

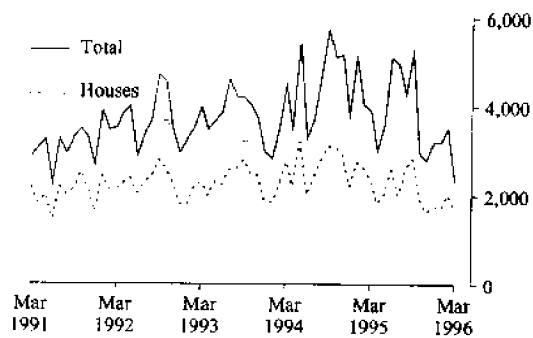
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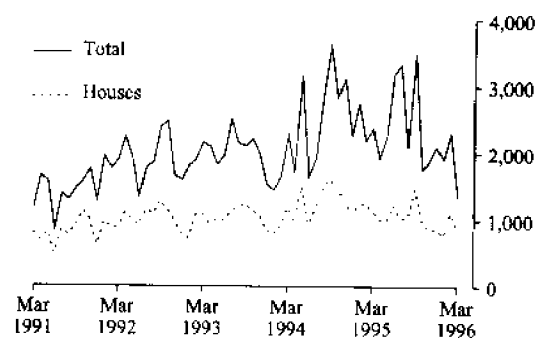
DWELLING UNIT COMMENCEMENTS REPORTED BY APPROVING AUTHORITIES NEW SOUTH WALES, MARCH 1996

MAIN FEATURES

DWELLINGS COMMENCED IN NSW



DWELLINGS COMMENCED IN SYDNEY (SD)



- The total number of dwelling units reported as commenced in March 1996 was 2,342. Of these, 1,356 were located in the Sydney Statistical Division (SSD).
- There were 1,622 private sector houses reported as commenced during March, of which 822 were located in the SSD.
- The number of other residential buildings that were reported as commenced in New South Wales was 684.

INQUIRIES

- for more information about statistics in this publication and the availability of related unpublished statistics, contact Merv Leaker on Adelaide (08) 8237 7590 or any ABS State Office.
- for information about other ABS statistics and services please refer to the back of this publication.

TABLE 1. DWELLING UNITS COMMENCED, NSW
(Number of dwelling units)

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
1993-94	28,427	15,861	44,288	763	1,832	2,595	29,190	17,693	46,883
1994-95	30,409	21,074	51,483	409	1,128	1,537	30,818	22,202	53,020
<i>July-Mar</i>									
1994-95	24,011	15,997	40,008	339	972	1,311	24,350	16,969	41,319
1995-96	17,918	12,600	30,518	343	1,699	2,046	18,261	14,299	32,564
<i>1995</i>									
March	2,305	1,453	3,758	44	119	163	2,349	1,572	3,921
April	1,790	1,150	2,940	39	36	75	1,829	1,186	3,015
May	2,034	1,523	3,557	12	4	16	2,046	1,527	3,573
June	2,574	2,404	4,978	19	116	135	2,593	2,520	5,113
July	1,937	2,195	4,132	78	770	848	2,015	2,965	4,980
August	2,618	1,426	4,044	18	208	226	2,636	1,634	4,270
September	2,808	2,111	4,919	31	312	343	2,839	2,423	5,262
October	1,897	935	2,832	46	95	141	1,943	1,030	2,973
November	1,597	1,159	2,756	36	7	43	1,633	1,166	2,799
December	1,725	1,421	3,146	38	38	76	1,763	1,459	3,222
<i>1996-</i>									
January	1,694	1,406	3,100	29	83	112	1,723	1,489	3,212
February	2,020	1,282	3,302	31	167	202	2,051	1,449	3,504
March	1,622	665	2,287	36	19	55	1,658	684	2,342

TABLE 2. DWELLING UNITS COMMENCED IN SELECTED STATISTICAL DIVISIONS
(Number of dwelling units)

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
SYDNEY STATISTICAL DIVISION									
1993-94	12,622	10,295	22,917	355	1,198	1,553	12,977	11,493	24,470
1994-95	14,710	15,678	30,388	274	648	922	14,984	16,326	31,310
<i>1995-</i>									
March	1,110	1,113	2,223	30	113	143	1,140	1,226	2,366
April	990	882	1,872	22	34	56	1,012	916	1,928
May	985	1,258	2,243	9	—	9	994	1,258	2,252
June	1,211	1,920	3,131	12	46	58	1,223	1,966	3,189
July	988	1,818	2,806	40	484	524	1,028	2,302	3,330
August	1,027	934	1,961	9	126	135	1,036	1,060	2,096
September	1,447	1,820	3,267	20	203	223	1,467	2,023	3,490
October	956	721	1,677	37	47	84	993	768	1,761
November	838	1,010	1,848	21	7	28	859	1,017	1,876
December	857	1,189	2,046	24	34	58	881	1,223	2,104
<i>1996-</i>									
January	753	1,101	1,854	19	45	64	772	1,146	1,918
February	1,086	1,067	2,153	32	118	150	1,118	1,185	2,303
March	822	515	1,337	13	6	19	835	521	1,356

TABLE 2. DWELLING UNITS COMMENCED IN SELECTED STATISTICAL DIVISIONS—continued
(Number of dwelling units)

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
HUNTER STATISTICAL DIVISION									
1993-94	3,812	1,889	5,701	116	109	225	3,928	1,998	5,926
1994-95	3,700	1,550	5,250	40	246	286	3,740	1,796	5,536
1995—									
March	267	124	391	3	—	3	270	124	394
April	150	49	199	13	2	15	163	51	214
May	200	35	235	1	—	1	201	35	236
June	316	86	402	3	44	47	319	130	449
July	275	88	363	12	83	95	287	171	458
August	379	145	524	1	10	11	380	155	535
September	230	83	313	7	46	53	237	129	366
October	214	70	284	—	—	—	214	70	284
November	172	49	221	14	—	14	186	49	235
December	236	93	329	3	—	3	239	93	332
1996									
January	206	32	238	7	—	7	213	32	245
February	212	51	263	—	—	—	212	51	263
March	171	28	199	11	—	11	182	28	210
ILLAWARRA STATISTICAL DIVISION									
1993-94	2,319	801	3,120	65	135	200	2,384	936	3,320
1994-95	2,874	1,055	3,929	5	65	70	2,879	1,095	3,974
1995									
March	286	76	362	3	2	5	289	78	367
April	138	44	182	—	—	—	138	44	182
May	135	42	177	—	—	—	135	42	177
June	135	44	179	—	25	25	135	44	179
July	149	154	303	2	86	88	151	240	391
August	198	57	255	—	16	16	198	57	255
September	438	105	543	—	34	34	438	139	577
October	187	68	255	—	38	38	187	106	293
November	156	32	188	—	—	—	156	32	188
December	129	55	184	1	—	1	130	55	185
1996									
January	262	126	388	1	46	47	262	126	388
February	209	47	256	1	46	47	210	93	303
March	154	40	194	10	—	10	164	40	204
BALANCE OF NEW SOUTH WALES									
1993-94	9,674	2,876	12,550	227	390	617	9,901	3,266	13,167
1994-95	9,125	2,791	11,916	90	194	284	9,215	2,985	12,200
1995—									
March	642	140	782	8	4	12	650	144	794
April	512	175	687	4	—	4	516	175	691
May	714	188	902	2	4	6	716	192	908
June	912	354	1,266	4	26	30	916	380	1,296
July	525	135	660	24	117	141	549	252	801
August	1,014	290	1,304	8	72	80	1,022	362	1,384
September	693	103	796	4	29	33	697	132	829
October	540	76	616	9	10	19	549	86	635
November	431	68	499	1	—	1	432	68	500
December	503	84	587	10	4	14	513	88	601
1996									
January	473	147	620	3	38	41	476	185	661
February	513	117	630	2	3	5	515	120	635
March	475	82	557	2	13	15	477	95	572

TABLE 3. HOUSES COMMENCED, BY MATERIAL OF OUTER WALLS, NSW

<i>Period</i>	<i>Double brick (a)</i>	<i>Brick veneer</i>	<i>Fibre cement</i>	<i>Timber</i>	<i>Other and not stated</i>	<i>Total</i>
PRIVATE SECTOR						
1993-94	3,797	21,003	1,067	1,857	703	28,427
1994-95	4,067	22,700	1,054	1,829	759	30,409
<i>1995—</i>						
March	327	1,729	72	131	46	2,305
April	279	1,283	72	113	43	1,790
May	337	1,447	71	135	44	2,034
June	431	1,811	90	179	63	2,574
July	274	1,469	45	108	41	1,937
August	434	1,910	73	134	67	2,618
September	354	2,065	108	149	132	2,808
October	272	1,355	77	112	81	1,897
November	212	1,107	67	89	122	1,597
December	249	1,126	82	115	153	1,725
<i>1996—</i>						
January	197	1,181	52	101	163	1,694
February	223	1,396	71	111	219	2,020
March	215	1,106	60	78	163	1,622
PUBLIC SECTOR						
1993-94	87	648	1	5	22	763
1994-95	39	356	3	2	9	409
<i>1995—</i>						
March	2	42	—	—	—	44
April	—	39	—	—	—	39
May	1	11	—	—	—	12
June	9	9	1	—	—	19
July	10	64	—	2	2	78
August	3	14	1	—	—	18
September	5	25	—	1	—	31
October	4	38	1	1	2	46
November	2	34	—	—	—	36
December	2	35	1	—	—	38
<i>1996—</i>						
January	4	24	—	—	1	29
February	3	27	—	—	1	31
March	7	27	1	1	—	36
TOTAL						
1993-94	3,884	21,651	1,068	1,862	725	29,190
1994-95	4,106	23,056	1,057	1,831	768	30,818
<i>1995—</i>						
March	329	1,771	72	131	46	2,349
April	279	1,322	72	113	43	1,829
May	338	1,458	71	135	44	2,046
June	440	1,820	91	179	63	2,593
July	284	1,533	45	110	43	2,015
August	437	1,924	74	134	67	2,636
September	359	2,090	108	150	132	2,839
October	276	1,393	78	113	83	1,943
November	214	1,141	67	89	122	1,633
December	251	1,161	83	115	153	1,763
<i>1996—</i>						
January	201	1,205	52	101	164	1,723
February	226	1,423	71	111	220	2,051
March	222	1,133	61	79	163	1,658

(a) Includes houses constructed with outer walls of stone or concrete.

TABLE 4. HOUSES COMMENCED IN STATISTICAL DIVISIONS

Statistical division	February 1996						March 1996					
	Double brick (a)	Brick veneer	Fibre cement	Timber	Other and not stated	Total	Double brick (a)	Brick veneer	Fibre cement	Timber	Other and not stated	Total
PRIVATE SECTOR												
Sydney	130	741	10	34	171	1,086	127	548	11	25	111	822
Hunter	10	170	9	14	9	212	7	142	5	4	13	171
Illawarra	3	170	11	14	11	209	8	131	5	5	5	154
Richmond — Tweed	5	59	2	12	3	81	10	53	2	14	5	84
Mid-North Coast	10	92	6	12	5	125	14	79	5	15	2	115
Northern	6	16	4	5	2	33	6	18	6	3	—	33
North Western	5	25	11	4	—	45	1	16	5	1	6	29
Central West	10	35	5	2	2	54	9	34	4	2	1	50
South Eastern	23	44	6	12	2	87	17	42	8	8	4	79
Murrumbidgee	18	16	3	—	5	42	10	13	7	—	12	42
Murray	3	28	4	1	9	45	6	30	2	1	4	43
Far West	—	—	—	1	—	1	—	—	—	—	—	—
New South Wales	223	1,396	71	111	219	2,020	215	1,106	60	78	163	1,622
PUBLIC SECTOR												
Sydney	2	25	—	—	1	28	1	11	1	—	—	13
Hunter	—	—	—	—	—	—	5	6	—	—	—	11
Illawarra	—	1	—	—	—	1	—	10	—	—	—	10
Richmond — Tweed	—	—	—	—	—	—	—	—	—	—	—	—
Mid-North Coast	—	—	—	—	—	—	—	—	—	—	—	—
Northern	—	—	—	—	—	—	—	—	—	1	—	1
North Western	—	1	—	—	—	1	—	—	—	—	—	—
Central West	1	—	—	—	—	1	1	—	—	—	—	1
South Eastern	—	—	—	—	—	—	—	—	—	—	—	—
Murrumbidgee	—	—	—	—	—	—	—	—	—	—	—	—
Murray	—	—	—	—	—	—	—	—	—	—	—	—
Far West	—	—	—	—	—	—	—	—	—	—	—	—
New South Wales	3	27	—	—	1	31	7	27	1	1	—	36
TOTAL												
Sydney	132	766	10	34	172	1,114	128	559	12	25	111	835
Hunter	10	170	9	14	9	212	12	148	5	4	13	182
Illawarra	3	171	11	14	11	210	8	141	5	5	5	164
Richmond — Tweed	5	59	2	12	3	81	10	53	2	14	5	84
Mid-North Coast	10	92	6	12	5	125	14	79	5	15	2	115
Northern	6	16	4	5	2	33	6	18	6	4	—	34
North Western	5	26	11	4	—	46	1	16	5	1	6	29
Central West	11	35	5	2	2	55	10	34	4	2	1	51
South Eastern	23	44	6	12	2	87	17	42	8	8	4	79
Murrumbidgee	18	16	3	—	5	42	10	13	7	—	12	42
Murray	3	28	4	1	9	45	6	30	2	1	4	43
Far West	—	—	—	1	—	1	—	—	—	—	—	—
New South Wales	226	1,423	71	111	220	2,051	222	1,133	61	79	163	1,658

(a) Includes houses constructed with outer walls of stone or concrete.

TABLE 5. NEW DWELLING UNITS COMMENCED IN OTHER RESIDENTIAL BUILDINGS, BY TYPE IN STATISTICAL DIVISIONS
March 1996

Statistical division	Semi-detached, row or terrace houses, townhouses, etc. of			Flats, units or apartments in a building of				Unknown or not stated	Total
	1 storey	2 or more storeys	Total	1-2 storeys	3 storeys	4 or more storeys	Total		
NUMBER									
Sydney	148	182	330	74	104	13	191	—	521
Hunter	21	7	28	—	—	—	—	—	28
Illawarra	20	20	40	—	—	—	—	—	40
Richmond - Tweed	8	8	16	26	—	—	26	—	42
Mid North Coast	8	6	14	8	—	—	8	—	22
Northern	—	—	—	—	—	—	—	—	—
North Western	2	—	2	—	—	—	—	—	2
Central West	2	—	2	—	—	—	—	—	2
South Eastern	8	—	8	9	—	—	9	—	17
Murrumbidgee	4	—	4	—	—	—	—	—	4
Murray	2	—	2	4	—	—	4	—	6
Far West	—	—	—	—	—	—	—	—	—
New South Wales	223	223	446	121	104	13	238	—	684
VALUE (\$'000)									
Sydney	13,194	17,732	30,926	7,030	6,700	1,600	15,330	—	46,256
Hunter	1,430	780	2,210	—	—	—	—	—	2,210
Illawarra	1,372	1,607	2,979	—	—	—	—	—	2,979
Richmond—Tweed	598	580	1,178	1,975	—	—	1,975	—	3,153
Mid North Coast	679	516	1,195	455	—	—	455	—	1,650
Northern	—	—	—	—	—	—	—	—	—
North Western	175	—	175	—	—	—	—	—	175
Central West	137	—	137	—	—	—	—	—	137
South Eastern	508	—	508	520	—	—	520	—	1,028
Murrumbidgee	310	—	310	—	—	—	—	—	310
Murray	160	—	160	398	—	—	398	—	558
Far West	—	—	—	—	—	—	—	—	—
New South Wales	18,564	21,215	39,779	10,378	6,700	1,600	18,678	—	58,456

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS
(Number of dwelling units)

Statistical area	Other residential buildings																
	Houses						Total										
	1995		1996		1995		1996		1995		1996						
Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.
SYDNEY STATISTICAL DIVISION																	
Botany (A)	1	1	1	3	—	3	—	—	12	—	10	1	1	61	15	—	13
Leichhardt (A)	2	1	2	6	10	—	—	144	5	—	6	2	145	7	116	10	6
Marrickville (A)	—	—	1	1	—	3	—	—	12	7	—	—	—	1	13	7	3
South Sydney (C)	—	1	1	—	5	2	12	423	447	31	2	12	424	448	32	36	4
Sydney (C) — Inner & Remainder	—	—	—	—	—	—	—	—	108	—	—	—	—	108	237	—	—
Inner Sydney SSD	3	3	5	10	15	8	72	567	620	38	18	15	570	625	413	53	26
Randwick (A)	12	11	2	8	7	4	24	28	—	52	71	36	39	2	71	59	75
Waverley (A)	1	—	2	2	1	4	12	2	—	4	2	13	2	2	4	5	6
Woollahra (A)	2	2	5	1	3	1	—	—	3	—	—	2	2	8	3	3	1
Eastern Suburbs SSD	15	13	9	11	11	9	36	30	3	56	73	51	43	12	76	67	82
Hurstville (C)	6	5	7	6	10	8	42	8	38	64	10	48	13	45	48	74	18
Kogarah (A)	7	7	6	6	6	5	16	13	7	8	—	23	20	13	10	14	5
Rockdale (A)	5	8	13	11	7	15	76	2	27	32	15	81	10	40	16	39	30
Sutherland Shire (A)	50	25	49	21	83	30	61	77	23	140	39	111	102	72	28	223	69
St George — Sutherland SSD	68	45	75	44	106	58	195	160	95	244	64	263	145	170	102	350	122
Bankstown (C)	15	23	22	26	25	33	48	25	82	49	53	63	48	104	82	74	86
Canterbury (A)	3	—	—	21	—	—	9	—	14	—	—	12	—	14	117	—	—
Canterbury — Bankstown SSD	18	23	22	47	25	33	57	25	96	49	53	75	48	118	199	74	86
Fairfield (C)	15	5	44	17	12	3	52	8	49	24	7	67	13	93	41	64	10
Liverpool (C)	193	133	125	158	173	140	14	29	10	39	24	34	207	135	197	197	174
Fairfield — Liverpool SSD	208	138	169	175	185	143	66	37	59	63	41	274	175	228	238	261	184
Camden (A)	61	44	41	64	63	32	—	—	2	—	2	61	44	43	66	63	34
Campbelltown (C)	35	52	36	27	13	37	2	14	4	9	2	37	66	40	31	22	39
Wollondilly (A)	20	24	12	11	21	19	2	—	—	15	—	22	24	12	11	36	19
Outer South Western Sydney SSD	116	120	89	102	97	88	4	14	6	24	4	120	134	95	108	121	92
Ashfield (A)	7	—	—	—	—	2	2	—	2	—	—	9	—	—	—	—	2
Burwood (A)	2	2	4	3	2	—	—	—	2	—	—	2	2	6	3	2	—
Concord (A)	2	4	1	1	3	1	12	16	—	28	—	14	20	1	31	31	1
Drumoyne (A)	3	3	—	2	2	1	4	2	23	—	26	7	5	23	4	2	27
Strathfield (A)	1	2	7	3	6	6	8	—	4	—	—	9	2	11	15	6	6
Inner Western Sydney SSD	15	11	12	9	13	10	26	18	29	28	26	41	29	41	53	41	36

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS — continued
(Number of dwelling units)

Statistical area	Houses												Other residential buildings												Total		
	1995			1996			1996			1995			1996			1995			1996			Jan.	Feb.	Mar.			
	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.									
Auburn (A)	5	12	5	4	—	1	14	2	46	12	2	18	19	14	51	16	2	19									
Holroyd (A)	6	—	12	7	2	9	2	2	13	—	2	26	8	2	25	7	4	35									
Parramatta (C)	4	4	5	2	52	9	6	6	15	2	176	6	10	18	20	4	228	15									
Central Western Sydney SSD	15	16	22	13	54	19	22	14	74	14	180	50	37	34	96	27	234	69									
Blue Mountains (C)	24	18	21	10	23	27	—	—	—	—	4	8	24	20	21	10	27	35									
Hawkesbury (C)	20	15	16	15	20	18	—	—	—	—	2	2	26	19	16	15	20	20									
Penrith (C)	68	51	47	27	71	54	47	4	20	10	2	4	115	55	67	37	73	58									
Outer Western Sydney SSD	112	84	84	52	114	99	53	10	20	10	6	14	165	94	104	62	120	113									
Baulkham Hills (A)	48	33	30	35	45	46	26	16	4	2	27	28	74	49	34	37	72	74									
Blacktown (C)	131	100	71	62	127	91	61	30	16	13	35	16	192	130	87	75	162	107									
Blacktown — Baulkham Hills SSD	179	133	101	97	172	137	87	46	20	15	62	44	266	179	121	112	234	181									
Hunter's Hill (A)	—	2	3	1	—	5	4	—	2	—	—	—	4	2	5	1	—	5									
Lane Cove (A)	2	4	—	1	8	3	2	4	4	8	—	—	4	8	4	9	8	3									
Mosman (A)	1	—	2	5	3	1	4	—	2	14	112	2	5	—	4	19	115	3									
North Sydney (A)	2	2	6	2	2	2	—	—	—	19	17	28	2	2	6	21	19	30									
Ryde (C)	7	8	12	1	14	10	19	18	15	25	30	18	26	26	27	26	44	28									
Willoughby (C)	3	13	8	4	11	9	20	22	21	60	43	4	23	35	29	64	54	13									
Lower Northern Sydney SSD	15	29	31	14	38	30	49	44	44	126	202	52	64	73	75	140	240	82									
Hornsby (A)	48	56	41	40	46	35	78	17	36	19	90	30	126	73	77	59	136	65									
Ku-ring-gai (A)	7	6	9	7	5	15	10	14	38	6	13	15	17	20	47	13	18	30									
Hornsby — Ku-ring-gai SSD	55	62	50	47	51	50	88	31	74	25	103	45	143	93	124	72	154	95									
Mainly (A)	3	—	1	2	1	5	4	4	—	7	2	—	7	4	1	9	3	5									
Pitwater (A)	7	12	6	7	11	6	—	2	3	2	30	2	7	14	9	9	41	8									
Warringah (A)	30	14	19	7	30	13	52	10	20	108	24	10	82	24	39	115	54	23									
Northern Beaches SSD	40	26	26	16	42	24	56	16	23	117	56	12	96	42	49	133	98	36									
Gosford (C)	56	95	112	122	67	38	7	46	44	43	29	17	63	141	156	165	96	55									
Wyong (A)	78	61	74	13	128	89	10	15	16	5	32	8	88	76	90	18	160	97									
Gosford — Wyong SSD	134	156	186	135	195	127	17	61	60	48	61	35	151	217	246	183	256	152									
SYDNEY SD	993	859	881	772	1,118	835	768	1,017	1,223	1,146	1,185	521	1,761	1,876	2,104	1,918	2,303	1,356									

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS—continued
(Number of dwelling units)

Statistical area	Other residential buildings												Total					
	Houses						Other residential buildings											
	1995		1996		1995		1996		1995		1996							
Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	
HUNTER STATISTICAL DIVISION																		
Cessnock (C)	13	10	18	11	12	13	—	6	44	2	2	—	13	16	62	13	14	13
Lake Macquarie (C)	77	62	57	66	71	61	10	11	—	4	12	—	87	73	57	70	83	61
Mainland (C)	15	35	24	20	25	19	—	4	—	—	2	2	15	39	24	20	27	21
Newcastle (C)—Inner & Remainder	30	13	67	20	30	30	14	11	49	13	16	15	44	24	116	33	46	45
Port Stephens (A)	37	38	40	28	39	22	15	13	—	5	13	4	52	51	40	33	52	26
Newcastle SSD	172	158	206	145	177	145	39	45	93	24	45	21	211	203	399	169	222	166
Dungog (A)	7	7	6	3	4	1	—	—	—	—	—	—	7	7	6	3	4	1
Gloucester (A)	1	2	1	3	3	—	—	—	—	—	—	—	1	2	1	3	3	—
Great Lakes (A)	24	11	15	20	17	21	29	4	—	6	6	4	53	15	15	26	23	25
Merrima (A)	—	—	1	—	1	—	—	—	—	—	—	—	—	—	1	—	1	—
Murrumbidgee (A)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Muswellbrook (A)	5	5	5	1	2	1	—	—	—	—	—	—	5	5	5	1	2	1
Scone (A)	2	2	4	5	5	5	—	—	—	—	—	—	2	2	4	5	5	5
Singleton (A)	3	1	1	36	3	9	2	—	—	2	—	3	5	1	1	38	3	12
Hunter SD Balance SSD	42	28	33	68	35	37	31	4	—	8	6	7	73	32	33	76	41	44
HUNTER SD	214	186	239	213	212	182	70	49	93	32	51	28	284	235	332	245	263	210
ILLAWARRA STATISTICAL DIVISION																		
Kiama (A)	9	15	10	3	6	11	—	—	2	2	9	2	9	15	12	5	15	13
Shellharbour (A)	34	18	15	108	39	28	38	4	2	55	7	4	72	22	17	163	46	32
Wollongong (C)	56	69	3	85	46	42	62	22	—	65	71	29	118	91	3	150	117	71
Wollongong SSD	99	102	28	196	91	81	100	26	4	122	87	35	199	128	32	318	178	116
Shoalhaven (C)	65	44	56	46	62	59	6	6	—	4	6	5	71	50	56	50	68	64
Wingecarribee (A)	23	10	46	20	57	24	—	—	51	—	—	—	23	10	97	20	57	24
Illawarra SD Balance SSD	88	54	102	66	119	83	6	6	51	4	6	5	94	60	153	70	125	88
ILLAWARRA SD	187	156	130	262	210	164	106	32	55	126	93	40	293	188	185	388	303	204

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS—continued
(Number of dwelling units)

Statistical area	Houses												Other residential buildings												Total		
	1995			1996			1996			1995			1996			1995			1996			1995			1996		
	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.			
NORTH WESTERN STATISTICAL DIVISION																											
Coolah (A)	2	—	1	—	—	3	—	—	—	—	—	—	—	—	—	—	—	—	2	—	—	—	—	—	3		
Coonabarabran (A)	1	—	—	1	2	1	—	—	—	—	—	—	—	—	—	—	—	—	1	—	—	—	—	—	1		
Dubbo (C)	21	13	7	10	21	11	2	—	—	—	—	—	—	—	—	—	—	—	23	13	7	10	21	—	11		
Gilgandra (A)	2	—	1	—	—	1	—	—	—	—	—	—	—	—	—	—	—	—	2	—	—	—	—	—	1		
Mudgee (A)	4	4	12	9	3	5	—	—	—	2	—	—	—	—	—	—	—	—	4	4	12	11	3	—	5		
Narramine (A)	3	1	2	3	3	2	—	—	—	—	—	—	—	—	—	—	—	—	3	1	2	3	3	—	2		
Wellington (A)	2	1	4	2	4	2	—	—	—	—	—	—	—	—	—	—	—	—	2	1	4	2	4	—	2		
Central Macquarie SSD	35	19	27	25	33	25	2	—	—	2	—	—	—	—	—	—	—	—	37	19	27	27	33	—	25		
Bogan (A)	2	—	—	—	4	1	—	—	—	—	—	—	—	—	—	—	—	—	2	—	—	—	—	—	1		
Coonamble (A)	—	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1	—	—	—	—		
Walgett (A)	3	—	2	—	5	—	2	—	—	—	—	—	—	—	—	—	—	—	5	—	2	—	—	—	—		
Warren (A)	—	—	—	—	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—		
Macquarie—Barwon SSD	5	1	2	—	10	1	2	—	—	—	—	—	—	—	—	—	—	—	7	1	2	—	—	—	1		
Bourke (A)	—	2	2	3	1	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2	2	3	—	—	1	
Brewarrina (A)	—	—	5	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	5	3	—	—	—	—	
Cobar (A)	1	2	3	3	3	2	—	—	—	2	—	—	—	—	—	—	—	—	1	2	3	—	—	—	—	4	
Upper Darling SSD	1	4	10	6	3	3	—	—	—	2	—	—	—	—	—	—	—	—	1	4	10	8	—	—	—	5	
NORTH WESTERN SD	41	24	39	31	46	29	4	—	—	4	—	—	—	—	—	—	—	—	2	24	39	35	46	—	31		

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS —continued
(Number of dwelling units)

Statistical area	Houses					Other residential buildings					Total					
	1995					1996					1996					
	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Jan.	Feb.	Mar.	
CENTRAL WEST STATISTICAL DIVISION																
Bathurst (C)	13	9	18	7	20	13	2	—	—	—	3	—	2	15	10	18
Blayney (A) Pt A	2	2	1	3	—	2	—	—	—	—	3	—	—	2	6	1
Cabonne (A) Pt A	3	1	3	2	—	1	—	—	—	—	—	—	—	1	2	3
Evans (A) Pt A	—	—	1	1	—	—	—	—	—	—	—	—	—	—	1	1
Orange (C)	18	11	14	24	12	17	—	—	—	—	12	4	—	36	16	14
Bathurst — Orange SSD	36	23	37	37	32	33	2	—	—	—	18	4	2	37	55	37
Blayney (A) Pt B	2	1	—	2	1	3	—	—	—	—	—	—	—	2	2	1
Cabonne (A) Pt B	—	1	2	—	—	—	—	—	—	—	—	—	—	—	—	2
Evans (A) Pt B	—	1	—	4	—	1	—	—	—	—	—	—	—	—	4	1
Greater Lithgow (C)	14	9	5	4	3	4	2	—	—	—	—	—	—	16	4	5
Oberon (A)	5	6	4	8	5	4	—	—	2	—	—	—	—	5	8	6
Rylstone (A)	—	—	—	2	1	—	—	—	—	—	—	—	—	—	2	—
Central Tablelands (excl. Bathurst — Orange) SSD	21	18	11	20	10	12	2	—	2	—	—	—	—	23	20	13
Bland (A)	1	—	5	2	—	—	—	—	—	—	—	—	—	1	2	5
Cabonne (A) Pt C	2	3	6	3	2	—	—	—	—	—	—	—	—	2	3	6
Cowra (A)	5	1	6	1	3	4	—	—	—	—	—	—	—	5	1	6
Forbes (A)	5	2	11	2	1	1	—	—	4	—	—	—	—	5	2	15
Lachlan (A)	1	2	1	—	1	—	—	—	—	—	—	—	—	1	2	1
Parkes (A)	8	6	18	1	6	1	—	—	—	—	—	—	—	8	6	18
Weddin (A)	1	—	1	—	—	—	—	—	—	—	—	—	—	1	—	1
Lachlan SSD	23	14	48	9	13	6	—	—	4	—	—	—	—	23	14	52
CENTRAL WEST SD	80	55	96	66	55	51	4	—	6	—	18	4	2	84	84	102

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS —continued
(Number of dwelling units)

Statistical area	Houses												Other residential buildings												Total		
	1995			1996			1996			1995			1996			1995			1996			1996					
	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.			
Queanbeyan (C)	8	8	16	12	14	9	—	—	2	5	—	4	8	8	18	17	14	13	—	—	—	—	—	—			
Queanbeyan SSD	8	8	16	12	14	9	—	—	2	5	—	4	8	8	18	17	14	13	—	—	—	—	—	—			
Boorowa (A)	1	—	—	1	—	—	—	—	—	—	—	—	1	—	—	—	—	—	—	—	—	—	—	—			
Cookswell (A)	—	1	1	3	3	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Goulburn (C)	7	17	3	3	9	6	—	—	—	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Gunning (A)	2	1	1	3	4	4	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Harden (A)	3	1	—	—	2	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Mulwaree (A)	3	3	4	1	1	3	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Tallaganda (A)	2	1	5	2	3	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Yarrowlumina (A)	3	4	2	—	13	3	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Yass (A)	6	6	3	5	5	7	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Young (A)	5	2	1	8	3	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Southern Tablelands (excl. Queanbeyan) SSD	32	36	20	26	43	30	2	6	—	2	—	—	34	42	20	28	43	30	—	—	—	—	—	—			
Bega Valley (A)	8	9	19	19	16	14	—	—	—	10	—	—	8	9	19	29	16	14	—	—	—	—	—	—			
Eurobodalla (A)	18	11	3	—	12	21	—	—	2	—	—	8	18	11	5	—	12	29	—	—	—	—	—	—			
Lower South Coast SSD	26	20	22	19	28	35	—	—	2	10	—	8	26	20	24	29	28	43	—	—	—	—	—	—			
Bombala (A)	—	—	—	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Cooma — Monaro (A)	1	3	6	1	1	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—			
Snowy River (A)	3	3	4	4	1	3	—	—	—	2	—	5	3	9	4	6	1	8	—	—	—	—	—	—			
Snowy SSD	4	6	10	6	2	5	—	—	6	2	—	5	4	12	10	8	2	10	—	—	—	—	—	—			
SOUTH EASTERN SD	70	70	68	63	87	79	2	12	4	19	—	17	72	82	72	82	87	96	—	—	—	—	—	—			

TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS ---continued
(Number of dwelling units)

Statistical area	Houses												Other residential buildings												Total
	1995			1996			1995			1996			1995			1996									
	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.							
Coolamon (A)	2	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1						
Cootamundra (A)	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4	4						
Gundagai (A)	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2						
Junee (A)	1	2	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3						
Lockhart (A)	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1						
Narrandera (A)	1	2	1	2	2	3	3	3	3	3	3	3	3	3	3	3	3	3	3						
Temora (A)	4	2	5	3	10	4	4	4	4	4	4	4	4	4	4	4	4	4	4						
Tumut (A)	11	6	16	6	3	9	2	2	11	11	2	2	13	6	18	17	3	3	11						
Wagga Wagga (C)	21	21	29	18	17	34	2	2	14	14	6	2	23	21	35	32	17	17	26						
Central Murrumbidgee SSD	40	42	42	25	42	42	4	10	15	14	7	4	44	52	57	39	49	49	46						
Carrathool (A)	2	1	1	1	1	2	2	2	2	2	2	2	2	2	2	2	2	2	2						
Griffith (C)	10	14	7	5	20	13	2	9	9	4	4	2	12	16	16	5	24	24	15						
Hay (A)	1	1	1	1	1	1	1	6	1	1	1	1	1	7	1	1	1	1	1						
Leeton (A)	6	3	2	1	1	1	1	2	2	3	3	3	6	5	2	1	4	4	2						
Murrumbidgee (A)	2	1	3	1	3	2	2	2	2	2	2	2	2	1	1	1	1	3	2						
Lower Murrumbidgee SSD	19	21	13	7	25	18	2	10	9	7	7	2	21	31	22	7	32	32	20						
MURRUMBIDGEE SD	40	42	42	25	42	42	4	10	15	14	7	4	44	52	57	39	49	49	46						

MURRUMBIDGEE STATISTICAL DIVISION

EXPLANATORY NOTES

Introduction

This publication contains monthly details of the number of new dwelling units reported by approving authorities as having commenced. Data for statistical local areas are included.

Scope and coverage

2. The statistics were compiled from monthly reports, provided by local and other government authorities, of commencements of new houses and new other residential buildings for which:

- (a) building permits were issued by local government or other government authorities in areas subject to building control by those authorities; and
- (b) contracts were let or day labour work was authorised by Commonwealth, State, semi-government and local government authorities;
- (c) are valued at \$10,000 or more.

Major dwelling unit commencements in areas not subject to the normal administrative approval processes (e.g. buildings on remote mine sites) are also included.

3. The number of dwelling units created by alterations and additions to existing buildings and through the construction of new non-residential buildings is not included.

Comparability of statistics

4. Because of the difference in data sources, collection methodologies and timing of notification of commencements, care should be exercised in comparing quarterly data derived from monthly dwelling unit commencement statistics with the quarterly dwelling unit commencement statistics from the Building Activity Survey.

Definitions

5. A dwelling unit is defined as a self-contained suite of rooms, including cooking and bathing facilities and intended for long term residential use. Units (whether self-contained or not) within buildings offering institutional care, such as hospitals, or temporary accommodation e.g. motels, hostels and holiday apartments, are not defined as dwelling units.

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

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

7. *Commencements.* For the purposes of this statistical series, a dwelling unit is regarded as being commenced on the date when:

- (a) the residential building is first inspected by a local government or other government authority building inspector or surveyor, whether the work is passed or not. In general, the first inspection is undertaken at the foundations or footings stage of construction; or
- (b) the residential building is determined as commenced by a building inspector or surveyor.

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

Australian Standard Geographical Classification (ASGC)

9. Area statistics are now being classified to the *Australian Standard Geographical Classification, Edition 2.5* (1216.0) and ASGC terminology has been adopted in the presentation of building statistics. Changes brought about by the (State) *Local Government Act 1993* to the titles of legal Local Government Areas (LGAs) have been incorporated in this publication.

- (a) *Statistical Local Areas (SLAs)* are in most cases either identical with, or have been aggregated to, the previously published whole or part of legal Local Government Areas (LGAs) as defined under the (State) *Local Government Act 1919* and comprising cities (C), municipalities (M) and shires (S). In other cases, they are identical to each previously published unincorporated area. The (State) *Local Government Act 1993* eliminated the titles of Shire and Municipality and instituted the concept of *Area (A)*. With one exception – Sutherland (S) became Sutherland Shire (A) – names of the LGAs have remained unaltered. In aggregate, SLAs cover the whole of the State without gaps or overlaps. In some cases legal LGAs overlap Statistical Subdivision boundaries and therefore comprise two SLAs (Part A and Part B) or three SLAs in the case of Cabonne (A) (Part A, Part B and Part C).
- (b) *Statistical Subdivisions (SSDs)*. These consist of one or more SLAs and form the intermediate size spatial unit for the presentation of regional data.
- (c) *Statistical Divisions (SDs)*. These consist of one or more Statistical Subdivisions (SSDs). Where SSDs are not shown for statistical purposes, statistical local areas are shown ordered alphabetically within statistical divisions. The divisions are designed to be relatively homogeneous regions characterised by identifiable social and economic units within the region, under the unifying influence of one or more major towns or cities.
- (d) *Statistical Districts*. To provide comparable statistics over a period of time, statistical districts have been defined around selected urban centres, with a population of 25,000 or more, experiencing urban growth beyond the legal local government area boundaries. Those districts are intended to contain the anticipated urban spread over the next 20 years. In some cases, Statistical District boundaries are identical to those of particular Statistical Subdivisions (e.g. Newcastle SSD and Wollongong SSD included in Table 6 of this publication).

Unpublished data

10. The ABS can also make available certain dwelling unit commencement data which are not published. Where it is not practicable to provide the required information by telephone, data can be provided in the following forms: microfiche, photocopy, computer printout and clerically extracted tabulation. A charge may be made for providing unpublished information in these forms.

Related publications

11. Other ABS publications which may be of interest include:

Building Approvals, Australia (8731.0) – issued monthly

Building Approvals, New South Wales (8731.1) – issued monthly

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

Building Activity, New South Wales (8752.1) – issued quarterly

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

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

Engineering Construction Survey (8762.0) – issued quarterly

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

Symbols and Other Usages

..	not applicable
—	nil or rounded to zero (including null cells)
A	Area
C	City
n.y.a.	not yet available
r	figure or series revised since previous issue
SD	Statistical Division
SLA	Statistical Local Area
SSD	Statistical Subdivision

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

GREGORY W. BRAY
Deputy Commonwealth Statistician



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