

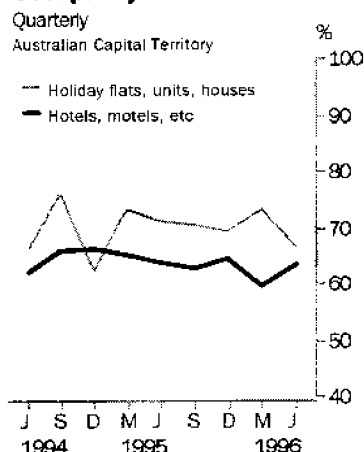
TOURIST ACCOMMODATION

**AUSTRALIAN
CAPITAL
TERRITORY**

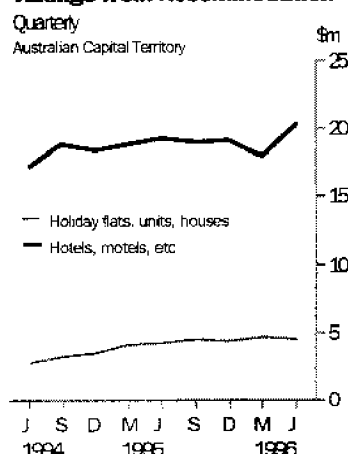
EMBARGOED UNTIL 11:30AM FRI 30 AUGUST 1996

JUNE QTR KEY FIGURES

Occupancy rates



Takings from Accommodation



Jun 95 Jun 96 change

Hotels, Motels and Guest Houses

Rooms available (No.)	3 593	3 733	3.9 %
Room occupancy rate (%)	64.0	63.5	-0.5 pts
Takings from accommodation (\$'000)	19 232	20 321	5.7 %

Holiday Flats, Units and Houses

Units, etc. available (No.)	766	798	4.2 %
Unit occupancy rate (%)	71.4	66.8	-4.6 pts
Takings from accommodation (\$'000)	4 181	4 551	8.8 %

Caravan Parks

Sites, cabins, etc. available (No.)	1 074	1 074	0.0 %
Site occupancy rate (%)	39.3	39.0	-0.3 pts
Takings from accommodation (\$'000)	671	677	0.9 %

JUNE QTR KEY POINTS

HOTELS, MOTELS AND GUEST HOUSES

- Following a drop in occupancy in March quarter 1996, possibly related to the Federal election, room demand recovered in June quarter 1996, resulting in a room occupancy rate only slightly below that of June quarter 1995. This was achieved despite a 3.9% increase in room supply over the year. Accommodation takings rose proportionately more than demand, reflecting an increase from \$92 to \$94 in the average takings per room night occupied.
- For star grade 4 and 5 establishments, a fall in the room occupancy rate of 2.4 percentage points was recorded, while the other star grade categories showed moderate increases. Average takings per room night occupied increased to \$122 for star grade 4 and 5 establishments, to \$76 for 3 star establishments and to \$68 for star grade 1, 2 and ungraded establishments.

HOLIDAY FLATS, UNITS AND HOUSES

- An increase in capacity available combined with a fall in demand resulted in the unit occupancy rate decreasing from 71.4% in June quarter 1995 to 66.8% in June quarter 1996. However, takings from accommodation rose 8.8% to \$4.6m from \$4.2m in June quarter 1995, with the average takings per unit night occupied increasing from \$84 to \$94.

CARAVAN PARKS

- Despite a fall in demand for caravan park sites, accommodation takings rose slightly compared with June quarter 1995, resulting from an increase in average takings per site night occupied from \$17 to \$18.

INQUIRIES

- For further information about these and related statistics, contact Geoff Broadby on 07 3222 6154, or any ABS Office.

NOTES

FORTHCOMING ISSUES

ISSUE (Quarter)

EXPECTED RELEASE DATE

September 1996

29 November 1996

CHANGES IN THIS ISSUE

There are no changes in this issue.

DALMA JACOBS

STATISTICIAN, AUSTRALIAN CAPITAL TERRITORY

TABLE 1 — SUMMARY OF HOTELS, MOTELS AND GUEST HOUSES WITH FACILITIES, AUSTRALIAN CAPITAL TERRITORY

Particulars	Unit	Quarter ended				Year ended			
		March 1995	June 1995	September 1995	December 1995	March 1996	June 1996	June 1995	June 1996
LICENSED HOTELS WITH FACILITIES									
Establishments	No.	14	14	14	14	14	15	..	..
Guest rooms	No.	1,697	1,697	1,697	1,683	1,683	1,767	..	..
Bed spaces	No.	4,510	4,484	4,429	4,354	4,470	4,753	..	..
Employment (persons)	No.	1,500	1,582	1,594	1,495	1,647	1,653	..	..
Room nights occupied	No.	112,373	113,456	105,492	103,210	99,737	112,986	446,072	421,425
Room occupancy rate	per cent	74.3	73.5	67.6	66.7	65.1	70.3	72.8	67.4
Guest nights	No.	180,996	179,496	165,192	153,118	152,269	179,383	702,552	649,962
Bed occupancy rate	per cent	45.0	44.0	40.5	38.2	37.4	41.5	43.1	39.5
Guest arrivals	No.	98,120	102,998	85,445	85,715	81,417	101,193	385,441	353,770
Average length of stay	days	1.8	1.7	1.9	1.8	1.9	1.8	1.8	1.8
Takings from accommodation	\$'000	11,761	12,449	11,668	11,344	10,849	12,909	46,940	46,771
MOTELS AND GUEST HOUSES WITH FACILITIES									
Establishments	No.	31	30	30	30	30	30	..	..
Guest rooms	No.	1,937	1,896	1,954	1,954	1,959	1,966	..	..
Bed spaces	No.	6,092	6,020	6,476	6,210	6,327	6,391	..	..
Employment (persons)	No.	589	590	651	638	686	651	..	..
Room nights occupied	No.	100,469	95,823	105,012	112,807	98,548	102,882	405,748	419,249
Room occupancy rate	per cent	57.6	55.5	58.5	62.8	55.3	57.5	58.9	58.5
Guest nights	No.	179,280	173,093	188,072	200,030	173,199	186,191	733,530	747,492
Bed occupancy rate	per cent	32.7	31.6	31.6	35.0	30.1	32.0	33.4	32.2
Guest arrivals	No.	88,590	80,311	93,145	94,585	88,341	98,334	343,450	374,405
Average length of stay	days	2.0	2.2	2.0	2.1	2.0	1.9	2.1	2.0
Takings from accommodation	\$'000	7,087	6,783	7,314	7,829	7,110	7,411	28,416	29,665
TOTAL HOTELS, MOTELS AND GUEST HOUSES WITH FACILITIES									
Establishments	No.	45	44	44	44	44	45	..	..
Guest rooms	No.	3,634	3,593	3,651	3,637	3,642	3,733	..	..
Bed spaces	No.	10,602	10,504	10,905	10,564	10,797	11,144	..	..
Employment (persons)	No.	2,089	2,172	2,245	2,133	2,333	2,304	..	..
Room nights occupied	No.	212,842	209,279	210,504	216,017	198,285	215,868	851,820	840,674
Room occupancy rate	per cent	65.4	64.0	62.7	64.6	59.8	63.5	65.4	62.7
Guest nights	No.	360,276	352,589	353,264	353,148	325,468	365,574	1,436,082	1,397,454
Bed occupancy rate	per cent	37.9	36.9	35.2	36.3	33.1	36.0	37.6	35.2
Guest arrivals	No.	186,710	183,309	178,590	180,300	169,758	199,527	728,891	728,175
Average length of stay	days	1.9	1.9	2.0	2.0	1.9	1.8	2.0	1.9
Takings from accommodation	\$'000	18,848	19,232	18,982	19,173	17,960	20,321	75,356	76,435

TABLE 2 — SUMMARY OF HOLIDAY FLATS, UNITS AND HOUSES, AUSTRALIAN CAPITAL TERRITORY

Particulars	Unit	Quarter ended				Year ended			
		March 1995	June 1995	September 1995	December 1995	March 1996	June 1996	June 1995	June 1996
Letting entities	No.	17	17	17	17	17	18	..	..
Flats, units and houses									
Single bedroom	No.	194	201	204	203	212	226	..	..
Multiple bedroom	No.	551	565	569	564	561	572	..	..
<i>Total flats, units and houses</i>	<i>No.</i>	<i>745</i>	<i>766</i>	<i>773</i>	<i>767</i>	<i>773</i>	<i>798</i>	<i>..</i>	<i>..</i>
Bed spaces	No.	2,849	2,917	2,959	2,984	2,995	3,084	..	..
Employment (persons)(a)	No.	143	139	140	153	151	158	..	..
Unit nights occupied	No.	49,095	49,764	50,214	48,918	51,527	48,535	182,092	199,194
Unit occupancy rate	per cent	73.2	71.4	70.6	69.4	73.3	66.8	70.5	70.0
Unit lettings	No.	9,605	7,343	7,889	8,245	7,661	8,897	30,236	32,692
Average length of stay	days	5.1	6.8	6.4	5.9	6.7	5.5	6.0	6.1
Takings from accommodation	\$'000	4,107	4,181	4,468	4,336	4,652	4,551	14,877	18,006

(a) Employment numbers exclude real estate agents and their employees.

TABLE 3 — SUMMARY OF CARAVAN PARKS, AUSTRALIAN CAPITAL TERRITORY

Particulars	Unit	Quarter ended				Year ended			
		March 1995	June 1995	September 1995	December 1995	March 1996	June 1996	June 1995	June 1996
TOTAL CARAVAN PARKS									
Establishments	No.	5	5	5	5	5	5	..	..
Capacity									
On-site vans	No.	150	150	150	151	151	130	..	..
Other powered sites	No.	495	495	493	475	474	494	..	..
Unpowered sites	No.	419	419	419	369	369	419	..	..
Cabins, etc.	No.	10	10	10	10	10	31	..	..
Total capacity	No.	1,074	1,074	1,072	1,005	1,004	1,074	..	..
Sites occupied by long-term guests	No.	298	302	265	282	284	268	..	..
Other sites permanently reserved	No.	-	-	-	-	-	-	..	..
Employment (persons)	No.	49	52	52	51	49	47	..	..
Site nights occupied	No.	40,130	38,374	33,183	40,529	36,823	36,874	160,586	147,409
Site occupancy rate	per cent	41.5	39.3	33.6	43.8	40.3	39.0	41.0	39.1
Takings from accommodation	\$'000	711	671	506	762	657	677	2,851	2,602

TABLE 4 — HOTELS, MOTELS AND GUEST HOUSES WITH FACILITIES BY STAR GRADING,
AUSTRALIAN CAPITAL TERRITORY

	Licensed hotels with facilities	Motels and guest houses	Star grading			Total
			1, 2 and ungraded	3	4 and 5	
ESTABLISHMENTS, CAPACITY AND EMPLOYMENT						
June quarter 1995						
Establishments	14	30	10	25	9	44
Guest Rooms	1,697	1,896	371	1,973	1,249	3,593
Bed Spaces	4,484	6,020	1,376	5,679	3,449	10,504
Employment (persons)	1,582	590	137	890	1,145	2,172
June quarter 1996—						
Establishments	15	30	13	23	9	45
Guest Rooms	1,767	1,966	528	1,942	1,263	3,733
Bed Spaces	4,753	6,391	1,856	5,884	3,404	11,144
Employment (persons)	1,653	651	155	872	1,277	2,304
ROOM NIGHTS OCCUPIED						
June quarter 1995	113,456	95,823	16,672	102,691	89,916	209,279
1996						
April	39,216	37,141	8,876	37,817	29,664	76,357
May	42,247	35,786	8,026	36,736	33,271	78,033
June	31,523	29,955	7,133	29,104	25,241	61,478
June quarter 1996	112,986	102,882	24,035	103,657	88,176	215,868
ROOM OCCUPANCY RATES (per cent)						
June quarter 1995	73.5	55.5	49.4	57.2	79.1	64.0
1996—						
April	74.0	63.0	56.0	64.9	78.3	68.2
May	77.1	58.7	49.0	61.0	85.0	67.4
June	59.5	50.8	45.0	50.0	66.6	54.9
June quarter 1996	70.3	57.5	50.0	58.7	76.7	63.5
GUEST NIGHTS						
June quarter 1995	179,496	173,093	35,423	176,040	141,126	352,589
1996						
April	64,557	70,243	18,679	68,177	47,944	134,800
May	63,496	61,597	15,117	60,703	49,273	125,093
June	51,330	54,351	15,410	50,355	39,916	105,681
June quarter 1996	179,383	186,191	49,206	179,235	137,133	365,574
BED OCCUPANCY RATES (per cent)						
June quarter 1995	44.0	31.6	28.3	34.1	45.0	36.9
1996						
April	45.3	36.6	33.5	38.6	46.9	40.3
May	43.1	31.1	26.3	33.3	46.7	36.2
June	36.0	28.3	27.7	28.5	39.1	31.6
June quarter 1996	41.5	32.0	29.1	33.5	44.3	36.0
GUEST ARRIVALS						
June quarter 1995	102,998	80,311	17,812	87,750	77,747	183,309
1996—						
April	36,808	35,719	9,325	36,105	27,097	72,527
May	35,735	33,117	8,000	34,478	26,374	68,852
June	28,650	29,498	8,030	28,968	21,150	58,148
June quarter 1996	101,193	98,334	25,355	99,551	74,621	199,527
AVERAGE LENGTH OF STAY (days)						
June quarter 1995	1.7	2.2	2.0	2.0	1.8	1.9
June quarter 1996	1.8	1.9	1.9	1.8	1.8	1.8
TAKINGS FROM ACCOMMODATION (\$'000)						
June quarter 1995	12,449	6,783	1,085	7,599	10,548	19,232
1996—						
April	4,318	2,644	591	2,866	3,505	6,962
May	4,951	2,601	557	2,857	4,137	7,552
June	3,640	2,167	489	2,186	3,132	5,807
June quarter 1996	12,909	7,411	1,637	7,909	10,774	20,321

TABLE 5—HOLIDAY FLATS, UNITS AND HOUSES, AUSTRALIAN CAPITAL TERRITORY

	Flats, units and houses				Bed spaces	Employment (persons) (a)	Unit nights occupied	Unit occupancy rate (%)	Unit lettings	Average length of stay (days)	Takings from accommodation (\$'000)
	Letting entities	Single bedroom	Multiple bedroom	Total							
June quarter 1995	17	201	565	766	2,917	139	49,764	71.4	7,343	6.8	4,181
1996—											
April	..	..	..	..	..	..	16,385	68.4	3,096	5.3	1,551
May	..	..	..	..	..	..	16,615	67.2	3,088	5.4	1,594
June	..	..	..	..	..	..	15,535	64.9	2,713	5.7	1,405
June quarter 1996	18	226	572	798	3,084	158	48,535	66.8	8,897	5.5	4,551

(a) Employment numbers exclude real estate agents and their employees.

TABLE 6—CARAVAN PARKS, AUSTRALIAN CAPITAL TERRITORY

	Establishments and Capacity					Sites occupied by long-term guests	Other sites permanently reserved	Employment (persons)	Site nights occupied	Site occupancy rate (%)	Takings from accommodation (\$'000)
	No.	Other On-site powered vans	Unpowered sites	Cabins, flats etc.	Total capacity						
June quarter 1995	5	150	495	419	10	1,074	302	52	38,374	39.3	671
1996—											
April	..	..	..	..	..	..	..	..	13,670	42.4	282
May	..	..	..	..	..	..	..	..	11,532	35.8	206
June	..	..	..	..	..	..	..	..	11,672	38.8	189
June quarter 1996	5	130	494	419	31	1,074	268	47	36,874	39.0	677

EXPLANATORY NOTES

INTRODUCTION

1 This publication contains data for the Australian Capital Territory from a quarterly survey of tourist accommodation establishments.

SCOPE

2 Tourist accommodation establishments currently included in the survey comprise two groups:

- Establishments which provide predominantly short-term accommodation (i.e. for periods of less than 2 months) to the general public. These include:
 - *Hotels, motels and guest houses, with facilities* being hotels licensed to operate a public bar and motels, private hotels and guest houses all of which provide a bath (or shower) and toilet in most guest rooms and have breakfast available for guests. NOTE: From December quarter 1993, hotel, motel and guest house establishments with fewer than five rooms have been formally excluded from the scope of this statistical collection.
 - *Holiday flats, units and houses* (excluding establishments predominantly operated on a time share basis) which are operated by owners, managers or real estate agents who have sole letting rights to at least five flats, units or houses for short-term letting. They are mainly self-contained in terms of cooking, bath (or shower) and toilet facilities and do not have breakfast available for guests. Data for holiday flats, units and houses include short-term owner occupation as well as paying guest occupation.
 - *Visitor hostels* which provide accommodation to visitors on a bed basis (rather than by the room). This category does not include establishments providing charity type accommodation (e.g. Salvation Army hostels) nor hotels, motels and guest houses without in-room facilities which provide accommodation on a per room basis. NOTE: Details for ACT Visitor hostels are included with data for this establishment type in the South Eastern Statistical Division within NSW and are released in the publication *Tourist Accommodation, New South Wales* (8635.1).
 - *Caravan parks* which provide either predominantly short-term (i.e. for periods of less than 2 months) or predominantly long-term (i.e. for periods of 2 months or more) accommodation to the general public and which provide powered sites for caravans and toilet, shower and laundry facilities for guests.

3 Data collected and published for each type of establishment (other than holiday flats, units and houses) include both long-term and short-term guests at these establishments.

4 Establishments which provide more than one type of accommodation (e.g. a motel with attached caravan park) are treated as two or more separate establishments. However, self-contained units, flats, cabins, etc. attached to hotels, motels or to caravan parks are included in the capacity for those establishments and not treated as separate holiday flat, unit or house establishments.

UNPUBLISHED STATISTICS

5 The ABS may make available on request certain unpublished tourist accommodation statistics. A charge may be made for this information.

RELATED PUBLICATIONS

6 Publications for Australia, and each State and Territory, are released by the respective offices of the ABS. Tourist accommodation statistics for past quarters are available on request. Other ABS publications which may be of interest include:

- *Directory of Tourism Statistics* (1130.0) (irregular: first and latest issue; 1991)
- *Overseas Arrivals and Departures, Australia* (3401.0) (monthly)
- *Tourism Indicators, Australia* (8634.0) (quarterly)
- *Tourist Accommodation, Australia* (8635.0) (quarterly)

EXPLANATORY NOTES

.....

7 Current publications produced by the ABS are listed in the *Catalogue of Publications and Products* (1101.0). The ABS also issues the *Release Advice* (1105.0) on Tuesdays and Fridays which lists publications to be released in the next few days. Both the *Catalogue* and *Release Advice* are available from any ABS office.

SYMBOLS AND OTHER USAGES

n.a. not available
n.p. not available for publication but included in totals where applicable
r revised
.. not applicable
— nil or rounded to zero

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

GLOSSARY

Average length of stay	<p>Average length of stay is expressed in numbers of days and calculated:</p> <ul style="list-style-type: none"> for hotels, motels and guest houses, by dividing <i>Guest nights</i> by <i>Guest arrivals</i> and for holiday flats, units and houses, by dividing <i>Unit nights occupied</i> by <i>Unit lettings</i>.
Bed spaces	Three-quarter beds are counted as one bed space; double beds as two bed spaces. Cots are excluded.
Capacity	Capacity in terms of <i>Guest rooms</i> , <i>Bed spaces</i> , <i>Holiday units</i> or <i>Caravan park sites</i> , etc. is the maximum number available to accommodate paying guests during the survey period. Capacity closed temporarily for seasonal reasons is included.
Caravan park capacity	The total number of <i>On-site vans</i> , <i>Other powered sites</i> , <i>Unpowered sites</i> and <i>Cabins</i> , etc.
Employment	The number of persons working at accommodation establishments at the end of the survey period (including working proprietors and those working on other than accommodation activities).
Establishments	For hotels, motels and guest houses, caravan parks and visitor hostels, the number of establishments within the scope of the survey which operated for any part of the survey period, or which closed temporarily for the quarter for seasonal reasons.
Guest arrivals	The total number of paying guests counted only on the first night they stayed at the accommodation establishment.
Letting entitles	For holiday flats, units and houses, the number of owners, managers or real estate agents within the scope of the survey who operated for any part of the survey period.
Occupancy	<p>Occupancy in terms of <i>Room nights</i>, <i>Unit nights</i> or <i>Site nights occupied</i> refers to the total number of nights each guest room, holiday unit or caravan park site, etc. was occupied during the survey period.</p> <p>Occupancy in terms of <i>Guest nights</i> refers to the total number of nights each paying guest stayed during the survey period.</p>
Occupancy rates	<p><i>Occupancy rates</i> represent occupancy expressed as a percentage of total capacity available during the survey period, e.g.</p> $\text{Room occupancy rate (\%)} \text{ for the period} = \frac{\text{Room nights occupied}}{(\text{Guest rooms}) \times (\text{No. of days in the period})} \times 100$ <p>providing that, for establishments closing (other than for seasonal reasons) or opening during the survey period, the denominator of the above expression includes only operating periods.</p>
Other sites permanently reserved	The total number of powered and unpowered sites, on-site vans and cabins, etc. continuously let for 2 months or more by the end of the survey period to tenants who occupy the sites only on a casual or sporadic basis. Separate data for this item are available only from September quarter 1992.

GLOSSARY

Room nights available	The number of guest rooms available multiplied by the number of days for which they were available during the survey period. Including operating periods only for establishments closing (other than for seasonal reasons) or opening during the survey period.
Sites occupied by long-term guests	The total number of sites, etc. occupied at the end of the survey period by guests who have stayed continuously for 2 months or more.
Star grading	The grading of hotels and motels with facilities based on the classification system used by members of the Australian Automobile Association (AAA). The gradings are allocated according to a points system based on the amenities and facilities available to guests. Details of the grading scheme are contained in the RACV-RAASA members' publication <i>Accommodation Australia</i> , or the individual tour guides produced by members of the AAA. For the purpose of classifying establishments to a star grading in this publication, 'half' star gradings are ignored (e.g. a two and a half star grading has been shown as two star).
Takings from accommodation	Revenue received from the provision of accommodation. Takings from meals are excluded. Takings from accommodation for each month generally represent the takings received during that month. Where payments are received in advance of, or after, the provision of accommodation to guests, the monthly figure for takings from accommodation may not necessarily bear a direct relationship to the number of guests accommodated during the month. Rental and storage fees paid to caravan parks for the keeping of private vans in parks are included in the takings of the month they are received.
Unit lettings	The total number of times a holiday flat, unit or house was occupied by a new tenant, counted only on the first night it was occupied by the new tenant.

FOR MORE INFORMATION . . .

The ABS publishes a wide range of information on Australia's economic and social conditions. A catalogue of publications and products is available from any of our offices (see below).

INFORMATION CONSULTANCY SERVICES

Information tailored to special needs of clients can be obtained from the Information Consultancy Service available at ABS Offices (see below).

ABS PRODUCTS

A large number of ABS products is available from the ABS Bookshops (see below). The ABS also provides a subscription service – you can telephone the ABS Subscription Service Australia wide toll free on 1800 0206 08.

ELECTRONIC SERVICES

A large range of data is available via on-line services, diskette, magnetic tape, tape cartridge and CD ROM. For more details about our electronic data services, contact any ABS office (see below) or email us at:

X.400 (C:Australia,PUB:Telememo,O:ABS,FN:STAT,SN:INFO)
Internet Stat.info@abs.telememo.au
Keylink STAT.INFO/ABS

You can visit us on the Internet at: <http://www.statistics.gov.au>

GENERAL SALES AND INQUIRIES

- Sydney 02 9268 4611 ■ Adelaide 08 8237 7100
- Melbourne 03 9615 7755 ■ Hobart 002 20 5800
- Brisbane 07 3222 6351 ■ Darwin 08 8943 2111
- Perth 09 360 5140 ■ Canberra 06 252 6627
- Information Services, ABS



2863580006965

ISSN 1321-764X

RRP \$13.00