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# The Regional Municipality of Durham Information Report

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From: Commissioner of Community Growth and Economic Development  
Report: #2025-INFO-06  
Date: January 24, 2025

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**Subject:**

North Durham Labour Force Study

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**Recommendation:**

Receive for information

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**Report:**

**1. Purpose**

1.1 This purpose of this report is to provide a high-level summary of the North Durham Labour Force Study and highlight key findings.

**2. Background**

2.1 The Agriculture and Rural Economic Development section of the Durham Region Economic Development and Tourism Division (Invest Durham) supports economic development projects, initiatives and services in the Townships of Brock, Scugog and Uxbridge.

2.2 A key goal area within the [Growing North Durham Rural Economic Development Action Plan](#) is Skills, Talent and Workforce Development. To inform action planning and decision-making within this goal area, the North Durham Labour Force Study was undertaken. This study examines key factors contributing to labour market dynamics including demographics, housing, education, migration and commuting patterns, among other indicators.

### **3. Previous Reports and Decisions**

#### **3.1 [Growing North Durham: Rural Economic Development Action Plan \(Report 2023-EDT-2\)](#).**

- a. The Skills, Talent and Workforce Development goal area of the plan references the need to conduct a skills gap analysis and commuter study to better understand how north Durham can capitalize on changing working conditions.
- b. While commuting patterns and skill gaps were the original focus of this study, staff opted to expand the scope of the exercise to gain a more fulsome understanding of the challenges and opportunities that exist in north Durham when it comes to skills, talent and workforce.

### **4. North Durham Labour Force Study Highlights**

#### **4.1 The North Durham Labour Force Study examines various factors influencing the health of the North Durham labour market. The following section highlights key findings from each subsection of the study.**

- a. North Durham Population Patterns
  - While all three north Durham municipalities experienced population growth between 2011 and 2021, the rate of growth varied significantly by municipality. During this period, the Township of Brock experienced the most significant population growth at 18.1%, followed by Uxbridge at 5.7%, while Scugog saw modest growth of 1.7%.
  - North Durham is home to an aging population. Between 2011 and 2021, the proportion of residents aged 65 years and over increased by 36.3% in Scugog, 37.1% in Uxbridge and 46.8% in Brock.
  - North Durham's municipalities have a significantly older population compared to Durham Region, Ontario and Canada. While Durham Region has a median age of 40 years, and Ontario and Canada have a median age of 41.6 years, Brock, Uxbridge, and Scugog have median ages of 44.4, 47.2, and 49.2 years, respectively.
- b. North Durham Resident Migration Patterns
  - From 2016 to 2021, the Township of Brock experienced a net gain of approximately 700 people as a result of domestic migration with approximately 2,925 people moving to the township and 2,225 moving

away. Of these 700 new residents, 515 were part of the labour force. The Township of Brock is drawing the most new residents from the Town of Georgina, while they are losing the most to the City of Kawartha Lakes.

- From 2016 to 2021, the Township of Scugog experienced a net gain of approximately 475 people as a result of domestic migration with approximately 4,285 people moving to the township and 3,810 moving away. Of these 475 new residents, 440 were part of the labour force. The Township of Scugog is drawing the most new residents from the Town of Whitby, while they are losing the most to the City of Kawartha Lakes.
- From 2016 to 2021, the Township of Uxbridge experienced a net gain of approximately 200 people as a result of domestic migration with approximately 4,160 people moving to the township and 3,960 moving away. Of these 200 new residents, 160 were part of the labour force. The Township of Uxbridge is drawing the most new residents from the Town of Whitchurch-Stouffville, while they are losing the most to the Township of Brock.

c. North Durham Housing Characteristics

- Single-detached homes are the most dominant housing type across north Durham, making up 86.6% of the housing stock in Brock, 89.3% in Scugog, and 81.4% in Uxbridge. For comparison, single-detached homes make up approximately 53.6% of the total housing stock in Ontario. The next most common housing type across north Durham are apartments in buildings with fewer than five storeys, making up 8.5% of the total housing stock in Brock, 5.4% in Scugog, and 8.4% in Uxbridge.
- A significant proportion of dwellings in north Durham have four or more bedrooms, despite an average household size of 2.6 to 2.7 people. This is particularly notable in Uxbridge, where 40.1% of dwellings have four or more bedrooms.
- As of October 2024, the Township of Brock had the lowest year-to-date median home sale price in Durham Region at \$710,500, while Uxbridge had the highest at \$1,000,000 and Scugog had the third highest at \$950,000.

d. North Durham Resident Educational Characteristics

- The proportion of north Durham residents aged 25 to 64 who have earned a college diploma, trades certificate or apprenticeship as their highest achievement is significantly higher than the provincial average.

- Approximately 42.2% of Brock residents aged 25 to 64 have not completed any form of post-secondary education. Brock residents who have pursued post-secondary education are most likely to have focused on health professions, business and skilled trades.
- Approximately 36% of Scugog residents aged 25 to 64 do not hold a post-secondary certificate, diploma, or degree. Among those who do, business and health professions are the most common fields of study, followed by education and engineering-related disciplines. Skilled trades and technical fields are also well-represented.
- Approximately 31.3% of Uxbridge residents aged 25 to 64 have not completed any form of post-secondary education, which is the lowest amongst north Durham municipalities and 0.9 percentage points lower than the provincial average. Like Scugog, the most common field of study is business-related disciplines, followed by health professions and education. The data also shows a well-balanced distribution across various fields, with significant representation in skilled trades, engineering, and social sciences.

e. North Durham Labour Force Characteristics

- Townships of Brock, Scugog and Uxbridge all have significantly higher proportions of residents in the labour force who are classified as self-employed when compared to the provincial average. This may be partly attributed to the prevalence of family farms across north Durham and the frequent involvement of family members, who are also classified as self-employed.
- North Durham's occupational data reveals a diverse labour force with significant concentrations in trades, transport, and equipment operation occupations, particularly in the Township of Brock, where this category is the most dominant at 27% of the workforce.
- While sales and service occupations are the leading category in Ontario, as well as in the Townships of Scugog and Uxbridge, they rank as the second most common in Brock.
- North Durham demonstrates a distinct strength in natural resources, agriculture, and related production occupations, with employment in this sector accounting for nearly three times the provincial average as a percentage of the labour force, underscoring the area's unique agricultural landscape.

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- Compared to the provincial average, north Durham has a lower proportion of residents employed in natural and applied science occupations, as well as manufacturing and utilities, indicating a lower presence of these industries in the area.
  - The unemployment rate of the Scugog Self-Contained Labour Area (SLA) has typically been lower than that of the Toronto CMA and Province of Ontario throughout the 32-month timeframe examined.
- f. North Durham Commuting Patterns
- North Durham saw a significant increase in the proportion of residents who worked from home between 2016 and 2021. It is important to note that 2021 census data was collected during the COVID-19 pandemic, a time when many workers were forced to work remotely. While many of these workers have since returned to their usual workplaces, at least on a part-time basis, the current proportion of remote workers is likely higher than in 2016 but lower than the peak in 2021.
  - Approximately 66.4% of Brock residents with a normal place of work commuted outside of the community for work. Outside communities drawing the most Brock residents include the Township of Uxbridge (265), the Town of Georgina (240), the Town of Newmarket (220) and the City of Kawartha Lakes (200).
  - Approximately 57.8% of Scugog residents with a normal place of work commuted outside of the community for work. Outside communities drawing the most Scugog residents include the City of Oshawa (590), the City of Toronto (515), the Town of Whitby (445), and the Township of Uxbridge (305).
  - Approximately 59.6% of Uxbridge residents with a normal place of work commuted outside of the community for work. Outside communities drawing the most Uxbridge residents include the City of Toronto (710), the City of Markham (545), the Town of Whitchurch-Stouffville (440), and the Town of Newmarket (255).
  - Approximately 49.9% of all workers with a normal place of work located in Brock are commuting in from other municipalities. Outside communities that Brock employers draw the most workers from include the City of Kawartha Lakes (540), the Town of Georgina (105) and the Township of Ramara (100).

- Approximately 50.4% of all workers with a normal place of work located in Scugog are commuting in from other municipalities. Outside communities that Scugog employers draw the most workers from include the City of Kawartha Lakes (700), the City of Oshawa (555), the Municipality of Clarington (275), and the Town of Whitby (260).
- Approximately 53.6% of all workers with a normal place of work located in Uxbridge are commuting in from other municipalities. Outside communities that Uxbridge employers draw the most workers from include the Township of Scugog (305), the Township of Brock (265), the Town of Whitby (205), the City of Oshawa (205), and the Town of Whitchurch-Stouffville (205).
- Throughout north Durham, residents who commute outside of their municipality of residence for work earn considerably more than those who live and work in the same municipality. On average, Brock residents who commute elsewhere for work earn 24.7% more than those who live and work in Brock, while Scugog commuters earn 40.2% more, and Uxbridge commuters see an income increase of approximately 63%.

g. North Durham Skill Shortages

- Of the 508 Brock businesses surveyed as part of the 2023 Durham Region Business Count, 43 (8.5%) identified a skill shortage. The most common self-reported skill shortages were mechanics, drivers, labourers, and various tradespeople.
- Of the 782 Scugog businesses surveyed as part of the 2023 Durham Region Business Count, 167 (21.4%) identified a skill shortage. The most common self-reported skill shortages were labourers, customer service/sales representatives, mechanics, and chefs/cooks.
- Of the 715 Uxbridge businesses surveyed as part of the 2023 Durham Region Business Count, 120 (16.8%) identified a skill shortage. The most common self-reported skill shortages were labourers, tradespeople, mechanics, and customer service/sales representatives.

## 5. Relationship to Strategic Plan

5.1 This report aligns with/addresses the following strategic goals and priorities in the Durham Region Strategic Plan:

a. Goal 3: Economic Prosperity

- 3.1 Position Durham Region as the location of choice for business;

- 3.2 Leverage Durham’s prime geography, social infrastructure, and strong partnerships to foster economic growth;
- 3.4 Capitalize on Durham’s strengths in key economic sectors to attract high-quality jobs.

## **6. Conclusion**

- 6.1 Invest Durham staff will use insights from this research to collaborate with partners in identifying specific actions to support labour force development and address workforce needs across north Durham. This report will be distributed to the Townships of Brock, Scugog and Uxbridge.
- 6.2 Many factors contributing to labour force challenges in north Durham—such as demographic trends, housing affordability, and skill shortages—are heavily influenced by broader macro-level dynamics. To address these challenges effectively, knowledge mobilization is crucial to help staff, elected officials, and policymakers at all levels understand and consider how these dynamics intersect with the local labour force landscape and impact economic prosperity. This understanding will support the development of meaningful solutions and ensure the long-term vitality of our communities.
- 6.3 Given the ever-changing nature of labour market conditions, it is imperative for economic development staff to continuously monitor data as it becomes available, enabling timely action and strategic planning to support labour force development in north Durham.

## **7. Attachments**

Attachment #1: North Durham Labour Force Study

Respectfully submitted,

Original signed by

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Brian Bridgeman, MCIP, RPP, PLE  
Commissioner of Community Growth and  
Economic Development

# North Durham Labour Force Study





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## **Introduction**

Businesses having access to an adequate supply of qualified workers is essential for the health and prosperity of any local economy. Labour Force dynamics are constantly evolving and are influenced by local, regional, national and international factors. As a result, it is crucial that local governments, community economic development partners, policymakers, and the local business community have a strong understanding of labour market conditions within their jurisdiction to effectively address issues.

This report analyzes key factors influencing north Durham's labour market, including population dynamics, migration and commuting patterns, housing affordability, educational attainment, and skill shortages. By understanding these trends, stakeholders can make informed decisions and implement targeted strategies and initiatives to strengthen north Durham's labour force.

# North Durham Population Patterns

## Population Change (2011 – 2021)

	2011 Population	2021 Population	Change (#)	Change (%)
<b>Brock</b>	11,618	13,723	+2,105	+18.1%
<b>Scugog</b>	22,194	22,561	+367	+1.7%
<b>Uxbridge</b>	21,150	22,346	+1,196	+5.7%
<b>Durham Region</b>	626,569	727,328	+100,759	+16.1%
<b>Ontario</b>	13,261,381	14,826,276	+1,564,895	+11.8%

Source: [Durham Region Population Data Tracker](#)

All three north Durham municipalities experienced population growth between 2011 and 2021, but at significantly varying rates. The Townships of Scugog and Uxbridge saw population increases of 1.7% and 5.7%, respectively. Notably, the Township of Brock's population surged by 18.1%, exceeding both Durham Region and Ontario's growth rates. However, it's important to consider that Brock's smaller population base makes achieving larger percentage increases more feasible compared to areas with a larger starting population.

## Population Change by Age Group (2011 – 2021)

### Brock

	2011 Population	2021 Population	Change (#)	Change (%)
<b>0 – 14 years</b>	1,867	2,126	+259	+13.9%
<b>15 – 64 years</b>	7,666	8,537	+871	+11.4%
<b>65 years and over</b>	2,085	3,060	+975	+46.8%

Source: [Durham Region Population Data Tracker](#)

### Scugog

	2011 Population	2021 Population	Change (#)	Change (%)
<b>0 – 14 years</b>	3,407	3,163	-244	-7.2%
<b>15 – 64 years</b>	15,029	14,277	-752	-5.0%
<b>65 years and over</b>	3,758	5,121	+1,363	+36.3%

Source: [Durham Region Population Data Tracker](#)

### Uxbridge

	2011 Population	2021 Population	Change (#)	Change (%)
<b>0 – 14 years</b>	3,570	3,412	-158	-4.4%
<b>15 – 64 years</b>	14,410	14,587	+177	+1.2%
<b>65 years and over</b>	3,170	4,347	+1,177	+37.1%

Source: [Durham Region Population Data Tracker](#)

When population growth is broken down into age groups, interesting trends begin to emerge about north Durham's aging population. Across north Durham, population growth amongst those 65 years and over is dramatically higher than any other age group. While Brock is experiencing population growth across all age groups, both Scugog and Uxbridge are experiencing a decline in population for those aged 0 – 14. Scugog also saw a 5% decline in residents aged 15 – 64 between 2011 and 2021.

## Median Age of Population by Geography

	<b>Median Age (2011)</b>	<b>Median Age (2016)</b>	<b>Median Age (2021)</b>
<b>Brock</b>	45.4 years	46.5 years	44.4 years
<b>Scugog</b>	46.0 years	48.2 years	49.2 years
<b>Uxbridge</b>	44.2 years	46.0 years	47.2 years
<b>Durham</b>	39.2 years	40.2 years	40.0 years
<b>Ontario</b>	40.4 years	41.3 years	41.6 years
<b>Canada</b>	40.6 years	41.2 years	41.6 years

Source: Statistics Canada, Census Profile (2011, 2016 & 2021)

The data above clearly illustrates north Durham's aging population. From 2011 to 2021, the median age of residents in north Durham's three municipalities has consistently been higher than that of Durham Region, Ontario, and Canada. The median age has risen steadily during this period in Scugog and Uxbridge. Although Brock experienced a decline in median age between 2016 and 2021, the median age in Brock remains higher than the reference geographies of Durham, Ontario and Canada.

# North Durham Resident Migration Patterns

## Net Gain/Loss (2016 – 2021)

### Brock

	Moved to Brock	Moved Away from Brock	Net Gain/Loss
Population 15+	2,925	2,225	700
Labour Force 15+	2,040	1,525	515
Labour Force as a % of the Population	69.7%	68.5%	-

Source: Statistics Canada, Custom Tabulation (2021)

Between 2016 and 2021, the Township of Brock experienced a net gain of 700 people as a result of **domestic** migration, with approximately 2,925 people moving to the township and 2,225 moving away. Among those who moved away, 68.5% were part of the labour force, compared to 69.7% of those who moved into Brock. While the vast majority of migration was to or from communities within Ontario, approximately 105 people moved to Brock from another Canadian province and 195 moved away to another Canadian province. An additional 45 people moved to the Township of Brock from outside of Canada.

### Scugog

	Moved to Scugog	Moved Away from Scugog	Net Gain/Loss
Population 15+	4,285	3,810	475
Labour Force 15+	2,925	2,485	440
Labour Force as a % of the Population	68.3%	65.2%	-

Source: Statistics Canada, Custom Tabulation (2021)

Between 2016 and 2021, the Township of Scugog experienced a net gain of 475 people as a result of **domestic** migration, with approximately 4,285 people moving to the township and 3,810 moving away. Among those who moved away, 65.2% were part of the labour force, compared to 68.3% of those who moved into Scugog. While the vast majority of migration was to or from communities within Ontario, approximately 220 people moved to Scugog from another Canadian province and 315 moved away to another Canadian province. An additional 150 people moved to the Township of Scugog from outside of Canada.

### Uxbridge

	Moved to Uxbridge	Moved Away from Uxbridge	Net Gain/Loss
Population 15+	4,160	3,960	200
Labour Force 15+	2,890	2,730	160
Labour Force as a % of the Population	69.5%	68.9%	-

Source: Statistics Canada, Custom Tabulation (2021)

Between 2016 and 2021, the Township of Uxbridge experienced a net gain of 200 people as a result of **domestic** migration, with approximately 4,160 people moving to the township and 3,960 moving away. Among those who moved away, 68.9% were part of the labour force, compared to 69.5% of those who moved into Uxbridge. While the vast majority of migration was to or from communities within Ontario, approximately 295 people moved to Uxbridge from another Canadian province and 320 moved away to another Canadian province. An additional 120 people moved to the Township of Uxbridge from outside of Canada.

### Top Source Municipalities for Resident Net Gain (2016 – 2021)

The following tables focus exclusively on movers who are part of the labour force.

#### Brock

Census Subdivision (CSD)	Moved to Brock	Moved Away from Brock	Net Gain/Loss
Georgina	385	105	280
Uxbridge	215	130	85
Toronto	195	120	75
Markham	70	10	60
Whitchurch-Stouffville	70	10	60
Whitby	70	15	55
East Gwillimbury	90	35	55
Pickering	45	10	35

Source: Statistics Canada, Custom Tabulation (2021)

#### Scugog

Census Subdivision (CSD)	Moved to Scugog	Moved Away from Scugog	Net Gain/Loss
Whitby	570	105	465
Toronto	250	115	135
Markham	95	0	95
Ajax	110	15	95
Clarington	240	160	80
Whitchurch-Stouffville	90	25	65
Uxbridge	185	140	45
Oshawa	370	325	45
Brampton	45	0	45

Source: Statistics Canada, Custom Tabulation (2021)

## Uxbridge

Census Subdivision (CSD)	Moved to Uxbridge	Moved Away from Uxbridge	Net Gain/Loss
Whitchurch-Stouffville	445	110	335
Markham	270	25	245
Pickering	140	25	115
Toronto	440	330	110
Richmond Hill	145	40	105
Whitby	90	15	75
Newmarket	165	105	60
Ajax	60	20	40

Source: Statistics Canada, Custom Tabulation (2021)

## Top Destination Municipalities for Resident Net Loss (2016 – 2021)

The following tables focus exclusively on movers who are part of the labour force.

### Brock

Census Subdivision (CSD)	Moved to Brock	Moved Away from Brock	Net Gain/Loss
Kawartha Lakes	175	295	-120
Ramara	35	70	-35
Orillia	35	50	-15
Ottawa	0	15	-15

Source: Statistics Canada, Custom Tabulation (2021)

### Scugog

Census Subdivision (CSD)	Moved to Scugog	Moved Away from Scugog	Net Gain/Loss
Kawartha Lakes	140	355	-215
Ottawa	20	70	-50
Waterloo	0	50	-50
Cavan Monaghan	15	50	-35
Quinte West	0	30	-30

Source: Statistics Canada, Custom Tabulation (2021)

### Uxbridge

Census Subdivision (CSD)	Moved to Uxbridge	Moved Away from Uxbridge	Net Gain/Loss
Brock	130	215	-85
Hamilton	0	85	-85
Kawartha Lakes	50	130	-80
Oshawa	55	120	-65
Georgina	100	165	-65
Scugog	140	185	-45

Source: Statistics Canada, Custom Tabulation (2021)



# North Durham Housing Characteristics

## Occupied Private Dwellings by Structural Type (2016 – 2021)

### Brock

	2016		2021	
	Total	%	Total	%
Total occupied private dwellings	4,540	<b>100</b>	4,785	<b>100</b>
Single-detached house	3,920	<b>86.3</b>	4,145	<b>86.6</b>
Semi-detached house	70	<b>1.5</b>	75	<b>1.6</b>
Row house	120	<b>2.6</b>	115	<b>2.4</b>
Apartment or flat in a duplex	65	<b>1.4</b>	30	<b>0.6</b>
Apartment in a building that has fewer than five storeys	340	<b>7.5</b>	405	<b>8.5</b>
Apartment in a building that has five or more storeys	5	<b>0.1</b>	0	<b>0</b>
Other single-attached house	25	<b>0.6</b>	15	<b>0.3</b>
Movable dwelling	5	<b>0.1</b>	0	<b>0</b>

Source: Statistics Canada, Census Profile (2016 & 2021)

### Scugog

	2016		2021	
	Total	%	Total	%
Total occupied private dwellings	8,220	<b>100</b>	8,245	<b>100</b>
Single-detached house	7,320	<b>89.1</b>	7,360	<b>89.3</b>
Semi-detached house	180	<b>2.2</b>	155	<b>1.9</b>
Row house	90	<b>1.1</b>	80	<b>1.0</b>
Apartment or flat in a duplex	115	<b>1.4</b>	135	<b>1.6</b>
Apartment in a building that has fewer than five storeys	445	<b>5.4</b>	445	<b>5.4</b>
Apartment in a building that has five or more storeys	50	<b>0.6</b>	50	<b>0.6</b>
Other single-attached house	20	<b>0.2</b>	20	<b>0.2</b>
Movable dwelling	5	<b>0.1</b>	5	<b>0.1</b>

Source: Statistics Canada, Census Profile (2016 & 2021)

## Uxbridge

	2016		2021	
	Total	%	Total	%
Total occupied private dwellings	7,660	<b>100</b>	8,010	<b>100</b>
Single-detached house	6,320	<b>82.5</b>	6,520	<b>81.4</b>
Semi-detached house	110	<b>1.4</b>	125	<b>1.6</b>
Row house	375	<b>4.9</b>	390	<b>4.9</b>
Apartment or flat in a duplex	135	<b>1.8</b>	145	<b>1.8</b>
Apartment in a building that has fewer than five storeys	610	<b>8.0</b>	675	<b>8.4</b>
Apartment in a building that has five or more storeys	85	<b>1.1</b>	135	<b>1.7</b>
Other single-attached house	15	<b>0.2</b>	20	<b>0.2</b>
Movable dwelling	5	<b>0.1</b>	5	<b>0.1</b>

Source: Statistics Canada, Census Profile (2016 & 2021)

Across Brock, Scugog and Uxbridge, there was a slight increase in the total number of occupied private dwellings between 2016 and 2021. The dominant dwelling type in all three municipalities continues to be the single-detached house making up between 81.4% and 89.3% of the total housing stock. Brock and Uxbridge saw modest growth in apartments, particularly those with fewer than five storeys, while Scugog's housing types remained relatively stable.

The data highlights a challenging housing situation across north Durham. With single-detached homes being the least affordable and most dominant housing type, it is difficult for many to afford to live in north Durham. Due to north Durham's placement in the Greenbelt and Oak Ridges Moraine, these municipalities are limited as to where they can construct new housing developments to help diversify the housing stock. This constraint on expansion underscores the importance of intensification as a key strategy for delivering housing across north Durham.

## Household Size by Number of Occupants (2021)

	Brock	Scugog	Uxbridge	Durham	Ontario
1 person	23.2%	19.5%	20.8%	19.4%	26.5%
2 persons	37.0%	39.6%	34.7%	29.9%	32.7%
3 persons	15.4%	16.5%	16.1%	18.4%	15.9%
4 persons	14.7%	15.8%	18.0%	19.3%	15.0%
5 or more persons	9.8%	8.6%	10.4%	12.9%	9.9%
Average household size	2.6	2.6	2.7	2.8	2.6

Source: Statistics Canada, Census Profile (2021)

The data clearly illustrates that two-person households are the most common household size across all geographies examined. The proportion of north Durham households with two people is higher than that of Durham Region and Ontario.

While Durham Region as a whole has a higher proportion of three, four, and five-person households than all of north Durham and Ontario, Brock and Scugog have the same average household size as Ontario, with an average of 2.6 people per household. Uxbridge, however, has a slightly higher average household size at 2.7.

The proportion of one-person households is higher in Brock compared to Scugog and Uxbridge, though all three are lower than the Ontario average. More diverse housing supplies that exist throughout many of Ontario's urban centres (e.g. condos and apartments) support one-person households more than the housing options that exist throughout north Durham (mainly single detached).

Uxbridge has a higher percentage of 4-person households compared to Brock and Scugog, aligning more closely with Durham Region in this respect.

### Dwelling Size by Number of Bedrooms (2021)

	Brock		Scugog		Uxbridge		Durham		Ontario	
	Total	%	Total	%	Total	%	Total	%	Total	%
Total	4,785	<b>100</b>	8,245	<b>100</b>	8,010	<b>100</b>	243,050	<b>100</b>	5,491,200	<b>100</b>
No Bedrooms	0	<b>0.0</b>	25	<b>0.3</b>	25	<b>0.3</b>	905	<b>0.4</b>	48,740	<b>0.9</b>
1 Bedroom	330	<b>6.9</b>	390	<b>4.7</b>	485	<b>6.1</b>	16,110	<b>6.6</b>	769,570	<b>14.0</b>
2 Bedrooms	935	<b>19.5</b>	1,240	<b>15.0</b>	1,330	<b>16.6</b>	34,695	<b>14.3</b>	1,205,540	<b>22.0</b>
3 Bedrooms	2,045	<b>42.7</b>	3,545	<b>43.0</b>	2,955	<b>36.9</b>	97,975	<b>40.3</b>	1,918,935	<b>34.9</b>
4+ Bedrooms	1,465	<b>30.6</b>	3,045	<b>36.9</b>	3,215	<b>40.1</b>	93,365	<b>38.4</b>	1,548,420	<b>28.2</b>

Source: Statistics Canada, Census Profile (2021)

Despite two-person households being the most common household size across north Durham, houses with 3 or 4+ bedrooms are most common in the same geography. The proportion of 3 and 4+ bedroom houses in north Durham exceeds the provincial average in both size categories. This trend corresponds with the dominance of single-detached homes as the primary housing type in north Durham.

### Median Home Price (October 2024 – Year to Date)

	Brock	Scugog	Uxbridge	Durham Region
All Home Types	\$710,500	\$950,000	\$1,000,000	\$864,000
Detached	\$730,500	\$952,500	\$1,260,000	\$965,000
Semi-Detached	\$625,000	\$705,000	\$917,000	\$765,000
Condo Townhouse	\$645,000	\$840,000	\$750,000	\$660,000
Condo Apartment	-	-	\$507,500	\$530,000
Link	-	\$917,500	\$860,000	\$785,500
Attached Row	\$622,500	\$820,000	\$925,000	\$821,000

Source: [Central Lakes Association of Realtors, Housing Report \(October 2024\)](#)

The table above outlines the median year to date (YTD) selling price of different housing types in the Townships of Brock, Scugog and Uxbridge as well as Durham Region as a whole in 2024.

When compared to the rest of Durham Region's area municipalities, the Township of Brock had the cheapest median sale price while Uxbridge and Scugog had the highest and third highest, respectively. It is important to note that median prices may differ on a year-by-year basis.

Monthly housing reports for Durham Region and its area municipalities from the Central Lakes Association of Realtors (CLAR) can be found [here](#).

## North Durham Resident Educational Characteristics

### Highest Level of Educational Attainment (Aged 25 – 64)

	Brock		Scugog		Uxbridge		Ontario	
	Total	%	Total	%	Total	%	Total	%
Total	6,505	<b>100</b>	10,940	<b>100</b>	10,980	<b>100</b>	7,584,645	<b>100</b>
No certificate	700	<b>10.8</b>	760	<b>6.9</b>	655	<b>6.0</b>	667,665	<b>8.8</b>
High School Diploma	2,045	<b>31.4</b>	3,175	<b>29.0</b>	2,785	<b>25.4</b>	1,770,810	<b>23.3</b>
Apprenticeship or Trades Certificate or Diploma	615	<b>9.5</b>	895	<b>8.2</b>	755	<b>6.9</b>	384,770	<b>5.1</b>
College Diploma	2,045	<b>31.4</b>	3,320	<b>30.3</b>	2,860	<b>26.0</b>	1,787,580	<b>23.6</b>
University Certificate or Diploma Below Bachelor	45	<b>0.7</b>	175	<b>1.6</b>	250	<b>2.3</b>	184,030	<b>2.4</b>
Bachelor's Degree	830	<b>12.8</b>	1,880	<b>17.2</b>	2,730	<b>24.9</b>	1,798,010	<b>23.7</b>
University Certificate or Diploma Above Bachelor	80	<b>1.2</b>	185	<b>1.7</b>	210	<b>1.9</b>	173,205	<b>2.3</b>
Degree in Medicine, Dentistry, Veterinary Medicine or Optometry	10	<b>0.2</b>	70	<b>0.6</b>	65	<b>0.6</b>	71,055	<b>0.9</b>
Master's Degree	110	<b>1.7</b>	425	<b>3.9</b>	610	<b>5.6</b>	658,060	<b>8.7</b>
Earned Doctorate	35	<b>0.5</b>	45	<b>0.4</b>	65	<b>0.6</b>	89,470	<b>1.2</b>

Source: Statistics Canada, Census Profile (2021)

The data above highlights differences in educational attainment among north Durham residents aged 25 – 64 by municipality.

The proportion of north Durham residents who have earned a college diploma, trades certificate or apprenticeship as their highest certificate is significantly higher than the provincial average. As supported by the Major Field of Study data below, this data suggests that a higher proportion of north Durham residents are trained in trades and other vocational professions than Ontarians as a whole.

Additionally, the proportion of residents whose highest educational attainment is a high school diploma is higher than the provincial average in Brock, Scugog, and Uxbridge, while only Brock has a higher percentage of residents with no certificate than the provincial average.

## Major Field of Study (Aged 25 – 64)

### Brock

	<b>Total</b>	<b>%</b>	<b>Comparison to Provincial Average (%)</b>
Total	6,510	<b>100</b>	-
No postsecondary certificate, diploma or degree	2,745	<b>42.2</b>	+10.0
Health professions and related programs	505	<b>7.8</b>	-0.4
Business, management, marketing and related support services	395	<b>6.1</b>	-7.9
Mechanic and repair technologies/technicians	290	<b>4.5</b>	+2.6
Education	250	<b>3.8</b>	+0.6
Construction trades	240	<b>3.7</b>	+1.9
Agricultural and veterinary sciences/services/operations and related fields	170	<b>2.6</b>	+1.8
Culinary, entertainment, and personal services	160	<b>2.5</b>	+0.7
Family and consumer sciences/human sciences	135	<b>2.1</b>	+0.5
Engineering/engineering-related technologies/technicians	135	<b>2.1</b>	-0.6
Transportation and materials moving	130	<b>2.0</b>	+1.5
Precision production	125	<b>1.9</b>	+0.9
Security and protective services	125	<b>1.9</b>	+0.7
Parks, recreation, leisure, fitness, and kinesiology	110	<b>1.7</b>	+0.9
Social sciences	105	<b>1.6</b>	-1.9
Legal professions and studies	95	<b>1.5</b>	-0.1
Visual and performing arts	90	<b>1.4</b>	-1.0
Computer and information sciences and support services	85	<b>1.3</b>	-1.9
Public administration and social service professions	75	<b>1.2</b>	-0.1
English language and literature/letters	55	<b>0.8</b>	-0.1
Communication, journalism and related programs	55	<b>0.8</b>	-0.4
Liberal arts and sciences, general studies and humanities	50	<b>0.8</b>	-0.3
Psychology	50	<b>0.8</b>	-0.6
Engineering	50	<b>0.8</b>	-3.5
Natural resources and conservation	50	<b>0.8</b>	+0.3
Biological and biomedical sciences	40	<b>0.6</b>	-0.7
Biological and physical sciences	40	<b>0.6</b>	-0.1
Physical sciences	30	<b>0.5</b>	-0.2
History	20	<b>0.3</b>	-0.2
Mathematics and statistics	20	<b>0.3</b>	-0.2

Source: Statistics Canada, Census Profile (2021)

The data above reveals that approximately 42% of Brock residents aged 25 – 64 have not completed any form of post-secondary education. This is 10 percentage points higher than the provincial average. Brock residents who have pursued post-secondary education are most likely to have focused on health professions, business and skilled trades.

## Scugog

	<b>Total</b>	<b>%</b>	<b>Comparison to Provincial Average (%)</b>
Total	10,935	<b>100</b>	-
No postsecondary certificate, diploma or degree	3,935	<b>36</b>	+3.8
Business, management, marketing and related support services	1,085	<b>9.9</b>	-4.1
Health professions and related programs	780	<b>7.1</b>	-1.1
Education	535	<b>4.9</b>	+1.7
Engineering/engineering-related technologies/technicians	430	<b>3.9</b>	+1.2
Construction trades	425	<b>3.9</b>	+2.1
Mechanic and repair technologies/technicians	345	<b>3.2</b>	+1.3
Visual and performing arts	290	<b>2.7</b>	+0.3
Social sciences	265	<b>2.4</b>	-1.1
Culinary, entertainment, and personal services	230	<b>2.1</b>	+0.3
Computer and information sciences and support services	205	<b>1.9</b>	-1.3
Security and protective services	205	<b>1.9</b>	+0.7
Family and consumer sciences/human sciences	200	<b>1.8</b>	+0.2
Engineering	180	<b>1.6</b>	-2.7
Precision production	180	<b>1.6</b>	+0.6
Legal professions and studies	175	<b>1.6</b>	-
Agricultural and veterinary sciences/services/operations and related fields	175	<b>1.6</b>	+0.8
Psychology	165	<b>1.5</b>	+0.1
Parks, recreation, leisure, fitness, and kinesiology	135	<b>1.2</b>	+0.4
Public administration and social service professions	130	<b>1.2</b>	-0.1
English language and literature/letters	100	<b>0.9</b>	-
Transportation and materials moving	100	<b>0.9</b>	+0.4
Communication, journalism and related programs	95	<b>0.9</b>	-0.3
Biological and biomedical sciences	85	<b>0.8</b>	-0.5
Liberal arts and sciences, general studies and humanities	60	<b>0.5</b>	-0.6
Architecture and related services	60	<b>0.5</b>	-0.1
Natural resources and conservation	60	<b>0.5</b>	-
History	45	<b>0.4</b>	-0.1
Biological and physical sciences	35	<b>0.3</b>	-0.4
Communications technologies/technicians and support services	25	<b>0.2</b>	-
Interdisciplinary humanities	25	<b>0.2</b>	+0.1
Theology and religious vocations	25	<b>0.2</b>	-
Medical residency/fellowship programs	25	<b>0.2</b>	-
Philosophy and religious studies	20	<b>0.2</b>	-0.1
Physical sciences	20	<b>0.2</b>	-0.5
Mathematics and statistics	20	<b>0.2</b>	-0.3

Source: Statistics Canada, Census Profile (2021)

The data above shows that 36% of Scugog residents aged 25 – 64 do not hold a post-secondary certificate, diploma, or degree. This is slightly higher than the provincial average of 32.2%. Among

those who do, business and health professions are the most common fields of study, followed by education and engineering-related disciplines. Skilled trades and technical fields are also well-represented. Advanced and specialized fields have limited presence, indicating that the community may prioritize more practical and immediately applicable fields of study.

## Uxbridge

	<b>Total</b>	<b>%</b>	<b>Comparison to Provincial Average (%)</b>
Total	10,980	<b>100</b>	-
No postsecondary certificate, diploma or degree	3,440	<b>31.3</b>	-0.9
Business, management, marketing and related support services	1,425	<b>13</b>	-1.0
Health professions and related programs	645	<b>5.9</b>	-2.3
Education	535	<b>4.9</b>	+1.7
Social sciences	410	<b>3.7</b>	+0.2
Construction trades	375	<b>3.4</b>	+1.6
Mechanic and repair technologies/technicians	375	<b>3.4</b>	+1.5
Engineering	345	<b>3.1</b>	-1.2
Engineering/engineering-related technologies/technicians	275	<b>2.5</b>	-0.2
Visual and performing arts	265	<b>2.4</b>	-
Computer and information sciences and support services	235	<b>2.1</b>	-1.1
Parks, recreation, leisure, fitness, and kinesiology	230	<b>2.1</b>	+1.3
Agricultural and veterinary sciences/services/operations and related fields	210	<b>1.9</b>	+1.1
Security and protective services	200	<b>1.8</b>	+0.6
Psychology	180	<b>1.6</b>	+0.2
Culinary, entertainment, and personal services	180	<b>1.6</b>	-0.2
Family and consumer sciences/human sciences	165	<b>1.5</b>	-0.1
Legal professions and studies	165	<b>1.5</b>	-0.1
Communication, journalism and related programs	160	<b>1.5</b>	+0.3
Biological and biomedical sciences	130	<b>1.2</b>	-0.1
Precision production	120	<b>1.1</b>	+0.1
Public administration and social service professions	95	<b>0.9</b>	-0.4
History	90	<b>0.8</b>	+0.3
English language and literature/letters	85	<b>0.8</b>	-0.1
Liberal arts and sciences, general studies and humanities	85	<b>0.8</b>	-0.3
Biological and physical sciences	85	<b>0.8</b>	+0.1
Architecture and related services	70	<b>0.6</b>	-
Natural resources and conservation	65	<b>0.6</b>	+0.1
Theology and religious vocations	50	<b>0.5</b>	+0.3
Communications technologies/technicians and support services	45	<b>0.4</b>	+0.2
Mathematics and statistics	40	<b>0.4</b>	-0.1
Transportation and materials moving	40	<b>0.4</b>	-0.1
Philosophy and religious studies	30	<b>0.3</b>	-
Physical sciences	30	<b>0.3</b>	-0.4
Indigenous and foreign languages, literatures, and linguistics	25	<b>0.2</b>	-0.2



Interdisciplinary social and behavioural sciences	25	<b>0.2</b>	-
Area, ethnic, cultural, gender, and group studies	20	<b>0.2</b>	+0.1

Source: Statistics Canada, Census Profile (2021)

Approximately 31.3% of Uxbridge residents aged 25 – 64 have not completed any form of post-secondary education, which is the lowest amongst north Durham municipalities and 0.9 percentage points lower than the provincial average. Like Scugog, the most common field of study is business-related disciplines, followed by health professions and education. The data also shows a well-balanced distribution across various fields, with significant representation in skilled trades, engineering, and social sciences.

## Ontario

	<b>Total</b>	<b>%</b>
Total	7,584,650	<b>100</b>
No postsecondary certificate, diploma or degree	2,438,475	<b>32.2</b>
Business, management, marketing and related support services	1,061,420	<b>14</b>
Health professions and related programs	619,520	<b>8.2</b>
Engineering	326,190	<b>4.3</b>
Social sciences	267,660	<b>3.5</b>
Computer and information sciences and support services	244,700	<b>3.2</b>
Education	242,725	<b>3.2</b>
Engineering/engineering-related technologies/technicians	202,375	<b>2.7</b>
Visual and performing arts	181,520	<b>2.4</b>
Mechanic and repair technologies/technicians	143,480	<b>1.9</b>
Construction trades	137,150	<b>1.8</b>
Culinary, entertainment, and personal services	136,310	<b>1.8</b>
Family and consumer sciences/human sciences	119,090	<b>1.6</b>
Legal professions and studies	117,900	<b>1.6</b>
Psychology	107,035	<b>1.4</b>
Biological and biomedical sciences	100,550	<b>1.3</b>
Public administration and social service professions	98,675	<b>1.3</b>
Security and protective services	89,470	<b>1.2</b>
Communication, journalism and related programs	88,895	<b>1.2</b>
Liberal arts and sciences, general studies and humanities	83,455	<b>1.1</b>
Precision production	75,115	<b>1</b>
English language and literature/letters	71,745	<b>0.9</b>
Agricultural and veterinary sciences/services/operations and related fields	64,365	<b>0.8</b>
Parks, recreation, leisure, fitness, and kinesiology	64,360	<b>0.8</b>
Physical sciences	55,565	<b>0.7</b>
Biological and physical sciences	50,505	<b>0.7</b>
Architecture and related services	48,030	<b>0.6</b>
Mathematics and statistics	40,875	<b>0.5</b>
Transportation and materials moving	40,255	<b>0.5</b>

History	39,275	<b>0.5</b>
Natural resources and conservation	36,155	<b>0.5</b>
Indigenous and foreign languages, literatures, and linguistics	29,620	<b>0.4</b>
Philosophy and religious studies	19,380	<b>0.3</b>
Interdisciplinary social and behavioural sciences	18,585	<b>0.2</b>
Communications technologies/technicians and support services	18,425	<b>0.2</b>
Theology and religious vocations	18,420	<b>0.2</b>
Medical residency/fellowship programs	18,030	<b>0.2</b>
Area, ethnic, cultural, gender, and group studies	10,515	<b>0.1</b>
French language and literature/lettersCAN	10,415	<b>0.1</b>
Library science	9,860	<b>0.1</b>
Science technologies/technicians	9,090	<b>0.1</b>
Interdisciplinary mathematics, computer and information sciences	8,610	<b>0.1</b>
Interdisciplinary humanities	7,195	<b>0.1</b>
Other interdisciplinary physical and life sciences	5,100	<b>0.1</b>
Health professions residency/fellowship programs	1,960	<b>0</b>
Other	1,860	<b>0</b>
Accounting and computer science	1,785	<b>0</b>
Military science, leadership and operational art	1,600	<b>0</b>
Military technologies and applied sciences	1,180	<b>0</b>
Historic preservation and conservation	165	<b>0</b>
Design for human health	30	<b>0</b>

Source: Statistics Canada, Census Profile (2021)

The table above outlines major fields of study for Ontario residents aged 25 – 64, providing a clear basis for comparison with north Durham. The most common fields of study in Ontario are business-related disciplines, health professions, engineering, and social sciences.

# North Durham Labour Force Characteristics

## Class of Worker Including Job Permanency

	Brock		Scugog		Uxbridge		Ontario	
	Total	%	Total	%	Total	%	Total	%
Total - Labour force aged 15 years and over	6,490	<b>100</b>	11,300	<b>100</b>	11,720	<b>100</b>	7,399,205	<b>100</b>
Class of worker - not applicable	140	<b>2.2</b>	225	<b>2.0</b>	240	<b>2.0</b>	212,505	<b>2.9</b>
Employee	5,235	<b>80.7</b>	8,935	<b>79.1</b>	8,985	<b>76.7</b>	6,109,070	<b>82.6</b>
Permanent Position	4,590	70.7	7,755	68.6	7,600	64.8	5,166,275	68.3
Temporary Position	640	9.9	1,185	10.5	1,385	11.8	942,795	12.7
Fixed Term (1 year or more)	200	3.1	290	2.6	280	2.4	324,250	4.4
Casual, seasonal or short-term position (less than 1 year)	440	6.8	895	7.9	1,105	9.4	618,540	8.4
Self-employed	1,110	<b>17.1</b>	1,280	<b>18.9</b>	2,495	<b>21.3</b>	1,077,625	<b>14.6</b>

Source: Statistics Canada, Census Profile (2021)

While the majority of north Durham residents in the workforce are classified as permanent employees, the Townships of Brock, Scugog and Uxbridge all have a significantly higher proportion of residents who are self-employed when compared to the provincial average. This may be partly attributed to the prevalence of family farms across north Durham and the frequent involvement of family members, who are also classified as self-employed.

## Occupations of North Durham Residents

	Brock		Scugog		Uxbridge		Ontario	
	Total	%	Total	%	Total	%	Total	%
<b>Total</b>	<b>6,490</b>	<b>100</b>	<b>11,300</b>	<b>100</b>	<b>11,720</b>	<b>100</b>	<b>7,399,205</b>	<b>100</b>
Occupation - not applicable	140	2.2	225	2.0	240	2.0	212,505	2.9
0 - Legislative and senior management occupations	85	1.3	180	1.6	290	2.5	95,240	1.3
1 - Business, finance and administration occupations	900	13.9	1,840	16.3	2,190	18.7	1,328,155	17.9
2 - Natural and applied sciences and related occupations	315	4.9	635	5.6	800	6.8	685,390	9.3
3 - Health occupations	465	7.2	755	6.7	675	5.8	543,565	7.3
4 - Occupations in education, law and social, community and government services	750	11.6	1,395	12.3	1,435	12.2	871,260	11.8
5 - Occupations in art, culture, recreation and sport	140	2.2	305	2.7	410	3.5	232,200	3.1
6 - Sales and service occupations	1,305	20.1	2,665	23.6	2,610	22.3	1,735,930	23.5
7 - Trades, transport and equipment operators and related occupations	1,750	27.0	2,295	20.3	2,120	18.1	1,175,410	15.9
8 - Natural resources, agriculture and related production occupations	385	5.9	610	5.4	675	5.8	148,055	2.0
9 - Occupations in manufacturing and utilities	260	4.0	400	3.5	285	2.4	371,490	5.0

Source: Statistics Canada, Census Profile (2021)

North Durham's occupational data reveals a diverse workforce with significant concentrations in trades, transport, and equipment operation occupations, particularly in the Township of Brock, where this category is the most dominant at 27.0% of the workforce. While sales and service occupations are the leading category in Ontario, as well as in the Townships of Scugog and Uxbridge, they rank as the second most common in Brock.

North Durham also demonstrates a distinct strength in natural resources, agriculture, and related production occupations, with nearly three times the provincial average, underscoring the area's unique agricultural landscape.

North Durham's workforce also reflects unique patterns in business and leadership roles, with Uxbridge showing a notably higher proportion of residents in business, finance, and administration occupations, as well as in legislative and senior management positions.

Meanwhile, compared to the provincial average, North Durham has a lower proportion of residents employed in natural and applied science occupations, as well as manufacturing and utilities, indicating a lower presence of these industries in the area.

## Industries of North Durham Residents

	Brock		Scugog		Uxbridge		Ontario	
	Total	%	Total	%	Total	%	Total	%
Total	6,490	<b>100</b>	11,300	<b>100</b>	11,720	<b>100</b>	7,399,205	<b>100</b>
Industry - not applicable	140	<b>2.2</b>	225	<b>2.0</b>	240	<b>2.0</b>	212,505	<b>2.9</b>
11 - Agriculture, forestry, fishing and hunting	315	<b>4.9</b>	510	<b>4.5</b>	550	<b>4.7</b>	104,895	<b>1.4</b>
21 - Mining, quarrying, and oil and gas extraction	55	<b>0.8</b>	30	<b>0.3</b>	30	<b>0.3</b>	34,360	<b>0.5</b>
22 - Utilities	110	<b>1.7</b>	305	<b>2.7</b>	115	<b>1.0</b>	55,230	<b>0.7</b>
23 - Construction	1,010	<b>15.6</b>	1,270	<b>11.2</b>	1,330	<b>11.3</b>	538,340	<b>7.3</b>
31-33 - Manufacturing	465	<b>7.2</b>	810	<b>7.2</b>	715	<b>6.1</b>	655,935	<b>8.9</b>
41 - Wholesale trade	215	<b>3.3</b>	445	<b>3.9</b>	505	<b>4.3</b>	244,910	<b>3.3</b>
44-45 - Retail trade	675	<b>10.4</b>	1,330	<b>11.8</b>	1,205	<b>10.3</b>	798,090	<b>10.8</b>
48-49 - Transportation and warehousing	255	<b>3.9</b>	330	<b>2.9</b>	350	<b>3.0</b>	379,485	<b>5.1</b>
51 - Information and cultural industries	75	<b>1.2</b>	185	<b>1.6</b>	240	<b>2.0</b>	169,120	<b>2.3</b>
52 - Finance and insurance	210	<b>3.2</b>	360	<b>3.2</b>	525	<b>4.5</b>	399,030	<b>5.4</b>
53 - Real estate and rental and leasing	70	<b>1.1</b>	220	<b>1.9</b>	320	<b>2.7</b>	152,050	<b>2.1</b>
54 - Professional, scientific and technical services	335	<b>5.2</b>	640	<b>5.7</b>	1,205	<b>10.3</b>	681,235	<b>9.2</b>
55 - Management of companies and enterprises	10	<b>0.2</b>	25	<b>0.2</b>	60	<b>0.5</b>	26,240	<b>0.4</b>
56 - Administrative and support, waste management and remediation services	365	<b>5.6</b>	555	<b>4.9</b>	545	<b>4.7</b>	324,285	<b>4.4</b>
61 - Educational services	470	<b>7.2</b>	975	<b>8.6</b>	1,030	<b>8.8</b>	531,260	<b>7.2</b>
62 - Health care and social assistance	775	<b>11.9</b>	1,150	<b>10.2</b>	985	<b>8.4</b>	859,910	<b>11.6</b>
71 - Arts, entertainment and recreation	135	<b>2.1</b>	310	<b>2.7</b>	290	<b>2.5</b>	130,490	<b>1.8</b>
72 - Accommodation and food services	235	<b>3.6</b>	445	<b>3.9</b>	480	<b>4.1</b>	390,675	<b>5.3</b>
81 - Other services (except public administration)	290	<b>4.5</b>	510	<b>4.5</b>	395	<b>3.4</b>	283,115	<b>3.8</b>
91 - Public administration	285	<b>4.4</b>	670	<b>5.9</b>	620	<b>5.3</b>	428,030	<b>5.8</b>

Source: Statistics Canada, Census Profile (2021)

The data above further highlights the wide variety of industries in which north Durham residents are employed. When comparing north Durham municipalities to Ontario, a notably higher proportion of residents are employed in agriculture-related industries than the provincial average. This same trend is also seen across north Durham in the construction industry. Additionally, Uxbridge also has a notable concentration of residents working in professional, scientific, and technical services (10.3%),

slightly above the provincial average of 9.2%, and significantly above the rates of Brock (5.2%) and Scugog (5.7%).

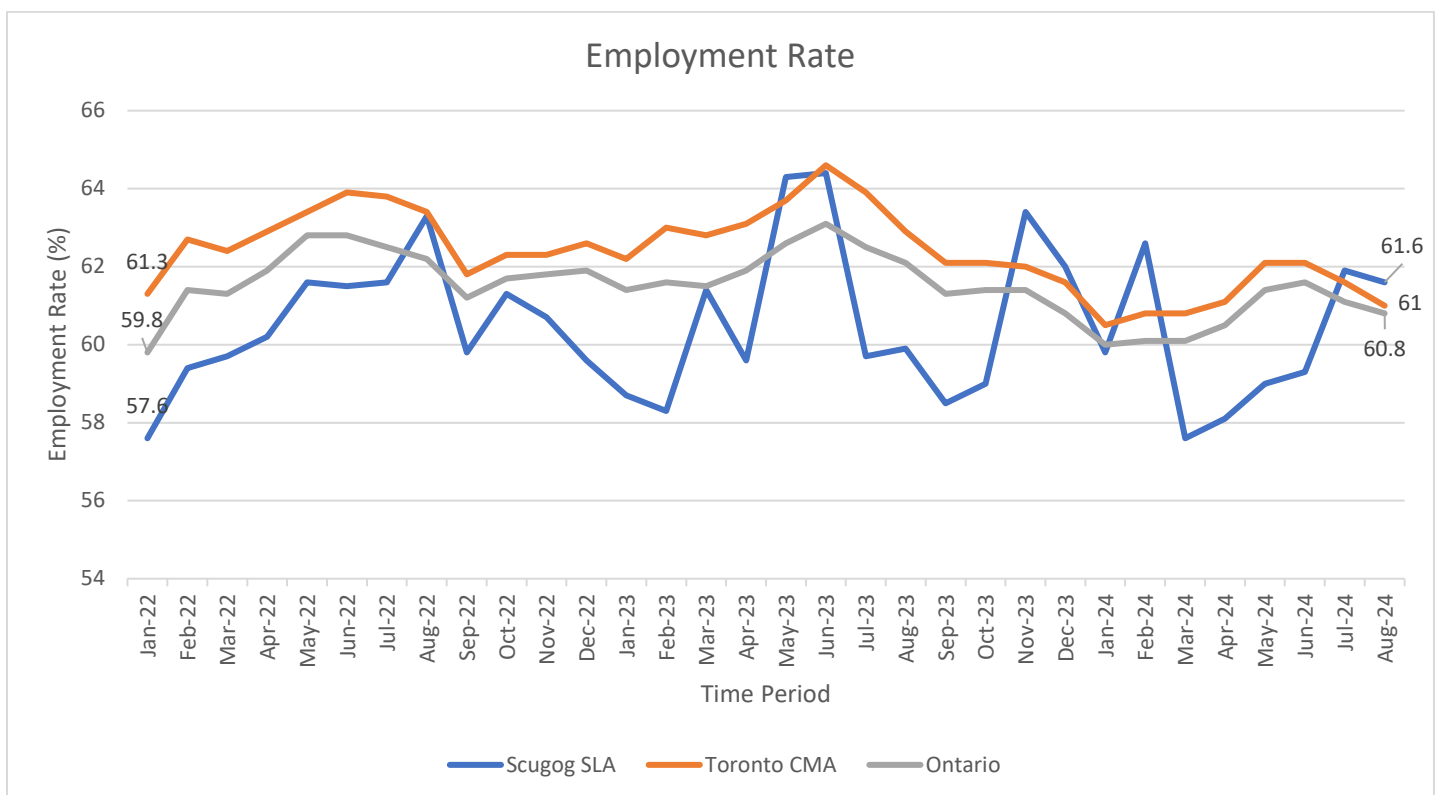
## Employment & Unemployment Rates

Employment and unemployment rates are valuable indicators of labour market conditions and the broader economic health of a region. While they may not provide a complete picture, they offer critical insights into the state of the economy.

The Organisation for Economic Co-operation and Development (OECD) defines the employment rate as “the extent to which available labour resources (people available to work) are being used,” while the unemployment rate is defined as “the share of the labour force without work. Unemployed people are those of a working age who do not have a job, are available for work and have taken specific steps to find a job in the previous four weeks.”

Employment and unemployment rates are only available at the census subdivision (township) level every five years when census data is released. However, Statistics Canada provides these indicators monthly for several other census geographies including Census Metropolitan Areas (CMAs) and Self-Contained Labour Areas (SLAs). While the Township of Uxbridge is included within the Toronto CMA, the Townships of Scugog and Brock are represented by the Scugog SLA.

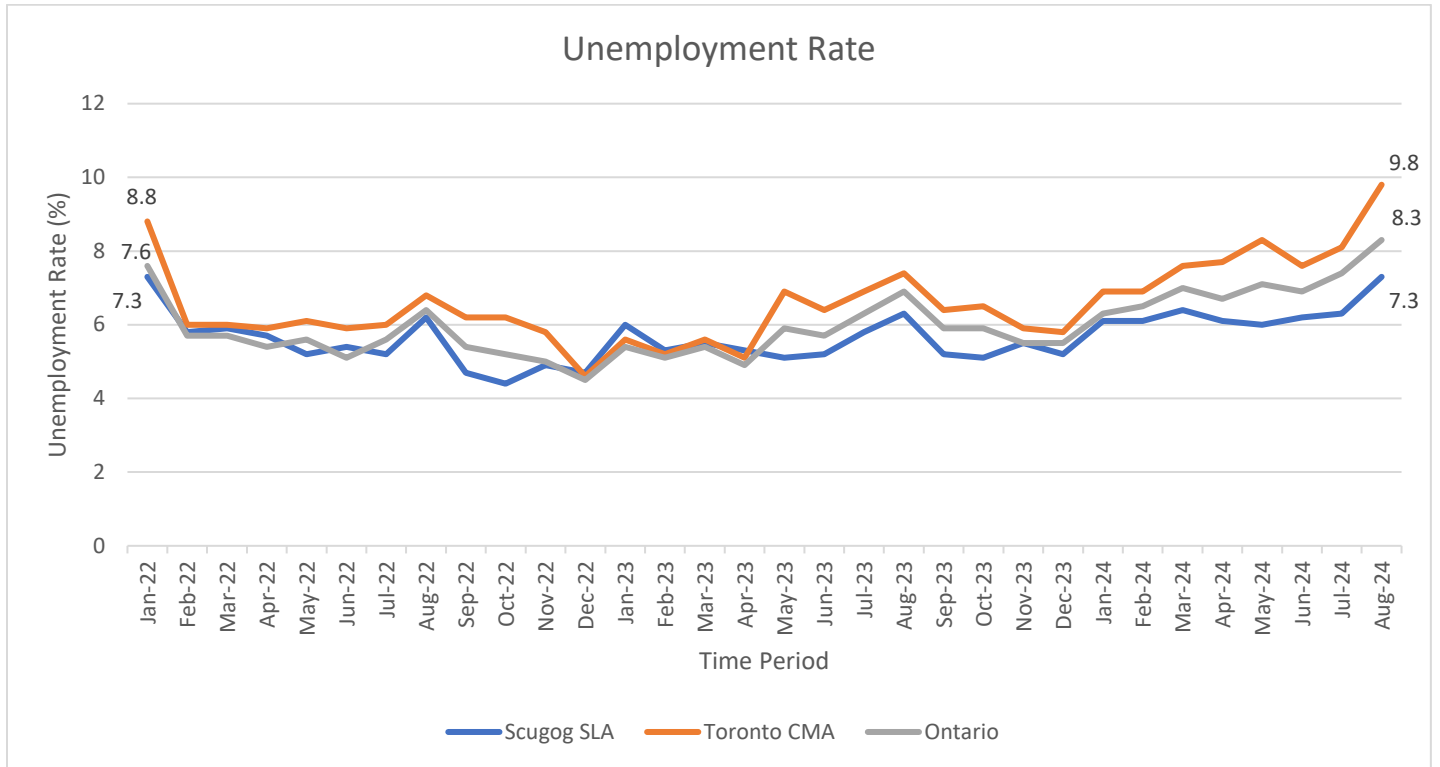
Employment and unemployment rates from January 2022 to August 2024 for the Scugog SLA, Toronto CMA and Province of Ontario can be found below.



Source: Statistics Canada, Tables 14-10-0457-01 & 14-10-0287-03 (2024)

Employment rates in both the Toronto CMA and the Province of Ontario exhibited similar trends from January 2022 to August 2024, with the Toronto CMA consistently maintaining a higher rate than the

provincial average. The Scugog SLA employment rate saw much more volatility between the same timeframe.



Source: Statistics Canada, Tables 14-10-0457-01 & 14-10-0287-03 (2024)

Unemployment rates of the Toronto CMA, Scugog SLA and Province of Ontario have followed similar trends throughout the 32-month timeframe shown above. As shown, unemployment rates were elevated during the final wave of COVID-19 related restrictions in January of 2022, but quickly decreased as restrictions were lifted in February of 2022. Rates remained quite low until mid-2023 when rates began to increase steadily. Today, unemployment rates continue to trend higher which could be the result of many factors including inflationary pressures, interest rate fluctuations, and shifting labour markets. It is important to note that the unemployment rate of the Scugog SLA has consistently remained lower than that of the Toronto CMA and Province of Ontario since mid-2023.



# North Durham Commuting Patterns

## Place of Work Status (2016 vs. 2021)

### Brock

	2016		2021	
	Total	%	Total	%
Total - Place of work status for the employed labour force aged 15 years and over	5,815	100	5,925	100
Worked at home	610	10.5	1,120	18.9
Worked outside of Canada	10	0.2	10	0.2
No fixed workplace address	980	16.9	1,170	19.7
Usual place of work	4,220	72.6	3,630	61.3

Source: Statistics Canada, Census Profile (2016 & 2021)

### Scugog

	2016		2021	
	Total	%	Total	%
Total - Place of work status for the employed labour force aged 15 years and over	11,160	100	10,340	100
Worked at home	1,260	11.3	2,670	25.8
Worked outside of Canada	45	0.4	0	0.0
No fixed workplace address	1,735	15.5	1,415	13.7
Usual place of work	8,120	72.8	6,250	60.4

Source: Statistics Canada, Census Profile (2016 & 2021)

## Uxbridge

	2016		2021	
	Total	%	Total	%
Total - Place of work status for the employed labour force aged 15 years and over	11,580	<b>100</b>	10,740	<b>100</b>
Worked at home	1,405	<b>12.1</b>	3,470	<b>32.3</b>
Worked outside of Canada	25	<b>0.2</b>	10	<b>0.1</b>
No fixed workplace address	1,560	<b>13.5</b>	1,375	<b>12.8</b>
Usual place of work	8,585	<b>74.1</b>	5,885	<b>54.8</b>

Source: Statistics Canada, Census Profile (2016 & 2021)

## Ontario

	2016		2021	
	Total	%	Total	%
Total - Place of work status for the employed labour force aged 15 years and over	6,612,150	<b>100</b>	6,492,895	<b>100</b>
Worked at home	480,290	<b>7.3</b>	1,929,760	<b>29.7</b>
Worked outside of Canada	39,145	<b>0.6</b>	29,740	<b>0.5</b>
No fixed workplace address	736,715	<b>11.1</b>	765,180	<b>11.8</b>
Usual place of work	5,355,995	<b>81.0</b>	3,768,210	<b>58.0</b>

Source: Statistics Canada, Census Profile (2016 & 2021)

The place of work data highlights a significant increase in remote work across north Durham and Ontario between 2016 and 2021. It is important to note that 2021 census data was collected during the COVID-19 pandemic, a time when many workers were forced to work remotely. While many of these workers have since returned to their usual workplaces, at least on a part-time basis, the current proportion of remote workers is likely higher than in 2016 but lower than the peak in 2021. The pandemic has undeniably reshaped the way people work, particularly in industries where remote work is most viable. Moving forward, it will be crucial to monitor place of work trends, as a shift towards remote work could have significant impacts on the north Durham economy.

## Commuter Flows

The Townships of Brock, Scugog, and Uxbridge, like any other region, are interconnected with surrounding areas through commuter flows. Understanding the flow of workers, including their origins, destinations, median incomes, and occupations, can help inform strategies to attract and retain talent.

### Brock

Live In	Work In	#
Brock	Brock	1,220
Brock	Uxbridge	265
Brock	Georgina	240
Brock	Newmarket	220
Brock	Kawartha Lakes	200
Brock	Toronto	185
Brock	Scugog	155
Brock	Whitchurch-Stouffville	115
Brock	Pickering	100
Brock	Vaughan	100
Brock	All Other Regions	830

Source: Statistics Canada, Custom Tabulation (2021)

A total of **2,410** Brock residents commuted outside of the community for work. This accounts for **66.4%** of Brock residents with a normal place of work.

Live In	Work In	#
Brock	Brock	1,220
Kawartha Lakes	Brock	540
Georgina	Brock	105
Ramara	Brock	100
Uxbridge	Brock	95
All other regions	Brock	310

Source: Statistics Canada, Custom Tabulation (2021)

Brock employers rely on at least **1,215** people commuting into Brock from elsewhere for work. This accounts for approximately **49.9%** of all workers with a normal place of work located in Brock.

## Scugog

Live In	Work In	#
Scugog	Scugog	2,635
Scugog	Oshawa	590
Scugog	Toronto	515
Scugog	Whitby	445
Scugog	Uxbridge	305
Scugog	Pickering	240
Scugog	Ajax	235
Scugog	Clarington	225
Scugog	Markham	210
Scugog	All other regions	755

Source: Statistics Canada, Custom Tabulation (2021)

A total of **3,615** Scugog residents commuted outside of the community for work. This accounts for **57.8%** of Scugog residents with a normal place of work.

Live In	Work In	#
Scugog	Scugog	2,635
Kawartha Lakes	Scugog	700
Oshawa	Scugog	555
Clarington	Scugog	275
Whitby	Scugog	260
All other regions	Scugog	885

Source: Statistics Canada, Custom Tabulation (2021)

Scugog employers rely on at least **2,675** people commuting into Scugog from elsewhere for work. This accounts for approximately **50.4%** of all workers with a normal place of work located in Scugog.

## Uxbridge

Live In	Work In	#
Uxbridge	Uxbridge	2,375
Uxbridge	Toronto	710
Uxbridge	Markham	545
Uxbridge	Whitchurch-Stouffville	440
Uxbridge	Newmarket	255
Uxbridge	All other regions	1,560

Source: Statistics Canada, Custom Tabulation (2021)

A total of **3,510** Uxbridge residents commuted outside of the community for work. This accounts for **59.6%** of Uxbridge residents with a usual place of work.

Live In	Work In	#
Uxbridge	Uxbridge	2,375
Scugog	Uxbridge	305
Brock	Uxbridge	265
Whitby	Uxbridge	205
Oshawa	Uxbridge	205
Whitchurch-Stouffville	Uxbridge	205
Georgina	Uxbridge	195
Toronto	Uxbridge	190
All other regions	Uxbridge	1,170

Source: Statistics Canada, Custom Tabulation (2021)

Uxbridge employers rely on at least **2,740** people commuting into Uxbridge from elsewhere for work. This accounts for approximately **53.6%** of all workers with a normal place of work located in Uxbridge.

## Commuter Occupations

### Brock

Live in Brock, Work Outside Brock:

Occupation Category	# of Workers
Technical trades and transportation officers and controllers	265
Sales and service support occupations	230
General trades	185
Administrative and financial support and supply chain logistics	155
Front-line public protection services and paraprofessional occupations in legal, social, community, education services	150

Source: Statistics Canada, Custom Tabulation (2021)

Live Outside Brock, Work in Brock:

Occupation Category	# of Workers
Technical trades and transportation officers and controllers	130
General Trades	115
Sales and service support occupations	90
Assisting occupations in support of health services	80
Professional occupations in law, education, social, community and government services	80

Source: Statistics Canada, Custom Tabulation (2021)

Live and Work in Brock:

<b>Occupation Category</b>	<b># of Workers</b>
Sales and service support occupations	185
Sales and service representatives and other customer and personal service occupations	80
Administrative and financial support and supply chain logistics occupations	80
General trades	75
Middle management occupations in retail and wholesale trade and customer services	70
Assisting occupations in support of health services	70

Source: Statistics Canada, Custom Tabulation (2021)

**Scugog**

Live in Scugog, Work Outside Scugog:

<b>Occupation Category</b>	<b># of Workers</b>
Technical trades and transportation officers and controllers	430
Front-line public protection services and paraprofessional occupations in legal, social, community, education services	275
Administrative and financial support and supply chain logistics occupations	240
Professional occupations in law, education, social, community and government services	240
Professional occupations in health	200

Source: Statistics Canada, Custom Tabulation (2021)

Live Outside Scugog, Work in Scugog:

<b>Occupation Category</b>	<b># of Workers</b>
Technical trades and transportation officers and controllers	260
Sales and service support occupations	235
Sales and service representatives and other customer and personal services occupations	190
General trades	140
Front-line public protection services and paraprofessional occupations in legal, social, community, education services	135

Source: Statistics Canada, Custom Tabulation (2021)

Live and Work in Scugog:

<b>Occupation Category</b>	<b># of Workers</b>
Sales and service support occupations	505
Sales and service representatives and other customer and personal service occupations	260
Administrative and financial support and supply chain logistics occupations	165
Technical trades and transportation officers and controllers	145
Professional occupations in law, education, social, community and government services	140

Source: Statistics Canada, Custom Tabulation (2021)

**Uxbridge**

Live in Uxbridge, Work Outside Uxbridge

<b>Occupation Category</b>	<b># of Workers</b>
Technical trades and transportation officers and controllers	355
Professional occupations in law, education, social, community and government services	295
Middle management occupations in retail and wholesale trade and customer services	260
Front-line public protection services and paraprofessional occupations in legal, social, community, education services	230
Professional occupations in health	210

Source: Statistics Canada, Custom Tabulation (2021)

Live Outside Uxbridge, Work in Uxbridge:

<b>Occupation Category</b>	<b># of Workers</b>
Technical trades and transportation officers and controllers	315
Sales and service support occupations	215
Middle management occupations in retail and wholesale trade and customer services	190
General trades	155
Administrative and financial support and supply chain logistics	150

Source: Statistics Canada, Custom Tabulation (2021)

Live and Work in Uxbridge:

<b>Occupation Category</b>	<b># of Workers</b>
Sales and service support occupations	490
Sales and service representatives and other customer and personal service occupations	240
Administrative and financial support and supply chain logistics occupations	160
Middle management occupations in retail and wholesale trade and customer services	125
Technical trades and transportation officers and controllers	115

Source: Statistics Canada, Custom Tabulation (2021)

## Income by Commuter Type

### Brock

	<b># of Workers</b>	<b>Median Employment Income (2019)</b>
Live in Brock, work outside	2,410	\$44,400
Live outside, work in Brock	1,215	\$39,600
Live and work in Brock	1,220	\$35,600

Source: Statistics Canada, Custom Tabulation (2021)

### Scugog

	<b># of Workers</b>	<b>Median Employment Income (2019)</b>
Live in Scugog, work outside	3,615	\$48,800
Live outside, work in Scugog	2,675	\$38,000
Live and work in Scugog	2,635	\$34,800

Source: Statistics Canada, Custom Tabulation (2021)

### Uxbridge

	<b># of Workers</b>	<b>Median Employment Income (2019)</b>
Live in Uxbridge, work outside	3,510	\$52,800
Live outside, work in Uxbridge	2,740	\$42,000
Live and work in Uxbridge	2,375	\$32,400

Source: Statistics Canada, Custom Tabulation (2021)

Overall, north Durham residents who commuted outside of their respective municipality for work earned significantly more than residents who worked within their home municipality. Outside residents who commuted into north Durham for work earned more than live-work residents.



## North Durham Skill Shortages

The Durham Region Planning and Economic Development Department conducts an annual survey of businesses across Durham Region called the Durham Region Business Count. This survey typically takes place between the months of May and August, and is conducted in-person, over the phone and via email. In recent years, a question was added asking business representatives if they are experiencing a skill shortage of any kind. For those who answer yes, they are invited to specify the skill(s) they have the greatest challenge finding when hiring.

It is important to note that despite the best efforts of staff, not all businesses recorded in the Durham Region Business Count are available to respond to the survey or respond to requests for information on an annual basis. Furthermore, surveyors do not always speak to the business owner or hiring manager, and therefore, those responding to the survey may not always have all the necessary information to provide a fully informed response. Despite this limitation, the data below outlines skills in which respondents across north Durham have the greatest difficulty finding when hiring.

### Brock

In 2023, the Durham Region Business Count recorded a total of 508 businesses in the Township of Brock. Of these, 43 (8.5%) identified a skill shortage. Common skill shortage categories are outlined below.

Skill Shortage Category	Total Count	% of Brock Self-Reported Skill Shortages	% of Total Brock Businesses Recorded
<ul style="list-style-type: none"> <li>• Mechanic (4)</li> <li>• Auto Mechanic (1)</li> <li>• Automotive (1)</li> <li>• Mechanics and Equipment (1)</li> </ul>	7	16.3%	1.4%
<ul style="list-style-type: none"> <li>• AZ/DZ Driver (3)</li> <li>• Truck Driver (2)</li> <li>• Bus Driver (1)</li> </ul>	6	14.0%	1.2%
<ul style="list-style-type: none"> <li>• Labour (4)</li> <li>• Farm Labourer (1)</li> </ul>	5	11.6%	1.0%
<ul style="list-style-type: none"> <li>• Electrician (1)</li> <li>• Roofer (1)</li> <li>• Sheet Metal Mechanic (1)</li> <li>• Welder (1)</li> </ul>	4	9.3%	0.8%
<ul style="list-style-type: none"> <li>• Chef/Cook (3)</li> </ul>	3	7.0%	0.6%
<ul style="list-style-type: none"> <li>• Customer Service, Sales and Management (3)</li> </ul>	3	7.0%	0.6%
<ul style="list-style-type: none"> <li>• Server (2)</li> </ul>	2	4.7%	0.4%

Source: Durham Region Business Count (2023)

## Scugog

In 2023, the Durham Region Business Count recorded a total of 782 businesses in the Township of Scugog. Of these, 167 (21.4%) identified a skill shortage. Common skill shortage categories are outlined below.

<b>Skill Shortage Category</b>	<b>Total Count</b>	<b>% of Scugog Self-Reported Skill Shortages</b>	<b>% of Total Scugog Businesses Recorded</b>
<ul style="list-style-type: none"> <li>• Labour (42)</li> <li>• Farm Help (2)</li> <li>• Good Help (1)</li> <li>• People (1)</li> </ul>	46	27.5%	5.9%
<ul style="list-style-type: none"> <li>• Customer Service, Sales &amp; Management</li> </ul>	34	20.4%	4.3%
<ul style="list-style-type: none"> <li>• Auto Mechanic (17)</li> <li>• Automotive (15)</li> <li>• Mechanic (1)</li> <li>• General Mechanic (1)</li> </ul>	34	20.4%	4.3%
<ul style="list-style-type: none"> <li>• Chef/Cook</li> </ul>	25	15.0%	3.2%
<ul style="list-style-type: none"> <li>• Trades - General (9)</li> <li>• Welder (2)</li> <li>• Carpenter (1)</li> <li>• Gas Technician (1)</li> <li>• Glazier (1)</li> </ul>	14	8.4%	1.8%
<ul style="list-style-type: none"> <li>• AZ/DZ Driver (9)</li> <li>• Heavy Equipment Operator (5)</li> </ul>	14	8.4%	1.8%
<ul style="list-style-type: none"> <li>• Medical/Health Services - General (7)</li> <li>• Registered Massage Therapist (2)</li> <li>• Physiotherapist (1)</li> <li>• Personal Support Worker (1)</li> <li>• Registered Nurse (1)</li> </ul>	12	7.2%	1.5%
<ul style="list-style-type: none"> <li>• Education/Early Childhood Educator</li> </ul>	9	5.4%	1.2%
<ul style="list-style-type: none"> <li>• Hair Stylist or Esthetician</li> </ul>	8	4.8%	1.0%
<ul style="list-style-type: none"> <li>• Accounting/Bookkeeping (5)</li> <li>• Tax Preparer (1)</li> </ul>	6	3.6%	0.8%

Source: Durham Region Business Count (2023)

## Uxbridge

In 2023, the Durham Region Business Count recorded a total of 715 businesses in the Township of Uxbridge. Of these, 120 (16.8%) identified a skill shortage. Common skill shortage categories are outlined below.

<b>Skill Shortage Category</b>	<b>Total Count</b>	<b>% of Uxbridge Self-Reported Skill Shortages</b>	<b>% of Total Uxbridge Businesses Recorded</b>
<ul style="list-style-type: none"> <li>• Labour (35)</li> <li>• Adults (2)</li> <li>• Farm Labour (1)</li> <li>• General Labour (1)</li> <li>• Janitorial (1)</li> </ul>	40	33.3%	5.6%
<ul style="list-style-type: none"> <li>• Trades (6)</li> <li>• Construction (5)</li> <li>• Carpenter (2)</li> <li>• Air Conditioning and Heating (1)</li> <li>• C&amp;C Machinist (1)</li> <li>• Gas Technician (1)</li> <li>• Skilled Workers (1)</li> <li>• Tool Maker (1)</li> </ul>	18	15.0%	2.5%
<ul style="list-style-type: none"> <li>• Auto Mechanic (11)</li> <li>• Automotive (4)</li> <li>• Mechanic (2)</li> </ul>	17	14.2%	2.4%
<ul style="list-style-type: none"> <li>• Customer Service, Sales and Management (14)</li> <li>• Cashier (1)</li> </ul>	15	12.5%	2.1%
<ul style="list-style-type: none"> <li>• Chef/Cook (11)</li> </ul>	11	9.2%	1.5%
<ul style="list-style-type: none"> <li>• Heavy Equipment Operator (6)</li> <li>• AZ/DZ Driver (2)</li> <li>• Tow Truck Driver (1)</li> </ul>	9	7.5%	1.3%
<ul style="list-style-type: none"> <li>• Early Childhood Educator (5)</li> <li>• Education (2)</li> <li>• Child Care (1)</li> </ul>	8	6.7%	1.1%
<ul style="list-style-type: none"> <li>• Hair Stylist or Esthetician (6)</li> <li>• Nail Technician (1)</li> </ul>	7	5.8%	1.0%
<ul style="list-style-type: none"> <li>• Medical/Health Services (5)</li> <li>• Personal Support Worker (1)</li> </ul>	6	5.0%	0.8%
<ul style="list-style-type: none"> <li>• Accounting/Bookkeeping (3)</li> <li>• Accountant (1)</li> </ul>	4	3.3%	0.6%

Source: Durham Region Business Count (2023)

## Additional Resources

Durham Workforce Authority (DWA) is a community-based not-for-profit organization that provides data-driven insights and solutions to support workforce development in Durham Region. Given its mandate and scope, DWA offers a wealth of resources, including reports and tools, that provide comprehensive insights into Durham Region's labour market, which can complement the North Durham-specific data found throughout this report.

- [Annual Local Labour Market Planning Report](#)
- [Durham Region Labour Market Surveys](#)
- [Jobs First Durham – Data Tools and Reports](#)