



BUILDING APPROVALS NSW AND ACT

EMBARGO: 11:30AM (CANBERRA TIME) THURS 9 MAY 2002

MARCH KEY FIGURES

NEW SOUTH WALES (a)

	Jan 2002	Feb 2002	Mar 2002
Dwelling units approved			
Original	3 637	3 261	3 584
Seasonally adjusted	3 891	3 439	3 790
Trend	3 948	3 737	3 539

	% change Dec 2001 to Jan 2002	% change Jan 2002 to Feb 2002	% change Feb 2002 to Mar 2002
Dwelling units approved			
Original	2.1	-10.3	9.9
Seasonally adjusted	2.4	-11.6	10.2
Trend	-5.6	-5.4	-5.3

MARCH KEY POINTS

NEW SOUTH WALES (a)

TREND ESTIMATES

- The trend estimate for total dwellings approved fell 5.3% in March 2002, following falls of 5.6% and 5.4% in the months of January and February 2002 respectively.
- The trend estimate for private sector houses has fallen for five consecutive months with falls of 3.2% in January 2002 and 3.6% in both February and March 2002.

SEASONALLY ADJUSTED ESTIMATES

- The seasonally adjusted estimates for total dwellings approved in the March 2002 quarter were all more than 31% higher than the estimates for the corresponding months of the March 2001 quarter.
- The seasonally adjusted estimate for private sector houses fell 2.5% and 10.1% in February and March 2002, following a 2.6% rise in the estimate for January 2002.

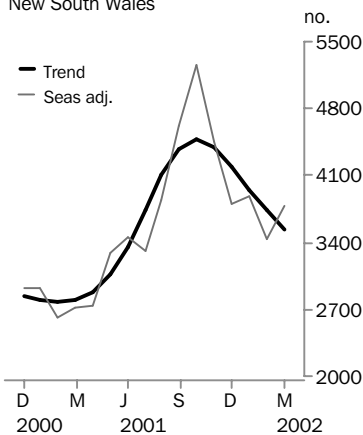
ORIGINAL ESTIMATES

- In original terms, the total number of dwelling units approved in the March 2002 quarter fell 23.4% to 10,482, compared with the December 2001 quarter estimate of 13,679 dwellings. The number of house approvals fell 18.8% to 6,148, while the number of other dwellings fell 29.0% to 4,334.
- The value of total building approved fell 16.7% to \$2,864.7m in the March 2002 quarter. The value of residential building fell 18.9%, while the value of non-residential building fell 12.2%.

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

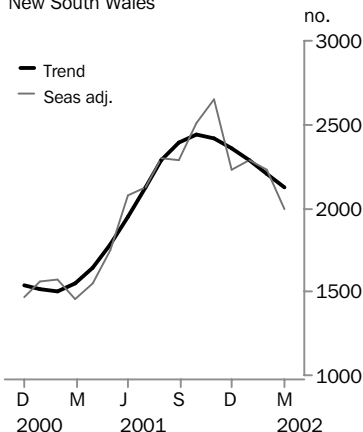
Dwelling units approved

New South Wales



Private sector houses approved

New South Wales



- 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.

NOTES

FORTHCOMING ISSUES

<i>ISSUE</i>	<i>RELEASE DATE</i>
June 2002	6 August 2002
September 2002	7 November 2002



CHANGES IN THIS ISSUE

There are no changes in this issue.



DATA NOTES

One council has been unable to report on all building approvals within their municipality this quarter. An estimate for the month of March has been included in this issue for Great Lakes.

A special article on 'Average Value of New Houses' in the years 1987-88 to 2000-01 was included in the March 2002 issue of '*Building Approvals Australia*' (ABS Cat. no. 8731.0). This article is available from the ABS website at www.abs.gov.au. Go to the 'Australia Now' tab on the home page then select 'Construction'.

Information about ABS Building and Construction statistics and other related data is now available from the 'Building and Construction Theme Page' on the ABS website (click on the 'Themes' button and then click on 'Building and Construction'). The theme page includes information about:

- the Building and Construction Program's major papers and publications (electronic and hardcopy) and contact details;
- each of our major data collections, and examples of uses of building and construction statistics;
- issues of importance to providers and clients, including publication timetables;
- help for providers, including contact details and the survey dispatch timetables;
- alternative sources of Australian building and construction data.



REVISIONS THIS QUARTER

Revisions have been made to total dwelling units in this issue, mainly as a result of receiving previously unreported data. The following are revisions since the last issue of this publication.

	1998-99	1999-2000	2000-01	2001-02	Total
New South Wales	+ 1	+ 19	+67	+ 371	+458



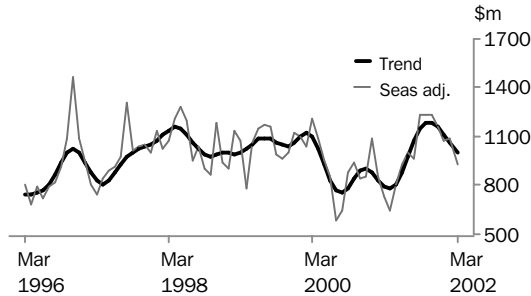
Gregory W. Bray
Regional Director, New South Wales



VALUE OF BUILDING APPROVED: New South Wales

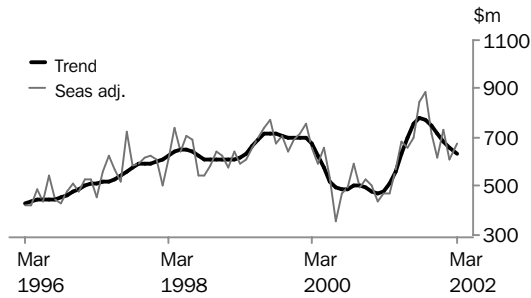
VALUE OF TOTAL BUILDING

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



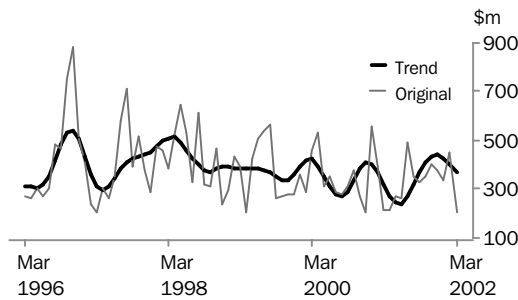
VALUE OF RESIDENTIAL BUILDING

The trend estimate for the value of residential building has fallen for six consecutive months with falls in excess of 3% in each month of the March 2002 quarter.



VALUE OF NON-RESIDENTIAL BUILDING

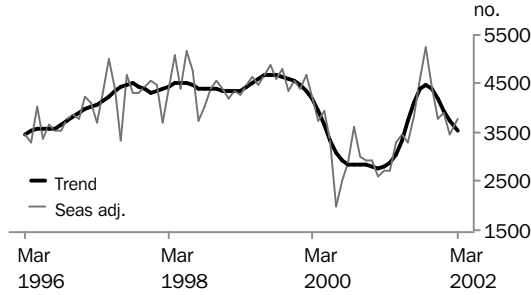
The trend estimate for the value of non-residential building approved fell in each month of the March 2002 quarter following six consecutive months of growth.



DWELLINGS APPROVED: New South Wales

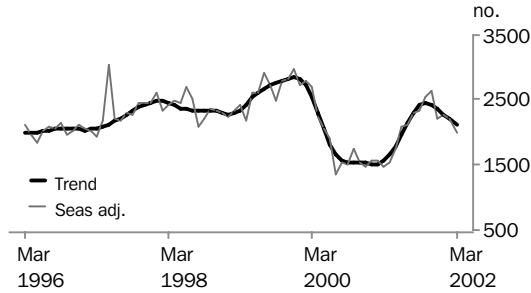
TOTAL DWELLING UNITS

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



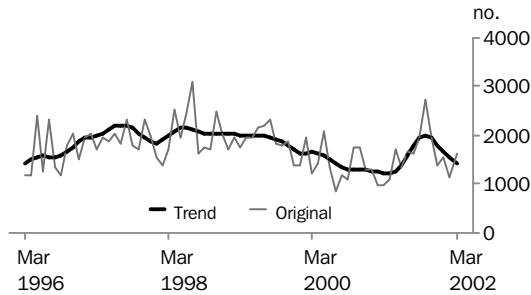
PRIVATE SECTOR HOUSES

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



OTHER DWELLINGS

The trend estimate for other dwelling units approved has fallen for the last five months, following six months of growth.



WHAT IF...? REVISIONS TO TREND ESTIMATES

EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

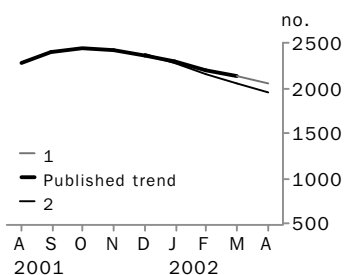
Readers should exercise care when interpreting trend estimates. The last six trend estimates, in particular, are likely to be revised when new seasonally adjusted estimates become available.

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.

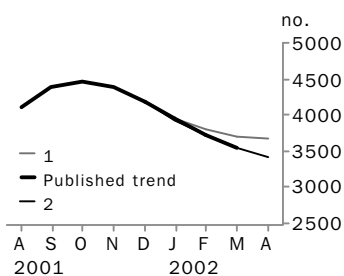
The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the April seasonally adjusted estimate is higher than the March estimate by 7% for the number of private sector houses approved and 9% for total dwelling units approved; and that the April seasonally adjusted estimate is lower than the March estimate by 7% for the number of private sector houses approved and 9% 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	1 <i>rises by 7% on Mar 2002</i>	2 <i>falls by 7% on Mar 2002</i>	no.	% change
November 2001	2 417	-0.7	2 424	-0.6	2 433	-0.5
December 2001	2 362	-2.3	2 364	-2.5	2 369	-2.6
January 2002	2 286	-3.2	2 282	-3.5	2 271	-4.1
February 2002	2 203	-3.6	2 198	-3.7	2 162	-4.8
March 2002	2 124	-3.6	2 125	-3.3	2 057	-4.9
April 2002	n.y.a.	n.y.a.	2 056	-3.3	1 953	-5.1

TOTAL DWELLING UNITS



	TREND AS PUBLISHED		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	1 <i>rises by 9% on Mar 2002</i>	2 <i>falls by 9% on Mar 2002</i>	no.	% change
November 2001	4 386	-1.9	4 388	-1.9	4 407	-1.8
December 2001	4 184	-4.6	4 183	-4.7	4 193	-4.9
January 2002	3 948	-5.6	3 957	-5.4	3 931	-6.2
February 2002	3 737	-5.4	3 798	-4.0	3 715	-5.5
March 2002	3 539	-5.3	3 707	-2.4	3 550	-4.4
April 2002	n.y.a.	n.y.a.	3 661	-1.2	3 425	-3.5

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						
2001						
January	1 450	1 462	1 257	1 295	2 707	2 757
February	1 501	1 509	812	972	2 313	2 481
March	1 535	1 554	899	966	2 434	2 520
April	1 451	1 458	976	1 086	2 427	2 544
May	2 018	2 033	1 623	1 720	3 641	3 753
June	1 873	1 875	1 347	1 363	3 220	3 238
July	2 164	2 169	1 661	1 683	3 825	3 852
August	2 406	2 417	1 542	1 632	3 948	4 049
September	2 178	2 200	1 912	1 958	4 090	4 158
October	2 623	2 647	2 689	2 730	5 312	5 377
November	2 761	2 767	1 920	1 972	4 681	4 739
December	2 162	2 162	1 332	1 401	3 494	3 563
2002						
January	2 064	2 068	1 541	1 569	3 605	3 637
February	2 127	2 130	997	1 131	3 124	3 261
March	1 948	1 950	1 573	1 634	3 521	3 584
SEASONALLY ADJUSTED						
2001						
January	1 556	1 564	n.a.	n.a.	2 871	2 917
February	1 576	1 583	n.a.	n.a.	2 450	2 617
March	1 455	1 466	n.a.	n.a.	2 637	2 715
April	1 545	1 552	n.a.	n.a.	2 613	2 730
May	1 748	1 759	n.a.	n.a.	3 186	3 294
June	2 077	2 081	n.a.	n.a.	3 431	3 451
July	2 118	2 123	n.a.	n.a.	3 288	3 315
August	2 301	2 318	n.a.	n.a.	3 733	3 840
September	2 290	2 334	n.a.	n.a.	4 521	4 611
October	2 512	2 536	n.a.	n.a.	5 199	5 264
November	2 645	2 654	n.a.	n.a.	4 391	4 452
December	2 224	2 224	n.a.	n.a.	3 731	3 800
2002						
January	2 281	2 284	n.a.	n.a.	3 860	3 891
February	2 223	2 226	n.a.	n.a.	3 302	3 439
March	1 998	1 999	n.a.	n.a.	3 728	3 790
TREND ESTIMATES						
2001						
January	1 514	1 523	1 197	1 285	2 711	2 808
February	1 507	1 516	1 173	1 268	2 680	2 784
March	1 551	1 559	1 143	1 238	2 694	2 797
April	1 647	1 654	1 134	1 221	2 781	2 875
May	1 785	1 792	1 189	1 263	2 974	3 055
June	1 951	1 962	1 334	1 395	3 285	3 357
July	2 127	2 142	1 543	1 594	3 670	3 736
August	2 283	2 302	1 763	1 809	4 046	4 111
September	2 393	2 414	1 920	1 966	4 313	4 380
October	2 434	2 453	1 968	2 018	4 402	4 471
November	2 417	2 432	1 898	1 954	4 315	4 386
December	2 362	2 371	1 752	1 813	4 114	4 184
2002						
January	2 286	2 290	1 590	1 658	3 876	3 948
February	2 203	2 203	1 460	1 534	3 663	3 737
March	2 124	2 121	1 336	1 418	3 460	3 539

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)						
2001						
January	5.8	5.9	1.9	-2.0	3.9	2.0
February	3.5	3.2	-35.4	-24.9	-14.6	-10.0
March	2.3	3.0	10.7	-0.6	5.2	1.6
April	-5.5	-6.2	8.6	12.4	-0.3	1.0
May	39.1	39.4	66.3	58.4	50.0	47.5
June	-7.2	-7.8	-17.0	-20.8	-11.6	-13.7
July	15.5	15.7	23.3	23.5	18.8	19.0
August	11.2	11.4	-7.2	-3.0	3.2	5.1
September	-9.5	-9.0	24.0	20.0	3.6	2.7
October	20.4	20.3	40.6	39.4	29.9	29.3
November	5.3	4.5	-28.6	-27.8	-11.9	-11.9
December	-21.7	-21.9	-30.6	-29.0	-25.4	-24.8
2002						
January	-4.5	-4.3	15.7	12.0	3.2	2.1
February	3.1	3.0	-35.3	-27.9	-13.3	-10.3
March	-8.4	-8.5	57.8	44.5	12.7	9.9
SEASONALLY ADJUSTED (% change from preceding month)						
2001						
January	6.1	5.8	n.a.	n.a.	1.8	-0.1
February	1.3	1.2	n.a.	n.a.	-14.7	-10.3
March	-7.6	-7.4	n.a.	n.a.	7.6	3.7
April	6.2	5.9	n.a.	n.a.	-0.9	0.6
May	13.1	13.3	n.a.	n.a.	21.9	20.6
June	18.9	18.3	n.a.	n.a.	7.7	4.8
July	2.0	2.0	n.a.	n.a.	-4.2	-3.9
August	8.7	9.2	n.a.	n.a.	13.5	15.8
September	-0.5	0.7	n.a.	n.a.	21.1	20.1
October	9.7	8.7	n.a.	n.a.	15.0	14.2
November	5.3	4.7	n.a.	n.a.	-15.5	-15.4
December	-15.9	-16.2	n.a.	n.a.	-15.0	-14.6
2002						
January	2.6	2.7	n.a.	n.a.	3.5	2.4
February	-2.5	-2.5	n.a.	n.a.	-14.5	-11.6
March	-10.1	-10.2	n.a.	n.a.	12.9	10.2
TREND ESTIMATES (% change from preceding month)						
2001						
January	-1.4	-1.4	-2.2	-1.1	-1.7	-1.2
February	-0.4	-0.5	-2.0	-1.3	-1.1	-0.9
March	2.9	2.8	-2.6	-2.4	0.5	0.5
April	6.2	6.1	-0.8	-1.4	3.2	2.8
May	8.3	8.3	4.9	3.4	6.9	6.2
June	9.3	9.5	12.2	10.5	10.5	9.9
July	9.1	9.2	15.7	14.3	11.7	11.3
August	7.3	7.5	14.3	13.5	10.2	10.0
September	4.8	4.9	8.9	8.7	6.6	6.5
October	1.7	1.6	2.5	2.6	2.1	2.1
November	-0.7	-0.9	-3.6	-3.2	-2.0	-1.9
December	-2.3	-2.5	-7.7	-7.2	-4.7	-4.6
2002						
January	-3.2	-3.4	-9.2	-8.5	-5.8	-5.6
February	-3.6	-3.8	-8.2	-7.5	-5.5	-5.4
March	-3.6	-3.7	-8.5	-7.6	-5.5	-5.3

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					
2001					
January	382.8	73.9	456.7	553.1	1 009.8
February	338.0	83.9	421.9	391.8	813.7
March	353.9	96.9	450.8	212.6	663.4
April	369.7	84.6	454.2	217.1	671.3
May	534.7	118.8	653.5	273.3	926.7
June	530.0	102.6	632.6	260.3	892.9
July	594.1	112.6	706.7	492.2	1 199.0
August	635.3	115.6	750.9	355.9	1 106.8
September	649.8	109.7	759.5	327.2	1 086.7
October	778.7	125.1	903.8	349.3	1 253.1
November	674.7	125.4	800.1	405.9	1 206.0
December	511.6	88.2	599.8	379.4	979.2
2002					
January	525.7	118.9	644.5	337.0	981.5
February	481.9	107.7	589.6	453.9	1 043.5
March	530.2	103.9	634.2	205.5	839.7
SEASONALLY ADJUSTED					
2001					
January	415.3	84.9	500.2	n.a.	1 085.2
February	348.3	86.6	434.8	n.a.	852.3
March	376.8	93.3	470.1	n.a.	733.1
April	386.2	89.1	475.4	n.a.	649.4
May	471.4	98.3	569.6	n.a.	811.8
June	578.6	106.5	685.1	n.a.	927.0
July	556.2	104.7	660.9	n.a.	997.7
August	588.6	110.9	699.5	n.a.	964.4
September	740.5	109.0	849.5	n.a.	1 233.9
October	762.9	127.9	890.7	n.a.	1 229.5
November	584.7	128.7	713.4	n.a.	1 235.3
December	521.2	100.1	621.2	n.a.	1 160.5
2002					
January	594.4	138.9	733.3	n.a.	1 072.0
February	495.9	110.5	606.3	n.a.	1 085.2
March	581.1	97.6	678.7	n.a.	928.0
TREND ESTIMATES					
2001					
January	386.1	93.5	479.6	400.8	880.4
February	379.0	90.9	470.0	365.5	835.4
March	389.7	90.8	480.5	317.2	797.7
April	418.7	93.0	511.7	274.0	785.7
May	467.6	96.9	564.5	245.0	809.5
June	530.6	101.8	632.4	241.7	874.1
July	593.8	106.9	700.7	270.9	971.6
August	642.7	111.5	754.2	319.7	1 073.9
September	664.5	116.0	780.5	371.3	1 151.7
October	657.2	119.2	776.4	412.4	1 188.8
November	630.2	120.3	750.5	436.2	1 186.7
December	597.0	119.6	716.5	440.7	1 157.2
2002					
January	566.5	117.2	683.7	428.3	1 112.0
February	543.3	113.8	657.1	405.7	1 062.8
March	521.9	110.1	632.0	372.6	1 004.6

(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)					
2001					
January	7.9	-43.3	-5.9	164.5	45.5
February	-11.7	13.5	-7.6	-29.2	-19.4
March	4.7	15.5	6.8	-45.7	-18.5
April	4.5	-12.7	0.8	2.1	1.2
May	44.6	40.4	43.9	25.9	38.0
June	-0.9	-13.6	-3.2	-4.8	-3.6
July	12.1	9.7	11.7	89.1	34.3
August	6.9	2.7	6.3	-27.7	-7.7
September	2.3	-5.1	1.1	-8.1	-1.8
October	19.8	14.0	19.0	6.8	15.3
November	-13.4	0.2	-11.5	16.2	-3.8
December	-24.2	-29.7	-25.0	-6.5	-18.8
2002					
January	2.8	34.8	7.5	-11.2	0.2
February	-8.3	-9.4	-8.5	34.7	6.3
March	10.0	-3.5	7.6	-54.7	-19.5
SEASONALLY ADJUSTED (% change from preceding month)					
2001					
January	7.9	-39.5	-4.8	n.a.	27.2
February	-16.1	2.0	-13.1	n.a.	-21.5
March	8.2	7.7	8.1	n.a.	-14.0
April	2.5	-4.5	1.1	n.a.	-11.4
May	22.1	10.3	19.8	n.a.	25.0
June	22.7	8.3	20.3	n.a.	14.2
July	-3.9	-1.7	-3.5	n.a.	7.6
August	5.8	5.9	5.8	n.a.	-3.3
September	25.8	-1.7	21.4	n.a.	27.9
October	3.0	17.3	4.8	n.a.	-0.4
November	-23.4	0.6	-19.9	n.a.	0.5
December	-10.9	-22.2	-12.9	n.a.	-6.1
2002					
January	14.0	38.8	18.0	n.a.	-7.6
February	-16.6	-20.4	-17.3	n.a.	1.2
March	17.2	-11.7	11.9	n.a.	-14.5
TREND ESTIMATES (% change from preceding month)					
2001					
January	-3.7	-3.0	-3.6	-1.9	-2.8
February	-1.8	-2.8	-2.0	-8.8	-5.1
March	2.8	-0.1	2.2	-13.2	-4.5
April	7.4	2.4	6.5	-13.6	-1.5
May	11.7	4.2	10.3	-10.6	3.0
June	13.5	5.1	12.0	-1.3	8.0
July	11.9	5.0	10.8	12.1	11.2
August	8.2	4.3	7.6	18.0	10.5
September	3.4	4.0	3.5	16.1	7.2
October	-1.1	2.8	-0.5	11.1	3.2
November	-4.1	0.9	-3.3	5.8	-0.2
December	-5.3	-0.6	-4.5	1.0	-2.5
2002					
January	-5.1	-2.0	-4.6	-2.8	-3.9
February	-4.1	-2.9	-3.9	-5.3	-4.4
March	-3.9	-3.3	-3.8	-8.2	-5.5

(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(a)	Non-residential building(a)	Total dwelling units
PRIVATE SECTOR (Number)						
1998-1999	27 925	21 661	276	1 076	64	51 002
1999-2000	31 053	19 160	244	501	153	51 111
2000-2001	19 005	13 469	203	766	35	33 478
2001						
March	1 533	869	29	2	1	2 434
April	1 450	933	14	30	0	2 427
May	2 015	1 449	12	163	2	3 641
June	1 873	1 237	7	98	5	3 220
July	2 164	1 625	8	24	4	3 825
August	2 401	1 512	17	4	14	3 948
September	2 177	1 844	14	39	16	4 090
October	2 620	2 611	20	57	4	5 312
November	2 753	1 874	21	26	7	4 681
December	2 156	1 285	25	19	9	3 494
2002						
January	2 057	1 423	16	102	7	3 605
February	2 123	908	32	56	5	3 124
March	1 946	1 503	13	56	3	3 521
PUBLIC SECTOR (Number)						
1998-1999	408	1 173	22	0	2	1 605
1999-2000	203	889	14	0	1	1 107
2000-2001	107	892	8	0	0	1 007
2001						
March	19	67	0	0	0	86
April	7	110	0	0	0	117
May	15	96	1	0	0	112
June	2	16	0	0	0	18
July	5	22	0	0	0	27
August	11	90	0	0	0	101
September	22	45	1	0	0	68
October	24	41	0	0	0	65
November	5	52	0	1	0	58
December	0	69	0	0	0	69
2002						
January	4	28	0	0	0	32
February	3	134	0	0	0	137
March	2	61	0	0	0	63
TOTAL (Number)						
1998-1999	28 333	22 834	298	1 076	66	52 607
1999-2000	31 256	20 049	258	501	154	52 218
2000-2001	19 112	14 361	211	766	35	34 485
2001						
March	1 552	936	29	2	1	2 520
April	1 457	1 043	14	30	0	2 544
May	2 030	1 545	13	163	2	3 753
June	1 875	1 253	7	98	5	3 238
July	2 169	1 647	8	24	4	3 852
August	2 412	1 602	17	4	14	4 049
September	2 199	1 889	15	39	16	4 158
October	2 644	2 652	20	57	4	5 377
November	2 758	1 926	21	27	7	4 739
December	2 156	1 354	25	19	9	3 563
2002						
January	2 061	1 451	16	102	7	3 637
February	2 126	1 042	32	56	5	3 261
March	1 948	1 564	13	56	3	3 584

(a) See Glossary for definition.

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(a)	Total residential building	Non-residential building(a)	Total building
PRIVATE SECTOR (\$ million)								
1998-1999	3 666.1	2 475.5	28.2	1 020.1	113.0	7 303.2	3 266.9	10 569.8
1999-2000	4 333.5	2 359.5	26.7	1 248.5	62.9	8 030.9	3 652.2	11 683.5
2000-2001	2 888.3	1 883.6	20.9	1 011.7	98.3	5 902.6	2 900.4	8 803.0
2001								
March	243.2	99.5	2.6	91.7	0.0	437.1	137.9	575.0
April	227.8	127.9	1.6	79.2	2.0	438.4	171.4	609.8
May	317.2	202.9	1.1	98.8	18.6	638.6	238.9	877.5
June	289.3	237.8	1.1	84.7	15.1	628.0	225.5	853.5
July	354.6	235.6	0.9	102.7	6.0	699.9	413.2	1 113.1
August	382.6	240.3	1.8	111.5	0.7	736.9	218.7	955.5
September	337.7	304.0	2.2	101.4	4.1	749.5	282.0	1 031.4
October	410.8	359.7	2.2	109.8	10.2	892.6	246.7	1 139.3
November	416.3	252.1	2.2	114.2	2.5	787.3	239.1	1 026.4
December	327.8	176.7	2.5	81.4	4.2	592.6	234.6	827.2
2002								
January	331.3	189.9	2.3	87.8	27.4	638.6	243.6	882.2
February	344.8	121.9	4.4	92.6	8.0	571.6	344.0	915.7
March	317.9	206.4	1.6	94.6	6.7	627.2	140.1	767.3
PUBLIC SECTOR (\$ million)								
1998-1999	40.9	105.7	3.4	21.3	0.0	171.1	1 292.0	1 463.0
1999-2000	28.2	99.1	2.0	19.6	0.0	148.8	860.8	1 009.8
2000-2001	15.1	107.0	1.4	12.0	0.0	135.7	745.9	881.6
2001								
March	2.4	8.7	0.0	2.6	0.0	13.7	74.7	88.5
April	0.9	13.1	0.0	1.9	0.0	15.8	45.7	61.6
May	2.5	12.0	0.2	0.2	0.0	14.9	34.4	49.2
June	0.2	2.6	0.0	1.7	0.0	4.6	34.8	39.4
July	1.0	2.9	0.0	3.0	0.0	6.9	79.0	85.9
August	2.1	10.3	0.0	1.7	0.0	14.1	137.3	151.3
September	3.2	4.8	0.2	1.8	0.0	10.0	45.3	55.3
October	3.9	4.4	0.0	2.9	0.0	11.2	102.6	113.8
November	0.6	5.7	0.0	6.4	0.1	12.8	166.8	179.6
December	0.0	7.1	0.0	0.1	0.0	7.2	144.7	151.9
2002								
January	0.6	4.0	0.0	1.4	0.0	5.9	93.4	99.3
February	0.5	14.7	0.0	2.8	0.0	17.9	109.9	127.9
March	0.3	5.6	0.0	1.1	0.0	7.0	65.4	72.4
TOTAL (\$ million)								
1998-1999	3 706.9	2 581.0	31.6	1 041.7	113.0	7 474.6	4 558.6	12 033.0
1999-2000	4 361.9	2 458.6	28.8	1 268.1	62.9	8 180.1	4 513.0	12 692.9
2000-2001	2 903.6	1 990.7	22.1	1 023.9	98.3	6 038.3	3 646.1	9 684.4
2001								
March	245.7	108.2	2.6	94.3	0.0	450.8	212.6	663.4
April	228.6	141.0	1.6	81.0	2.0	454.2	217.1	671.3
May	319.7	214.9	1.2	99.0	18.6	653.5	273.3	926.7
June	289.6	240.5	1.1	86.4	15.1	632.6	260.3	892.9
July	355.6	238.6	0.9	105.7	6.0	706.7	492.2	1 199.0
August	384.7	250.6	1.8	113.2	0.7	750.9	355.9	1 106.8
September	341.0	308.9	2.4	103.2	4.1	759.5	327.2	1 086.7
October	414.6	364.1	2.2	112.7	10.2	903.8	349.3	1 253.1
November	416.8	257.8	2.2	120.6	2.6	800.1	405.9	1 206.0
December	327.8	183.8	2.5	81.5	4.2	599.8	379.4	979.2
2002								
January	331.8	193.8	2.3	89.2	27.4	644.5	337.0	981.5
February	345.3	136.6	4.4	95.4	8.0	589.6	453.9	1 043.5
March	318.2	212.1	1.6	95.6	6.7	634.2	205.5	839.7

(a) See Glossary for definition.

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										
1998-1999	28 333	3 737	4 901	8 638	1 896	3 159	9 141	14 196	22 834	51 167
1999-2000	31 256	3 367	4 841	8 208	1 605	2 230	8 006	11 841	20 049	51 305
2000-2001	19 112	1 814	3 406	5 220	985	1 848	6 308	9 141	14 361	33 473
2001										
January	1 462	275	281	556	85	168	465	718	1 274	2 736
February	1 506	186	341	527	128	114	123	365	892	2 398
March	1 552	130	259	389	57	84	406	547	936	2 488
April	1 457	111	363	474	71	183	315	569	1 043	2 500
May	2 030	137	474	611	80	294	560	934	1 545	3 575
June	1 875	95	295	390	125	86	652	863	1 253	3 128
July	2 169	131	401	532	107	133	875	1 115	1 647	3 816
August	2 412	231	307	538	79	193	792	1 064	1 602	4 014
September	2 199	207	253	460	87	225	1 117	1 429	1 889	4 088
October	2 644	132	379	511	192	328	1 621	2 141	2 652	5 296
November	2 758	228	462	690	110	196	930	1 236	1 926	4 684
December	2 156	183	368	551	118	111	574	803	1 354	3 510
2002										
January	2 061	172	315	487	77	197	690	964	1 451	3 512
February	2 126	86	281	367	207	241	227	675	1 042	3 168
March	1 948	225	342	567	55	228	714	997	1 564	3 512

VALUE (\$ million)

1998-1999	3 706.9	318.8	522.6	841.7	167.9	323.3	1 248.2	1 739.4	2 581.0	6 287.9
1999-2000	4 361.9	301.4	503.1	804.5	164.4	218.8	1 270.8	1 654.0	2 458.6	6 820.2
2000-2001	2 903.6	174.9	399.2	573.9	112.4	221.1	1 083.4	1 416.9	1 990.7	4 894.2
2001										
January	214.2	23.9	31.1	55.0	7.5	24.5	81.6	113.6	168.6	382.8
February	230.0	19.2	40.9	60.0	12.8	15.0	20.2	48.0	108.0	338.0
March	245.7	13.3	31.4	44.6	5.2	12.8	45.6	63.6	108.2	353.9
April	228.6	11.8	46.2	58.0	6.3	19.1	57.7	83.1	141.0	369.7
May	319.7	14.6	51.9	66.5	10.8	37.2	100.5	148.5	214.9	534.7
June	289.6	9.9	35.5	45.3	22.9	11.0	161.3	195.1	240.5	530.0
July	355.6	13.4	58.4	71.9	12.1	19.4	135.2	166.7	238.6	594.1
August	384.7	24.2	38.0	62.2	7.3	34.2	146.9	188.4	250.6	635.3
September	341.0	20.8	43.5	64.3	8.9	45.2	190.4	244.6	308.9	649.8
October	414.6	14.7	39.9	54.6	22.6	39.7	247.1	309.4	364.1	778.7
November	416.8	23.8	61.7	85.5	12.7	23.6	136.1	172.3	257.8	674.7
December	327.8	19.1	46.4	65.5	15.6	16.9	85.8	118.3	183.8	511.6
2002										
January	331.8	16.3	41.9	58.2	9.9	21.7	104.1	135.6	193.8	525.7
February	345.3	9.2	33.9	43.1	20.7	27.8	45.0	93.5	136.6	481.9
March	318.2	23.1	44.9	68.0	5.0	29.0	110.0	144.1	212.1	530.2

(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)							
1998-1999	3 922.0	2 755.2	6 674.0	1 256.9	7 930.8	4 709.0	12 645.5
1999-2000	4 361.8	2 458.5	6 820.2	1 359.7	8 179.8	4 513.0	12 693.0
2000-2001	2 559.3	1 890.6	4 450.0	1 008.5	5 458.5	3 668.8	9 127.4
2000							
September	583.8	390.4	974.3	224.1	1 198.3	880.0	2 078.3
December	631.3	563.3	1 194.6	291.3	1 485.9	866.2	2 352.1
2001							
March	608.8	367.6	976.4	224.7	1 201.2	1 167.1	2 368.3
June	735.4	569.3	1 304.7	268.4	1 573.1	755.5	2 328.7
September	940.9	755.9	1 696.8	294.4	1 991.2	1 176.4	3 167.6
December	1 000.9	758.3	1 759.2	292.7	2 051.9	1 127.2	3 179.0
ORIGINAL (% change from preceding quarter)							
2000							
September	-32.9	-32.4	-32.7	-31.1	-32.4	-26.4	-30.0
December	8.1	44.3	22.6	30.0	24.0	-1.6	13.2
2001							
March	-3.6	-34.7	-18.3	-22.9	-19.2	34.7	0.7
June	20.8	54.9	33.6	19.4	31.0	-35.3	-1.7
September	27.9	32.8	30.1	9.7	26.6	55.7	36.0
December	6.4	0.3	3.7	-0.6	3.0	-4.2	0.4

(a) Reference year of chain volume measures is 1999-2000.
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												
2002												
January	8	0.7	62	5.8	13	1.4	30	3.2	30	2.9	12	1.5
February	6	0.6	63	5.9	13	1.3	28	3.2	24	2.0	9	1.0
March	8	0.7	66	5.9	9	1.0	35	3.6	34	3.0	23	2.3
Value—\$200,000—\$499,999												
2002												
January	4	1.1	18	5.0	5	1.5	11	3.3	13	3.4	10	3.1
February	4	1.4	17	5.2	9	3.1	7	2.0	22	6.6	10	3.2
March	4	1.5	10	3.0	14	4.6	13	4.3	4	1.3	13	3.9
Value—\$500,000—\$999,999												
2002												
January	1	0.6	5	3.6	6	4.1	3	2.1	5	3.5	0	0.0
February	1	0.5	4	2.5	5	3.2	9	6.2	7	5.1	3	2.5
March	2	1.6	3	1.7	3	1.7	4	2.5	5	3.4	7	5.3
Value—\$1,000,000—\$4,999,999												
2002												
January	1	3.0	4	11.6	5	13.7	8	14.0	11	25.8	8	16.8
February	1	3.6	8	21.5	4	6.3	11	20.5	8	19.3	9	16.9
March	1	1.0	7	15.8	2	2.5	11	20.5	4	4.9	7	11.6
Value—\$5,000,000 and over												
2002												
January	1	35.2	0	0.0	0	0.0	3	27.7	2	20.8	6	68.4
February	0	0.0	1	150.0	0	0.0	1	16.0	2	15.0	3	37.1
March	0	0.0	1	15.0	2	14.7	0	0.0	1	5.0	2	19.2
Value—Total												
1998-1999	200	300.9	1 461	646.1	598	346.1	1 074	857.1	839	919.5	381	391.3
1999-2000	230	328.1	1 758	1 183.8	570	322.6	1 172	791.4	1 045	662.4	381	397.2
2000-2001	131	94.1	1 285	567.6	472	238.4	1 037	1 063.7	755	572.5	328	355.1
2002												
January	15	40.6	89	26.1	29	20.6	55	50.3	61	56.3	36	89.9
February	12	6.1	93	185.1	31	14.0	56	47.9	63	48.0	34	60.8
March	15	4.8	87	41.4	30	24.5	63	31.0	48	17.6	52	42.3

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										
2002										
January	2	0.1	7	0.6	6	0.6	6	0.5	176	17.4
February	0	0.0	8	0.7	8	0.8	16	1.5	175	17.1
March	1	0.2	12	1.2	10	0.9	12	1.3	210	20.1
Value—\$200,000–\$499,999										
2002										
January	2	0.7	6	2.0	5	1.3	3	0.9	77	22.3
February	2	0.5	5	1.8	2	0.6	6	1.8	84	26.2
March	3	0.9	3	0.7	3	1.0	10	2.8	77	23.9
Value—\$500,000–\$999,999										
2002										
January	1	0.9	1	0.5	1	0.7	2	1.7	25	17.7
February	2	1.4	2	1.6	4	2.3	0	0.0	37	25.2
March	0	0.0	0	0.0	3	2.0	0	0.0	27	18.1
Value—\$1,000,000–\$4,999,999										
2002										
January	1	3.8	1	3.2	8	20.5	1	1.3	48	113.7
February	0	0.0	5	9.1	4	7.3	2	3.5	52	108.0
March	0	0.0	1	1.6	3	7.5	0	0.0	36	65.4
Value—\$5,000,000 and over										
2002										
January	0	0.0	0	0.0	1	5.0	1	8.9	14	166.0
February	0	0.0	1	5.0	2	13.6	1	40.8	11	277.5
March	0	0.0	2	12.4	1	5.0	1	6.6	10	77.9
Value—Total										
1998-1999	90	46.6	271	518.6	328	409.6	307	122.5	5 549	4 558.6
1999-2000	73	42.0	211	349.1	327	307.1	322	129.5	6 089	4 513.0
2000-2001	58	51.6	163	216.7	265	318.9	279	167.7	4 773	3 646.1
2002										
January	6	5.5	15	6.3	21	28.2	13	13.4	340	337.0
February	4	1.9	21	18.2	20	24.5	25	47.5	359	453.9
March	4	1.0	18	16.0	20	16.2	23	10.8	360	205.5

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)											
1998-1999	289.2	642.1	343.0	774.0	517.3	143.7	46.6	208.5	250.4	51.6	3 266.9
1999-2000	318.3	1 176.0	320.4	690.5	553.7	150.3	42.0	104.7	234.1	62.8	3 652.2
2000-2001	90.8	563.0	237.2	973.6	400.4	97.1	51.6	99.5	294.5	93.3	2 900.4
2001											
March	2.0	17.4	28.4	37.0	23.2	7.5	2.5	5.1	9.2	5.6	137.9
April	21.8	42.2	12.3	21.1	25.5	6.5	1.0	22.5	5.1	13.3	171.4
May	2.1	37.4	28.4	71.3	43.8	9.0	2.2	9.4	21.3	14.1	238.9
June	7.3	35.4	28.1	91.0	31.6	8.3	0.4	7.1	12.0	4.3	225.5
July	44.2	86.0	34.4	99.5	74.1	27.8	5.7	14.3	24.9	2.5	413.2
August	5.9	54.2	40.8	61.7	16.6	10.3	3.4	8.4	14.4	2.8	218.7
September	2.2	86.7	10.4	43.9	28.3	53.5	1.0	8.3	43.5	4.1	282.0
October	26.6	25.1	20.6	54.8	52.0	17.2	2.4	15.1	25.7	7.1	246.7
November	14.4	56.3	29.2	36.6	34.1	26.2	0.4	12.2	23.4	6.6	239.1
December	5.5	35.0	23.8	54.7	65.4	16.6	6.5	7.7	17.9	1.5	234.6
2002											
January	40.6	26.1	20.6	46.3	52.1	24.5	5.5	1.7	24.3	1.9	243.6
February	6.1	182.3	14.0	39.7	41.4	26.8	1.9	13.0	15.1	3.7	344.0
March	4.8	41.4	24.5	22.8	11.6	16.3	1.0	5.9	8.9	3.0	140.1
PUBLIC SECTOR (\$ million)											
1998-1999	11.7	4.0	3.2	83.2	402.2	247.7	0.0	310.2	159.1	71.2	1 292.0
1999-2000	9.7	8.0	2.3	101.2	108.7	246.9	0.0	244.5	73.1	66.7	860.8
2000-2001	3.3	4.9	1.2	89.9	172.2	258.1	0.0	117.3	24.8	74.2	745.9
2001											
March	0.1	1.4	0.0	3.6	2.1	24.8	0.0	37.1	3.6	2.0	74.7
April	0.0	0.6	0.0	0.6	1.8	10.9	0.0	3.3	0.5	28.0	45.7
May	1.2	0.2	0.0	6.5	5.4	9.6	0.0	6.3	0.8	4.4	34.4
June	0.0	0.3	0.2	9.6	6.9	7.9	0.0	8.1	0.8	1.0	34.8
July	0.0	2.0	0.4	1.0	0.7	42.0	0.0	1.5	21.3	10.1	79.0
August	0.0	0.5	0.0	4.9	10.0	49.0	0.0	49.5	3.3	20.1	137.3
September	0.0	0.5	1.3	0.9	5.7	27.8	0.0	0.1	5.3	3.6	45.3
October	0.6	0.0	0.0	3.5	0.1	25.4	0.0	68.7	3.1	1.3	102.6
November	0.0	0.0	0.0	23.9	24.0	66.7	0.0	45.1	4.2	3.0	166.8
December	0.0	0.6	0.0	6.1	1.4	64.1	0.0	2.6	3.8	66.2	144.7
2002											
January	0.0	0.0	0.0	3.9	4.2	65.4	0.0	4.6	3.9	11.4	93.4
February	0.0	2.8	0.0	8.2	6.5	34.0	0.0	5.2	9.5	43.8	109.9
March	0.0	0.0	0.0	8.2	6.0	26.1	0.0	10.1	7.3	7.7	65.4
TOTAL (\$ million)											
1998-1999	300.9	646.1	346.1	857.1	919.5	391.3	46.6	518.6	409.6	122.5	4 558.6
1999-2000	328.1	1 183.8	322.6	791.4	662.4	397.2	42.0	349.1	307.1	129.5	4 513.0
2000-2001	94.1	567.6	238.4	1 063.7	572.5	355.1	51.6	216.7	318.9	167.7	3 646.1
2001											
March	2.1	18.8	28.4	40.6	25.3	32.4	2.5	42.2	12.7	7.6	212.6
April	21.8	42.8	12.3	21.7	27.3	17.5	1.0	25.8	5.6	41.4	217.1
May	3.3	37.5	28.4	77.8	49.2	18.5	2.2	15.6	22.1	18.5	273.3
June	7.3	35.8	28.3	100.6	38.5	16.2	0.4	15.2	12.8	5.3	260.3
July	44.2	88.1	34.7	100.5	74.8	69.7	5.7	15.8	46.2	12.6	492.2
August	5.9	54.7	40.8	66.6	26.7	59.3	3.4	57.8	17.7	22.9	355.9
September	2.2	87.2	11.7	44.8	33.9	81.3	1.0	8.4	48.8	7.7	327.2
October	27.2	25.1	20.6	58.3	52.1	42.6	2.4	83.8	28.8	8.4	349.3
November	14.4	56.3	29.2	60.4	58.1	92.8	0.4	57.3	27.5	9.6	405.9
December	5.5	35.5	23.8	60.9	66.8	80.8	6.5	10.3	21.7	67.7	379.4
2002											
January	40.6	26.1	20.6	50.3	56.3	89.9	5.5	6.3	28.2	13.4	337.0
February	6.1	185.1	14.0	47.9	48.0	60.8	1.9	18.2	24.5	47.5	453.9
March	4.8	41.4	24.5	31.0	17.6	42.3	1.0	16.0	16.2	10.8	205.5

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
PRIVATE SECTOR									
1999-2000	16 337	15 921	33 020	2 475 787	2 054 053	1 014 775	5 544 615	2 862 400	8 407 016
2000-2001	9 774	11 362	21 878	1 643 170	1 649 511	855 170	4 147 852	2 157 359	6 305 211
2001									
March	808	722	1 552	142 192	85 338	69 299	296 829	93 319	390 148
April	710	814	1 564	122 886	109 803	59 026	291 716	90 477	382 192
May	1 066	1 336	2 563	184 734	188 655	95 082	468 470	179 350	647 820
June	893	1 111	2 102	150 893	222 936	75 684	449 513	167 116	616 629
July	1 120	1 364	2 501	208 181	190 222	77 407	475 810	279 512	755 322
August	1 129	1 240	2 379	204 286	210 707	81 120	496 113	138 667	634 780
September	1 080	1 643	2 788	186 563	281 271	81 405	549 238	232 313	781 551
October	1 386	2 306	3 716	241 036	310 892	82 042	633 970	169 616	803 586
November	1 269	1 621	2 920	219 904	225 705	85 555	531 163	168 216	699 379
December	1 025	1 009	2 072	171 089	143 396	64 569	379 054	196 716	575 771
2002									
January	984	1 180	2 271	179 382	156 067	95 759	431 208	152 698	583 907
February	1 046	754	1 873	189 230	105 763	78 245	373 237	303 114	676 350
March	937	1 258	2 247	172 817	177 406	74 665	424 887	105 897	530 784
PUBLIC SECTOR									
1999-2000	43	590	647	5 913	59 920	19 985	85 817	590 724	676 541
2000-2001	38	655	701	5 343	80 181	11 409	96 933	543 908	640 841
2001									
March	10	28	38	1 284	4 138	2 362	7 784	47 146	54 930
April	1	66	67	120	8 655	1 778	10 553	29 783	40 336
May	6	76	83	890	9 316	321	10 526	20 157	30 683
June	0	16	16	0	2 612	1 614	4 226	24 778	29 004
July	0	8	8	0	1 134	2 753	3 886	52 866	56 752
August	4	75	79	966	8 409	1 646	11 021	70 749	81 770
September	0	24	24	0	2 741	1 144	3 885	10 155	14 040
October	3	41	44	505	4 402	2 800	7 707	88 001	95 708
November	1	42	43	83	4 515	6 304	10 901	94 984	105 885
December	0	47	47	0	4 956	96	5 052	17 962	23 014
2002									
January	1	14	15	191	1 816	1 367	3 374	83 820	87 195
February	0	90	90	0	9 102	2 600	11 702	90 531	102 233
March	1	51	52	146	4 439	1 057	5 641	35 713	41 354
TOTAL									
1999-2000	16 380	16 511	33 667	2 481 700	2 113 973	1 034 760	5 630 432	3 453 125	9 083 557
2000-2001	9 812	12 017	22 579	1 648 514	1 729 692	866 579	4 244 785	2 701 267	6 946 052
2001									
March	818	750	1 590	143 476	89 476	71 661	304 613	140 465	445 078
April	711	880	1 631	123 006	118 458	60 804	302 268	120 260	422 528
May	1 072	1 412	2 646	185 623	197 971	95 402	478 996	199 508	678 503
June	893	1 127	2 118	150 893	225 548	77 298	453 739	191 894	645 633
July	1 120	1 372	2 509	208 181	191 355	80 160	479 696	332 378	812 075
August	1 133	1 315	2 458	205 252	219 116	82 766	507 134	209 416	716 550
September	1 080	1 667	2 812	186 563	284 012	82 548	553 123	242 468	795 591
October	1 389	2 347	3 760	241 541	315 293	84 842	641 677	257 617	899 294
November	1 270	1 663	2 963	219 986	230 219	91 858	542 064	263 200	805 264
December	1 025	1 056	2 119	171 089	148 352	64 665	384 106	214 679	598 784
2002									
January	985	1 194	2 286	179 573	157 884	97 126	434 582	236 519	671 101
February	1 046	844	1 963	189 230	114 865	80 844	384 939	393 645	778 583
March	938	1 309	2 299	172 963	181 844	75 721	430 528	141 609	572 138

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

(b) Refer to Explanatory Notes paragraph 16.

BUILDING APPROVED IN STATISTICAL AREAS—NSW—Mar Qtr 2002

	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									
NEW SOUTH WALES	6 135	4 057	10 482	995 278	542 483	330 546	1 868 307	996 416	2 864 723
Sydney (SD)	2 969	3 347	6 548	541 765	454 593	253 692	1 250 049	771 773	2 021 822
Inner Sydney (SSD)	46	1 154	1 380	7 705	182 739	57 878	248 322	100 500	348 822
Botany Bay (C)	12	44	56	2 228	6 820	1 760	10 808	8 183	18 991
Leichhardt (A)	2	68	74	287	11 129	6 773	18 188	1 150	19 338
Marrickville (A)	4	52	57	725	5 500	2 017	8 242	1 931	10 173
South Sydney (C)	2	947	1 123	315	150 790	47 137	198 242	27 388	225 630
Sydney (C) – Inner	0	0	0	0	0	45	45	50 194	50 239
Sydney (C) – Remainder	26	43	70	4 150	8 500	147	12 797	11 655	24 452
Eastern Suburbs (SSD)	21	137	163	12 407	33 049	23 555	69 011	17 169	86 179
Randwick (C)	12	71	85	2 767	9 649	7 460	19 875	16 614	36 489
Waverley (A)	1	15	16	2 900	5 100	3 462	11 462	150	11 612
Woollahra (A)	8	51	62	6 740	18 300	12 634	37 674	405	38 079
St George–Sutherland (SSD)	160	441	627	35 332	52 428	21 661	109 421	25 779	135 200
Hurstville (C)	33	32	65	6 580	3 878	2 902	13 361	1 698	15 059
Kogarah (A)	20	51	71	5 715	6 434	2 460	14 609	424	15 033
Rockdale (C)	34	272	310	6 273	32 796	3 913	42 982	17 737	60 719
Sutherland Shire (A)–East	40	61	123	9 455	7 150	8 565	25 171	4 498	29 669
Sutherland Shire (A)–West	33	25	58	7 309	2 170	3 820	13 299	1 422	14 720
Canterbury–Bankstown (SSD)	51	203	256	10 670	21 269	9 463	41 402	14 377	55 779
Bankstown (C)	28	151	179	5 367	15 869	5 284	26 519	8 251	34 770
Canterbury (C)	23	52	77	5 303	5 400	4 179	14 882	6 126	21 009
Fairfield–Liverpool (SSD)	376	68	445	68 190	6 393	5 255	79 838	49 886	129 724
Fairfield (C)	101	51	152	17 397	4 815	2 363	24 575	31 431	56 006
Liverpool (C)	275	17	293	50 793	1 578	2 892	55 263	18 455	73 718
Outer South Western Sydney (SSD)	314	27	342	52 754	2 627	7 584	62 966	25 472	88 438
Camden (A)	101	0	101	16 179	0	699	16 879	4 535	21 414
Campbelltown (C)	139	23	162	23 365	2 317	5 522	31 204	16 186	47 390
Wollondilly (A)	74	4	79	13 209	310	1 363	14 883	4 751	19 634
Inner Western Sydney (SSD)	26	62	90	7 508	6 540	6 654	20 702	1 418	22 120
Ashfield (A)	1	6	8	80	150	1 623	1 853	511	2 364
Burwood (A)	6	4	11	2 407	300	925	3 632	410	4 042
Concord (A)	7	11	18	2 025	1 740	1 236	5 001	212	5 213
Drummoyne (A)	5	0	5	1 032	0	2 190	3 222	115	3 337
Strathfield (A)	7	41	48	1 964	4 350	681	6 995	170	7 165
Central Western Sydney (SSD)	159	410	571	23 049	43 608	6 401	73 058	76 456	149 514
Auburn (A)	78	181	259	10 454	20 580	798	31 832	19 760	51 592
Holroyd (C)	46	138	186	7 397	12 930	2 320	22 647	10 909	33 556
Parramatta (C)	35	91	126	5 198	10 098	3 283	18 579	45 788	64 367
Outer Western Sydney (SSD)	212	112	327	36 339	10 906	15 174	62 419	79 218	141 637
Blue Mountains (C)	44	8	54	7 410	830	6 027	14 268	1 514	15 782
Hawkesbury (C)	49	34	84	8 975	3 220	2 614	14 809	6 040	20 849
Penrith (C)	119	70	189	19 954	6 856	6 533	33 343	71 664	105 007
Blacktown (SSD)	389	79	469	56 067	7 186	5 770	69 023	21 184	90 207
Blacktown (C) – North	328	16	344	46 660	1 900	1 802	50 362	7 159	57 521
Blacktown (C) – South-East	37	23	61	5 998	2 100	1 786	9 884	11 139	21 022
Blacktown (C) – South-West	24	40	64	3 410	3 186	2 182	8 778	2 886	11 664
Lower Northern Sydney (SSD)	35	82	119	11 484	11 824	24 876	48 184	55 202	103 386
Hunter's Hill (A)	0	3	3	0	529	1 089	1 618	0	1 618
Lane Cove (A)	5	32	37	1 228	6 080	3 533	10 842	1 125	11 967
Mosman (A)	1	0	1	2 400	0	2 795	5 195	16 000	21 195
North Sydney (A)	4	2	6	1 760	500	5 823	8 083	13 520	21 603
Ryde (C)	21	45	66	4 605	4 715	5 159	14 479	20 966	35 445
Willoughby (C)	4	0	6	1 490	0	6 477	7 967	3 590	11 558

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									
Sydney (SD) <i>continued</i>									
Central North Sydney (SSD)	688	269	959	132 140	31 341	30 625	194 106	91 891	285 998
Baulkham Hills (A)	527	152	681	100 285	17 611	6 029	123 925	65 471	189 396
Hornsby (A)	119	97	216	18 546	8 875	8 094	35 515	5 577	41 092
Ku-ring-gai (A)	42	20	62	13 309	4 855	16 503	34 667	20 843	55 510
Northern Beaches (SSD)	75	176	254	20 014	29 892	23 389	73 295	36 743	110 038
Manly (A)	8	69	77	3 139	15 860	5 868	24 867	5 302	30 169
Pittwater (A)	35	23	58	8 290	3 924	8 670	20 884	1 400	22 284
Warringah (A)	32	84	119	8 586	10 108	8 851	27 545	30 041	57 586
Gosford–Wyong (SSD)	417	127	546	68 106	14 791	15 406	98 303	176 477	274 780
Gosford (C)	188	48	236	35 630	5 158	10 965	51 753	168 615	220 367
Wyong (A)	229	79	310	32 477	9 633	4 441	46 551	7 862	54 413
Hunter (SD)	768	226	1 026	112 325	35 032	24 098	171 455	90 866	262 321
Newcastle (SSD)	630	208	856	93 217	33 322	22 035	148 574	89 423	237 997
Cessnock (C)	48	3	51	6 370	210	1 590	8 170	13 443	21 613
Lake Macquarie (C)	220	41	263	33 391	4 990	8 393	46 775	15 527	62 302
Maitland (C)	143	6	149	20 058	586	1 552	22 197	9 312	31 508
Newcastle (C) – Inner	2	63	69	519	14 941	476	15 936	37 119	53 055
Newcastle (C) – Remainder	98	52	162	13 593	5 953	7 470	27 016	12 246	39 262
Port Stephens (A)	119	43	162	19 285	6 642	2 554	28 481	1 776	30 256
Hunter SD Balance (SSD)	138	18	170	19 108	1 710	2 063	22 881	1 443	24 324
Dungog (A)	12	0	12	1 336	0	245	1 580	0	1 580
Gloucester (A)	6	0	6	921	0	199	1 120	187	1 307
Great Lakes (A)	84	12	110	11 944	1 410	995	14 350	60	14 410
Merriwa (A)	1	0	1	50	0	30	80	200	280
Murrurundi (A)	2	0	2	328	0	44	372	0	372
Muswellbrook (A)	4	0	4	364	0	171	536	200	736
Scone (A)	6	6	12	1 001	300	214	1 516	0	1 516
Singleton (A)	23	0	23	3 164	0	165	3 329	796	4 125
Illawarra (SD)	620	167	798	94 714	17 908	18 855	131 477	26 821	158 299
Wollongong (SSD)	286	161	456	46 820	17 288	10 804	74 913	9 231	84 144
Kiama (A)	18	14	35	3 293	1 433	2 417	7 144	966	8 110
Shellharbour (C)	130	26	156	20 271	2 641	1 290	24 201	4 110	28 311
Wollongong (C)	138	121	265	23 256	13 214	7 097	43 568	4 155	47 723
Nowra–Bomaderry (SSD)	75	0	75	10 767	0	882	11 649	1 826	13 474
Shoalhaven (C) – Pt A	75	0	75	10 767	0	882	11 649	1 826	13 474
Illawarra SD Balance (SSD)	259	6	267	37 127	620	7 169	44 915	15 765	60 680
Shoalhaven (C) – Pt B	211	6	219	29 245	620	5 209	35 074	6 785	41 858
Wingecarribee (A)	48	0	48	7 882	0	1 960	9 842	8 980	18 822
Richmond–Tweed (SD)	265	111	376	34 541	13 674	4 072	52 287	19 965	72 252
Tweed Heads (SSD)	53	16	69	6 204	2 357	408	8 969	5 960	14 928
Tweed (A)–Pt A	53	16	69	6 204	2 357	408	8 969	5 960	14 928
Lismore (SSD)	18	9	27	2 365	955	410	3 731	3 544	7 275
Lismore (C) – Pt A	18	9	27	2 365	955	410	3 731	3 544	7 275
Richmond–Tweed SD Balance (SSD)	194	86	280	25 972	10 361	3 254	39 587	10 462	50 049
Ballina (A)	67	32	99	10 477	5 234	1 542	17 253	8 915	26 168
Byron (A)	54	23	77	6 813	2 249	1 091	10 153	1 010	11 163
Kyogle (A)	4	0	4	234	0	83	317	0	317
Lismore (C) – Pt B	15	0	15	1 895	0	130	2 025	245	2 270
Richmond Valley (A) – Casino	1	3	4	121	513	91	725	242	968
Richmond Valley (A) – Bal	3	0	3	348	0	40	387	0	387
Tweed (A)–Pt B	50	28	78	6 084	2 365	278	8 727	50	8 777

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									
Mid-North Coast (SD)	437	95	536	58 283	10 845	7 020	76 148	18 026	94 174
Coffs Harbour (SSD)	94	49	144	12 376	5 618	1 525	19 519	2 590	22 109
Coffs Harbour (C) – Pt A	94	49	144	12 376	5 618	1 525	19 519	2 590	22 109
Port Macquarie (SSD)	55	29	84	8 829	3 615	852	13 296	6 245	19 541
Hastings (A) – Pt A	55	29	84	8 829	3 615	852	13 296	6 245	19 541
Clarence (excl. Coffs Harbour) (SSD)	127	3	130	15 577	200	2 146	17 923	4 556	22 479
Bellingen (A)	7	0	7	999	0	343	1 342	650	1 992
Coffs Harbour (C) – Pt B	36	0	36	4 272	0	609	4 881	170	5 051
Copmanhurst (A)	7	0	7	743	0	17	760	0	760
Grafton (C)	9	0	9	1 108	0	65	1 173	1 572	2 745
Maclean (A)	15	3	18	2 388	200	340	2 928	697	3 625
Nambucca (A)	31	0	31	3 595	0	234	3 829	390	4 219
Pristine Waters (A) – Nymbodia	11	0	11	1 139	0	174	1 313	0	1 313
Pristine Waters (A) – Ulmarra	11	0	11	1 333	0	363	1 696	1 078	2 774
Hastings (excl. Port Macquarie) (SSD)	161	14	178	21 500	1 412	2 498	25 409	4 635	30 044
Greater Taree (C)	56	8	66	7 676	800	962	9 437	1 322	10 760
Hastings (A) – Pt B	66	6	73	9 005	612	871	10 488	2 044	12 532
Kempsey (A)	39	0	39	4 819	0	665	5 484	1 268	6 753
Lord Howe Island	0	0	0	0	0	0	0	0	0
Northern (SD)	115	20	136	15 271	1 554	3 608	20 433	12 245	32 677
Tamworth (SSD)	48	8	56	7 041	350	1 068	8 459	6 080	14 539
Parry (A) – Pt A	11	0	11	1 624	0	161	1 784	2 338	4 122
Tamworth (C)	37	8	45	5 417	350	908	6 675	3 742	10 417
Northern Slopes (excl. Tamworth) (SSD)	13	0	13	1 299	0	403	1 703	2 998	4 700
Barraba (A)	1	0	1	160	0	0	160	0	160
Bingara (A)	0	0	0	0	0	0	0	0	0
Gunnedah (A)	4	0	4	605	0	175	781	413	1 193
Inverell (A)–Pt A	0	0	0	0	0	32	32	0	32
Manilla (A)	3	0	3	167	0	70	237	0	237
Nundle (A)	2	0	2	135	0	70	205	260	465
Parry (A) – Pt B	3	0	3	232	0	0	232	1 820	2 052
Quirindi (A)	0	0	0	0	0	44	44	505	549
Yallaroi (A)	0	0	0	0	0	12	12	0	12
Northern Tablelands (SSD)	35	4	40	4 390	295	1 824	6 509	1 970	8 479
Armidale Dumaresq (A) – City	9	0	9	1 384	0	626	2 011	1 612	3 623
Armidale Dumaresq (A) – Bal	2	0	2	350	0	120	470	0	470
Glen Innes (A)	5	0	5	517	0	138	654	0	654
Guyra (A)	1	0	1	50	0	72	122	0	122
Inverell (A)–Pt B	7	4	11	1 087	295	477	1 858	110	1 968
Severn (A)	3	0	3	290	0	75	365	0	365
Tenterfield (A)	7	0	7	637	0	118	755	50	805
Uralla (A)	1	0	2	75	0	180	255	197	452
Walcha (A)	0	0	0	0	0	19	19	0	19
North Central Plain (SSD)	19	8	27	2 541	909	312	3 762	1 197	4 959
Moree Plains (A)	15	6	21	2 132	709	138	2 978	827	3 805
Narrabri (A)	4	2	6	409	200	174	783	370	1 153
North Western (SD)	91	7	98	13 409	1 006	1 997	16 413	7 305	23 718
Dubbo (SSD)	45	0	45	7 571	0	892	8 463	4 642	13 105
Dubbo (C) – Pt A	45	0	45	7 571	0	892	8 463	4 642	13 105

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									
North Western (SD) <i>continued</i>									
Central Macquarie (excl.)									
Dubbo (SSD)	28	0	28	3 726	0	895	4 622	1 881	6 503
Coolah (A)	1	0	1	150	0	0	150	0	150
Coonabarabran (A)	2	0	2	235	0	132	367	0	367
Dubbo (C) – Pt B	4	0	4	366	0	70	436	0	436
Gilgandra (A)	2	0	2	244	0	59	303	0	303
Mudgee (A)	14	0	14	2 072	0	337	2 409	485	2 894
Narromine (A)	2	0	2	239	0	61	300	1 298	1 598
Wellington (A)	3	0	3	420	0	236	656	98	754
Macquarie–Barwon (SSD)	14	7	21	1 915	1 006	76	2 996	182	3 178
Bogan (A)	0	0	0	0	0	0	0	0	0
Coonamble (A)	3	0	3	310	0	18	328	0	328
Walgett (A)	1	7	8	145	1 006	0	1 151	182	1 333
Warren (A)	10	0	10	1 460	0	58	1 517	0	1 517
Upper Darling (SSD)	4	0	4	198	0	134	332	600	932
Bourke (A)	4	0	4	198	0	110	308	600	908
Brewarrina (A)	0	0	0	0	0	0	0	0	0
Cobar (A)	0	0	0	0	0	24	24	0	24
Central West (SD)	205	5	212	29 054	610	4 524	34 188	7 766	41 954
Bathurst–Orange (SSD)	108	0	109	16 049	0	2 871	18 920	4 646	23 565
Bathurst (C)	53	0	53	7 586	0	1 189	8 775	3 941	12 715
Blayney (A)–Pt A	10	0	10	1 638	0	126	1 764	0	1 764
Cabonne (A)–Pt A	4	0	4	590	0	40	630	0	630
Evans (A)–Pt A	0	0	0	0	0	0	0	0	0
Orange (C)	41	0	42	6 235	0	1 517	7 752	705	8 457
Central Tablelands (excl. Bathurst–Orange) (SSD)	57	3	61	7 832	240	882	8 955	1 705	10 660
Blayney (A)–Pt B	5	0	5	821	0	15	836	0	836
Cabonne (A) –Pt B	8	0	8	1 024	0	159	1 183	1 010	2 193
Evans (A)–Pt B	3	0	3	178	0	17	195	0	195
Greater Lithgow (C)	31	3	35	4 412	240	595	5 247	305	5 552
Oberon (A)	8	0	8	1 037	0	96	1 133	390	1 523
Rylstone (A)	2	0	2	360	0	0	360	0	360
Lachlan (SSD)	40	2	42	5 173	370	771	6 314	1 415	7 729
Bland (A)	7	0	7	809	0	43	852	0	852
Cabonne (A)–Pt C	3	0	3	123	0	43	166	0	166
Cowra (A)	13	0	13	2 024	0	356	2 379	725	3 104
Forbes (A)	2	2	4	258	370	84	712	0	712
Lachlan (A)	7	0	7	693	0	99	793	540	1 333
Parkes (A)	8	0	8	1 266	0	126	1 392	150	1 542
Weddin (A)	0	0	0	0	0	20	20	0	20
South Eastern (SD)	415	64	486	59 484	5 672	6 449	71 606	17 402	89 008
Queanbeyan (SSD)	128	28	156	20 421	2 390	1 507	24 319	1 170	25 489
Queanbeyan (C)	101	28	129	15 627	2 390	322	18 339	1 085	19 424
Yarrowlumla (A)–Pt A	27	0	27	4 795	0	1 185	5 980	85	6 065

	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									
South Eastern (SD) continued									
Southern Tablelands (excl.									
Queanbeyan (SSD)	120	0	126	16 449	0	2 138	18 587	10 198	28 786
Boorowa (A)	5	0	7	645	0	59	704	550	1 254
Crookwell (A)	4	0	4	569	0	225	794	0	794
Goulburn (C)	17	0	17	2 446	0	442	2 888	7 947	10 835
Gunning (A)	4	0	4	435	0	243	678	0	678
Harden (A)	1	0	1	124	0	14	138	0	138
Mulwaree (A)	30	0	34	3 782	0	150	3 932	400	4 332
Tallaganda (A)	12	0	12	1 080	0	10	1 090	185	1 275
Yarrowlumla (A) - Pt B	0	0	0	0	0	0	0	0	0
Yass (A)	28	0	28	4 895	0	863	5 758	492	6 250
Young (A)	19	0	19	2 473	0	132	2 606	624	3 229
Lower South Coast (SSD)									
Bega Valley (A)	57	18	76	8 748	1 347	910	11 004	766	11 771
Eurobodalla (A)	95	12	107	12 009	1 265	1 578	14 851	2 298	17 150
Snowy (SSD)									
Bombala (A)	0	0	0	0	0	0	0	0	0
Cooma-Monaro (A)	5	2	7	769	220	208	1 197	0	1 197
Snowy River (A)	10	4	14	1 089	450	108	1 647	2 969	4 616
Murrumbidgee (SD)									
Wagga Wagga (SSD)	36	0	36	5 383	0	744	6 127	13 867	19 994
Wagga Wagga (C) - Pt A	36	0	36	5 383	0	744	6 127	13 867	19 994
Central Murrumbidgee (excl.									
Wagga Wagga (SSD)	34	2	37	4 159	160	1 157	5 476	1 048	6 524
Coolamon (A)	3	0	3	379	0	153	531	100	631
Cootamundra (A)	3	0	4	400	0	213	613	110	723
Gundagai (A)	6	0	6	678	0	251	929	98	1 027
Junee (A)	2	0	2	200	0	68	268	0	268
Lockhart (A)	2	0	2	260	0	81	341	0	341
Narrandera (A)	2	0	2	370	0	70	440	320	760
Temora (A)	8	0	8	721	0	76	796	0	796
Tumut (A)	8	2	10	1 152	160	246	1 558	340	1 898
Wagga Wagga (C) - Pt B	0	0	0	0	0	0	0	80	80
Lower Murrumbidgee (SSD)									
Carrathool (A)	3	0	3	485	0	44	529	1 350	1 879
Griffith (C)	26	8	34	4 162	980	650	5 793	2 174	7 967
Hay (A)	3	0	3	421	0	48	469	974	1 443
Leeton (A)	19	0	19	2 836	0	400	3 236	837	4 073
Murrumbidgee (A)	5	0	5	781	0	83	864	200	1 064
Murray (SD)									
Albury (SSD)	76	5	81	11 555	450	1 924	13 929	1 428	15 357
Albury (C)	68	5	73	9 980	450	1 664	12 095	731	12 826
Hume (A)	8	0	8	1 574	0	260	1 834	697	2 531
Upper Murray (excl. Albury) (SSD)									
Corowa (A)	12	0	12	1 407	0	67	1 474	0	1 474
Culcairn (A)	2	0	2	182	0	95	277	352	629
Holbrook (A)	1	0	1	135	0	188	323	98	421
Tumbarumba (A)	0	0	0	0	0	70	70	0	70
Urana (A)	0	0	0	0	0	0	0	0	0
Central Murray (SSD)									
Berrigan (A)	8	0	8	1 044	0	115	1 159	76	1 235
Conargo (A)	0	0	0	0	0	0	0	0	0
Deniliquin (A)	4	0	4	500	0	213	713	560	1 272
Jerilderie (A)	1	0	1	98	0	25	123	0	123
Murray (A)	15	0	15	2 430	0	0	2 430	570	3 000
Wakool (A)	1	0	1	156	0	0	156	0	156
Windouran (A)	0	0	0	0	0	0	0	0	0

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>
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STATISTICAL AREAS

Murray (SD) continued

Murray-Darling (SSD)	4	0	4	698	0	62	760	244	1 004
Balranald (A)	1	0	1	143	0	0	143	244	387
Wentworth(A)	3	0	3	555	0	62	617	0	617
Far West (SD)	0	0	0	0	0	346	346	470	815
Far West (SSD)	0	0	0	0	0	346	346	470	815
Broken Hill (C)	0	0	0	0	0	327	327	295	622
Central Darling (A)	0	0	0	0	0	18	18	175	193
Unincorp. Far West	0	0	0	0	0	0	0	0	0

STATISTICAL DISTRICT

Newcastle NSW	630	208	856	93 217	33 322	22 035	148 574	89 423	237 997
Wollongong NSW	286	161	456	46 820	17 288	10 804	74 913	9 231	84 144
Nowra-Bomaderry NSW	75	0	75	10 767	0	882	11 649	1 826	13 474
Bathurst-Orange NSW	108	0	109	16 049	0	2 871	18 920	4 646	23 565
Lismore NSW	18	9	27	2 365	955	410	3 731	3 544	7 275
Coffs Harbour NSW	94	49	144	12 376	5 618	1 525	19 519	2 590	22 109
Port Macquarie NSW	55	29	84	8 829	3 615	852	13 296	6 245	19 541
Tamworth NSW	48	8	56	7 041	350	1 068	8 459	6 080	14 539
Dubbo NSW	45	0	45	7 571	0	892	8 463	4 642	13 105
Wagga Wagga NSW	36	0	36	5 383	0	744	6 127	13 867	19 994
Albury-Wodonga NSW/VIC	188	10	198	28 029	770	4 044	32 843	6 892	39 735
Gold Coast-Tweed QLD/NSW	958	656	1 615	157 280	77 657	9 867	244 804	34 683	279 487
Canberra-Queanbeyan ACT/NSW	414	83	499	67 153	10 539	16 892	94 584	70 641	165 225

(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.

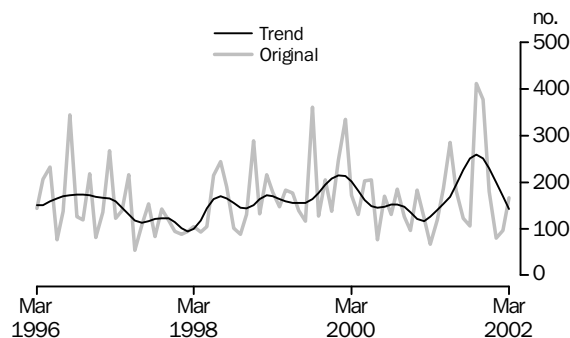
BUILDING APPROVALS KEY FEATURES: ACT

KEY FIGURES

	Jan 2002	Feb 2002	Mar 2002
Dwelling units approved			
Original	79	97	167
Trend	199	170	142

	% change Dec 2001 to Jan 2002	% change Jan 2002 to Feb 2002	% change Feb 2002 to Mar 2002
Dwelling units approved			
Original	-56.1	22.8	72.2
Trend	-13.5	-14.7	-16.5

DWELLING UNITS APPROVED



KEY POINTS

TREND ESTIMATES

- The trend estimate for total dwellings approved fell in each month of the March 2002 quarter.

ORIGINAL ESTIMATES

- There were 343 dwellings approved in the March 2002 quarter, a fall of 626 from the December 2002 quarter. Dwelling approvals for the March 2002 quarter were concentrated in Gungahlin-Hall - SSD Bal (68), Dunlop (55), Conder (40) and Nicholls (29).
- During the March 2002 quarter there were 286 new houses and 57 other dwellings approved. The number of new houses fell by 6 while the number of other dwellings fell 620 compared with the December 2001 quarter.
- The value of total building work approved in the March 2002 quarter fell 33.4% to \$139.7m. Residential building fell 53.4% to \$70.3m while non-residential building increased 17.6% to \$69.5m.

(a) See Glossary for definition.

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(a)	Non-residential building (a)	Total dwelling units	Total dwelling units trend estimates
PRIVATE SECTOR (Number)							
1998-1999	1 202	622	0	133	0	1 957	n.a.
1999-2000	1 477	772	3	68	0	2 320	n.a.
2000-2001	924	715	1	0	1	1 641	n.a.
2001							
March	44	22	0	0	0	66	n.a.
April	74	36	0	0	0	110	n.a.
May	105	14	1	0	0	120	n.a.
June	56	229	0	0	0	285	n.a.
July	112	70	0	0	0	182	n.a.
August	120	2	0	0	0	122	n.a.
September	75	6	0	0	0	81	n.a.
October	81	306	0	0	0	387	n.a.
November	100	278	0	0	0	378	n.a.
December	107	72	1	0	0	180	n.a.
2002							
January	57	0	0	0	0	57	n.a.
February	68	27	2	0	0	97	n.a.
March	145	18	0	0	0	163	n.a.
PUBLIC SECTOR (Number)							
1998-1999	95	22	0	0	0	117	n.a.
1999-2000	23	32	0	0	0	55	n.a.
2000-2001	43	64	0	0	0	107	n.a.
2001							
March	0	0	0	0	0	0	n.a.
April	7	2	0	0	0	9	n.a.
May	16	51	0	0	0	67	n.a.
June	0	0	0	0	0	0	n.a.
July	0	0	0	0	0	0	n.a.
August	0	0	0	0	0	0	n.a.
September	25	0	0	0	0	25	n.a.
October	4	20	0	0	0	24	n.a.
November	0	0	0	0	0	0	n.a.
December	0	0	0	0	0	0	n.a.
2002							
January	16	6	0	0	0	22	n.a.
February	0	0	0	0	0	0	n.a.
March	0	4	0	0	0	4	n.a.
TOTAL (Number)							
1998-1999	1 297	644	0	133	0	2 074	n.a.
1999-2000	1 500	804	3	68	0	2 375	n.a.
2000-2001	967	779	1	0	1	1 748	n.a.
2001							
March	44	22	0	0	0	66	126
April	81	38	0	0	0	119	141
May	121	65	1	0	0	187	154
June	56	229	0	0	0	285	169
July	112	70	0	0	0	182	194
August	120	2	0	0	0	122	226
September	100	6	0	0	0	106	250
October	85	326	0	0	0	411	259
November	100	278	0	0	0	378	251
December	107	72	1	0	0	180	230
2002							
January	73	6	0	0	0	79	199
February	68	27	2	0	0	97	170
March	145	22	0	0	0	167	142

(a) See Glossary for definition.

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(a)	Total residential building	Non-residential building(a)	Total building
PRIVATE SECTOR (\$ '000)								
1998-1999	158 883	64 691	0	52 702	9 874	286 150	147 809	433 958
1999-2000	205 161	91 444	517	61 553	7 985	366 659	149 493	516 152
2000-2001	149 321	90 869	60	47 077	0	287 327	100 576	387 903
2001								
March	7 243	3 311	0	5 155	0	15 709	12 653	28 362
April	11 241	3 057	0	3 397	0	17 694	11 184	28 878
May	18 081	2 307	60	4 022	0	24 470	13 162	37 632
June	10 241	29 813	0	4 939	0	44 993	7 211	52 204
July	17 743	7 041	0	6 948	0	31 732	44 238	75 970
August	19 158	257	0	5 483	0	24 897	7 665	32 563
September	10 778	632	0	5 743	0	17 152	14 898	32 051
October	12 269	43 644	0	6 772	0	62 685	14 465	77 150
November	15 538	34 430	0	6 086	0	56 054	8 014	64 068
December	16 871	7 542	290	5 131	0	29 833	10 891	40 725
2002								
January	9 304	0	0	3 283	0	12 587	1 269	13 856
February	11 552	4 266	119	5 697	0	21 635	7 240	28 875
March	22 385	2 294	0	6 284	0	30 963	23 071	54 034
PUBLIC SECTOR (\$ '000)								
1998-1999	7 836	1 695	0	18	0	9 549	161 104	170 652
1999-2000	2 162	2 016	0	4 476	0	8 654	141 902	150 555
2000-2001	5 324	7 762	0	35	0	13 122	73 861	86 983
2001								
March	0	0	0	0	0	0	5 379	5 379
April	378	180	0	0	0	558	8 593	9 151
May	2 039	6 251	0	0	0	8 290	7 176	15 466
June	0	0	0	0	0	0	13 871	13 871
July	0	0	0	0	0	0	5 933	5 933
August	0	0	0	534	0	534	280	814
September	3 516	0	0	0	0	3 516	2 861	6 377
October	448	1 715	0	0	0	2 163	7 675	9 837
November	0	0	0	0	0	0	5 263	5 263
December	0	0	0	0	0	0	12 758	12 758
2002								
January	3 491	1 309	0	0	0	4 800	3 266	8 066
February	0	0	0	0	0	0	3 383	3 383
March	0	280	0	0	0	280	31 244	31 524
TOTAL (\$ '000)								
1998-1999	166 719	66 385	0	52 720	9 874	295 699	308 912	604 611
1999-2000	207 323	93 460	517	66 028	7 985	375 313	291 394	666 707
2000-2001	154 645	98 632	60	47 112	0	300 449	174 437	474 886
2001								
March	7 243	3 311	0	5 155	0	15 709	18 031	33 740
April	11 619	3 237	0	3 397	0	18 252	19 777	38 029
May	20 120	8 558	60	4 022	0	32 760	20 338	53 098
June	10 241	29 813	0	4 939	0	44 993	21 082	66 075
July	17 743	7 041	0	6 948	0	31 732	50 171	81 903
August	19 158	257	0	6 017	0	25 431	7 945	33 377
September	14 294	632	0	5 743	0	20 668	17 759	38 428
October	12 717	45 359	0	6 772	0	64 847	22 140	86 987
November	15 538	34 430	0	6 086	0	56 054	13 277	69 332
December	16 871	7 542	290	5 131	0	29 833	23 649	53 482
2002								
January	12 795	1 309	0	3 283	0	17 387	4 535	21 922
February	11 552	4 266	119	5 697	0	21 635	10 623	32 257
March	22 385	2 574	0	6 284	0	31 243	54 314	85 557

BUILDING APPROVED IN STATISTICAL AREAS—ACT—Mar Qtr 2002

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
AUSTRALIAN CAPITAL TERRITORY	286	55	343	46 732	8 149	15 384	70 265	69 471	139 736
Canberra (SD)	286	55	343	46 732	8 149	15 384	70 265	69 471	139 736
North Canberra (SSD)	20	30	51	4 143	4 269	2 800	11 212	13 813	25 025
Acton	0	0	0	0	0	0	0	3 002	3 002
Ainslie	0	2	2	0	192	774	966	0	966
Braddon	0	13	13	0	1 492	0	1 492	0	1 492
Campbell	0	0	0	0	0	527	527	55	582
City	0	0	0	0	0	0	0	7 252	7 252
Dickson	0	0	0	0	0	11	11	204	215
Downer	1	0	1	219	0	258	477	0	477
Duntroon	16	6	22	3 491	1 309	0	4 800	0	4 800
Hackett	0	0	0	0	0	23	23	0	23
Kowen	0	0	0	0	0	0	0	0	0
Lyneham	0	0	0	0	0	32	32	450	482
Majura	0	0	0	0	0	0	0	2 850	2 850
O'Connor	3	0	4	432	0	443	875	0	875
Reid	0	0	0	0	0	0	0	0	0
Russell	0	0	0	0	0	0	0	0	0
Turner	0	9	9	0	1 276	66	1 342	0	1 342
Watson	0	0	0	0	0	666	666	0	666
Belconnen (SSD)	72	0	72	9 344	0	2 010	11 355	34 674	46 029
Aranda	0	0	0	0	0	33	33	0	33
Belconnen Town Centre	0	0	0	0	0	0	0	32 898	32 898
Belconnen-SSD Bal	0	0	0	0	0	0	0	0	0
Bruce	13	0	13	2 012	0	99	2 111	1 003	3 114
Charnwood	0	0	0	0	0	0	0	0	0
Cook	1	0	1	79	0	32	111	0	111
Dunlop	55	0	55	6 894	0	0	6 894	0	6 894
Evatt	0	0	0	0	0	158	158	0	158
Florey	0	0	0	0	0	52	52	0	52
Flynn	0	0	0	0	0	0	0	0	0
Fraser	0	0	0	0	0	79	79	0	79
Giralang	0	0	0	0	0	373	373	0	373
Hawker	1	0	1	140	0	41	181	0	181
Higgins	0	0	0	0	0	188	188	0	188
Holt	0	0	0	0	0	18	18	0	18
Kaleen	0	0	0	0	0	341	341	0	341
Latham	0	0	0	0	0	57	57	300	357
McKellar	0	0	0	0	0	72	72	0	72
Macgregor	0	0	0	0	0	75	75	0	75
Macquarie	2	0	2	220	0	17	237	0	237
Melba	0	0	0	0	0	173	173	0	173
Page	0	0	0	0	0	0	0	473	473
Scullin	0	0	0	0	0	81	81	0	81
Spence	0	0	0	0	0	0	0	0	0
Weetangera	0	0	0	0	0	120	120	0	120
Woden Valley (SSD)	6	0	6	767	0	1 834	2 601	1 273	3 874
Chifley	0	0	0	0	0	133	133	0	133
Curtin	5	0	5	564	0	305	870	0	870
Farrer	0	0	0	0	0	324	324	0	324
Garran	0	0	0	0	0	279	279	108	387
Hughes	1	0	1	203	0	34	237	0	237
Isaacs	0	0	0	0	0	0	0	515	515
Lyons	0	0	0	0	0	84	84	0	84
Mawson	0	0	0	0	0	305	305	0	305
O'Malley	0	0	0	0	0	0	0	0	0
Pearce	0	0	0	0	0	288	288	0	288
Phillip	0	0	0	0	0	0	0	650	650
Torrens	0	0	0	0	0	82	82	0	82

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)	1	4	5	89	280	1 456	1 826	0	1 826
Chapman	0	0	0	0	0	324	324	0	324
Duffy	1	0	1	89	0	420	510	0	510
Fisher	0	0	0	0	0	107	107	0	107
Holder	0	0	0	0	0	125	125	0	125
Rivett	0	0	0	0	0	110	110	0	110
Stirling	0	0	0	0	0	101	101	0	101
Stromlo	0	0	0	0	0	0	0	0	0
Waramanga	0	4	4	0	280	56	336	0	336
Weston	0	0	0	0	0	215	215	0	215
Weston Creek–Stromlo – SSD Bal	0	0	0	0	0	0	0	0	0
Tuggeranong (SSD)	66	0	67	11 543	0	4 390	15 933	1 102	17 036
Banks	0	0	0	0	0	52	52	0	52
Bonython	0	0	0	0	0	244	244	0	244
Calwell	0	0	0	0	0	331	331	0	331
Chisholm	0	0	0	0	0	289	289	0	289
Conder	40	0	40	7 261	0	229	7 490	220	7 710
Fadden	0	0	0	0	0	121	121	0	121
Gilmore	0	0	0	0	0	133	133	0	133
Gordon	26	0	26	4 282	0	239	4 521	0	4 521
Gowrie	0	0	0	0	0	169	169	0	169
Greenway	0	0	0	0	0	14	14	417	431
Isabella Plains	0	0	0	0	0	431	431	0	431
Kambah	0	0	0	0	0	671	671	280	951
Macarthur	0	0	0	0	0	93	93	0	93
Monash	0	0	0	0	0	539	539	0	539
Oxley	0	0	1	0	0	112	112	0	112
Richardson	0	0	0	0	0	0	0	0	0
Theodore	0	0	0	0	0	481	481	0	481
Tuggeranong–SSD Bal	0	0	0	0	0	0	0	0	0
Wanniassa	0	0	0	0	0	244	244	185	429
South Canberra (SSD)	11	21	32	1 919	3 600	2 210	7 728	18 459	26 187
Barton	0	0	0	0	0	0	0	723	723
Deakin	2	0	2	219	0	182	401	195	596
Forrest	2	0	2	587	0	519	1 106	0	1 106
Fyshwick	0	0	0	0	0	0	0	716	716
Griffith	0	0	0	0	0	240	240	198	438
Harman	0	0	0	0	0	0	0	0	0
Hume	0	0	0	0	0	0	0	3 010	3 010
Jerrabomberra	0	0	0	0	0	0	0	0	0
Kingston	0	21	21	0	3 600	0	3 600	0	3 600
Narrabundah	0	0	0	0	0	561	561	0	561
Oaks Estate	0	0	0	0	0	0	0	0	0
Parkes	0	0	0	0	0	0	0	0	0
Pialligo	1	0	1	263	0	0	263	9 140	9 403
Red Hill	5	0	5	800	0	528	1 328	4 000	5 328
Symonston	1	0	1	50	0	0	50	0	50
Yarralumla	0	0	0	0	0	179	179	476	655
Gungahlin–Hall (SSD)	110	0	110	18 926	0	684	19 610	150	19 760
Amaroo	9	0	9	1 562	0	20	1 582	0	1 582
Gungahlin–Hall – SSD Bal	68	0	68	9 495	0	0	9 495	150	9 645
Hall	0	0	0	0	0	61	61	0	61
Mitchell	0	0	0	0	0	0	0	0	0
Ngunnawal	3	0	3	367	0	63	430	0	430
Nicholls	29	0	29	7 371	0	440	7 811	0	7 811
Palmerston	1	0	1	131	0	100	231	0	231
Australian Capital Territory - Bal	0	0	0	0	0	0	0	0	0

(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>26 Area statistics are now being classified to the <i>Australian Standard Geographical Classification (ASGC), 2000 Edition</i> (Cat. no. 1216.0), effective from 1 July 2001, and ASGC terminology has been adopted in the presentation of building statistics.</p> <p>27 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>
ABS DATA AVAILABLE ON REQUEST	<p>28 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>29 Users may also wish to refer to the following publications:</p> <ul style="list-style-type: none">▪ <i>Building Activity, Australia</i> (Cat. no. 8752.0)▪ <i>Building Activity, Australia: Dwelling Unit Commencements</i> (Cat. no. 8750.0)▪ <i>Building Activity, Australian Capital Territory</i> (Cat. no. 8752.8)▪ <i>Building Activity, New South Wales</i> (Cat. no. 8752.1)▪ <i>Building Approvals, Australia</i> (Cat. no. 8731.0)▪ <i>Construction Work Done, Australia, Preliminary</i> (Cat no. 8755.0)▪ <i>Engineering Construction Activity, Australia</i> (Cat. no. 8762.0)▪ <i>House Price Indexes: Eight Capital Cities</i> (Cat. no. 6416.0)▪ <i>Housing Finance for Owner Occupation, Australia</i> (Cat. no. 5609.0)▪ <i>Producer Price Indexes, Australia</i> (Cat. no. 6427.0). <p>30 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>31 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 n.y.a. not yet available A Area C City SD Statistical Division SLA Statistical Local Area SSD Substatistical SubDivision</p>

GLOSSARY

Alterations and additions	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.
Alterations and additions to residential buildings	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.
Building	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.
Conversion	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.
Dwelling unit	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.
Educational	Includes schools, colleges, kindergartens, libraries, museums and universities.
Entertainment and recreational	Includes clubs, cinemas, sport and recreation centres.
Factories	Includes paper mills, oil refinery buildings, brickworks and powerhouses.
Flats, units or apartments	Dwellings not having their own private grounds and usually sharing a common entrance, foyer or stairwell.
Health	Includes hospitals, nursing homes, surgeries, clinics and medical centres.
Hotels, motels and other short term accommodation	Includes hostels, boarding houses, guest houses, and holiday apartment buildings.
House	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

Miscellaneous	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.
New building work	Building activity which will result in the creation of a building which previously did not exist.
New other residential buildings	Building activity which will result in the creation of a residential building other than a house, which previously did not exist.
New residential	Building activity which will result in the creation of any residential building (house or other residential) which previously did not exist.
Non-residential building	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.
Offices	Includes banks, post offices and council chambers.
Other business premises	Includes warehouses, service stations, transport depots and terminals, electricity substation buildings, telephone exchanges, broadcasting and film studios.
Other dwellings	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.
Other residential building	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.
Religious	Includes convents, churches, temples, mosques, monasteries and noviciates.
Residential building	A residential building is a building consisting of one or more dwelling units. Residential buildings can be either houses or other residential buildings.
Semi-detached, row or terrace houses, townhouses	Dwellings having their own private grounds with no other dwellings above or below.
Shops	Includes retail shops, restaurants, taverns and shopping arcades.

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