

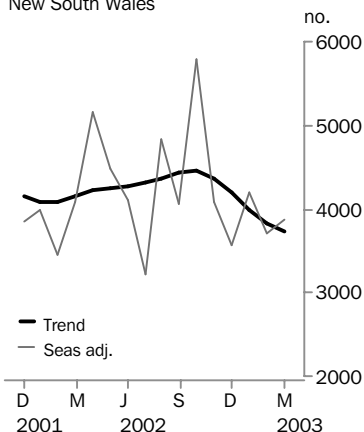


# BUILDING APPROVALS NSW AND ACT

EMBARGO: 11:30AM (CANBERRA TIME) MON 12 MAY 2003

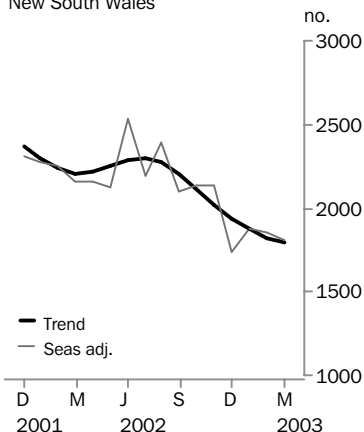
## Dwelling units approved

New South Wales



## Private sector houses approved

New South Wales



## MARCH KEY FIGURES

### NEW SOUTH WALES (a)

	Jan 2003	Feb 2003	Mar 2003
Dwelling units approved			
Original	3 756	3 516	3 763
Seasonally adjusted	4 189	3 703	3 871
Trend	3 994	3 823	3 728
.....			
	% change Dec 2002 to Jan 2003	% change Jan 2003 to Feb 2003	% change Feb 2003 to Mar 2003
Dwelling units approved			
Original	6.3	-6.4	7.0
Seasonally adjusted	17.3	-11.6	4.5
Trend	-4.7	-4.3	-2.5

## MARCH KEY POINTS

### NEW SOUTH WALES (a)

#### TREND ESTIMATES

- The trend estimate for total dwelling units approved has fallen for the last five months, following nine months of growth.
- The trend estimate for private sector houses approved has fallen for the last eight months, following four months of growth.

#### SEASONALLY ADJUSTED ESTIMATES

- The seasonally adjusted estimate for total dwellings approved rose 4.5% to 3,871 in March 2003, 4.9% lower than the estimate for the corresponding month of March 2002.
- The seasonally adjusted estimate for private sector houses approved in the March 2003 quarter were all more than 16.5% lower than the estimates for the corresponding months of the March 2002 quarter. The seasonally adjusted estimate for private sector houses rose in January (8.4%) before falling in both February (1.2%) and March (3.0%).

#### ORIGINAL ESTIMATES

- During the March 2003 quarter 11,035 units were approved, a decrease of 22% from the December 2002 quarter. The number of private sector houses approved in the March quarter fell by 12.3% to 5,393 while other dwellings decreased by 29.3% to 5,610.

- For further information about these and related statistics, contact Andrea Woods on Adelaide 08 8237 7350 or the National Information and Referral Service on 1300 135 070.

(a) Key figures and key points for the Australian Capital Territory are shown on page 24 of this publication.

# NOTES

## FORTHCOMING ISSUES

ISSUE	RELEASE DATE
June 2003	6 August 2003
September 2003	7 November 2003
December 2003	10 February 2004

## CHANGES IN THIS ISSUE

There are no changes in this issue.

## DATA NOTES

A special article 'Work Done on Housing Jobs Each Quarter' was included in the March 2003 issue of *Building Approvals Australia* (ABS Cat. no. 8731.0). This and other articles are available from the ABS website at [www.abs.gov.au](http://www.abs.gov.au). Go to the 'Feature Articles' link on the home page, then select Industry/Construction.

Building Approvals data now includes approvals in the External Territories of Australia (Jervis Bay is included in New South Wales). This has resulted in some minor revisions of data from July 2002. See paragraph 28 of the Explanatory Notes.

## REVISIONS THIS QUARTER

The following is a summary of revisions made to total dwelling units since the last issue of this publication.

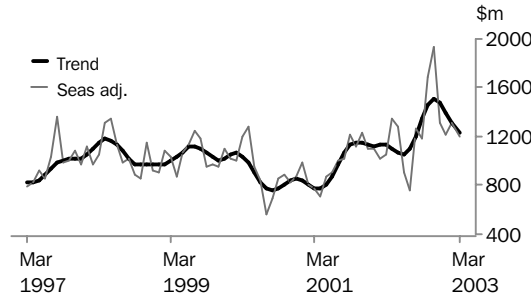
	1999-2000	2000-01	2001-02	2002-03
New South Wales	+5	+13	+184	+336

John Struik  
Regional Director, New South Wales

# VALUE OF BUILDING APPROVED: New South Wales

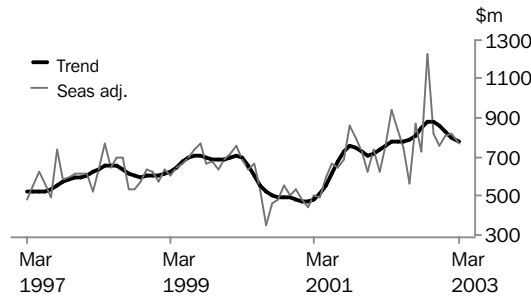
## VALUE OF TOTAL BUILDING

The trend estimates for the value of total building approved has fallen for the last four months following five months of growth.



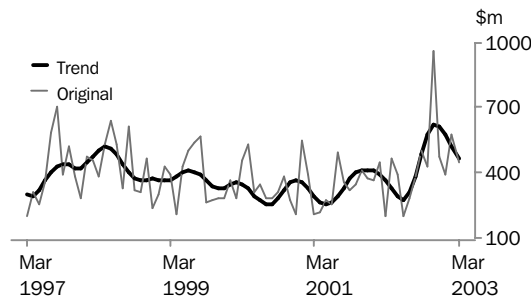
## VALUE OF RESIDENTIAL BUILDING

The trend estimate for the value of residential building approved has fallen in each of the last four months following six months of growth.



## VALUE OF NON-RESIDENTIAL BUILDING

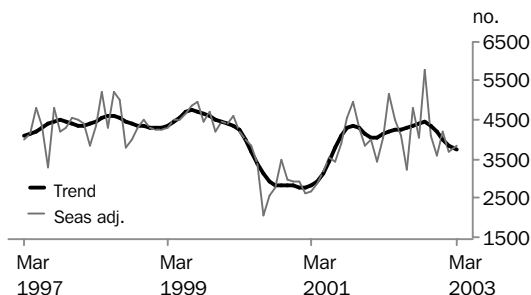
The trend estimate for the value of non-residential building approved continued to fall throughout the March 2003 quarter and has now fallen for four months.



# DWELLINGS APPROVED: New South Wales

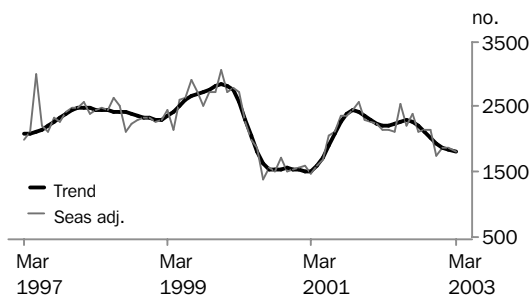
## TOTAL DWELLING UNITS

The trend estimate for total dwelling units approved has declined for the last five months, following nine months of growth.



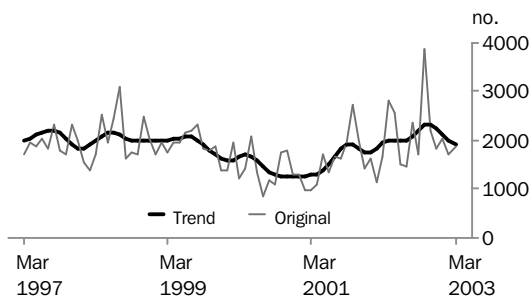
## PRIVATE SECTOR HOUSES

The trend estimate for private sector houses has fallen for the last eight months, following four months of growth.



## OTHER DWELLINGS

The trend estimate for other dwellings approved has declined for the last four months, following five months of growth.



# WHAT IF...? REVISIONS TO TREND ESTIMATES

## EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

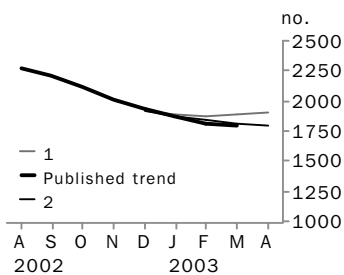
Readers should exercise care when interpreting trend estimates. The last six trend estimates, in particular, are likely to be revised when new seasonally adjusted estimates become available.

### TREND REVISIONS

Generally, the greater the volatility of the original series, the larger the size of the revisions to trend estimates. Analysis of the building approval original series has shown that they can be revised substantially. As a result, some months can elapse before turning points in the trend series are reliably identified.

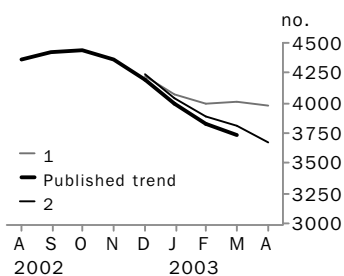
The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the April seasonally adjusted estimate is higher than the March estimate by 6% for the number of private sector houses approved and 10% for total dwelling units approved; and that the April seasonally adjusted estimate is lower than the March estimate by 6% for the number of private sector houses approved and 10% for total dwelling units approved. These percentages were chosen because they represent the average absolute monthly percentage change for these series over the last ten years.

### PRIVATE SECTOR HOUSES



	TREND AS PUBLISHED		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	<b>1</b> <i>rises by 6% on Mar 2003</i>		<b>2</b> <i>falls by 6% on Mar 2003</i>	
	no.	% change	no.	% change	no.	% change
November 2002	2 014	-4.6	1 984	-4.6	1 993	-4.4
December 2002	1 936	-3.9	1 917	-3.4	1 921	-3.6
January 2003	1 872	-3.3	1 881	-1.9	1 870	-2.7
February 2003	1 818	-2.9	1 871	-0.5	1 836	-1.8
March 2003	1 791	-1.5	1 883	0.6	1 816	-1.1
April 2003	n.y.a.	n.y.a.	1 900	0.9	1 799	-1.0

### TOTAL DWELLING UNITS



	TREND AS PUBLISHED		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	<b>1</b> <i>rises by 10% on Mar 2003</i>		<b>2</b> <i>falls by 10% on Mar 2003</i>	
	no.	% change	no.	% change	no.	% change
November 2002	4 369	-1.7	4 379	-1.4	4 403	-1.2
December 2002	4 190	-4.1	4 223	-3.6	4 235	-3.8
January 2003	3 994	-4.7	4 070	-3.6	4 037	-4.7
February 2003	3 823	-4.3	4 001	-1.7	3 894	-3.5
March 2003	3 728	-2.5	4 007	0.1	3 805	-2.3
April 2003	n.y.a.	n.y.a.	3 983	-0.6	3 679	-3.3

## DWELLING UNITS APPROVED—NSW

Month	HOUSES.....		OTHER DWELLINGS....		TOTAL DWELLING UNITS	
	<i>Private sector</i>	<i>Total</i>	<i>Private sector</i>	<i>Total</i>	<i>Private sector</i>	<i>Total</i>
	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>
ORIGINAL						
<b>2002</b>						
January	2 064	2 068	1 595	1 623	3 659	3 691
February	2 147	2 150	997	1 131	3 144	3 281
March	1 988	1 990	1 593	1 654	3 581	3 644
April	2 231	2 233	2 795	2 827	5 026	5 060
May	2 562	2 577	2 543	2 567	5 105	5 144
June	2 210	2 210	1 460	1 508	3 670	3 718
July	2 390	2 394	1 407	1 472	3 797	3 866
August	2 332	2 337	2 351	2 359	4 683	4 696
September	2 065	2 080	1 702	1 713	3 767	3 793
October	2 242	2 252	3 878	3 891	6 120	6 143
November	2 230	2 261	2 203	2 207	4 433	4 468
December	1 678	1 694	1 828	1 840	3 506	3 534
<b>2003</b>						
January	1 718	1 720	2 024	2 036	3 742	3 756
February	1 778	1 800	1 637	1 716	3 415	3 516
March	1 897	1 905	1 821	1 858	3 718	3 763
SEASONALLY ADJUSTED						
<b>2002</b>						
January	2 271	2 275	n.a.	n.a.	3 947	3 979
February	2 249	2 252	n.a.	n.a.	3 321	3 458
March	2 159	2 161	n.a.	n.a.	4 009	4 072
April	2 162	2 164	n.a.	n.a.	5 134	5 168
May	2 122	2 137	n.a.	n.a.	4 446	4 485
June	2 537	2 537	n.a.	n.a.	4 068	4 116
July	2 195	2 199	n.a.	n.a.	3 159	3 228
August	2 397	2 402	n.a.	n.a.	4 814	4 827
September	2 100	2 115	n.a.	n.a.	4 024	4 050
October	2 134	2 144	n.a.	n.a.	5 756	5 779
November	2 136	2 167	n.a.	n.a.	4 047	4 082
December	1 736	1 752	n.a.	n.a.	3 543	3 571
<b>2003</b>						
January	1 882	1 884	n.a.	n.a.	4 175	4 189
February	1 859	1 881	n.a.	n.a.	3 602	3 703
March	1 803	1 811	n.a.	n.a.	3 826	3 871
TREND ESTIMATES						
<b>2002</b>						
January	2 301	2 305	1 701	1 767	4 002	4 072
February	2 237	2 240	1 770	1 836	4 007	4 076
March	2 208	2 211	1 882	1 945	4 090	4 156
April	2 215	2 219	1 946	2 002	4 161	4 221
May	2 247	2 251	1 956	2 003	4 203	4 254
June	2 284	2 289	1 950	1 989	4 234	4 278
July	2 297	2 304	1 977	2 008	4 274	4 312
August	2 271	2 280	2 066	2 089	4 337	4 369
September	2 205	2 217	2 192	2 208	4 397	4 425
October	2 111	2 126	2 309	2 320	4 420	4 446
November	2 014	2 030	2 327	2 339	4 341	4 369
December	1 936	1 952	2 219	2 238	4 155	4 190
<b>2003</b>						
January	1 872	1 887	2 079	2 107	3 951	3 994
February	1 818	1 832	1 953	1 991	3 771	3 823
March	1 791	1 803	1 879	1 925	3 670	3 728

## DWELLING UNITS APPROVED, Percentage Change—NSW

Month	HOUSES.....		OTHER DWELLINGS....		TOTAL DWELLING UNITS	
	Private sector	Total	Private sector	Total	Private sector	Total
ORIGINAL (% change from preceding month)						
<b>2002</b>						
January	-5.1	-4.9	18.0	14.2	3.7	2.6
February	4.0	4.0	-37.5	-30.3	-14.1	-11.1
March	-7.4	-7.4	59.8	46.2	13.9	11.1
April	12.2	12.2	75.5	70.9	40.4	38.9
May	14.8	15.4	-9.0	-9.2	1.6	1.7
June	-13.7	-14.2	-42.6	-41.3	-28.1	-27.7
July	8.1	8.3	-3.6	-2.4	3.5	4.0
August	-2.4	-2.4	67.1	60.3	23.3	21.5
September	-11.4	-11.0	-27.6	-27.4	-19.6	-19.2
October	8.6	8.3	127.8	127.1	62.5	62.0
November	-0.5	0.4	-43.2	-43.3	-27.6	-27.3
December	-24.8	-25.1	-17.0	-16.6	-20.9	-20.9
<b>2003</b>						
January	2.4	1.5	10.7	10.7	6.7	6.3
February	3.5	4.7	-19.1	-15.7	-8.7	-6.4
March	6.7	5.8	11.2	8.3	8.9	7.0
SEASONALLY ADJUSTED (% change from preceding month)						
<b>2002</b>						
January	-1.7	-1.6	n.a.	n.a.	4.1	3.1
February	-1.0	-1.0	n.a.	n.a.	-15.9	-13.1
March	-4.0	-4.0	n.a.	n.a.	20.7	17.8
April	0.2	0.1	n.a.	n.a.	28.1	26.9
May	-1.9	-1.2	n.a.	n.a.	-13.4	-13.2
June	19.6	18.7	n.a.	n.a.	-8.5	-8.2
July	-13.5	-13.3	n.a.	n.a.	-22.3	-21.6
August	9.2	9.2	n.a.	n.a.	52.4	49.5
September	-12.4	-11.9	n.a.	n.a.	-16.4	-16.1
October	1.6	1.4	n.a.	n.a.	43.0	42.7
November	0.1	1.1	n.a.	n.a.	-29.7	-29.4
December	-18.7	-19.2	n.a.	n.a.	-12.5	-12.5
<b>2003</b>						
January	8.4	7.5	n.a.	n.a.	17.8	17.3
February	-1.2	-0.2	n.a.	n.a.	-13.7	-11.6
March	-3.0	-3.7	n.a.	n.a.	6.2	4.5
TREND ESTIMATES (% change from preceding month)						
<b>2002</b>						
January	-3.0	-3.1	-0.2	-0.1	-1.8	-1.8
February	-2.8	-2.8	4.1	3.9	0.1	0.1
March	-1.3	-1.3	6.3	5.9	2.1	1.9
April	0.4	0.4	3.4	2.9	1.7	1.6
May	1.4	1.4	0.5	0.0	1.0	0.8
June	1.6	1.7	-0.3	-0.7	0.7	0.6
July	0.6	0.7	1.4	1.0	0.9	0.8
August	-1.1	-1.0	4.5	4.0	1.5	1.3
September	-2.9	-2.8	6.1	5.7	1.4	1.3
October	-4.3	-4.1	5.3	5.1	0.5	0.5
November	-4.6	-4.5	0.8	0.8	-1.8	-1.7
December	-3.9	-3.8	-4.6	-4.3	-4.3	-4.1
<b>2003</b>						
January	-3.3	-3.3	-6.3	-5.9	-4.9	-4.7
February	-2.9	-2.9	-6.1	-5.5	-4.6	-4.3
March	-1.5	-1.6	-3.8	-3.3	-2.7	-2.5

## VALUE OF BUILDING APPROVED—NSW

<i>Month</i>	<i>New residential building</i>	<i>Alterations and additions to residential buildings(a)</i>	<i>Total residential building</i>	<i>Non-residential building</i>	<i>Total building</i>
<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>
ORIGINAL					
<b>2002</b>					
January	528.8	119.0	647.8	363.9	1 011.8
February	486.7	107.8	594.4	445.0	1 039.5
March	542.2	104.6	646.8	202.2	849.0
April	779.7	134.4	914.1	464.7	1 378.7
May	767.0	177.7	944.7	398.1	1 342.8
June	568.8	115.3	684.1	197.9	882.0
July	564.7	120.8	685.5	285.4	970.9
August	702.9	168.6	871.5	382.5	1 254.0
September	551.9	160.6	712.5	502.5	1 215.0
October	1 153.0	137.7	1 290.7	434.8	1 725.5
November	771.2	131.4	902.6	965.1	1 867.7
December	634.3	113.4	747.8	480.2	1 228.0
<b>2003</b>					
January	632.6	104.7	737.3	394.4	1 131.7
February	647.1	133.1	780.2	579.0	1 359.2
March	582.2	147.8	730.1	450.1	1 180.2
SEASONALLY ADJUSTED					
<b>2002</b>					
January	608.3	130.7	739.0	n.a.	1 099.2
February	517.3	110.2	627.6	n.a.	1 018.0
March	648.7	107.5	756.2	n.a.	1 045.6
April	815.1	130.7	945.8	n.a.	1 351.5
May	697.9	138.6	836.5	n.a.	1 274.9
June	625.1	124.8	749.9	n.a.	910.6
July	458.9	105.3	564.2	n.a.	755.2
August	700.8	171.2	871.9	n.a.	1 257.4
September	562.6	168.4	731.0	n.a.	1 179.2
October	1 097.2	132.2	1 229.4	n.a.	1 695.2
November	687.2	132.1	819.3	n.a.	1 929.6
December	625.0	134.1	759.1	n.a.	1 312.7
<b>2003</b>					
January	692.6	118.1	810.7	n.a.	1 223.7
February	687.3	135.6	822.9	n.a.	1 316.6
March	623.5	150.8	774.4	n.a.	1 195.9
TREND ESTIMATES					
<b>2002</b>					
January	596.5	119.0	715.5	410.5	1 126.0
February	616.4	118.9	735.3	394.4	1 129.6
March	644.7	118.9	763.6	363.9	1 127.5
April	655.7	121.0	776.8	329.1	1 105.9
May	649.4	126.0	775.4	290.9	1 066.3
June	642.5	132.7	775.3	277.6	1 052.9
July	648.3	139.5	787.8	309.4	1 097.2
August	671.0	144.3	815.3	386.6	1 201.9
September	704.7	145.0	849.6	489.8	1 339.5
October	736.3	142.4	878.7	580.5	1 459.2
November	745.6	138.4	884.0	627.4	1 511.4
December	727.3	134.2	861.5	617.5	1 479.0
<b>2003</b>					
January	696.5	132.2	828.7	574.1	1 402.8
February	665.0	132.1	797.0	519.1	1 316.1
March	641.9	134.7	776.6	464.0	1 240.6

(a) Refer to Explanatory Notes paragraph 16.



## VALUE OF BUILDING APPROVED, Percentage Change—NSW

Month	New residential building	Alterations and additions to residential buildings(a)	Total residential building	Non-residential building	Total building
ORIGINAL (% change from preceding month)					
<b>2002</b>					
January	2.3	34.5	7.0	-4.1	2.7
February	-8.0	-9.4	-8.2	22.3	2.7
March	11.4	-3.0	8.8	-54.6	-18.3
April	43.8	28.5	41.3	129.8	62.4
May	-1.6	32.2	3.3	-14.3	-2.6
June	-25.8	-35.1	-27.6	-50.3	-34.3
July	-0.7	4.8	0.2	44.2	10.1
August	24.5	39.6	27.1	34.0	29.2
September	-21.5	-4.7	-18.2	31.4	-3.1
October	108.9	-14.3	81.2	-13.5	42.0
November	-33.1	-4.6	-30.1	122.0	8.2
December	-17.8	-13.7	-17.2	-50.2	-34.3
<b>2003</b>					
January	-0.3	-7.7	-1.4	-17.9	-7.8
February	2.3	27.1	5.8	46.8	20.1
March	-10.0	11.0	-6.4	-22.3	-13.2
SEASONALLY ADJUSTED (% change from preceding month)					
<b>2002</b>					
January	18.1	19.0	18.2	n.a.	0.4
February	-15.0	-15.7	-15.1	n.a.	-7.4
March	25.4	-2.5	20.5	n.a.	2.7
April	25.7	21.6	25.1	n.a.	29.3
May	-14.4	6.0	-11.6	n.a.	-5.7
June	-10.4	-10.0	-10.4	n.a.	-28.6
July	-26.6	-15.6	-24.8	n.a.	-17.1
August	52.7	62.6	54.5	n.a.	66.5
September	-19.7	-1.6	-16.2	n.a.	-6.2
October	95.0	-21.5	68.2	n.a.	43.8
November	-37.4	-0.1	-33.4	n.a.	13.8
December	-9.1	1.5	-7.3	n.a.	-32.0
<b>2003</b>					
January	10.8	-11.9	6.8	n.a.	-6.8
February	-0.8	14.8	1.5	n.a.	7.6
March	-9.3	11.2	-5.9	n.a.	-9.2
TREND ESTIMATES (% change from preceding month)					
<b>2002</b>					
January	0.6	0.0	0.5	-1.0	-0.1
February	3.3	-0.1	2.8	-3.9	0.3
March	4.6	0.0	3.8	-7.7	-0.2
April	1.7	1.8	1.7	-9.6	-1.9
May	-1.0	4.1	-0.2	-11.6	-3.6
June	-1.1	5.3	0.0	-4.6	-1.3
July	0.9	5.1	1.6	11.5	4.2
August	3.5	3.4	3.5	25.0	9.5
September	5.0	0.5	4.2	26.7	11.4
October	4.5	-1.8	3.4	18.5	8.9
November	1.3	-2.8	0.6	8.1	3.6
December	-2.5	-3.0	-2.5	-1.6	-2.1
<b>2003</b>					
January	-4.2	-1.5	-3.8	-7.0	-5.2
February	-4.5	-0.1	-3.8	-9.6	-6.2
March	-3.5	2.0	-2.6	-10.6	-5.7

(a) Refer to Explanatory Notes paragraph 16.

## DWELLING UNITS APPROVED, Private and Public Sector—NSW: Original

Period	New houses	New other residential building	Alterations and additions to residential buildings	Conversion	Non-residential building	Total dwelling units
PRIVATE SECTOR (Number)						
<b>1999-2000</b>	31 056	19 162	244	501	153	<b>51 116</b>
<b>2000-01</b>	19 002	13 477	203	774	35	<b>33 491</b>
<b>2001-02</b>	27 462	21 081	262	697	88	<b>49 590</b>
<b>2002</b>						
March	1 986	1 523	13	56	3	<b>3 581</b>
April	2 228	2 701	53	39	5	<b>5 026</b>
May	2 558	2 310	27	200	10	<b>5 105</b>
June	2 206	1 375	12	73	4	<b>3 670</b>
July	2 384	1 372	20	17	4	<b>3 797</b>
August	2 329	2 096	21	232	5	<b>4 683</b>
September	2 062	1 492	39	170	4	<b>3 767</b>
October	2 239	3 835	17	26	3	<b>6 120</b>
November	2 223	2 123	22	64	1	<b>4 433</b>
December	1 675	1 712	25	87	7	<b>3 506</b>
<b>2003</b>						
January	1 715	1 988	5	32	2	<b>3 742</b>
February	1 775	1 548	15	58	19	<b>3 415</b>
March	1 895	1 707	27	85	4	<b>3 718</b>
PUBLIC SECTOR (Number)						
<b>1999-2000</b>	203	889	14	0	1	<b>1 107</b>
<b>2000-01</b>	107	892	8	0	0	<b>1 007</b>
<b>2001-02</b>	93	646	1	1	0	<b>741</b>
<b>2002</b>						
March	2	61	0	0	0	<b>63</b>
April	2	32	0	0	0	<b>34</b>
May	15	24	0	0	0	<b>39</b>
June	0	48	0	0	0	<b>48</b>
July	4	65	0	0	0	<b>69</b>
August	5	8	0	0	0	<b>13</b>
September	15	11	0	0	0	<b>26</b>
October	10	13	0	0	0	<b>23</b>
November	31	4	0	0	0	<b>35</b>
December	16	12	0	0	0	<b>28</b>
<b>2003</b>						
January	2	12	0	0	0	<b>14</b>
February	22	79	0	0	0	<b>101</b>
March	8	37	0	0	0	<b>45</b>
TOTAL (Number)						
<b>1999-2000</b>	31 259	20 051	258	501	154	<b>52 223</b>
<b>2000-01</b>	19 109	14 369	211	774	35	<b>34 498</b>
<b>2001-02</b>	27 555	21 727	263	698	88	<b>50 331</b>
<b>2002</b>						
March	1 988	1 584	13	56	3	<b>3 644</b>
April	2 230	2 733	53	39	5	<b>5 060</b>
May	2 573	2 334	27	200	10	<b>5 144</b>
June	2 206	1 423	12	73	4	<b>3 718</b>
July	2 388	1 437	20	17	4	<b>3 866</b>
August	2 334	2 104	21	232	5	<b>4 696</b>
September	2 077	1 503	39	170	4	<b>3 793</b>
October	2 249	3 848	17	26	3	<b>6 143</b>
November	2 254	2 127	22	64	1	<b>4 468</b>
December	1 691	1 724	25	87	7	<b>3 534</b>
<b>2003</b>						
January	1 717	2 000	5	32	2	<b>3 756</b>
February	1 797	1 627	15	58	19	<b>3 516</b>
March	1 903	1 744	27	85	4	<b>3 763</b>

## VALUE OF BUILDING APPROVED, Private and Public Sector—NSW: Original

Period	New houses	New other residential building	Alterations and additions creating dwellings	Alterations and additions not creating dwellings	Conversion	Total residential building	Non-residential building	Total building
PRIVATE SECTOR (\$ million)								
<b>1999-2000</b>	4 333.8	2 359.9	26.7	1 248.5	62.9	8 031.6	3 652.9	<b>11 684.9</b>
<b>2000-01</b>	2 890.8	1 884.2	20.9	1 011.6	98.3	5 905.5	2 900.4	<b>8 806.1</b>
<b>2001-02</b>	4 401.5	3 039.4	31.2	1 246.7	130.7	8 849.7	3 215.7	<b>12 065.5</b>
<b>2002</b>								
March	326.7	209.6	1.6	95.2	6.7	639.9	136.8	<b>776.7</b>
April	359.3	415.4	6.6	122.5	3.8	907.6	412.0	<b>1 319.6</b>
May	422.7	338.6	2.7	123.7	48.9	936.6	280.3	<b>1 216.9</b>
June	376.4	187.5	1.3	104.0	8.2	677.4	142.8	<b>820.3</b>
July	402.0	154.3	2.7	115.6	1.3	675.9	232.2	<b>908.1</b>
August	386.7	314.2	1.9	121.9	44.3	869.0	341.0	<b>1 210.0</b>
September	361.0	186.9	4.5	128.9	25.1	706.5	461.0	<b>1 167.5</b>
October	384.8	765.3	1.7	132.2	2.8	1 286.7	388.8	<b>1 675.5</b>
November	406.2	360.0	3.3	117.9	9.2	896.5	753.1	<b>1 649.7</b>
December	302.8	327.3	4.0	95.7	13.5	743.2	267.1	<b>1 010.4</b>
<b>2003</b>								
January	306.0	324.2	0.5	100.9	2.3	734.1	305.3	<b>1 039.4</b>
February	327.6	305.1	1.5	112.2	15.7	762.1	469.3	<b>1 231.4</b>
March	352.3	223.6	4.5	114.8	25.3	720.7	323.8	<b>1 044.5</b>
PUBLIC SECTOR (\$ million)								
<b>1999-2000</b>	28.2	99.1	2.0	19.6	0.0	148.8	860.8	<b>1 009.8</b>
<b>2000-01</b>	15.1	107.0	1.4	12.0	0.0	135.7	745.9	<b>881.6</b>
<b>2001-02</b>	15.0	72.3	0.2	27.0	0.1	114.4	1 169.7	<b>1 284.1</b>
<b>2002</b>								
March	0.3	5.6	0.0	1.1	0.0	7.0	65.4	<b>72.4</b>
April	0.4	4.6	0.0	1.6	0.0	6.5	52.6	<b>59.1</b>
May	2.4	3.3	0.0	2.4	0.0	8.1	117.8	<b>125.9</b>
June	0.0	4.9	0.0	1.8	0.0	6.7	55.0	<b>61.7</b>
July	0.7	7.7	0.0	1.2	0.0	9.6	53.1	<b>62.8</b>
August	1.1	0.9	0.0	0.5	0.0	2.5	41.5	<b>44.0</b>
September	2.5	1.4	0.0	2.0	0.0	6.0	41.5	<b>47.5</b>
October	1.6	1.3	0.0	1.1	0.0	4.0	46.1	<b>50.0</b>
November	4.4	0.6	0.0	1.0	0.0	6.1	211.9	<b>218.0</b>
December	2.6	1.8	0.0	0.2	0.0	4.5	213.1	<b>217.6</b>
<b>2003</b>								
January	0.4	2.0	0.0	0.9	0.0	3.3	89.1	<b>92.3</b>
February	3.5	10.9	0.0	3.7	0.0	18.1	109.7	<b>127.8</b>
March	1.0	5.3	0.0	3.1	0.0	9.4	126.3	<b>135.7</b>
TOTAL (\$ million)								
<b>1999-2000</b>	4 362.1	2 459.0	28.8	1 268.1	62.9	8 180.8	4 513.7	<b>12 694.3</b>
<b>2000-01</b>	2 906.1	1 991.3	22.1	1 023.7	98.3	6 041.4	3 646.1	<b>9 687.7</b>
<b>2001-02</b>	4 416.6	3 111.9	31.4	1 273.8	130.8	8 963.7	4 385.5	<b>13 349.4</b>
<b>2002</b>								
March	327.0	215.3	1.6	96.3	6.7	646.8	202.2	<b>849.0</b>
April	359.7	420.0	6.6	124.1	3.8	914.1	464.7	<b>1 378.7</b>
May	425.1	341.9	2.7	126.1	48.9	944.7	398.1	<b>1 342.8</b>
June	376.4	192.4	1.3	105.8	8.2	684.1	197.9	<b>882.0</b>
July	402.7	162.0	2.7	116.8	1.3	685.5	285.4	<b>970.9</b>
August	387.8	315.1	1.9	122.4	44.3	871.5	382.5	<b>1 254.0</b>
September	363.5	188.3	4.5	130.9	25.1	712.5	502.5	<b>1 215.0</b>
October	386.3	766.6	1.7	133.2	2.8	1 290.7	434.8	<b>1 725.5</b>
November	410.6	360.6	3.3	118.9	9.2	902.6	965.1	<b>1 867.7</b>
December	305.3	329.0	4.0	95.9	13.5	747.8	480.2	<b>1 228.0</b>
<b>2003</b>								
January	306.4	326.2	0.5	101.9	2.3	737.3	394.4	<b>1 131.7</b>
February	331.1	316.0	1.5	115.9	15.7	780.2	579.0	<b>1 359.2</b>
March	353.3	228.9	4.5	118.0	25.3	730.1	450.1	<b>1 180.2</b>

## DWELLING UNITS APPROVED IN NEW RESIDENTIAL BUILDING(a)—NSW: Original

## NEW OTHER RESIDENTIAL BUILDING.....

Period	New houses	Semi-detached, row or terrace houses, townhouses, etc. of			Flats, units or apartments in a building of			Total	Total new residential building	
		One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys			
NUMBER OF DWELLING UNITS										
<b>1999-2000</b>	31 259	3 367	4 843	8 210	1 605	2 230	8 006	11 841	20 051	<b>51 310</b>
<b>2000-01</b>	19 109	1 814	3 406	5 220	993	1 848	6 308	9 149	14 369	<b>33 478</b>
<b>2001-02</b>	27 555	2 495	4 358	6 853	1 228	2 530	11 116	14 874	21 727	<b>49 282</b>
<b>2002</b>										
January	2 061	226	315	541	77	197	690	964	1 505	<b>3 566</b>
February	2 146	86	281	367	207	241	227	675	1 042	<b>3 188</b>
March	1 988	225	342	567	55	248	714	1 017	1 584	<b>3 572</b>
April	2 230	306	502	808	90	268	1 567	1 925	2 733	<b>4 963</b>
May	2 573	245	374	619	52	307	1 356	1 715	2 334	<b>4 907</b>
June	2 206	295	358	653	55	83	632	770	1 423	<b>3 629</b>
July	2 388	287	523	810	95	81	451	627	1 437	<b>3 825</b>
August	2 334	235	393	628	129	389	958	1 476	2 104	<b>4 438</b>
September	2 077	247	354	601	131	110	661	902	1 503	<b>3 580</b>
October	2 249	268	469	737	63	335	2 713	3 111	3 848	<b>6 097</b>
November	2 254	282	443	725	21	86	1 295	1 402	2 127	<b>4 381</b>
December	1 691	119	375	494	24	108	1 098	1 230	1 724	<b>3 415</b>
<b>2003</b>										
January	1 717	170	424	594	137	147	1 122	1 406	2 000	<b>3 717</b>
February	1 797	157	297	454	77	191	905	1 173	1 627	<b>3 424</b>
March	1 903	152	514	666	125	255	698	1 078	1 744	<b>3 647</b>
VALUE (\$ million)										
<b>1999-2000</b>	4 362.1	301.4	503.5	804.9	164.4	218.8	1 270.8	1 654.0	2 459.0	<b>6 820.9</b>
<b>2000-01</b>	2 906.1	174.9	399.2	573.9	113.1	221.1	1 083.4	1 417.6	1 991.3	<b>4 897.4</b>
<b>2001-02</b>	4 416.6	259.0	591.6	850.6	134.4	349.7	1 777.0	2 261.2	3 111.9	<b>7 528.1</b>
<b>2002</b>										
January	332.5	18.8	41.9	60.7	9.9	21.7	104.1	135.6	196.3	<b>528.8</b>
February	350.1	9.2	33.9	43.1	20.7	27.8	45.0	93.5	136.6	<b>486.7</b>
March	327.0	23.1	44.9	68.0	5.0	32.2	110.0	147.3	215.3	<b>542.2</b>
April	359.7	37.0	80.4	117.4	9.9	37.0	255.7	302.6	420.0	<b>779.7</b>
May	425.1	27.2	56.5	83.6	4.0	42.1	212.1	258.3	341.9	<b>767.0</b>
June	376.4	27.7	43.2	70.9	5.1	9.9	106.5	121.5	192.4	<b>568.8</b>
July	402.7	29.0	65.1	94.1	9.8	11.3	46.9	68.0	162.0	<b>564.7</b>
August	387.8	24.2	52.9	77.1	12.5	68.9	156.7	238.0	315.1	<b>702.9</b>
September	363.5	22.8	50.2	73.0	18.4	13.1	83.9	115.4	188.3	<b>551.9</b>
October	386.3	28.7	70.1	98.8	7.9	48.6	611.4	667.9	766.6	<b>1 153.0</b>
November	410.6	26.6	62.3	88.9	2.2	11.6	257.9	271.7	360.6	<b>771.2</b>
December	305.3	13.7	47.1	60.8	2.7	15.9	249.6	268.3	329.0	<b>634.3</b>
<b>2003</b>										
January	306.4	19.6	53.7	73.3	21.3	18.7	212.9	252.9	326.2	<b>632.6</b>
February	331.1	19.0	39.5	58.4	8.9	24.9	223.8	257.5	316.0	<b>647.1</b>
March	353.3	17.0	78.8	95.8	13.5	31.9	87.8	133.2	228.9	<b>582.2</b>

(a) See Glossary for definition.

## VALUE OF BUILDING APPROVED, Chain Volume Measures(a)—NSW

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>New residential building</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non-residential building</i>	<i>Total building</i>
ORIGINAL (\$ million)							
<b>1999-2000</b>	4 948.3	2 588.7	7 501.1	1 542.4	9 048.7	4 485.1	<b>13 467.6</b>
<b>2000-01</b>	2 902.9	1 990.6	4 893.4	1 143.9	6 037.2	3 646.2	<b>9 683.5</b>
<b>2001-02</b>	4 324.4	3 037.9	7 362.4	1 404.6	8 766.9	4 284.6	<b>13 051.5</b>
<b>2001</b>							
September	1 068.8	797.8	1 866.6	333.9	2 200.4	1 167.6	<b>3 368.0</b>
December	1 144.0	803.6	1 947.6	332.7	2 280.3	1 126.7	<b>3 407.0</b>
<b>2002</b>							
March	987.5	536.4	1 523.9	324.2	1 848.1	959.9	<b>2 808.0</b>
June	1 124.1	900.1	2 024.3	413.8	2 438.1	1 030.4	<b>3 468.5</b>
September	1 112.6	635.0	1 747.5	429.3	2 176.8	1 118.4	<b>3 295.3</b>
December	1 058.5	1 380.7	2 439.2	366.1	2 805.3	1 758.8	<b>4 564.1</b>
ORIGINAL (% change from preceding quarter)							
<b>2001</b>							
September	28.2	33.1	30.1	9.7	26.5	55.5	<b>36.1</b>
December	7.0	0.7	4.3	-0.4	3.6	-3.5	<b>1.2</b>
<b>2002</b>							
March	-13.7	-33.3	-21.8	-2.6	-19.0	-14.8	<b>-17.6</b>
June	13.8	67.8	32.8	27.6	31.9	7.3	<b>23.5</b>
September	-1.0	-29.5	-13.7	3.7	-10.7	8.5	<b>-5.0</b>
December	-4.9	117.4	39.6	-14.7	28.9	57.3	<b>38.5</b>

(a) Reference year of chain volume measures is 2000–2001.  
Refer to Explanatory Notes paragraphs 24–25.

(b) Refer to Explanatory Notes paragraph 16.

## NON-RESIDENTIAL BUILDING APPROVED, Jobs By Value Range—NSW: Original

Period	<i>Hotels, motels and other short term accommodation</i>		<i>Shops.....</i>		<i>Factories.....</i>		<i>Offices.....</i>		<i>Other business premises.....</i>		<i>Educational.....</i>	
	no.	\$m	no.	\$m	no.	\$m	no.	\$m	no.	\$m	no.	\$m
Value—\$50,000—\$199,999												
<b>2003</b>												
January	4	0.5	58	5.1	8	1.1	38	3.4	33	2.9	21	2.0
February	5	0.5	86	7.5	15	1.6	32	3.3	31	3.0	21	2.0
March	7	0.8	93	8.1	13	1.7	42	4.1	35	3.5	20	1.8
Value—\$200,000—\$499,999												
<b>2003</b>												
January	4	1.4	21	5.8	9	3.1	18	5.3	11	3.1	6	1.5
February	2	0.6	18	5.1	11	3.3	18	5.8	9	3.0	6	2.1
March	1	0.5	23	6.4	12	4.0	12	3.5	8	2.4	6	1.9
Value—\$500,000—\$999,999												
<b>2003</b>												
January	2	1.1	2	1.3	5	3.5	6	3.7	4	2.5	8	5.5
February	0	0.0	8	5.6	11	6.9	5	3.4	10	6.9	6	4.5
March	0	0.0	9	6.6	6	4.4	8	5.7	9	6.3	5	4.0
Value—\$1,000,000—\$4,999,999												
<b>2003</b>												
January	3	4.6	4	9.3	3	6.9	12	29.7	8	17.7	19	37.9
February	4	11.0	8	21.3	5	13.4	4	10.6	12	30.2	5	11.7
March	2	4.2	4	7.7	6	10.0	6	9.7	6	10.2	7	21.4
Value—\$5,000,000 and over												
<b>2003</b>												
January	0	0.0	3	35.0	1	7.0	3	89.3	3	21.9	1	5.5
February	2	28.0	3	92.6	1	13.0	2	152.3	2	15.5	2	12.7
March	0	0.0	3	31.1	0	0.0	4	93.5	2	23.5	3	29.3
Value—Total												
<b>1999-2000</b>	230	328.1	1 758	1 183.8	570	322.6	1 173	792.1	1 045	662.4	381	397.2
<b>2000-01</b>	131	94.1	1 285	567.6	472	238.4	1 037	1 063.7	755	572.5	328	355.1
<b>2001-02</b>	163	186.2	1 325	690.4	453	304.8	878	885.1	790	624.8	512	730.5
<b>2003</b>												
January	13	7.5	88	56.4	26	21.5	77	131.4	59	48.1	55	52.3
February	13	40.1	123	132.0	43	38.2	61	175.4	64	58.6	40	33.0
March	10	5.5	132	59.9	37	20.1	72	116.5	60	45.8	41	58.5

Period	Religious.....		Health.....		Entertainment and recreational.....		Miscellaneous.....		Total non-residential building.....	
	no.	\$m	no.	\$m	no.	\$m	no.	\$m	no.	\$m
Value—\$50,000–\$199,999										
<b>2003</b>										
January	2	0.3	8	0.9	9	0.7	11	1.1	192	17.9
February	0	0.0	12	1.4	4	0.4	11	1.4	217	21.0
March	5	0.5	3	0.3	8	0.7	14	1.5	240	23.1
Value—\$200,000–\$499,999										
<b>2003</b>										
January	1	0.5	5	1.7	2	0.7	4	1.4	81	24.3
February	0	0.0	1	0.4	2	0.7	7	2.1	74	23.2
March	1	0.2	1	0.4	5	1.8	4	1.5	73	22.6
Value—\$500,000–\$999,999										
<b>2003</b>										
January	2	1.2	4	2.9	3	1.9	1	0.7	37	24.2
February	0	0.0	0	0.0	3	2.5	1	0.6	44	30.3
March	3	1.9	2	1.6	1	0.6	1	0.5	44	31.7
Value—\$1,000,000–\$4,999,999										
<b>2003</b>										
January	1	1.1	4	10.0	2	3.7	2	5.5	58	126.4
February	0	0.0	4	9.7	5	13.5	3	6.1	50	127.5
March	1	2.1	5	14.6	4	7.0	3	9.1	44	95.9
Value—\$5,000,000 and over										
<b>2003</b>										
January	0	0.0	1	5.3	2	19.6	1	18.0	15	201.6
February	0	0.0	4	52.9	1	10.0	0	0.0	17	377.0
March	0	0.0	6	66.9	3	32.6	0	0.0	21	276.9
Value—Total										
<b>1999-2000</b>	73	42.0	211	349.1	327	307.1	322	129.5	6 090	4 513.7
<b>2000-01</b>	58	51.6	163	216.7	265	318.9	278	167.7	4 772	3 646.1
<b>2001-02</b>	49	46.4	229	368.0	287	318.6	311	231.1	4 997	4 385.5
<b>2003</b>										
January	6	3.0	22	20.8	18	26.5	19	26.7	383	394.4
February	0	0.0	21	64.3	15	27.1	22	10.2	402	579.0
March	10	4.7	17	83.9	21	42.7	22	12.5	422	450.1

## VALUE OF NON-RESIDENTIAL BUILDING APPROVED—NSW: Original

Period	Hotels, motels and other short term accommodation	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous	Total non-residential building
PRIVATE SECTOR (\$ million)											
<b>1999-2000</b>	318.3	1 176.0	320.4	691.2	553.7	150.3	42.0	104.7	234.1	62.8	<b>3 652.9</b>
<b>2000-01</b>	90.8	563.0	237.2	973.6	400.4	97.1	51.6	99.5	294.5	93.2	<b>2 900.4</b>
<b>2001-02</b>	185.6	682.4	303.2	804.5	496.2	261.0	46.4	146.8	240.1	49.9	<b>3 215.7</b>
<b>2002</b>											
March	4.8	37.6	24.9	22.8	11.7	16.3	1.0	5.9	8.9	3.0	<b>136.8</b>
April	24.4	28.8	44.5	225.6	19.4	13.0	3.1	29.7	18.3	5.3	<b>412.0</b>
May	8.6	36.3	27.4	55.9	79.8	18.1	12.2	19.6	15.8	6.6	<b>280.3</b>
June	3.2	31.9	14.2	40.8	15.2	10.7	3.3	10.9	7.9	4.7	<b>142.8</b>
July	21.7	51.9	19.2	27.0	51.9	15.5	2.6	15.0	22.0	5.3	<b>232.2</b>
August	27.7	88.0	24.9	66.1	38.9	31.9	1.1	17.7	36.9	7.9	<b>341.0</b>
September	12.0	56.2	27.8	189.4	45.8	35.1	0.8	26.0	59.2	8.7	<b>461.0</b>
October	41.5	61.1	11.6	19.2	109.8	39.4	1.9	74.4	17.2	12.7	<b>388.8</b>
November	145.8	460.6	34.2	24.4	46.7	10.3	1.7	2.0	20.2	7.2	<b>753.1</b>
December	7.9	26.9	76.4	38.8	72.4	8.8	6.8	6.7	9.5	13.0	<b>267.1</b>
<b>2003</b>											
January	7.0	56.4	21.5	116.4	41.0	21.5	3.0	18.5	14.2	5.7	<b>305.3</b>
February	40.1	128.4	38.2	170.7	32.7	2.8	0.0	30.7	21.3	4.5	<b>469.3</b>
March	5.3	58.1	20.1	101.9	42.8	6.6	4.7	53.5	19.5	11.3	<b>323.8</b>
PUBLIC SECTOR (\$ million)											
<b>1999-2000</b>	9.7	8.0	2.3	101.2	108.7	246.9	0.0	244.5	73.1	66.7	<b>860.8</b>
<b>2000-01</b>	3.3	4.9	1.2	89.9	172.2	258.1	0.0	117.3	24.8	74.2	<b>745.9</b>
<b>2001-02</b>	0.6	8.2	1.7	80.6	128.5	469.7	0.0	221.4	78.8	181.0	<b>1 169.7</b>
<b>2002</b>											
March	0.0	0.0	0.0	8.2	6.0	26.1	0.0	10.1	7.3	7.7	<b>65.4</b>
April	0.0	1.1	0.0	3.1	0.9	26.9	0.0	8.0	7.6	5.1	<b>52.6</b>
May	0.0	0.1	0.0	3.6	55.0	25.0	0.0	23.3	6.4	4.5	<b>117.8</b>
June	0.0	0.6	0.0	13.3	14.0	17.3	0.0	2.7	3.1	4.2	<b>55.0</b>
July	0.0	0.3	0.0	0.5	8.1	8.1	0.0	27.8	2.8	5.5	<b>53.1</b>
August	0.0	0.6	0.0	6.0	8.3	13.6	0.0	11.1	1.5	0.4	<b>41.5</b>
September	0.0	0.7	0.0	3.2	5.2	25.2	0.0	3.0	3.3	0.9	<b>41.5</b>
October	0.0	0.3	0.0	4.7	2.0	12.9	0.0	0.9	16.1	9.2	<b>46.1</b>
November	0.0	0.7	0.0	7.9	8.7	41.5	0.0	13.6	3.0	136.7	<b>211.9</b>
December	0.0	0.4	0.0	11.7	0.3	40.3	0.0	145.8	11.5	3.2	<b>213.1</b>
<b>2003</b>											
January	0.6	0.0	0.0	15.0	7.1	30.8	0.0	2.4	12.4	21.0	<b>89.1</b>
February	0.0	3.6	0.0	4.7	25.9	30.2	0.0	33.7	5.9	5.6	<b>109.7</b>
March	0.2	1.8	0.0	14.6	3.1	51.9	0.0	30.4	23.2	1.2	<b>126.3</b>
TOTAL (\$ million)											
<b>1999-2000</b>	328.1	1 183.8	322.6	792.1	662.4	397.2	42.0	349.1	307.1	129.5	<b>4 513.7</b>
<b>2000-01</b>	94.1	567.6	238.4	1 063.7	572.5	355.1	51.6	216.7	318.9	167.7	<b>3 646.1</b>
<b>2001-02</b>	186.2	690.4	304.8	885.1	624.8	730.5	46.4	368.0	318.6	231.1	<b>4 385.5</b>
<b>2002</b>											
March	4.8	37.6	24.9	31.0	17.7	42.3	1.0	16.0	16.2	10.8	<b>202.2</b>
April	24.4	29.9	44.5	228.7	20.3	39.8	3.1	37.6	25.9	10.4	<b>464.7</b>
May	8.6	36.3	27.4	59.5	134.8	43.2	12.2	42.9	22.1	11.1	<b>398.1</b>
June	3.2	32.4	14.2	54.0	29.2	28.0	3.3	13.6	11.0	8.9	<b>197.9</b>
July	21.7	52.2	19.2	27.6	59.9	23.7	2.6	42.7	24.8	10.9	<b>285.4</b>
August	27.7	88.6	24.9	72.1	47.2	45.4	1.1	28.8	38.4	8.3	<b>382.5</b>
September	12.0	56.9	27.8	192.6	51.0	60.3	0.8	29.0	62.5	9.6	<b>502.5</b>
October	41.5	61.4	11.6	23.9	111.8	52.2	1.9	75.3	33.3	21.9	<b>434.8</b>
November	145.8	461.3	34.2	32.3	55.4	51.8	1.7	15.6	23.2	143.8	<b>965.1</b>
December	7.9	27.3	76.4	50.5	72.7	49.0	6.8	152.5	21.1	16.1	<b>480.2</b>
<b>2003</b>											
January	7.5	56.4	21.5	131.4	48.1	52.3	3.0	20.8	26.5	26.7	<b>394.4</b>
February	40.1	132.0	38.2	175.4	58.6	33.0	0.0	64.3	27.1	10.2	<b>579.0</b>
March	5.5	59.9	20.1	116.5	45.8	58.5	4.7	83.9	42.7	12.5	<b>450.1</b>



## BUILDING APPROVED IN THE SYDNEY STATISTICAL DIVISION: Original

Period	DWELLINGS (no.).....			VALUE (\$'000).....					
	New houses	New other residential building	Total dwellings(a)	New houses	New other residential building	Alterations and additions to residential building(b)	Total residential building	Non-residential building	Total building
<b>PRIVATE SECTOR</b>									
<b>2000-01</b>	9 778	11 370	21 893	1 646 359	1 650 161	855 280	4 151 801	2 157 359	6 309 160
<b>2001-02</b>	13 205	17 653	31 638	2 383 071	2 610 387	1 044 684	6 038 143	2 419 935	8 458 077
<b>2002</b>									
March	979	1 278	2 309	181 671	180 606	74 665	436 941	106 297	543 238
April	998	2 189	3 249	181 463	354 136	100 138	635 738	334 534	970 271
May	1 119	2 028	3 366	208 907	299 987	138 205	647 098	211 169	858 268
June	1 007	1 005	2 091	197 230	146 077	84 734	428 042	98 131	526 173
July	1 039	1 061	2 125	198 215	123 960	86 930	409 104	149 421	558 525
August	935	1 683	2 863	179 226	252 947	135 762	567 934	192 075	760 009
September	887	1 147	2 205	183 903	145 476	119 155	448 534	354 855	803 389
October	963	3 527	4 525	187 868	728 868	96 035	1 012 770	238 541	1 251 311
November	1 017	1 702	2 793	215 316	293 970	92 555	601 841	698 878	1 300 718
December	722	1 429	2 255	149 631	289 406	83 518	522 555	210 065	732 620
<b>2003</b>									
January	845	1 711	2 581	160 420	280 763	76 569	517 752	244 292	762 044
February	851	1 278	2 201	177 761	271 912	97 095	546 768	352 274	899 042
March	714	1 433	2 248	156 906	192 402	110 247	459 555	278 657	738 212
<b>PUBLIC SECTOR</b>									
<b>2000-01</b>	38	655	701	5 343	80 181	11 409	96 933	543 908	640 841
<b>2001-02</b>	16	466	482	2 872	50 518	23 686	77 075	717 369	794 444
<b>2002</b>									
March	1	51	52	146	4 439	1 057	5 641	35 713	41 354
April	0	18	18	0	2 848	0	2 848	34 450	37 298
May	6	8	14	981	1 232	2 346	4 558	95 772	100 330
June	0	48	48	0	4 925	1 575	6 500	42 368	48 868
July	1	30	31	187	3 769	1 178	5 134	23 266	28 400
August	2	2	4	443	203	427	1 073	24 712	25 784
September	5	9	14	775	1 073	1 595	3 443	20 225	23 667
October	4	0	4	711	0	1 002	1 713	38 454	40 168
November	0	0	0	0	0	898	898	189 638	190 536
December	0	0	0	0	0	155	155	177 115	177 270
<b>2003</b>									
January	0	8	8	0	1 320	134	1 454	73 079	74 533
February	10	74	84	1 495	10 237	3 106	14 838	83 023	97 861
March	3	30	33	514	4 298	3 055	7 867	71 167	79 034
<b>TOTAL</b>									
<b>2000-01</b>	9 816	12 025	22 594	1 651 703	1 730 342	866 689	4 248 734	2 701 267	6 950 001
<b>2001-02</b>	13 221	18 119	32 120	2 385 943	2 660 905	1 068 370	6 115 218	3 137 304	9 252 521
<b>2002</b>									
March	980	1 329	2 361	181 817	185 044	75 721	442 582	142 009	584 592
April	998	2 207	3 267	181 463	356 984	100 138	638 586	368 984	1 007 569
May	1 125	2 036	3 380	209 888	301 218	140 550	651 657	306 941	958 597
June	1 007	1 053	2 139	197 230	151 002	86 310	434 542	140 499	575 040
July	1 040	1 091	2 156	198 402	127 729	88 107	414 238	172 687	586 925
August	937	1 685	2 867	179 668	253 150	136 188	569 006	216 787	785 793
September	892	1 156	2 219	184 678	146 549	120 749	451 977	375 080	827 057
October	967	3 527	4 529	188 579	728 868	97 037	1 014 483	276 996	1 291 479
November	1 017	1 702	2 793	215 316	293 970	93 454	602 739	888 515	1 491 254
December	722	1 429	2 255	149 631	289 406	83 673	522 710	387 180	909 890
<b>2003</b>									
January	845	1 719	2 589	160 420	282 083	76 703	519 206	317 371	836 577
February	861	1 352	2 285	179 256	282 149	100 201	561 606	435 297	996 903
March	717	1 463	2 281	157 420	196 700	113 302	467 422	349 824	817 246

(a) Refer to footnote (a) in Table 12.

(b) Refer to Explanatory Notes paragraph 16.

## BUILDING APPROVED IN STATISTICAL AREAS—NSW—Mar Qtr 2003

	DWELLING (no.).....			VALUE (\$'000).....					
	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
STATISTICAL AREAS									
<b>NEW SOUTH WALES(c)</b>	<b>5 417</b>	<b>5 371</b>	<b>11 035</b>	<b>990 811</b>	<b>871 102</b>	<b>385 659</b>	<b>2 247 572</b>	<b>1 423 513</b>	<b>3 671 084</b>
<b>Sydney (SD)</b>	<b>2 423</b>	<b>4 534</b>	<b>7 155</b>	<b>497 095</b>	<b>760 932</b>	<b>290 206</b>	<b>1 548 234</b>	<b>1 102 492</b>	<b>2 650 725</b>
Inner Sydney (SSD)	27	879	983	4 082	249 812	34 732	288 626	452 574	741 200
Botany Bay (C)	3	4	7	572	485	1 239	2 297	2 994	5 291
Leichhardt (A)	5	44	54	950	8 700	7 238	16 888	2 621	19 509
Marrickville (A)	19	38	68	2 560	5 340	2 950	10 850	7 696	18 546
South Sydney (C)	0	649	710	0	178 400	22 190	200 590	76 701	277 290
Sydney (C) – Inner	0	119	119	0	52 100	950	53 050	116 274	169 324
Sydney (C) – Remainder	0	25	25	0	4 787	165	4 952	246 289	251 240
Eastern Suburbs (SSD)	28	80	111	18 908	22 320	22 032	63 261	26 275	89 536
Randwick (C)	14	67	82	4 023	14 600	8 948	27 571	23 970	51 541
Waverley (A)	5	0	7	3 660	0	4 322	7 982	920	8 902
Woollahra (A)	9	13	22	11 225	7 720	8 763	27 708	1 385	29 093
St George–Sutherland (SSD)	158	517	681	39 380	81 569	25 390	146 340	40 240	186 580
Hurstville (C)	29	109	138	6 914	18 668	2 496	28 078	8 920	36 998
Kogarah (A)	25	43	68	7 119	5 678	4 068	16 866	1 820	18 686
Rockdale (C)	15	297	312	3 641	46 097	2 131	51 868	5 725	57 593
Sutherland Shire (A)–East	55	56	117	14 241	9 295	7 153	30 690	12 340	43 030
Sutherland Shire (A)–West	34	12	46	7 464	1 832	9 542	18 838	11 435	30 273
Canterbury–Bankstown (SSD)	87	333	425	16 607	38 079	13 859	68 545	11 407	79 952
Bankstown (C)	66	268	338	12 535	29 171	6 938	48 644	9 733	58 378
Canterbury (C)	21	65	87	4 072	8 907	6 921	19 901	1 674	21 575
Fairfield–Liverpool (SSD)	204	149	356	42 822	19 180	4 919	66 921	75 726	142 647
Fairfield (C)	74	20	96	15 434	2 113	2 004	19 552	22 469	42 021
Liverpool (C)	130	129	260	27 388	17 066	2 915	47 369	53 257	100 626
Outer South Western Sydney (SSD)	190	33	224	35 789	3 471	7 898	47 158	21 911	69 069
Camden (A)	44	2	46	8 273	170	1 061	9 504	7 206	16 710
Campbelltown (C)	71	19	90	12 579	2 038	5 073	19 689	12 245	31 934
Wollondilly (A)	75	12	88	14 937	1 263	1 763	17 964	2 460	20 424
Inner Western Sydney (SSD)	42	434	476	12 252	76 171	11 559	99 982	41 358	141 340
Ashfield (A)	2	16	18	550	1 690	2 653	4 893	9 913	14 806
Burwood (A)	5	0	5	945	0	1 995	2 940	861	3 801
Canada Bay–Concord (A)	16	265	281	5 546	59 211	2 930	67 687	19 200	86 887
Canada Bay–Drummoyne (A)	7	27	34	1 881	3 555	3 216	8 652	6 884	15 536
Strathfield (A)	12	126	138	3 330	11 715	765	15 810	4 500	20 310
Central Western Sydney (SSD)	180	923	1 104	28 232	104 200	6 663	139 094	118 028	257 122
Auburn (A)	93	506	599	12 567	58 837	852	72 256	40 723	112 979
Holroyd (C)	42	85	127	7 096	10 532	1 475	19 103	22 988	42 091
Parramatta (C)	45	332	378	8 569	34 831	4 335	47 735	54 317	102 052
Outer Western Sydney (SSD)	266	115	382	45 153	11 188	16 241	72 582	24 825	97 408
Blue Mountains (C)	88	0	88	13 383	0	5 224	18 607	1 870	20 477
Hawkesbury (C)	48	75	123	8 507	7 057	3 460	19 024	13 280	32 304
Penrith (C)	130	40	171	23 263	4 131	7 557	34 951	9 675	44 626
Blacktown (SSD)	296	164	461	47 375	14 940	7 678	69 993	35 519	105 511
Blacktown (C) – North	227	54	281	35 773	5 917	2 898	44 588	6 590	51 178
Blacktown (C) – South-East	27	41	69	4 181	4 609	2 257	11 047	8 580	19 627
Blacktown (C) – South-West	42	69	111	7 420	4 415	2 523	14 358	20 349	34 707
Lower Northern Sydney (SSD)	64	195	351	18 272	41 922	56 433	116 627	89 868	206 495
Hunter's Hill (A)	1	3	4	485	1 400	120	2 005	1 700	3 705
Lane Cove (A)	6	0	6	2 606	0	4 334	6 940	3 237	10 178
Mosman (A)	10	6	16	3 143	1 650	2 223	7 016	19 110	26 126
North Sydney (A)	1	52	128	465	19 180	31 014	50 659	26 573	77 233
Ryde (C)	38	134	188	8 183	19 692	7 541	35 416	35 972	71 388
Willoughby (C)	8	0	9	3 390	0	11 201	14 591	3 275	17 866

DWELLINGS (no.)..... VALUE (\$'000).....

	<i>New houses</i>	<i>New other residential building</i>	<i>Total dwellings(a)</i>	<i>New houses</i>	<i>New other residential buildings</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non residential building</i>	<i>Total building</i>
STATISTICAL AREAS									
<b>Sydney (SD) <i>continued</i></b>									
Central North Sydney (SSD)	405	259	664	94 618	33 616	35 657	163 891	106 187	270 078
Baulkham Hills (A)	288	93	381	68 710	11 081	7 479	87 271	41 101	128 372
Hornsby (A)	93	146	239	18 444	18 550	13 683	50 677	42 118	92 795
Ku-ring-gai (A)	24	20	44	7 464	3 985	14 495	25 944	22 968	48 911
Northern Beaches (SSD)	57	189	249	19 112	26 218	28 799	74 129	17 367	91 496
Manly (A)	2	0	4	416	0	10 569	10 984	795	11 779
Pittwater (A)	24	17	41	7 795	2 868	7 608	18 271	8 650	26 921
Warringah (A)	31	172	204	10 901	23 350	10 623	44 874	7 922	52 796
Gosford–Wyong (SSD)	419	264	688	74 492	38 247	18 345	131 084	41 207	172 292
Gosford (C)	139	152	295	29 765	24 075	11 744	65 584	25 219	90 803
Wyong (A)	280	112	393	44 727	14 172	6 601	65 500	15 989	81 489
<b>Hunter (SD)</b>	<b>710</b>	<b>259</b>	<b>988</b>	<b>115 927</b>	<b>33 885</b>	<b>30 297</b>	<b>180 109</b>	<b>81 200</b>	<b>261 309</b>
Newcastle (SSD)	530	175	724	87 184	26 068	27 240	140 492	60 406	200 897
Cessnock (C)	88	26	115	13 175	2 161	1 483	16 819	18 238	35 057
Lake Macquarie (C)	137	0	141	27 166	0	10 463	37 629	7 974	45 603
Maitland (C)	148	4	152	20 834	352	1 154	22 341	1 297	23 638
Newcastle (C) – Inner	2	51	61	360	9 576	1 084	11 021	805	11 826
Newcastle (C) – Remainder	64	29	98	10 410	3 626	9 048	23 084	10 999	34 083
Port Stephens (A)	91	65	157	15 239	10 352	4 008	29 599	21 093	50 691
Hunter SD Balance (SSD)	180	84	264	28 743	7 817	3 057	39 617	20 794	60 411
Dungog (A)	4	0	4	625	0	322	947	100	1 046
Gloucester (A)	6	0	6	938	0	45	983	136	1 119
Great Lakes (A)	106	74	180	16 642	6 779	1 459	24 880	5 320	30 200
Merriwa (A)	4	0	4	542	0	0	542	0	542
Murrurundi (A)	3	0	3	376	0	47	423	50	473
Muswellbrook (A)	9	2	11	1 690	240	162	2 092	1 170	3 262
Scone (A)	7	0	7	1 137	0	87	1 224	850	2 074
Singleton (A)	41	8	49	6 792	798	936	8 527	13 168	21 695
<b>Illawarra (SD)</b>	<b>582</b>	<b>193</b>	<b>784</b>	<b>99 658</b>	<b>23 465</b>	<b>22 196</b>	<b>145 320</b>	<b>52 184</b>	<b>197 504</b>
Wollongong (SSD)	282	182	465	52 390	22 422	11 912	86 725	31 531	118 256
Kiama (A)	25	2	27	5 306	600	2 218	8 124	0	8 124
Shellharbour (C)	108	15	123	17 301	1 960	1 976	21 236	3 550	24 786
Wollongong (C)	149	165	315	29 783	19 862	7 719	57 365	27 981	85 346
Nowra–Bomaderry (SSD)	107	6	113	15 960	543	1 272	17 775	14 520	32 295
Shoalhaven (C) – Pt A	107	6	113	15 960	543	1 272	17 775	14 520	32 295
Illawarra SD Balance (SSD)	193	5	206	31 308	500	9 012	40 820	6 133	46 952
Shoalhaven (C) – Pt B	145	5	157	22 807	500	5 931	29 238	1 855	31 093
Wingecarribee (A)	48	0	49	8 501	0	3 081	11 582	4 278	15 860
<b>Richmond–Tweed (SD)</b>	<b>231</b>	<b>106</b>	<b>338</b>	<b>36 786</b>	<b>13 328</b>	<b>6 602</b>	<b>56 716</b>	<b>32 996</b>	<b>89 712</b>
Tweed Heads (SSD)	59	65	124	9 439	8 665	1 347	19 451	10 010	29 461
Tweed (A)–Pt A	59	65	124	9 439	8 665	1 347	19 451	10 010	29 461
Lismore (SSD)	24	0	24	3 986	0	829	4 815	100	4 915
Lismore (C) – Pt A	24	0	24	3 986	0	829	4 815	100	4 915
Richmond–Tweed SD Balance (SSD)	148	41	190	23 361	4 663	4 426	32 450	22 886	55 336
Ballina (A)	42	7	49	7 603	980	2 265	10 848	2 393	13 241
Byron (A)	23	9	33	4 669	1 133	854	6 656	5 075	11 731
Kyogle (A)	4	0	4	353	0	41	394	8 340	8 734
Lismore (C) – Pt B	9	0	9	1 320	0	414	1 734	0	1 734
Richmond Valley (A) – Casino	9	0	9	1 227	0	112	1 338	0	1 338
Richmond Valley (A) – Bal	7	2	9	974	250	113	1 336	0	1 336
Tweed (A)–Pt B	54	23	77	7 215	2 300	628	10 143	7 079	17 222

DWELLINGS (no.)..... VALUE (\$'000).....

	<i>New houses</i>	<i>New other residential building</i>	<i>Total dwellings(a)</i>	<i>New houses</i>	<i>New other residential buildings</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non residential building</i>	<i>Total building</i>
STATISTICAL AREAS									
<b>Mid-North Coast (SD)</b>	<b>474</b>	<b>174</b>	<b>662</b>	<b>73 824</b>	<b>26 251</b>	<b>10 492</b>	<b>110 567</b>	<b>25 867</b>	<b>136 434</b>
Coffs Harbour (SSD)	74	46	124	11 747	5 589	2 330	19 666	5 709	25 375
Coffs Harbour (C) – Pt A	74	46	124	11 747	5 589	2 330	19 666	5 709	25 375
Port Macquarie (SSD)	56	79	135	9 721	15 364	2 125	27 209	10 092	37 301
Hastings (A) – Pt A	56	79	135	9 721	15 364	2 125	27 209	10 092	37 301
Clarence (excl. Coffs Harbour) (SSD)	141	11	158	20 851	1 260	3 166	25 277	7 719	32 997
Bellingen (A)	17	0	17	2 401	0	666	3 067	100	3 167
Coffs Harbour (C) – Pt B	16	0	16	2 721	0	808	3 529	1 575	5 104
Copmanhurst (A)	12	0	12	1 601	0	80	1 681	148	1 829
Grafton (C)	9	0	9	1 500	0	320	1 820	251	2 071
Maclean (A)	41	9	50	5 772	810	490	7 071	755	7 826
Nambucca (A)	25	2	33	3 959	450	333	4 742	4 890	9 632
Pristine Waters (A) – Nymbodia	5	0	5	487	0	262	748	0	748
Pristine Waters (A) – Ulmarra	16	0	16	2 411	0	207	2 617	0	2 617
Hastings (excl. Port Macquarie) (SSD)	203	38	245	31 505	4 038	2 872	38 415	2 347	40 761
Greater Taree (C)	91	18	112	13 882	2 660	1 531	18 073	990	19 062
Hastings (A) – Pt B	58	16	74	9 982	1 130	622	11 734	313	12 047
Kempsey (A)	54	4	59	7 641	248	719	8 608	1 044	9 652
Lord Howe Island	0	0	0	0	0	0	0	0	0
<b>Northern (SD)</b>	<b>99</b>	<b>10</b>	<b>110</b>	<b>15 773</b>	<b>1 259</b>	<b>4 540</b>	<b>21 571</b>	<b>15 279</b>	<b>36 851</b>
Tamworth (SSD)	37	8	45	6 666	963	1 777	9 405	3 119	12 524
Parry (A) – Pt A	9	0	9	1 588	0	384	1 972	0	1 972
Tamworth (C)	28	8	36	5 078	963	1 392	7 433	3 119	10 552
Northern Slopes (excl. Tamworth) (SSD)	3	2	6	501	296	605	1 403	202	1 604
Barraba (A)	1	0	1	85	0	10	95	0	95
Bingara (A)	0	0	1	0	0	30	30	0	30
Gunnedah (A)	1	2	3	335	296	133	764	0	764
Inverell (A)–Pt A	0	0	0	0	0	108	108	0	108
Manilla (A)	1	0	1	81	0	66	147	70	217
Nundle (A)	0	0	0	0	0	0	0	0	0
Parry (A) – Pt B	0	0	0	0	0	228	228	73	301
Quirindi (A)	0	0	0	0	0	0	0	0	0
Yallaroi (A)	0	0	0	0	0	30	30	58	88
Northern Tablelands (SSD)	43	0	43	6 430	0	1 287	7 717	7 534	15 251
Armidale Dumaresq (A) – City	11	0	11	1 494	0	584	2 078	650	2 728
Armidale Dumaresq (A) – Bal	1	0	1	225	0	174	399	230	629
Glen Innes (A)	5	0	5	625	0	46	671	2 130	2 801
Guyra (A)	4	0	4	313	0	30	343	59	402
Inverell (A)–Pt B	9	0	9	1 426	0	246	1 672	345	2 017
Severn (A)	6	0	6	942	0	18	960	0	960
Tenterfield (A)	4	0	4	845	0	20	865	4 120	4 985
Uralla (A)	2	0	2	410	0	159	569	0	569
Walcha (A)	1	0	1	150	0	11	161	0	161
North Central Plain (SSD)	16	0	16	2 176	0	871	3 046	4 425	7 471
Moree Plains (A)	12	0	12	1 668	0	516	2 183	3 820	6 003
Narrabri (A)	4	0	4	508	0	355	863	605	1 468
<b>North Western (SD)</b>	<b>85</b>	<b>6</b>	<b>92</b>	<b>14 257</b>	<b>842</b>	<b>1 861</b>	<b>16 960</b>	<b>31 407</b>	<b>48 367</b>
Dubbo (SSD)	41	2	43	7 820	180	855	8 855	6 918	15 772
Dubbo (C) – Pt A	41	2	43	7 820	180	855	8 855	6 918	15 772

DWELLINGS (no.)..... VALUE (\$'000).....

	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
STATISTICAL AREAS									
<b>North Western (SD) continued</b>									
Central Macquarie (excl.)									
Dubbo (SSD)	30	2	33	4 104	300	598	5 002	2 002	7 004
Coolah (A)	3	0	3	193	0	35	227	0	227
Coonabarabran (A)	0	0	0	0	0	13	13	393	406
Dubbo (C) – Pt B	0	0	0	0	0	0	0	0	0
Gilgandra (A)	1	0	1	116	0	15	131	0	131
Mudgee (A)	15	0	15	2 232	0	322	2 553	759	3 312
Narromine (A)	3	2	6	384	300	113	797	0	797
Wellington (A)	8	0	8	1 180	0	101	1 281	850	2 131
Macquarie–Barwon (SSD)	11	2	13	1 965	362	62	2 389	9 690	12 079
Bogan (A)	1	2	3	180	362	45	587	450	1 037
Coonamble (A)	5	0	5	1 087	0	17	1 103	0	1 103
Walgett (A)	1	0	1	134	0	0	134	9 155	9 290
Warren (A)	4	0	4	563	0	0	563	85	648
Upper Darling (SSD)	3	0	3	368	0	347	715	12 797	13 512
Bourke (A)	0	0	0	0	0	54	54	12 647	12 701
Brewarrina (A)	3	0	3	368	0	228	596	150	746
Cobar (A)	0	0	0	0	0	64	64	0	64
<b>Central West (SD)</b>	<b>177</b>	<b>0</b>	<b>179</b>	<b>30 903</b>	<b>0</b>	<b>4 178</b>	<b>35 081</b>	<b>13 183</b>	<b>48 264</b>
Bathurst–Orange (SSD)	86	0	87	15 853	0	2 139	17 992	8 905	26 897
Bathurst (C)	42	0	42	6 884	0	798	7 682	999	8 681
Blayney (A)–Pt A	6	0	7	1 265	0	270	1 535	242	1 777
Cabonne (A)–Pt A	3	0	3	706	0	150	856	0	856
Evans (A)–Pt A	1	0	1	195	0	26	221	0	221
Orange (C)	34	0	34	6 803	0	894	7 698	7 664	15 361
Central Tablelands (excl. Bathurst–Orange) (SSD)	45	0	45	8 457	0	972	9 429	1 485	10 914
Blayney (A)–Pt B	0	0	0	0	0	75	75	170	245
Cabonne (A) –Pt B	0	0	0	0	0	0	0	0	0
Evans (A)–Pt B	5	0	5	702	0	0	702	0	702
Lithgow (C)	24	0	24	3 693	0	604	4 297	650	4 947
Oberon (A)	11	0	11	3 242	0	187	3 428	665	4 093
Rylstone (A)	5	0	5	820	0	107	927	0	927
Lachlan (SSD)	46	0	47	6 592	0	1 067	7 659	2 793	10 453
Bland (A)	5	0	5	645	0	57	702	0	702
Cabonne (A)–Pt C	7	0	7	1 212	0	258	1 470	450	1 920
Cowra (A)	9	0	9	1 246	0	223	1 469	98	1 567
Forbes (A)	3	0	3	462	0	126	588	0	588
Lachlan (A)	5	0	5	755	0	57	812	900	1 712
Parkes (A)	14	0	15	2 057	0	224	2 281	1 250	3 531
Weddin (A)	3	0	3	215	0	122	338	95	433
<b>South Eastern (SD)</b>	<b>339</b>	<b>57</b>	<b>397</b>	<b>55 850</b>	<b>7 341</b>	<b>7 452</b>	<b>70 642</b>	<b>45 327</b>	<b>115 969</b>
Queanbeyan (SSD)	72	14	86	13 313	1 450	1 740	16 502	3 410	19 912
Queanbeyan (C)	34	14	48	5 926	1 450	919	8 295	3 410	11 705
Yarrowlumla (A)–Pt A	38	0	38	7 387	0	821	8 208	0	8 208

DWELLINGS (no.)..... VALUE (\$'000).....

	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
STATISTICAL AREAS									
<b>South Eastern (SD) continued</b>									
Southern Tablelands (excl.									
Queanbeyan (SSD)	110	2	113	16 593	190	2 101	18 885	3 397	22 282
Boorowa (A)	3	0	3	280	0	97	377	0	377
Crookwell (A)	9	0	9	986	0	72	1 058	180	1 238
Goulburn (C)	18	0	18	2 582	0	402	2 985	586	3 571
Gunning (A)	4	0	4	635	0	56	691	0	691
Harden (A)	3	0	3	541	0	59	600	1 800	2 400
Mulwaree (A)	23	2	26	3 772	190	260	4 223	0	4 223
Tallaganda (A)	8	0	8	993	0	109	1 103	0	1 103
Yarrowlumla (A) - Pt B	0	0	0	0	0	0	0	0	0
Yass (A)	30	0	30	5 110	0	698	5 809	200	6 009
Young (A)	12	0	12	1 692	0	348	2 040	631	2 671
Lower South Coast (SSD)									
Bega Valley (A)	48	19	67	8 271	2 486	1 075	11 832	4 626	16 458
Eurobodalla (A)	89	18	107	14 359	2 885	2 059	19 302	31 720	51 022
Snowy (SSD)									
Bombala (A)	0	0	0	0	0	25	25	50	75
Cooma-Monaro (A)	7	0	7	1 147	0	218	1 365	1 554	2 919
Snowy River (A)	13	4	17	2 167	330	234	2 731	570	3 301
<b>Murrumbidgee (SD)</b>									
Wagga Wagga (SSD)	56	22	78	9 683	2 593	2 024	14 300	5 368	19 668
Wagga Wagga (C) - Pt A	56	22	78	9 683	2 593	2 024	14 300	5 368	19 668
Central Murrumbidgee (excl.									
Wagga Wagga (SSD)	38	2	41	6 004	228	1 585	7 817	3 671	11 487
Coolamon (A)	1	0	1	130	0	43	173	444	617
Cootamundra (A)	5	0	5	718	0	253	971	610	1 581
Gundagai (A)	0	0	0	0	0	225	225	60	285
Junee (A)	2	0	2	245	0	84	329	0	329
Lockhart (A)	4	0	4	426	0	48	474	438	912
Narrandera (A)	0	0	0	0	0	101	101	0	101
Temora (A)	4	0	5	735	0	248	982	1 152	2 134
Tumut (A)	19	2	21	2 976	228	484	3 688	561	4 249
Wagga Wagga (C) - Pt B	3	0	3	774	0	100	874	405	1 279
Lower Murrumbidgee (SSD)									
Carrathool (A)	1	6	7	160	830	0	990	0	990
Griffith (C)	26	0	26	4 592	0	795	5 387	4 813	10 200
Hay (A)	2	0	2	243	0	84	327	0	327
Leeton (A)	15	0	15	2 487	0	574	3 061	200	3 261
Murrumbidgee (A)	1	0	1	112	0	12	124	0	124
<b>Murray (SD)</b>									
Albury (SSD)	96	0	96	17 393	0	1 499	18 892	2 330	21 221
Albury (C)	86	0	86	15 576	0	1 224	16 801	1 980	18 780
Hume (A)	10	0	10	1 816	0	275	2 091	350	2 441
Upper Murray (excl. Albury) (SSD)									
Corowa (A)	10	2	12	1 109	148	152	1 409	143	1 551
Culcairn (A)	1	0	1	169	0	103	272	560	832
Holbrook (A)	0	0	0	0	0	11	11	0	11
Tumbarumba (A)	0	0	0	0	0	10	10	0	10
Urana (A)	2	0	2	193	0	45	238	0	238
Central Murray (SSD)									
Berrigan (A)	6	0	6	1 134	0	289	1 423	280	1 703
Conargo (A)	0	0	0	0	0	0	0	0	0
Deniliquin (A)	4	0	4	634	0	59	693	621	1 314
Jerilderie (A)	1	0	1	143	0	11	154	0	154
Murray (A)	19	0	19	3 653	0	156	3 809	150	3 959
Wakool (A)	3	0	3	627	0	31	659	185	844

DWELLINGS (no.).....			VALUE (\$'000).....						
<i>New houses</i>	<i>New other residential building</i>	<i>Total dwellings(a)</i>	<i>New houses</i>	<i>New other residential buildings</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non residential building</i>	<i>Total building</i>	

## STATISTICAL AREAS

**Murray (SD) continued**

Murray-Darling (SSD)	10	0	10	1 863	0	298	2 161	1 258	3 419
Balranald (A)	3	0	3	520	0	0	520	1 000	1 520
Wentworth(A)	7	0	7	1 343	0	298	1 641	258	1 899
<b>Far West (SD)</b>	<b>6</b>	<b>0</b>	<b>6</b>	<b>542</b>	<b>0</b>	<b>96</b>	<b>638</b>	<b>4 000</b>	<b>4 638</b>
Far West (SSD)	6	0	6	542	0	96	638	4 000	4 638
Broken Hill (C)	6	0	6	542	0	96	638	4 000	4 638
Central Darling (A)	0	0	0	0	0	0	0	0	0
Unincorp. Far West	0	0	0	0	0	0	0	0	0

## STATISTICAL DISTRICT

Newcastle NSW	530	175	724	87 184	26 068	27 240	140 492	60 406	200 897
Wollongong NSW	282	182	465	52 390	22 422	11 912	86 725	31 531	118 256
Nowra-Bomaderry NSW	107	6	113	15 960	543	1 272	17 775	14 520	32 295
Bathurst-Orange NSW	86	0	87	15 853	0	2 139	17 992	8 905	26 897
Lismore NSW	24	0	24	3 986	0	829	4 815	100	4 915
Coffs Harbour NSW	74	46	124	11 747	5 589	2 330	19 666	5 709	25 375
Port Macquarie NSW	56	79	135	9 721	15 364	2 125	27 209	10 092	37 301
Tamworth NSW	37	8	45	6 666	963	1 777	9 405	3 119	12 524
Dubbo NSW	41	2	43	7 820	180	855	8 855	6 918	15 772
Wagga Wagga NSW	56	22	78	9 683	2 593	2 024	14 300	5 368	19 668
Albury-Wodonga NSW/VIC	205	0	205	35 615	0	3 010	38 625	5 656	44 281
Gold Coast-Tweed QLD/NSW	705	441	1 150	135 764	66 905	13 731	216 400	58 728	275 128
Canberra-Queanbeyan ACT/NSW	415	253	668	67 477	36 838	14 884	119 199	77 643	196 842

(a) Includes conversions and dwelling units approved as part of alterations and additions or the construction of non-residential buildings.

(b) Refer to Explanatory Notes paragraph 16.

(c) New South Wales total includes building approved in off-shore areas not included in the above Statistical Areas.

# BUILDING APPROVALS KEY FEATURES: ACT

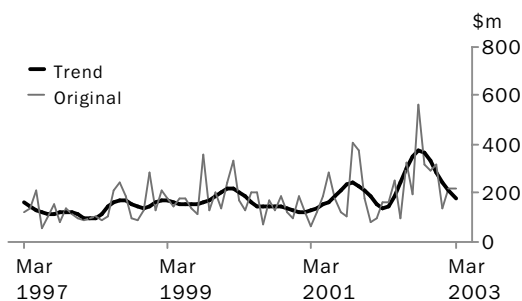
## KEY FIGURES

	<b>Jan 2003</b>	<b>Feb 2003</b>	<b>Mar 2003</b>
Dwelling units approved			
Original	139	224	219
Trend	241	212	176

	<b>% change Dec 2002 to Jan 2003</b>	<b>% change Jan 2003 to Feb 2003</b>	<b>% change Feb 2003 to Mar 2003</b>
Dwelling units approved			
Original	-56.0	61.2	-2.2
Trend	-14.9	-11.9	-17.1

## DWELLING UNITS APPROVED



## KEY POINTS

### TREND ESTIMATES

- The trend estimate for total dwelling units approved has fallen for the last six months.

### ORIGINAL ESTIMATES

- There were 582 dwelling units approved in the March 2003 quarter, a decrease of 37.1% or 344 dwelling units from the December 2002 quarter. The highest number of approvals in the March 2003 quarter were in Dunlop (95), Amaroo (94) and Turner (93).
- During the March 2003 quarter there were 343 new houses and 239 other residential dwellings approved. The number of new houses and other residential building fell by 243 and 101 respectively compared with the December 2002 quarter.
- The value of total building work fell by 30.8% to \$176.9m in the March 2003 quarter. Residential building fell 37.4% to \$102.7m and non-residential building fell by 19.0% to \$74.2m.



DWELLING UNITS APPROVED, Private and Public Sector—ACT: Original & Trend Estimates

Period	New houses	New other residential building	Alterations and additions to residential buildings	Conversion	Non-residential building	Total dwelling units	Total dwelling units trend estimates
PRIVATE SECTOR (Number)							
<b>1999-2000</b>	1 477	772	3	68	0	2 320	n.a.
<b>2000-01</b>	924	715	1	0	1	1 641	n.a.
<b>2001-02</b>	1 169	984	3	0	1	2 157	n.a.
<b>2002</b>							
March	145	18	0	0	0	163	n.a.
April	98	67	0	0	1	166	n.a.
May	126	123	0	0	0	249	n.a.
June	80	15	0	0	0	95	n.a.
July	164	144	0	0	0	308	n.a.
August	160	28	0	0	0	188	n.a.
September	99	441	0	0	0	540	n.a.
October	193	52	0	0	0	245	n.a.
November	222	43	0	0	0	265	n.a.
December	131	185	0	0	0	316	0
<b>2003</b>							n.a.
January	87	49	0	0	0	136	n.a.
February	156	65	0	0	0	221	n.a.
March	96	107	0	0	0	203	0
PUBLIC SECTOR (Number)							
<b>1999-2000</b>	23	32	0	0	0	n.a.	0
<b>2000-01</b>	43	64	0	0	0	107	n.a.
<b>2001-02</b>	45	30	0	0	0	75	n.a.
<b>2002</b>							
March	0	4	0	0	0	4	n.a.
April	0	0	0	0	0	0	n.a.
May	0	0	0	0	0	0	n.a.
June	0	0	0	0	0	0	n.a.
July	20	0	0	0	0	20	n.a.
August	4	0	0	0	0	4	n.a.
September	19	8	0	0	0	27	n.a.
October	13	60	0	0	0	73	n.a.
November	27	0	0	0	0	27	n.a.
December	0	0	0	0	0	0	0
<b>2003</b>							n.a.
January	3	0	0	0	0	3	n.a.
February	1	2	0	0	0	3	n.a.
March	0	16	0	0	0	16	0
TOTAL (Number)							
<b>1999-2000</b>	1 500	804	3	68	0	n.a.	2 189
<b>2000-01</b>	967	779	1	0	1	1 748	n.a.
<b>2001-02</b>	1 214	1 014	3	0	1	2 232	n.a.
<b>2002</b>							
March	145	22	0	0	0	167	139
April	98	67	0	0	1	166	147
May	126	123	0	0	0	249	187
June	80	15	0	0	0	95	242
July	184	144	0	0	0	328	301
August	164	28	0	0	0	192	351
September	118	449	0	0	0	567	378
October	206	112	0	0	0	318	371
November	249	43	0	0	0	292	333
December	131	185	0	0	0	316	283
<b>2003</b>							
January	90	49	0	0	0	139	241
February	157	67	0	0	0	224	212
March	96	123	0	0	0	219	176

## VALUE OF BUILDING APPROVED, Private and Public Sector—ACT: Original

Period	New houses	New other residential building	Alterations and additions creating dwellings	Alterations and additions not creating dwellings	Conversion	Total residential building	Non-residential building	Total building
PRIVATE SECTOR (\$ '000)								
<b>1999-2000</b>	205 161	91 444	517	61 553	7 985	366 659	149 493	<b>516 152</b>
<b>2000-01</b>	149 321	90 869	60	47 077	0	287 327	100 576	<b>387 903</b>
<b>2001-02</b>	183 107	125 437	409	68 873	0	377 826	152 681	<b>530 507</b>
<b>2002</b>								
March	22 385	2 294	0	6 284	0	30 963	23 071	<b>54 034</b>
April	15 000	8 871	0	5 162	0	29 032	6 459	<b>35 491</b>
May	19 105	14 599	0	6 723	0	40 427	8 443	<b>48 869</b>
June	13 405	1 863	0	5 561	0	20 829	6 028	<b>26 857</b>
July	26 291	23 923	0	6 379	0	56 593	29 229	<b>85 822</b>
August	24 601	3 079	0	5 248	0	32 928	29 840	<b>62 768</b>
September	18 911	47 345	0	6 565	0	72 822	17 117	<b>89 939</b>
October	30 047	7 485	0	5 971	0	43 503	14 652	<b>58 155</b>
November	33 069	5 857	0	6 596	0	45 522	6 000	<b>51 522</b>
December	20 360	32 333	0	6 236	0	58 929	34 984	<b>93 913</b>
<b>2003</b>								
January	14 108	5 669	0	2 626	0	22 404	4 775	<b>27 179</b>
February	24 864	7 944	0	6 592	0	39 399	13 179	<b>52 578</b>
March	14 661	20 138	0	3 927	0	38 727	2 619	<b>41 346</b>
PUBLIC SECTOR (\$ '000)								
<b>1999-2000</b>	2 162	2 016	0	4 476	0	8 654	141 902	<b>150 555</b>
<b>2000-01</b>	5 324	7 762	0	35	0	13 122	73 861	<b>86 983</b>
<b>2001-02</b>	7 455	3 304	0	534	0	11 292	91 987	<b>103 280</b>
<b>2002</b>								
March	0	280	0	0	0	280	31 244	<b>31 524</b>
April	0	0	0	0	0	0	9 753	<b>9 753</b>
May	0	0	0	0	0	0	2 070	<b>2 070</b>
June	0	0	0	0	0	0	7 503	<b>7 503</b>
July	3 300	0	0	0	0	3 300	7 783	<b>11 083</b>
August	745	0	0	31	0	775	858	<b>1 633</b>
September	3 458	1 440	0	0	0	4 898	32 137	<b>37 035</b>
October	2 397	9 264	0	71	0	11 732	12 776	<b>24 508</b>
November	4 369	0	0	0	0	4 369	11 233	<b>15 602</b>
December	0	0	0	0	0	0	12 010	<b>12 010</b>
<b>2003</b>								
January	461	0	0	0	0	461	13 040	<b>13 502</b>
February	70	139	0	0	0	209	38 796	<b>39 005</b>
March	0	1 497	0	0	0	1 497	1 823	<b>3 321</b>
TOTAL (\$ '000)								
<b>1999-2000</b>	207 323	93 460	517	66 028	7 985	375 313	291 394	<b>666 707</b>
<b>2000-01</b>	154 645	98 632	60	47 112	0	300 449	174 437	<b>474 886</b>
<b>2001-02</b>	190 561	128 741	409	69 407	0	389 119	244 668	<b>633 787</b>
<b>2002</b>								
March	22 385	2 574	0	6 284	0	31 243	54 314	<b>85 557</b>
April	15 000	8 871	0	5 162	0	29 032	16 212	<b>45 244</b>
May	19 105	14 599	0	6 723	0	40 427	10 513	<b>50 939</b>
June	13 405	1 863	0	5 561	0	20 829	13 531	<b>34 360</b>
July	29 591	23 923	0	6 379	0	59 893	37 012	<b>96 905</b>
August	25 346	3 079	0	5 279	0	33 703	30 698	<b>64 401</b>
September	22 369	48 785	0	6 565	0	77 720	49 254	<b>126 974</b>
October	32 444	16 749	0	6 042	0	55 235	27 428	<b>82 663</b>
November	37 438	5 857	0	6 596	0	49 891	17 233	<b>67 124</b>
December	20 360	32 333	0	6 236	0	58 929	46 994	<b>105 923</b>
<b>2003</b>								
January	14 570	5 669	0	2 626	0	22 865	17 816	<b>40 680</b>
February	24 934	8 083	0	6 592	0	39 608	51 975	<b>91 583</b>
March	14 661	21 636	0	3 927	0	40 224	4 443	<b>44 666</b>

## BUILDING APPROVED IN STATISTICAL AREAS—ACT—Mar Qtr 2003

DWELLINGS (no.)..... VALUE (\$'000).....

Statistical area(c)	DWELLINGS (no.)			VALUE (\$'000)			VALUE (\$'000)		
	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
<b>AUSTRALIAN CAPITAL TERRITORY</b>	<b>343</b>	<b>239</b>	<b>582</b>	<b>54 164</b>	<b>35 388</b>	<b>13 144</b>	<b>102 697</b>	<b>74 233</b>	<b>176 930</b>
<b>Canberra (SD)</b>	<b>343</b>	<b>239</b>	<b>582</b>	<b>54 164</b>	<b>35 388</b>	<b>13 144</b>	<b>102 697</b>	<b>74 233</b>	<b>176 930</b>
North Canberra (SSD)	18	150	168	2 695	24 261	1 835	28 792	50 802	79 594
Acton	0	0	0	0	0	0	0	37 970	37 970
Ainslie	2	0	2	235	0	172	407	0	407
Braddon	0	14	14	0	1 128	0	1 128	115	1 243
Campbell	2	0	2	394	0	338	732	0	732
City	0	0	0	0	0	0	0	5 411	5 411
Dickson	0	0	0	0	0	78	78	4 429	4 506
Downer	4	2	6	531	139	318	989	0	989
Duntroon	0	0	0	0	0	0	0	0	0
Hackett	2	0	2	225	0	208	433	0	433
Kowen	0	0	0	0	0	0	0	0	0
Lyneham	0	41	41	0	4 397	232	4 629	2 000	6 629
Majura	0	0	0	0	0	0	0	0	0
O'Connor	4	2	6	781	228	255	1 264	0	1 264
Reid	0	0	0	0	0	108	108	0	108
Russell	0	0	0	0	0	0	0	0	0
Turner	4	89	93	530	18 000	25	18 555	878	19 433
Watson	0	2	2	0	369	101	470	0	470
Belconnen (SSD)	104	24	128	13 469	2 266	2 652	18 388	2 035	20 423
Aranda	1	0	1	90	0	108	198	125	323
Belconnen Town Centre	0	0	0	0	0	0	0	285	285
Belconnen-SSD Bal	0	0	0	0	0	0	0	0	0
Bruce	3	0	3	476	0	50	526	1 363	1 889
Charnwood	0	0	0	0	0	18	18	0	18
Cook	2	0	2	257	0	276	533	61	594
Dunlop	95	0	95	12 358	0	66	12 424	0	12 424
Evatt	0	0	0	0	0	226	226	0	226
Florey	0	0	0	0	0	87	87	0	87
Flynn	0	0	0	0	0	275	275	0	275
Fraser	0	0	0	0	0	98	98	0	98
Giralang	0	0	0	0	0	30	30	0	30
Hawker	0	0	0	0	0	157	157	0	157
Higgins	0	0	0	0	0	68	68	0	68
Holt	0	0	0	0	0	49	49	201	250
Kaleen	0	0	0	0	0	226	226	0	226
Latham	0	0	0	0	0	114	114	0	114
McKellar	0	0	0	0	0	101	101	0	101
Macgregor	0	0	0	0	0	192	192	0	192
Macquarie	2	6	8	250	565	114	929	0	929
Melba	1	0	1	39	0	44	83	0	83
Page	0	18	18	0	1 701	123	1 824	0	1 824
Scullin	0	0	0	0	0	109	109	0	109
Spence	0	0	0	0	0	28	28	0	28
Weetangera	0	0	0	0	0	93	93	0	93
Woden Valley (SSD)	9	2	11	1 438	247	2 234	3 920	665	4 585
Chifley	2	0	2	260	0	336	596	0	596
Curtin	0	0	0	0	0	334	334	0	334
Farrer	0	0	0	0	0	467	467	0	467
Garran	2	0	2	487	0	147	633	390	1 023
Hughes	1	2	3	203	247	76	525	78	603
Isaacs	0	0	0	0	0	50	50	0	50
Lyons	2	0	2	201	0	66	267	148	415
Mawson	0	0	0	0	0	194	194	0	194
O'Malley	0	0	0	0	0	0	0	0	0
Pearce	2	0	2	288	0	20	309	0	309
Phillip	0	0	0	0	0	0	0	50	50
Torrens	0	0	0	0	0	544	544	0	544

Statistical area(c)	DWELLINGS (no.).....			VALUE (\$'000).....					
	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
Weston Creek–Stromlo (SSD)	3	0	3	358	0	952	1 310	404	1 714
Chapman	1	0	1	240	0	49	289	0	289
Duffy	0	0	0	0	0	137	137	0	137
Fisher	0	0	0	0	0	141	141	0	141
Holder	0	0	0	0	0	0	0	0	0
Rivett	0	0	0	0	0	185	185	0	185
Stirling	0	0	0	0	0	128	128	50	178
Stromlo	0	0	0	0	0	0	0	0	0
Waramanga	2	0	2	118	0	74	191	0	191
Weston	0	0	0	0	0	238	238	354	592
Weston Creek–Stromlo – SSD Bal	0	0	0	0	0	0	0	0	0
Tuggeranong (SSD)	45	16	61	8 994	1 817	4 074	14 885	728	15 613
Banks	26	0	26	4 645	0	126	4 770	0	4 770
Bonython	0	0	0	0	0	147	147	0	147
Calwell	3	0	3	916	0	511	1 427	0	1 427
Chisholm	0	0	0	0	0	205	205	0	205
Conder	8	0	8	1 758	0	186	1 945	0	1 945
Fadden	0	0	0	0	0	65	65	0	65
Gilmore	0	0	0	0	0	288	288	0	288
Gordon	6	16	22	1 361	1 817	430	3 608	0	3 608
Gowrie	0	0	0	0	0	131	131	0	131
Greenway	0	0	0	0	0	0	0	300	300
Isabella Plains	0	0	0	0	0	73	73	0	73
Kambah	2	0	2	314	0	887	1 201	0	1 201
Macarthur	0	0	0	0	0	23	23	0	23
Monash	0	0	0	0	0	137	137	0	137
Oxley	0	0	0	0	0	144	144	0	144
Richardson	0	0	0	0	0	147	147	0	147
Theodore	0	0	0	0	0	80	80	0	80
Tuggeranong–SSD Bal	0	0	0	0	0	0	0	0	0
Wanniassa	0	0	0	0	0	494	494	428	922
South Canberra (SSD)	14	0	14	2 635	0	1 268	3 903	16 929	20 833
Barton	0	0	0	0	0	0	0	1 670	1 670
Deakin	0	0	0	0	0	282	282	0	282
Forrest	1	0	1	329	0	0	329	570	899
Fyshwick	0	0	0	0	0	0	0	2 266	2 266
Griffith	1	0	1	220	0	520	740	1 500	2 240
Harman	0	0	0	0	0	0	0	0	0
Hume	0	0	0	0	0	0	0	571	571
Jerrabomberra	0	0	0	0	0	0	0	0	0
Kingston	0	0	0	0	0	0	0	0	0
Narrabundah	2	0	2	231	0	66	297	170	467
Oaks Estate	0	0	0	0	0	0	0	0	0
Parkes	0	0	0	0	0	0	0	9 050	9 050
Pialligo	0	0	0	0	0	38	38	400	438
Red Hill	4	0	4	722	0	163	885	67	952
Symonston	2	0	2	150	0	0	150	576	726
Yarralumla	4	0	4	984	0	200	1 183	88	1 272
Gungahlin–Hall (SSD)	150	47	197	24 574	6 796	129	31 499	2 669	34 168
Amaroo	77	17	94	10 849	2 196	11	13 055	824	13 879
Gungahlin–Hall – SSD Bal	46	0	46	7 103	0	0	7 103	233	7 336
Hall	0	0	0	0	0	34	34	0	34
Mitchell	0	0	0	0	0	0	0	262	262
Ngunnawal	1	0	1	158	0	0	158	215	373
Nicholls	26	30	56	6 465	4 600	12	11 076	920	11 996
Palmerston	0	0	0	0	0	73	73	215	288
<b>Australian Capital Territory - Bal</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

(a) Includes conversions and dwelling units approved as part of alterations and additions or the construction of non-residential buildings.

(b) Refer to Explanatory Notes paragraph 16.

(c) Data for the statistical district of Canberra-Queanbeyan is located in table 12.

# EXPLANATORY NOTES

## INTRODUCTION

**1** This publication presents monthly details of building work approved.

## SCOPE AND COVERAGE

**2** Statistics of building work approved are compiled from:

- permits issued by local government authorities and other principal certifying authorities
- contracts let or day labour work authorised by Commonwealth, state, semi-government and local government authorities
- permits issued by ACT Building, Electrical and Plumbing Control—Department of Urban Services
- major building approvals in areas not subject to normal administrative approval e.g. building on remote mine sites.

**3** The scope of the survey comprises the following:

- construction of new buildings
- alterations and additions to existing buildings
- approved non-structural renovation and refurbishment work
- approved installation of integral building fixtures.

**4** From July 1990, the statistics include:

- all approved new residential building valued at \$10,000 or more
- approved alterations and additions to residential building valued at \$10,000 or more
- all approved non-residential building jobs valued at \$50,000 or more.

**5** Excluded from the statistics is construction activity not defined as building (e.g. roads, bridges, railways, earthworks, etc.). Statistics for this activity can be found in *Engineering Construction Activity, Australia* (cat. no. 8762.0).

## VALUE DATA

**6** Statistics on the value of building work approved are derived by aggregating the estimated 'value of building work when completed' as reported on building approval documents provided to local councils or other building approval authorities. Conceptually these value data should exclude the value of land and landscaping but include site preparation costs. These estimates are usually a reliable indicator of the completed value of 'houses'. However, for 'other residential buildings' and 'non-residential buildings', they can differ significantly from the completed value of the building as final costs and contracts have not been established before council approval is sought and gained.

**7** The ABS generally accepts values provided by approving bodies. Every effort is made to ensure data are provided on a consistent basis, however, there may be instances where value reported does not reflect the building completion value. For example, the reported value for most project homes is the contract price, which may include the cost of site preparation and landscaping. In other cases where a builder is contracted to construct a dwelling based on the owner's plans, the value may only be the builder's costs. Some councils do not use the value on approval documents, instead deriving a value based on floor area and type of structure.

**8** From July 2000, value data includes the Goods and Services Tax (GST) for residential and non-residential building approvals. The ABS has consulted with councils and other approving authorities to ensure that approval values are reported inclusive of GST. Where it has been identified by a council or other approving authority that approvals submitted from its jurisdiction were on a GST-exclusive basis, the ABS made adjustments to the data to ensure that values were consistent with other data collected and were inclusive of GST.

## EXPLANATORY NOTES

### OWNERSHIP

**9** Building ownership is classified as either public or private sector and is based on the sector of intended owner of the completed building at the time of approval. Residential buildings constructed by private sector builders under government housing authority schemes are classified as public sector when the authority has contracted, or intends to contract, to purchase the building on or before completion.

### BUILDING CLASSIFICATIONS

**10** Building approvals are classified both by the Type of Building (e.g. 'house', 'factory') and by the Type of Work involved (e.g. 'new', 'alterations and additions' and 'conversions'). These classifications are often used in conjunction with each other in this publication and are defined in the Glossary.

**11** The Type of Building classification refers to the intended major function of a building. 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 specific building, not to the function of the group as a whole.

**12** An example is the treatment of building work approved for a factory complex. For instance, a detached administration building would be classified to Offices, a detached cafeteria building to Shops, while the factory buildings would be classified to Factories.

**13** An exception to this rule is the treatment of group accommodation buildings. For example, a student accommodation building on a university campus would be classified to Education.

**14** In the case of a large multi-function building, which at the time of approval is intended to have more than one purpose (e.g. a hotel/shops/casino project), the ABS endeavours to split the approval details according to each main function.

**15** Where this is not possible because separate details cannot be obtained, the building is classified to the predominant function of the building on the basis of the function which represents the highest proportion of the total value of the project.

**16** The Type of Work classification refers to the building activity carried out. Conversion jobs are shown separately in tables 5, 6, 13 and 14. However, in other tables they are included within existing categories, as follows: in tables 1, 2, 11, 12 and 15 they are included in the appropriate Type of Building category, and in tables 3, 4, 11, 12 and 15 they are included in the 'Alterations and additions to residential buildings' category.

## EXPLANATORY NOTES

### SEASONAL ADJUSTMENT

**17** Seasonal adjustment is a means of removing the estimated effects of seasonal variation from the series so that the effects of other influences can be more clearly recognised.

**18** In the seasonal adjustment of series, account has been taken of both normal seasonal factors and 'trading day' effects arising from the varying numbers of Sundays, Mondays, Tuesdays, etc. in the month. Adjustment has also been made for the influence of Easter which may affect the March and April estimates differently.

**19** Seasonal adjustment does not remove from the series the effect of irregular or non-seasonal influences (e.g. the approval of large projects or a change in the administrative arrangements of approving authorities).

**20** Some of the component series have been seasonally adjusted independently. Therefore, the adjusted components may not add to the adjusted totals.

**21** As happens with all seasonally adjusted series, the seasonal factors are reviewed annually to take account of each additional year's data. The timing of this review may vary and when appropriate will be notified in the 'Data Notes' section of this publication.

### TREND ESTIMATES

**22** Smoothing seasonally adjusted series reduces the impact of the irregular component of the seasonally adjusted series and creates trend estimates. For monthly series, these trend estimates are derived by applying a 13-term Henderson-weighted moving average to all months of the seasonally adjusted series except the last six months. Trend series are created for the last six months by applying surrogates of the Henderson moving average to the seasonally adjusted series. For further information, see *Information Paper: A Guide to Interpreting Time Series—Monitoring 'Trends': an Overview* (cat. no. 1348.0) or contact the Assistant Director, Time Series Analysis on Canberra 02 6252 6076.

**23** While the smoothing techniques described in paragraph 24 enable trend estimates to be produced for the latest few periods, they do result in revisions to the trend estimates as new data becomes available. Generally, revisions become smaller over time and, after three months, usually have a negligible impact on the series. Revisions to the original data and re-analysis of seasonal factors may also lead to revisions to the trend.

### CHAIN VOLUME MEASURES

**24** The chain volume measures appearing in this publication are annually re-weighted chain Laspeyres indexes referenced to current price values in a chosen reference year. The reference year will be updated annually in the September publication. While current price estimates reflect both price and volume changes, chain volume estimates measure changes in value after the direct effects of price changes have been eliminated and therefore only reflect volume changes. The direct impact of the GST is a price change, and hence is removed from chain volume estimates.

**25** Further information on the nature and concepts of chain volume measures is contained in the ABS publication *Information Paper: Introduction of Chain Volume Measures in the Australian National Accounts* (cat. no. 5248.0).

## EXPLANATORY NOTES

AUSTRALIAN STANDARD GEOGRAPHICAL CLASSIFICATION (ASGC)	<p><b>26</b> Area statistics are now being classified to the Australian Standard Geographical Classification (ASGC), 2002 Edition (cat. no. 1216.0), effective from July 2002. Building work approved before July 2002 was classified according to the current editions of the ASGC at that time, and is presented in this publication unrevised, in the original geographical area that applied at the time of approval.</p> <p><b>27</b> Some Statistical Districts straddle state/territory boundaries. The Gold Coast–Tweed Statistical District lies partly in New South Wales and partly in Queensland, the Canberra–Queanbeyan Statistical District lies partly in New South Wales and partly in the Australian Capital Territory, and the Albury–Wodonga Statistical District lies partly in New South Wales and partly in Victoria.</p> <p><b>28</b> From 1 July 2002, approvals in the External Territories of Australia are included in these statistics. Jervis Bay is included in New South Wales.</p>
ABS DATA AVAILABLE ON REQUEST	<p><b>29</b> As well as the statistics included in this and related publications, the ABS may have other relevant data available on request. Inquiries should be made to the National Information and Referral Service on 1300 135 070.</p>
RELATED PUBLICATIONS	<p><b>30</b> Users may also wish to refer to the following publications:</p> <ul style="list-style-type: none"> <li>▪ <i>Building Activity, Australia</i>, cat. no. 8752.0</li> <li>▪ <i>Building Activity, Australia: Dwelling Unit Commencements</i>, cat. no. 8750.0</li> <li>▪ <i>Building Activity, Australian Capital Territory</i>, cat. no. 8752.8</li> <li>▪ <i>Building Activity, New South Wales</i>, cat. no. 8752.1</li> <li>▪ <i>Building Approvals, Australia</i>, cat. no. 8731.0</li> <li>▪ <i>Construction Work Done, Australia, Preliminary</i>, cat. no. 8755.0</li> <li>▪ <i>Engineering Construction Activity, Australia</i>, cat. no. 8762.0</li> <li>▪ <i>House Price Indexes: Eight Capital Cities</i>, cat. no. 6416.0</li> <li>▪ <i>Housing Finance for Owner Occupation, Australia</i>, cat. no. 5609.0</li> <li>▪ <i>Producer Price Indexes, Australia</i>, cat. no. 6427.0.</li> </ul> <p><b>31</b> While building approvals value series are shown inclusive of GST, this is different to the value series shown in the Building Activity publications (cat. nos 8752.0, 8752.1 and 8755.0), in which residential work will be published inclusive of GST and non-residential work exclusive of GST. In the <i>Engineering Construction Activity, Australia</i> (cat. no. 8762.0) all values will exclude GST.</p>
ROUNDING	<p><b>32</b> When figures have been rounded, discrepancies may occur between sums of the component items and totals.</p>
SYMBOLS AND OTHER USAGES	<p>n.a. not available</p> <p>n.y.a. not yet available</p> <p>A Area</p> <p>C City</p> <p>SD Statistical Division</p> <p>SLA Statistical Local Area</p> <p>SSD Substatistical SubDivision</p>



## GLOSSARY

<b>Alterations and additions</b>	Building activity carried out on existing buildings. Includes adding to or diminishing floor area, altering the structural design of a building and affixing rigid components which are integral to the functioning of the building.
<b>Alterations and additions to residential buildings</b>	Alterations and additions carried out on existing residential buildings, which may result in the creation of new dwelling units. See also Explanatory Notes paragraph 16.
<b>Building</b>	A building is 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 is the provision for regular access by persons in order to satisfy its intended use.
<b>Conversion</b>	Building activity which converts a non-residential building to a residential building, e.g. conversion of a warehouse to residential apartments. Conversion is considered to be a special type of alteration, and these jobs have been separately identified as such from the July 1996 reference month, though they have only appeared separately in this publication from the April 1998 issue. Prior to that issue, conversions were published as part of the 'Conversions, etc.' category or included elsewhere within a table. Prior to July 1996, Table 5 and 13 includes the number of Conversions in the 'Alterations and additions to residential buildings' category while Table 6 and 14 includes the value of Conversions in the 'Alterations and additions to residential buildings, creating dwellings' category. See also Explanatory Notes paragraph 16.
<b>Dwelling unit</b>	A dwelling unit is a self-contained suite of rooms, including cooking and bathing facilities and intended for long-term residential use. Regardless of whether they are self-contained or not, units within buildings offering institutional care (e.g. hospitals) or temporary accommodation (e.g. motels, hostels and holiday apartments) are not defined as dwelling units. Such units are included in the appropriate category of non-residential building approvals. Dwelling units can be created in one of four ways: through new work to create a residential building; through alteration/addition work to an existing residential building; through either new or alteration/addition work on non-residential building or through conversion of a non-residential building to a residential building.
<b>Educational</b>	Includes schools, colleges, kindergartens, libraries, museums and universities.
<b>Entertainment and recreational</b>	Includes clubs, cinemas, sport and recreation centres.
<b>Factories</b>	Includes paper mills, oil refinery buildings, brickworks and powerhouses.
<b>Flats, units or apartments</b>	Dwellings not having their own private grounds and usually sharing a common entrance, foyer or stairwell.
<b>Health</b>	Includes hospitals, nursing homes, surgeries, clinics and medical centres.
<b>Hotels, motels and other short term accommodation</b>	Includes hostels, boarding houses, guest houses, and holiday apartment buildings.
<b>House</b>	A house is a detached building primarily used for long term residential purposes. It consists of one dwelling unit. For instance, detached 'granny flats' and detached dwelling units (e.g. caretaker's residences) associated with a non-residential building are defined as houses.

## GLOSSARY

<b>Miscellaneous</b>	Includes justice and defence buildings, welfare and charitable homes, prisons and reformatories, maintenance camps, farming and livestock buildings, veterinary clinics, child-minding centres, police stations and public toilets.
<b>New building work</b>	Building activity which will result in the creation of a building which previously did not exist.
<b>New other residential buildings</b>	Building activity which will result in the creation of a residential building other than a house, which previously did not exist.
<b>New residential</b>	Building activity which will result in the creation of any residential building (house or other residential) which previously did not exist.
<b>Non-residential building</b>	A non-residential building is primarily intended for purposes other than long term residential purposes. Note that, on occasions, one or more dwelling units may be created through non-residential building activity. Prior to the April 1998 issue of this publication, they have been included in the 'Conversions, etc.' column in tables showing dwelling units approved. They are now identified separately (e.g. see table 5). However, the value of these dwelling units cannot be separated out from that of the non-residential building which they are part of, therefore the value associated with these remain in the appropriate Non-residential category.
<b>Offices</b>	Includes banks, post offices and council chambers.
<b>Other business premises</b>	Includes warehouses, service stations, transport depots and terminals, electricity substation buildings, telephone exchanges, broadcasting and film studios.
<b>Other dwellings</b>	Includes all dwellings other than houses. They can be created by: the creation of new other residential buildings (e.g. flats); alteration/addition work to an existing residential building; either new or alteration/addition work on a non-residential building; conversion of a non-residential building to a residential building creating more than one dwelling unit.
<b>Other residential building</b>	An other residential building is a building other than a house primarily used for long-term residential purposes. An other residential building contains more than one dwelling unit. Other residential buildings are coded to the following categories: semi-detached, row or terrace house or townhouse with one storey; semi-detached, row or terrace house or townhouse with two or more storeys; flat, unit or apartment in a building of one or two storeys; flat, unit or apartment in a building of three storeys; flat, unit or apartment in a building of four or more storeys; flat, unit or apartment attached to a house; other/number of storeys unknown. The latter two categories are included with the semi-detached, row or terrace house or townhouse with one storey category in table 7 of this publication.
<b>Religious</b>	Includes convents, churches, temples, mosques, monasteries and noviciates.
<b>Residential building</b>	A residential building is a building consisting of one or more dwelling units. Residential buildings can be either houses or other residential buildings.
<b>Semi-detached, row or terrace houses, townhouses</b>	Dwellings having their own private grounds with no other dwellings above or below.
<b>Shops</b>	Includes retail shops, restaurants, taverns and shopping arcades.



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