



March Quarter 1996

EMBARGOED UNTIL 11:30 AM MON 15 JULY 1996

Building Activity

Australia

Australian Bureau of Statistics

NOTES

SPECIAL ISSUE

It was previously advised that the December quarter 1995 issue of this Standard Data Service was to be the final issue. Data from the Building Activity Survey was to be included in a new publication titled *Building and Construction Activity, Australia* (8754.0).

However, due to delays in finalising the design and content of this proposed new publication, it has been necessary to release a further issue of this Standard Data Service to make available data in respect of the March quarter 1996.

INQUIRIES

For further information about statistics in this publication and the availability of related unpublished statistics, please contact Information Services on Canberra (06) 252 6627 or 252 6007 or any ABS State office.

W. McLennan
Australian Statistician

SUMMARY OF FINDINGS

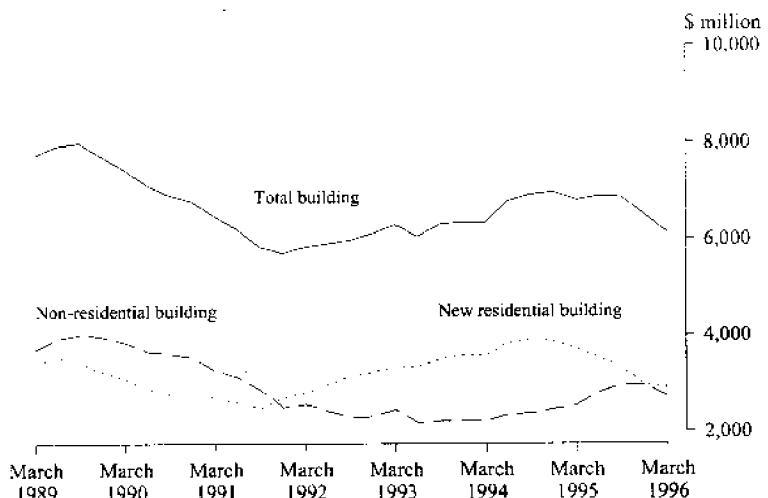
VALUE OF BUILDING ACTIVITY — AVERAGE 1989–90 PRICES,
SEASONALLY ADJUSTED ESTIMATES

Changes in the seasonally adjusted value of building activity, at average 1989–90 prices, in the March quarter 1996 compared with the previous quarter and a year previously are summarised below.

	Building work done		Building work commenced	
	change Dec qtr 95 to Mar qtr 96	change Mar qtr 95 Mar qtr 96	change Dec qtr 95 to Mar qtr 96	change Mar qtr 95 Mar qtr 96
	%	%	%	%
New residential building	-1.9	21.9	12.8	-16.1
Alterations and additions to residential buildings	-3.5	-4.0	3.7	-3.8
Non-residential building	-8.2	6.7	1.7	-10.0
Total building	-5.9	-9.9	5.8	-12.6

Building work done The value of total building work done fell 5.9% in the March quarter 1996, following decreases of 5.2% in the December quarter and 0.4% in the September quarter 1995. Total building work done in the March quarter 1996 was 9.9% lower than for the same period 12 months prior. Falls were recorded in all three major categories (new residential building, alterations and additions to residential buildings and non-residential building) in the March quarter 1996.

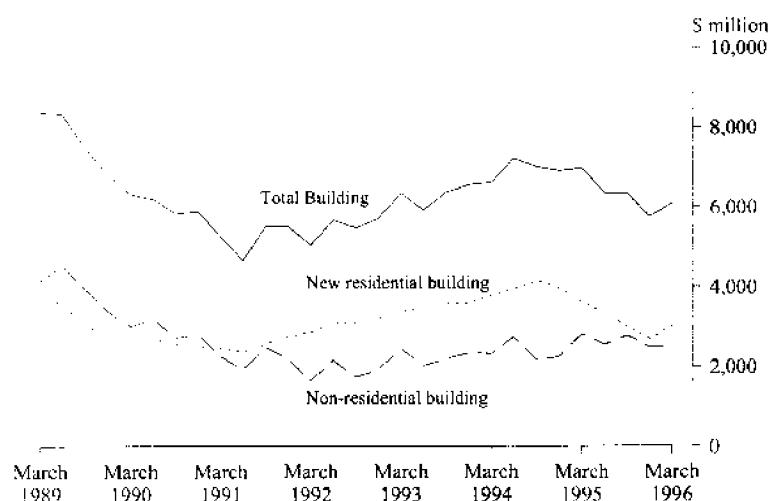
BUILDING WORK DONE AT AVERAGE 1989–90 PRICES (Seasonally adjusted)



Building work commenced

The value of total building work commenced rose 5.8% in the March quarter 1996, following decreases of 9.0% and 0.3% in the December and September quarters 1995. Total building work commenced in the March quarter 1996 was 12.6% lower than for the same period 12 months earlier. The value of building work commenced rose in all three major categories in the March quarter 1996. For new residential building work, this was the first quarterly increase in commencements since the September quarter 1994.

BUILDING WORK COMMENCED AT AVERAGE 1989-90 PRICES (Seasonally adjusted)



NEW DWELLING UNITS COMMENCED AND COMPLETED

Seasonally adjusted estimates

The number of new dwelling units commenced and completed in the March quarter 1996, in seasonally adjusted terms, and percentage changes from the December quarter 1995 and March quarter 1995 are summarised in the table below.

	Mar qtr 96	change Dec qtr 95 to Mar qtr 96	change Mar qtr 95 to Mar qtr 96
	number	%	%
New dwelling units commenced			
Private sector houses	20 914	1.2	-21.6
Total dwelling units	31 030	6.4	-20.7
New dwelling units completed			
Private sector houses	21 243	-7.0	-28.4
Total dwelling units	31 772	-7.6	-25.4

Original estimates

There were 27,964 new dwelling units commenced in the March quarter 1996, a decrease of 6.8% from the December quarter 1995 estimate of 29,999.

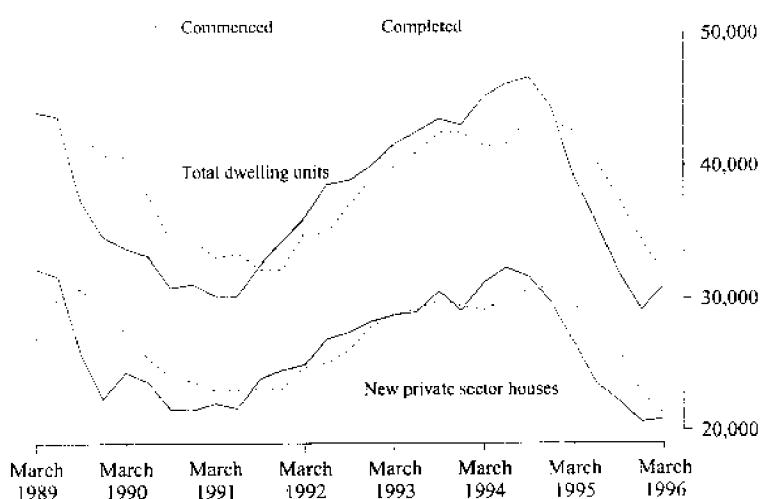
Total new private sector dwelling commencements fell by 7.7% in the March quarter 1996 to 26,497. New private sector house commencements were down 14.5%, however, new private sector other

residential dwelling commencements rose by 14.0% over the December quarter 1995.

Total new public sector dwelling commencements rose by 12.5% in the March quarter 1996 to 1,467. New public sector house commencements were down 15.1%, while new public sector other residential dwelling commencements rose by 29.5% over the December quarter 1995.

In addition to new dwelling commencements, there were 380 dwellings commenced in the March quarter 1996 as part of alterations and additions to existing buildings (including conversions to dwelling units) and as part of the construction of non-residential buildings. This compares with 510 such dwellings in the December quarter 1995 and 671 in the March quarter 1995.

DWELLING UNITS COMMENCED AND COMPLETED (Seasonally adjusted)



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TABLE 1. SUMMARY OF BUILDING ACTIVITY, AUSTRALIA—continued

Period	New residential building						Non-residential building												
	Houses			Other residential buildings			Total			Alterations and additions to residential buildings									
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Holiday etc.	Shops	Factories	Offices	Other business premises	Education	Religious	Miscellaneous	Total	Total building			
VALUE OF WORK DONE DURING PERIOD																			
1992-93	10,369.5	..	3,119.6	..	13,489.1	2,179.1	271.6	1,089.4	911.2	2,302.9	911.3	1,100.9	106.2	823.3	568.4	622.6	8,708.0	24,376.1	
1993-94	11,415.4	..	3,672.2	..	15,087.6	2,344.6	291.4	1,420.9	751.9	1,713.4	913.5	1,132.7	79.0	957.0	779.5	498.9	8,558.2	25,990.4	
1994-95	11,546.0	..	4,397.4	..	15,943.4	2,616.1	481.1	1,907.8	879.7	1,682.0	1,367.5	1,137.4	75.2	862.3	900.6	552.3	9,745.8	28,305.3	
1994 Dec. qtr	..	3,210.0	..	1,138.2	..	4,348.2	749.0	95.3	491.6	262.3	427.8	310.0	319.3	18.6	218.0	207.9	139.7	2,490.6	7,587.8
1995 Mar. qtr	2,597.0	..	1,049.2	..	3,646.2	562.0	119.4	397.9	206.1	345.8	303.4	261.6	17.6	203.9	205.4	122.9	2,183.8	6,392.0	
June qtr	2,589.3	..	1,096.4	..	3,685.7	639.1	148.6	545.4	194.1	509.3	798.5	276.7	17.6	223.6	288.4	61.0	2,763.3	7,088.1	
Sept. qtr	2,605.1	..	1,070.3	..	3,675.4	656.8	114.9	621.5	220.4	461.8	464.8	298.5	20.5	178.8	362.7	173.4	2,919.3	7,251.5	
Dec. qtr	2,431.6	..	958.5	..	3,390.1	711.3	173.1	579.8	243.4	483.9	437.7	354.4	22.3	196.2	357.1	189.3	3,037.1	7,138.6	
1996 Mar. qtr	..	2,074.5	..	818.5	..	2,893.0	547.6	150.0	366.1	224.1	371.5	359.9	317.4	20.2	153.6	275.0	151.5	2,589.3	5,829.9
VALUE OF WORK YET TO BE DONE																			
1992-93	2,178.1	..	1,136.3	..	3,314.4	423.4	744.4	528.8	257.4	1,071.0	221.0	437.1	36.2	583.8	406.5	150.3	4,428.4	8,166.1	
1993-94	2,466.5	..	1,401.6	..	3,868.1	534.2	673.3	802.5	240.4	791.2	528.7	405.9	30.7	603.5	475.5	206.2	4,757.8	9,160.0	
1994-95	2,155.9	..	1,839.8	..	3,995.7	571.1	461.7	962.4	290.6	740.9	485.7	506.8	33.2	408.4	905.7	260.3	4,995.6	9,562.3	
1994 Dec. qtr	..	2,426.4	..	1,830.2	..	4,256.6	563.5	375.0	610.9	251.9	698.4	435.0	436.0	32.4	524.6	484.0	256.4	4,104.5	8,924.6
1995 Mar. qtr	2,242.0	..	1,904.7	..	4,146.7	562.3	443.1	806.3	202.2	761.9	474.9	436.2	31.3	525.0	396.1	276.7	4,943.9	9,652.9	
June qtr	2,155.9	..	1,839.8	..	3,995.7	571.1	461.7	962.4	290.6	740.9	485.7	506.8	33.2	408.4	905.7	260.3	4,995.6	9,562.3	
Sept. qtr	2,020.9	..	1,822.3	..	3,843.2	531.2	373.8	904.7	273.0	692.8	485.9	449.8	50.8	367.5	870.5	289.6	4,758.4	9,132.8	
Dec. qtr	1,899.9	..	1,641.2	..	3,541.1	463.6	338.3	675.6	275.3	580.2	460.9	431.4	39.6	411.5	828.7	274.6	4,316.2	8,320.8	
1996 Mar. qtr	..	1,844.3	..	1,768.8	..	3,613.1	461.3	626.4	662.6	325.4	630.5	503.5	411.6	13.6	426.2	823.0	276.1	4,719.0	8,793.4

NOTE: The number of self-contained dwelling units commenced as part of the construction of non-residential building and alterations and additions to existing buildings (including conversions to dwelling units) are excluded from this table. There were 380 such dwelling units commenced in the March quarter 1996.

TABLE 2. SUMMARY OF PRIVATE SECTOR BUILDING ACTIVITY, AUSTRALIA *continued*

Period	New residential building					Non-residential building					Entertainment and recreational								
	Houses		Other residential buildings		Total	Alterations and additions to residential buildings		Holiday etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Miscellaneous	Total	Total building	
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Value residential buildings	Value residential buildings	etc.										
VALUATION OF WORK IN PROGRESS DURING PERIOD																			
1992-93	..	10,117.6	..	2,578.2	..	12,695.7	2,160.3	1,027.5	840.8	1,522.8	658.8	290.8	106.0	369.1	328.4	312.1	5,721.6	20,577.6	
1993-94	..	11,135.8	..	3,335.6	..	14,471.3	2,330.6	279.7	1,387.7	713.8	949.5	691.1	346.6	79.0	433.4	420.8	279.6	5,581.2	22,383.1
1994-95	..	11,306.9	..	4,054.3	..	15,361.2	2,593.6	470.8	1,860.9	799.3	1,100.4	899.6	325.4	75.2	391.7	576.1	265.6	6,767.0	24,721.2
1994 Dec. qtr	..	3,148.1	..	1,045.0	..	4,193.2	743.5	90.8	480.7	218.2	295.6	215.9	90.2	18.6	98.6	127.1	70.7	1,726.4	6,663.1
1995 Mar. qtr	..	2,557.6	..	980.8	..	3,538.4	557.7	117.7	388.3	183.6	246.8	202.0	81.8	17.6	95.9	130.0	56.9	1,520.6	5,616.7
June qtr	..	2,522.9	..	1,014.1	..	3,537.0	629.8	147.1	531.0	168.9	316.7	284.4	73.2	17.6	106.2	202.4	69.6	1,911.1	6,077.9
Sept. qtr	..	2,541.9	..	974.7	..	3,516.6	642.7	113.3	607.6	205.8	301.9	319.1	89.5	18.8	85.4	273.1	88.4	2,123.1	6,282.4
Dec. qtr	..	2,374.7	..	872.6	..	3,247.2	698.7	171.9	567.0	228.8	326.2	317.4	113.2	21.5	85.4	269.8	96.0	2,207.1	6,531.1
1996 Mar. qtr	..	2,027.4	..	742.2	..	2,769.5	534.5	148.0	752.0	220.8	245.0	291.8	100.1	20.0	67.7	211.4	87.8	1,744.7	5,048.7
VALUATION OF WORK YET TO BE DONE																			
1992-93	..	2,111.1	..	1,011.0	..	3,122.1	419.2	735.7	520.4	252.1	616.6	175.9	89.4	26.2	100.0	95.3	81.3	2,723.0	6,265.2
1993-94	..	2,417.5	..	1,298.0	..	3,715.5	530.1	668.3	793.0	206.0	511.2	271.9	69.7	30.7	227.4	357.9	93.2	3,229.3	7,474.8
1994-95	..	2,114.7	..	1,729.5	..	3,844.2	564.5	399.7	950.9	268.8	443.4	317.9	112.5	33.2	125.5	773.7	90.8	3,516.5	7,925.2
1994 Dec. qtr	..	2,397.6	..	1,736.7	..	4,134.2	558.9	374.4	600.0	195.5	478.4	252.6	91.5	32.4	175.4	347.8	67.6	2,615.5	7,198.6
1995 Mar. qtr	..	2,210.7	..	1,817.3	..	4,024.0	558.8	441.9	888.8	166.4	486.8	328.2	97.8	31.3	162.2	723.7	73.9	3,401.0	7,983.8
June qtr	..	2,114.7	..	1,729.5	..	3,844.2	564.5	399.7	950.9	268.8	445.4	117.9	112.5	33.2	125.5	773.7	90.8	3,516.5	7,925.2
Sept. qtr	..	1,979.5	..	1,696.5	..	3,676.0	526.2	372.9	890.8	258.2	404.9	355.5	118.6	49.8	107.1	756.5	72.5	3,386.8	7,589.0
Dec. qtr	..	1,863.0	..	1,540.8	..	3,403.8	454.7	338.2	665.6	270.2	354.4	383.8	91.6	39.5	82.4	712.6	122.0	3,060.3	6,918.8
1996 Mar. qtr	..	1,812.1	..	1,674.6	..	3,486.7	454.8	624.6	654.1	316.3	344.2	401.3	119.6	33.6	83.8	685.1	108.7	3,371.4	7,313.0

TABLE 3. SUMMARY OF PUBLIC SECTOR BUILDING ACTIVITY, AUSTRALIA *continued*

Period	New residential building										Non-residential building											
	Houses					Other residential buildings					Total					Alterations and additions to residential buildings						
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Value (\$m)	Number of dwelling units	Value (\$m)	Holiday etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Miscellaneous	Total	Total building		
VALUE OF WORK DONE DURING PERIOD																						
1992-93	251.9	541.4	..	793.4	18.8	62.0	252.5	810.1	0.2	454.2	240.0	310.6	2,986.3	3,798.5	..	..	..	..	..	..
1993-94	279.7	336.7	..	616.3	14.0	11.7	33.2	38.1	242.4	786.0	—	523.6	358.7	219.3	2,977.0	3,607.3	..	..	..	..
1994-95	239.1	343.1	..	582.2	23.1	10.3	46.9	80.5	581.6	367.8	812.0	—	468.6	324.5	286.7	2,978.8	3,584.1	..	..	..	..
1994 Dec. qtr	61.8	..	93.2	..	155.0	5.5	4.5	11.0	24.1	132.2	94.1	229.0	—	119.4	80.9	69.0	764.3	924.8	..	..
1995 Mar. qtr	39.4	68.4	..	107.7	4.3	1.7	9.6	22.4	99.0	101.4	179.7	—	108.0	75.4	65.9	663.2	775.3	..	..	..	..
June qtr	66.4	82.3	..	148.7	9.3	1.5	14.4	25.2	192.5	114.1	203.5	—	123.4	86.0	91.4	852.1	1,010.1	..	..	..	..
Sep. qtr	63.2	95.6	..	158.8	14.1	1.5	13.9	14.5	161.9	125.7	209.0	1.7	93.5	89.6	84.9	84.9	969.1	..	..	..	..
Dec. qtr	56.9	86.0	..	142.9	12.7	1.2	12.8	14.6	157.7	110.3	241.2	0.9	119.8	87.3	93.3	834.0	985.6	..	..	..	..
1996 Mar. qtr	47.1	76.4	..	123.5	13.1	2.0	14.2	3.3	126.6	68.1	217.2	0.2	85.9	63.6	63.6	644.6	781.2	..	..	..	..
VALUE OF WORK YET TO BE DONE																						
1992-93	67.0	125.3	..	192.3	3.2	8.7	8.3	5.3	434.4	45.1	147.7	—	475.8	311.2	69.0	1,705.4	1,900.9	..	..	..	..
1993-94	49.0	103.5	..	152.6	4.1	5.0	9.5	34.4	280.0	256.8	336.2	—	376.1	117.6	113.0	1,528.5	1,685.2	..	..	..	..
1994-95	41.2	110.4	..	151.5	6.5	1.9	11.5	21.8	297.4	167.8	394.3	—	282.9	131.9	169.6	1,479.1	1,637.1	..	..	..	..
1994 Dec. qtr	28.8	..	93.5	..	122.3	4.6	0.6	10.9	56.4	220.0	182.4	344.5	—	149.2	136.2	188.8	1,489.0	1,616.0
1995 Mar. qtr	31.3	91.4	..	122.7	1.9	1.2	7.5	35.8	275.2	146.7	338.4	—	362.8	172.6	202.8	1,543.0	1,669.2	..	..	..	..
June qtr	41.2	110.4	..	151.5	6.5	1.9	11.5	21.8	297.4	167.8	394.3	—	282.9	131.9	169.6	1,479.1	1,617.1	..	..	..	..
Sep. qtr	41.3	125.9	..	167.2	5.1	0.9	13.9	14.8	287.9	130.4	331.2	1.0	266.4	113.9	217.2	1,371.6	1,543.8	..	..	..	..
Dec. qtr	36.9	100.4	..	137.2	8.9	0.1	9.9	5.0	225.8	77.1	339.8	0.2	329.1	116.0	152.7	1,255.9	1,402.0	..	..	..	..
1996 Mar. qtr	32.2	94.2	..	126.4	6.5	1.8	8.5	9.1	286.3	102.2	292.0	—	342.4	137.8	167.5	1,347.6	1,480.4	..	..	..	..

**TABLE 4. NUMBER OF DWELLING UNITS BY STAGE OF CONSTRUCTION, AUSTRALIA
SEASONALLY ADJUSTED SERIES**

Period	Houses				Total			
	Private sector		Total		Private sector		Total	
	Commenced	Completed	Commenced	Completed	Commenced	Completed	Commenced	Completed
1994 Dec. qtr	29,679	31,040	30,279	31,901	42,643	41,525	44,439	43,458
1995 Mar. qtr	26,681	29,656	27,180	30,385	37,542	40,495	39,150	42,601
June qtr	23,567	27,366	24,220	28,054	33,674	38,138	35,677	40,421
Sept. qtr	22,250	26,118	22,967	26,670	30,052	35,963	31,915	37,442
Dec. qtr r	20,662	22,848	21,199	23,514	27,505	32,661	29,175	34,386
1996 Mar. qtr	20,914	21,243	21,325	21,848	29,459	29,753	31,030	31,772

**TABLE 5. VALUE OF BUILDING ACTIVITY, AUSTRALIA
SEASONALLY ADJUSTED SERIES
(\$ million)**

Period	New residential building				Alterations and additions to residential buildings	Non-residential building		Total building	
	Houses		Other residential building	Total		Private sector	Total	Private sector	Total
	Private sector	Total							
COMMENCED									
1994 Dec. qtr	2,868.8	2,921.4	1,296.5	4,188.3	674.3	n.a.	2,118.8	6,015.0	7,055.1
1995 Mar. qtr	2,611.5	2,650.9	1,160.1	3,818.4	600.6	n.a.	2,737.0	6,613.6	7,119.0
June qtr	2,376.6	2,445.6	1,041.1	3,526.9	598.9	n.a.	2,502.6	5,684.1	6,556.9
Sept. qtr	2,261.1	2,323.9	935.2	3,237.7	597.3	n.a.	2,705.7	5,634.7	6,545.3
Dec. qtr r	2,125.4	2,183.3	740.4	2,913.9	565.4	n.a.	2,414.6	5,021.1	5,963.0
1996 Mar. qtr	2,203.5	2,245.1	1,007.3	3,259.0	582.7	n.a.	2,485.9	5,716.7	6,298.8
COMPLETED									
1994 Dec. qtr	2,965.7	3,032.5	910.4	3,918.5	623.6	1,500.8	2,414.7	5,899.7	7,010.8
1995 Mar. qtr	2,892.5	2,953.1	973.4	3,942.9	604.7	1,396.5	2,113.4	5,805.0	6,664.4
June qtr	2,699.5	2,764.2	1,083.8	3,868.6	666.5	1,655.0	2,419.9	6,076.3	6,916.8
Sept. qtr	2,612.7	2,663.8	1,025.7	3,682.5	772.5	1,859.2	2,531.9	6,093.6	6,968.6
Dec. qtr r	2,432.0	2,489.7	1,027.9	3,499.0	647.6	2,166.2	2,847.3	6,195.6	7,047.6
1996 Mar. qtr	2,212.4	2,258.3	969.4	3,249.4	600.5	1,656.8	2,306.0	5,312.9	6,148.3
VALUE OF WORK DONE									
1994 Dec. qtr	2,953.5	3,014.1	1,069.6	4,102.8	675.6	1,613.6	2,354.1	6,247.2	7,155.8
1995 Mar. qtr	2,795.3	2,842.7	1,119.3	3,953.2	635.6	1,711.1	2,429.0	6,135.6	6,987.2
June qtr	2,540.2	2,603.3	1,136.7	3,751.6	642.0	1,891.3	2,688.8	6,105.7	7,072.3
Sept. qtr	2,477.6	2,536.8	1,034.9	3,549.5	648.8	2,057.4	2,876.1	6,142.6	7,091.3
Dec. qtr r	2,226.1	2,281.7	900.1	3,196.7	641.5	2,062.2	2,869.5	5,765.3	6,730.2
1996 Mar. qtr	2,217.1	2,272.1	874.8	3,138.7	619.9	1,965.7	2,659.6	5,518.9	6,376.2

**TABLE 8. VALUE OF BUILDING WORK COMMENCED AT AVERAGE 1989-90 PRICES (a)
BY TYPE OF BUILDING**
(\$ million)

Period	NSW	Vic.	Qld	S.A.	WA	Tas.	NT	ACT	Aust.
NEW RESIDENTIAL BUILDING									
1992-93	4,147.0	2,391.9	3,608.4	767.3	1,603.0	252.3	93.8	348.5	13,212.2
1993-94	4,444.8	2,821.0	4,105.6	771.4	2,045.6	269.0	134.6	320.7	14,912.7
1994-95	5,271.6	2,811.4	3,832.3	670.8	1,947.4	212.1	140.3	227.3	15,113.2
1994 Dec. qtr	1,402.7	774.5	1,039.1	194.0	513.2	58.8	41.5	67.2	4,091.0
1995 Mar. qtr	1,210.0	655.9	742.4	146.2	413.9	47.3	24.1	50.7	3,290.5
June qtr	1,205.1	679.6	786.9	121.9	436.4	49.2	36.3	41.2	3,356.6
Sept. qtr	1,259.3	601.4	692.8	123.5	380.4	45.4	40.2	51.8	3,194.8
Dec. qtr r	907.9	623.8	629.8	116.7	359.9	46.3	26.8	67.2	2,778.4
1996 Mar. qtr	1,051.6	560.4	605.8	95.9	334.8	54.3	22.9	34.9	2,760.6
ALTERATIONS AND ADDITIONS TO RESIDENTIAL BUILDINGS									
1992-93	901.5	548.2	206.4	115.7	158.5	31.2	17.1	42.2	2,020.8
1993-94	989.8	668.1	202.5	114.2	162.4	33.8	15.4	48.4	2,234.6
1994-95	1,057.5	631.9	228.1	109.3	165.7	35.8	21.9	50.7	2,300.7
1994 Dec. qtr	334.3	170.0	63.3	27.6	46.6	11.6	4.9	15.8	673.9
1995 Mar. qtr	203.3	145.5	50.1	22.8	36.3	8.0	3.1	10.1	479.2
June qtr	237.4	163.1	55.5	28.4	39.9	9.8	10.6	10.6	554.3
Sept. qtr	244.4	152.7	58.7	25.4	44.0	7.6	5.7	11.6	550.1
Dec. qtr r	229.6	154.6	67.4	29.8	45.9	7.8	6.4	12.0	553.5
1996 Mar. qtr	205.9	124.7	43.3	26.3	41.9	8.5	2.5	7.1	460.2
NON-RESIDENTIAL BUILDING									
1992-93	2,959.9	1,919.0	1,655.0	431.2	825.6	103.7	87.7	203.0	8,185.1
1993-94	3,102.3	3,182.4	1,675.0	346.8	726.6	158.5	161.2	294.2	9,647.0
1994-95	3,633.9	2,378.0	2,082.3	475.5	705.1	148.1	137.8	277.9	9,838.6
1994 Dec. qtr	762.1	763.7	420.3	91.6	172.5	34.6	21.5	69.9	2,336.2
1995 Mar. qtr	1,326.0	574.6	640.7	84.5	168.7	44.5	54.3	53.0	2,946.3
June qtr	841.0	582.2	625.3	205.3	180.1	39.8	39.9	57.4	2,571.0
Sept. qtr	864.2	727.8	571.3	98.7	126.1	46.5	46.9	58.8	2,540.3
Dec. qtr r	836.5	806.2	520.6	108.3	184.0	44.5	27.8	55.1	2,583.0
1996 Mar. qtr	906.6	735.0	461.9	120.1	196.3	87.6	63.6	94.2	2,665.3
TOTAL BUILDING									
1992-93	8,008.4	4,859.1	5,469.8	1,314.2	2,587.1	387.2	198.6	593.7	23,418.1
1993-94	8,536.9	6,671.5	5,983.1	1,232.4	2,934.6	461.3	311.2	663.3	26,794.3
1994-95	9,963.0	5,821.3	6,142.7	1,255.4	2,818.2	396.0	300.0	555.9	27,252.5
1994 Dec. qtr	2,498.9	1,708.2	1,522.7	313.2	732.3	105.0	67.9	152.9	7,101.1
1995 Mar. qtr	2,739.3	1,376.0	1,433.2	253.5	618.9	99.8	81.5	113.8	6,716.0
June qtr	2,283.5	1,424.9	1,467.7	355.6	656.4	97.8	86.8	109.2	6,481.9
Sept. qtr	2,367.9	1,481.9	1,322.8	247.6	550.5	99.5	92.8	122.2	6,285.2
Dec. qtr r	1,974.0	1,584.6	1,217.8	254.8	589.8	98.6	61.0	134.3	5,914.9
1996 Mar. qtr	2,164.1	1,420.1	1,111.0	242.3	573.0	150.4	89.0	136.2	5,886.1

(a) See paragraphs 24-27 of the Explanatory Notes. Constant price estimates are subject to revision each quarter as more up to date information on prices and commodity compositions becomes available.

TABLE 9. VALUE OF BUILDING WORK DONE AT AVERAGE 1989-90 PRICES (a)
BY TYPE OF BUILDING
(\$ million)

Period	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
NEW RESIDENTIAL BUILDING									
1992-93	4,190.6	2,429.4	3,500.4	731.4	1,567.8	255.2	99.2	319.9	13,093.9
1993-94	4,440.3	2,731.9	3,886.4	799.1	1,934.1	270.1	124.1	309.7	14,495.7
1994-95	4,939.8	3,739.2	3,950.2	715.2	2,041.1	236.3	133.8	276.0	15,031.6
1994 Dec. qtr	1,311.0	762.3	1,093.1	203.3	549.0	65.4	35.9	76.3	4,096.3
1995 Mar. qtr	1,141.5	607.3	891.4	164.0	492.0	54.1	26.9	55.2	3,432.4
June qtr	1,254.3	638.7	823.6	144.3	462.3	53.2	40.7	43.4	3,460.5
Sept. qtr	1,255.8	664.3	809.8	127.4	424.2	49.9	37.5	56.9	3,425.8
Dec. qtr r	1,147.6	646.8	697.3	126.6	388.2	46.9	31.2	59.2	3,143.8
1996 Mar. qtr	987.5	541.3	572.8	106.4	359.3	42.7	27.7	42.1	2,679.8
ALTERATIONS AND ADDITIONS TO RESIDENTIAL BUILDINGS									
1992-93	932.5	554.4	204.9	119.5	157.0	31.3	17.2	44.3	2,061.1
1993-94	978.8	614.9	204.1	120.4	162.3	34.2	15.0	50.3	2,180.0
1994-95	1,096.6	652.4	227.5	112.7	177.9	36.8	19.8	51.5	2,375.2
1994 Dec. qtr	324.1	186.5	62.4	31.0	47.6	10.4	4.5	14.9	681.4
1995 Mar. qtr	219.1	149.9	53.5	21.8	42.0	8.7	3.0	10.2	508.2
June qtr	269.8	148.3	56.9	27.0	43.3	9.5	8.6	12.1	575.5
Sept. qtr	271.2	158.6	60.2	27.1	45.8	8.6	7.5	10.8	589.8
Dec. qtr r	273.9	179.1	71.6	34.9	48.3	8.0	5.3	13.2	634.3
1996 Mar. qtr	228.8	128.5	44.0	23.3	42.0	8.2	4.1	8.6	487.5
NON-RESIDENTIAL BUILDING									
1992-93	3,624.1	2,437.6	1,544.0	525.3	693.6	111.3	107.4	241.8	9,285.1
1993-94	3,346.3	2,411.1	1,573.6	420.1	834.5	138.0	143.7	244.4	9,111.7
1994-95	3,414.8	2,870.4	2,195.9	429.7	745.6	147.8	132.1	279.8	10,216.1
1994 Dec. qtr	833.3	750.5	581.1	106.4	203.4	38.4	37.0	69.6	2,619.7
1995 Mar. qtr	765.9	644.6	500.0	94.0	163.7	31.0	29.0	61.7	2,289.9
June qtr	1,009.5	837.5	593.4	126.5	163.0	36.8	33.6	76.4	2,876.7
Sept. qtr	1,037.4	910.8	608.0	108.3	169.5	50.2	56.1	70.9	3,011.2
Dec. qtr r	1,005.2	1,004.2	621.1	126.7	192.3	51.3	45.0	87.5	3,133.3
1996 Mar. qtr	813.0	716.9	497.4	104.2	168.8	40.2	41.3	59.1	2,440.9
TOTAL BUILDING									
1992-93	8,747.2	5,421.4	5,249.3	1,376.2	2,418.4	397.8	223.8	606.0	24,440.1
1993-94	8,765.4	5,757.9	5,664.1	1,339.6	2,930.9	442.3	282.8	604.4	25,787.4
1994-95	9,451.2	6,262.0	6,373.6	1,257.6	2,964.6	420.9	285.7	607.3	27,622.9
1994 Dec. qtr	2,468.4	1,699.3	1,736.6	340.7	300.0	114.2	77.4	160.8	7,397.4
1995 Mar. qtr	2,126.5	1,401.8	1,444.9	279.8	697.7	93.8	58.9	127.1	6,230.5
June qtr	2,533.6	1,624.5	1,473.9	297.8	668.6	99.5	82.9	131.9	6,912.7
Sept. qtr	2,564.4	1,733.7	1,478.0	262.8	639.5	108.7	101.1	138.6	7,026.8
Dec. qtr r	2,426.7	1,830.1	1,390.0	288.2	628.8	106.2	81.5	159.9	6,911.4
1996 Mar. qtr	2,029.3	1,386.7	1,114.2	233.9	570.1	91.1	73.1	109.8	5,608.2

(a) See paragraphs 24-27 of the Explanatory Notes. Constant price estimates are subject to revision each quarter as more up to date information on prices and commodity compositions becomes available.

**TABLE 10. NUMBER OF DWELLING UNITS BY OWNERSHIP,
CLASS OF BUILDER AND STAGE OF CONSTRUCTION
AUSTRALIA**

Period	Private sector				Public sector				Total		
	Houses			Other residential buildings	Total	Other residential buildings			Total	Houses	Other residential buildings
	Contractor-built	Other	Total			Houses	Total	Houses			
COMMENCED											
1992-93	89,062	24,646	113,708	37,389	151,097	3,471	7,037	10,508	117,179	44,426	161,605
1993-94	103,763	19,465	123,228	46,513	169,746	3,285	4,891	8,176	126,513	51,409	177,922
1994-95	94,942	17,024	111,966	47,053	159,019	2,611	4,858	7,469	114,577	51,911	166,488
1994 Dec. qtr	26,444	4,888	31,333	13,152	44,485	534	708	1,242	31,867	13,860	45,737
1995 Mar. qtr	19,801	4,012	23,814	9,978	33,792	513	989	1,502	24,327	10,967	35,294
June qtr	19,978	3,870	23,848	10,122	33,970	758	1,402	2,160	24,606	11,524	36,130
Sept. qtr	19,997	3,135	23,132	8,364	31,496	676	1,570	2,246	23,808	9,934	33,742
Dec. qtr r	18,590	3,221	21,810	6,885	28,695	496	808	1,304	22,306	7,693	29,999
1996 Mar. qtr	15,172	3,479	18,651	7,846	26,497	421	1,046	1,467	19,072	8,892	27,964
UNDER CONSTRUCTION AT END OF PERIOD											
1992-93	23,791	22,550	46,341	22,054	68,395	1,745	4,150	5,895	48,086	26,204	74,290
1993-94	31,438	18,876	50,315	28,105	78,420	1,366	2,760	4,126	51,681	30,865	82,546
1994-95	25,327	16,863	42,190	30,191	72,381	939	2,792	3,731	43,129	32,983	76,112
1994 Dec. qtr	30,640	18,371	49,010	31,440	80,450	918	2,833	3,751	49,928	34,273	84,201
1995 Mar. qtr	27,354	17,957	45,311	31,050	76,361	877	2,764	3,641	46,188	33,814	80,002
June qtr	25,327	16,863	42,190	30,191	72,381	939	2,792	3,731	43,129	32,983	76,112
Sept. qtr	24,371	15,095	39,467	28,481	67,948	1,004	3,311	4,315	40,471	31,792	72,263
Dec. qtr r	21,115	14,157	35,272	24,273	59,545	742	2,681	3,423	36,014	26,954	62,968
1996 Mar. qtr	20,319	14,020	34,339	24,065	58,404	696	2,574	3,270	35,035	26,639	61,674
COMPLETED											
1992-93	86,863	25,423	112,286	32,922	145,208	2,967	8,116	11,083	115,253	41,038	156,291
1993-94	96,612	22,001	118,613	39,850	158,463	3,630	6,275	9,905	122,243	46,125	168,368
1994-95	100,909	18,073	118,982	43,433	162,415	3,024	4,769	7,793	122,006	48,202	170,208
1994 Dec. qtr	30,174	4,888	35,062	11,761	46,823	982	1,461	2,443	36,044	13,222	49,266
1995 Mar. qtr	22,755	4,355	27,111	10,082	37,193	549	1,058	1,607	27,660	11,140	38,800
June qtr	22,060	4,551	26,610	10,181	36,791	693	1,368	2,061	27,303	11,549	38,852
Sept. qtr	21,211	4,468	25,679	9,899	35,578	610	1,047	1,657	26,289	10,946	37,235
Dec. qtr r	21,616	4,215	25,831	11,021	36,852	758	1,378	2,136	26,589	12,399	38,988
1996 Mar. qtr	15,903	3,523	19,425	7,908	27,333	467	1,153	1,620	19,892	9,061	28,953

TABLE 12. SUMMARY OF BUILDING ACTIVITY, VICTORIA - continued

Period	New residential building						Non-residential building						Enter- tainment and recre- ational Miscel- laneous	Total building	Value (\$m)				
	Houses			Other residential buildings			Total			Alterations and additions to residential buildings			Business premises						
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Hotels etc.	Hotels etc.	Shops	Factories	Offices	Health	Retire- ment	Educa- tional	Reli- gious	Entertain- ment and recre- ational			
VALUE OF WORK DONE DURING PERIOD																			
1992-93	2,246.7	..	196.3	..	2,483.0	579.5	31.6	207.3	317.3	617.3	196.5	192.4	20.3	178.1	92.4	115.4	1,970.7	5,033.2	
1993-94	2,520.8	..	278.4	..	2,799.2	651.0	38.7	330.7	247.4	335.7	198.4	193.4	16.5	272.1	157.6	111.7	1,902.2	5,352.3	
1994-95	2,573.9	..	300.0	..	2,874.0	51.8	707.5	464.0	245.4	393.1	354.9	263.2	16.3	209.5	219.7	104.2	2,322.0	5,903.5	
1994 Dec. qtr	..	721.2	..	79.5	..	800.7	202.2	7.3	106.7	71.9	116.6	90.7	73.2	3.6	55.7	48.2	31.7	605.6	1,608.5
1995 Mar. qtr	583.4	..	58.9	..	642.3	163.2	13.4	94.8	55.9	79.4	95.1	66.9	5.1	46.6	47.2	17.9	522.2	1,327.7	
June qtr	596.5	..	77.1	..	673.6	162.1	6.6	153.4	59.3	125.6	105.6	73.8	4.2	47.0	75.3	22.7	683.4	1,519.1	
Sept. qtr	605.8	..	94.0	..	699.9	174.1	25.2	184.2	58.4	129.1	86.7	79.0	1.7	40.2	123.6	22.5	750.4	1,624.4	
Dec. qtr	578.1	..	103.8	..	681.9	198.0	66.1	121.7	66.7	134.8	114.3	95.7	4.2	41.5	152.3	33.1	830.5	1,710.4	
1996 Mar. qtr	457.3	..	108.2	..	565.5	142.3	34.3	87.3	52.5	86.7	87.1	80.9	3.2	24.8	99.8	38.3	595.0	1,302.9	
VALUE OF WORK YET TO BE DONE																			
1992-93	482.8	..	67.3	..	550.1	84.1	20.0	37.3	78.1	93.5	38.3	45.2	6.9	199.6	37.8	43.6	600.4	1,234.6	
1993-94	547.1	..	116.2	..	663.4	152.5	164.8	226.4	75.3	87.5	243.2	66.2	7.2	168.8	268.7	65.1	1,373.1	2,189.0	
1994-95	482.0	..	186.8	..	668.8	150.0	154.6	142.6	61.7	89.3	113.9	122.5	7.5	62.1	371.2	20.4	1,145.9	1,964.7	
1994 Dec. qtr	..	567.1	..	111.8	..	678.9	133.0	160.9	162.6	81.5	58.2	193.3	98.4	10.5	161.9	362.8	31.6	1,263.7	2,075.5
1995 Mar. qtr	513.5	..	203.0	..	716.5	130.9	169.8	171.1	66.8	102.5	167.1	81.0	9.0	77.7	343.5	21.8	1,210.3	2,057.7	
June qtr	482.0	..	186.8	..	668.8	150.0	154.6	142.6	61.7	89.3	113.9	122.5	7.5	62.1	371.2	20.4	1,145.9	1,964.7	
Sept. qtr	467.8	..	159.4	..	627.2	141.9	152.6	136.4	53.5	65.1	94.7	102.0	6.0	45.1	363.6	29.4	1,048.4	1,817.5	
Dec. qtr	431.7	..	184.4	..	616.1	116.0	108.4	117.5	53.3	60.2	92.4	120.6	4.9	36.2	316.0	69.7	979.1	1,711.2	
1996 Mar. qtr	..	417.6	..	212.2	..	629.8	120.8	196.0	110.6	65.7	54.5	92.2	104.1	5.1	32.1	350.4	60.2	1,070.5	1,821.1

TABLE 13. SUMMARY OF BUILDING ACTIVITY, QUEENSLAND—continued

Period	New residential building						Non-residential building						Total building Value (\$m)		
	Other residential buildings			Total			Alterations and additions to residential buildings			Other business premises			Entertainment and recreation		
	Houses	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Total	Hotels etc.	Shops	Factories	Offices	Health	Religious	Educational	Miscellaneous	
VALUE OF WORK DONE DURING PERIOD															
1992-93	2,926.2	..	813.5	..	3,733.8	225.5	72.0	241.6	191.4	22.1	124.4	74.5	199.3	1,507.7	
1993-94	3,075.8	..	1,120.1	..	4,195.9	229.5	113.0	314.6	122.8	239.3	200.0	13.2	69.8	106.4	
1994-95	3,079.3	..	1,253.1	..	4,332.4	260.4	261.4	567.4	125.4	231.6	377.9	14.1	99.5	213.3	
1994 Dec. qtr	866.3	..	331.9	..	1,198.2	71.1	51.8	164.1	32.8	59.6	98.3	70.4	3.5	21.7	63.8
1995 Mar. qtr	693.2	..	288.7	..	981.9	61.5	72.4	107.7	28.2	44.8	89.6	52.3	2.8	27.3	63.5
June qtr	624.5	..	285.9	..	910.5	65.8	82.5	158.8	24.3	56.6	105.8	54.0	3.4	26.4	61.5
Sept. qtr	634.4	..	267.1	..	901.5	69.7	45.8	150.4	42.1	58.0	125.0	61.7	3.9	30.9	67.0
Dec. qtr	589.7	..	194.2	..	783.8	83.2	60.1	163.4	42.1	56.6	107.9	89.7	3.7	30.2	58.6
1996 Mar. qtr	504.3	..	144.2	..	648.5	51.2	43.2	106.9	53.1	60.3	77.7	56.9	3.5	27.7	52.3
VALUE OF WORK YET TO BE DONE															
1992-93	371.5	..	250.7	..	622.2	23.6	407.3	42.8	31.3	238.1	41.3	64.0	1.8	22.4	141.2
1993-94	472.9	..	354.2	..	827.1	21.5	386.7	180.6	27.4	155.6	152.5	48.7	2.2	36.0	83.5
1994-95	326.9	..	381.2	..	708.1	26.5	122.2	277.6	25.0	122.0	85.8	86.0	5.3	45.9	96.7
1994 Dec. qtr	437.0	..	438.5	..	875.4	10.3	97.1	315.8	22.1	121.1	96.1	99.9	2.2	38.3	28.8
1995 Mar. qtr	338.5	..	397.1	..	735.6	28.9	149.3	268.1	16.2	107.2	68.5	94.2	3.9	54.4	127.0
June qtr	326.9	..	381.2	..	768.1	28.5	132.2	277.6	25.0	122.0	85.8	86.0	5.3	45.9	96.7
Sept. qtr	305.4	..	301.2	..	646.6	27.6	104.5	249.9	26.2	114.0	73.0	89.9	6.7	68.0	92.7
Dec. qtr	301.8	..	242.1	..	544.0	25.1	104.4	165.6	43.1	37.5	63.6	76.7	4.9	71.3	110.2
1996 Mar. qtr	280.7	..	283.2	..	563.9	24.6	122.8	165.7	40.6	61.7	89.4	53.7	3.2	85.0	91.3
															1,219.4

TABLE 17. SUMMARY OF BUILDING ACTIVITY, NORTHERN TERRITORY—continued

Period	New residential building						Non-residential building						Entertainment and recreational			Miscellaneous	Total building		
	Houses			Other residential buildings			Total			Alterations and additions to residential buildings			Offices						
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Hotels and restaurants	Shops	Factories	Offices	Education	Religious	Health	Entertainment and recreational	Miscellaneous	Total			
VALUE OF WORK DONE DURING PERIOD																			
1992-93	..	85.6	..	31.4	..	117.0	20.4	3.8	2.0	48.8	14.7	20.6	0.2	7.5	1.1	16.4	116.9	254.3	
1993-94	..	114.2	..	35.6	..	149.8	18.6	10.5	9.3	1.8	54.4	18.7	23.8	0.1	10.5	8.3	18.7	156.2	324.6
1994-95	..	113.3	..	54.4	..	167.7	26.0	11.3	6.2	18.2	22.0	24.8	..	8.8	6.9	35.2	144.7	338.3	
1994 Dec. qtr	..	31.6	..	13.3	..	44.9	5.7	0	2.9	1.6	5.4	12.4	6.4	..	3.7	1.9	6.0	40.4	91.0
1995 Mar. qtr	..	21.4	..	12.6	..	34.1	4.2	2.8	3.0	2.1	3.3	4.3	2.4	..	1.7	1.3	10.9	31.7	70.0
June qtr	..	30.5	..	20.1	..	50.6	11.3	8.2	3.0	1.9	0.9	2.0	4.7	..	0.6	2.2	13.6	37.0	98.9
Sept. qtr	..	33.3	..	15.2	..	48.5	10.3	11.3	8.0	2.0	3.9	3.2	9.4	1.6	1.7	4.5	16.8	62.6	121.4
Dec. qtr	..	29.3	..	12.4	..	41.6	7.6	3.0	4.7	1.2	4.1	5.0	11.6	1.4	3.2	3.9	12.5	50.3	99.5
1996 Mar. qtr	..	20.8	..	15.4	..	36.2	5.7	3.0	8.6	1.2	5.9	10.8	7.2	0.1	1.0	4.8	3.7	46.4	88.4
VALUE OF WORK YET TO BE DONE																			
1992-93	..	22.6	..	5.2	..	27.8	4.2	0.2	1.9	0.1	9.3	2.4	5.2	0.1	6.2	0.1	6.2	31.6	63.7
1993-94	..	29.8	..	5.7	..	35.5	4.2	..	22.7	3.6	6.8	12.2	6.5	..	7.4	0.4	12.6	72.1	111.8
1994-95	..	26.1	..	16.8	..	42.9	7.4	14.1	24.6	1.2	1.4	1.5	18.6	..	0.4	0.5	23.5	85.7	137.9
1994 Dec. qtr	..	18.6	..	33.8	..	52.4	4.6	0.1	22.8	4.0	2.7	6.2	1.0	..	2.0	1.5	10.5	50.8	107.9
1995 Mar. qtr	..	17.8	..	24.1	..	41.9	4.1	14.0	22.4	2.2	1.4	2.1	6.4	..	0.7	1.5	28.5	79.1	125.7
June qtr	..	26.1	..	16.8	..	42.9	7.4	14.1	24.6	1.2	1.4	1.5	18.6	..	0.4	0.5	23.5	83.7	135.9
Sept. qtr	..	24.7	..	21.4	..	46.1	5.0	5.7	20.9	0.9	8.5	8.5	12.4	0.7	3.7	0.3	12.3	74.3	135.3
Dec. qtr	..	21.1	..	21.0	..	42.1	6.4	2.9	18.7	1.2	6.4	9.7	12.0	0.1	1.1	0.7	2.6	55.6	104.1
1996 Mar. qtr	..	16.6	..	20.3	..	36.9	3.6	29.9	13.4	0.8	2.7	7.3	6.0	..	0.3	2.4	16.3	79.1	119.6

TABLE 18. SUMMARY OF BUILDING ACTIVITY, AUSTRALIAN CAPITAL TERRITORY—continued

Period	New residential building		Non-residential building		Entertainment and recreation		Total building	
	Houses		Other residential buildings		Alterations and additions to residential buildings (\$m)		Other business premises	
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Houses	Factories etc.	Shops	Health
VALUE OF WORK DONE DURING PERIOD								
1992-93	242.3	146.2	..	388.5	59.1	2.0	9.5	2.7
1993-94	205.8	167.5	..	373.4	67.7	0.6	14.0	5.1
1994-95	183.2	149.5	..	332.8	69.3	5.0	18.2	2.9
1994 Dec. qtr	50.4	41.3	..	91.7	20.0	2.1	6.9	1.8
1995 Mar. qtr	34.5	31.6	..	66.1	13.8	1.8	3.7	0.3
June qtr	37.9	16.4	..	54.3	16.2	0.7	3.7	0.6
Sept. qtr	38.0	30.7	..	68.7	14.6	0.1	2.2	2.0
Dec. qtr	44.8	26.0	..	70.9	16.9	—	3.6	44.7
1996 Mar. qtr	31.2	19.1	..	50.4	11.1	3.5	0.7	38.3
VALUE OF WORK YET TO BE DONE:								
1992-93	408.2	59.2	..	107.3	9.6	0.7	1.1	0.7
1993-94	42.6	76.3	..	119.0	9.2	0.4	2.4	0.3
1994-95	32.7	28.5	..	61.1	8.7	0.1	1.9	0.5
1994 Dec. qtr	28.0	40.3	..	68.4	11.0	1.7	1.4	147.1
1995 Mar. qtr	32.8	31.7	..	64.4	11.0	0.7	1.4	0.1
June qtr	32.7	28.5	..	63.1	8.7	0.1	1.9	0.5
Sept. qtr	31.8	23.0	..	54.8	9.0	—	1.1	3.4
Dec. qtr	31.7	34.7	..	66.4	8.1	—	1.5	0.8
1996 Mar. qtr	24.5	32.1	..	56.6	6.3	—	0.8	0.7

TABLE 19. NUMBER OF NEW HOUSES BUILT BY CONTRACT BUILDERS FOR PRIVATE OWNERSHIP, BY COMPLETION VALUE RANGE AND STAGE OF CONSTRUCTION

Period, State or Territory	Commenced			Under construction at end of period			Completed		
	<i>Less than \$40,000</i>	<i>\$40,000 to \$59,999</i>	<i>\$60,000 and over</i>	<i>Less than \$40,000</i>	<i>\$40,000 to \$59,999</i>	<i>\$60,000 and over</i>	<i>Less than \$40,000</i>	<i>\$40,000 to \$59,999</i>	<i>\$60,000 and over</i>
	Total	Total	Total	Total	Total	Total	Total	Total	Total
AUSTRALIA									
1992-93	2,549	19,231	67,282	89,062	488	3,828	19,475	23,791	2,628
1993-94	2,217	17,903	83,643	103,763	564	3,802	27,072	31,438	2,320
1994-95	1,435	11,918	81,588	94,942	346	1,933	23,048	25,337	1,613
1994 Dec. qtr	388	3,893	22,164	26,444	390	3,216	27,034	30,640	492
1995 Mar. qtr	212	2,342	17,248	19,801	300	2,510	34,544	27,354	300
June qtr	378	1,933	17,667	19,978	346	1,933	23,048	25,327	356
Sept. qtr	340	2,034	17,624	19,997	310	1,776	22,286	24,371	348
Dec. qtr r	244	1,904	16,441	18,590	321	1,408	19,386	21,115	223
1996 Mar. qtr	242	1,235	13,695	15,172	303	1,275	18,741	20,319	276
1994-95									
NSW	238	1,409	20,172	21,818	97	213	6,890	7,200	251
Vic.	274	2,686	17,771	20,731	77	531	5,628	6,236	257
Qld	400	3,377	24,124	27,900	120	419	4,505	5,044	444
SA	220	1,428	5,183	6,831	21	258	1,085	1,363	273
WA	225	2,642	11,136	14,004	—	404	3,798	4,202	304
Tas.	64	193	1,337	1,594	27	50	535	612	61
NT	15	70	507	592	4	24	202	230	21
ACT	—	114	1,358	1,472	2	33	406	441	2
Australia	1,435	11,918	81,588	94,942	346	1,933	23,048	25,327	1,613
MARCH QUARTER 1996									
NSW	20	159	3,836	4,015	37	235	5,494	5,766	60
Vic.	32	270	2,950	3,252	60	318	4,527	4,906	48
Qld	125	439	3,772	4,337	142	310	4,043	4,495	105
SA	34	97	678	809	21	106	935	1,061	55
WA	12	239	1,961	2,212	12	226	2,873	3,112	—
Tas.	11	18	238	268	24	36	446	506	5
NT	3	6	67	76	7	13	126	146	—
ACT	4	7	192	203	—	30	296	326	4
Australia	242	1,235	13,695	15,172	303	1,275	18,741	20,319	276

**TABLE 21. NUMBER OF DWELLING UNITS BY OWNERSHIP,
CLASS OF BUILDER AND STAGE OF CONSTRUCTION,
MARCH QUARTER 1996**

State or Territory	Private sector				Public sector				Total		
	Houses			Other residential buildings	Total	Other residential buildings			Total	Houses	Other residential buildings
	Contractor- built	Other	Total			Houses	Total				
COMMENCED											
NSW	4,015	1,300	5,315	3,868	9,183	86	295	381	5,401	4,163	9,564
Vic.	3,252	1,017	4,269	812	5,081	75	213	288	4,344	1,025	5,369
Qld	4,337	431	4,768	1,834	6,602	112	210	322	4,880	2,044	6,924
SA	809	234	1,044	193	1,237	45	2	47	1,089	195	1,284
WA	2,212	256	2,468	717	3,185	71	172	243	2,539	889	3,428
Tas.	268	193	461	151	612	8	42	50	469	193	662
NT	76	33	109	87	196	24	103	127	133	190	323
ACT	203	14	217	184	401	—	9	9	217	193	410
Australia	15,172	3,479	18,651	7,846	26,497	421	1,046	1,467	19,072	8,892	27,964
UNDER CONSTRUCTION AT END OF PERIOD											
NSW	5,766	5,995	11,761	13,677	25,438	152	961	1,113	11,913	14,638	26,551
Vic.	4,906	3,410	8,316	2,244	10,560	145	744	889	8,461	2,988	11,449
Qld	4,495	1,393	5,888	4,564	10,452	175	427	602	6,063	4,991	11,054
SA	1,061	775	1,836	511	2,347	46	11	57	1,892	522	2,404
WA	3,112	1,122	4,234	1,790	6,024	86	243	329	4,320	2,033	6,353
Tas.	506	1,104	1,610	400	2,010	15	64	79	1,625	464	2,089
NT	146	173	319	267	586	74	102	176	393	369	762
ACT	326	48	374	612	986	3	22	25	377	634	1,011
Australia	20,319	14,020	34,339	24,065	58,404	696	2,574	3,270	35,035	26,639	61,674
COMPLETED											
NSW	3,921	1,500	5,421	3,851	9,272	125	422	547	5,546	4,273	9,819
Vic.	3,425	951	4,376	490	4,866	108	216	324	4,484	706	5,190
Qld	4,382	300	4,681	2,301	6,982	76	258	334	4,757	2,559	7,316
SA	1,005	157	1,162	127	1,289	70	12	82	1,232	139	1,371
WA	2,475	355	2,830	742	3,572	62	214	276	2,892	956	3,848
Tas.	309	209	518	141	659	4	14	18	522	155	677
NT	119	36	155	89	244	21	7	28	176	96	272
ACT	266	16	282	167	449	1	10	11	283	177	460
Australia	15,903	3,523	19,425	7,908	27,333	467	1,153	1,620	19,892	9,061	28,953

TABLE 22. VALUE OF BUILDING ACTIVITY, MARCH QUARTER 1996
(**\$ million**)

State or Territory	Commenced		Under construction		Completed		Value of work done during period		Value of work yet to be done	
	Private sector	Total	Private sector	Total	Private sector	Total	Private sector	Total	Private sector	Total
NEW HOUSES										
NSW	629.0	638.1	1,454.6	1,471.5	631.3	645.0	616.0	628.1	693.1	701.6
Vic.	436.8	443.8	956.4	969.3	454.7	464.2	446.9	457.3	413.4	417.6
Qld	474.6	486.9	623.1	642.3	459.4	467.0	495.2	504.3	271.4	280.7
SA	90.4	93.8	178.7	182.2	104.4	109.5	101.3	105.0	78.1	80.1
WA	256.7	262.1	511.6	518.9	284.7	290.4	276.1	281.6	252.7	256.0
Tas.	42.0	42.7	146.1	148.0	49.1	49.7	45.3	46.2	66.5	67.2
NT	11.6	15.9	33.5	48.7	17.3	19.8	15.6	20.8	12.7	16.6
ACT	24.5	24.5	51.8	52.6	32.2	32.4	30.9	31.2	24.2	24.5
Australia	1,965.6	2,007.8	3,956.0	4,033.4	2,033.1	2,077.9	2,027.4	2,074.5	1,812.1	1,844.3
NEW OTHER RESIDENTIAL BUILDINGS										
NSW	456.4	479.1	1,859.6	1,936.7	293.7	424.3	403.8	427.2	1,064.2	1,094.9
Vic.	118.1	133.6	358.4	415.4	47.8	64.5	89.9	108.2	181.9	212.2
Qld	177.5	191.8	475.8	505.9	223.6	258.3	132.0	144.2	267.7	283.2
SA	15.3	15.4	40.8	41.6	9.4	10.2	16.2	16.7	18.8	19.4
WA	58.4	74.6	157.6	180.9	62.7	76.5	63.4	81.0	73.2	81.1
Tas.	18.1	21.6	33.0	38.7	12.2	13.9	4.7	6.5	22.5	25.6
NT	7.3	13.3	45.7	52.0	9.0	9.6	14.6	15.4	14.9	20.3
ACT	15.9	16.7	63.4	65.4	15.7	16.6	18.7	19.3	31.4	32.1
Australia	867.0	946.1	3,034.2	3,236.5	774.0	873.9	742.2	818.5	1,674.6	1,768.8
TOTAL NEW RESIDENTIAL BUILDING										
NSW	1,085.3	1,117.1	3,314.2	3,408.2	1,025.0	1,069.3	1,018.7	1,055.3	1,757.3	1,796.5
Vic.	554.9	577.4	1,314.8	1,384.5	502.6	528.7	536.8	565.5	595.3	629.8
Qld	652.1	678.6	1,099.0	1,148.2	683.0	725.4	627.1	648.5	539.1	563.9
SA	105.7	109.2	219.5	223.8	113.8	119.7	117.5	121.7	96.9	99.5
WA	315.1	336.8	669.2	699.8	347.3	366.9	339.6	362.6	325.9	337.1
Tas.	60.1	64.3	179.1	186.7	61.3	63.5	50.0	52.7	89.0	92.8
NT	18.9	29.3	79.2	100.7	26.3	29.4	30.2	36.2	27.6	36.9
ACT	40.4	41.2	115.2	118.0	47.9	49.0	49.6	50.4	55.6	56.6
Australia	2,832.6	2,953.9	6,990.1	7,270.0	2,807.1	2,951.8	2,769.5	2,893.0	3,486.7	3,613.1

TABLE 22. VALUE OF BUILDING ACTIVITY, MARCH QUARTER 1996 - continued
 (\$ million)

State or Territory	Commenced		Under construction		Completed		Value of work done during period		Value of work yet to be done	
	Private sector	Total	Private sector	Total	Private sector	Total	Private sector	Total	Private sector	Total
ALTERATIONS AND ADDITIONS TO RESIDENTIAL BUILDINGS										
NSW	228.3	229.4	622.5	623.4	250.3	252.6	256.8	258.4	247.6	247.9
Vic.	127.9	136.1	290.3	299.7	131.6	138.4	134.5	142.3	115.5	120.8
Qld	49.8	50.1	61.3	61.5	55.4	55.7	50.9	51.2	24.5	24.6
SA	29.4	29.8	52.7	52.8	27.9	28.2	26.3	26.7	20.8	20.9
WA	41.7	41.7	71.7	71.9	35.1	35.1	41.7	41.9	29.2	29.3
Tas.	10.2	10.7	18.9	19.3	9.8	9.8	10.1	10.3	7.6	7.9
NT	2.9	3.4	8.7	9.2	3.5	7.4	3.4	5.7	3.3	3.6
ACT	8.9	9.0	16.8	16.9	13.0	14.7	10.7	11.1	6.3	6.3
Australia	499.0	510.2	1,142.9	1,154.8	526.5	542.0	534.5	547.6	454.8	461.3
NON-RESIDENTIAL BUILDING										
NSW	722.1	916.6	2,892.4	4,371.5	514.2	668.0	617.9	824.4	1,667.6	2,132.8
Vic.	458.5	612.3	1,869.8	2,545.2	278.5	437.7	437.9	595.0	871.1	1,070.5
Qld	357.5	480.9	1,071.1	1,593.4	410.2	535.0	392.1	519.7	485.3	784.4
SA	68.4	132.9	152.2	405.8	49.7	91.9	60.2	117.7	67.8	200.2
WA	163.0	207.7	281.4	358.6	150.9	198.3	155.1	181.0	138.2	174.0
Tas.	64.8	90.5	90.0	139.4	29.6	51.0	29.6	41.8	51.2	86.8
NT	48.8	70.4	77.5	164.7	30.0	39.7	28.5	46.4	50.7	79.1
ACT	28.1	99.3	87.9	408.6	17.3	48.0	23.4	63.3	39.5	191.2
Australia	1,911.2	2,610.6	6,522.3	9,987.4	1,480.4	2,069.6	1,744.7	2,389.3	3,371.4	4,719.0
TOTAL BUILDING										
NSW	2,035.7	2,263.2	6,829.2	8,403.2	1,789.6	1,989.8	1,893.5	2,138.1	3,672.5	4,177.2
Vic.	1,141.2	1,325.8	3,474.9	4,329.4	912.6	1,104.8	1,109.2	1,302.9	1,581.9	1,821.1
Qld	1,059.4	1,209.6	2,231.4	2,803.1	1,148.5	1,316.1	1,070.1	1,219.4	1,048.8	1,372.9
SA	203.5	271.9	424.4	682.4	191.4	239.8	204.0	266.1	185.6	320.6
WA	519.8	586.2	1,022.2	1,130.4	533.2	600.2	536.5	585.4	493.3	540.4
Tas.	135.1	165.5	288.0	345.4	100.6	124.4	89.7	104.8	147.8	187.5
NT	70.6	103.0	165.3	274.6	59.8	76.5	62.0	88.4	81.7	119.6
ACT	77.4	149.5	219.9	543.5	78.3	111.7	83.7	124.9	101.3	254.1
Australia	5,242.8	6,074.8	14,655.3	18,412.1	4,814.0	5,563.4	5,048.7	5,829.9	7,313.0	8,793.4

**TABLE 23. SUMMARY OF BUILDING ACTIVITY
PRIVATE SECTOR RELATIVE STANDARD ERRORS (PER CENT)
MARCH QUARTER 1996**

State or Territory	New residential building			Value		
	Houses		Number of dwelling units	Total Value	Alterations and additions to residential buildings	Total building
	Number	Value				
COMMENCED						
NSW	4.4	4.9	2.6	2.9	4.8	1.6
Vic.	3.3	3.7	1.8	2.9	3.7	1.5
Qld	3.2	3.7	2.3	2.7	6.0	1.7
SA	4.1	4.2	3.4	3.6	7.0	2.1
WA	4.3	4.4	3.3	3.6	6.3	2.2
Tas.	3.5	3.6	2.6	2.5	5.9	1.2
NT	—	—	—	—	—	—
ACT	5.6	5.0	3.0	3.0	3.5	1.6
Australia	1.8	2.1	1.3	1.5	2.6	0.8
UNDER CONSTRUCTION AT END OF PERIOD						
NSW	3.4	3.6	1.6	1.6	3.3	0.8
Vic.	3.4	3.5	2.6	2.5	3.2	1.0
Qld	4.5	4.7	2.5	2.6	7.0	1.3
SA	4.5	4.1	3.5	3.4	7.7	2.0
WA	3.9	3.8	2.7	2.9	5.6	1.9
Tas.	2.4	2.4	1.9	1.9	5.4	1.2
NT	—	—	—	—	—	—
ACT	6.1	5.1	2.3	2.3	4.3	1.2
Australia	1.7	1.8	1.0	1.0	2.1	0.5
COMPLETED						
NSW	5.5	6.1	3.2	3.7	5.2	2.3
Vic.	5.2	5.7	4.7	5.1	6.2	3.0
Qld	5.4	5.9	3.6	4.0	7.4	2.4
SA	6.0	6.3	5.4	5.8	10.4	3.8
WA	5.1	5.6	4.0	4.6	9.7	3.1
Tas.	4.4	4.5	3.5	3.6	8.4	2.4
NT	—	—	—	—	—	—
ACT	8.2	7.9	5.1	5.3	5.3	3.4
Australia	2.5	2.8	1.7	2.0	3.1	1.2
VALUE OF WORK DONE DURING PERIOD						
NSW	—	3.9	..	2.4	3.6	1.4
Vic.	—	3.3	..	2.7	3.8	1.4
Qld	—	3.7	..	2.9	5.7	1.7
SA	—	3.9	..	3.4	6.8	2.1
WA	—	3.4	..	2.8	5.5	1.8
Tas.	—	2.8	..	2.6	5.0	1.5
NT	—	—	..	—	—	—
ACT	—	5.0	..	3.1	3.5	1.9
Australia	—	1.7	..	1.3	2.1	0.7
VALUE OF WORK YET TO BE DONE						
NSW	—	4.6	..	1.8	3.6	0.9
Vic.	—	4.3	..	2.9	3.5	1.1
Qld	—	5.8	..	2.9	8.3	1.5
SA	—	5.3	..	4.3	8.4	2.4
WA	—	4.2	..	2.3	6.7	2.2
Tas.	—	2.9	..	2.2	6.8	1.3
NT	—	—	..	—	—	—
ACT	—	6.1	..	2.6	5.1	1.5
Australia	—	2.3	..	1.2	2.3	0.6

TABLE 24. SUMMARY OF BUILDING ACTIVITY
TOTAL PRIVATE AND PUBLIC SECTOR RELATIVE STANDARD ERRORS (PER CENT)
MARCH QUARTER 1996

State or Territory	New residential building			Value		
	Houses		Number of dwelling units	Total Value	Alterations and additions to residential buildings	Total building
	Number	Value				
COMMENCED						
NSW	4.3	4.9	2.5	2.8	4.8	1.5
Vic.	3.2	3.6	2.6	2.8	3.5	1.2
Qld	3.1	3.6	2.2	2.6	5.9	1.5
SA	3.9	4.0	3.3	3.4	6.9	1.6
WA	4.2	4.3	3.1	3.3	6.3	2.0
Tas.	1.4	3.5	2.4	2.3	5.6	1.0
NT	—	—	—	—	—	—
ACT	5.6	5.0	2.9	3.0	3.5	0.9
Australia	1.8	2.0	1.2	1.4	2.5	0.7
UNDER CONSTRUCTION AT END OF PERIOD						
NSW	3.4	3.6	1.5	1.5	3.3	0.7
Vic.	3.3	3.4	2.4	2.4	3.1	0.8
Qld	4.4	4.5	2.4	2.5	7.0	1.0
SA	4.4	4.1	3.4	3.3	7.7	1.2
WA	3.8	3.7	2.6	2.8	5.6	1.7
Tas.	2.4	2.3	1.9	1.8	5.3	1.0
NT	—	—	—	—	—	—
ACT	6.0	5.0	2.2	2.2	4.2	0.5
Australia	1.7	1.8	0.9	1.0	2.1	0.4
COMPLETED						
NSW	5.3	6.0	3.0	3.6	5.1	2.0
Vic.	5.1	5.6	4.4	4.9	6.0	2.5
Qld	5.3	5.8	3.4	3.7	7.4	2.1
SA	5.6	6.0	5.1	5.5	10.3	3.0
WA	5.0	5.5	3.7	4.3	9.7	2.7
Tas.	4.4	4.5	3.4	3.5	8.3	1.9
NT	—	—	—	—	—	—
ACT	8.1	7.9	5.0	5.2	4.7	2.4
Australia	2.4	2.7	1.6	1.9	3.1	1.1
VALUE OF WORK DONE DURING PERIOD						
NSW	..	3.8	..	2.3	3.6	1.2
Vic.	..	3.2	..	2.6	3.6	1.2
Qld	..	3.6	..	2.8	5.6	1.5
SA	..	3.8	..	3.3	6.7	1.6
WA	..	3.4	..	2.6	5.5	1.7
Tas.	..	2.8	..	2.4	4.9	1.3
NT	..	—	..	—	—	—
ACT	..	5.0	..	3.1	3.4	1.3
Australia	..	1.7	..	1.2	2.1	0.6
VALUE OF WORK YET TO BE DONE						
NSW	..	4.5	..	1.7	3.6	0.8
Vic.	..	4.2	..	2.8	3.3	1.0
Qld	..	5.6	..	2.8	8.2	1.2
SA	..	5.2	..	4.1	8.4	1.4
WA	..	4.1	..	3.2	6.7	2.0
Tas.	..	2.9	..	2.1	6.5	1.1
NT	..	—	..	—	—	—
ACT	..	6.0	..	2.6	5.1	0.6
Australia	..	2.2	..	1.1	2.2	0.5

EXPLANATORY NOTES

INTRODUCTION

- 1** This publication contains detailed results from the quarterly Building Activity Survey.
- 2** The statistics were compiled on the basis of returns collected from builders and other individuals and organisations engaged in building activity. The quarterly survey consists of two components:
- A sample survey of private sector jobs involving new house construction or alterations and additions valued at \$10,000 or more to houses;
 - A complete enumeration of jobs involving construction of new residential buildings other than private sector houses, all alterations and additions to residential buildings (other than private sector houses) with an approval value of \$10,000 or more, and all non-residential building jobs with an approval value of \$50,000 or more.
- 3** From the September quarter 1990, only non-residential building jobs (both new and alterations and additions) with an approval value of \$50,000 (previously \$30,000) or more are included in the survey.
- 4** The use of sample survey techniques in the Building Activity Survey means that reliable estimates of private sector house building activity, including alterations and additions to houses are generally only available at the State, Territory and Australia levels. However, dwelling unit commencement data for regions below State and Territory level are shown in the monthly series of dwelling unit commencements compiled by the ABS. Data from this series, unlike that compiled from the Building Activity Survey, are based on information reported by local and other government authorities.

SCOPE AND COVERAGE

- 5** The statistics relate to *building* activity which includes construction of new buildings and alterations and additions to existing buildings. Construction activity not defined as building (e.g. construction of roads, bridges, railways, earthworks, etc.) is excluded.
- 6** Building jobs included in each quarter in the Building Activity Survey comprise those jobs selected in previous quarters which have not been completed (or commenced) by the end of the previous quarter and those jobs newly selected in the current quarter. The population list from which jobs are selected for inclusion comprises all approved building jobs which were notified to the ABS (refer paragraph 2) up to but not including the last month of the reference quarter (i.e. up to the end of August in respect of the September quarter survey). This introduces a lag to the statistics in respect of those jobs notified *and* commenced in the last month of the reference quarter (i.e. for the month of September in respect of the September quarter survey). For example, jobs which were notified as approved in the month of June and which actually commenced in that month are shown as

commencements in the September quarter. Similarly, building jobs which were notified in the month of September and which actually commenced in that month are shown as commencements in the December quarter.

DEFINITIONS

7 A *building* is defined as a rigid, fixed and permanent structure which has a roof. Its intended purpose is primarily to house people, plant, machinery, vehicles, goods or livestock. An integral feature of a building's design, to satisfy its intended use, is the provision for regular access by persons.

8 A *dwelling unit* is defined as a self-contained suite of rooms, including cooking and bathing facilities and intended for *long-term* residential use. Units (whether self-contained or not) within buildings offering institutional care, such as hospitals, or temporary accommodation such as motels, hostels and holiday apartments, are not defined as dwelling units. The value of units of this type is included in the appropriate category of non-residential building.

9 A *residential building* is defined as a building predominantly consisting of one or more dwelling units. Residential buildings can be either *houses* or *other residential buildings*:

- A *house* is defined as a detached building predominantly used for long-term residential purposes and consisting of only one dwelling unit. Thus, detached 'granny flats' and detached dwelling units (such as caretakers' residences) associated with non-residential buildings are defined as houses for the purpose of these statistics;
- An *other residential building* is defined as a building which is predominantly used for long-term residential purposes and which contains (or has attached to it) more than one dwelling unit (e.g. includes townhouses, duplexes, apartment buildings, etc.).

10 The number of dwelling units created by alterations and additions to existing buildings, and through the construction of new non-residential buildings, is not included in the tables but is shown as a footnote to table 1.

11 *Commenced*. A building is defined as commenced when the first physical building activity has been performed on site in the form of materials fixed in place and/or labour expended (this includes site preparation but excludes delivery of building materials, the drawing of plans and specifications and the construction of non-building infrastructures, such as roads).

12 *Under construction*. A building is regarded as being under construction at the end of a period if it has been commenced but has not been completed, and work on it has not been abandoned.

13 *Completed*. A building is defined as completed when building activity has progressed to the stage where the building can fulfil its

VALUATION OF BUILDING JOBS

intended function. In practice, the ABS regards buildings as completed when notified as such by respondents to the survey.

14 The value series in this publication are derived from estimates reported on survey returns as follows:

- *Value of building commenced or under construction* represents the anticipated completion value based, where practicable, on estimated market or contract price of building jobs excluding the value of land and landscaping. Site preparation costs are included. Where jobs proceed over several quarters the anticipated completion value reported on the return for the first (commencement) quarter may be amended on returns for subsequent (under construction) quarters as the job nears completion;
- *Value of building completed* represents the actual completion value based, where practicable, on the market or contract price of jobs including site preparation costs but excluding the value of land and landscaping;
- *Value of building work done during the period* represents the estimated value of building work actually carried out during the quarter on jobs which have commenced;
- *Value of building work yet to be done* represents the difference between the anticipated completion value and the estimated value of work done on jobs up to the end of the period.

BUILDING CLASSIFICATION

15 *Ownership.* The ownership of a building is classified as either *public sector* or *private sector* according to the sector of the intended owner of the completed building as evident at the time of approval. Residential buildings being constructed by private sector builders under government housing authority schemes whereby the authority has contracted, or intends to contract, to purchase the buildings on or before completion, are classified as public sector.

16 *Builder type.* Houses are classified according to the type of builder as follows:

- *Contractor-built houses.* Those constructed by a private recognised building contractor, either under contract, or in anticipation of sale or rental;
- *Houses built by other than contract builders.* Those constructed by an owner (other than a recognised building contractor) or under his direction, without the services of a single contractor responsible for the whole job. Houses built by businesses (other than recognised building contractors) and public sector organisations are also included in this category.

17 *Functional classification of buildings.* A building is classified according to its intended major function. Hence a building which is ancillary to other buildings or forms a part of a group of related buildings is classified to the function of the building and not to the

function of the group as a whole. An example of this can be seen in the treatment of building work approved for a factory complex. In this case a detached administration building would be classified to Offices, a detached cafeteria building to Shops, while factory buildings would be classified to Factories. An exception to this rule is the treatment of group accommodation buildings where, for example, a student accommodation building on a university campus would be classified to Educational.

18 Example of the types of individual buildings jobs included under each main functional heading are shown in the following lists:

- *Houses*. Includes 'cottages', 'bungalows', detached caretakers'/managers' cottages, rectories;
- *Other residential buildings*. Includes blocks of flats, home units, attached townhouses, villa units, terrace houses, semi-detached houses, maisonettes;
- *Hotels, etc.* Includes motels, hostels, boarding houses, guest houses, holiday apartment buildings;
- *Shops*. Includes retail shops, restaurants, cafes, taverns, dry cleaners, laundromats, hair salons, shopping arcades;
- *Factories*. Includes paper mills, oil refinery buildings, brickworks, foundries, power-houses, manufacturing laboratories, workshops as part of a manufacturing process;
- *Offices*. Includes banks, post offices, council chambers, head and regional offices;
- *Other business premises*. Includes warehouses, storage depots, services stations, transport depots and terminals, electricity sub-station buildings, pumping station buildings, telephone exchanges, mail sorting centres, broadcasting stations, film studios;
- *Educational*. Includes schools, colleges, kindergartens, libraries, museums, art galleries, research and teaching laboratories, theological colleges;
- *Religious*. Includes churches, chapels, temples;
- *Health*. Includes hospitals, nursing homes, surgeries, clinics, medical centres;
- *Entertainment and recreational*. Includes clubs, theatres, cinemas, public halls, gymnasiums, grandstands, squash courts, sports and recreation centres;
- *Miscellaneous*. Includes law courts, homes for the aged (where medical care is not provided as a normal service), orphanages, gaols, barracks, mine buildings, glass houses, livestock sheds, shearing sheds, fruit and skin drying sheds, public toilets, and ambulance, fire and police stations.

RELIABILITY OF THE ESTIMATES

19 Since the figures for private sector house building activity (including alterations and additions) are derived from information obtained from a sample of approved building jobs they are subject to sampling error; that is, they may differ from the figures that would have been obtained if information for all approved jobs for the relevant period had been included in the survey. A measure of the likely difference is given by the relative standard error of each estimate. There are about two chances in three that a sample estimate will differ by less than one standard error from the figure that would have been obtained if all approved jobs had been included, and about nineteen chances in twenty that the difference will be less than two standard errors. Relative standard errors of the estimates are shown in tables 23 and 24.

20 An example of the use of standard errors is as follows: If the number of new private sector houses commenced is 30,000 and the associated standard error is 1.5%, there are about two chances in three that the value which would have been derived if information had been obtained about all approved private sector house jobs would have been within the range 29,550 to 30,450 and about nineteen chances in twenty that the value would have been within the range 29,100 to 30,900.

21 The imprecision due to sampling variability, which is measured by the relative standard error, should not be confused with inaccuracies that may occur because of inadequacies in the source of building approval information, imperfections in reporting by respondents, and errors made in the coding and processing of data. Inaccuracies of this kind are referred to as non-sampling error, and may occur in any enumeration whether it be a full count or only a sample. Every effort is made to reduce the non-sampling error to a minimum by the careful design of questionnaires, efforts to obtain responses for all selected jobs, and efficient operating procedures.

SEASONAL ADJUSTMENT

22 Seasonally adjusted building statistics are shown in tables 4 and 5. In the seasonally adjusted series, account has been taken of normal seasonal factors and the effect of movement in the date of Easter which may, in successive years, affect figures for different quarters. Details regarding the methods used in seasonally adjusting the series are available on request.

23 Since seasonally adjusted statistics reflect both irregular and trend movements, an upward or downward movement in a seasonally adjusted series does not necessarily indicate a change of trend. Particular care should therefore be taken in interpreting individual quarter to quarter movements. Each of the component series shown has been seasonally adjusted independently. As a consequence, while the unadjusted components in the original series shown add to the totals, the adjusted components may not add to the adjusted totals. Further, the difference between independently seasonally adjusted series does not necessarily produce series which are optimal or even adequate adjustments of the similarly derived original series. Thus the figures which can be derived by subtracting seasonally adjusted private sector dwelling units from the

ESTIMATES AT CONSTANT PRICES

seasonally adjusted total should not be used to represent seasonally adjusted public sector dwelling units.

24 Estimates of the value of commencements and work done at average 1989–90 prices are presented in original terms for each State and Territory, and in original and seasonally adjusted terms for Australia.

25 Constant price estimates measure changes in value after the direct effects of price changes have been eliminated. The deflators used to revalue the current price estimates in this publication are derived from the same price data underlying the deflators compiled for the dwellings and non-dwelling construction components of the national accounts aggregate 'Gross fixed capital expenditure'.

26 Estimates at constant prices are subject to a number of approximations and assumptions. Further information on the nature and concepts of constant price estimates is contained in Chapter 4 of *Australia National Accounts: Concepts, Sources and Methods* (5216.0).

27 The factors used to seasonally adjust the constant price series are identical to those used to adjust the corresponding current price series.

UNPUBLISHED DATA AND RELATED PUBLICATIONS

28 The ABS can also make available certain building approvals and activity data which are not published. Where it is not practicable to provide the required information by telephone, data can be provided in the following forms: microfiche, photocopy, computer print-out, floppy disk and clerically extracted tabulation. A charge may be made for providing unpublished information in these forms.

29 Users may also wish to refer to the following publications and special products which are available on request:

Building Approvals, Australia (8731.0) — issued monthly

Building Activity, Australia: Dwelling Unit Commencements, Preliminary (8750.0) — issued quarterly

Engineering Construction Activity, Australia (8762.0.40.001) — issued quarterly

Public Sector Construction Activity, Australia, 1988–89 (8775.0)

Construction Industry Australia, Summary of Private Sector Operations, 1988–89 (8771.0)

Housing Finance for Owner Occupation, Australia (5609.0) — issued monthly

Price Index of Materials Used in House Building (6408.0) — issued monthly

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...	not applicable
—	nil or rounded to zero
r	figure or series revised since previous issue
n.a.	not available

31 Where figures have been rounded, discrepancies may occur between sums of the component items and totals.

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