single Family	1,758	347	730	2,445	1,608	7,568	27,686	42,142
Condominium/Townhouse	-	-	168	349	334	-	3,607	4,458
Rental SF/BTR	-	104	494	1,057	297	-	-	1,952
Standard Courtyard Apts	663	-	-	204	296	4,325	6,037	11,525
Urban/Lifestyle Apts	-	-	287	1,556	3,351	848	-	6,042
Total Multifamily	663	104	949	3,166	4,278	5,173	9,644	23,977
Total	2,421	451	1,679	5,611	5,886	12,741	37,330	66,119
Age-Restricted Housing								
Condominium/Townhouse	-	-	-	-	180	-	-	180
Standard Courtyard Apts	-	-	-	140	-	-	-	140
Total Age-Restricted	-	-	-	140	180	-	-	320
Total	2,421	451	1,679	5,751	6,066	12,741	37,330	66,439

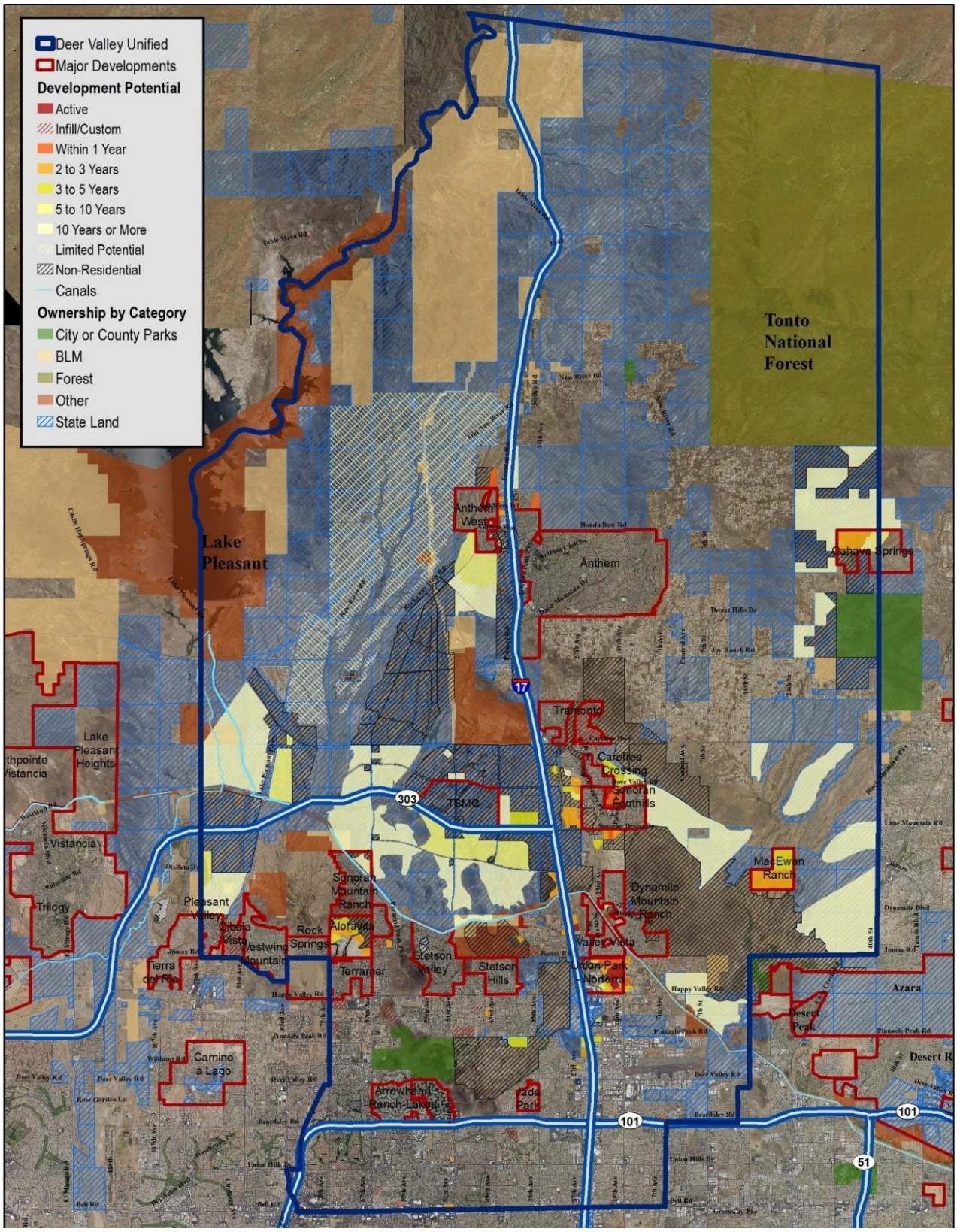
Sources: City of Phoenix, City of Peoria, City of Glendale; Maricopa County, Arizona State Land Department; Applied Economics, 2022.

Future land use and development timing by area is depicted in the following maps (**Maps 9 and 10**).

MAP 9
FUTURE LAND USE



MAP 10
DEVELOPMENT TIMING



The presence of a variety of housing options lends stability to the market and provides for differing household types and ages due to a range of housing prices. In general, smaller and less costly housing tends to attract younger householders with younger children. The "move-up" market refers to higher priced houses, typically purchased with the equity derived from the sale of current houses, generally by somewhat older householders. "Executive" housing is at the upper level of pricing with buyers generally older and with children in upper grades, or "empty nesters" without children still in the household.

Regional MLS data shows the March 2022 median sales price for 3-bedroom single family houses at $455,000, based on 3,553 sales. This is up significantly from $430,000 in January but only slightly over $450,000 last month. While such large price escalations are creating pressures, the local market has remained strong.

Table 16 shows pricing at various subdivisions around the District. The list is not comprehensive but is meant to illustrate the overall market characteristics in the District. It is apparent that new housing prices are high locally. A recent review of realtor listings shows there are more affordable options in the District, but limited. In the 85086 area southeast of Anthem (Desert Hills) there were 164 total single family listings, but only 21 3-bedroom houses between $350,000 to $500,000. In the southern portion of the District, in three Zip codes south of Jomax Road, offerings were limited. Out of 233 total single family listings, only 95 were for 3-bedroom houses with prices between $350,000 and $500,000.

Apartment rents also tend be high, though this is a problem generally. At 9 complexes located in the I-17 corridor from Pinnacle Peak Road to just north of Carefree Highway, rents for studio or 1-bedroom units averaged $1,515 per month with 3-beroom units averaging about $3,000 per month. Rents were significantly lower south of the Loop 101 but several of the properties listed only 1- or 2-bedroom units.

TABLE 16
HOUSING CHARACTERISTICS AT SELECTED DISTRICT SUBDIVISIONS

Builder	Subdivision	Models offered	Sq. Ft. Min	Beds Min	Price Min	Sq. Ft. Max	Beds Max	Price Max
David Weekley	Union Park	7	2,332	3	$ 786,990	3,864	5	$ 935,990
Elevida Homes	Windsor Court *	3	1,810	3	$ 475,000	2,681	5	$ 520,000
K Hovnanian	Alameda Point *	NA	2,652	NA	$ 750,000	3,982	6	$ 850,000
Lennar Homes	Copperleaf - Discovery	4	1,797	4	$ 624,990	1,953	5	$ 639,990
	Copperleaf - Signiture	4	2,274	4	$ 681,990	2,649	4	$ 756,990
	Copperleaf - Destiny	3	2,598	4	$ 766,990	3,024	4	$ 816,990
Pulte Homes	Copperleaf - Cactus	6	1,841	2	$ 677,990	3,567	4	$ 818,990
Taylor Morrison	Deem Hills - Peaks	4	2,911	3	$ 878,990	3,931	4	$ 993,990

Source: Builder websites; Applied Economics, April 27, 2022.
* Generalized pricing

3.3.2 Development Projects

The District's residential market has been strong since the 2007-2009 recession though at production levels far below the pre-recession period of the early 2000's when the number of single family permits averaged over 3,000 per year. At that time numerous master planned communities were active, including Anthem, Dynamite Mountain, Sonoran Mountain, and Stetson Valley. Total production now is much less even in a strong market because readily available, developable land is in short supply due to that earlier market. Development activity in the future will involve infill development, multifamily, and the acquisition of large tracts of State Trust Land.

In addition to the generally strong housing demand in the District is the catalyst of the massive Taiwan Semiconductor Manufacturing Company manufacturing complex under construction and planned to open in 2024. Besides the large employment needs of the plant itself will be the surge in employment at numerous supplier sites in the area. Infill and multifamily development are already strong market components in the District but the new employment impacts will accelerate the introduction of new projects, which is already taking place.



Infill and mid-sized projects are not new in the District; the last few years have seen several small projects built in the North Valley Parkway area. The current search for development parcels is ranging from north to south, with small to medium-sized parcels, including some with limited access, which is a sign of how strong the demand is now. In the Anthem/Anthem West area Mattamy Homes started land development for 89-lot Sendero Crossing with housing construction to be underway near mid-2022 (right). K Hovnanian started grading in late spring 2022 for Aster Ridge, 182 attached single family units. On the east side of I-17, infrastructure work began in late spring at the long dormant 67-lot last phase of Arroyo Norte.

In the central portion of the District west of I-17, Lennar Homes is preparing Middle Vistas for opening fall 2022. The project has 228 lots in two product lines and strong production levels are expected. South of the CAP canal Taylor Morrison is active with a 43-lot subdivision while K Hovnanian has two projects with 57 and 35 lots being prepared to open in 2022/23. At Bell Road and 61st Avenue Hartford Court was building out 33 houses in early 2022 while Windsor Court opened 24 home sites on the opposite side of the street.

While these developments add to the housing inventory, they are too small to have a major impact on demand and such sites are rapidly being exhausted. Multifamily projects provide for many more housing units on small parcels and the active multifamily corridor along I-17 is rapidly growing. Over 4,000 new multifamily units are planned to begin construction during the next 2 to 3 years, with new additions expected to continue at strong levels after that.

Overall single family development in the District is forecast to have slightly higher absorption rates in the first half of the projection period as new projects open to replace those that have recently built-out. The last half of the projection period is expected to see increasing growth levels as large new tracts of State Trust Land are opened to meet the demand created by sharply increasing employment levels in the area.

Aloravita: D.R. Horton, Shea Homes, Pulte Homes; Jomax Road and 67th Avenue; 1,450 estimated total lots – 725 remaining.



First phase subdivisions for this project are built-out or approaching it. There will be a pause in house construction while the land for the next phase is being developed (left). This part of the project is encroaching on a hillside area and includes bedrock. Lot development under such conditions tends to be a lengthy matter and active housing production is not expected to begin until late 2023. The first subdivisions performed well and the new phase will likely have strong activity on four product lines and attain buildout in about three years after entering production.

Copperleaf: Lennar Homes, Pulte Homes; Dove Valley Road and 21st Avenue; 444 total lots – 428 remaining.
New housing construction is in early stages and land development is still in progress. There are four product lines in the project with the higher density lots to enter production around mid-2022. Buildout should be reached during 2024.

Union Park at Norterra: Ashton Woods Homes, Cachet Homes, David Weekley Homes; I-17 and Jomax Road; 950 estimated total lots – 550 remaining.
Since opening in 2018/19 this master planned community has had three subdivisions open, with one built-out and another approaching completion. The third subdivision opened in the last half of 2021. Lot development is underway for a large subdivision along Jomax Road while grading started in late spring on a smaller parcel adjacent to the District elementary school. It is anticipated that single family development will be built-out by about 2025. Also in late spring was the start of production by BB Living on a single family rental project of 154 units, to be built by the end of 2022. Four parcels for multifamily development could add another 700 to 800 units and likely to enter construction within the next 2 to 3 years.

Verdin (formerly MacEwan Ranch): Taylor Morrison Homes; Sonoran Desert Parkway and 24th Street; 1,420 estimated total lots.
Rezoning for this project is scheduled to the City Council for approval in June 2022. Plan and plat reviews will follow and will likely take a number of months to complete. Housing production is anticipated to start mid to late 2024 but this timing could be affected by several factors. There is a possibility that part of this project will be "age-targeted" which would greatly limit any impact on the District. Production is expected to be moderate and active for 6 to 8 years.

Arizona State Land – Biscuit Flats: Loo9 303 and 51st Avenue; 10,000 estimated total lots.
Master planning has begun for the residential portion of this area on the south side of Loop 303 across from the Taiwan Semiconductor site. Land planning for development and city infrastructure planning to serve it will make it a complex undertaking. This process is expected to take 2 to 3 years even with the motivation of reacting to the continuing strong housing market coupled with the massive expansion of the local labor market. Housing development is not expected until the second half of the projection period, but given the size of the master plan, high production levels are forecast once building commences.

Arizona State Land – New River: I-17 and 43rd Avenue; 3,500 estimated total lots.
Infrastructure improvements in this area have been expected to create conditions favorable for significant new housing development and that is still the case even though most efforts currently are related to the Taiwan Semiconductor project. New housing is anticipated sometime in the last few years of the projection period with at least moderate production levels.

Arizona State Land – Deer Valley: Sonoran Desert Parkway and Central Avenue; 4,000 estimated total lots.
Because of the development focus west of I-17 this area will likely not be opened for housing production as soon as once anticipated. If Copperleaf is as successful as it will likely be there should be motivation for builders to consider some of the land near Dove Valley Road or Sonoran Desert Drive but probably this won't advance until at least the middle or later in the projection period.

Arizona State Land – Peoria: Lake Pleasant Parkway and Loop 303; 7,600 estimated total lots.
Some housing development is anticipated to begin late in the projection period but most current planning seems to be related to non-residential uses.

4.0 District Projections

4.1 Population & Housing

District-level enrollment projections are created by integrating historical enrollment, demographic and housing market trends with the projected housing unit additions and the associated change in the school-age population. The projections of future enrollment are also impacted by assumptions regarding the share of the District's population that will choose to attend District schools. Due to the pronounced demographic and development differences that exist among the different areas of the District, the District-level projections are cross-checked using projections by District sub-area, as presented in Section 5 of this report. These projections account for local and regional trends in socioeconomic conditions and economic growth forecasts.

The long-term population and housing projections for the District shown in **Table 17** are based on historical and forecast trends in housing construction, occupancy, and economic growth indicators. Currently, the District contains more than 270,000 persons in nearly 100,800 households (occupied housing units), with a population per household of about 2.7 persons. Occupancy rates appear to have stabilized at about 94 percent after falling during the recession. Population per household is expected to continue to decline throughout the projection period due to aging in existing households and the increase in multifamily housing, both of which dampen the impact of the increase in the number of households on total and school-age population.

District population and households are expected to increase throughout the projection period as new housing supply enters the market and occupancy rates remain stable. In the past year, nearly 1,600 new housing units were added to inventory; activity is projected to increase considerably over the next two years and an average of about 2,400 new units are forecast to be added each year during the projection period, yielding 24,100 new units by 2031/32. With continued improvements in the housing occupancy rate, nearly 23,000 new households are expected to be formed over the next 10 years; however, the population per household is expected to fall to 2.579 by 2031/32. These changes result in a population of about 319,000 persons occupying nearly 124,000 households by the end of the projection period.

TABLE 17
HISTORIC AND PROJECTED POPULATION AND HOUSING

Year	Population	Housing Units Total	Housing Units New	Occupancy Rate	Vacant Units	Households Total	Households Change	Pop/HH
2010/11	**239,040**	**96,493**	**872**	**90.4%**	**9,276**	**87,217**	**106**	**2.741**
2011/12	**240,998**	**96,765**	**272**	**91.0%**	**8,714**	**88,051**	**834**	**2.737**
2012/13	**245,326**	**97,603**	**838**	**92.0%**	**7,792**	**89,811**	**1,760**	**2.732**
2013/14	**247,712**	**98,330**	**727**	**92.3%**	**7,551**	**90,779**	**968**	**2.729**
2014/15	**252,202**	**99,287**	**957**	**93.2%**	**6,702**	**92,585**	**1,805**	**2.724**
2015/16	**254,374**	**100,269**	**982**	**93.3%**	**6,696**	**93,573**	**988**	**2.718**
2016/17	**258,345**	**101,051**	**782**	**94.2%**	**5,886**	**95,165**	**1,592**	**2.715**
2017/18	**260,431**	**102,167**	**1,116**	**94.1%**	**6,033**	**96,134**	**970**	**2.709**
2018/19	**262,829**	**103,643**	**1,476**	**93.8%**	**6,420**	**97,223**	**1,088**	**2.703**
2019/20	**264,845**	**104,455**	**812**	**93.9%**	**6,388**	**98,067**	**844**	**2.701**
2020/21	**268,641**	**105,964**	**1,509**	**93.6%**	**6,782**	**99,182**	**1,115**	**2.692**
2021/22	**270,283**	**107,538**	**1,574**	**93.7%**	**6,775**	**100,763**	**1,581**	**2.682**
2022/23	273,844	109,368	1,830	93.8%	6,781	102,587	1,824	2.669
2023/24	279,048	111,862	2,494	93.9%	6,824	105,038	2,451	2.657
2024/25	286,585	115,527	3,665	94.0%	6,932	108,595	3,557	2.639
2025/26	292,308	118,455	2,928	94.0%	7,107	111,348	2,752	2.625
2026/27	296,456	120,590	2,135	94.0%	7,235	113,355	2,007	2.615
2027/28	299,963	122,424	1,834	94.0%	7,345	115,079	1,724	2.607
2028/29	304,252	124,539	2,115	94.0%	7,472	117,067	1,988	2.599
2029/30	309,043	126,805	2,266	94.0%	7,608	119,197	2,130	2.593
2030/31	314,237	129,300	2,495	94.0%	7,758	121,542	2,345	2.585
2031/32	319,107	131,647	2,347	94.0%	7,899	123,748	2,206	2.579
2022/23 - 2031/32			24,109				22,985	

Source: Applied Economics, 2022.
***Bolding Indicates Actuals**

4.2 Enrollment

In addition to the volume and market orientation of housing development, trends in per-household student generation rates and enrollment-population (E-P) ratios are key factors used in determining future enrollment levels. The first element, student generation, refers to the expected size of the school-age population (persons aged 5 to 17 years old) per household. The school-age population averaged 0.538 persons per household in 2010, but has since declined to 0.46 persons per household due to historically low birth rates and the overall aging of the District's population. As detailed in **Table 18**, the decline in the number of school-age persons per household is expected to continue throughout the projection period since the number of new households that will be added is small in comparison to the total population.

Open enrollment causes a shifting of students between districts, with gains and losses offsetting each other to varying degrees, whereas charter schools only detract from District enrollment. Due to the increasing number of educational alternatives and open enrollment policies, it is necessary to apply an Enrollment-to-Population (E-P)

Ratio to the school-age population in order to project enrollment. This ratio can be based on the difference between the school-age population and **total** enrollment, acknowledging that there are flows of students between all school districts in Arizona (henceforth referred to as the E-P Ratio), or it can be based on **in-District** enrollment alone (herein referred to as the Service Rate).

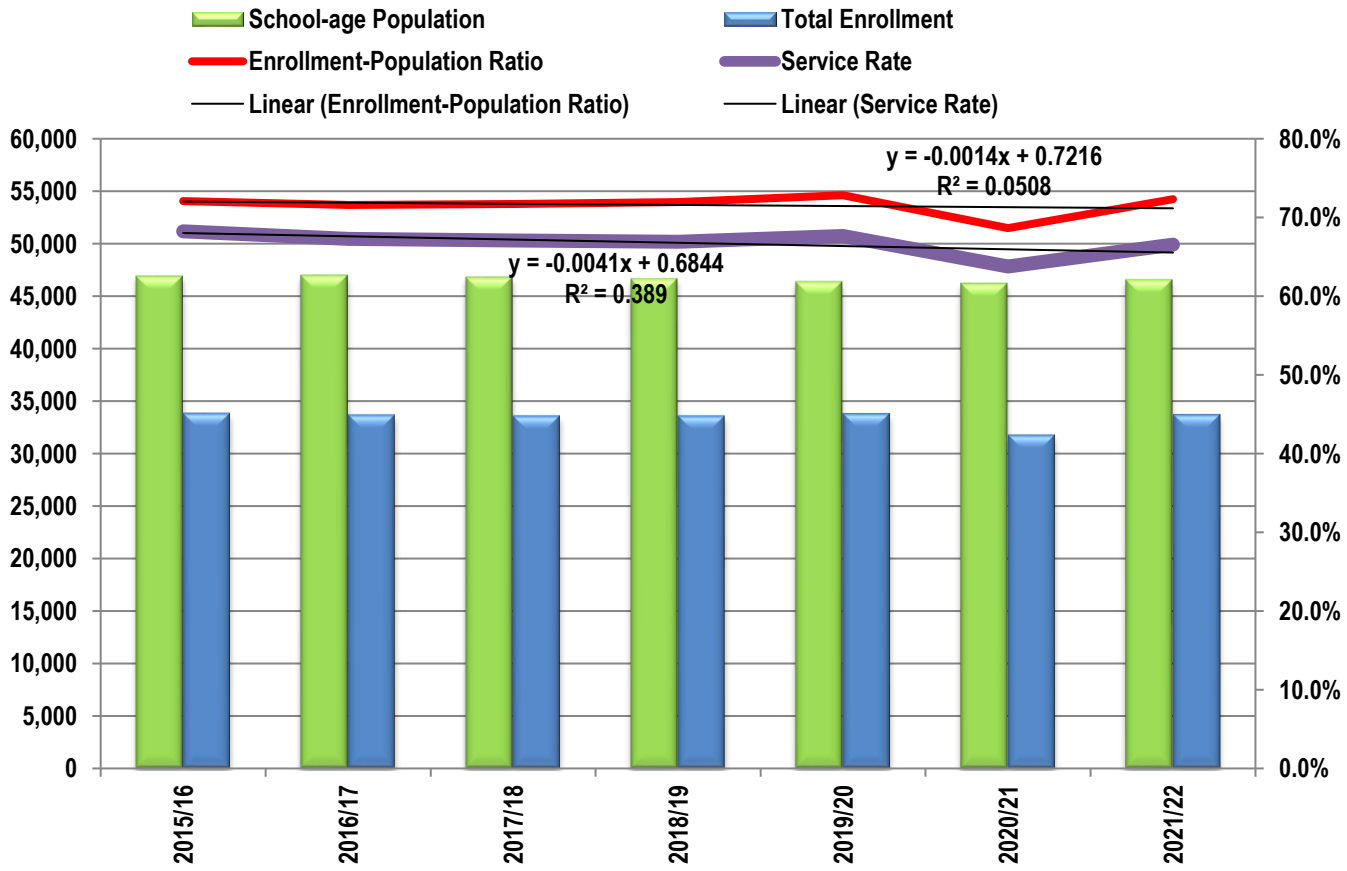
TABLE 18
SCHOOL-AGE POPULATION, ENROLLMENT, E-P RATIO AND SERVICE RATE

		School-Age Population *		K-12 Enrollment		Net	Enrollment -	Out of District	In-District	Service
Year	Households	Total	Per Household	Total	Per Household	Difference	Population Ratio	Students	Enrollment	Rate
2010/11	**87,217**	**46,950**	**0.538**	**34,985**	**0.401**	**11,965**	**74.5%**	**1,092**	**33,893**	**72.2%**
2011/12	**88,051**	**46,718**	**0.531**	**34,400**	**0.391**	**12,318**	**73.6%**	**1,241**	**33,159**	**71.0%**
2012/13	**89,811**	**46,967**	**0.523**	**33,763**	**0.376**	**13,204**	**71.9%**	**1,360**	**32,403**	**69.0%**
2013/14	**90,779**	**46,791**	**0.515**	**33,054**	**0.364**	**13,737**	**70.6%**	**1,420**	**31,634**	**67.6%**
2014/15	**92,585**	**47,036**	**0.508**	**33,432**	**0.361**	**13,604**	**71.1%**	**1,639**	**31,793**	**67.6%**
2015/16	**93,573**	**46,854**	**0.501**	**33,770**	**0.361**	**13,084**	**72.1%**	**1,797**	**31,973**	**68.2%**
2016/17	**95,165**	**46,967**	**0.494**	**33,618**	**0.353**	**13,349**	**71.6%**	**2,017**	**31,601**	**67.3%**
2017/18	**96,134**	**46,763**	**0.486**	**33,539**	**0.349**	**13,224**	**71.7%**	**2,165**	**31,374**	**67.1%**
2018/19	**97,223**	**46,613**	**0.479**	**33,548**	**0.345**	**13,065**	**72.0%**	**2,358**	**31,190**	**66.9%**
2019/20	**98,067**	**46,342**	**0.473**	**33,749**	**0.344**	**12,593**	**72.8%**	**2,407**	**31,342**	**67.6%**
2020/21	**99,182**	**46,195**	**0.466**	**31,711**	**0.320**	**14,484**	**68.6%**	**2,250**	**29,461**	**63.8%**
2021/22	**100,763**	**46,533**	**0.462**	**33,659**	**0.334**	**12,874**	**72.3%**	**2,697**	**30,962**	**66.5%**
2022/23	102,587	46,972	0.458	33,774	0.329	13,198	71.9%	2,650	31,124	66.3%
2023/24	105,038	47,686	0.454	33,885	0.323	13,801	71.1%	2,650	31,235	65.5%
2024/25	108,595	48,882	0.450	34,194	0.315	14,688	70.0%	2,650	31,544	64.5%
2025/26	111,348	49,695	0.446	34,318	0.308	15,377	69.1%	2,650	31,668	63.7%
2026/27	113,355	50,160	0.443	34,488	0.304	15,672	68.8%	2,650	31,838	63.5%
2027/28	115,079	50,490	0.439	34,550	0.300	15,940	68.4%	2,650	31,900	63.2%
2028/29	117,067	50,926	0.435	34,735	0.297	16,191	68.2%	2,650	32,085	63.0%
2029/30	119,197	51,412	0.431	34,927	0.293	16,485	67.9%	2,650	32,277	62.8%
2030/31	121,542	51,978	0.428	35,284	0.290	16,694	67.9%	2,650	32,634	62.8%
2031/32	123,748	52,471	0.424	35,532	0.287	16,939	67.7%	2,650	32,882	62.7%

Source: Applied Economics, 2022.
* Population age 5 through 17, corresponds with Kindergarten through 12th grade.
Bolding indicates historical data.

Figure 8 is a graphical illustration of the relationship between the size of the District's school-age population, total enrollment, and both the E-P Ratio and the Service Rate. In 2021/22 the school-age population within the District is estimated to be about 46,500 persons, while enrollment totaled 33,659 students. This results in a difference between enrollment and the school-age population of roughly 12,900 persons and an E-P ratio of 72.3 percent. The decline in the District's E-P Ratio last year is the result of the anomalous effects of the COVID-19 pandemic; at 72.3 percent, the current E-P Ratio appears to have generally returned to pre-pandemic levels, which had shown signs of a gradual increase. Similar trends can be observed in the District's Service Rate, which also dropped dramatically last year, but the bounce-back in the rate this year is somewhat less than that seen in the E-P Ratio (which is based on total enrollment).

FIGURE 8
SHORT-TERM TRENDS IN THE E-P RATIO AND SERVICE RATE



It is important to note that assumptions regarding future trends in the District's E-P Ratio will have an effect on enrollment projections, therefore three scenarios are presented in **Table 19** for comparison; these scenarios have been developed based on trends in the District's Service Rate (based on in-District enrollment), since out-of-District enrollment is assumed to remain stable for the duration of the projection period. The "Long-Term Trend" scenario assumes a more aggressive decline in the District's E-P Ratio, which is informed by the average rate of decline in the Service Rate over the nine years preceding 2019/20 (pre-pandemic). In this scenario, the District would add roughly 750 students over the next ten years and enrollment would total 34,400 students by 2031/32.

The "Short-Term Trend" scenario assumes that the District's E-P Ratio declines at a slower rate, which is informed by the rate of decline in the Service Rate over the seven years preceding 2019/20 (pre-pandemic), or since the large drop in 2012/13 that resulted from budget-mandated reductions in services; ***this scenario is used in all of the sub-District projections presented in Section 5 of this report***. The more gradual decline in the E-P Ratio would add nearly 1,900 students and result in enrollment of about 35,500 students at the end of the projection period. The "Stable" scenario assumes an E-P Ratio is in place for the duration of the 10-year period that is similar to the current ratio. This scenario would add more than 4,300 students and result in District enrollment of approximately 38,000 K-12 students by 2031/32.

TABLE 19
PROJECTED E-P RATIO AND ENROLLMENT BY SCENARIO

	Long-term Trend E-P			Short-term Trend E-P			Stable E-P		
Year	Enrollment - Population Ratio	Enrollment	Change	Enrollment - Population Ratio	Enrollment	Change	Enrollment - Population Ratio	Enrollment	Change
2010/11	**74.5%**	**34,985**		**74.5%**	**34,985**		**74.5%**	**34,985**	
2011/12	**73.6%**	**34,400**	**-585**	**73.6%**	**34,400**	**-585**	**73.6%**	**34,400**	**-585**
2012/13	**71.9%**	**33,763**	**-637**	**71.9%**	**33,763**	**-637**	**71.9%**	**33,763**	**-637**
2013/14	**70.6%**	**33,054**	**-709**	**70.6%**	**33,054**	**-709**	**70.6%**	**33,054**	**-709**
2014/15	**71.1%**	**33,432**	**378**	**71.1%**	**33,432**	**378**	**71.1%**	**33,432**	**378**
2015/16	**72.1%**	**33,770**	**338**	**72.1%**	**33,770**	**338**	**72.1%**	**33,770**	**338**
2016/17	**71.6%**	**33,618**	**-152**	**71.6%**	**33,618**	**-152**	**71.6%**	**33,618**	**-152**
2017/18	**71.7%**	**33,539**	**-79**	**71.7%**	**33,539**	**-79**	**71.7%**	**33,539**	**-79**
2018/19	**72.0%**	**33,548**	**9**	**72.0%**	**33,548**	**9**	**72.0%**	**33,548**	**9**
2019/20	**72.8%**	**33,749**	**201**	**72.8%**	**33,749**	**201**	**72.8%**	**33,749**	**201**
2020/21	**68.6%**	**31,711**	**-2,038**	**68.6%**	**31,711**	**-2,038**	**68.6%**	**31,711**	**-2,038**
2021/22	**72.3%**	**33,659**	**1,948**	**72.3%**	**33,659**	**1,948**	**72.3%**	**33,659**	**1,948**
2022/23	71.8%	33,719	60	71.9%	33,774	115	72.3%	33,960	301
2023/24	70.7%	33,731	12	71.1%	33,885	111	72.3%	34,478	518
2024/25	69.4%	33,928	197	70.0%	34,194	309	72.3%	35,340	862
2025/26	68.3%	33,933	5	69.1%	34,318	124	72.4%	35,962	622
2026/27	67.8%	33,985	52	68.8%	34,488	170	72.3%	36,267	305
2027/28	67.2%	33,926	-59	68.4%	34,550	62	72.3%	36,501	234
2028/29	66.7%	33,990	64	68.2%	34,735	185	72.3%	36,841	340
2029/30	66.2%	34,060	70	67.9%	34,927	192	72.3%	37,179	338
2030/31	66.0%	34,287	227	67.9%	35,284	357	72.3%	37,578	399
2031/32	65.6%	34,408	121	67.7%	35,532	248	72.4%	37,974	396
2022/23 - 2031/32			749			1,873			4,315

Source: Applied Economics, 2022.

Table 20 provides a detailed view of total projected enrollment by grade cohort based on the "Short-Term Trend" scenario. By the end of the projection period the distribution of enrollment by grade cohort is expected to be very nearly the same as it was in 2019/20 (pre-pandemic), with a slight shift in favor of the oldest cohort. The K-4 cohort is projected to add more than 1,000 students over the next 10 years (9.1 percent), while the 5-8 cohort is expected to add nearly 500 students (4.5 percent); during the same time period, the 9-12 cohort is expected to increase by about 350 students (3.0 percent), primarily due to strong growth during the second half of the projection period that results from the advancement of the larger K-8 classes.

TABLE 20
HISTORICAL AND PROJECTED 40TH DAY ENROLLMENT BY LEVEL

		Enrollment by Level				K-12 Total		
Fall	PS	K-4	5-8	K-8	9-12	Enrollment	Change	% Change
2010/11	**297**	**12,499**	**11,510**	**24,009**	**10,976**	**34,985**	**-1,004**	**-2.8%**
2011/12	**343**	**12,335**	**11,083**	**23,418**	**10,982**	**34,400**	**-585**	**-1.7%**
2012/13	**403**	**11,903**	**10,691**	**22,594**	**11,169**	**33,763**	**-637**	**-1.9%**
2013/14	**412**	**11,280**	**10,583**	**21,863**	**11,191**	**33,054**	**-709**	**-2.1%**
2014/15	**465**	**11,680**	**10,684**	**22,364**	**11,068**	**33,432**	**378**	**1.1%**
2015/16	**490**	**11,989**	**10,745**	**22,734**	**11,036**	**33,770**	**338**	**1.0%**
2016/17	**453**	**11,969**	**10,785**	**22,754**	**10,864**	**33,618**	**-152**	**-0.5%**
2017/18	**434**	**11,878**	**10,663**	**22,541**	**10,998**	**33,539**	**-79**	**-0.2%**
2018/19	**440**	**11,922**	**10,654**	**22,576**	**10,972**	**33,548**	**9**	**0.0%**
2019/20	**426**	**11,993**	**10,652**	**22,645**	**11,104**	**33,749**	**201**	**0.6%**
2020/21	**426**	**10,746**	**10,073**	**20,819**	**10,892**	**31,711**	**-2,038**	**-6.0%**
2021/22	**425**	**11,540**	**10,562**	**22,102**	**11,557**	**33,659**	**1,948**	**6.1%**
2022/23	426	11,653	10,591	22,244	11,530	33,774	115	0.3%
2023/24	427	11,664	10,687	22,351	11,534	33,885	111	0.3%
2024/25	427	11,735	10,942	22,677	11,517	34,194	309	0.9%
2025/26	427	11,842	10,970	22,812	11,506	34,318	124	0.4%
2026/27	427	11,794	11,148	22,942	11,546	34,488	170	0.5%
2027/28	425	11,836	11,093	22,929	11,621	34,550	62	0.2%
2028/29	423	11,969	11,010	22,979	11,756	34,735	185	0.5%
2029/30	423	12,162	11,046	23,208	11,719	34,927	192	0.6%
2030/31	423	12,384	10,981	23,365	11,919	35,284	357	1.0%
2031/32	423	12,594	11,033	23,627	11,905	35,532	248	0.7%

Source: Applied Economics, 2022.
Bolding indicates actuals.

The distribution of total enrollment by individual grade is shown in **Table 21**, and can provide some additional insight into enrollment patterns and the progressive impact of smaller or larger classes. If enrollment was evenly distributed, each K-12 grade would have 7.7 percent of the total. In 2000/01, grades 1st through 6th each had over eight percent of enrollment, while grade 12 only had 5.6 percent of the total. In 2021/22, the Kindergarten through 4th grades each have about seven percent of total enrollment, while grades 5th through 8th each have about eight percent and 9th through 11th each have about nine percent of the total. Enrollment in the 12th grade currently accounts for eight percent of total enrollment. Despite the additions over the next 10 years, these same grade-level enrollment distributions are projected to persist in 2031/32.

TABLE 21

HISTORIC AND PROJECTED ENROLLMENT BY GRADE

Year	PS	K	1	2	3	4	5	6	7	8	9	10	11	12	K-12 Total	Percent Change
2010/11	**297**	**2,065**	**2,526**	**2,667**	**2,650**	**2,591**	**2,768**	**2,846**	**2,983**	**2,913**	**2,916**	**2,809**	**2,711**	**2,540**	**34,985**	**-2.8%**
2011/12	**343**	**2,136**	**2,338**	**2,585**	**2,649**	**2,627**	**2,523**	**2,734**	**2,863**	**2,963**	**2,841**	**2,847**	**2,712**	**2,582**	**34,400**	**-1.7%**
2012/13	**403**	**2,005**	**2,371**	**2,331**	**2,539**	**2,657**	**2,577**	**2,476**	**2,744**	**2,894**	**2,992**	**2,827**	**2,782**	**2,568**	**33,763**	**-1.9%**
2013/14	**412**	**1,939**	**2,190**	**2,293**	**2,350**	**2,508**	**2,611**	**2,588**	**2,619**	**2,765**	**2,854**	**2,979**	**2,696**	**2,662**	**33,054**	**-2.1%**
2014/15	**465**	**2,216**	**2,197**	**2,353**	**2,432**	**2,482**	**2,605**	**2,687**	**2,718**	**2,674**	**2,835**	**2,805**	**2,844**	**2,584**	**33,432**	**1.1%**
2015/16	**490**	**2,363**	**2,330**	**2,290**	**2,436**	**2,570**	**2,561**	**2,645**	**2,794**	**2,745**	**2,803**	**2,770**	**2,728**	**2,735**	**33,770**	**1.0%**
2016/17	**453**	**2,337**	**2,361**	**2,382**	**2,363**	**2,526**	**2,617**	**2,587**	**2,770**	**2,811**	**2,818**	**2,758**	**2,670**	**2,618**	**33,618**	**-0.5%**
2017/18	**434**	**2,331**	**2,327**	**2,347**	**2,459**	**2,414**	**2,577**	**2,607**	**2,704**	**2,775**	**2,917**	**2,766**	**2,708**	**2,607**	**33,539**	**-0.2%**
2018/19	**440**	**2,256**	**2,348**	**2,421**	**2,346**	**2,551**	**2,486**	**2,653**	**2,730**	**2,785**	**2,854**	**2,857**	**2,688**	**2,573**	**33,548**	**0.0%**
2019/20	**426**	**2,379**	**2,335**	**2,369**	**2,455**	**2,455**	**2,594**	**2,526**	**2,766**	**2,766**	**2,915**	**2,848**	**2,778**	**2,563**	**33,749**	**0.6%**
2020/21	**426**	**1,942**	**2,131**	**2,141**	**2,209**	**2,323**	**2,373**	**2,452**	**2,546**	**2,702**	**2,841**	**2,810**	**2,654**	**2,587**	**31,711**	**-6.0%**
2021/22	**425**	**2,226**	**2,185**	**2,340**	**2,392**	**2,397**	**2,545**	**2,550**	**2,734**	**2,733**	**3,055**	**2,959**	**2,854**	**2,689**	**33,659**	**6.1%**
2022/23	426	2,163	2,295	2,262	2,425	2,508	2,474	2,614	2,699	2,804	2,873	3,026	2,887	2,744	33,774	0.3%
2023/24	427	2,151	2,235	2,381	2,349	2,548	2,594	2,546	2,773	2,774	2,954	2,849	2,954	2,777	33,885	0.3%
2024/25	427	2,178	2,240	2,337	2,492	2,488	2,656	2,691	2,722	2,873	2,946	2,941	2,787	2,843	34,194	0.9%
2025/26	427	2,213	2,253	2,326	2,429	2,621	2,576	2,736	2,857	2,801	3,030	2,923	2,872	2,681	34,318	0.4%
2026/27	427	2,247	2,276	2,326	2,404	2,541	2,698	2,639	2,888	2,923	2,937	2,998	2,850	2,761	34,488	0.5%
2027/28	425	2,277	2,306	2,345	2,399	2,509	2,609	2,757	2,779	2,948	3,058	2,902	2,922	2,739	34,550	0.2%
2028/29	423	2,313	2,342	2,381	2,424	2,509	2,583	2,673	2,911	2,843	3,092	3,025	2,830	2,809	34,735	0.5%
2029/30	423	2,353	2,383	2,422	2,465	2,539	2,587	2,650	2,826	2,983	2,986	3,061	2,951	2,721	34,927	0.6%
2030/31	423	2,396	2,426	2,467	2,510	2,585	2,620	2,657	2,805	2,899	3,136	2,958	2,987	2,838	35,284	1.0%
2031/32	423	2,436	2,468	2,508	2,553	2,629	2,664	2,687	2,809	2,873	3,044	3,104	2,885	2,872	35,532	0.7%

Source: Applied Economics, 2022.

5.0 Sub-District Projections

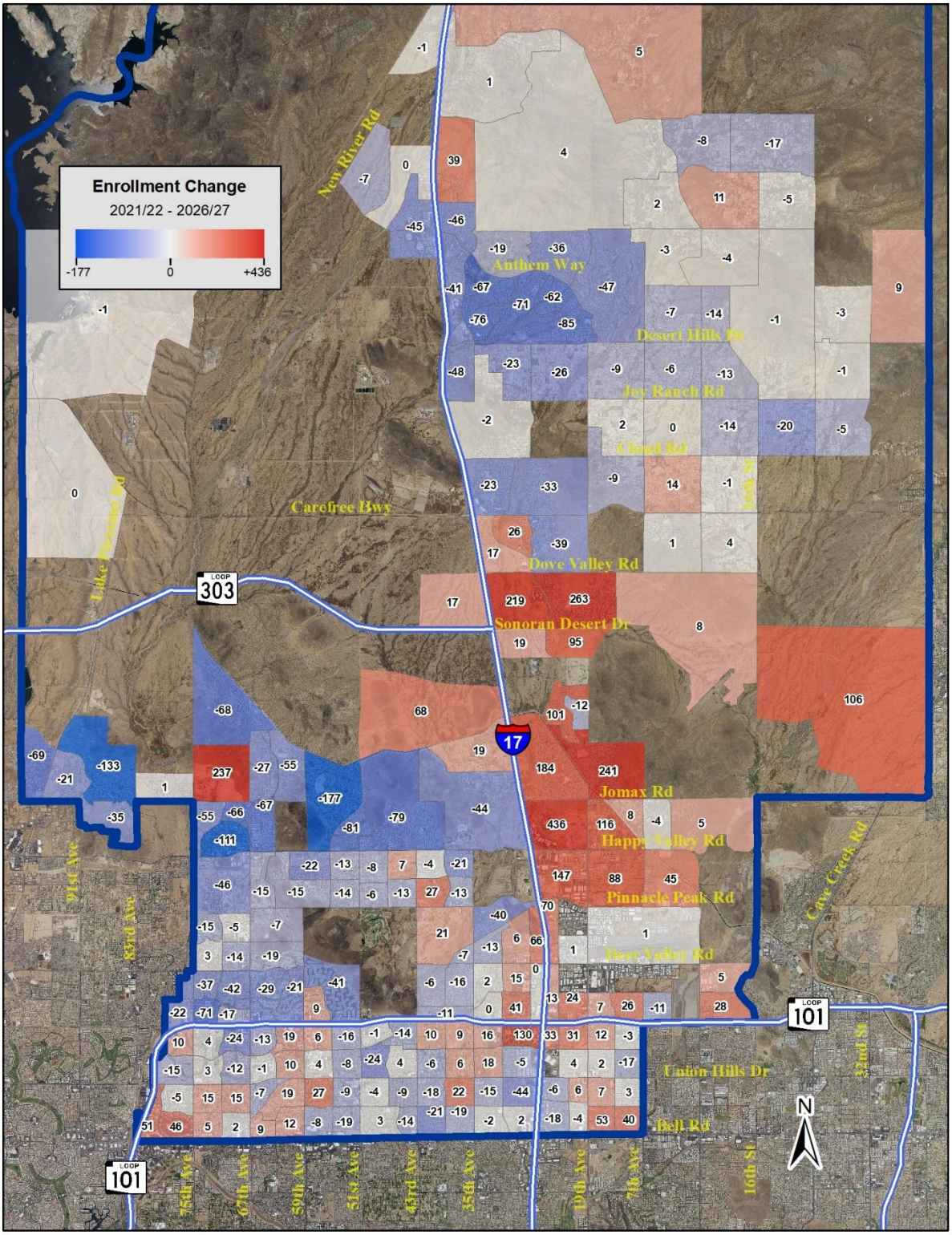
Sub-District enrollment projections are based on the current number of students in each study area, the expected occupancy of existing housing units, absorption of new housing units and the expected student generation from existing and newly created households. The small-area forecasts are developed by applying the expected level of District-wide absorption to the supply of new residential housing on a project-by-project basis. Absorption is first allocated to active residential projects and then to vacant land planned for residential development, according to the development schedule assigned to each project or portion thereof. Using this data, annual projections of enrollment by grade for each of the study areas have been developed.

The projected changes in the number of students by study area over the next two five-year periods are depicted on **Maps 11** and **12**. The grids are color coded according to the amount of change, with increasing saturations of red for positive change and blue for negative change. During the first five-year period, the highest growth is expected east of I-17 from Pinnacle Peak Road north to Dove Valley Road in areas that have seen high growth levels in recent years, such as Norterra, and new growth areas such as MacEwan Ranch. A pocket of growth can also be seen in the west-central portion of the District, around the Alora Vita developments. Declines are largely anticipated in older residential areas in the west-central portion of the District and in the north, including Anthem; the southern portion of the District should see a mix of gains and losses as new infill projects partially offset losses in aging neighborhoods.

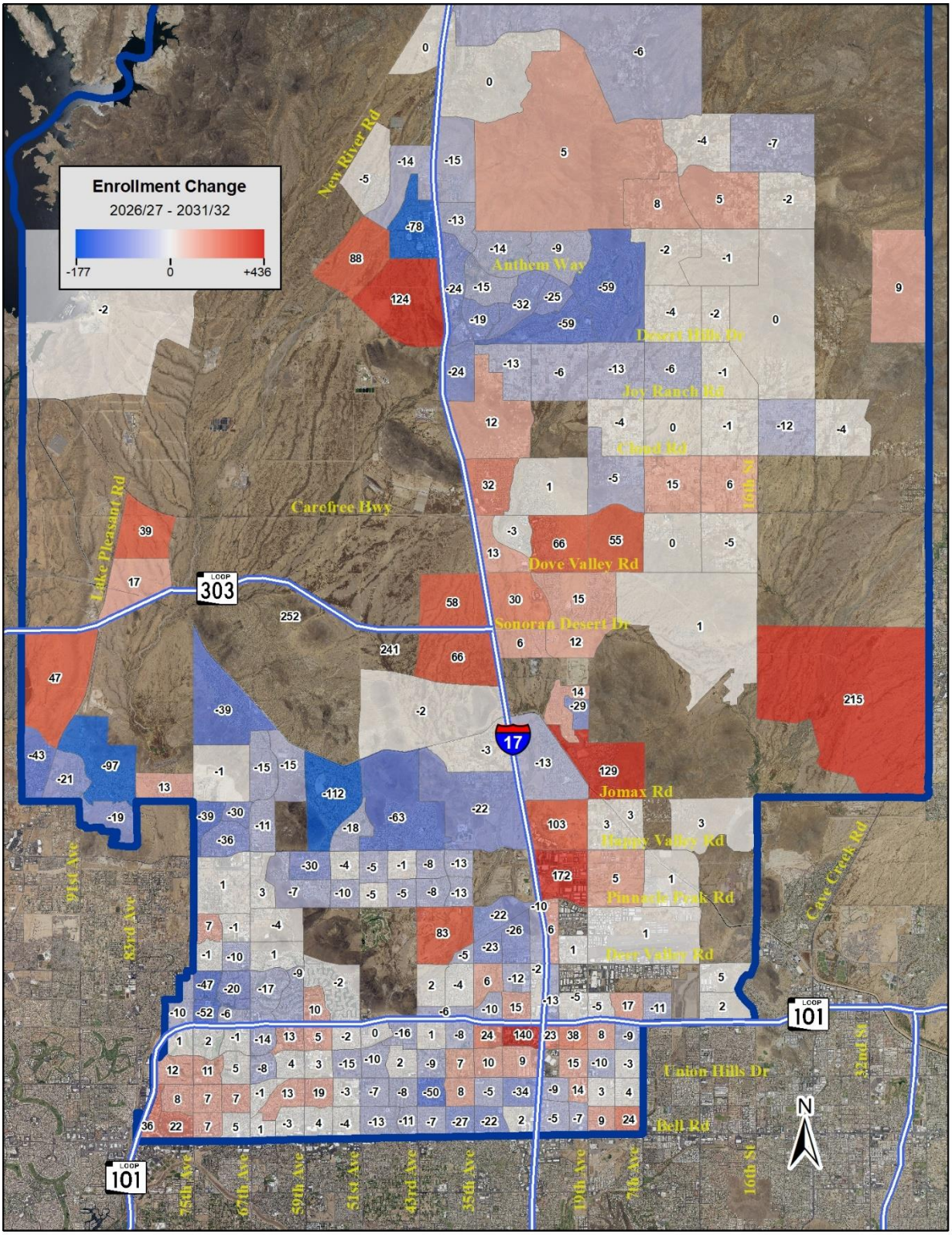
During the second five-year period (Map 15), growth is expected to become more concentrated in areas along both the western (Pleasant Valley) and eastern (MacEwan Ranch) District borders and in several areas adjacent to I-17, particularly at Happy Valley Road, Sonoran Desert Parkway and west of I-17 and near Desert Hills Drive (Anthem West area), due to increased development in these areas. Enrollment losses are expected to become more concentrated in several areas due to aging of the existing population, most notably in the central portion of the District (west of I-17) and east of I-17 in Anthem.

The southern portion of the District should continue to be a mixture of aging and re-generation. There are a number of major employers in the southern part of the District, creating a strong base of office, retail and industrial jobs. This portion of the District, particularly the area south of the Loop 101 freeway, consists of older, more affordable housing whose appeal to the area's workforce helps to create some stability in the school-age population. Therefore, grids in this area have different levels of age and household composition, which helps to explain the "patchwork" appearance of enrollment growth in the area.

MAP 11
ENROLLMENT CHANGE: 2021/22 – 2026/27



MAP 12
ENROLLMENT CHANGE: 2026/27 – 2031/32



5.1 Enrollment by Attendance Area

For analysis purposes, the grid level data within the District is summed to generate enrollment estimates by current school attendance areas. **Table 22** displays the projected enrollment by attendance area through 2031/32 based on current student data and the demographic and development trends observed in the District. Enrollment is presented for each level and is based solely on the attendance area designated for the student's place of residence. This provides a direct link to the demographic analysis and development projections that were used as the basis for predicting enrollment at each school. Projected enrollment from outside District boundaries is also included.

Attendance area enrollment is color coded by size relative to the average size (number of students) of the attendance areas, and by level; larger numbers are represented in red and smaller numbers are in blue. The saturation of the colors increases with the attendance area's variation in size over time. The changes in both color and saturation from year to year provide a visual representation of growth trends within each area.

Elementary (K-6 and K-8) attendance area enrollment during the first five-year period is forecast to increase by four percent, or 700 students, due in part to a 11 percent increase in out-of-District enrollment (200 students). The largest enrollment increases are expected in the Union Park (560 students), Sonoran Foothills (340 students) and Esperanza (300 students) attendance areas; five additional attendance areas are expected to increase enrollment by more than 12 percent in the next five years, adding 50 to 100 students each. Four elementary attendance areas are projected to experience declines of 20 percent or more during the first half of the projection period; in terms of the number of students, the largest declines during this period are expected in the Las Brisas (-580 students), Westwing (-200 students) and Sierra Verde (-130 students) attendance areas. It is important to note that the opening of Union Park and Inspiration Mountain, the dissolution of the Bellair attendance area into the Greenbrier and Mirage attendance areas, and the unprecedented changes brought about by the COVID-19 pandemic last year have contributed to some of the aforementioned enrollment changes.

In the second five-year period, elementary (K-6 and K-8) attendance area enrollment is expected to continue to increase due to strong growth in the Stetson Hill attendance area, which is projected to add 560 students (a 97 percent increase) between 2026/27 and 2031/32. In addition, both the Desert Mountain and Canyon Springs attendance areas are projected to add nearly 200 students each during the second five-year period. The enrollment gains during this period are partially offset by declines in 16 elementary attendance areas totaling 570 students; the largest elementary enrollment declines are expected in the Sierra Verde (-90 students), Terramar (-80 students) and Diamond Canyon (-70 students) attendance areas.

In the middle school attendance areas, the addition of 230 students over ten years in the Deer Valley Middle School attendance area is expected to be almost entirely offset by net losses in both the Desert Sky (-80 students) and Hillcrest (-140 students) attendance areas. Overall, middle school enrollment is projected to remain virtually unchanged, adding fewer than 10 students over the next 10 years due to net enrollment losses in the second half of the projection period.

More dramatic enrollment changes, both gains and losses, in the high school attendance areas are expected over the next 10 years. Significant growth in the Barry Goldwater attendance area is anticipated throughout the projection period, resulting in the addition of nearly 1,500 students (a 62 percent increase) by 2031/32; in addition, more than 200 out-of-District students are expected to be added over the next 10 years. These gains, combined with an 11 percent (+170 students) enrollment increase in the Deer Valley attendance area, more than offset losses in the Sandra Day (-670 students), Mountain Ridge (-440 students) and Boulder Creek (-430 students) attendance areas during the same 10-year period, resulting in a net increase of about 350 (3.0 percent) 9-12 students by 2031/32 due to enrollment gains in the second half of the projection period.

TABLE 22
ACTUAL AND PROJECTED ENROLLMENT BY ATTENDANCE AREA

	Actual						Projected										Change		
Attendance Area*	2016/17	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	2030/31	2031/32	'16-'21	'21-'26	'26-'31
Anthem Elem	469	453	422	371	337	334	308	307	284	272	267	255	256	254	248	244	-29%	-20%	-8%
Arrowhead	631	597	603	595	566	625	647	654	675	695	714	725	723	735	749	762	-1%	14%	7%
Bellair	446	467	469	431	0	0	0	0	0	0	0	0	0	0	0	0			
Canyon Springs	1,144	1,060	1,083	1,023	957	992	960	947	933	923	892	853	831	891	976	1,052	-13%	-10%	18%
Constitiution	680	670	738	707	653	693	570	572	583	581	582	590	573	571	571	570	2%	-16%	-2%
Copper Creek	662	685	679	700	658	691	696	680	688	677	680	680	657	651	647	642	4%	-2%	-5%
Desert Mountain	501	495	486	486	443	461	451	447	456	474	496	521	560	618	660	685	-8%	8%	38%
Desert Sage	576	567	596	613	561	556	560	549	535	507	482	484	472	463	458	453	-3%	-13%	-6%
Diamond Canyon	810	774	718	705	644	666	654	613	597	577	557	525	518	512	498	488	-18%	-16%	-12%
Esperanza	588	580	596	583	561	650	849	856	890	938	950	962	975	995	1,021	1,053	11%	46%	11%
Gavilan Peak	573	529	494	470	448	440	421	404	382	368	363	350	337	323	322	313	-23%	-17%	-14%
Greenbrier	468	464	441	443	416	431	446	474	491	505	490	500	491	490	491	493	-8%	14%	0%
Highland Lakes	548	542	593	597	531	555	558	559	559	556	577	590	592	607	590	590	1%	4%	2%
Inspiration Mountai	0	0	0	0	0	0	573	537	517	503	494	487	474	467	461	456			-8%
Las Brisas	1,048	1,018	1,010	1,008	922	968	418	402	390	385	385	376	369	365	362	359	-8%	-60%	-7%
Legend Springs	403	378	373	378	356	361	351	328	331	321	324	324	327	329	333	338	-10%	-10%	4%
Mirage	697	710	725	727	649	672	661	621	601	594	562	553	551	543	538	535	-4%	-16%	-5%
Mountain Shadows	517	534	502	508	434	448	460	449	455	442	436	436	427	422	419	417	-13%	-3%	-5%
New River	345	350	359	399	328	357	357	380	392	389	385	383	383	382	383	385	3%	8%	0%
Norterra Canyon	852	856	876	904	541	541	582	580	608	629	644	641	637	629	626	622	-37%	19%	-3%
Park Meadows	544	536	513	527	473	538	557	576	606	640	644	658	662	677	693	711	-1%	20%	10%
Paseo Hills	783	788	786	813	730	810	805	813	827	827	830	842	834	819	808	792	3%	3%	-5%
Sierra Verde	680	703	689	667	612	609	593	573	540	512	480	461	436	411	402	386	-10%	-21%	-20%
Sonoran Foothills	713	745	805	863	818	850	871	976	1,096	1,142	1,192	1,214	1,247	1,242	1,251	1,248	19%	40%	5%
Stetson Hills	782	765	703	694	684	679	575	576	597	580	570	575	690	817	980	1,126	-13%	-16%	97%
Sunrise	546	538	532	501	439	405	403	387	374	360	361	350	353	351	352	353	-26%	-11%	-2%
Sunset Ridge	798	800	733	709	574	617	597	590	606	620	621	632	622	634	623	623	-23%	1%	0%
Terramar	968	986	1,006	1,056	1,079	1,142	1,132	1,094	1,101	1,165	1,195	1,183	1,157	1,141	1,128	1,117	18%	5%	-6%
Village Meadows	483	475	453	464	397	423	434	452	464	472	475	479	477	482	489	495	-12%	12%	4%
Westwing	905	894	885	850	790	788	742	691	654	617	589	586	569	573	577	613	-13%	-25%	4%
Union Park	0	0	0	0	660	715	819	976	1,116	1,230	1,279	1,328	1,357	1,362	1,392	1,414		79%	11%
Out Of District	1,404	1,496	1,628	1,678	1,713	1,888	1,960	1,985	2,027	2,060	2,086	2,082	2,096	2,114	2,083	2,087	34%	11%	0%
Total	20,564	20,455	20,496	20,470	18,974	19,905	20,010	20,048	20,374	20,559	20,605	20,627	20,654	20,869	21,130	21,422	-3%	4%	4%

Source: Applied Economics, 2022.

*** Excludes pre-school enrollment. Bold indicates a K-8 school.**

TABLE 22 (Continued)
ACTUAL AND PROJECTED ENROLLMENT BY ATTENDANCE AREA

	Actual						Projected										Change		
Attendance Area	2016/17	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	2030/31	2031/32	'16-'21	'21-'26	'26-'31
Middle School *																			
Deer Valley Middle	644	605	598	630	685	773	809	827	841	872	953	991	1,025	1,044	999	1,003	20%	23%	5%
Desert Sky Middle	630	588	565	600	550	574	563	578	589	546	566	555	529	521	506	492	-9%	-1%	-13%
Hillcrest Middle	978	939	940	923	866	850	862	898	873	835	819	756	771	774	730	711	-13%	-4%	-13%
Total	2,252	2,132	2,103	2,153	2,101	2,197	2,234	2,303	2,303	2,253	2,337	2,302	2,325	2,339	2,235	2,205	-2%	6%	-6%
High School																			
Barry Goldwater	2,004	2,128	2,116	2,221	2,141	2,400	2,621	2,832	3,081	3,281	3,380	3,503	3,609	3,707	3,838	3,887	20%	41%	15%
Boulder Creek	2,533	2,566	2,530	2,536	2,333	2,541	2,488	2,438	2,325	2,211	2,147	2,155	2,179	2,150	2,152	2,113	0%	-16%	-2%
Deer Valley	1,453	1,448	1,413	1,347	1,334	1,607	1,681	1,813	1,769	1,782	1,786	1,755	1,814	1,759	1,783	1,781	11%	11%	0%
Mountain Ridge	1,953	1,892	1,834	1,851	1,960	2,207	2,235	2,245	2,138	2,050	2,008	1,968	1,885	1,826	1,806	1,767	13%	-9%	-12%
Sandra Day	2,308	2,295	2,349	2,420	2,166	1,993	1,724	1,401	1,363	1,326	1,324	1,296	1,296	1,293	1,301	1,326	-14%	-34%	0%
Out Of District	613	669	730	729	734	809	781	806	841	856	901	944	973	984	1,040	1,031	32%	11%	14%
Total	10,864	10,998	10,972	11,104	10,668	11,557	11,530	11,534	11,517	11,506	11,546	11,621	11,756	11,719	11,919	11,905	6%	0%	3%

Source: Applied Economics, 2022.
*Excludes out of district students at these schools as they are included in the out of district total on the elementary school table.

5.2 Enrollment by School versus by Attendance Area

In order to convert the projections of enrollment by attendance area (place of residence) into enrollment by school, it is necessary to quantify the relationship between the place of residence and school of attendance. This is accomplished by analyzing the relationship between the two based on current student information. **Tables 23, 24** and **25** display the distribution of enrollment by school versus enrollment by attendance area for elementary (K-6), middle (7-8) and high school students. These patterns at the school level provide an informative view of the flow of students between schools and from outside the District. It also provides insight into the success of each school in retaining students within their own attendance area and attracting students from outside their attendance area.

Reading the table across shows the number of students attending a school from each attendance area (listed by initials across the top row as defined in the first column) and from outside the District. Reading down the columns details where students living in each attendance area choose to go to school. The number of students attending the school in their designated attendance area is shaded in green and the rightmost columns show the net difference between attendance area and school enrollment. For example, at Arrowhead Elementary, there are 457 students enrolled who also live within the Arrowhead attendance area. There are five students at Arrowhead who reside in the Copper Creek attendance area, two from Desert Sage, and so on. There are also 68 students who attend Arrowhead from outside the District, resulting in a total enrollment of 576 students. The Arrowhead attendance area contains a student population of 625 persons, although eight attend Copper Creek, one is at Desert Sage, and so forth. Arrowhead has a net loss of 49 students, or about eight percent of the resident K-6 student population.

The net difference between each school's enrollment and the number of students that reside within the attendance area provides an estimate of in- and out-migration impacts on enrollment. Among elementary schools, Highland Lakes has the largest net gain in enrollment with 416 additional K-6 students, including 124 students from outside of the District. Legend Springs, Sierra Verde, Stetson Hills and Westwing each have net gains of over 200 students this year. Highland Lakes, Sierra Verde and Westwing each retained 90 percent or more of their attendance area students in 2021/22. Las Brisas had the largest loss of students (-239), followed by Esperanza (-227 students) and New River (-148 students). At 54 percent, New River retained the smallest share of its resident student population. Overall, 76 percent of the elementary school students living within District boundaries attended their designated school in the 2021/22 school year.

At the middle school level, Sierra Verde had the largest net enrollment gain (95 students), including 41 from outside of the attendance area, while Desert Sky Middle School attracted the largest number of out-of-District students (103). Deer Valley had the largest net enrollment loss this year (-163 students) and retained 74 percent of its resident middle school students. Westwing retained the largest percentage of resident 7-8 students (90 percent); at 62 percent, both Anthem and Gavilan Peak retained the smallest share of resident 7-8 students in 2021/22. Overall, 75 percent of 7-8 students attended their designated middle school this year.

Among the high schools, Boulder Creek retained the highest share of its resident population (93 percent) this year and experienced a net enrollment gain of just 59 students, due entirely to the enrollment of 66 out-of-District students. With a retention rate of just 64 percent, Barry Goldwater experienced a net loss of 701 students this year, while Mountain Ridge had a net gain of 849 students and a retention rate of 83 percent. With a retention rate of 85 percent, the net gain at Deer Valley High School (310 students) was largely due to the enrollment of students from outside of the District (225). Overall, roughly 78 percent of the resident high school students attended their designated school in 2021/22.

TABLE 23

SCHOOL VERSUS ATTENDANCE AREA ENROLLMENT (K-6th GRADE): 2021/22

		Attendance Area																														Total	Total	
School	Code	AEE	ANE	CCE	COE	CSE	DCS	DME	DSE	ESE	GBE	GPE	HLE	LBE	LEG	MEE	MSE	NOR	NRE	PHE	PME	SEE	SFS	SRE	STE	SVE	TER	UPS	VME	WWE	Outside	Attend	Reside	Diff.
Arrowhead	AEE	457		5					2	3	21			2	2	4	4			2						5	1				68	576	625	-49
Anthem Elem	ANE		163			82	16	2				7							37	1			4	1							8	321	242	79
Copper Creek	CCE	8		537	2				1		4		1	6		3	4	1	1	2					5	3	15			3	51	647	691	-44
Constitiution	COE				480					77						3	4			4	1	2		1				3	20		44	639	550	89
Canyon Springs	CSE		12			475	17	9	5	2		14		7	2	2		4	27		2		16	8	2		4	5		1	13	627	729	-102
Diamond Canyon	DCS		30			68	402	3	2	6		45							28				2	14	1			3			7	611	483	128
Desert Mountain	DME					2	1	280											23				20	8	1		1				2	338	334	4
Desert Sage	DSE	1		6				1	425	11	2		3	24	1	1	5	8		29	12	2	1	1	11	1	12	4	1		35	597	556	41
Esperanza	ESE				3				2	528						1		2		3		1	1		1				10		14	566	793	-227
Greenbrier	GBE	3		2					1	1	271		3			17	9				2	2				1	2				110	424	431	-7
Gavilan Peak	GPE		30			59	34	4		1		140		2					37				10	16				4			63	400	216	184
Highland Lakes	HLE	63		22	3				7	4	67		203	20	7	28	24			11	13	6		1	7	8	14	2	1	4	124	639	223	416
Las Brisas	LBE			5					2	1	2			680			1	2		1	2				2	1	11	1		2	16	729	968	-239
Legend Springs	LEG	30	1	12			2		6	2	12		8	39	322	15	33	1		8	9	1	1		4	8	22	1		5	133	675	361	314
Mirage	MEE				3				1		5			1		424	6			4	11	15							7		67	544	672	-128
Mountain Shadows	MSE	3		1	1					3	4			3		16	312			6	6	3							1		28	387	448	-61
Norterra Canyon	NOR			3	2	2	2	2		23				8		1		311		6	2	1	9	4	1			27			18	422	395	27
New River	NRE					2	2							1					192				2								10	209	357	-148
Paseo Hills	PHE				1				6	16		1				4	5			544	26	5		1	1				7		21	638	718	-80
Park Meadows	PME	1		1	5	1	1	1	2	17	3					11	11			51	411	9							16		86	627	538	89
Sunrise	SEE	1			5	1			3	3	1					5	1			1		336			2				1		40	400	405	-5
Sonoran Foothills	SFS		2			7	1	16		7	1	1		3				27	1	1	1		537	12	3		5	65			10	700	648	52
Sunset Ridge	SRE		2			18	3	9						1					3	1			20	355			5	3	1		9	430	434	-4
Stetson Hills	STE	2		10		1		2	50	14	2		1	103	3	2	1	5		7	4	5	2	1	430		17	11	2	6	34	715	489	226
Sierra Verde	SVE	29		17				2	6	1	6		4	12	10	4	6			2	5			2	1	426	18		1	2	127	681	470	211
Terramar	TER	1		42					4					21			2			1					2		614			3	74	764	842	-78
Union Park	UPS	1	2	3		1		2	11	32	1	5		3			1	26		5	2	2	10	3	1	1	6	425	3	1	16	563	562	1
Village Meadows	VME				22					10							2			2	3								327		23	389	423	-34
Westwing School	WWE			12		1			2					5					1	2	1					4	70	1		517	148	764	554	210
Bellair	BEE	5			5				1	2	16					118	8			2	1	4						2	4		37	205	0	205
Eschool		15		9	9	6	1	1	13	20	10	3		24	14	11	8	7	7	14	7	10	12	6	13	12	22	3	18	9	41	325	0	325
Other		5	0	4	9	3	1	0	4	9	3	0	0	3	0	2	1	1	0	8	17	1	1	0	1	0	3	2	3	1	1	83	0	83
Total Reside		625	242	691	550	729	483	334	556	793	431	216	223	968	361	672	448	395	357	718	538	405	648	434	489	470	842	562	423	554	1,478	16,635	15,157	1,478
Attend = Reside:		73%	67%	78%	87%	65%	83%	84%	76%	67%	63%	65%	91%	70%	89%	63%	70%	79%	54%	76%	76%	83%	83%	82%	88%	91%	73%	76%	77%	93%		11,524	76.0%	

Sources: Deer Valley Unified School District; Applied Economics, 2022.

TABLE 24

SCHOOL VERSUS ATTENDANCE AREA ENROLLMENT (7th – 8th GRADE): 2021/22

School Name	Code	Attendance Area																			Total Attend	Total Reside	Diff.
		ANE	CSE	DCS	DME	DSM	DVM	GPE	HCM	HLE	NOR	PHE	SFS	SRE	STE	SVE	TER	UPS	WWE	Outside			
Anthem Elem	ANE	57	48	6	1			13					1	2						2	130	92	38
Canyon Springs	CSE	5	146	8	7	1		16	3		1	1	3	3	1		1	1	1	5	203	263	-60
Diamond Canyon	DCS	12	34	150	2			38			1		2	4						4	247	183	64
Desert Mountain	DME		1		98			8			2		7	6	1					1	124	127	-3
Desert Sky Middle	DSM					493	36	1	2	7		1				1				103	644	574	70
Deer Valley Middle	DVM					7	570					11							1	21	610	773	-163
Gavilan Peak	GPE	13	23	11				139					8	10						3	207	224	-17
Hillcrest Middle	HCM			1		12	6		684	18	3	2		2	8	8	36	1	4	68	853	850	3
Highland Lakes	HLE					32	9	1	21	276	2				1	5	5	2	3	62	419	332	87
Norterra Canyon	NOR	1				2	11		5		112		3	2	1			5		5	147	146	1
Paseo Hills	PHE						75	1	5			71		1				1		5	159	92	67
Sonoran Foothills	SFS	1		1	6		1	2			3		157	7			1	22		9	210	202	8
Sunset Ridge	SRE	1	3	3	6		1	3					7	136				1		2	163	183	-20
Stetson Hills	STE				2		3		61	1	2		1	3	165		9	1	3	8	259	190	69
Sierra Verde	SVE				1	7	3		27	17				1	1	124	9		3	41	234	139	95
Terramar	TER					2			14	1							222		3	21	263	300	-37
Union Park	UPS				1	1	17	1	5	1	11	1	5	1			2	117	1	8	172	153	19
Westwing School	WWE						4		2						2		9	1	210	33	261	234	27
E-School		2	7	3	3	10	16	1	16	9	9	1	5	5	9	1	4	1	4	8	114	0	114
Other		0	1	0	0	7	21	0	5	2	0	4	3	0	1	0	2	0	1	1	48	0	48
Total Reside:		92	263	183	127	574	773	224	850	332	146	92	202	183	190	139	300	153	234	410	5,467	5,057	410
Attend = Reside:		62%	56%	82%	77%	86%	74%	62%	80%	83%	77%	77%	78%	74%	87%	89%	74%	76%	90%		3,810	75.3%	

Sources: Deer Valley Unified School District; Applied Economics, 2022.

TABLE 25

SCHOOL VERSUS ATTENDANCE AREA ENROLLMENT (9th – 12th GRADE): 2021/22

School	Code	Attendance Area						Total Attend	Total Reside	Diff.
		BGH	BCH	DVH	MRH	SDH	Outside			
Barry Goldwater	BGH	1,567	24	29	5	21	86	1,732	2,433	-701
Boulder Creek	BCH	143	2,318	2	1	9	66	2,539	2,480	59
Deer Valley	DVH	82		1,166	187	15	225	1,675	1,365	310
Mountain Ridge	MRH	73	5	99	1,574	694	293	2,738	1,889	849
Sandra Day	SDH	496	73	29	85	1,792	124	2,599	2,581	18
E-School		46	48	26	29	34	14	197	0	197
Other		26	12	14	8	16	1	77	0	77
Total Reside		2,433	2,480	1,365	1,889	2,581	809	11,557	10,748	809
Attend = Reside:		64%	93%	85%	83%	69%		8,417	78.3%	

Sources: Deer Valley Unified School District; Applied Economics, 2022.

Table 26 shows the pattern of attendance versus residence over the past four years. The opening of Union Park in 2020/21 has likely impacted enrollment at Norterra Canyon and Sonoran Foothills, and possibly Desert Mountain. In addition, fluctuations reflect the fact that Bellair merged with Mirage in 2020/21. Notable positive differences have been seen at Highland Lakes, Legend Springs, Stetson Hills, Sierra Verde and Westwing in each of the past four years. There have been recent improvements at Constitution and Bellair, and recurring losses at Desert Mountain have given way to small net gains. Sizeable losses have continued at Mirage, Las Brisas and New River and Esperanza, while some improvement can be seen at Copper Creek. Overall, the attend-reside ratio for elementary schools has dropped by nearly two percent since 2018/19 (from 77.8 to 76.0 percent).

TABLE 26
TOTAL ENROLLMENT ATTENDANCE VERSUS RESIDENCE

GRADES K-6

	2018-19		2019-20		2020-21		2021-22		Difference			
School	Attend	Reside	Attend	Reside	Attend	Reside	Attend	Reside	2018/19	2019/20	2020/21	2021/22
Arrowhead	538	603	527	595	514	566	576	625	-65	-68	-52	-49
Anthem Elem	399	304	361	257	314	224	321	242	95	104	90	79
Copper Creek	678	679	686	700	583	685	647	691	-1	-14	-102	-44
Constitiution	649	738	631	707	618	522	639	550	-89	-76	96	89
Canyon Springs	614	766	590	705	625	658	627	729	-152	-115	-33	-102
Diamond Canyon	682	542	657	530	603	482	611	483	140	127	121	128
Desert Mountain	425	585	419	605	332	320	338	334	-160	-186	12	4
Desert Sage	623	596	662	613	614	561	597	556	27	49	53	41
Esperanza	567	611	549	603	508	692	566	793	-44	-54	-184	-227
Greenbrier	353	278	363	300	429	416	424	431	75	63	13	-7
Gavilan Peak	446	269	426	249	363	232	400	216	177	177	131	184
Highland Lakes	681	227	670	235	665	214	639	223	454	435	451	416
Las Brisas	767	1,010	765	1,008	698	922	729	968	-243	-243	-224	-239
Legend Springs	698	373	691	378	667	356	675	361	325	313	311	314
Mirage	475	419	523	439	540	649	544	672	56	84	-109	-128
Mountain Shadows	435	502	443	508	383	434	387	448	-67	-65	-51	-61
Norterra Canyon	722	687	727	697	451	394	422	395	35	30	57	27
New River	245	376	252	425	198	328	209	357	-131	-173	-130	-148
Paseo Hills	637	700	654	716	615	643	638	718	-63	-62	-28	-80
Park Meadows	642	513	677	527	598	473	627	538	129	150	125	89
Sunrise	509	532	503	501	437	439	400	405	-23	2	-2	-5
Sonoran Foothills	770	635	855	676	686	623	700	648	135	179	63	52
Sunset Ridge	513	529	514	531	408	409	430	434	-16	-17	-1	-4
Stetson Hills	744	492	754	499	724	507	715	489	252	255	217	226
Sierra Verde	778	516	729	502	687	466	681	470	262	227	221	211
Terramar	710	730	735	765	733	773	764	842	-20	-30	-40	-78
Union Park	na	na	na	na	469	532	563	562	na	na	-63	1
Village Meadows	472	453	452	464	389	397	389	423	19	-12	-8	-34
Westwing School	755	619	777	614	731	564	764	554	136	163	167	210
Bellair	468	469	453	431	213	0	205	0	-1	22	213	205
Eschool	0	0	0	0	0	0	325	0	0	0	0	325
Other	66	0	68	0	51	0	83	0	66	68	51	83
Total	17,061	15,753	17,113	15,780	15,846	14,481	16,635	15,157	1,308	1,333	1,365	1,478
Attend = Reside:		77.8%		77.8%		77.8%		76.0%				

Sources: Deer Valley Unified School District; Applied Economics, 2022.

At the middle school level, Highland has seen their positive net difference decline from 110 to 87 students over the past four years, while recurring losses at Paseo Hills have given way to recent net increases. Losses have accelerated significantly at Deer Valley, increasing from just 17 students in 2018/19 to 163 students this year. Overall, the attend-reside rate at the middle school level has dropped from 81.6 percent 75.3 percent over the past four years. Differences at the high schools continue to show a strong negative trend at Barry Goldwater and significant increases at Mountain Ridge and Deer Valley; historically strong gains at Sandra Day declined significantly this year. Overall, the high school attend-reside ratio has declined from 85.8 percent to 78.3 percent over the past four years.

TABLE 26 (continued)

TOTAL ENROLLMENT ATTENDANCE VERSUS RESIDENCE

GRADES 7-8

	2018-19		2019-20		2020-21		2021-22		Difference			
School Name	Attend	Reside	Attend	Reside	Attend	Reside	Attend	Reside	2018-19	2019-20	2020-21	2021-22
Anthem Elem	158	118	121	114	142	113	130	92	40	7	29	38
Canyon Springs	198	289	217	267	217	272	203	263	-91	-50	-55	-60
Diamond Canyon	223	176	235	175	232	162	247	183	47	60	70	64
Desert Mountain	175	215	176	219	137	123	124	127	-40	-43	14	-3
Desert Sky Middle	604	565	634	600	591	550	644	574	39	34	41	70
Deer Valley Middle	581	598	618	630	574	685	610	773	-17	-12	-111	-163
Gavilan Peak	253	230	234	237	208	216	207	224	23	-3	-8	-17
Hillcrest Middle	971	940	938	923	856	865	853	850	31	15	-9	3
Highland Lakes	476	366	469	362	433	318	419	332	110	107	115	87
Norterra Canyon	203	189	212	207	185	147	147	146	14	5	38	1
Paseo Hills	178	209	169	201	151	87	159	92	-31	-32	64	67
Sonoran Foothills	209	170	224	187	223	195	210	202	39	37	28	8
Sunset Ridge	200	204	186	178	167	165	163	183	-4	8	2	-20
Stetson Hills	265	211	261	195	265	177	259	190	54	66	88	69
Sierra Verde	251	173	250	165	231	146	234	139	78	85	85	95
Terramar	248	276	274	291	275	306	263	300	-28	-17	-31	-37
Union Park	na	na	na	na	64	128	172	153	na	na	-64	19
Westwing School	287	266	272	236	251	226	261	234	21	36	25	27
E-School	0	0	0	0	0	0	114	0	0	0	0	114
Other	35	0	42	0	27	0	48	0	35	42	27	48
Total	5,515	5,195	5,532	5,187	5,532	5,187	5,467	5,057	320	345	348	410
Attend = Reside:		81.6%		81.6%		81.6%		75.3%				

GRADES 9-12

	2018-19		2019-20		2020-21		2021-22		Difference			
School	Attend	Reside	Attend	Reside	Attend	Reside	Attend	Reside	2018-19	2019-20	2020-21	2021-22
Barry Goldwater	1,694	2,116	1,707	2,221	1,610	2,141	1,732	2,433	-422	-514	-531	-701
Boulder Creek	2,610	2,530	2,604	2,536	2,391	2,333	2,539	2,480	80	68	58	59
Deer Valley	1,649	1,413	1,566	1,347	1,460	1,330	1,675	1,365	236	219	130	310
Mountain Ridge	2,349	1,834	2,396	1,851	2,528	1,960	2,738	1,889	515	545	568	849
Sandra Day	2,560	2,349	2,696	2,420	2,636	2,166	2,599	2,581	211	276	470	18
E-School	0	0	0	0	0	0	197	0	0	0	0	197
Other	110	0	135	0	34	0	77	0	110	135	34	77
Total	10,972	10,242	11,104	10,375	10,659	9,930	11,557	10,748	730	729	729	809
Attend = Reside:		85.8%		85.1%		85.1%		78.3%				

Sources: Deer Valley Unified School District; Applied Economics, 2022.

Table 27 shows attend-reside data for the District high school attendance areas over the past four years. While most of the schools have fairly stable levels of enrollment shifts between other attendance areas, there are some trends that should be noted. Mountain Ridge received an influx of students from the Sandra Day O'Conner attendance area and this year, while Sandra Day O'Conner continues to receive an increasing number of students from the Barry Goldwater attendance area and from outside of the District. A large number of out-of-District students continue to attend both Deer Valley and Mountain Ridge.

TABLE 27
HIGH SCHOOL ENROLLMENT BY GRADE VERSUS ATTENDANCE AREA

	Barry Golwater	Boudler Creek	Deer Valley	Mountain Ridge	Sandra Day	Out of District	Total
Barry Goldwater							
2017-18	1,606	35	36	13	19	77	1,786
2018-19	1,495	33	34	8	25	99	1,694
2019-20	1,520	30	46	4	20	87	1,707
2020-21	1,430	31	33	12	15	89	1,610
2021-22	1,567	24	29	5	21	86	1,732
Boulder Creek							
2017-18	131	2,455		1	5	58	2,650
2018-19	136	2,401	5		3	65	2,610
2019-20	137	2,401	4		3	59	2,604
2020-21	120	2,217	3	0	7	44	2,391
2021-22	143	2,318	2	1	9	66	2,539
Deer Valley							
2017-18	92	6	1,292	55	30	254	1,729
2018-19	92	4	1,238	54	26	235	1,649
2019-20	90	6	1,161	53	18	238	1,566
2020-21	77	4	1,087	66	11	215	1,460
2021-22	82	0	1,166	187	15	225	1,675
Mountain Ridge							
2017-18	42	7	83	1,731	236	204	2,303
2018-19	53	3	91	1,672	292	238	2,349
2019-20	54	2	97	1,693	305	245	2,396
2020-21	70	3	177	1,677	334	267	2,528
2021-22	73	5	99	1,574	694	293	2,738
Sandra Day O'Connor							
2017-18	222	46	22	84	1,995	73	2,442
2018-19	316	62	28	84	1,981	89	2,560
2019-20	378	65	24	82	2,050	89	2,688
2020-21	430	72	28	199	1,793	114	2,636
2021-22	496	73	29	85	1,792	124	2,599
Other							
2017-18	35	17	15	8	10	3	88
2018-19	24	27	17	16	22	4	110
2019-20	42	32	15	19	24	3	135
2020-21	14	6	2	6	6	0	34
2021-22	26	12	14	8	16	1	77
E-School							
2021-22	46	48	26	29	34	14	197
Total							
2016-17	1,979	2,513	1,439	1,939	2,291	612	10,773
2017-18	2,128	2,566	1,448	1,892	2,295	669	10,998
2018-19	2,116	2,530	1,413	1,834	2,349	730	10,972
2019-20	2,221	2,536	1,347	1,851	2,420	721	11,096
2020-21	2,141	2,333	1,330	1,960	2,166	729	10,659
2020-21	2,433	2,480	1,365	1,889	2,581	809	11,557

Source: Deer Valley Unified School District; Applied Economics, 2022.

5.3 Enrollment by School

Tables 28 and **29** show actual enrollment since the 2017/18 school year and projected enrollment by school for 2022/23 through 2031/32, based on applying the existing reside/attend relationships to the projected level of enrollment by resident attendance area. *Note that in Table 28 the 7th & 8th grade enrollment at the K-8 schools is included in the totals for the elementary schools, which leaves only the three 7th and 8th grade middle schools on Table 29, along with the five high schools.* Color coding indicates a school's relationship to its enrollment capacity, as defined by the School Facilities Board (SFB), with orange indicating where enrollment exceeds the facility capacity, yellow indicates the school is approaching 100 percent capacity and blue indicates that the school is at less than 50 percent of capacity.

Stetson Hills is currently over-capacity and forecast to exceed its capacity again in the final three years of the projection period. Terramar is currently over-capacity and expected to remain so until the final two years of the projection period, at which point enrollment will still be above 90 percent of capacity. Although Constitution is at 90 percent of its capacity now, enrollment is projected to decline throughout the projection period. Sierra Verde, Sonoran Foothills, and Westwing are all currently operating at more than 90 percent capacity; while enrollment at Sierra Verde and Westwing is projected to decline slightly by 2026/27, both schools are expected to remain above 90 percent capacity for much of the projection period. Enrollment at Sonoran Foothills, however, is projected to exceed its capacity next year and remain there for the rest of the projection period. Both Esperanza and Union Park are expected to grow rapidly and exceed capacity by during the first half of the projection period. Enrollment growth at Copper Creek, Park Meadows, and Highland Lakes will be more gradual, bringing each school to more than 90 percent capacity during the first half of the projection period; by 2030/31, Park Meadows is projected to be over-capacity. Arrowhead is not expected to surpass 90 percent of its building capacity until 2026/27. Anthem, Bellair, Desert Mountain and New River are all currently operating at less than 50 percent capacity; each of these schools are expected to remain at less than 50 percent capacity for the majority of the projection period. Enrollment losses at Las Brisas next year (due to the opening of Inspiration Mountain) put enrollment at that school at less than 50 percent for the next 10 years.

None of the middle schools are currently over-crowded, but Hillcrest Middle School is expected to exceed 90 of its building capacity for the next two years. Among the high schools, only Mountain Ridge is currently over-capacity and the school is projected to remain that way throughout the projection period. Both Boulder Creek and Sandra Day are projected to remain above 90 percent capacity through 2023/24 and then drop below this threshold for the duration of the projection period. Enrollment at Barry Goldwater is expected to exceed 100 percent of its building capacity in 2026/27 and remain at that level through 2031/32. Only Deer Valley High School is projected to remain at an optimal capacity for the entire projection period.

TABLE 28
ELEMENTARY ENROLLMENT BY SCHOOL

School	SFB Capacity	Actual						Projected									
		2016/17	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	2030/31	2031/32
Anthem Elem	928	724	613	567	497	463	482	470	459	434	418	409	393	387	384	382	378
Arrowhead	841	601	576	562	560	541	651	716	725	738	756	765	779	768	774	784	794
Bellair	681	486	467	486	465	215	228	230	227	228	229	227	221	217	217	217	217
Canyon Springs	1,098	809	809	827	825	794	854	890	895	895	892	864	830	808	866	949	1,018
Constitiution	747	618	604	675	653	652	696	618	630	647	639	653	668	649	647	646	644
Copper Creek	926	732	708	698	723	729	807	861	848	861	859	865	869	847	844	844	843
Desert Mountain	1,329	651	615	612	605	460	480	505	505	521	544	567	592	628	692	727	745
Desert Sage	938	655	645	661	691	656	651	684	688	671	649	622	624	612	599	589	583
Desert Winds	847	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Diamond Canyon	1,040	1,017	973	909	892	849	886	897	845	838	817	789	755	752	744	732	728
Esperanza	806	577	579	600	589	518	597	759	771	808	853	860	860	865	873	893	913
Gavilan Peak	919	723	735	718	679	576	638	679	684	646	627	615	580	564	539	539	533
Greenbrier	802	385	397	370	375	472	469	500	526	521	522	503	509	502	506	511	518
Highland Lakes	1,294	1,146	1,134	1,155	1,140	1,096	1,058	1,123	1,156	1,147	1,150	1,183	1,200	1,201	1,222	1,207	1,213
Inspiration Mountair	850	0	0	0	0	0	0	524	514	498	489	484	477	466	461	460	460
Las Brisas	894	829	797	780	764	745	779	232	222	213	220	224	196	189	186	183	180
Legend Springs	902	645	652	693	692	691	701	757	747	768	767	785	786	785	784	785	785
Mirage	957	500	487	492	539	563	564	613	592	586	582	551	558	557	552	551	550
Mountain Shadows	869	479	493	485	494	428	443	469	461	457	452	455	456	461	465	466	467
New River	559	209	229	243	254	167	209	234	249	263	260	261	263	266	270	276	283
Norterra Canyon	945	863	925	948	957	666	621	697	702	740	765	783	759	752	739	739	741
Park Meadows	807	622	648	672	693	611	650	711	710	726	743	747	772	779	796	813	830
Paseo Hills	1,012	914	864	837	829	800	847	843	801	806	800	808	826	818	804	804	798
Sierra Verde	938	1,010	1,040	1,032	979	904	915	957	937	927	912	894	896	887	880	876	866
Sonoran Foothills	950	786	855	985	1,080	909	910	972	1,066	1,181	1,227	1,258	1,275	1,303	1,294	1,281	1,256
Stetson Hills	972	1,074	1,045	1,009	1,013	1,003	999	917	911	911	879	846	834	935	1,062	1,207	1,369
Sunrise	768	562	543	517	509	466	436	473	465	463	454	461	458	468	469	473	477
Sunset Ridge	1,039	821	797	742	736	627	663	692	689	701	716	712	715	701	704	686	681
Terramar	1,039	894	967	985	1,024	1,027	1,056	1,100	1,054	1,072	1,104	1,126	1,100	1,064	1,051	1,033	1,019
Village Meadows	726	478	487	490	467	455	453	492	506	510	520	533	538	537	541	546	550
Westwing School	1,040	1,024	1,041	1,044	1,049	953	1,025	1,068	1,044	1,033	1,008	993	1,002	994	1,006	1,010	1,045
E-School	na	0	0	0	0	0	439	421	431	429	409	412	396	383	389	396	404
Union Park	950	0	0	0	0	525	756	920	1,085	1,259	1,393	1,455	1,520	1,552	1,538	1,544	1,544
VSP / Other		86	83	101	42	305	136	136	136	136	136	136	136	136	136	136	136
Total	**29,413**	20,920	20,808	20,895	20,815	19,866	21,099	22,162	22,284	22,637	22,795	22,849	22,843	22,829	23,030	23,282	23,567
Percent of Capacity		71.1%	70.7%	71.0%	70.8%	67.5%	71.7%	75.3%	75.8%	77.0%	77.5%	77.7%	77.7%	77.6%	78.3%	79.2%	80.1%

Source: Applied Economics, 2022.
Bold indicates a K-8 school.

>100% Capacity >90% Capacity <50% Capacity

TABLE 29
MIDDLE AND HIGH SCHOOL ENROLLMENT

School	SFB Capacity	Actual						Projected									
		2016/17	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	2030/31	2031/32
Middle School																	
Deer Valley Middle	943	599	559	579	615	576	610	646	643	640	665	739	773	806	824	778	781
Desert Sky Middle	910	683	630	607	611	602	644	659	653	650	606	622	612	588	583	571	559
Hillcrest Middle	1,016	1,004	969	968	938	867	853	931	928	887	850	833	774	798	808	771	758
Total	2,869	2,286	2,158	2,154	2,164	2,045	2,107	2,236	2,224	2,177	2,121	2,194	2,159	2,192	2,215	2,120	2,098
Percent of Capacity		79.7%	75.2%	75.1%	75.4%	71.3%	73.4%	77.9%	77.5%	75.9%	73.9%	76.5%	75.3%	76.4%	77.2%	73.9%	73.1%
Grades 9-12																	
Barry Goldwater	2,380	1,783	1,791	1,699	1,707	1,672	1,732	1,847	1,968	2,166	2,344	2,428	2,540	2,637	2,726	2,843	2,884
Boulder Creek	2,660	2,621	2,648	2,609	2,603	2,429	2,539	2,460	2,416	2,333	2,225	2,163	2,175	2,199	2,173	2,176	2,144
Deer Valley	2,466	1,725	1,729	1,658	1,567	1,517	1,675	1,684	1,759	1,798	1,851	1,902	1,931	2,051	2,044	2,133	2,154
Mountain Ridge	2,196	2,324	2,296	2,352	2,396	2,561	2,738	2,746	2,674	2,590	2,500	2,456	2,416	2,331	2,271	2,251	2,211
Sandra Day	2,660	2,407	2,443	2,565	2,697	2,685	2,599	2,519	2,443	2,356	2,312	2,323	2,285	2,264	2,231	2,242	2,238
Other		4	91	89	134	43	274	274	274	274	274	274	274	274	274	274	274
Total	12,362	10,864	10,998	10,972	11,104	10,907	11,557	11,530	11,534	11,517	11,506	11,546	11,621	11,756	11,719	11,919	11,905
Percent of Capacity		87.9%	89.0%	88.8%	89.8%	88.2%	93.5%	93.3%	93.3%	93.2%	93.1%	93.4%	94.0%	95.1%	94.8%	96.4%	96.3%

Source: Applied Economics, 2022.

>100% Capacity >90% Capacity <50% Capacity

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Pulse Newsletter

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New Apartment Construction

Phoenix Business Journal
Residential Real Estate

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Rose Law Group Reporter

Appendix A: High School Choice by 8th Grade School

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Total
ANTHEM ELEM											
BARRY GOLDWATER	7	5		2		4	1	1		1	21
BOULDER CREEK	86	89	76	97	95	82	62	96	49	68	800
MOUTAIN RIDGE		1			1	1					3
SANDRA DAY	3			3	1		2	1			10
LEFT DISTRICT	13	9	11	9	10	15	9	2	6	1	85
TOTAL	109	104	87	111	107	102	74	100	55	70	919
CANYON SPRINGS											
BARRY GOLDWATER	3	3	1	2	1	1	1	2			14
BOULDER CREEK	73	91	97	73	90	73	97	67	83	104	848
MOUTAIN RIDGE						1	1				2
DEER VALLEY						1					1
SANDRA DAY			3	1	1	1	6	2	5	9	28
LEFT DISTRICT	23	3	9	11	9	9	23	21	1	5	114
TOTAL	99	97	110	87	101	86	128	92	89	118	1,007
DEER VALLEY MIDDLE											
BARRY GOLDWATER	284	253	271	251	210	254	213	204	215	247	2,402
BOULDER CREEK	1	1	1	1	1		1			2	8
DEER VALLEY	12	7	7	6	8	3	7	5	7	8	70
MOUTAIN RIDGE		1	1	1		2			1	1	7
SANDRA DAY	1		2	4	1	1	7	5	2	2	25
LEFT DISTRICT	103	70	57	60	58	56	55	80	76	53	668
TOTAL	401	332	339	323	278	316	283	294	301	313	3,180
DESERT MOUNTAIN											
BARRY GOLDWATER	8	4	2	7	4	6	6	1	8	1	47
BOULDER CREEK	83	86	83	55	73	70	70	68	54	61	703
MOUTAIN RIDGE									1		1
SANDRA DAY	6	3	3	2	3	1	3	2	4	5	32
LEFT DISTRICT	22	11	15	13	15	19	15	14	21	10	155
TOTAL	119	104	103	77	95	96	94	85	88	77	938
DESERT SKY MIDDLE											
BARRY GOLDWATER	12	7	2	7	8	7	9	4	3	5	64
BOULDER CREEK	1		2			1	1		1		6
DEER VALLEY	305	289	293	251	264	265	259	241	215	253	2,635
MOUTAIN RIDGE	2		5	1	4	3	3	5	3	2	28
SANDRA DAY	4	6		1		5	2	2	5	4	29
LEFT DISTRICT	76	38	41	41	62	59	54	51	90	32	544
TOTAL	400	340	343	301	338	340	328	303	317	296	3,306

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Average
ANTHEM											
BARRY GOLDWATER	6.4%	4.8%	0.0%	1.8%	0.0%	3.9%	1.4%	1.0%	0.0%	1.4%	2.3%
BOULDER CREEK	78.9%	85.6%	87.4%	87.4%	88.8%	80.4%	83.8%	96.0%	89.1%	97.1%	87.1%
MOUTAIN RIDGE	0.0%	1.0%	0.0%	0.0%	0.9%	1.0%	0.0%	0.0%	0.0%	0.0%	0.3%
SANDRA DAY	2.8%	0.0%	0.0%	2.7%	0.9%	0.0%	2.7%	1.0%	0.0%	0.0%	1.1%
LEFT DISTRICT	11.9%	8.7%	12.6%	8.1%	9.3%	14.7%	12.2%	2.0%	10.9%	1.4%	9.2%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
CANYON SPRINGS											
BARRY GOLDWATER	3.0%	3.1%	0.9%	2.3%	1.0%	1.2%	0.8%	2.2%	0.0%	0.0%	1.4%
BOULDER CREEK	73.7%	93.8%	88.2%	83.9%	89.1%	84.9%	75.8%	72.8%	93.3%	88.1%	84.2%
MOUTAIN RIDGE											0.2%
DEER VALLEY	0.0%	0.0%	0.0%	0.0%	0.0%	1.2%	0.0%	0.0%	0.0%	0.0%	0.1%
SANDRA DAY	0.0%	0.0%	2.7%	1.1%	1.0%	1.2%	4.7%	2.2%	5.6%	7.6%	2.8%
LEFT DISTRICT	23.2%	3.1%	8.2%	12.6%	8.9%	10.5%	18.0%	22.8%	1.1%	4.2%	11.3%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
DEER VALLEY MIDDLE											
BARRY GOLDWATER	70.8%	76.2%	79.9%	77.7%	75.5%	80.4%	75.3%	69.4%	71.4%	78.9%	75.5%
BOULDER CREEK	0.2%	0.3%	0.3%	0.3%	0.4%	0.0%	0.4%	0.0%	0.0%	0.6%	0.3%
DEER VALLEY	3.0%	2.1%	2.1%	1.9%	2.9%	0.9%	2.5%	1.7%	2.3%	2.6%	2.2%
MOUTAIN RIDGE	0.0%	0.3%	0.3%	0.3%	0.0%	0.6%	0.0%	0.0%	0.3%	0.3%	0.2%
SANDRA DAY	0.2%	0.0%	0.6%	1.2%	0.4%	0.3%	2.5%	1.7%	0.7%	0.6%	0.8%
LEFT DISTRICT	25.7%	21.1%	16.8%	18.6%	20.9%	17.7%	19.4%	27.2%	25.2%	16.9%	21.0%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
DESERT MOUNTAIN											
BARRY GOLDWATER	6.7%	3.8%	1.9%	9.1%	4.2%	6.3%	6.4%	1.2%	9.1%	1.3%	5.0%
BOULDER CREEK	69.7%	82.7%	80.6%	71.4%	76.8%	72.9%	74.5%	80.0%	61.4%	79.2%	74.9%
MOUTAIN RIDGE									1.1%	0.0%	
SANDRA DAY	5.0%	2.9%	2.9%	2.6%	3.2%	1.0%	3.2%	2.4%	4.5%	6.5%	3.4%
LEFT DISTRICT	18.5%	10.6%	14.6%	16.9%	15.8%	19.8%	16.0%	16.5%	23.9%	13.0%	16.5%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
DESERT SKY MIDDLE											
BARRY GOLDWATER	3.0%	2.1%	0.6%	2.3%	2.4%	2.1%	2.7%	1.3%	0.9%	1.7%	1.9%
BOULDER CREEK	0.3%	0.0%	0.6%	0.0%	0.0%	0.3%	0.3%	0.0%	0.3%	0.0%	0.2%
DEER VALLEY	76.3%	85.0%	85.4%	83.4%	78.1%	77.9%	79.0%	79.5%	67.8%	85.5%	79.7%
MOUTAIN RIDGE	0.5%	0.0%	1.5%	0.3%	1.2%	0.9%	0.9%	1.7%	0.9%	0.7%	0.8%
SANDRA DAY	1.0%	1.8%	0.0%	0.3%	0.0%	1.5%	0.6%	0.7%	1.6%	1.4%	0.9%
LEFT DISTRICT	19.0%	11.2%	12.0%	13.6%	18.3%	17.4%	16.5%	16.8%	28.4%	10.8%	16.5%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Total
DIAMOND CANYON											
BARRY GOLDWATER	2	5			1	1		1	1		11
BOULDER CREEK	80	105	110	86	122	121	119	99	90	113	1,045
DEER VALLEY											0
SANDRA DAY	4			1		1		4		3	13
LEFT DISTRICT	15	18	9	16	12	7	12	15	21	10	135
TOTAL	101	128	119	103	135	130	131	119	112	126	1,204
GAVILAN PEAK											
BARRY GOLDWATER	1	1	1	3	1	2		3	1	1	14
BOULDER CREEK	107	117	129	79	123	94	117	106	111	90	1,073
DEER VALLEY					1		1	2		1	5
SANDRA DAY					3	1	1	2	2	1	10
LEFT DISTRICT	19	11	8	9	15	16	20	22	10	12	142
TOTAL	127	129	138	91	143	113	139	135	124	105	1,244
HIGHLAND LAKES											
BARRY GOLDWATER	3	7	2	4	3	5	3	3	3		33
BOULDER CREEK			5	9	6	5	4		2	2	33
DEER VALLEY	98	105	89	103	80	78	66	50	70	118	857
MOUTAIN RIDGE	92	122	101	67	127	107	121	131	113	59	1,040
SANDRA DAY	4	2	8	7	4	18	18	5	18	10	94
LEFT DISTRICT	37	18	26	25	43	30	26	32	47	24	308
TOTAL	234	254	231	215	263	243	238	221	253	213	2,365
HILLCREST MIDDLE											
BARRY GOLDWATER	5	8	3	8	1	4	2	7	5	0	43
BOULDER CREEK	2		1		1	1	1		1	1	8
DEER VALLEY	2		4	1	2	3	1	3	5	2	23
MOUTAIN RIDGE	248	230	198	219	213	213	211	214	232	223	2,201
SANDRA DAY	263	258	211	253	214	242	220	231	178	194	2,264
LEFT DISTRICT	71	54	63	53	46	43	43	58	51	40	522
TOTAL	591	550	480	534	477	506	478	513	472	460	5,061
NORTERRA CANYON											
BARRY GOLDWATER	37	45	41	37	29	11	13	34	34	35	316
BOULDER CREEK	1	11	6	1	2	4	2		3	2	32
DEER VALLEY		1	1	1	1		2			1	7
MOUTAIN RIDGE	2	2		1	1	2	1	1	4	3	17
SANDRA DAY	37	28	17	41	47	45	47	44	50	46	402
LEFT DISTRICT	19	25	30	13	16	13	13	12	19	13	173
TOTAL	96	112	95	94	96	75	78	91	110	100	947

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Average
DIAMOND CANYON											
BARRY GOLDWATER	2.0%	3.9%	0.0%	0.0%	0.7%	0.8%	0.0%	0.8%	0.9%	0.0%	0.9%
BOULDER CREEK	79.2%	82.0%	92.4%	83.5%	90.4%	93.1%	90.8%	83.2%	80.4%	89.7%	86.8%
DEER VALLEY	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
SANDRA DAY	4.0%	0.0%	0.0%	1.0%	0.0%	0.8%	0.0%	3.4%	0.0%	2.4%	1.1%
LEFT DISTRICT	14.9%	14.1%	7.6%	15.5%	8.9%	5.4%	9.2%	12.6%	18.8%	7.9%	11.2%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
GAVILAN PEAK											
BARRY GOLDWATER	0.8%	0.8%	0.7%	3.3%	0.7%	1.8%	0.0%	2.2%	0.8%	1.0%	1.1%
BOULDER CREEK	84.3%	90.7%	93.5%	86.8%	86.0%	83.2%	84.2%	78.5%	89.5%	85.7%	86.3%
DEER VALLEY	0.0%	0.0%	0.0%	0.0%	0.7%	0.0%	0.7%	1.5%	0.0%	1.0%	0.4%
SANDRA DAY	0.0%	0.0%	0.0%	0.0%	2.1%	0.9%	0.7%	1.5%	1.6%	1.0%	0.8%
LEFT DISTRICT	15.0%	8.5%	5.8%	9.9%	10.5%	14.2%	14.4%	16.3%	8.1%	11.4%	11.4%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
HIGHLAND LAKES											
BARRY GOLDWATER	1.3%	2.8%	0.9%	1.9%	1.1%	2.1%	1.3%	1.4%	1.2%	0.0%	1.4%
BOULDER CREEK	0.0%	0.0%	2.2%	4.2%	2.3%	2.1%	1.7%	0.0%	0.8%	0.9%	1.4%
DEER VALLEY	41.9%	41.3%	38.5%	47.9%	30.4%	32.1%	27.7%	22.6%	27.7%	55.4%	36.2%
MOUTAIN RIDGE	39.3%	48.0%	43.7%	31.2%	48.3%	44.0%	50.8%	59.3%	44.7%	27.7%	44.0%
SANDRA DAY	1.7%	0.8%	3.5%	3.3%	1.5%	7.4%	7.6%	2.3%	7.1%	4.7%	4.0%
LEFT DISTRICT	15.8%	7.1%	11.3%	11.6%	16.3%	12.3%	10.9%	14.5%	18.6%	11.3%	13.0%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
HILLCREST MIDDLE											
BARRY GOLDWATER	0.8%	1.5%	0.6%	1.5%	0.2%	0.8%	0.4%	1.4%	1.1%	0.0%	0.8%
BOULDER CREEK	0.3%	0.0%	0.2%	0.0%	0.2%	0.2%	0.2%	0.0%	0.2%	0.2%	0.2%
DEER VALLEY	0.3%	0.0%	0.8%	0.2%	0.4%	0.6%	0.2%	0.6%	1.1%	0.4%	0.5%
MOUTAIN RIDGE	42.0%	41.8%	41.3%	41.0%	44.7%	42.1%	44.1%	41.7%	49.2%	48.5%	43.5%
SANDRA DAY	44.5%	46.9%	44.0%	47.4%	44.9%	47.8%	46.0%	45.0%	37.7%	42.2%	44.7%
LEFT DISTRICT	12.0%	9.8%	13.1%	9.9%	9.6%	8.5%	9.0%	11.3%	10.8%	8.7%	10.3%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
NORTERRA CANYON											
BARRY GOLDWATER	38.5%	40.2%	43.2%	39.4%	30.2%	14.7%	16.7%	37.4%	30.9%	35.0%	33.4%
BOULDER CREEK	1.0%	9.8%	6.3%	1.1%	2.1%	5.3%	2.6%	0.0%	2.7%	2.0%	3.4%
DEER VALLEY	0.0%	0.9%	1.1%	1.1%	1.0%	0.0%	2.6%	0.0%	0.0%	1.0%	0.7%
MOUTAIN RIDGE	2.1%	1.8%	0.0%	1.1%	1.0%	2.7%	1.3%	1.1%	3.6%	3.0%	1.8%
SANDRA DAY	38.5%	25.0%	17.9%	43.6%	49.0%	60.0%	60.3%	48.4%	45.5%	46.0%	42.4%
LEFT DISTRICT	19.8%	22.3%	31.6%	13.8%	16.7%	17.3%	16.7%	13.2%	17.3%	13.0%	18.3%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Total
PASEO HILLS											
BARRY GOLDWATER	61	79	93	79	66	91	58	61	56	54	698
BOULDER CREEK				1	1						2
DEER VALLEY	5	1	4	3	3	3	1	2	5	1	28
MOUTAIN RIDGE		2	1						1	1	5
SANDRA DAY	17	9	5	8	10	4	13	9	7	10	92
LEFT DISTRICT	22	22	12	15	13	13	16	9	13	12	147
TOTAL	105	113	115	106	93	111	88	81	82	78	972
SIERRA VERDE											
BARRY GOLDWATER			1		1	1	1	2	0		6
BOULDER CREEK	1		2						0		3
DEER VALLEY	2	1		2	1	1		1	2	2	12
MOUTAIN RIDGE	76	70	94	96	90	86	104	106	98	100	920
SANDRA DAY		1	2	3	1	2	3	3	0	1	16
LEFT DISTRICT	18	27	24	26	19	33	21	14	23	19	224
TOTAL	97	99	123	127	112	123	129	126	123	122	1,181
SONORAN FOOTHILLS											
BARRY GOLDWATER						14	16	26	15	29	100
BOULDER CREEK						22	8	7	7	18	62
DEER VALLEY						2	0		1		3
MOUTAIN RIDGE						1	1				2
SANDRA DAY						20	33	48	73	51	225
LEFT DISTRICT						8	23	16	18	18	83
TOTAL						67	81	97	114	116	475
STETSON HILLS											
BARRY GOLDWATER	2	1		1	2	2	1		1		10
BOULDER CREEK	1			1		2			2		6
DEER VALLEY	1	1						1	1	1	5
MOUTAIN RIDGE		1		5	1	1	1			2	11
SANDRA DAY	118	137	120	125	114	124	128	120	116	118	1,220
LEFT DISTRICT	13	14	6	6	13	12	10	11	10	11	106
TOTAL	135	154	126	138	130	141	140	132	130	132	1,358
SUNSET RIDGE											
BARRY GOLDWATER	7	14	8	5	3	2	2	1	1		43
BOULDER CREEK	107	93	101	87	110	105	98	92	76	73	942
MOUTAIN RIDGE	1		1	1							3
SANDRA DAY	3	4	10	3	2	2	2	3	1	1	31
LEFT DISTRICT	23	8	14	14	13	15	13	10	17	8	135
TOTAL	141	119	134	110	128	124	115	106	95	82	1,154

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Average
PASEO HILLS											
BARRY GOLDWATER	58.1%	69.9%	80.9%	74.5%	71.0%	82.0%	65.9%	75.3%	68.3%	69.2%	71.8%
BOULDER CREEK	0.0%	0.0%	0.0%	0.9%	1.1%	0.0%	0.0%	0.0%	0.0%	0.0%	0.2%
DEER VALLEY	4.8%	0.9%	3.5%	2.8%	3.2%	2.7%	1.1%	2.5%	6.1%	1.3%	2.9%
MOUTAIN RIDGE	0.0%	1.8%	0.9%	0.0%	0.0%	0.0%	0.0%	0.0%	1.2%	1.3%	0.5%
SANDRA DAY	16.2%	8.0%	4.3%	7.5%	10.8%	3.6%	14.8%	11.1%	8.5%	12.8%	9.5%
LEFT DISTRICT	21.0%	19.5%	10.4%	14.2%	14.0%	11.7%	18.2%	11.1%	15.9%	15.4%	15.1%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
SIERRA VERDE											
BARRY GOLDWATER	0.0%	0.0%	0.8%	0.0%	0.9%	0.8%	0.8%	1.6%	0.0%	0.0%	0.5%
BOULDER CREEK	1.0%	0.0%	1.6%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.3%
DEER VALLEY	2.1%	1.0%	0.0%	1.6%	0.9%	0.8%	0.0%	0.8%	1.6%	1.6%	1.0%
MOUTAIN RIDGE	78.4%	70.7%	76.4%	75.6%	80.4%	69.9%	80.6%	84.1%	79.7%	82.0%	77.9%
SANDRA DAY	0.0%	1.0%	1.6%	2.4%	0.9%	1.6%	2.3%	2.4%	0.0%	0.8%	1.4%
LEFT DISTRICT	18.6%	27.3%	19.5%	20.5%	17.0%	26.8%	16.3%	11.1%	18.7%	15.6%	19.0%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
SONORAN FOOTHILLS											
BARRY GOLDWATER						20.9%	19.8%	26.8%	13.2%	25.0%	21.1%
BOULDER CREEK						32.8%	9.9%	7.2%	6.1%	15.5%	13.1%
DEER VALLEY						3.0%	0.0%	0.0%	0.9%	0.0%	0.6%
MOUTAIN RIDGE						1.5%	1.2%	0.0%	0.0%	0.0%	0.4%
SANDRA DAY						29.9%	40.7%	49.5%	64.0%	44.0%	47.4%
LEFT DISTRICT						11.9%	28.4%	16.5%	15.8%	15.5%	17.5%
TOTAL						100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
STETSON HILLS											
BARRY GOLDWATER	1.5%	0.6%	0.0%	0.7%	1.5%	1.4%	0.7%	0.0%	0.8%	0.0%	0.7%
BOULDER CREEK	0.7%	0.0%	0.0%	0.7%	0.0%	1.4%	0.0%	0.0%	1.5%	0.0%	0.4%
DEER VALLEY	0.7%	0.6%	0.0%	0.0%	0.0%	0.0%	0.0%	0.8%	0.8%	0.8%	0.4%
MOUTAIN RIDGE	0.0%	0.6%	0.0%	3.6%	0.8%	0.7%	0.7%	0.0%	0.0%	1.5%	0.8%
SANDRA DAY	87.4%	89.0%	95.2%	90.6%	87.7%	87.9%	91.4%	90.9%	89.2%	89.4%	89.8%
LEFT DISTRICT	9.6%	9.1%	4.8%	4.3%	10.0%	8.5%	7.1%	8.3%	7.7%	8.3%	7.8%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
SUNSET RIDGE											
BARRY GOLDWATER	5.0%	11.8%	6.0%	4.5%	2.3%	1.6%	1.7%	0.9%	1.1%	0.0%	3.7%
BOULDER CREEK	75.9%	78.2%	75.4%	79.1%	85.9%	84.7%	85.2%	86.8%	80.0%	89.0%	81.6%
MOUTAIN RIDGE	0.7%	0.0%	0.7%	0.9%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.3%
SANDRA DAY	2.1%	3.4%	7.5%	2.7%	1.6%	1.6%	1.7%	2.8%	1.1%	1.2%	2.7%
LEFT DISTRICT	16.3%	6.7%	10.4%	12.7%	10.2%	12.1%	11.3%	9.4%	17.9%	9.8%	11.7%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Total
TERRAMAR											
BARRY GOLDWATER		4									4
BOULDER CREEK	1		1							1	3
DEER VALLEY		1		2	2	1				1	7
MOUTAIN RIDGE	64	62	62	66	48	41	69	63	85	125	685
SANDRA DAY	28	19	26	22	41	31	28	44	29	26	294
LEFT DISTRICT	11	8	7	24	9	15	14	19	11	6	124
TOTAL	104	94	96	114	100	88	111	126	125	159	1,117
WESTWING SCHOOL											
BARRY GOLDWATER		1		2		1					4
BOULDER CREEK	1			1			1	1			4
DEER VALLEY		1	2					1		1	5
MOUNTAIN RIDGE	3	2	3	5	4	7	6	3	39	73	145
SANDRA DAY	72	82	94	75	74	67	78	91	64	31	728
LEFT DISTRICT	29	58	26	51	64	56	44	47	44	18	437
TOTAL	105	144	125	134	142	131	129	143	147	123	1,323

	9th Grade Class Year										
	2012_13	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Average
TERRAMAR											
BARRY GOLDWATER	0.0%	4.3%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.4%
BOULDER CREEK	1.0%	0.0%	1.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.6%	0.3%
DEER VALLEY	0.0%	1.1%	0.0%	1.8%	2.0%	1.1%	0.0%	0.0%	0.0%	0.6%	0.6%
MOUTAIN RIDGE	61.5%	66.0%	64.6%	57.9%	48.0%	46.6%	62.2%	50.0%	68.0%	78.6%	61.3%
SANDRA DAY	26.9%	20.2%	27.1%	19.3%	41.0%	35.2%	25.2%	34.9%	23.2%	16.4%	26.3%
LEFT DISTRICT	10.6%	8.5%	7.3%	21.1%	9.0%	17.0%	12.6%	15.1%	8.8%	3.8%	11.1%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
WESTWING SCHOOL											
BARRY GOLDWATER	0.0%	0.7%	0.0%	1.5%	0.0%	0.8%	0.0%	0.0%	0.0%	0.0%	0.3%
BOULDER CREEK	1.0%	0.0%	0.0%	0.7%	0.0%	0.0%	0.8%	0.7%	0.0%	0.0%	0.3%
DEER VALLEY	0.0%	0.7%	1.6%	0.0%	0.0%	0.0%	0.0%	0.7%	0.0%	0.8%	0.4%
MOUNTAIN RIDGE	2.9%	1.4%	2.4%	3.7%	2.8%	5.3%	4.7%	2.1%	26.5%	59.3%	11.0%
SANDRA DAY	68.6%	56.9%	75.2%	56.0%	52.1%	51.1%	60.5%	63.6%	43.5%	25.2%	55.0%
LEFT DISTRICT	27.6%	40.3%	20.8%	38.1%	45.1%	42.7%	34.1%	32.9%	29.9%	14.6%	33.0%
TOTAL	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%