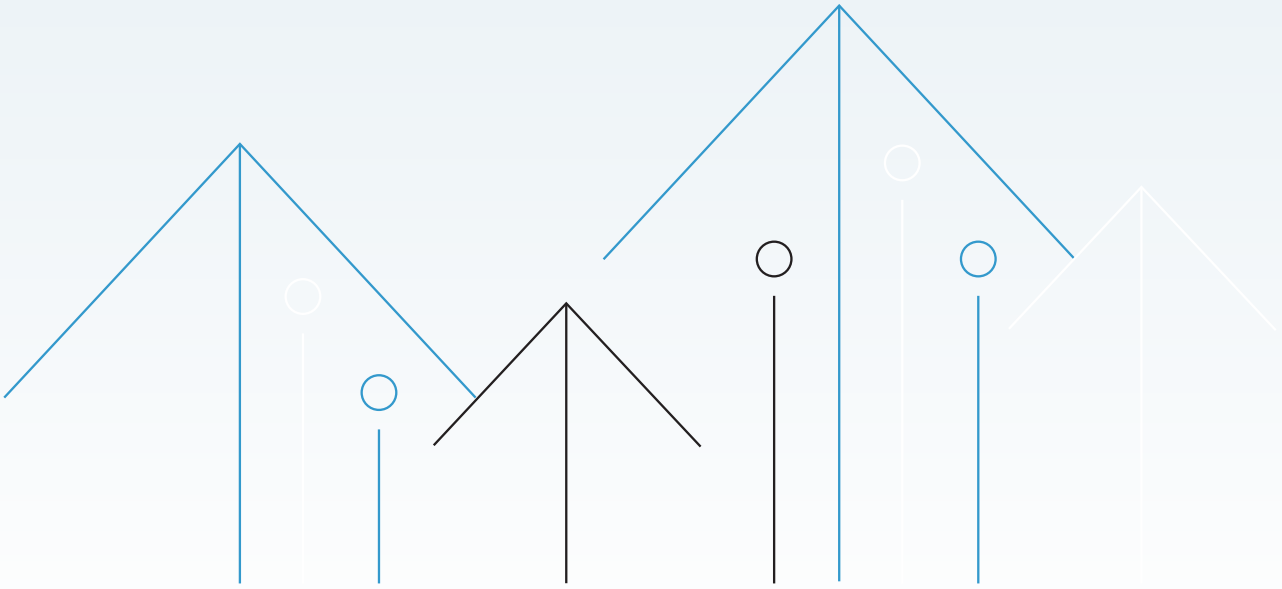
Campbelltown City Council

Campbelltown City
Population and household forecasts 2011 to 2036

population forecast



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Welcome to Campbelltown City population forecasts

The Campbelltown City population and household forecasts present what is driving population change in the community and how the population, age structure and household types will change each year between 2011 and 2036.

The forecasts are designed to provide community groups, Council, investors, business, students and the general public with knowledge to make confident decisions about the future.

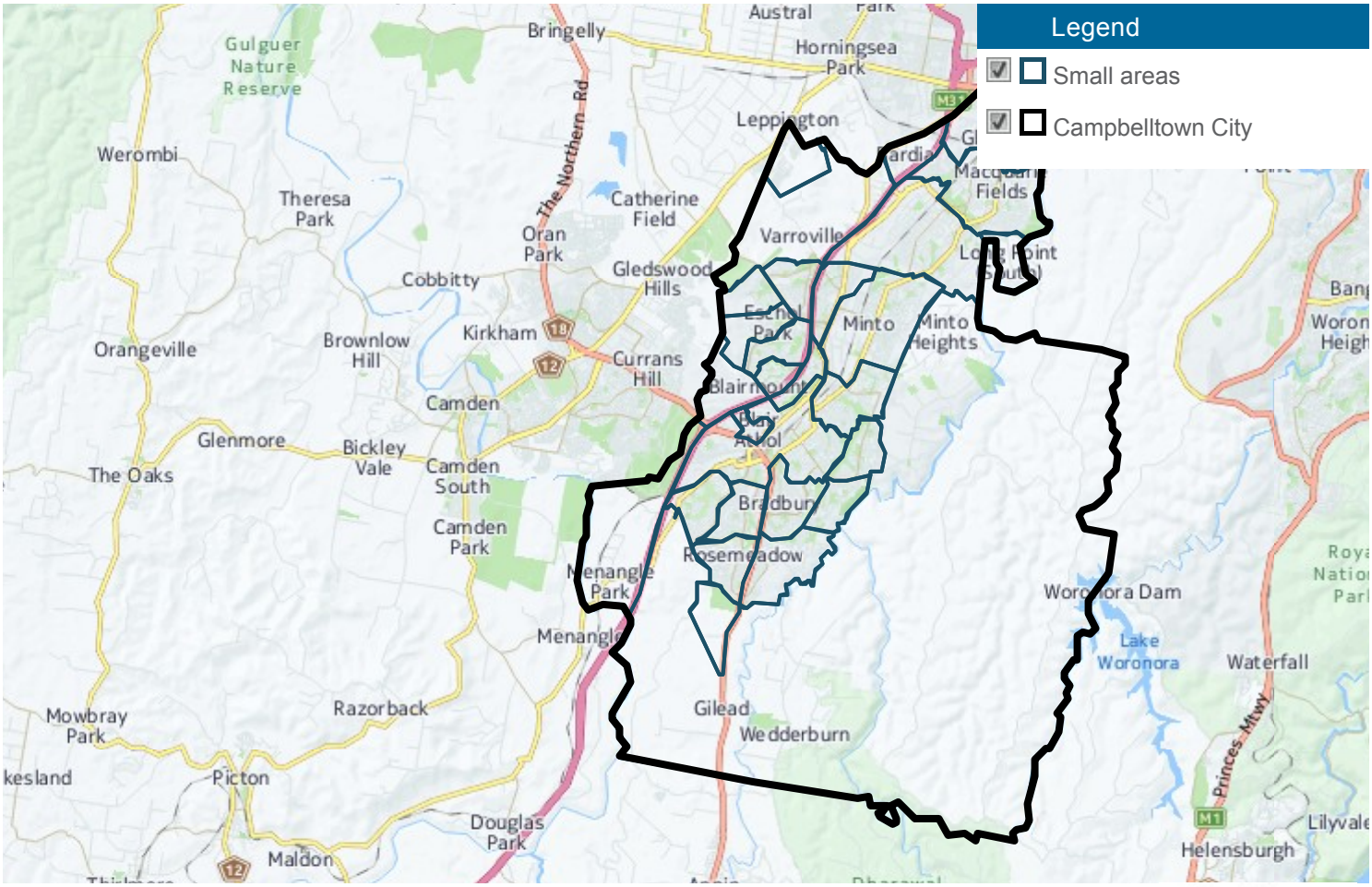
These forecasts were last updated in January 2017 by .id, the population experts, on behalf of Campbelltown City. Forecasts are available for each year from 2011 to 2036.

Important
Statistics

Population 2017	Population 2036	Change 2017-36
162,902	273,541	67.92%
forecast.id	forecast.id	forecast.id

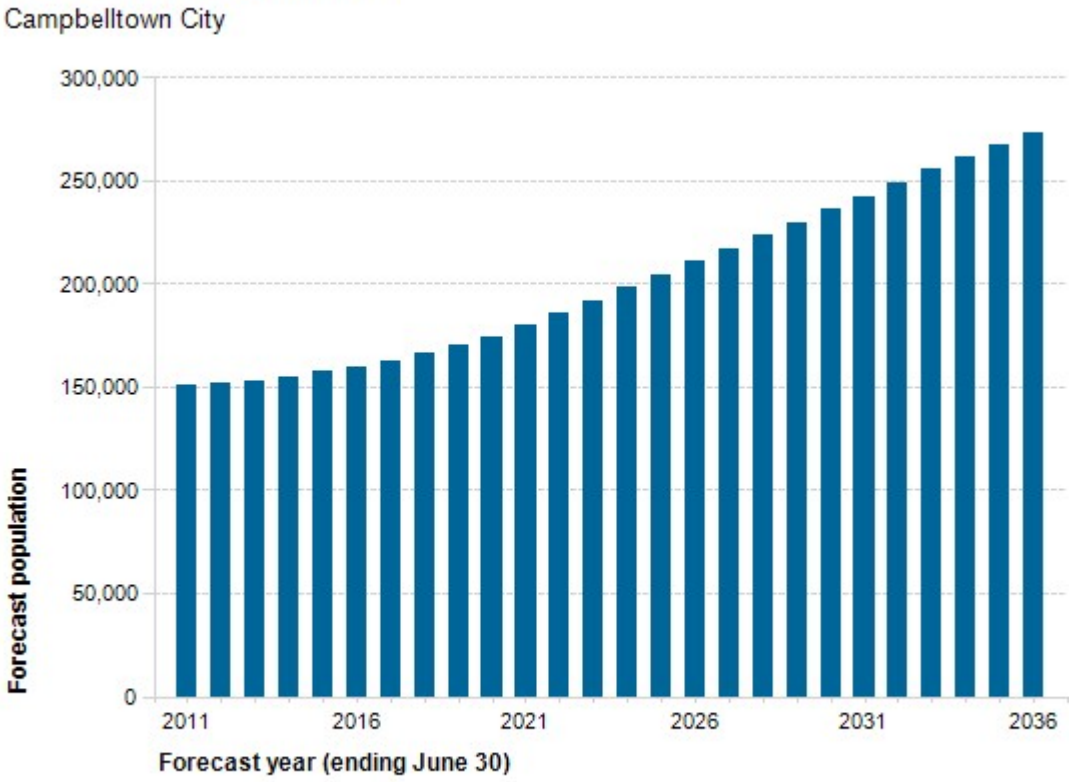
Forecast areas

Campbelltown City



Source: Population and household forecasts, 2011 to 2036, prepared by .id, the population experts, January 2017.

Forecast population



Population and household forecasts, 2011 to 2036, prepared by .id, January 2017.

Campbelltown City
About the forecast areas

Campbelltown City is located in south-western Sydney - 30 to 50 kilometres south-west of the Sydney GPO. Campbelltown City is bounded by Liverpool City in the north, Sutherland Shire and Wollongong City in the east, Wollondilly Shire in the south, and the Camden Council area in the west. Campbelltown City's boundaries are Denham Court Road, Campbelltown Road, Glenfield Road, the Georges River and a line through the Holsworthy Military Reserve in the north, Williams Creek, Lake Woronora and the Woronora River in the east, a section of O'Hares Creek and a line through the Dharawal National Park to the Nepean River in the south, and the Nepean River, a line through the Mount Annan Botanic Garden and a line running generally northward to Denham Court Road in the west.

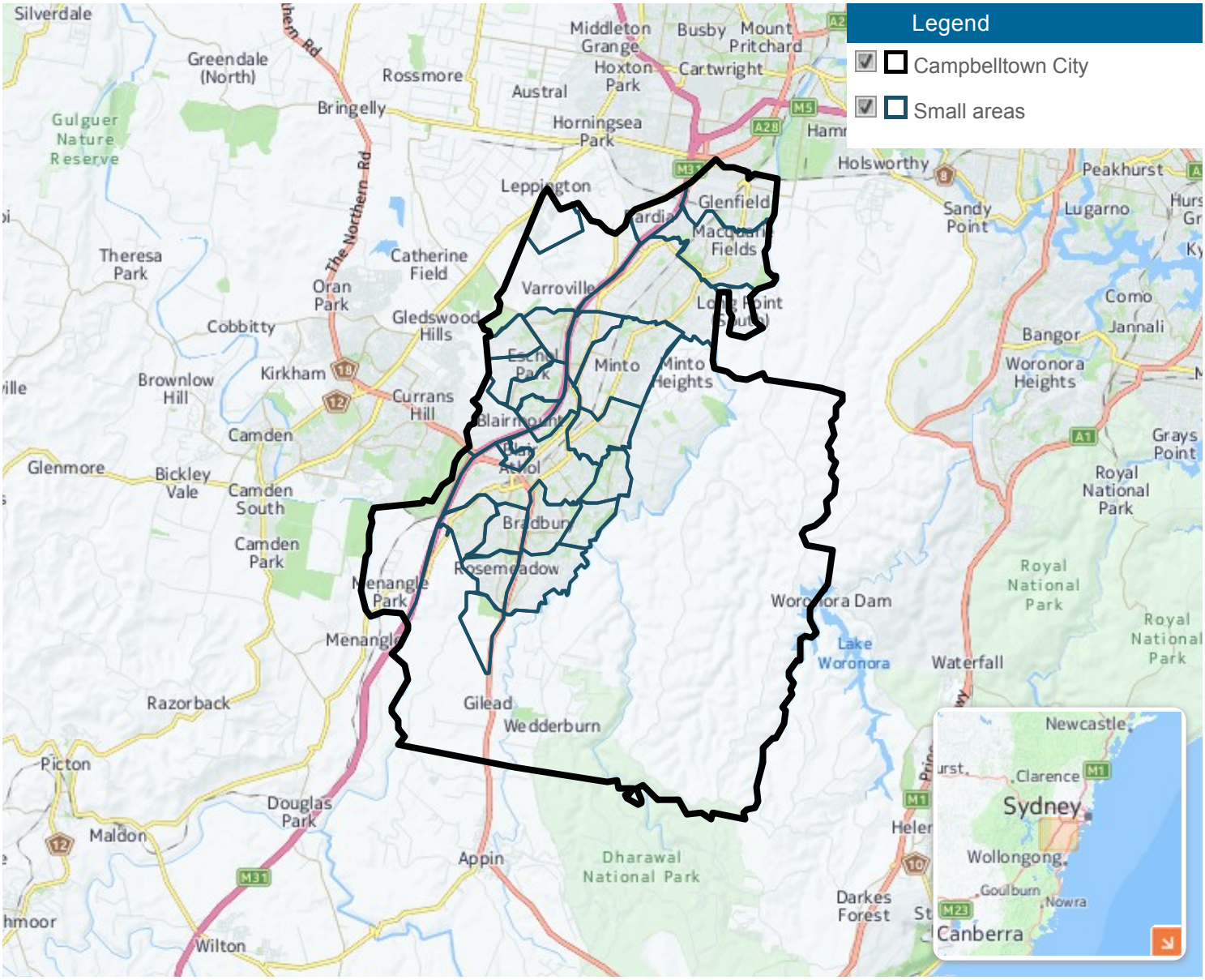
Important
Statistics

Population 2017	Population 2036	Change 2017-36
162,902	273,541	67.92%

.id the population experts

Forecast areas

Campbelltown City



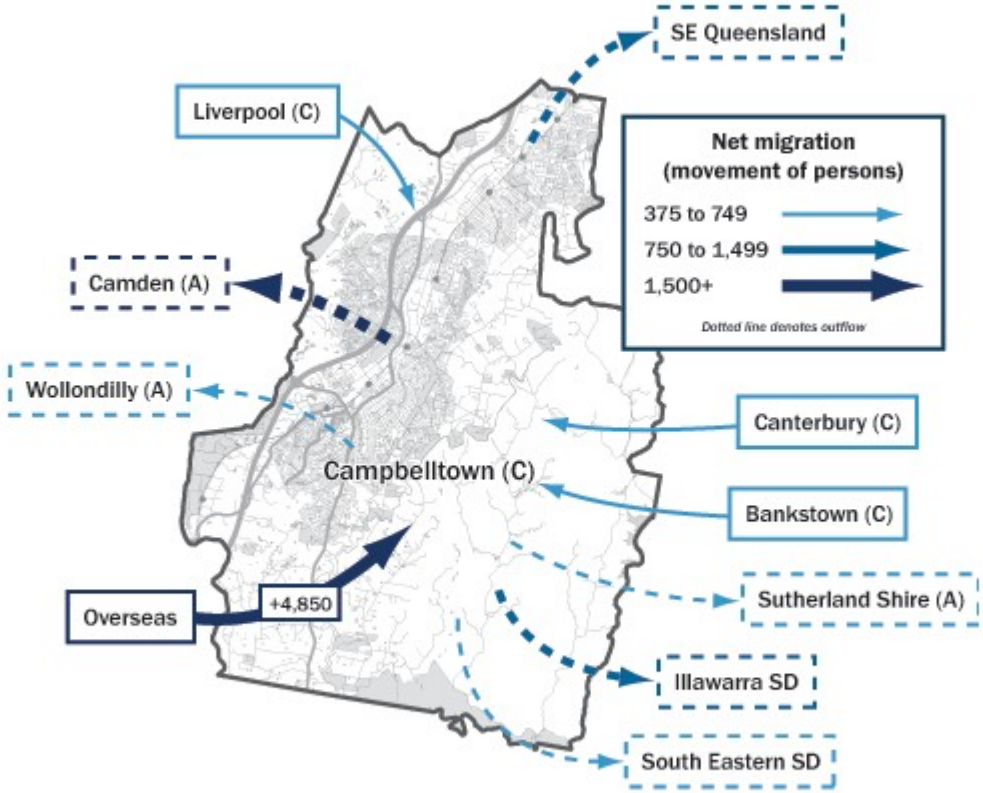
Source: Population and household forecasts, 2011 to 2036, prepared by .id, the population experts, January 2017.

Campbelltown City
Drivers of population change

Development history
Campbelltown City is a residential, commercial and industrial LGA located in south western Sydney between 30 and 50 kilometres south west of the Sydney GPO. The City features a large residential population as well as significant employment areas based around Ingleburn, Minto and Campbelltown.
While development in central Campbelltown dates from the 1830s, the most significant period of growth in Campbelltown City was in the post war era. Up until the 1960s, Campbelltown LGA was predominantly a rural area with settlements located at Campbelltown, Minto, Ingleburn and Glenfield. This changed rapidly from the late 1960s as significant residential and employment growth took place, including State Government housing projects in Airds, Macquarie Fields, Minto and Claymore. The primary housing market role that the City has played in the post war era has been to provide relatively affordable housing for young families, originating in the south western suburbs.

Migration patterns
This role continues to some extent, although many new households are now moving to new housing opportunities in Camden LGA. Development opportunities in Campbelltown are expected to continue, with the continued development of Edmonton Park (in Ingleburn) and, in future, the East Leppington Release Area and the Menangle Park Urban Release Area; however, the level of development is unlikely to be to the same extent as the 1980s and 1990s.

Historical migration flows, Campbelltown City, 2006-2011



'Overseas' refers to arrivals only.

Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Note: The migration flows depicted above are historical and do not represent future or forecast migration flows or subsequent council boundary changes. The arrows represent migration flows to the area as a whole and do not indicate an origin or destination for any specific localities within the area. Overseas flow shows overseas arrivals only, based on answers to the census question "where did the person usually live 5-years ago.

Housing role and function

Campbelltown City comprises a variety of residential roles and functions. The majority of suburbs are expected to have relatively little change in population owing to lack of opportunity for new housing development. There are currently several housing redevelopment schemes in Minto, Airds, Bradbury, Rosemeadows, Macquarie Fields, Claymore and Ambervale, which are intended to redevelop the public housing estates to produce a more varied housing stock, much of which is for private sale to promote a greater mix of tenures. As a result of these schemes, there has been (or will be) a short-term stimulation to the housing market within these areas, promoting some population gain through migration; however, in the medium to longer term, it is likely that these areas will have much further capacity for residential development, leading to stable or declining populations over the later periods of the forecast. Central Campbelltown plays a unique role within the City, providing a focus for employment and education. This area attracts a younger population and has a higher proportion of private rental dwellings and higher density forms of housing, similar to inner urban areas. Some older suburbs, such as Glenfield and Ingleburn are expected to experience significant levels of new development , attracting family age groups. The variety of function and role of the small areas in Campbelltown City means that population outcomes differ significantly across the LGA.

Housing supply

There are also significant differences in the supply of residential property within the LGA which will also have a major influence in structuring different population and household futures within the City over the next five to ten years. New development opportunities have been identified in Menangle Park, Ingleburn, Glenfield and central Campbelltown, as well as the likliehood in the longer term of new development around Gilead, in the south of the LGA. In contrast, many established areas have low amounts of new dwellings expected over the forecast period, in some cases resulting in overall population decline.

Other resources

- Historical country of birth by small area (1991-2011)
- Previous residential location of current residents (2006-2011)
- Migration by location in and out of the LGA (2006-2011)
- Migration by age in and out of the LGA (2006-2011)

Campbelltown City
Population summary

This table summarises the population for Campbelltown City and each of its small areas. This enables you to see how population change is affecting different parts of the LGA in different ways. Some small areas may be rapidly growing whilst others are stable or even declining in population.
Continue to the forecast results section to see detailed forecasts of population, households, and dwellings for each of the small areas.
Please note that population numbers in forecast.id for the 2011 base year are derived from Estimated Resident Population from the Australian Bureau of Statistics. These differ from (and are usually higher than) Census counts as they factor in population missed by the Census and population overseas on Census night. They are generally considered a more accurate measure of population size than Census counts.

Population summary

Campbelltown City	Forecast year						Change between 2011 and 2036	
Area	2011	2016	2021	2026	2031	2036	Total change	Avg. annual % change
Campbelltown City	**151,213**	**160,041**	**179,749**	**210,922**	**242,572**	**273,541**	**+122,328**	**+2.40**
Airds	3,673	3,239	3,827	4,468	5,104	5,355	+1,682	+1.52
Ambarvale - Englorie Park	7,641	7,590	7,603	7,640	7,782	7,967	+326	+0.17
Bardia	122	1,543	3,526	3,735	3,678	3,625	+3,504	+14.55
Blair Athol	2,785	2,830	2,765	2,757	2,783	2,826	+41	+0.06
Bradbury	9,033	9,103	9,501	9,787	10,040	10,320	+1,287	+0.53
Campbelltown	10,725	14,276	18,978	24,446	29,646	33,571	+22,846	+4.67
Claymore	3,428	3,008	2,854	2,822	4,206	4,785	+1,357	+1.34
Eagle Vale	5,916	5,763	5,734	6,295	6,325	6,407	+491	+0.32
East Leppington	0	210	3,842	6,846	8,802	9,153	+9,153	0
Eschol Park	2,763	2,764	2,708	2,674	2,648	2,659	-104	-0.15
Glen Alpine	4,755	4,842	4,775	4,810	4,934	5,081	+326	+0.27
Glenfield	7,814	9,567	11,923	16,432	21,134	24,236	+16,422	+4.63
Ingleburn	14,467	14,921	15,569	15,947	16,206	16,501	+2,034	+0.53
Kearns	2,858	2,834	2,800	2,784	2,792	2,819	-39	-0.06
Leumeah	9,779	10,012	10,243	10,573	10,898	11,253	+1,474	+0.56
Macquarie Fields - Macquarie Links	14,804	15,263	15,667	15,698	15,770	15,912	+1,107	+0.29
Menangle Park	292	289	2,108	8,969	11,305	10,987	+10,695	+15.62
Minto	10,661	12,266	13,812	14,005	14,211	14,446	+3,785	+1.22
Mount Gilead	156	293	1,192	3,077	4,996	6,286	+6,130	+15.94
Raby	6,205	6,091	5,975	5,918	5,872	5,856	-349	-0.23
Rosemeadow	7,954	8,016	7,893	8,616	8,722	8,751	+797	+0.38
Rural Residential	2,445	2,482	2,725	6,672	16,958	36,274	+33,830	+11.39
Ruse	5,686	5,660	5,576	5,575	5,745	5,968	+282	+0.19
St Andrews - Bow Bowing	7,540	7,341	7,181	7,170	7,202	7,311	-229	-0.12
St Helens Park	6,487	6,649	7,001	7,478	7,631	7,851	+1,364	+0.77
Woodbine - Blairmount	3,225	3,191	3,972	5,729	7,181	7,343	+4,118	+3.35

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- Historical population and dwellings (1991-2011)
- Historical Estimated Resident Population (2003-2013)

Campbelltown City
Population, households and dwellings

This summary shows the results of the forecasts for population, households and dwellings in Campbelltown City. The period 2011 to 2026, as the short to medium term, is likely to be the most accurate and useful forecast information for immediate planning purposes.
It is important to look at the relationship between population and average household size. If the average household size is falling, then there will need to be growth in the number of households (and dwellings for them to live in) to maintain or grow the population.

Forecast population, households and dwellings

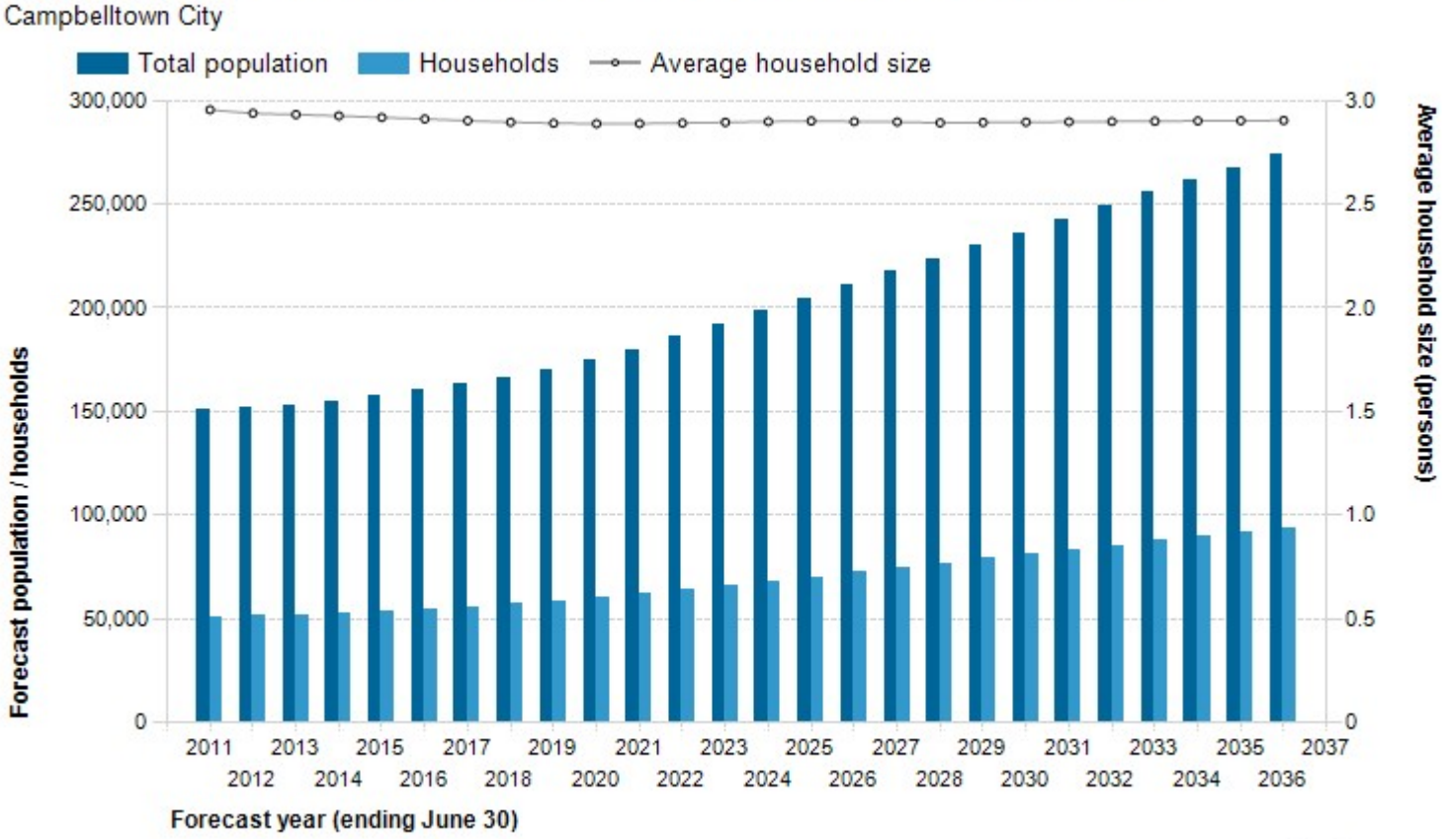
Campbelltown City	Forecast year					
Summary	**2011**	**2016**	**2021**	**2026**	**2031**	**2036**
Population	151,213	160,041	179,749	210,922	242,572	273,541
Change in population (5yrs)	--	8,828	19,708	31,173	31,650	30,969
Average annual change	--	1.14%	2.35%	3.25%	2.84%	2.43%
Households	50,691	54,435	61,676	72,217	83,149	93,629
Average household size	2.96	2.91	2.89	2.90	2.90	2.90
Population in non private dwellings	1,354	1,524	1,550	1,586	1,610	1,622
Dwellings	51,918	55,341	62,913	73,862	85,073	95,749
Dwelling occupancy rate	97.64	98.36	98.03	97.77	97.74	97.79

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

Historical population and dwellings (1991-2011)

Historical dwelling types and structures (1991-2011)

Forecast population, households and average household size



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Key findings

In 2011, the total population of Campbelltown City was estimated to be 151,213 people. It is expected to increase by over 59,700 people to 210,922 by 2026, at an average annual growth rate of 2.24%. This is based on an increase of over 21,500 households during the period, with the average number of persons per household falling from 2.96 to 2.90 by 2026.

Campbelltown City
Components of population change

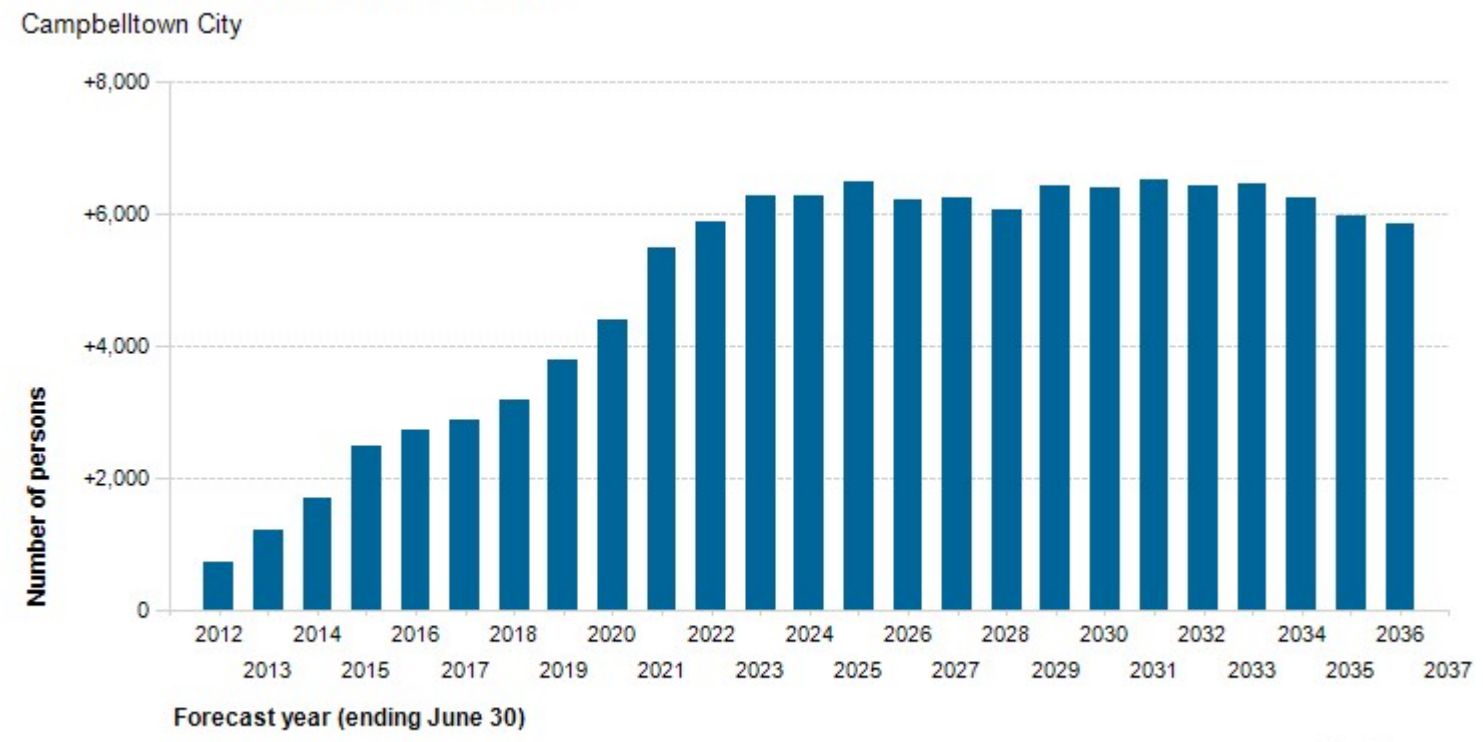
There are two ways in which populations can change, through net migration and/or through natural increase (births minus deaths). Some areas are more driven by one or other of these factors. Migration is largely driven by housing development, whereas natural increase is a function of the age of the population.

Components of population change

Campbelltown City	Forecast period				
Component	2012 to 2016	2017 to 2021	2022 to 2026	2027 to 2031	2032 to 2036
Births	12,589	13,833	15,711	17,888	20,682
Deaths	4,128	4,683	5,351	6,118	6,863
Natural increase/decrease	8,462	9,150	10,360	11,770	13,819
Net migration	194	10,516	20,666	19,640	16,846
Change in persons in non-private dwellings	170	26	36	24	12
Total population change	8,828	19,708	31,173	31,650	30,969

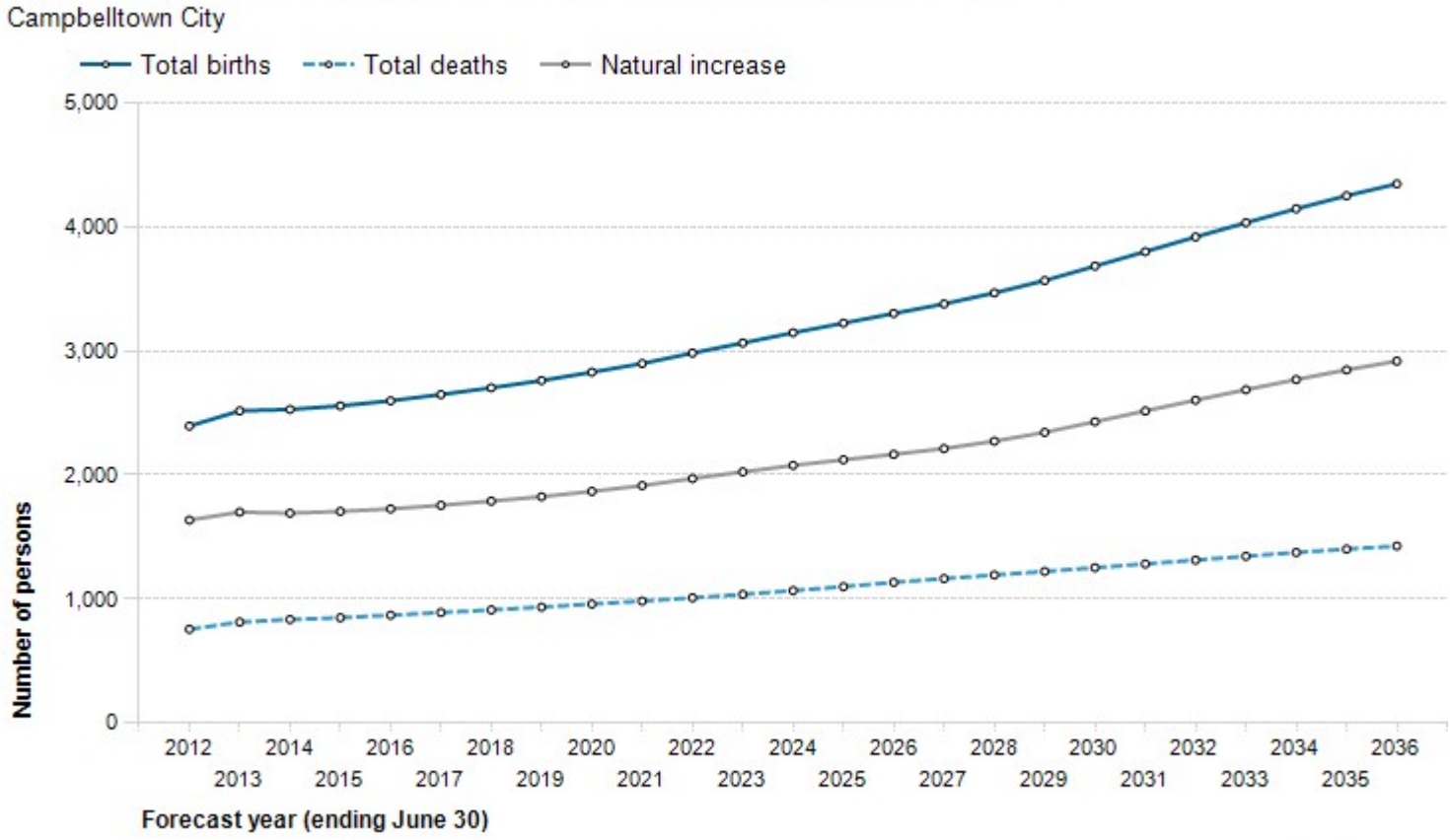
Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

Forecast population change



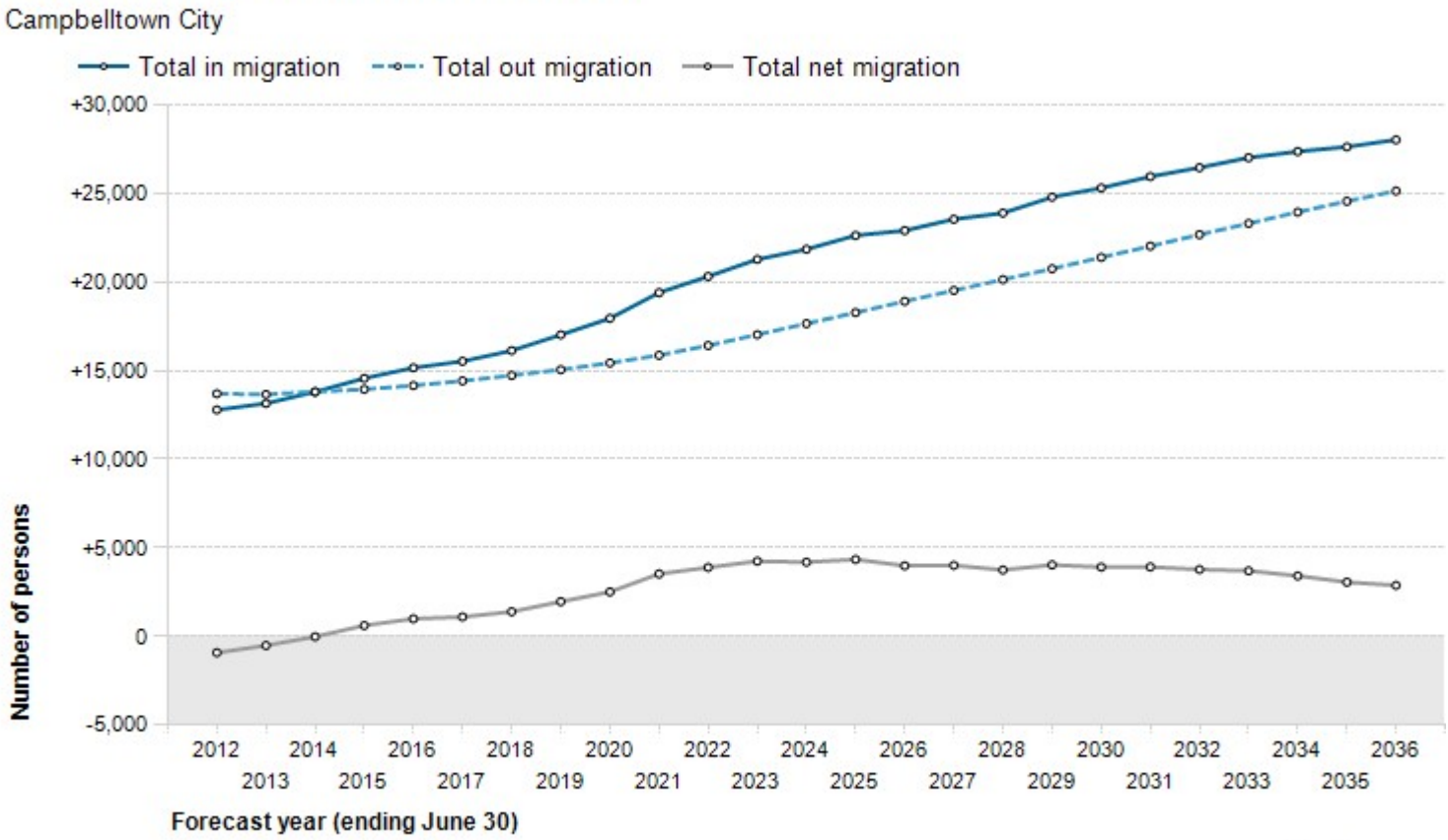
Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Forecast births, deaths and natural increase/decrease



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Forecast in, out and net migration



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Campbelltown City
Population and age structure

Knowledge of how the age structure of the population is changing is essential for planning age-based facilities and services, such as child care, recreation and aged care.
The forecast age groups of Campbelltown City is a function of the current age of the population (people aging each year, being born and dying) as well as the age of people migrating into and out of the area. This in turn is driven by location (fringe, city centre, regional or rural) the existing housing stock (separate dwellings, medium or high density), the amount and type of new residential development (same as existing stock, or diversifying) and where the area is in a cycle of change. We call this the area's residential role and function. You can learn more about this in the section household and suburb life cycles.

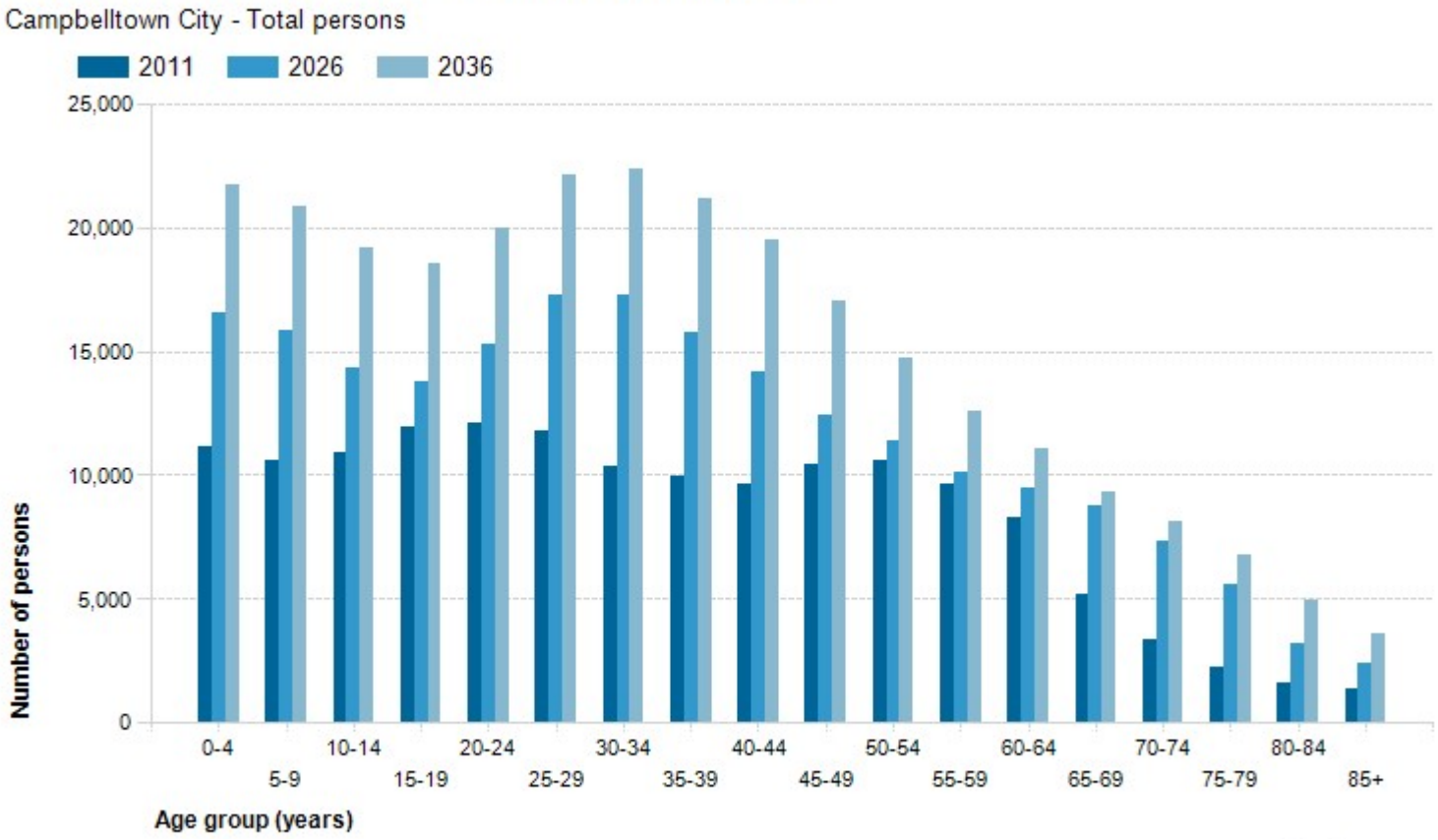
Forecast age structure - 5 year age groups

Campbelltown City - Total persons	2011		2026		2036		Change between 2011 and 2036
Age group (years)	Number	%	Number	%	Number	%	Number
0 to 4	11,149	7.4	16,538	7.8	21,683	7.9	+10,534
5 to 9	10,592	7.0	15,872	7.5	20,857	7.6	+10,265
10 to 14	10,895	7.2	14,349	6.8	19,213	7.0	+8,318
15 to 19	11,913	7.9	13,796	6.5	18,508	6.8	+6,595
20 to 24	12,104	8.0	15,265	7.2	19,953	7.3	+7,849
25 to 29	11,798	7.8	17,306	8.2	22,117	8.1	+10,319
30 to 34	10,368	6.9	17,252	8.2	22,393	8.2	+12,025
35 to 39	9,945	6.6	15,755	7.5	21,136	7.7	+11,191
40 to 44	9,629	6.4	14,139	6.7	19,482	7.1	+9,853
45 to 49	10,416	6.9	12,410	5.9	17,060	6.2	+6,644
50 to 54	10,630	7.0	11,351	5.4	14,705	5.4	+4,075
55 to 59	9,663	6.4	10,085	4.8	12,602	4.6	+2,939
60 to 64	8,267	5.5	9,511	4.5	11,050	4.0	+2,783
65 to 69	5,213	3.4	8,744	4.1	9,312	3.4	+4,099
70 to 74	3,372	2.2	7,367	3.5	8,127	3.0	+4,755
75 to 79	2,247	1.5	5,575	2.6	6,791	2.5	+4,544
80 to 84	1,634	1.1	3,194	1.5	4,973	1.8	+3,339
85 and over	1,378	0.9	2,413	1.1	3,578	1.3	+2,200
Total persons	151,213	100.0	210,922	100.0	273,541	100.0	+122,328

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

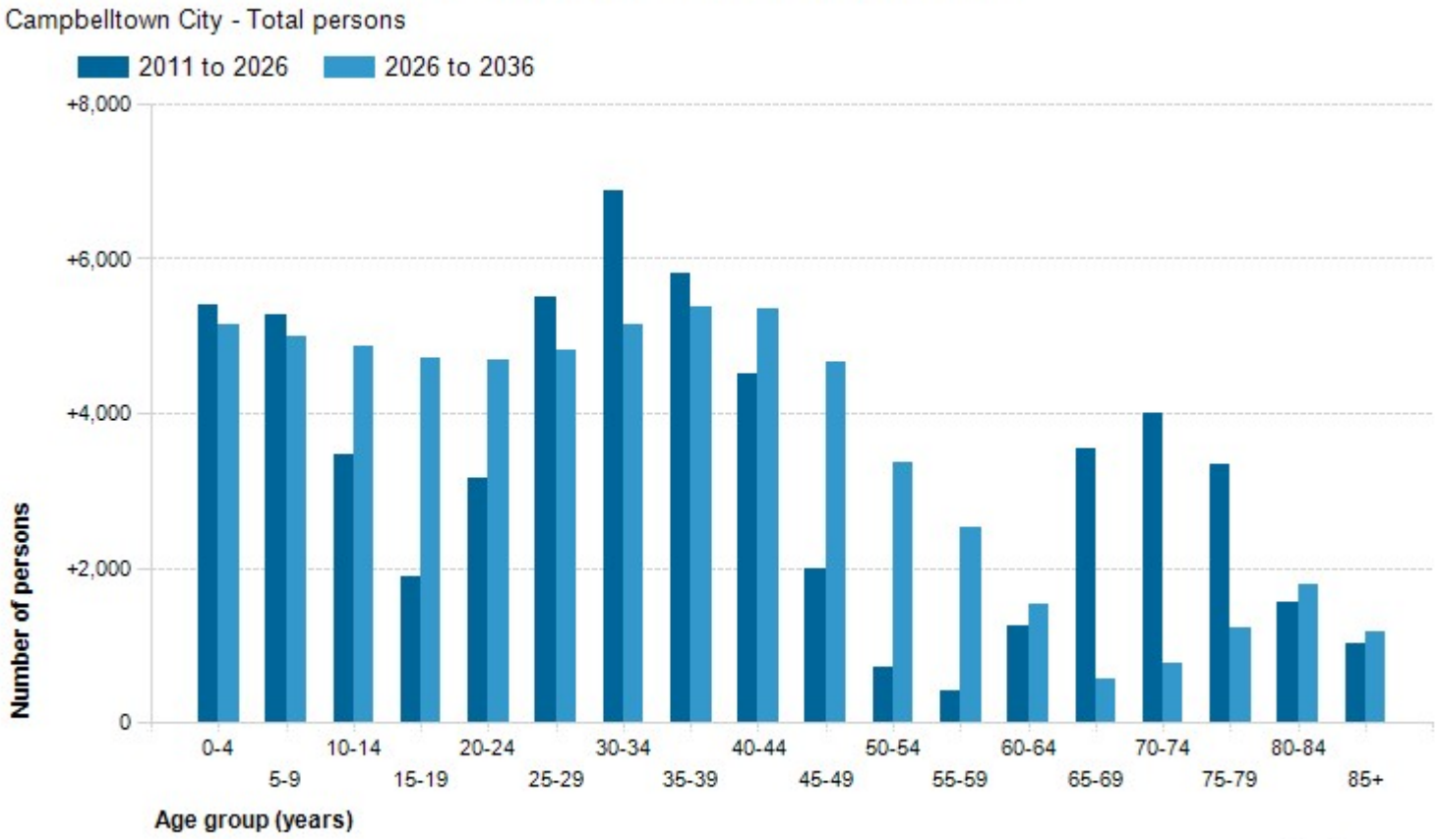
Historical service age groups (1991-2011)
Historical five year age groups (1991-2011)

Forecast age structure - 5 year age groups



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Forecast change in age structure - 5 year age groups



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Key findings

In 2011, the dominant age structure for persons in Campbelltown City was ages 20 to 24 , which accounted for 8.0% of the total persons.

The largest increase in persons between 2011 and 2026 is forecast to be in ages 30 to 34 , which is expected to increase by 6,884 and account for 8.2% of the total persons.

The largest 5 year age group in 2026 is 25 to 29 years, with a total of 17,306 persons.

Campbelltown City
Household types

Analysing the future household structure in Campbelltown City, especially in conjunction with age structure, provides insight to the role the area plays in the housing market. Some areas, usually with separate housing stock, are dominated by families. Others, with more dense housing in inner city locations have significant numbers of lone person households and couples without dependents.

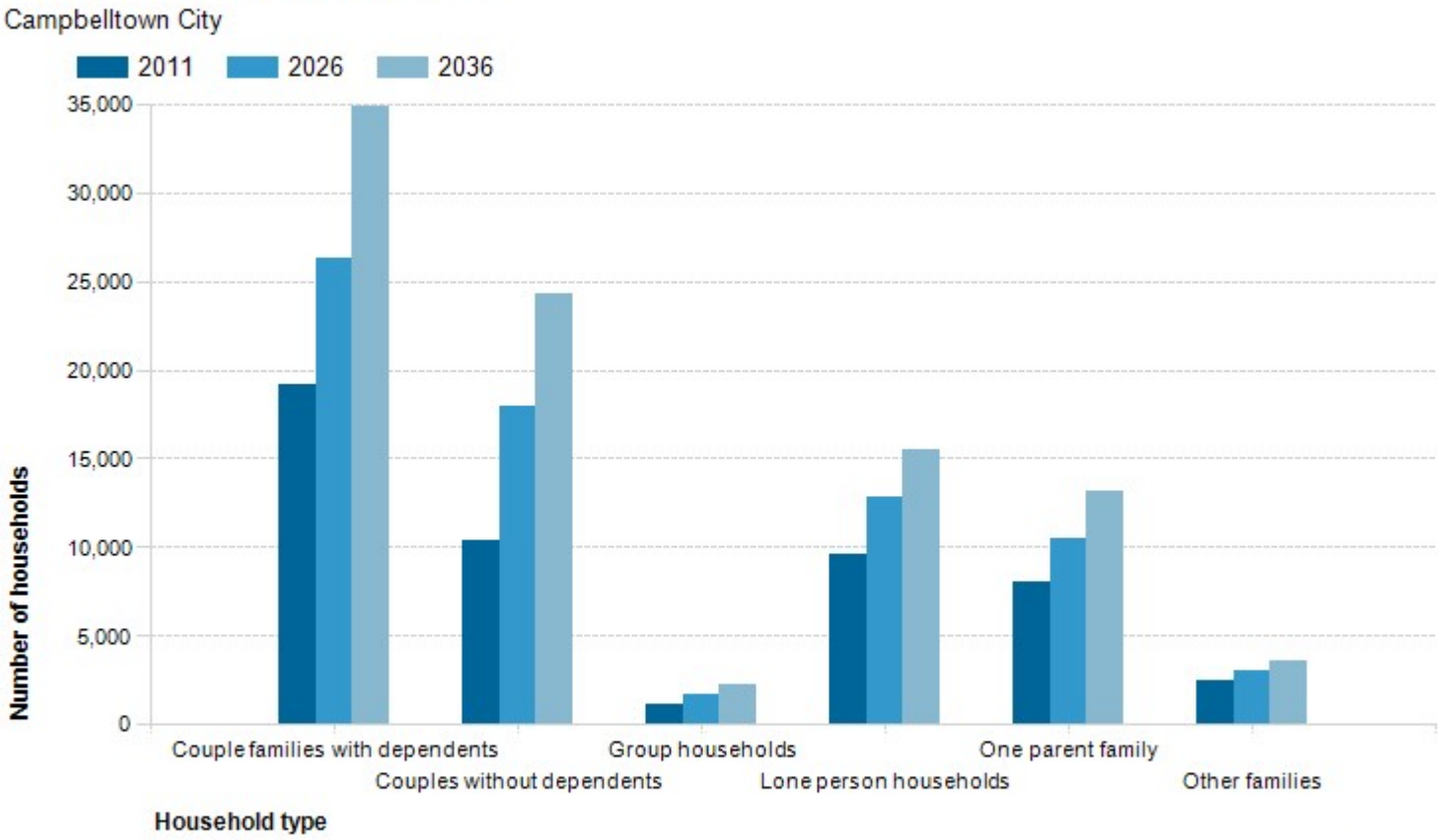
Forecast household types

Campbelltown City	2011		2026		2036		Change between 2011 and 2036
Type	Number	%	Number	%	Number	%	Number
Couple families with dependents	19,201	37.9	26,316	36.4	34,822	37.2	+15,621
Couples without dependents	10,366	20.4	17,908	24.8	24,317	26.0	+13,951
Group households	1,108	2.2	1,649	2.3	2,209	2.4	+1,101
Lone person households	9,545	18.8	12,856	17.8	15,483	16.5	+5,938
One parent family	8,047	15.9	10,471	14.5	13,205	14.1	+5,158
Other families	2,425	4.8	3,011	4.2	3,589	3.8	+1,164

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

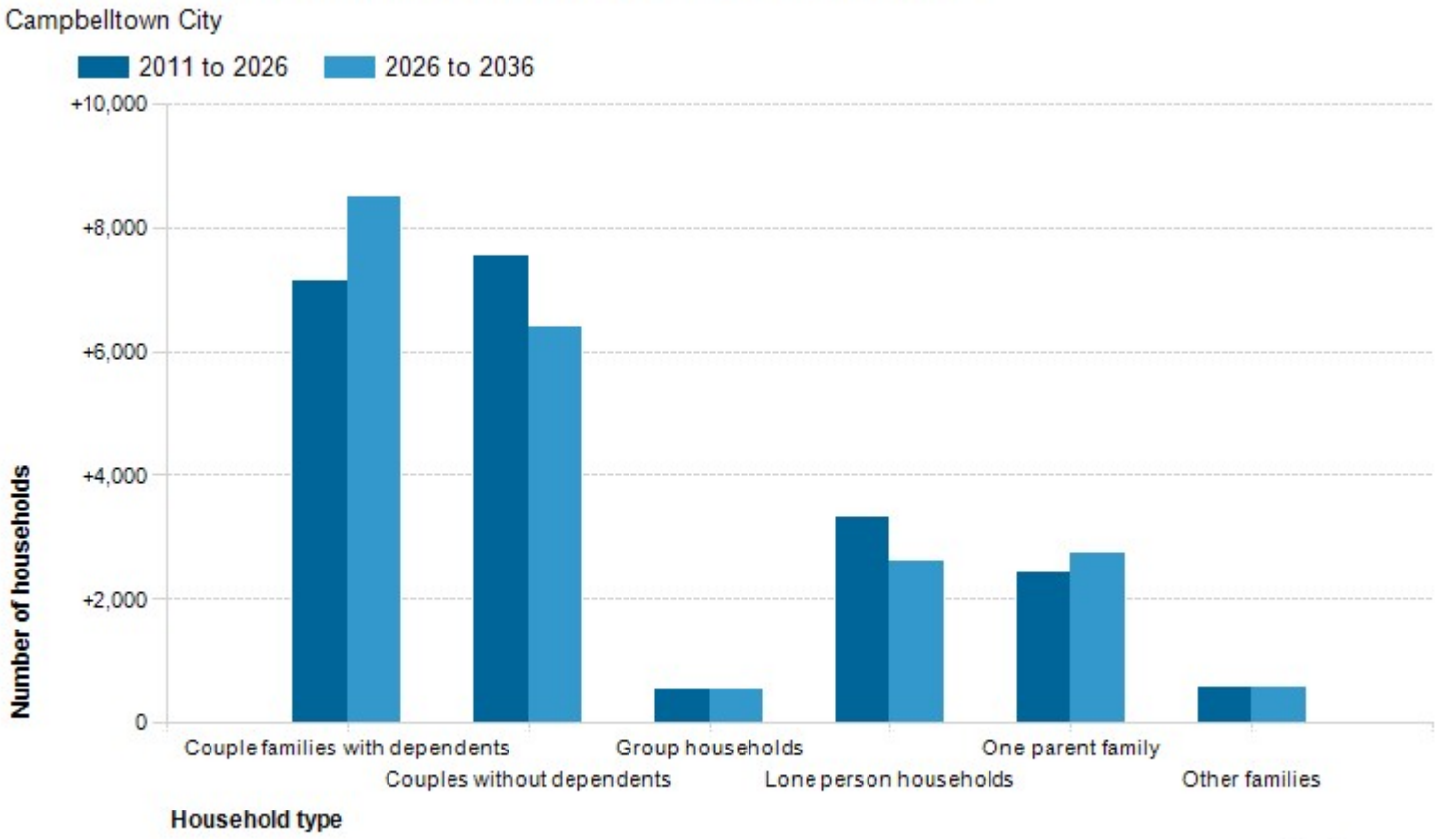
- Historical household types (1991-2011)
- Historical households with children (1991-2011)
- Historical households without children (1991-2011)

Forecast household types



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Forecast change in household types, 2011 to 2036



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Key findings

In 2011, the dominant household type in Campbelltown City was Couple families with dependents, which accounted for 37.9% of all households.

The largest increase between 2011 and 2026 is forecast to be in Couples without dependents, which will increase by 7,542 households and account for 24.8% of all households.

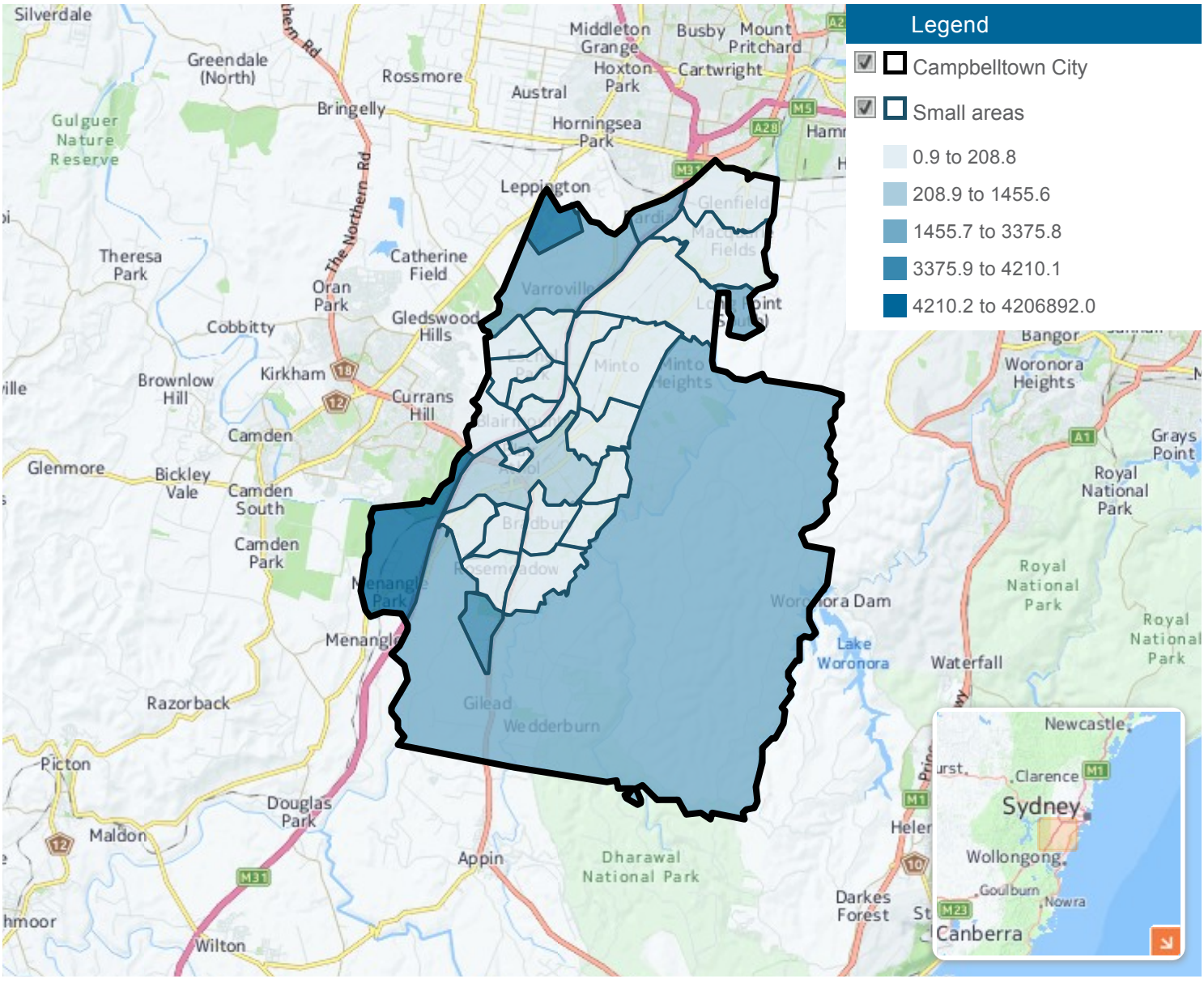
In contrast Group households is forecast to increase by 541 households, to comprise 2.3% of all households in 2026, compared to 2.2% in 2011.

Campbelltown City
Dwellings and development map

Visualising the geographic pattern of growth in dwelling stock across Campbelltown City is a good starting point for assessing the scale and type of change each part of the area is undergoing. Some areas will be experiencing significant growth in new dwellings, either through greenfield development or densification and renewal. However it would be a mistake to assume that areas not experiencing significant housing development are not undergoing change. Other processes will be at work such as the aging-in-place of the existing population and changing household structures. The age structure and household type maps will uncover these population shifts.

Forecast dwellings and development map

Campbelltown City, 2011 to 2036 percent change



Source: Population and household forecasts, 2011 to 2036, prepared by .id, the population experts, January 2017.

Forecast dwellings and development

Campbelltown City	2011		2036		Change between 2011 and 2036	
Area	Number	%	Number	%	Number	%
Campbelltown City	**51,918**	**100.0**	**95,749**	**100.0**	**+43,831**	**+84.4**
Airds	1,248	2.4	1,828	1.9	+580	+46.5
Ambarvale - Englorie Park	2,597	5.0	2,843	3.0	+246	+9.5
Bardia	40	0.1	1,248	1.3	+1,208	+3,040.5
Blair Athol	806	1.6	860	0.9	+54	+6.7
Bradbury	3,291	6.3	3,829	4.0	+538	+16.3
Campbelltown	4,402	8.5	13,596	14.2	+9,194	+208.9
Claymore	963	1.9	1,461	1.5	+498	+51.7
Eagle Vale	1,836	3.5	2,188	2.3	+352	+19.2
East Leppington	0	0.0	2,907	3.0	+2,907	+4,206,891
Eschol Park	915	1.8	923	1.0	+8	+0.9
Glen Alpine	1,417	2.7	1,588	1.7	+171	+12.1
Glenfield	2,673	5.1	8,053	8.4	+5,380	+201.3
Ingleburn	5,324	10.3	6,187	6.5	+863	+16.2
Kearns	910	1.8	960	1.0	+50	+5.5
Leumeah	3,782	7.3	4,328	4.5	+546	+14.4
Macquarie Fields - Macquarie Links	5,152	9.9	5,644	5.9	+492	+9.5
Menangle Park	87	0.2	3,741	3.9	+3,654	+4,210.2
Minto	3,476	6.7	4,876	5.1	+1,400	+40.3
Mount Gilead	59	0.1	2,046	2.1	+1,987	+3,375.9
Raby	2,002	3.9	2,029	2.1	+27	+1.3
Rosemeadow	2,540	4.9	3,049	3.2	+509	+20.0
Rural Residential	756	1.5	11,768	12.3	+11,012	+1,455.7
Ruse	2,023	3.9	2,159	2.3	+136	+6.7
St Andrews - Bow Bowing	2,440	4.7	2,566	2.7	+126	+5.2
St Helens Park	2,125	4.1	2,699	2.8	+574	+27.0
Woodbine - Blairmount	1,054	2.0	2,373	2.5	+1,319	+125.1

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

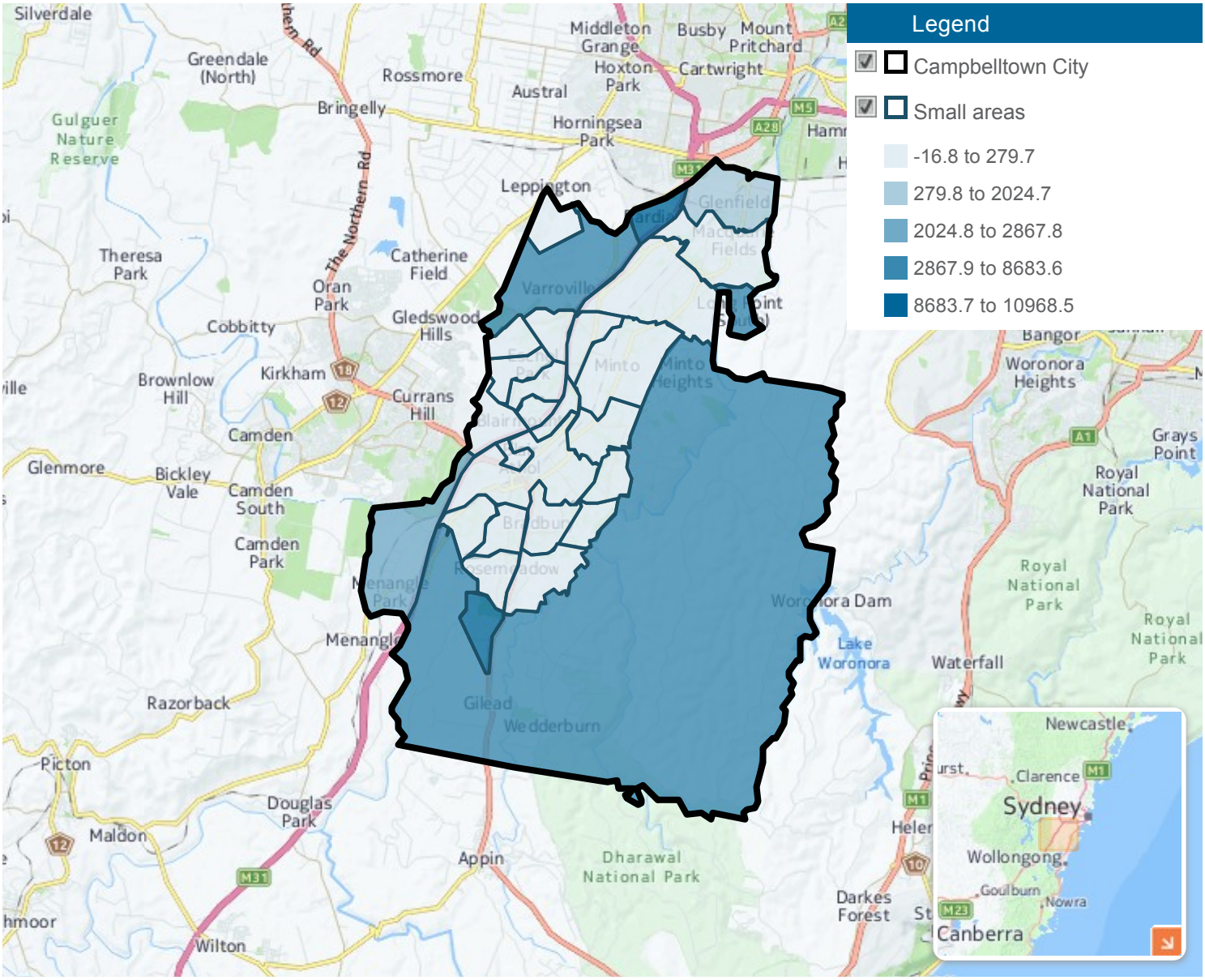
.id the population experts

Campbelltown City
Population and age structure map

Knowing when and where to deliver age-based services is an essential part of local government planning. Mapping the distribution of selected age groups across Campbelltown City provides the evidence-base for efficiently targeting and delivering these services. You can learn more about how places move through cycles of change which affect their age by visiting population and age structure.

Population and age structure map - persons aged 0 to 4 years

Campbelltown City, 2011 to 2036 percent change



Source: Population and household forecasts, 2011 to 2036, prepared by .id, the population experts, January 2017.

Population and age structure - persons aged 0 to 4 years

Campbelltown City	2011		2036		Change between 2011 and 2036	
Area	Number	%	Number	%	Number	%
Campbelltown City	**11,149**	**7.4**	**21,683**	**7.9**	**+10,534**	**+94.5**
Airds	313	8.5	531	9.9	+218	+69.6
Ambarvale - Englorie Park	611	8.0	540	6.8	-72	-11.7
Bardia	3	2.6	332	9.2	+329	+10,967.6
Blair Athol	244	8.8	211	7.5	-33	-13.4
Bradbury	700	7.7	800	7.7	+100	+14.2
Campbelltown	722	6.7	2,740	8.2	+2,018	+279.5
Claymore	417	12.2	634	13.2	+217	+51.9
Eagle Vale	414	7.0	460	7.2	+46	+11.0
East Leppington	0	6.0	902	9.9	+902	0
Eschol Park	207	7.5	189	7.1	-18	-8.8
Glen Alpine	226	4.7	271	5.3	+45	+20.0
Glenfield	527	6.7	2,001	8.3	+1,474	+279.8
Ingleburn	1,026	7.1	1,070	6.5	+44	+4.3
Kearns	183	6.4	163	5.8	-20	-11.1
Leumeah	723	7.4	842	7.5	+119	+16.5
Macquarie Fields - Macquarie Links	1,082	7.3	1,228	7.7	+146	+13.5
Menangle Park	14	4.8	298	2.7	+283	+2,024.8
Minto	808	7.6	1,105	7.7	+297	+36.7
Mount Gilead	10	6.1	878	14.0	+868	+8,683.7
Raby	446	7.2	406	6.9	-40	-8.9
Rosemeadow	639	8.0	611	7.0	-28	-4.4
Rural Residential	115	4.7	3,413	9.4	+3,298	+2,867.9
Ruse	373	6.6	373	6.3	--	+0.1
St Andrews - Bow Bowing	539	7.1	448	6.1	-91	-16.8
St Helens Park	564	8.7	645	8.2	+81	+14.4
Woodbine - Blairmount	243	7.5	592	8.1	+349	+143.7

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

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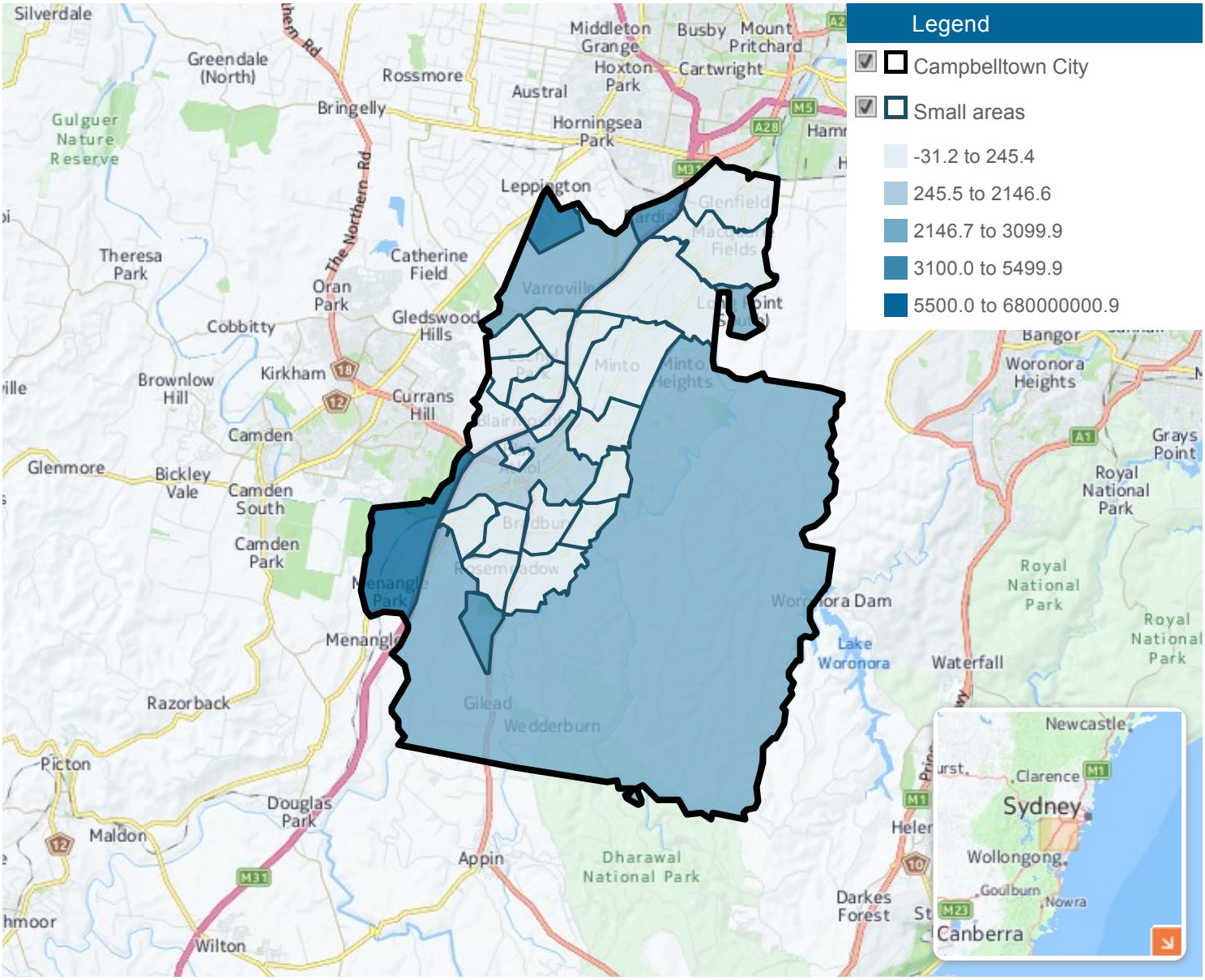
Campbelltown City
Household types map

Mapping the distribution of different household types across the Campbelltown City provides insight into the roles that different areas play in the housing market and how these are changing. It also identifies where there are concentrations of households which have specific service requirements. You can learn more about how places move through cycles of change which affect their household structure by visiting houshold types.

Forecast household types map - Group households

Campbelltown City, 2011 to 2036 percent change



Source: Population and household forecasts, 2011 to 2036, prepared by .id, the population experts, January 2017.

Forecast household types - Group households

Campbelltown City	2011		2036		Change between 2011 and 2036	
Area	Number	%	Number	%	Number	%
Campbelltown City	**1,108**	**2.2**	**2,209**	**2.4**	**+1,101**	**+99.4**
Airds	14	1.1	19	1.1	+5	+35.7
Ambarvale - Englorie Park	65	2.6	61	2.2	-4	-6.2
Bardia	1	2.9	32	2.6	+31	+3,100.0
Blair Athol	9	1.2	10	1.2	+1	+11.1
Bradbury	91	2.8	99	2.6	+8	+8.8
Campbelltown	145	3.5	501	3.8	+356	+245.5
Claymore	19	2.0	20	1.4	+1	+5.3
Eagle Vale	35	1.9	40	1.9	+5	+14.3
East Leppington	0	0.0	68	2.4	+68	+680,000,0
Eschol Park	21	2.3	19	2.1	-2	-9.5
Glen Alpine	15	1.1	13	0.8	-2	-13.3
Glenfield	50	2.0	133	1.7	+83	+166.0
Ingleburn	138	2.6	146	2.4	+8	+5.8
Kearns	16	1.8	11	1.2	-5	-31.3
Leumeah	103	2.8	110	2.6	+7	+6.8
Macquarie Fields - Macquarie Links	97	1.9	95	1.7	-2	-2.1
Menangle Park	2	2.4	112	3.1	+110	+5,500.0
Minto	69	2.0	92	1.9	+23	+33.3
Mount Gilead	1	1.8	50	2.6	+49	+4,900.0
Raby	30	1.5	28	1.4	-2	-6.7
Rosemeadow	35	1.4	52	1.7	+17	+48.6
Rural Residential	15	2.1	337	2.9	+322	+2,146.7
Ruse	27	1.4	26	1.2	-1	-3.7
St Andrews - Bow Bowing	39	1.6	33	1.3	-6	-15.4
St Helens Park	53	2.5	64	2.4	+11	+20.8
Woodbine - Blairmount	19	1.8	38	1.6	+19	+100.0

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

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Campbelltown City
Residential development

The addition of dwellings to the housing stock is a major driver of population growth in an area, providing opportunities for households to relocate from other areas or new households to form locally (such as young people leaving the family home or separations/divorces).
Residential development can take various forms depending on the availability of land. These include new housing estates on greenfield sites, subdivision in existing residential neighbourhoods (often called infill development), conversion of industrial lands to residential lands, and densification of housing by building up.
.id's forecasters worked with Council planners to understand the likely development activity in each small area. This forms the development assumptions for the forecasts. This table shows the quantity of new development assumed in each small area in Campbelltown City. Select each small area to see detailed assumptions.

Forecast residential development, 2011 to 2036

Campbelltown City	Change in dwellings between 2011 and 2036	
Area	number	%
Campbelltown City	**+43,831**	**+84.4**
Airds	+580	+46.5
Ambarvale - Englorie Park	+246	+9.5
Bardia	+1,208	+3040.5
Blair Athol	+54	+6.7
Bradbury	+538	+16.3
Campbelltown	+9,194	+208.9
Claymore	+498	+51.7
Eagle Vale	+352	+19.2
East Leppington	+2,907	+4206891.1
Eschol Park	+8	+0.9
Glen Alpine	+171	+12.1
Glenfield	+5,380	+201.3
Ingleburn	+863	+16.2
Kearns	+50	+5.5
Leumeah	+546	+14.4
Macquarie Fields - Macquarie Links	+492	+9.5
Menangle Park	+3,654	+4210.2
Minto	+1,400	+40.3
Mount Gilead	+1,987	+3375.9
Raby	+27	+1.3
Rosemeadow	+509	+20.0
Rural Residential	+11,012	+1455.7
Ruse	+136	+6.7
St Andrews - Bow Bowing	+126	+5.2
St Helens Park	+574	+27.0
Woodbine - Blairmount	+1,319	+125.1

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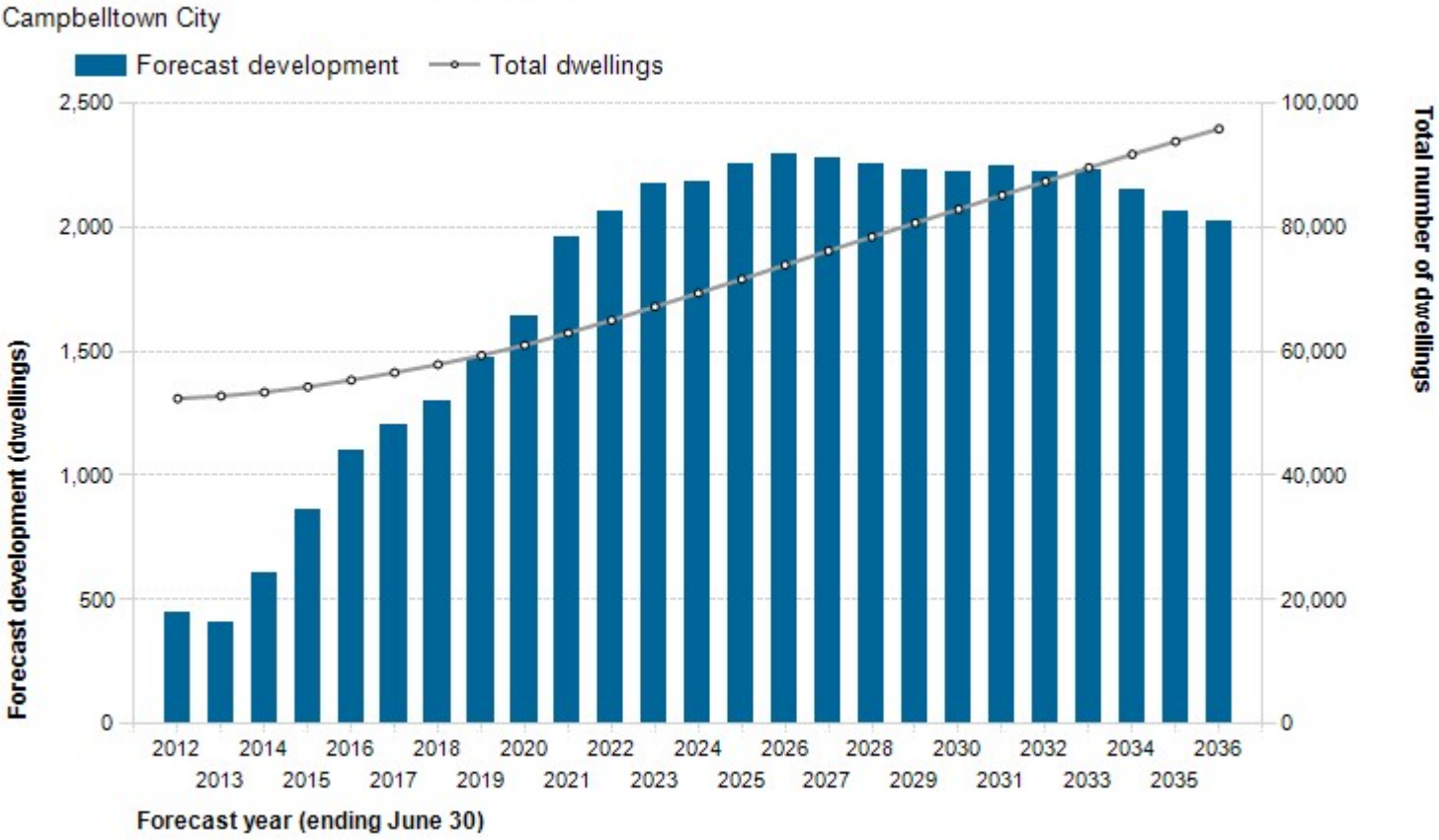
Forecast residential development



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Campbelltown City
Net migration by age

Migration is one of the most important components of population change. Once you have established the amount of development activity in an area, the next step is to make assumptions about who will move into the area as well as who is leaving the area.

Net migration by age is an excellent way of understanding housing markets. The most mobile age groups in the population are young adults. They tend to move to attend educational institutions, seek work and express a change in lifestyle. Market research has shown that empty nesters are more likely to move to smaller accommodation when appropriate and affordable alternative housing is supplied in the local area that is accessible to established social networks.

Select each small area to see how migration patterns differ for each area across Campbelltown City depending on their housing markets and stage in the suburb life cycle.

Principal forecast land assumptions 2011-2026:

- Over the period 2011-2016: moderate growth owing to new residential development. Overall the City lost younger families (0-4 and 25-34 years), most likely accessing newly built family housing in Camden, the newly developing areas over this period were either in the north of the City, or based around the university. Although there has been an attraction of parent aged adults (25-34 years), this is mostly in couples without children or couples with perhaps one child. The loss of the 0-4 year old group during this period is most likely because families with more than one child are moving to access larger housing in neighbouring growth areas such as Camden. or, alternatively, triggered by the arrival of a first child. This is inidicative of the fact that, during this period, there is either not enough new built housing to meet demand, or neighbouring growth areas are able to compete in terms of affordability and/or cachet
- A small gain of young adults (18-29 years), attracted by accomodation near to the university and transport
- Gain of older families (5-17 and 35-49 years, attracted to newly developed housing in East leppington, Glenfield and Bardia.
- Loss of empty nester households and retirees (50+ years)

Beyond 2016, there is a strong attraction of younger families and young couple without children households (most likely looking to buy family type housing in order to start a family) attracted predominantly to newly developed housing in Menangle park and, later in the forecast period, Gilead. Similarly, the large availability of new housing is likely to result in a net growth in most age groups . although it is expected thart the City will continue to lose empty nester housholds and retirees throuhgout the period (55+ years).

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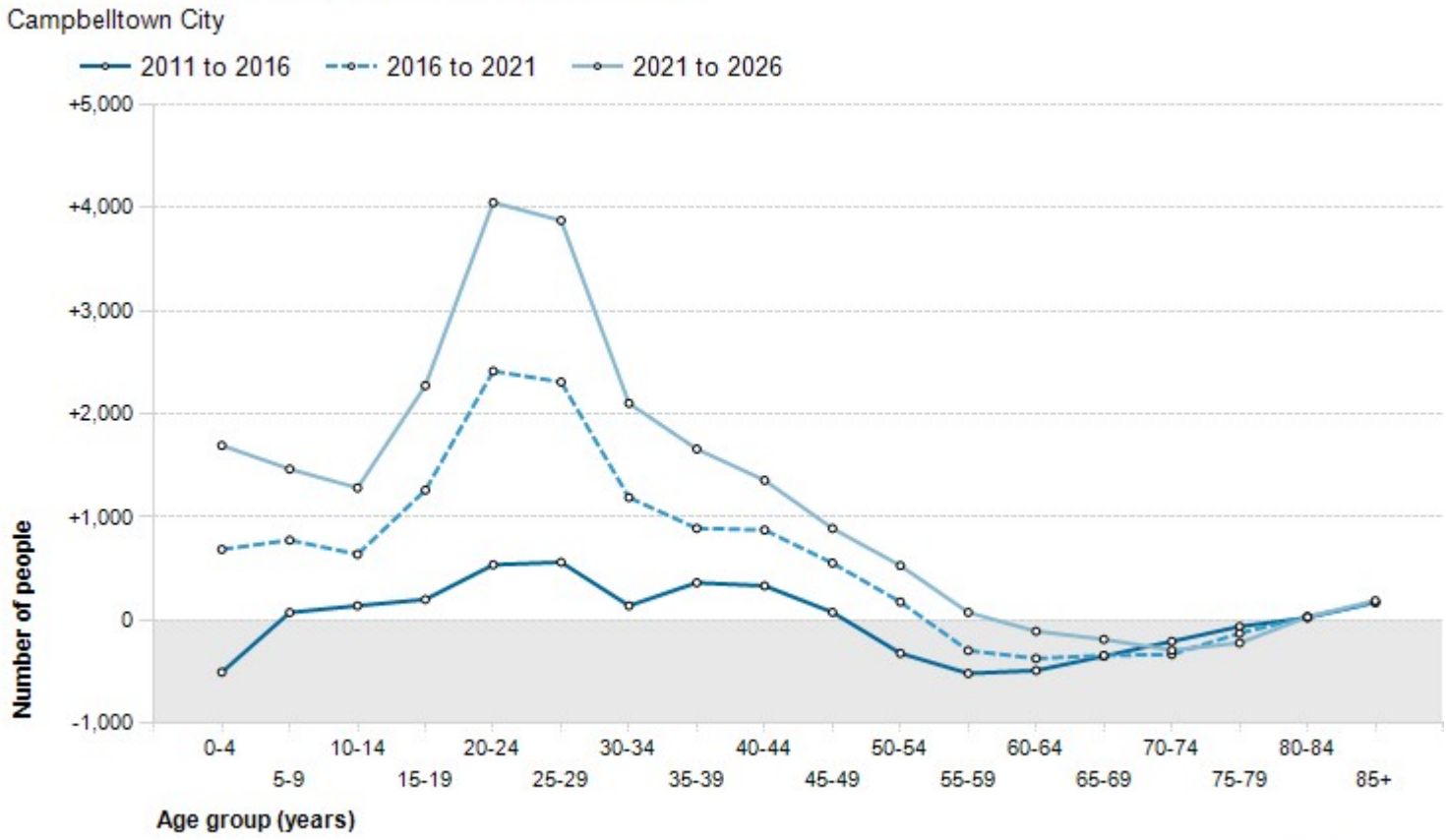
Forecast net migration by age group



Population and household forecasts, 2011 to 2036, prepared by .id the population experts, January 2017.

Campbelltown City
Non-private dwellings

Residential non-private dwellings include aged care facilities as well as defence force facilities, hospitals, prisons, staff quarters and boarding houses. As a general rule, an increase in people aged 18 to 24 living in non-private dwellings indicates a growth in student accommodation, defence force facilities or prisons. Similarly an increase in people aged over 75 living in non-private dwellings indicates growth in aged care facilities.

Persons in non-private dwellings

Campbelltown City	Year		Change between 2011 and 2036		
Area	2011	2036	Total change	Aged 18 to 24 years	Aged 75+ years
Campbelltown City	**1,354**	**1,622**	**+268**	**0**	**+268**
Airds	0	0	0	0	0
Ambarvale - Englorie Park	0	0	0	0	0
Bardia	0	0	0	0	0
Blair Athol	0	0	0	0	0
Bradbury	0	0	0	0	0
Campbelltown	369	369	0	0	0
Claymore	0	0	0	0	0
Eagle Vale	37	37	0	0	0
East Leppington	0	0	0	0	0
Eschol Park	13	13	0	0	0
Glen Alpine	0	0	0	0	0
Glenfield	549	767	+218	0	+218
Ingleburn	29	79	+50	0	+50
Kearns	0	0	0	0	0
Leumeah	0	0	0	0	0
Macquarie Fields - Macquarie Links	6	6	0	0	0
Menangle Park	62	62	0	0	0
Minto	93	93	0	0	0
Mount Gilead	0	0	0	0	0
Raby	0	0	0	0	0
Rosemeadow	0	0	0	0	0
Rural Residential	141	141	0	0	0
Ruse	0	0	0	0	0
St Andrews - Bow Bowing	0	0	0	0	0
St Helens Park	0	0	0	0	0
Woodbine - Blairmount	53	53	0	0	0

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

Historical dwelling types and structures (1991-2011)

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Key findings

There were 1,354 people estimated to be living in non-private dwellings in Campbelltown City in 2011. The number of persons in non-private dwellings in Campbelltown City is expected to increase to 1,586 persons in 2026 and with a gain 1,622 persons in 2036.

Between 2011 and 2026, Glenfield is forecast to experience the greatest change, with a gain of 218 persons in non-private dwellings. This is due to an increase of persons in non-private dwellings aged 75 years and over, which is predominantly aged care.

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Campbelltown City
Births and deaths

The number of births in Campbelltown City are derived by multiplying age specific fertility rates of women aged 15-49 by the female population in these age groups for all years during the forecast period.
Birth rates are especially influential in determining the number of children in an area, with most inner urban areas having relatively low birth rates, compared to outer suburban or rural and regional areas. Birth rates have been changing, with a greater share of women bearing children at older ages or not at all, with overall increases in fertility rates. This can have a large impact on the future population profile.

Forecast fertility rates (births per woman)

Campbelltown City	Year		Change between 2011 and 2036
Area	2011	2036	Number
Campbelltown City	**2.21**	**2.06**	**-0.15**
Airds	2.29	2.24	-0.05
Ambarvale - Englorie Park	2.24	2.21	-0.02
Bardia	2.24	2.21	-0.02
Blair Athol	2.22	2.20	-0.03
Bradbury	2.36	2.34	-0.02
Campbelltown	2.00	2.06	+0.06
Claymore	2.85	2.60	-0.25
Eagle Vale	2.09	2.05	-0.04
East Leppington	2.33	2.29	-0.04
Eschol Park	1.98	1.96	-0.02
Glen Alpine	1.76	1.75	-0.01
Glenfield	2.16	2.16	0
Ingleburn	2.22	2.21	-0.01
Kearns	2.02	2.02	-0.01
Leumeah	2.35	2.33	-0.02
Macquarie Fields - Macquarie Links	2.41	2.37	-0.04
Menangle Park	0.81	0.01	-0.80
Minto	2.25	2.23	-0.02
Mount Gilead	2.26	2.32	+0.06
Raby	2.31	2.29	-0.02
Rosemeadow	2.48	2.46	-0.02
Rural Residential	2.02	2.06	+0.04
Ruse	2.02	2.00	-0.02
St Andrews - Bow Bowing	2.10	2.10	0
St Helens Park	2.21	2.19	-0.02
Woodbine - Blairmount	2.01	2.02	+0.01

Population and household forecasts, 2011 to 2036, prepared by .id , the population experts, January 2017.

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Death rates

The forecast number of deaths in Campbelltown City is a reflection of death rates assumed for small areas. For historical years, this will equal the number of deaths published by the ABS, where this information was available at the time of forecasting. These rates are based on historical estimates for Campbelltown City, which have been extrapolated into the future, assuming an increase in expectation of life in all age groups (except 85 years and over). Death rates are influential in shaping the numbers of older people in an area's population. Death rates too have been changing, with higher life expectancy at most ages, with men's life expectancy increasing more than that of women.

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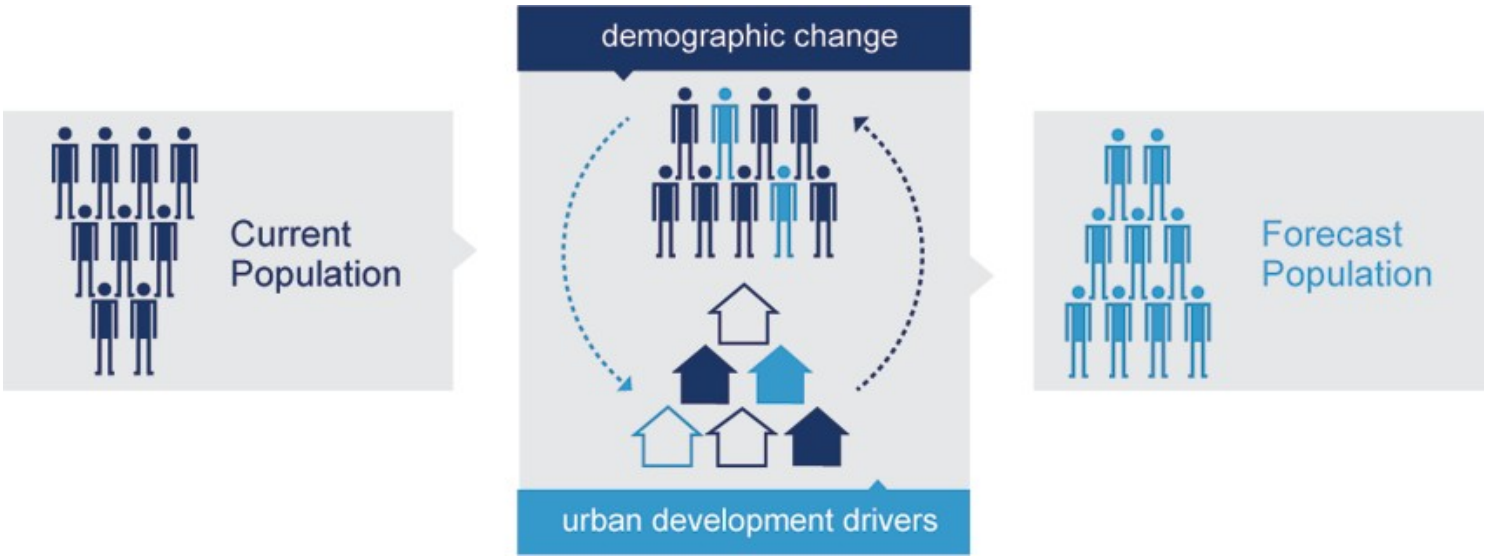
Campbelltown City
About the forecasts

The Campbelltown City population and household forecasts are undertaken by .id, the population experts, on behalf of the Campbelltown City.
During the forecast modeling process, .id assesses what is driving population change in the area and forecasts how the age structure and household types will change as result.
Forecasts are only as good as the assumptions they are based on, and.id works closely with the council to ensure we have detailed information about current and planned residential development activity. The forecasts are updated on a rolling cycle to take into account changes in the real world. All assumptions, as well as the results of the forecasts, are made available in this site.
The forecasts were last updated in January 2017. Forecasts are available for Campbelltown City and small areas for each year from 2011 to 2036.
The forecasts are designed to provide community groups, Council, investors, business, students and the general public with knowledge to make confident decisions about the future.
Whilst all due care has been taken to ensure the content of this website is accurate and current, there may be errors or omissions in it and no legal responsibility is accepted for the information and opinions in this report. In addition, as the website is based on historic information which is subject to revision, we do not guarantee its currency.

Campbelltown City
Factors of population change

At the small area level, the key factors of population change are the age structure of the existing population, the housing markets attracted to and away from an area and their associated demographic characteristics (fertility patterns, household types etc.) and the supply of dwellings and mix of housing stock in the area.



Dwelling additions

The addition of dwellings is the major driver of population growth, providing opportunities for new households (such as young people leaving the family home and divorces) or households relocating from other areas.

Current age structure

The age structure of the local population impacts on Campbelltown City's household types and size, the likelihood of the local population having children and to die, as well as the propensity for people to move. Age specific propensities for a population to have children or die are applied to each small area's base population. An older population will have fewer births, more deaths, while a younger population will have vice versa.

Birth rates

Birth rates are especially influential in determining the number of children in an area, with most inner urban areas having very low birth rates, compared to outer suburban or rural and regional areas. Birth rates have been changing, with a greater share of women bearing children at older ages or not at all, with overall increases in fertility rates. This can have a large impact on the future population profile.

Death rates

Death rates are influential in shaping the numbers of older people in an area's population. Death rates too have been changing with higher life expectancy at most ages, with men gaining on women's greater life chances.

Migration

Migration is one of the most important factors of population change. While births and deaths are relatively easy to predict due to reliable age specific behaviour, migration is volatile, often changing due to housing market preferences, economic opportunities and changing household circumstances. Migration patterns vary across Australia and change across time, but most moves tend to be short and incremental in nature. Regional areas have larger moves due to the distances between towns and cities, where people often move for economic reasons, mainly the availability of employment or education and training opportunities.

The most mobile age groups in the population are the young adults. They tend to move to attend educational institutions, seek work and express a change in lifestyle. It is for this reason that young people often move the greatest distances and sometimes move against pre-established patterns. Market research has shown that empty nesters are more likely to move to smaller accommodation if appropriate and affordable alternative housing is supplied in the local area that is accessible to established social networks.

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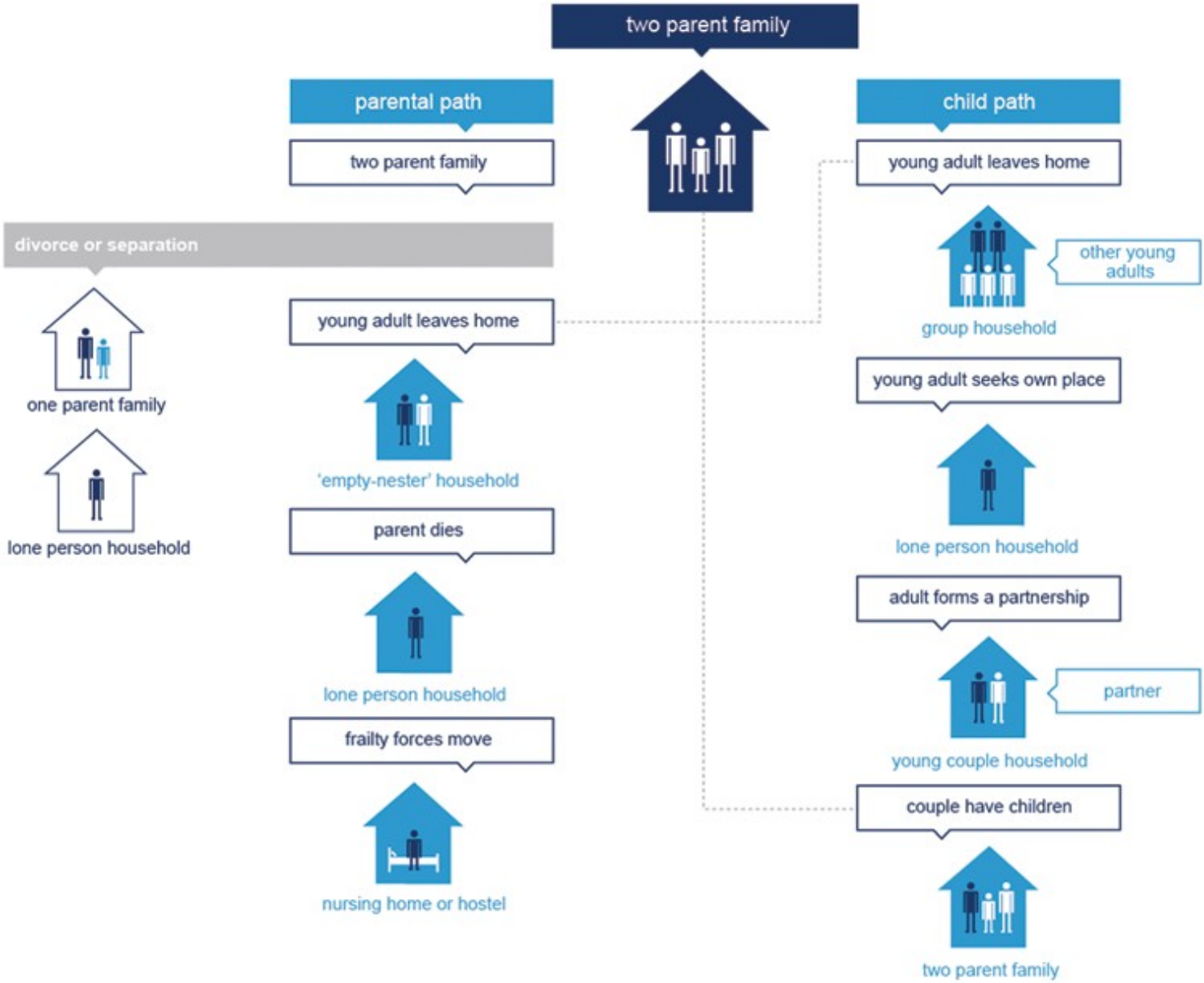
Campbelltown City
Household and suburb life cycles

Household life cycles

The type of households that people live in and changing preferences over time affects the way in which a population changes. As people grow from children to adults and into old age, they change the type of households that they live in. The traditional path has been to start as a child in a family household, move into a group or lone person household as a youth, becoming a part of a couple relationship within 5-10 years. Rearing of children is followed by an 'empty-nester' period and ultimately being a lone person, as partners die.

Understanding the changes that people make at different ages in their life, and the different types of housing they are likely to consume at those life stages is an important factor in forecasting future population and household types. The life stage which the majority of households in an area are going through gives an insight into its location in the suburb life-cycle (see below), and the likely life-path of those households in the future.



Suburb life cycles

The dominant household types present in a suburb or town - where the majority of the populations sit in the household life path - dictate in part the role and function of the area. This is shown by its place in the "suburb life cycle".

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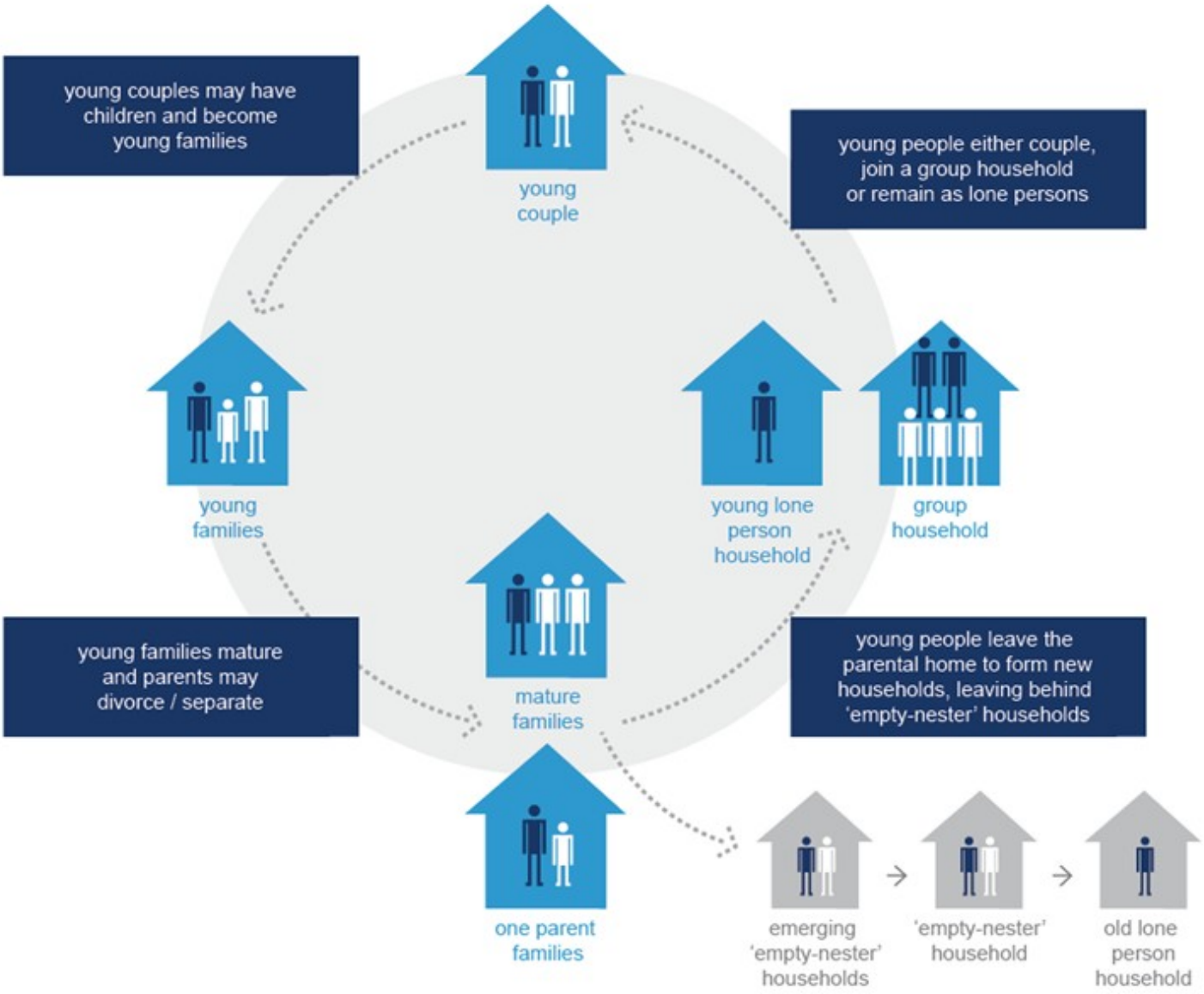
New areas are typically settled by young households (young couples and young families, perhaps some mature families). As the families grow and mature, household size increases. After initial rapid development, most households "age in place", with slowly shifting demand for services, facilities and dwelling types.

As households age further and children begin to leave home, the average household size decreases, resulting in more empty nester (two person) households, often still living in large family homes. Family breakups can also result in single parent families and lone person households. If a suburb can't attract young families back to the area, it slowly becomes populated by older couples whose children have left home and older lone persons whose partners have died, resulting in declining population for some time.

Alternatively, if a suburb is in a location close to economic drivers of change, it may be able to attract families to move back into the older dwellings in the area, increasing household size and population again. This will generally happen sooner, with less loss of services if the area has a diversity of housing options suiting a wide variety of household types. Empty nesters are likely to downsize into lower maintenance properties, freeing up larger format housing for families to move into, and continue the cycle again. The loop in the diagram represents the process of sustainability of an area, if it can attract families back into older housing in the area. Depending on the proximity of an area to work and education it may also attract young lone persons and group households. The attractiveness of an area to family groups, group and lone person households is shown in the migration assumptions section.

Generally, more diverse communities are more sustainable in the long term, as they are able to maintain a range of services and facilities useful to all age groups. Certain policy responses can influence the suburb life cycle in different directions.

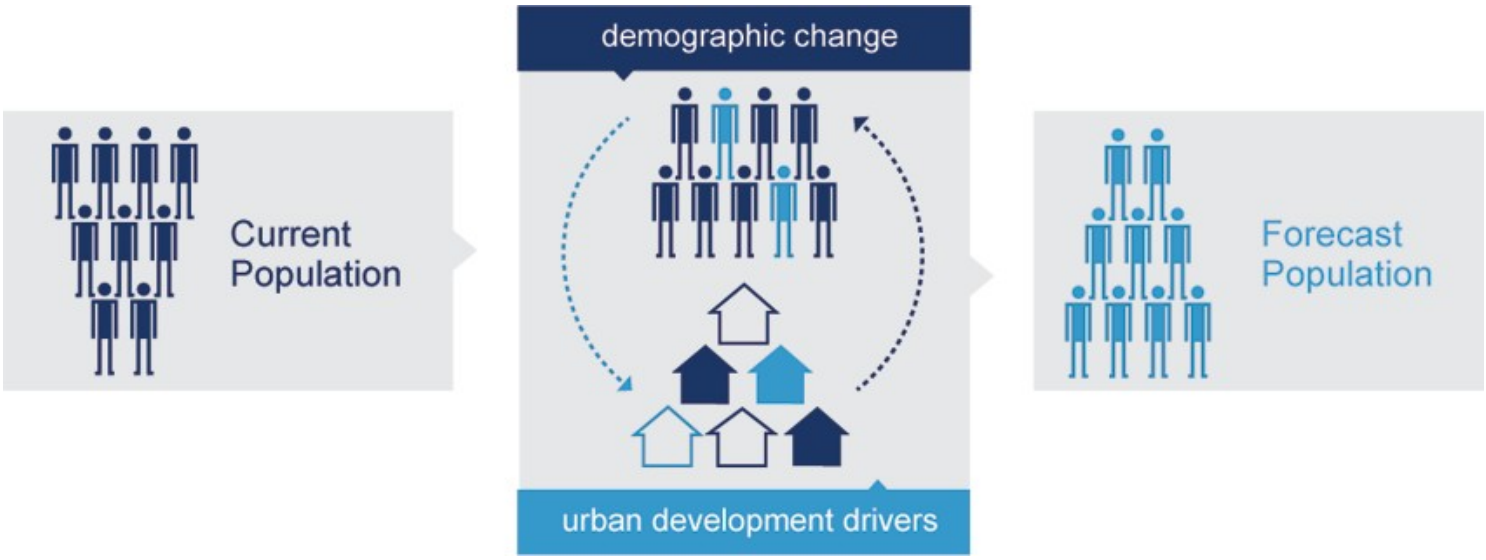


Campbelltown City
Forecast modelling process

Approach

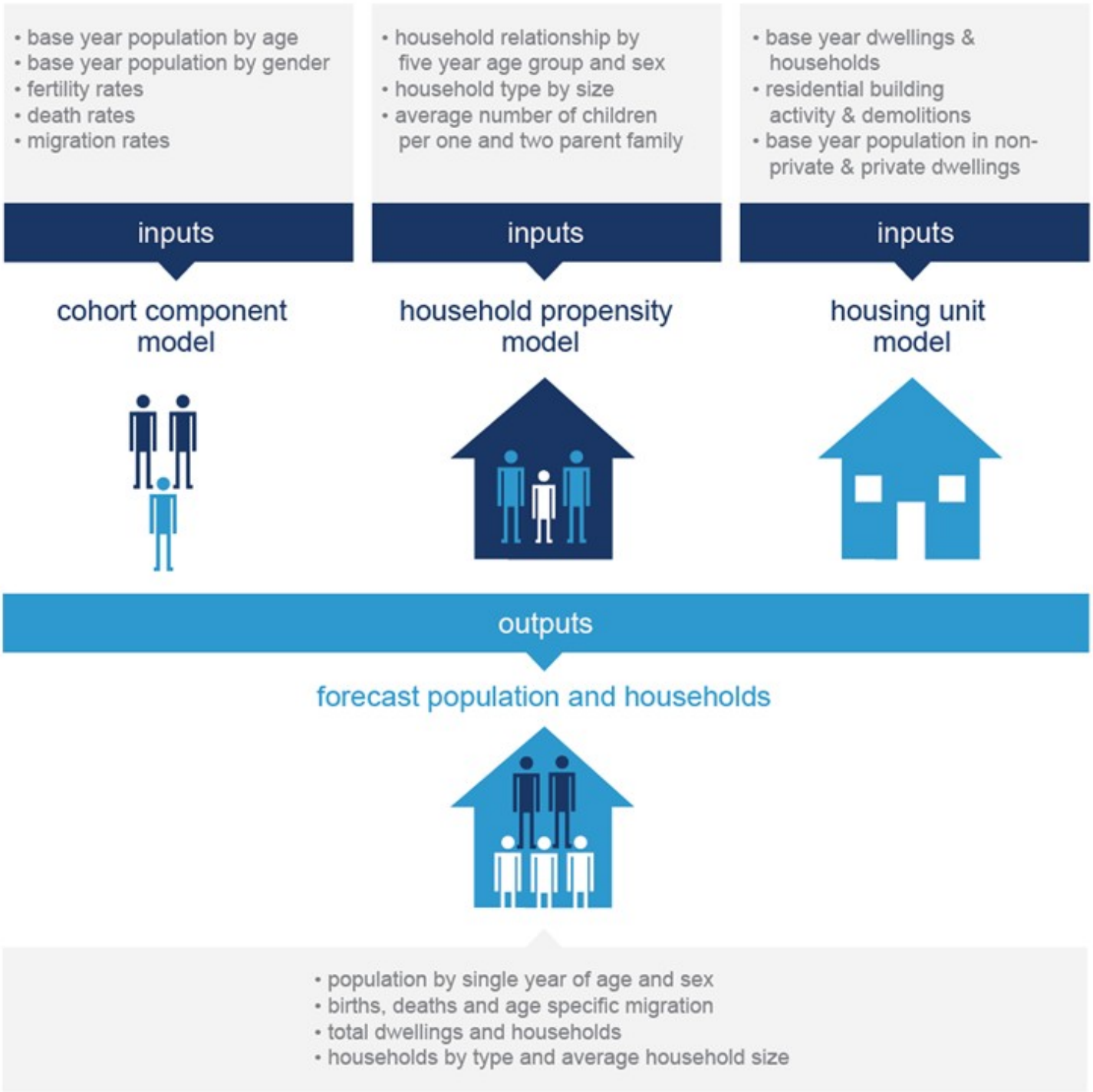
The diagram below describes the general approach used by .id in its population and household forecasts. An analysis of the current population and household structure often reveals the role and function of an area and the degree to which an area may be going through some form of demographic transition.

Demographic changes, such as birth, death and migration rates are applied to the base population. At the same time, scrutiny of urban development drivers is undertaken (residential development opportunities, vacancy rates etc.). The combination of varied assumptions about these inputs results in forecast population and households by type.



Modelling process

The modelling process used for producing the small-area forecasts is based on a 'bottom-up' approach, with all assumptions being derived from a local perspective. The components of the model are derived exclusively from housing and demographic assumptions. The drivers of the forecasts are predominantly based on levels of new residential development and demographic assumptions, such as in and out migration rates from the local areas. The diagram below describes the detail of the modelling process used by .id in its population and household forecasts.



The population forecasts are based on a combination of three statistical models. They include a cohort component model, a housing unit model and a household propensity model. Each of the models has a series of inputs, which when linked to the other models gives the forecast outputs. The models are further explained below.

Cohort Component Model

The cohort component model is a standard demographic model used for population forecasts. It takes a base population by single year of age and sex and makes assumptions about future levels of births, deaths and migration, with the result being a forecast population by age and sex.

Each year the population ages by one year, with additions to population through in-migration and births. Births are derived by multiplying age specific fertility rates of women aged 15-49 by the female population in these age groups for all years during the forecast period. The population decreases are based on out-migration and deaths. Deaths are derived by multiplying age and sex specific mortality rates for all age groups for all years during the forecast period.

In and out migration is based on multiplying the population in each age group by a migration matrix. The base year population is derived from 2011 Census counts and then adjusted to an estimated resident population by small area. Each year through the forecast period, the population is run against age-specific birth, death and migration rates to create new population figures.

Housing Unit Model

The housing unit model is used to forecast future levels of residential development in areas and the resulting impact on the total population and the number of households. This model is critical in giving population forecasts credibility, especially in areas where there are residential development constraints and where historical migration patterns would be expected to change.

The housing unit model is based on forecasting a number of variables. These include total population living in private and non-private dwellings, the number of households and the number of dwellings. The share of housing stock that does not contain households is known as the vacancy rate. The population living in private dwellings divided by the number of households is known as the average household size.

These variables have changing relationships over time, as households undergo normal demographic processes, such as family formation and ageing. Levels of residential development, vacancy rates and average household size (see housing propensity model below) are used as the drivers of the model. Every year there is an assumption about the level of residential development activity, which adds to the stock of dwellings in an area. This stock of dwellings is multiplied by the vacancy rate, which gives the total number of vacant dwellings and the total number of occupied private dwellings (households).

Households are multiplied by the assumed average household size for the year to derive the new number of persons living in private dwellings. The average household size is derived from the household propensity model (see below).

Population in non-private dwellings is modelled separately. A non-private dwelling is a form of housing, which is communal in nature. Examples of non-private dwellings include nursing homes, student accommodation, boarding houses, nursing quarters, military barracks and prisons. In forecasting the number of persons in non-private dwellings, the population is analysed according to the different types of living arrangements. Decisions about future changes may be based on local knowledge through consultation with institutions or local government if there are a large number of people living in non-private dwellings.

Household Propensity Model

This model is used to integrate the cohort component and housing unit models to ensure consistency between the outputs of both models. The model works by assuming that the age structure of the population is an indicator of household size and type. These differences are assumed at the local area based on the household type and size from the 2011 Census.

The population is divided into household types based on five year age groups and sex. Each of these household types has an associated household size. From this relationship, all the household forming population (adults and any non-dependents) effectively represent a share of a household. Dependents in a household (children) represent no share of a household, although their departure frequently drives demand for housing in the region. Lone persons represent 1 or 100% of a household. Couples with dependents represent 50% of household. Couples without dependents represent almost 50% of a household (as they can include related adults). Lone parents represent 100% of a household. Group household members' and other household members' shares vary according to the region (20%-45%, 5 persons to 2.5 persons per household).

These relationships are extrapolated forward from 2011 with some adjustments, depending on the type of area. While for some areas, it is assumed that a greater share of the population will live in smaller households in the future, many areas will go against this trend, depending on their place within the life cycle of suburbs.

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Notes on base data

Base population estimates

The population figures used in the forecasts for 2011 are based on estimated resident population from the Australian Bureau of Statistics. These figures are published at the Statistical Area 1 (SA1) level, which are then aggregated to the chosen small area or local government area, sometime splitting SA1s if necessary. These figures are subject to change or updating from time to time, most notably after Census release (usually one to two years after the Census is conducted).

Base household estimates

The household estimates used in the forecasts for 2011 were based on age and sex-specific population propensities by different household types. Estimated Resident Population by Statistical Area 1 was multiplied by household factors to give estimated 'Resident Households'.

The multiplying factor varies depending on the household type (and the area), such as a factor of 1 for persons living in lone person households to 0.5 for an adult in couple families with dependent households. Children and other dependents, such as elderly parents, are not assumed to 'form' households.

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Glossary

Age specific propensities (birth and death)
This relates to the modelling of births and deaths. At each year of age, there is a certain statistical likelihood of a person dying or giving birth. These age specific propensity rates are applied to the base and forecast population for each year of the forecast period.

Ageing in place
This refers to an existing resident population ageing in their current location, as distinct from other impacts on future population such as births, deaths and in and out migration.

Average annual percentage change
A calculation of the average change in total population for each individual year.

Average household size
The average number of persons resident in each occupied private dwelling. Calculated as the number of persons in occupied private dwellings divided by the number of occupied private dwellings. This excludes persons living in non-private dwellings, such as prisons, military bases, nursing homes etc.

'Bottom up' forecast
Population forecast based on assumptions made at the local area level. Local drivers of change such as land stocks and local area migration form the basis.

Broadhectare Land or Sites
Broadhectare land refers to undeveloped land zoned for residential development on the fringe of the established metropolitan area. These areas are generally used for rural purposes until residential subdivision takes place. This type of land is also referred to as ‘greenfield’.

Commencement
The construction of a new dwelling (or beginning of).

Dwelling
A habitable residential building.

Dwelling stock
The supply of dwellings (either occupied or unoccupied) in a given geographic area.

Empty nesters
Parents whose children have left the family home to establish new households elsewhere.

Estimated Resident Population (ERP)
This is the estimate of the population based on their usual residence. The ERP at the time of the Census is calculated as the sum of the enumerated (counted) population plus persons temporarily absent less persons who are non-permanent (visitor) residents. An undercount of population by small area at Census time is also accounted for. The ERP used in these forecasts is then backdated to June 30. The ERP for forecast years are based on adding to the estimated population the components of natural increase and net migration.

Forecast period
In this report, the forecast period is from 2011 to 2036. Most data on the website has focused on the period from 2011 to 2036 plus 15.

Household
One or more persons living in a structural private dwelling.

In-centre development
Residential development based on increasing dwelling densities around suburb and town centres. Usually around existing transport nodes and service infrastructure, rather than developing previously undeveloped land on the urban

fringe.

'Infill' development

Residential development, usually of a relatively small scale, on redevelopment sites in established urban areas. This can take place on land previously used for another urban purpose such as industry or schools or on existing residential allotments where new dwellings are added. Also referred to as ‘intensification’ of existing areas.

Mature families

One and two parent families with older children, generally of secondary and tertiary school age.

Migration

The movement of people or households from one location to another.

Natural increase

The increase in population based on the births minus deaths, not including the impact of migration.

Net household additions

The overall increase in occupied dwellings, determined by the level of new dwelling construction that is permanently occupied, or conversion of non-permanently occupied dwellings to permanently occupied minus demolitions.

Non-private dwellings

These dwellings include persons resident in establishments such as prisons, student or nurses’ accommodation, nursing homes, boarding houses, military facilities, and hospitals.

Occupancy rate

The proportion of structural private dwellings that are occupied by a household.

Occupied Private Dwellings (OPD)

These are all Structural Private Dwellings (SPD’s) that are occupied by a household. Excluded are dwellings that were under construction, being demolished or where the house was temporarily vacant.

Private dwellings

Self-contained dwelling including houses (attached or detached), flats, townhouses etc. Retirement village units are also private dwellings as are houses or flats rented from the government.

Redevelopment sites

These are sites in already established areas not originally developed for residential uses, but identified for conversion to residential use. Examples include former school sites, quarries, derelict industrial land, former petrol stations and the like.

Structural Private Dwellings (SPD)

This is the stock of houses, flats, and other dwelling types. The SPD is the usual base stock from which commencements are added and demolitions deducted.

'Top down' forecast

Population forecast based on assumptions made at the State and National level and allocated into smaller regions e.g. Local Government Areas, suburbs.

Vacancy rate

The proportion of structural private dwellings that are not occupied by a household.

Young families

One and two parent families with young children, generally of pre and primary school age.

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