

CATALOGUE NO. 8752.1

EMBARGOED UNTIL 11.30 AM 17 JULY 1996

BUILDING ACTIVITY, NEW SOUTH WALES MARCH QUARTER 1996

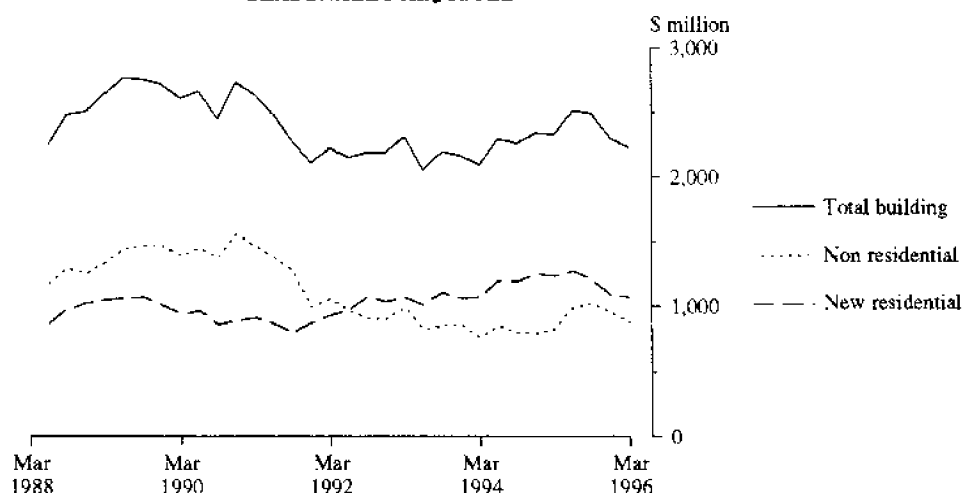
SUMMARY OF FINDINGS

Value of building work done at average 1989-90 prices, seasonally adjusted

	% change on	
	Dec. quarter 1995	Mar. quarter 1995
New residential building	-1.6	-13.4
Alterations and additions to residential buildings	4.9	4.5
Non-residential building	-8.2	6.3
Total building	-3.2	-4.4

- In seasonally adjusted average 1989-90 prices, the value of work done on new residential building during the March quarter declined by 1.6% to \$1,072.0 million. Work done on alterations and additions to residential buildings rose to \$259.6 million or 4.5% more than a year earlier.
- Non-residential building fell 8.2% from the previous quarter to \$880.5 million but this was still 6.3% above that of a year earlier.
- The total value of work done during the quarter was down 3.2% to \$2,228.7 million.

**VALUE OF WORK DONE
AT AVERAGE 1989-90 PRICES
SEASONALLY ADJUSTED**



INQUIRIES

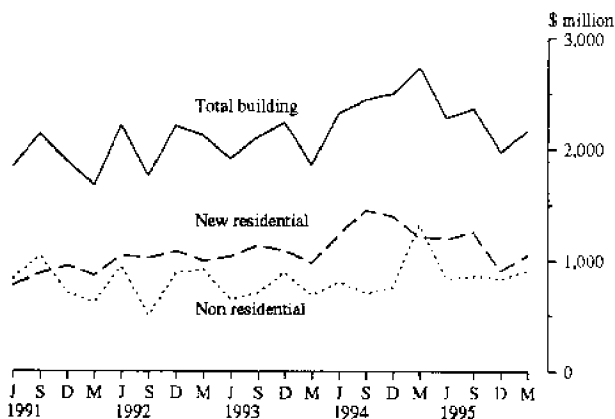
- for more information about statistics contained in this publication, the availability of related unpublished statistics and other ABS statistics and services, please contact Information Inquiries on Sydney (02) 268 4611 (fax (02) 268 4668), call at St Andrews House, Sydney Square, Sydney 2000 or write to Information Inquiries, ABS, GPO Box 796, Sydney NSW 2001 or any ABS State office.
- for more detailed information about these statistics, contact Rex Porter on Adelaide (08) 237 7316 or any ABS State office.

SUMMARY OF FINDINGS – continued

Value of building work commenced at average 1989–90 prices

	% change on	
	Dec. quarter 1995	Mar. quarter 1995
New residential building	15.8	-13.1
Alterations and additions to residential buildings	-10.3	1.3
Non-residential building	8.4	-31.6
Total building	9.6	-21.0

- In average 1989–90 prices, commencements of new residential buildings rose by 15.8% for the quarter to \$1,051.6 million. The increase was attributable to a 43.0% jump to \$485.4 million in commencements of other residential buildings.
- For non-residential building, the value of work commenced was up 8.4% for the quarter to \$906.6 million. Other than for the March quarter 1995, this was the highest level since the March quarter 1993.
- The total value of all building work commenced rose by 9.6% for the March quarter to \$2,164.1 million.

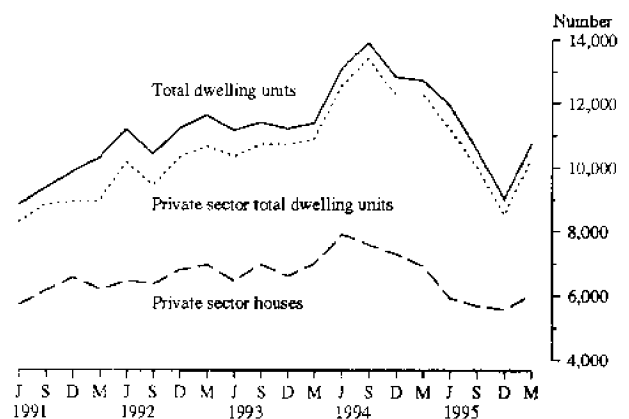
VALUE OF WORK COMMENCED
AT AVERAGE 1989-90 PRICES

Number of dwelling units commenced, seasonally adjusted

	% change on	
	Dec. quarter 1995	Mar. quarter 1995
Private sector houses	8.5	-12.8
Private sector dwelling units	20.5	-16.5
Total dwelling units	19.4	-15.6

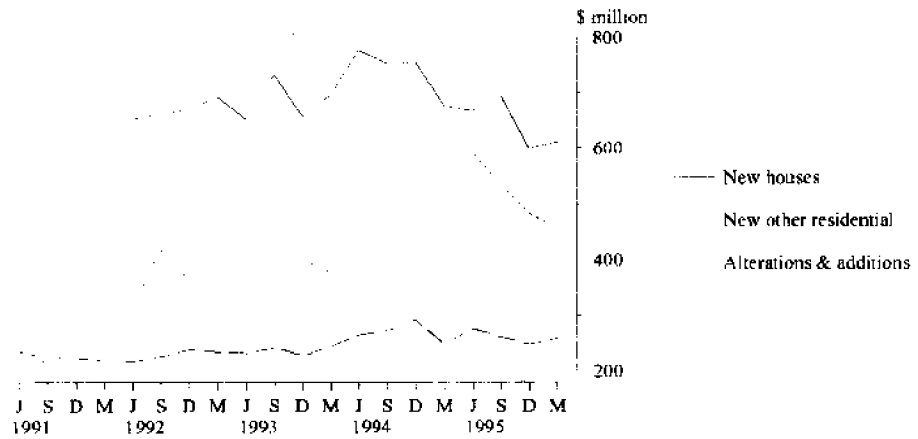
- In seasonally adjusted terms, the total number of dwelling units commenced during the March quarter rose 19.4% to 10,752. The increase follows five successive quarterly declines since the September quarter 1994 which had been the highest since 1980–81.
- Within the private sector, the number of houses commenced rose by 8.5% to 6,042 while the total number of dwelling units commenced rose 20.5% to 10,264.

Original data

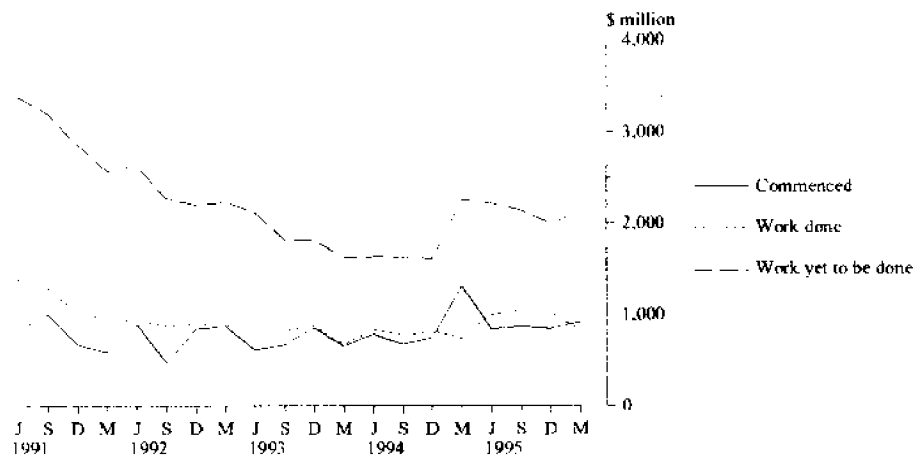
NEW DWELLING UNITS COMMENCED
SEASONALLY ADJUSTED

- The total value of building work done during the March quarter 1996 was down 15.9% to \$2,138.1 million. This was the result of decreases in the residential and non-residential sectors of 14.0% and 18.8% respectively.
- Total building work commenced was up 9.3% to \$2,263.2 million, with the value of residential commencements up 9.7% and non-residential up 8.8%.
- The total number of dwelling units commenced rose 2.9% to 9,564. Commencements of new houses were down 6.7% while other residential dwelling units were up 18.9%.
- Work yet to be done on jobs under construction at the end of the quarter increased by 5.1% to \$4,177.2 million or 1.95 times the work done during the quarter.

**VALUE OF RESIDENTIAL WORK DONE
AT AVERAGE 1989-90 PRICES
SEASONALLY ADJUSTED**



VALUE OF NON RESIDENTIAL BUILDING



VALUE OF NON RESIDENTIAL WORK DONE

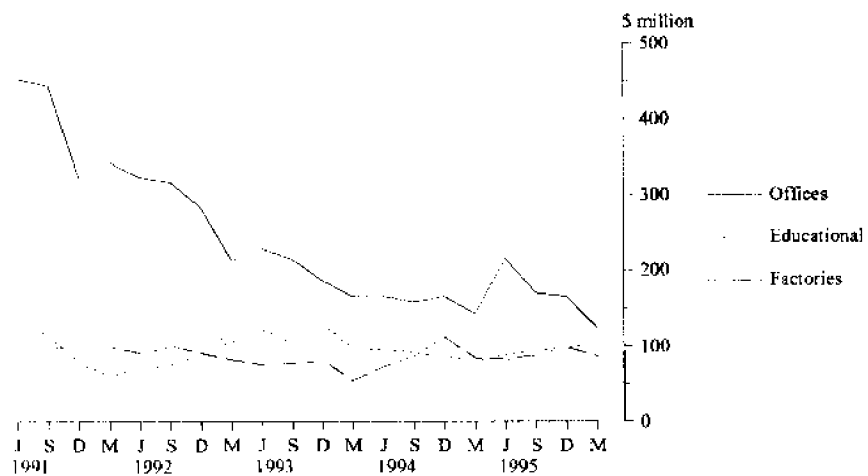


TABLE 1. SUMMARY OF BUILDING ACTIVITY, NSW

Period	New residential building				Value (\$m)															
	Houses		Other residential buildings		Total		Non-residential building													
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings		Enter-tainment and recrea-tional								Total	Total building		
							Hotels etc.	Shops	Factories	Offices	Other business premises	Educa-tional	Reli-gious	Health	Miscel-laneous					
COMMENCED																				
1992-93	27,397	2,815.7	17,064	1,366.8	44,461	4,182.6	944.6	109.9	415.8	294.4	518.3	243.9	432.7	38.0	474.5	175.2	96.1	2,798.7	7,925.8	
1993-94	29,162	3,062.9	18,019	1,479.3	47,181	4,542.2	1,057.0	92.6	453.2	256.8	603.2	313.7	377.8	39.1	410.4	247.0	168.9	2,962.7	8,561.9	
1994-95	28,222	3,090.1	23,271	2,349.3	51,493	5,439.4	1,151.0	69.4	610.7	395.1	526.8	452.5	342.7	31.1	333.5	599.5	216.9	3,578.2	10,168.6	
1994 Dec. qtr	7,486	804.5	5,762	635.3	13,248	1,439.9	363.3	29.7	74.7	74.2	126.5	83.3	101.0	8.9	76.6	52.7	118.5	746.0	2,549.1	
1995 Mar. qtr	6,137	691.3	5,204	562.2	11,341	1,253.5	223.8	14.9	287.9	58.0	146.9	161.3	89.1	7.1	115.3	403.3	26.2	1,310.1	2,787.4	
June qtr	6,343	718.8	5,823	539.0	12,166	1,257.8	258.1	15.0	94.1	160.8	160.8	153.8	92.4	9.4	26.9	95.6	29.7	838.5	2,354.4	
Sept. qtr	6,111	714.8	5,057	599.6	11,168	1,314.4	269.4	22.0	190.8	76.5	115.5	200.7	77.9	24.8	17.9	119.9	21.8	867.8	2,451.6	
Dec. qtr	5,791	637.3	3,500	333.6	9,291	971.0	256.8	13.5	122.6	88.5	170.2	133.4	69.7	4.0	128.7	87.1	24.6	842.5	2,070.2	
1996 Mar. qtr	5,401	638.1	4,163	479.1	9,564	1,117.1	229.4	161.5	115.8	102.2	113.8	148.4	119.8	6.2	49.5	75.3	24.0	916.6	2,263.2	
UNDER CONSTRUCTION AT END OF PERIOD																				
1992-93	15,716	1,767.0	12,198	1,147.3	27,914	2,914.3	595.9	348.6	701.4	349.5	1,676.9	185.0	370.4	22.3	541.0	363.7	145.6	4,704.6	8,214.7	
1993-94	15,925	1,845.1	12,692	1,245.1	28,617	3,090.2	664.1	165.1	463.7	233.0	834.2	174.9	357.0	35.6	771.7	375.2	145.4	3,555.8	7,310.1	
1994-95	14,334	1,778.7	17,079	1,990.5	31,413	3,769.2	803.9	120.4	775.2	369.4	678.0	404.1	314.3	34.8	817.7	586.1	211.6	4,311.6	8,884.7	
1994 Dec. qtr	15,279	1,791.5	16,061	1,791.3	31,340	3,582.8	807.0	126.0	447.1	271.6	630.6	169.1	299.7	27.3	755.7	172.2	257.3	3,156.7	7,546.5	
1995 Mar. qtr	14,952	1,792.7	17,299	2,016.7	32,251	3,809.4	805.4	122.8	678.8	277.0	682.1	291.2	287.2	30.1	831.2	529.0	208.0	3,936.5	8,551.3	
June qtr	14,334	1,778.7	17,079	1,990.5	31,413	3,769.2	803.9	120.4	775.2	369.4	678.0	404.1	314.3	34.8	817.7	586.1	211.6	4,311.6	8,884.7	
Sept. qtr	13,192	1,680.2	16,776	2,092.6	29,968	3,772.8	685.8	129.3	906.8	281.5	629.9	535.0	286.1	51.6	824.3	590.2	210.4	4,445.0	8,903.6	
Dec. qtr	12,113	1,470.5	14,873	1,885.3	26,986	3,355.8	628.6	122.0	571.1	287.6	567.4	556.7	298.7	44.5	847.2	598.4	184.9	4,078.6	8,062.9	
1996 Mar. qtr	11,913	1,471.5	14,638	1,936.7	26,551	3,408.2	623.4	269.4	586.7	335.4	556.8	623.0	313.5	45.3	875.8	590.2	175.4	4,371.5	8,403.2	
COMPLETED																				
1992-93	27,182	2,826.4	15,840	1,332.8	43,022	4,159.1	964.9	471.1	414.8	400.8	1,204.3	595.8	362.0	45.0	205.8	189.6	123.4	4,012.5	9,136.6	
1993-94	28,630	3,014.7	17,230	1,405.7	45,860	4,420.4	1,018.5	60.0	683.5	375.8	1,325.0	306.1	401.6	27.0	189.8	233.7	175.0	3,777.5	9,216.4	
1994-95	29,295	3,168.8	18,054	1,608.8	47,349	4,777.6	1,081.7	113.7	411.6	294.6	720.2	237.3	389.9	33.5	312.1	452.3	152.0	3,117.1	8,976.4	
1994 Dec. qtr	8,561	922.3	4,347	348.3	12,908	1,270.6	304.3	61.7	137.6	86.1	143.9	80.0	129.6	13.3	137.2	100.1	24.6	914.1	2,489.0	
1995 Mar. qtr	6,241	692.6	3,719	327.6	9,960	1,020.1	245.7	18.7	92.1	53.4	100.9	34.2	110.9	4.6	38.4	53.5	75.3	582.0	1,847.7	
June qtr	6,826	732.7	5,632	568.9	12,458	1,301.6	278.7	18.6	63.5	78.2	169.9	59.6	56.2	6.2	43.9	65.9	26.3	588.3	2,168.6	
Sept. qtr	7,181	823.2	5,248	521.9	12,429	1,345.0	390.5	14.6	71.3	165.5	222.8	75.9	109.5	8.5	18.4	117.1	24.9	828.5	2,564.0	
Dec. qtr	6,790	849.9	5,360	560.0	12,150	1,409.9	329.3	20.1	463.1	80.8	212.2	119.1	59.2	11.1	112.9	94.5	51.5	1,224.4	2,963.6	
1996 Mar. qtr	5,546	645.0	4,273	424.3	9,819	1,069.3	252.6	14.4	102.7	55.3	133.2	93.6	113.9	6.1	30.3	83.4	35.0	668.0	1,989.8	

TABLE 1. SUMMARY OF BUILDING ACTIVITY, NSW—continued

New residential building							Value (\$m)											
Houses			Other residential buildings		Total		Non-residential building											
Period	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations to and additions to residential buildings											
							Hotels etc.		Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Miscellaneous	Recreation and entertainment	Total
VALUE OF WORK DONE DURING PERIOD																		
1992-93	..	2,850.2	..	1,403.9	..	4,254.1	990.9	133.0	450.9	350.1	1,041.8	295.8	393.3	44.5	322.7	269.3	148.6	8,695.0
1993-94	..	3,092.2	..	1,466.3	..	4,558.6	1,055.5	95.2	450.1	286.7	732.9	314.2	425.7	35.2	377.8	347.7	137.8	8,817.2
1994-95	..	3,151.5	..	1,989.3	..	5,140.7	1,207.3	95.1	579.0	367.4	682.9	318.1	346.6	32.1	392.8	352.2	176.9	9,691.3
1994 Dec. qtr	..	876.3	..	489.3	..	1,365.6	355.9	23.3	148.3	112.7	166.3	58.9	86.8	8.1	88.8	70.0	49.2	2,534.0
1995 Mar. qtr	..	684.3	..	501.9	..	1,186.2	243.0	15.6	133.5	84.3	142.7	70.2	78.8	7.0	102.3	75.0	39.7	2,178.3
June qtr	..	743.4	..	565.8	..	1,309.2	298.6	21.8	166.7	83.2	215.4	127.1	89.6	7.6	125.6	119.9	44.5	2,609.3
Sept. qtr	..	794.1	..	532.8	..	1,326.9	301.1	16.8	209.5	89.2	170.3	188.8	94.4	9.4	79.0	144.7	43.5	2,673.6
Dec. qtr	..	712.0	..	508.0	..	1,220.0	307.7	23.6	224.2	99.1	165.6	145.9	99.9	10.0	91.3	107.8	47.9	2,543.0
1996 Mar. qtr	..	628.1	..	427.2	..	1,055.3	258.4	25.9	129.3	86.4	124.1	139.2	102.7	10.8	70.7	99.7	35.5	2,138.1
VALUE OF WORK YET TO BE DONE																		
1992-93	..	780.7	..	609.3	..	1,390.0	246.9	308.8	305.2	134.0	593.9	95.7	188.2	10.8	254.4	190.7	34.4	3,753.0
1993-94	..	814.8	..	667.5	..	1,482.3	285.4	110.6	302.9	114.2	378.1	91.9	153.1	16.6	297.3	93.3	72.4	3,398.0
1994-95	..	806.8	..	1,093.5	..	1,900.3	321.2	85.5	448.9	181.9	298.9	241.6	158.3	16.6	263.7	404.9	115.5	4,437.5
1994 Dec. qtr	..	796.9	..	1,031.7	..	1,828.6	327.4	91.1	264.4	116.4	318.0	109.3	144.8	13.9	346.1	66.3	142.4	3,768.6
1995 Mar. qtr	..	823.6	..	1,100.9	..	1,924.5	330.9	91.1	454.9	94.3	346.3	196.3	164.2	14.3	357.8	400.7	130.2	4,505.6
June qtr	..	806.8	..	1,093.5	..	1,900.3	321.2	85.5	448.9	181.9	298.9	241.8	158.3	16.6	263.7	404.9	115.5	4,437.5
Sept. qtr	..	741.8	..	1,189.1	..	1,930.9	293.7	92.1	449.6	170.6	301.9	261.7	144.5	32.5	210.4	382.4	95.8	4,366.1
Dec. qtr	..	679.3	..	1,041.9	..	1,721.2	258.6	81.3	353.0	159.0	294.2	256.7	117.5	26.6	255.8	377.9	74.0	3,975.7
1996 Mar. qtr	..	701.6	..	1,094.9	..	1,796.5	247.9	217.2	342.0	175.8	292.8	277.4	143.4	22.8	244.1	353.4	63.9	4,177.2

NOTE: The number of self-contained dwelling units commenced as part of the construction of non-residential building and alterations and additions to existing buildings (including conversions to dwelling units) are excluded from this table. There were 157 such dwelling units commenced in the March quarter 1996.

TABLE 2. SUMMARY OF PRIVATE SECTOR BUILDING ACTIVITY, NSW

Period	New residential building					Value (\$m)													
	Houses			Other residential buildings		Non-residential building													
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Total	Alterations and additions to residential buildings (\$m)	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous	Total building		
COMMENCED																			
1992-93	26,554	2,734.1	14,225	1,163.3	40,779	3,897.4	939.1	107.9	378.7	290.8	349.3	189.7	124.4	38.0	67.4	134.5	54.1	1,734.8	6,571.2
1993-94	28,547	3,003.6	16,385	1,374.8	44,932	4,378.4	1,050.4	89.2	433.2	250.6	379.7	228.5	85.0	39.1	225.0	205.6	84.3	2,020.3	7,449.1
1994-95	27,747	3,042.6	21,513	2,229.1	49,260	5,271.6	1,143.5	66.9	595.3	370.5	379.8	320.7	126.0	31.1	94.3	565.5	87.0	2,637.1	9,052.2
1994 Dec. qtr	7,382	794.2	5,523	618.9	12,905	1,413.1	361.0	27.5	66.8	68.4	114.4	49.3	45.5	8.9	16.8	44.5	26.4	468.6	2,242.7
1995 Mar. qtr	6,090	686.7	4,922	543.4	11,012	1,230.1	221.8	14.7	286.4	57.3	105.7	137.9	26.7	7.1	44.9	394.6	23.2	1,098.4	2,550.4
June qtr	6,203	704.4	5,120	489.3	11,323	1,193.6	256.8	14.8	90.4	159.2	88.4	86.9	29.7	9.4	11.5	87.1	17.8	595.0	2,045.4
Sept. qtr	6,036	706.9	4,430	554.3	10,466	1,261.2	268.0	22.0	179.3	75.8	79.3	176.4	34.1	24.8	11.2	97.8	15.9	716.5	2,245.7
Dec. qtr	5,630	619.6	3,310	320.7	8,940	940.3	255.7	13.5	117.4	87.8	146.5	114.9	34.3	4.0	14.7	81.3	16.3	630.7	1,826.7
1996 Mar. qtr	5,315	629.0	3,868	456.4	9,183	1,085.3	228.3	160.8	109.8	102.1	68.9	125.3	64.1	6.2	7.3	61.6	15.9	722.1	2,035.7
UNDER CONSTRUCTION AT END OF PERIOD																			
1992-93	15,326	1,729.9	10,377	1,017.8	25,703	2,747.7	592.7	347.3	672.8	346.8	973.1	150.2	67.3	22.3	50.8	136.2	58.3	2,825.2	6,165.6
1993-94	15,727	1,827.5	11,762	1,181.0	27,489	3,008.5	662.0	162.9	447.7	227.7	419.6	162.7	37.3	35.6	196.1	158.8	71.6	1,920.0	5,590.5
1994-95	14,214	1,765.7	16,019	1,913.3	30,233	3,679.0	800.2	120.2	768.4	346.7	438.1	287.4	89.3	34.8	169.4	556.9	96.2	2,907.3	7,386.6
1994 Dec. qtr	15,158	1,778.3	15,171	1,730.6	30,329	3,508.9	804.7	122.4	433.8	248.8	459.0	138.3	81.9	27.3	158.0	146.0	82.2	1,897.9	6,211.4
1995 Mar. qtr	14,853	1,781.8	16,426	1,956.3	31,279	3,738.0	801.9	122.7	671.9	253.9	489.5	248.3	85.5	30.1	176.6	494.7	86.2	2,659.4	7,199.3
June qtr	14,214	1,765.7	16,019	1,913.3	30,233	3,679.0	800.2	120.2	768.4	346.7	438.1	287.4	89.3	34.8	169.4	556.9	96.2	2,907.3	7,386.6
Sept. qtr	13,087	1,669.0	15,418	1,992.7	28,505	3,661.7	683.2	129.3	894.5	279.3	393.1	398.1	101.6	51.6	173.6	550.4	93.1	3,064.6	7,409.5
Dec. qtr	11,922	1,449.2	13,785	1,800.6	25,707	3,249.8	626.6	122.0	558.9	284.7	336.5	434.8	114.5	44.5	106.9	569.6	81.6	2,653.9	6,530.3
1996 Mar. qtr	11,761	1,454.6	13,677	1,859.6	25,438	3,314.2	622.5	268.7	574.6	332.5	317.9	503.3	136.1	45.3	95.8	551.2	67.0	2,892.4	6,829.2
COMPLETED																			
1992-93	26,519	2,764.2	12,548	1,059.9	39,067	3,824.1	959.9	469.9	402.9	390.1	775.7	237.6	106.2	44.8	77.3	161.9	75.4	2,741.8	7,525.8
1993-94	27,823	2,935.8	14,709	1,233.0	42,532	4,168.8	1,010.6	57.5	651.0	372.0	834.7	214.1	106.9	27.0	89.0	181.7	73.3	2,607.2	7,786.7
1994-95	28,746	3,117.1	16,455	1,501.4	45,201	4,618.5	1,076.1	109.0	387.3	282.9	387.3	198.8	71.3	33.5	126.7	228.0	67.5	1,892.3	7,587.0
1994 Dec. qtr	8,326	900.6	3,862	313.1	12,188	1,213.7	302.4	61.7	127.8	84.3	68.4	66.5	15.9	13.3	19.7	87.6	17.4	582.6	2,098.7
1995 Mar. qtr	6,177	686.2	3,420	307.5	9,597	993.7	244.8	15.0	85.0	52.4	79.1	28.9	24.3	4.6	24.5	51.5	22.0	387.3	1,625.9
June qtr	6,707	720.1	5,116	535.8	11,823	1,255.9	277.6	18.5	59.5	72.0	143.8	49.7	20.9	6.2	24.2	53.7	9.2	457.6	1,991.1
Sept. qtr	7,091	813.5	4,919	499.2	12,010	1,312.7	387.9	14.4	69.1	143.3	136.8	61.9	22.2	8.5	10.0	106.3	20.9	592.4	2,293.0
Dec. qtr	6,715	842.3	4,900	531.8	11,615	1,374.1	327.7	20.1	457.5	80.7	173.4	81.6	19.3	11.1	80.9	76.8	28.6	1,030.0	2,731.7
1996 Mar. qtr	5,421	631.3	3,851	393.7	9,272	1,025.0	250.3	14.4	96.7	55.2	94.7	65.2	50.9	6.1	19.3	79.9	31.9	514.2	1,789.6

UNDER CONSTRUCTION AT END OF PERIOD

COMPLETED

TABLE 2. SUMMARY OF PRIVATE SECTOR BUILDING ACTIVITY, NSW—continued

Period	New residential building				Value (\$m)															
	Other residential buildings				Non-residential building															
	Houses		Total		Alterations and additions to residential buildings		Hotels etc.								Enter-tainment and recrea-tional					
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Value (\$m)	Number of dwelling units	Value (\$m)	Shops	Factories	Offices	Other business premises	Educa-tional	Reli-gious	Health	Miscel-laneous	Total	Total building			
VALUE OF WORK DONE DURING PERIOD																				
1992-93	..	2,776.8	..	1,142.7	..	3,919.4	986.5	131.8	418.3	343.7	623.9	206.2	105.2	44.3	79.9	169.2	74.2	2,196.6	7,102.6	
1993-94	..	3,027.0	..	1,348.5	..	4,375.6	1,047.5	92.1	431.1	280.5	385.8	226.2	101.3	35.2	157.5	196.5	72.3	1,978.6	7,401.7	
1994-95	..	3,099.8	..	1,872.0	..	4,971.8	1,200.4	91.2	559.0	339.0	483.4	236.2	89.2	32.1	151.9	303.0	86.0	2,370.9	8,543.1	
1994 Dec. qtr	..	862.9	..	459.2	..	1,322.2	354.1	20.7	142.9	106.4	129.6	42.3	25.7	8.1	34.2	63.1	24.0	597.0	2,273.2	
1995 Mar. qtr	..	677.4	..	479.8	..	1,157.2	241.2	15.0	128.6	75.2	108.3	51.3	23.5	7.0	40.7	65.3	18.5	533.5	1,931.9	
June qtr	..	730.7	..	535.4	..	1,266.1	297.0	21.5	162.4	71.3	145.9	89.0	24.7	7.6	42.9	108.0	21.8	695.1	2,258.2	
Sept. qtr	..	784.8	..	499.1	..	1,283.9	299.4	16.7	204.8	87.0	111.9	141.0	33.9	9.4	25.2	133.7	28.1	791.8	2,375.1	
Dec. qtr	..	700.8	..	474.9	..	1,175.8	306.5	23.6	216.4	98.6	111.2	104.7	45.5	10.0	26.7	97.0	20.8	754.4	2,236.7	
1996 Mar. qtr	..	616.0	..	402.8	..	1,018.7	256.8	25.3	123.0	86.2	86.6	111.2	42.4	10.8	24.6	85.6	22.2	617.9	1,893.5	
VALUE OF WORK YET TO BE DONE																				
1992-93	..	764.5	..	562.1	..	1,326.6	245.0	307.9	298.7	133.2	380.0	80.7	42.7	10.8	30.1	59.9	16.6	1,360.7	2,932.3	
1993-94	..	804.4	..	630.6	..	1,435.0	284.6	109.4	295.4	113.2	282.4	87.4	20.0	16.6	107.0	72.6	31.6	1,135.6	2,855.2	
1994-95	..	800.6	..	1,053.0	..	1,853.7	320.1	85.4	446.5	180.2	242.6	175.8	54.4	16.6	55.3	395.9	39.2	1,692.0	3,865.8	
1994 Dec. qtr	..	790.2	..	1,008.3	..	1,798.5	326.1	90.7	257.3	101.0	276.0	87.8	49.7	13.9	78.7	53.1	33.0	1,041.2	3,165.9	
1995 Mar. qtr	..	819.4	..	1,079.9	..	1,899.3	329.5	90.9	452.1	86.7	294.0	176.0	54.2	14.3	81.2	388.0	41.7	1,679.1	3,908.0	
June qtr	..	800.6	..	1,053.0	..	1,853.7	320.1	85.4	446.5	180.2	242.6	175.8	54.4	16.6	55.3	395.9	39.2	1,692.0	3,865.8	
Sept. qtr	..	737.0	..	1,136.9	..	1,874.0	292.8	92.1	440.3	169.4	222.1	209.4	55.0	32.5	44.3	362.1	29.0	1,656.3	3,823.1	
Dec. qtr	..	667.9	..	1,009.9	..	1,677.8	258.0	81.3	346.1	157.5	235.9	223.0	42.8	26.6	32.8	361.1	25.4	1,532.4	3,468.2	
1996 Mar. qtr	..	693.1	..	1,064.2	..	1,757.3	247.6	217.2	335.4	174.4	225.6	245.5	72.8	22.8	16.4	337.0	20.5	1,667.6	3,672.5	

TABLE 3. SUMMARY OF PUBLIC SECTOR BUILDING ACTIVITY, NSW

Period	New residential building					Value (\$m)														
	Houses	Other residential buildings			Total	Non-residential building														
		Number of dwelling units	Value (\$m)	Number of dwelling units		Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous	Total building
COMMENCED																				
1992-93	843	81.6	2,839	203.6	3,682	285.1	5.5	1.9	37.1	3.6	169.0	54.1	308.4	—	407.1	40.8	41.9	1,064.0	1,354.6	
1993-94	615	59.3	1,634	104.5	2,249	163.8	6.6	3.3	19.9	6.2	223.5	85.2	292.9	—	185.5	41.4	84.6	942.4	1,112.8	
1994-95	475	47.6	1,758	120.2	2,233	167.8	7.4	2.6	15.4	24.6	146.9	131.8	216.8	—	239.2	33.9	129.8	941.1	1,116.3	
1994 Dec. qtr	104	10.3	239	16.4	343	25.7	2.2	2.2	7.9	5.7	12.1	33.9	55.5	—	59.8	8.2	92.1	277.4	306.4	
1995 Mar. qtr	47	4.6	282	18.8	329	23.4	2.0	0.2	1.5	0.7	41.2	23.5	62.4	—	70.5	8.8	3.0	211.7	237.1	
June qtr	140	14.5	703	49.7	843	64.2	1.3	0.2	3.7	1.6	72.4	66.9	62.7	—	15.4	8.5	12.0	243.5	309.0	
Sept. qtr	75	7.9	627	45.3	702	53.2	1.5	—	11.6	0.7	36.2	34.3	43.7	—	6.6	22.1	5.9	151.2	205.9	
Dec. qtr	161	17.7	190	13.0	351	30.7	1.0	—	5.2	0.7	23.7	18.6	35.4	—	114.1	5.8	8.3	211.7	243.5	
1996 Mar. qtr	86	9.1	295	22.7	381	31.8	1.2	0.7	6.0	0.1	44.9	23.1	55.7	—	42.2	13.7	8.1	194.5	227.5	
UNDER CONSTRUCTION AT END OF PERIOD																				
1992-93	390	37.1	1,821	129.4	2,211	166.5	3.2	1.3	28.7	2.7	703.8	34.7	303.1	—	490.2	227.5	87.4	1,879.4	2,049.1	
1993-94	198	17.6	930	64.1	1,128	81.7	2.1	2.2	16.0	5.4	414.6	12.1	319.7	—	575.7	216.4	73.8	1,635.8	1,719.6	
1994-95	120	12.9	1,060	77.3	1,180	90.2	3.7	0.2	6.8	22.7	239.9	116.7	225.0	—	648.3	29.2	115.3	1,404.3	1,498.2	
1994 Dec. qtr	121	13.2	890	60.7	1,011	73.9	2.3	3.6	13.4	22.8	171.6	30.9	217.7	—	597.7	26.2	175.1	1,358.9	1,335.1	
1995 Mar. qtr	99	11.0	873	60.4	972	71.4	3.5	0.2	6.9	23.1	192.6	42.9	201.7	—	654.6	33.3	121.9	1,277.1	1,352.0	
June qtr	120	12.9	1,060	77.3	1,180	90.2	3.7	0.2	6.8	22.7	239.9	116.7	225.0	—	648.3	29.2	115.3	1,404.3	1,498.2	
Sept. qtr	105	11.2	1,358	100.0	1,463	111.1	2.6	—	12.3	2.2	236.8	136.9	184.4	—	650.7	39.8	117.3	1,380.4	1,494.1	
Dec. qtr	191	21.3	1,088	84.7	1,279	106.0	2.0	—	12.2	2.9	230.9	121.9	184.2	—	740.3	28.9	103.4	1,424.6	1,532.6	
1996 Mar. qtr	152	16.9	961	77.1	1,113	94.0	0.9	0.7	12.1	3.0	238.8	119.7	177.4	—	780.0	39.1	108.4	1,479.1	1,574.0	
COMPLETED																				
1992-93	663	62.2	3,292	272.9	3,955	335.1	5.0	1.2	11.9	10.7	428.6	358.2	255.8	0.2	128.5	27.7	47.9	1,270.7	1,610.8	
1993-94	807	78.8	2,521	172.7	3,328	251.5	7.9	2.5	32.5	3.8	490.3	92.0	294.7	—	100.8	52.0	101.7	1,170.3	1,429.7	
1994-95	549	51.7	1,599	107.4	2,148	159.1	5.6	4.7	24.2	11.7	333.0	38.5	318.7	—	185.3	224.3	84.5	1,224.8	1,389.5	
1994 Dec. qtr	235	21.7	485	35.2	720	56.9	1.9	—	9.7	1.8	55.6	13.5	113.7	—	117.6	12.5	7.1	331.5	390.3	
1995 Mar. qtr	64	6.3	299	20.0	363	26.4	0.8	3.7	7.1	1.0	21.8	5.3	86.6	—	13.9	2.0	53.3	194.7	221.9	
June qtr	119	12.6	516	33.1	635	45.7	1.1	0.2	4.0	6.2	26.1	9.9	35.3	—	19.8	12.2	17.1	130.7	177.5	
Sept. qtr	90	9.7	329	22.6	419	32.3	2.6	0.2	2.1	22.2	86.0	14.0	87.3	—	8.4	11.7	4.1	236.1	271.0	
Dec. qtr	75	7.6	460	28.3	535	35.8	1.6	—	5.6	—	38.8	37.5	39.9	—	32.0	17.7	22.8	194.4	231.9	
1996 Mar. qtr	125	13.6	422	30.6	547	44.3	2.2	—	6.0	0.1	38.5	28.5	63.0	—	11.0	3.5	3.1	153.8	200.3	

TABLE 3. SUMMARY OF PUBLIC SECTOR BUILDING ACTIVITY, NSW—continued

New residential building										Value (\$m)																								
Houses					Other residential buildings					Total					Non-residential building					Value (\$m)														
					Alterations and additions to residential buildings																													
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TABLE 4. VALUE OF BUILDING ACTIVITY BY CLASS OF BUILDING AND STAGE OF CONSTRUCTION, SYDNEY STATISTICAL DIVISION
(\$m)

Period	Non-residential building										Total
	Other residential buildings (a)	Hotels, etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous
COMMENCED											
1992-93	992.4	86.7	326.6	210.8	434.3	149.9	265.3	12.6	400.4	109.4	50.4
1993-94	1,208.5	53.5	363.6	194.2	524.2	241.7	221.2	30.7	294.1	183.2	112.9
1994-95	2,114.5	43.3	463.0	264.9	470.0	340.5	201.3	18.0	264.4	502.9	157.5
1994 Dec. qtr	660.6	24.8	51.8	33.8	115.0	52.0	63.6	7.2	62.6	23.0	99.8
1995 Mar. qtr	492.0	7.1	221.6	42.7	135.5	141.6	43.9	4.6	97.5	381.7	18.9
June qtr	455.1	9.6	65.7	138.7	144.8	122.0	60.5	2.4	10.1	63.9	18.7
Sept. qtr	533.4	12.8	130.8	54.7	98.1	174.8	47.1	10.7	10.7	88.5	13.2
Dec. qtr r	317.0	3.3	106.7	56.1	152.5	100.2	52.9	3.8	83.6	70.7	17.2
1996 Mar. qtr	442.5	156.4	48.7	60.8	96.8	133.4	94.4	4.7	37.4	48.4	14.5
UNDER CONSTRUCTION AT END OF PERIOD											
1992-93	918.2	332.5	648.0	289.3	1,641.2	137.8	237.6	12.8	481.9	293.2	110.0
1993-94	1,076.5	141.0	427.0	187.4	791.6	143.4	220.3	27.5	632.7	343.1	109.5
1994-95	1,934.8	98.0	675.1	287.0	657.7	349.0	208.3	21.5	745.9	498.8	164.0
1994 Dec. qtr	1,724.2	100.4	411.5	179.1	606.0	131.5	162.5	21.0	679.1	117.7	201.7
1995 Mar. qtr	1,975.0	99.6	603.2	194.7	656.2	247.7	188.0	22.2	751.9	462.6	157.5
June qtr	1,934.8	98.0	675.1	287.0	657.7	349.0	208.3	21.5	745.9	498.8	164.0
Sept. qtr	1,942.0	106.6	758.0	217.4	604.3	474.7	183.5	27.4	752.7	502.5	165.4
Dec. qtr r	1,790.4	99.5	459.1	227.7	540.7	487.0	201.8	22.6	748.4	531.6	153.6
1996 Mar. qtr	1,868.5	252.1	462.2	248.7	524.5	568.0	219.6	22.5	777.8	535.6	149.1
COMPLETED											
1992-93	974.8	429.7	347.9	268.9	1,111.3	508.5	210.4	21.5	114.0	124.4	54.8
1993-94	1,076.3	26.3	585.7	293.2	1,250.9	213.4	238.7	17.2	147.9	128.9	120.5
1994-95	1,284.8	82.9	320.2	198.2	638.9	147.3	220.5	25.1	176.5	406.1	101.8
1994 Dec. qtr	263.2	53.4	103.9	59.3	112.2	41.0	90.1	10.9	123.0	83.4	11.6
1995 Mar. qtr	239.1	8.4	66.0	30.1	91.7	20.1	27.1	3.6	22.7	42.1	61.7
June qtr	516.1	11.5	48.8	51.3	146.9	38.5	36.7	4.6	22.4	53.0	11.5
Sept. qtr	532.2	5.0	53.2	122.8	207.0	56.5	74.5	5.4	10.7	83.8	12.2
Dec. qtr r	488.0	8.9	408.6	45.3	194.5	94.7	34.6	8.6	92.7	53.7	29.5
1996 Mar. qtr	365.1	3.8	45.7	40.4	121.6	63.4	82.8	5.7	17.5	43.9	20.5

TABLE 4. VALUE OF BUILDING ACTIVITY BY CLASS OF BUILDING AND STAGE OF CONSTRUCTION, SYDNEY STATISTICAL DIVISION - continued
(\$m)

Period	Non-residential building										Total	
	Other residential buildings (a)	Hotels, etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational		Miscellaneous
VALUE OF WORK DONE DURING PERIOD												
1992-93	1,031.3	104.4	377.3	252.6	947.3	198.7	233.0	19.6	271.4	185.9	82.5	2,672.6
1993-94	1,141.7	58.7	360.6	209.0	647.3	232.2	265.1	24.4	256.0	278.2	89.3	2,420.7
1994-95	1,727.8	60.9	473.3	243.4	619.1	220.8	199.6	24.2	311.8	266.2	114.8	2,534.0
1994 Dec. qtr	427.3	12.7	116.0	73.0	150.5	29.3	50.8	6.1	73.4	50.4	30.5	592.7
1995 Mar. qtr	441.0	9.8	110.9	50.6	129.4	51.7	43.3	5.2	86.1	54.3	26.1	567.4
June qtr	510.7	12.9	142.8	52.5	198.4	103.6	54.4	5.3	101.6	88.9	28.8	789.3
Sept. qtr	481.6	8.8	161.2	58.0	156.8	161.7	57.8	6.3	63.3	105.5	26.6	805.8
Dec. qtr	472.1	10.6	177.1	80.0	149.3	114.0	64.1	6.5	71.9	80.6	36.8	790.9
1996 Mar. qtr	406.2	19.5	73.7	56.4	105.2	115.1	76.2	6.0	56.4	78.0	25.2	611.7
VALUE OF WORK YET TO BE DONE												
1992-93	494.5	299.7	273.2	108.7	575.6	74.6	132.7	5.6	208.7	165.1	22.2	1,866.0
1993-94	594.8	96.3	277.7	97.7	364.2	75.7	90.7	13.7	251.4	70.6	53.0	1,301.0
1994-95	1,066.1	75.3	373.7	152.8	288.9	209.1	103.6	8.2	230.4	366.8	95.0	1,904.0
1994 Dec. qtr	1,021.2	80.4	248.5	66.3	306.6	87.4	91.4	10.9	305.1	33.5	114.2	1,344.2
1995 Mar. qtr	1,086.8	78.3	395.6	61.6	336.9	172.8	100.7	10.5	314.5	366.3	105.8	1,943.0
June qtr	1,066.1	75.3	373.7	152.8	288.9	209.1	103.6	8.2	230.4	366.8	95.0	1,904.0
Sept. qtr	1,128.0	80.0	352.0	148.3	288.1	230.1	95.5	13.2	184.7	349.8	82.1	1,823.7
Dec. qtr	999.7	71.2	285.2	123.9	277.8	223.1	85.3	10.6	201.3	352.6	62.9	1,693.8
1996 Mar. qtr	1,041.3	208.1	260.0	128.9	278.3	252.4	109.7	10.1	191.8	322.5	53.7	1,815.3

(a) Includes alterations and additions to other residential buildings but excludes all work on houses. For definitions, see Explanatory Note 9.

**TABLE 5. NUMBER OF DWELLING UNITS BY STAGE OF CONSTRUCTION, NSW
SEASONALLY ADJUSTED SERIES**

<i>Period</i>	<i>Houses</i>				<i>Total</i>			
	<i>Private sector</i>		<i>Total</i>		<i>Private sector</i>		<i>Total</i>	
	<i>Commenced</i>	<i>Completed</i>	<i>Commenced</i>	<i>Completed</i>	<i>Commenced</i>	<i>Completed</i>	<i>Commenced</i>	<i>Completed</i>
1994 Dec. qtr	7,298	7,433	7,408	7,637	12,290	10,869	12,831	11,408
1995 Mar. qtr	6,929	6,605	7,022	6,716	12,293	10,507	12,735	10,983
June qtr	5,926	6,936	6,042	7,105	11,225	11,995	11,938	13,150
Sept. qtr	5,678	7,264	5,730	7,263	10,010	12,267	10,554	12,245
Dec. qtr	5,570	5,987	5,737	6,053	8,517	10,340	9,003	10,738
1996 Mar. qtr	6,042	5,785	6,174	5,959	10,264	10,158	10,752	10,828

**TABLE 6. VALUE OF BUILDING WORK DONE, NSW
SEASONALLY ADJUSTED SERIES
(\$ million)**

Period	New residential building			Alterations and additions to residential buildings	Non-residential building		Total building
	Houses	Other residential buildings	Total		Private sector	Total	
1994 Dec. qtr	829.7	459.4	1,296.0	321.6	547.6	775.1	2,404.9
1995 Mar. qtr	750.6	530.9	1,286.3	275.5	598.4	810.5	2,389.1
June qtr	740.4	575.4	1,324.7	306.3	706.3	985.0	2,590.2
Sept. qtr	771.9	529.2	1,279.4	290.3	765.2	1,035.4	2,603.8
Dec. qtr	674.0	477.4	1,158.8	278.1	691.1	968.9	2,413.1
1996 Mar. qtr	690.2	451.3	1,145.6	293.1	694.3	892.8	2,348.1

TABLE 7. VALUE OF BUILDING WORK COMMENCED, AT AVERAGE 1989-90 PRICES (a), NSW
(\$ million)

Period	New residential building			Alterations and additions to residential buildings	Non-residential building		Total building
	Houses	Other residential buildings	Total		Private sector	Total	
1992-93	2,664.1	1,482.9	4,147.0	901.5	1,834.9	2,959.9	8,008.4
1993-94	2,851.2	1,593.6	4,444.8	989.8	2,114.7	3,102.3	8,536.9
1994-95	2,817.4	2,454.2	5,271.6	1,057.5	2,676.9	3,633.9	9,963.0
1994 Dec. qtr	735.4	667.3	1,402.7	334.1	478.7	762.1	2,498.9
1995 Mar. qtr	626.2	583.8	1,210.0	203.3	1,111.7	1,326.0	2,739.3
June qtr	651.1	554.0	1,205.1	237.4	596.8	841.0	2,283.5
Sept. qtr	646.8	612.5	1,259.3	244.4	713.6	864.2	2,367.9
Dec. qtr	568.5	339.4	907.9	229.6	626.3	836.5	1,974.0
1996 Mar. qtr	566.2	485.4	1,051.6	205.9	714.2	906.6	2,164.1

(a) See paragraphs 24 and 25 of the Explanatory Notes. Constant price estimates are subject to revision each quarter as more up to date information on prices and commodity compositions becomes available.

TABLE 8. VALUE OF BUILDING WORK DONE, AT AVERAGE 1989-90 PRICES (a), NSW
ORIGINAL AND SEASONALLY ADJUSTED SERIES
(\$ million)

(\$ million)							
Period	New residential building			Alterations and additions to residential buildings	Non-residential building		Total building
	Houses	Other residential buildings	Total		Private sector	Total	
ORIGINAL							
1992-93	2,681.5	1,509.1	4,190.6	932.5	2,307.8	3,624.1	8,747.2
1993-94	2,867.4	1,572.9	4,440.3	978.8	2,066.9	3,346.3	8,765.4
1994-95	2,862.8	2,077.0	4,939.8	1,096.6	2,421.8	3,414.8	9,451.2
1994 Dec. qtr	798.1	512.9	1,311.0	324.1	612.3	833.3	2,468.4
1995 Mar. qtr	617.0	524.5	1,141.5	219.1	545.5	765.9	2,126.5
June qtr	671.6	582.7	1,254.3	269.8	700.7	1,009.5	2,533.6
Sept. qtr	715.4	540.4	1,255.8	271.2	785.5	1,037.4	2,564.4
Dec. qtr	633.4	514.2	1,147.6	273.9	746.9	1,005.2	2,426.7
1996 Mar. qtr	556.3	431.2	987.5	228.8	609.4	813.0	2,029.3
SEASONALLY ADJUSTED							
1994 Dec. qtr	755.7	481.5	1,244.2	292.8	561.6	794.9	2,342.6
1995 Mar. qtr	676.8	554.7	1,237.8	248.4	611.9	828.7	2,332.3
June qtr	668.9	592.6	1,269.2	276.7	712.0	992.9	2,515.1
Sept. qtr	695.4	536.8	1,210.8	261.5	759.2	1,027.2	2,497.4
Dec. qtr	599.7	483.2	1,090.0	247.5	684.2	959.4	2,302.7
1996 Mar. qtr	611.4	455.5	1,072.0	259.6	684.8	880.5	2,228.7

(a) See paragraphs 24 and 25 of the Explanatory Notes. Constant price estimates are subject to revision each quarter as more up to date information on prices and commodity compositions becomes available.

TABLE 9. NUMBER OF DWELLING UNITS BY OWNERSHIP,
CLASS OF BUILDER AND STAGE OF CONSTRUCTION, NSW

CLASS OF BUILDER AND STAGE OF CONSTRUCTION, NSW											
Period	Private sector					Public sector			Total		
	Houses			Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
	Contractor-built	Other	Total								
COMMENCED											
1992-93	19,193	7,361	26,554	14,225	40,779	843	2,839	3,682	27,397	17,064	44,461
1993-94	22,289	6,257	28,547	16,385	44,932	615	1,634	2,249	29,162	18,019	47,181
1994-95	21,818	5,928	27,747	21,513	49,260	475	1,758	2,233	28,222	23,271	51,493
1994 Dec. qtr	5,749	1,633	7,382	5,523	12,905	104	239	343	7,486	5,762	13,248
1995 Mar. qtr	4,619	1,471	6,090	4,922	11,012	47	282	329	6,137	5,204	11,341
June qtr	4,960	1,243	6,203	5,120	11,323	140	703	843	6,343	5,823	12,166
Sept. qtr	4,763	1,273	6,036	4,430	10,466	75	627	702	6,111	5,057	11,168
Dec. qtr	4,421	1,208	5,630	3,310	8,940	161	190	351	5,791	3,500	9,291
1996 Mar. qtr	4,015	1,300	5,315	3,868	9,183	86	295	381	5,401	4,163	9,564
UNDER CONSTRUCTION AT END OF PERIOD											
1992-93	6,194	9,133	15,326	10,377	25,703	390	1,821	2,211	15,716	12,198	27,914
1993-94	7,507	8,220	15,727	11,762	27,489	198	930	1,128	15,925	12,692	28,617
1994-95	7,200	7,014	14,214	16,019	30,233	120	1,060	1,180	14,334	17,079	31,413
1994 Dec. qtr	7,567	7,591	15,158	15,171	30,329	121	890	1,011	15,279	16,061	31,340
1995 Mar. qtr	7,233	7,620	14,853	16,426	31,279	99	873	972	14,952	17,299	32,251
June qtr	7,200	7,014	14,214	16,019	30,233	120	1,060	1,180	14,334	17,079	31,413
Sept. qtr	6,426	6,660	13,087	15,418	28,505	105	1,358	1,463	13,192	16,776	29,968
Dec. qtr	5,693	6,228	11,922	13,785	25,707	191	1,088	1,279	12,113	14,873	26,986
1996 Mar. qtr	5,766	5,995	11,761	13,677	25,438	152	961	1,113	11,913	14,638	26,551
COMPLETED											
1992-93	18,906	7,612	26,519	12,548	39,067	663	3,292	3,955	27,182	15,840	43,022
1993-94	21,129	6,694	27,823	14,709	42,532	807	2,521	3,328	28,630	17,230	45,860
1994-95	22,110	6,636	28,746	16,455	45,201	549	1,599	2,148	29,295	18,054	47,349
1994 Dec. qtr	6,567	1,759	8,326	3,862	12,188	235	485	720	8,561	4,347	12,908
1995 Mar. qtr	4,737	1,441	6,177	3,420	9,597	64	299	363	6,241	3,719	9,960
June qtr	5,015	1,692	6,707	5,116	11,823	119	516	635	6,826	5,632	12,458
Sept. qtr	5,537	1,553	7,091	4,919	12,010	90	329	419	7,181	5,248	12,429
Dec. qtr	4,934	1,780	6,715	4,900	11,615	75	460	535	6,790	5,360	12,150
1996 Mar. qtr	3,921	1,500	5,421	3,851	9,272	125	422	547	5,546	4,273	9,819

TABLE 10. NUMBER AND VALUE OF NEW HOUSES BUILT BY CONTRACT BUILDERS FOR PRIVATE OWNERSHIP, BY COMPLETION VALUE RANGE AND STAGE OF CONSTRUCTION, NSW

Period	Commenced				Under construction at end of period				Completed			
	Less than \$40,000	\$40,000 to \$59,999	\$60,000 and over	Total	Less than \$40,000	\$40,000 to \$59,999	\$60,000 and over	Total	Less than \$40,000	\$40,000 to \$59,999	\$60,000 and over	Total
NUMBER												
1992-93	301	2,541	16,351	19,193	66	593	5,535	6,194	379	2,342	16,185	18,906
1993-94	377	2,168	19,745	22,289	110	479	6,918	7,507	370	2,248	18,511	21,129
1994-95	238	1,409	20,172	21,818	97	213	6,890	7,200	251	1,598	20,261	22,110
1994 Dec. qtr	20	496	5,233	5,749	77	389	7,101	7,567	40	634	5,893	6,567
1995 Mar. qtr	99	158	4,363	4,619	136	189	6,907	7,233	39	338	4,359	4,737
June qtr	79	199	4,681	4,960	97	213	6,890	7,200	119	159	4,738	5,015
Sept. qtr	39	277	4,447	4,763	57	254	6,115	6,426	59	196	5,282	5,537
Dec. qtr	20	338	4,064	4,421	57	275	5,362	5,693	40	277	4,617	4,934
1996 Mar. qtr	20	159	3,836	4,015	37	235	5,494	5,766	60	179	3,683	3,921
VALUE (\$m)												
1992-93	8.5	132.8	1,788.2	1,929.6	2.0	30.8	726.5	759.2	11.1	122.1	1,820.3	1,953.5
1993-94	11.7	113.5	2,199.7	2,324.9	3.3	25.2	906.4	934.8	11.9	116.8	2,068.3	2,197.1
1994-95	7.4	74.5	2,274.8	2,356.7	3.0	11.4	942.4	956.8	7.9	84.1	2,301.3	2,393.3
1994 Dec. qtr	0.8	25.8	582.5	609.1	2.3	20.6	918.2	941.1	1.6	32.5	688.2	722.2
1995 Mar. qtr	3.0	8.7	496.0	507.6	4.3	9.9	913.1	927.3	0.9	18.5	498.7	518.1
June qtr	2.5	10.8	541.8	555.1	3.0	11.4	942.4	956.8	3.8	8.5	530.5	542.7
Sept. qtr	1.3	13.9	542.5	557.6	1.7	12.4	876.8	890.9	1.9	10.8	627.6	640.3
Dec. qtr	0.7	17.9	466.0	484.5	1.8	14.2	732.7	748.8	1.2	14.3	589.2	604.7
1996 Mar. qtr	0.7	8.3	463.1	472.1	1.2	12.6	756.5	770.3	1.9	8.7	442.3	453.0

TABLE 11. SUMMARY OF BUILDING ACTIVITY, NSW
RELATIVE STANDARD ERRORS, MARCH QUARTER 1996
(per cent)

(per cent)						
Ownership and stage of construction	New residential building				Value	
	Houses		Total		Alterations and additions to residential buildings	Total building
	Number	Value	Number of dwelling units	Value		
PRIVATE SECTOR						
Commenced	4.4	4.9	2.6	2.9	4.8	1.6
Under construction at end of period	3.4	3.6	1.6	1.6	3.3	0.8
Completed	5.5	6.1	3.2	3.7	5.2	2.3
Value of work done	..	3.9	..	2.4	3.6	1.4
Value of work yet to be done	..	4.6	..	1.8	3.6	0.9
TOTAL PRIVATE AND PUBLIC SECTORS						
Commenced	4.3	4.9	2.5	2.8	4.8	1.5
Under construction at end of period	3.4	3.6	1.5	1.5	3.3	0.7
Completed	5.3	6.0	3.0	3.6	5.1	2.0
Value of work done	..	3.8	..	2.3	3.6	1.2
Value of work yet to be done	..	4.5	..	1.7	3.6	0.8

EXPLANATORY NOTES

Introduction

This publication contains detailed results from the quarterly Building Activity Survey. Users should note that data for the latest quarter is subject to revision.

2. The statistics are compiled on the basis of returns collected from builders and other individuals and organisations engaged in building activity. The quarterly survey consists of two components.

- (a) A sample survey of private sector house building activity involving new house construction or alterations and additions valued at \$10,000 or more to houses.
- (b) A complete enumeration of jobs involving construction of new residential buildings other than private sector houses, all alterations and additions to residential buildings (other than private sector houses) with an approval value of \$10,000 or more, and all non-residential building jobs with an approval value of \$50,000 or more.

3. Prior to the September quarter 1990, the cut-off for inclusion of non-residential building jobs (both new and alterations and additions) was \$30,000 or more and prior to the September quarter 1985 it was \$10,000 or more. Care should be taken in interpreting data for specific classes of non-residential building.

4. The use of sample survey techniques in the Building Activity Survey means that reliable estimates of private sector house building activity, including alterations and additions to houses, are available only at the State/Territory and Australia levels with the exception of the Northern Territory. However, dwelling unit commencement data for regions below State level are shown in the monthly series of dwelling unit commencements compiled by State offices of the ABS. Data from this series, unlike those compiled from the Building Activity Survey, are based on information reported by local and other government authorities.

Scope and coverage

5. The statistics relate to *building* activity which includes construction of new buildings and alterations and additions to existing buildings. Construction activity not defined as building (e.g. construction of roads, bridges, railways, earthworks, etc.) is excluded.

6. Building jobs included in each quarter in the Building Activity Survey comprise those building jobs selected in previous quarters which have not been completed (or commenced) by the end of the previous quarter and those building jobs newly selected in the current quarter. The population list from which building jobs are selected for inclusion comprises all approved building jobs which were notified to the ABS up to but not including the last month of the reference quarter (e.g. up to the end of August in respect of the September quarter survey). This introduces a lag to the statistics in respect of those building jobs notified and commenced in the last month of the reference quarter (e.g. for the month of September in respect of the September quarter survey). For example, building jobs which were notified as approved in the month of June and which actually commenced in that month are shown as commencements in the September quarter. Similarly, building jobs which were notified in the month of September and which actually commenced in that month are shown as commencements in the December quarter.

Definitions

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

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

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

(a) 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.).

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

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

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

13. *Completed.* A building job is regarded as completed when building activity has progressed to the stage when the building can fulfil its intended function. In practice, the ABS regards buildings as completed when notified as such by respondents to the survey.

Valuation of building jobs

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

(a) *Value of building commenced or under construction* represents the anticipated completion value based, where practicable, on estimated market or contract price of building jobs excluding the value of land and landscaping. Site preparation costs are included. Where building jobs proceed over several quarters, the anticipated completion value reported on the return for the first (commencement) quarter may be amended on

returns for subsequent (under construction) quarters as the job nears completion.

- (b) *Value of building completed* represents the actual completion value based, where practicable, on the market or contract price of building jobs including site preparation costs but excluding the value of land and landscaping.
- (c) *Value of building work done during the period* represents the estimated value of building work actually carried out during the quarter on building jobs which have commenced.
- (d) *Value of building work yet to be done* represents the difference between the anticipated completion value and the estimated value of work done up to the end of the period on building jobs commenced but not completed.

Building classification

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

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

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

17. *Functional classification of buildings.* A building is classified according to its intended major function. Hence, a building which is ancillary to other buildings or forms a part of a group of related buildings is classified to the function of the building and not to the function of the group as a whole. An example of this can be seen in the treatment of building work approved for a factory complex. In this case a detached administration building would be classified to Offices, a detached cafeteria building to Shops, while factory buildings would be classified to Factories. An exception to this rule is the treatment of group accommodation buildings where, for example, a student accommodation building on a university campus would be classified to Educational.

18. Examples of the types of buildings included under each main functional heading are shown in the following list.

- (a) *Houses.* Includes cottages, bungalows, detached caretakers'/managers' cottages, rectories.
- (b) *Other residential buildings.* Includes blocks of flats, home units, attached townhouses, villa units, terrace houses, semi-detached houses, maisonettes.
- (c) *Hotels, etc.* Includes motels, hostels, boarding houses, guesthouses, holiday apartment buildings.

- (d) *Shops.* Includes retail shops, restaurants, cafes, taverns, dry cleaners, laundromats, hair salons, shopping arcades.
- (e) *Factories.* Includes paper mills, oil refinery buildings, brickworks, foundries, powerhouses, manufacturing laboratories, workshops as part of a manufacturing process.
- (f) *Offices.* Includes banks, post offices, council chambers, head and regional offices.
- (g) *Other business premises.* Includes warehouses, storage depots, service stations, transport depots and terminals, electricity sub-station buildings, pumping station buildings, telephone exchanges, mail sorting centres, broadcasting stations, film studios.
- (h) *Educational.* Includes schools, colleges, kindergartens, libraries, museums, art galleries, research and teaching laboratories, theological colleges.
- (i) *Religious.* Includes churches, chapels, temples.
- (j) *Health.* Includes hospitals, nursing homes, surgeries, clinics, medical centres.
- (k) *Entertainment and recreational.* Includes clubs, theatres, cinemas, public halls, gymnasiums, grandstands, squash courts, sports and recreation centres.
- (l) *Miscellaneous.* Includes law courts, homes for the aged (where medical care is not provided as a normal service), orphanages, gaols, barracks, mine buildings, glasshouses, livestock sheds, shearing sheds, fruit and skin drying sheds, public toilets, and ambulance, fire and police stations.

Reliability of the estimates

19. Since the figures for private sector house building activity (including alterations and additions) are derived from information obtained from a sample of approved building jobs, they are subject to sampling error; that is, they may differ from the figures that would have been obtained if information for all approved jobs for the relevant period had been included in the survey. One measure of the likely difference is given by the *standard error*, which indicates the extent to which an estimate might have varied by chance because only a sample of approved jobs was included. There are about two chances in three that a sample estimate will differ by less than one standard error from the figure that would have been obtained if all approved jobs had been included, and about nineteen chances in twenty that the difference will be less than two standard errors. Another measure of sampling variability is the *relative standard error*, which is obtained by expressing the standard error as a percentage of the estimate to which it refers. The relative standard errors of estimates provide an indication of the percentage errors likely to have occurred due to sampling, and are shown in Table 11.

20. An example of the use of relative standard errors is as follows. Assume that the estimate of the number of new private sector houses commenced during the latest quarter is 2,000 (for actual estimate see Table 2) and that the associated relative standard error is 2.5 per cent (for actual percentage see Table 11). There would then be about two chances in three that the number which would have been obtained if information had been collected about all approved private sector house jobs would have been within the range 1,950 to 2,050 (2.5 per cent of 2,000 is 50) and about nineteen chances in twenty that the number would have been within the range 1,900 to 2,100.

21. The imprecision due to sampling variability, which is measured by the relative standard error, should not be confused

with inaccuracies that may occur because of inadequacies in the source of building approval information, imperfections in reporting by respondents, and errors made in the coding and processing of data. Inaccuracies of this kind are referred to as non-sampling error, and may occur in any enumeration whether it be a full count or only a sample. Every effort is made to reduce the non-sampling error to a minimum by the careful design of questionnaires, efforts to obtain responses for all selected building jobs, and efficient operating procedures.

Seasonal adjustment

22. Seasonally adjusted building statistics are shown in Tables 5, 6 and 8. In the seasonally adjusted series, account has been taken of normal seasonal factors and trading day effects (arising from the varying numbers of Sundays, Mondays, Tuesdays etc. in the quarter) and the effect of the movement in the date of Easter which may, in successive years, affect figures for different quarters. Further information about seasonal adjustment can be obtained from the Assistant Director of Time Series Analysis, Canberra, on (06) 252 6345.

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

Estimates at constant prices

24. Estimates of the value of commencements and work done at average 1989-90 prices are shown in Tables 7 and 8. Constant price estimates measure changes in value after the direct effects of price changes have been eliminated. The deflators used to revalue the current price estimates in this publication are derived from the same price data underlying the deflators compiled for the dwellings and non-dwelling construction components of the national accounts aggregate 'Gross fixed capital expenditure'.

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

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

Unpublished data and related publications

27. The ABS can also make available certain building approvals and activity data which are not published. Where it is not practicable to provide the required information by telephone, data can be provided in the following forms: microfiche, photocopy, computer printout, floppy disk and clerically extracted tabulation. Inquiries should be made to Information Inquiries on Sydney (02) 268 4611 or any ABS State office.

28. Users may also wish to refer to the following building and construction publications which are available on request:

Building Approvals, Australia (8731.0) – issued monthly
Building Approvals, New South Wales (8731.1) – issued monthly
Dwelling Unit Commencements Reported by Approving Authorities, New South Wales (8741.1) – issued monthly
Building Activity, Australia: Dwelling Unit Commencements, Preliminary (8750.0) – issued quarterly
Building and Construction Activity, Australia (8754.0) – issued quarterly
Housing Finance for Owner Occupation, Australia (5609.0) – issued monthly

29. 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
 r figure or series revised since previous issue

30. 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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