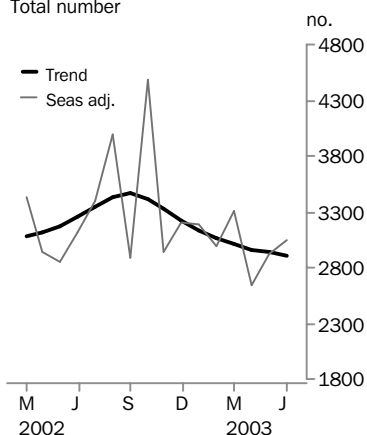


BUILDING APPROVALS QUEENSLAND

EMBARGO: 11:30AM (CANBERRA TIME) WED 6 AUG 2003

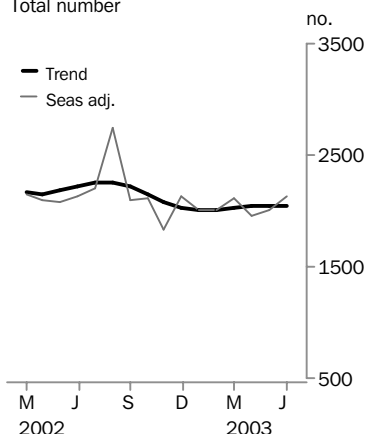
Dwelling units approved

Total number



Private sector houses approved

Total number



JUNE KEY FIGURES

	Apr 2003	May 2003	Jun 2003
Dwelling units approved			
Original	2 611	3 181	2 971
Seasonally adjusted	2 637	2 916	3 048
Trend	2 965	2 945	2 910
.....			
	% change Mar 2003 to Apr 2003	% change Apr 2003 to May 2003	% change May 2003 to Jun 2003
Dwelling units approved			
Original	-27.4	21.8	-6.6
Seasonally adjusted	-20.3	10.6	4.5
Trend	-1.4	-0.7	-1.2

JUNE KEY POINTS

TREND ESTIMATES

- The trend estimate for total dwelling units approved fell by 1.2% in June 2003, the estimate has fallen for the past nine months.
- The trend estimate for private sector houses has shown little movement since December 2002.

SEASONALLY ADJUSTED ESTIMATES

- The seasonally adjusted estimate for total dwelling units approved rose by 4.5% in June 2003, the second successive monthly rise following a fall of 20.3% in April 2003. The estimate for June 2003 is 2.4% below the estimate for June 2002.
- The seasonally adjusted estimate for private sector houses has risen for the past two months following a fall of 7.7% in April 2003.

ORIGINAL ESTIMATES

- The total number of dwellings approved in the June 2003 quarter was 8,763 which represented a fall of 4.1% from the March 2003 quarter.
- The total value of building work approved in the June 2003 quarter was \$2,262.9m, an increase of 0.5% from the March 2003 quarter. The value of residential work rose by 2.2%, while the value of non residential work fell by 3.9%.

I N Q U I R I E S

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

NOTES

FORTHCOMING ISSUES

ISSUE

September 2003

RELEASE DATE

7 November 2003

.....

ABOUT THIS ISSUE

The September quarter 2003 issue of this publication will be the final issue. However, the October 2003 issue of Building Approvals Australia (8731.0) will be expanded to include some additional state and territory data.

Please note that all the data in this publication (8731.3) will continue to be available. The ABS will notify subscribers of the range of alternative products around the time of release of the final issue on 7 November 2003.

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CHANGES IN THIS ISSUE

Seasonally adjusted and trend estimates to April 2003 have been revised as a result of the annual reanalysis of seasonal factors. In addition, a methodological change has been introduced with the May reference month. Concurrent seasonal adjustment has replaced forward factor methodology for the Building Approvals seasonally adjusted series. See paragraphs 17-22 of the Explanatory Notes.

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DATA NOTES

In the September 2002, December 2002 and March 2003 issues of this publication, Burnett Shire was not shown in the Wide Bay-Burnett statistical division in Table 12. The total figures which were shown for the SD and the state correctly included the figures for Burnett Shire. This error has been corrected in this issue.

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REVISIONS THIS QUARTER

There have been revisions made to total dwelling units since the last issue of this publication, resulting in an additional 643 dwellings in 2002-03.

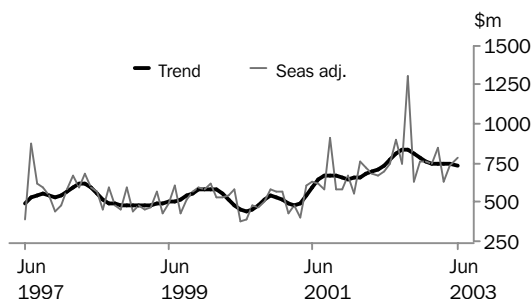
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B. Doyle
Regional Director, Queensland

VALUE OF BUILDING APPROVED

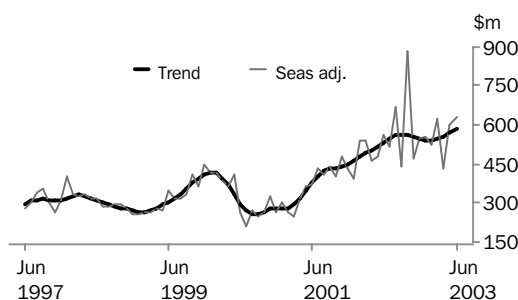
VALUE OF TOTAL BUILDING

The trend estimate for the value of total building approved in June 2003 fell after a small rise in the previous month.



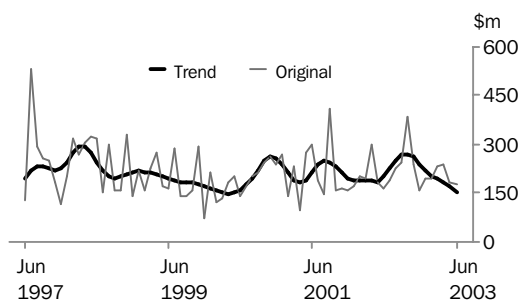
VALUE OF RESIDENTIAL BUILDING

The trend estimate of the value of residential building approved has risen for the past five months following four months of decline.



VALUE OF NON-RESIDENTIAL BUILDING

The trend estimate of the value of non residential building approved has fallen for the past eight months following five months of increases.



SUMMARY OF 2002–2003 BUILDING APPROVALS

DWELLING UNITS APPROVED

The number of dwelling units approved in 2001–2002 and 2002–2003 and the percentage movement between 2001–2002 and 2002–2003 for Queensland is summarised below.

	2001–2002	2002–2003	2001–2002 to 2002–2003
	no.	no.	% change
New residential building	35 357	38 777	9.7
Alterations and additions to residential buildings	86	50	–41.9
Conversions	139	223	60.4
Non-residential building	9	36	300.0
Total dwelling units	35 591	39 086	9.8

The total number of dwellings approved in 2002–03 increased by 3,495 (9.8%) compared with 2001–02.

VALUE OF BUILDING APPROVED

The value of building approved in 2001–2002 and 2002–2003 and the percentage movement between 2001–2002 and 2002–2003 for Queensland is summarised below.

	2001–2002	2002–2003	2001–2002 to 2002–2003
	\$m	\$m	% change
New residential building	5 018.5	6 243.4	24.4
Alterations and additions creating dwellings	7.2	4.9	–31.3
Alterations and additions not creating dwellings	499.5	632.7	26.6
Conversions	26.9	27.9	3.8
Non-residential building	2 457.6	2 680.8	9.1
Total building	8 009.8	9 589.9	19.7

The value of total building approved increased by \$1,580.1 million (19.7%) to \$9,589.9 million in 2002–03. This rise was driven by an increase of \$1,224.9 million (24.4%) in new residential building compared with the previous year.

WHAT IF...? REVISIONS TO TREND ESTIMATES

EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

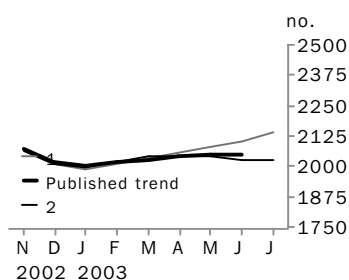
Recent seasonally adjusted and trend estimates are likely to be revised when original estimates for subsequent months become available. The approximate effect of possible scenarios on trend estimates are presented below.

TREND REVISIONS

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

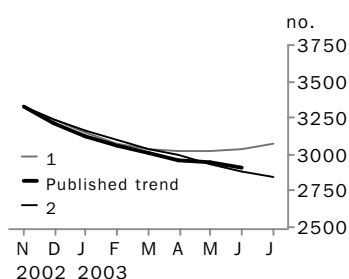
The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the July seasonally adjusted estimate is higher than the June estimate by 7% for the number of private sector houses approved and 9% for total dwelling units approved; and that the July seasonally adjusted estimate is lower than the June estimate by 7% for the number of private sector houses approved and 9% for total dwelling units approved. These percentages were chosen because they represent the average absolute monthly percentage change for these series over the last ten years.

PRIVATE SECTOR HOUSES



	TREND AS PUBLISHED		WHAT IF NEXT QUARTER'S SEASONALLY ADJUSTED ESTIMATE:			
			1		2	
			<i>rises by 7% on Jun 2003</i>		<i>falls by 7% on Jun 2003</i>	
	no.	% change	no.	% change	no.	% change
February 2003	2 015	0.7	2 008	1.0	2 017	1.2
March 2003	2 029	0.7	2 036	1.4	2 041	1.1
April 2003	2 037	0.4	2 056	1.0	2 044	0.2
May 2003	2 048	0.6	2 079	1.1	2 039	-0.2
June 2003	2 047	0.0	2 103	1.2	2 029	-0.5
July 2003	n.y.a.	n.y.a.	2 139	1.7	2 027	-0.1

TOTAL DWELLING UNITS



	TREND AS PUBLISHED		WHAT IF NEXT QUARTER'S SEASONALLY ADJUSTED ESTIMATE:			
			1		2	
			<i>rises by 9% on Jun 2003</i>		<i>falls by 9% on Jun 2003</i>	
	no.	% change	no.	% change	no.	% change
February 2003	3 064	-2.1	3 079	-2.2	3 098	-2.0
March 2003	3 007	-1.9	3 031	-1.6	3 041	-1.8
April 2003	2 965	-1.4	3 017	-0.5	2 992	-1.6
May 2003	2 945	-0.7	3 021	0.1	2 939	-1.8
June 2003	2 910	-1.2	3 038	0.5	2 884	-1.9
July 2003	n.y.a.	n.y.a.	3 076	1.2	2 843	-1.4

DWELLING UNITS APPROVED

Month	HOUSES.....		OTHER DWELLINGS....		TOTAL DWELLING UNITS	
	<i>Private sector</i>	<i>Total</i>	<i>Private sector</i>	<i>Total</i>	<i>Private sector</i>	<i>Total</i>
	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>
ORIGINAL						
2002						
April	2 011	2 037	813	819	2 824	2 856
May	2 422	2 450	647	710	3 069	3 160
June	2 074	2 099	870	1 025	2 944	3 124
July	2 334	2 345	1 003	1 003	3 337	3 348
August	2 857	2 871	1 373	1 373	4 230	4 244
September	2 058	2 073	754	760	2 812	2 833
October	2 336	2 398	2 642	2 646	4 978	5 044
November	1 752	1 838	1 042	1 075	2 794	2 913
December	1 790	1 805	966	995	2 756	2 800
2003						
January	1 749	1 774	949	963	2 698	2 737
February	2 014	2 056	753	753	2 767	2 809
March	2 288	2 297	1 286	1 298	3 574	3 595
April	1 824	1 838	761	773	2 585	2 611
May	2 184	2 198	892	983	3 076	3 181
June	2 161	2 208	666	763	2 827	2 971
SEASONALLY ADJUSTED						
2002						
April	2 097	2 119	n.a.	n.a.	2 921	2 949
May	2 082	2 115	n.a.	n.a.	2 754	2 850
June	2 124	2 140	n.a.	n.a.	2 951	3 122
July	2 204	2 222	n.a.	n.a.	3 374	3 392
August	2 739	2 771	n.a.	n.a.	3 969	4 001
September	2 097	2 113	n.a.	n.a.	2 872	2 894
October	2 115	2 161	n.a.	n.a.	4 429	4 479
November	1 842	1 890	n.a.	n.a.	2 855	2 936
December	2 133	2 161	n.a.	n.a.	3 145	3 202
2003						
January	2 000	2 025	n.a.	n.a.	3 143	3 182
February	2 005	2 047	n.a.	n.a.	2 947	2 989
March	2 113	2 125	n.a.	n.a.	3 284	3 308
April	1 951	1 964	n.a.	n.a.	2 612	2 637
May	2 004	2 021	n.a.	n.a.	2 808	2 916
June	2 134	2 163	n.a.	n.a.	2 922	3 048
TREND ESTIMATES						
2002						
April	2 151	2 173	892	937	3 043	3 110
May	2 177	2 198	913	966	3 090	3 164
June	2 223	2 245	955	1 006	3 178	3 251
July	2 258	2 282	1 022	1 064	3 280	3 346
August	2 262	2 289	1 109	1 139	3 371	3 428
September	2 222	2 253	1 186	1 205	3 408	3 458
October	2 150	2 185	1 223	1 235	3 373	3 420
November	2 074	2 111	1 206	1 216	3 280	3 327
December	2 019	2 054	1 154	1 165	3 173	3 219
2003						
January	2 000	2 031	1 085	1 098	3 085	3 129
February	2 015	2 041	1 007	1 023	3 022	3 064
March	2 029	2 051	931	956	2 960	3 007
April	2 037	2 057	868	908	2 905	2 965
May	2 048	2 066	823	879	2 871	2 945
June	2 047	2 066	770	844	2 817	2 910

DWELLING UNITS APPROVED, Percentage Change

Month	HOUSES.....		OTHER DWELLINGS....		TOTAL DWELLING UNITS	
	Private sector	Total	Private sector	Total	Private sector	Total
ORIGINAL (% change from preceding month)						
2002						
April	-4.9	-4.6	-43.8	-44.0	-20.7	-20.6
May	20.4	20.3	-20.4	-13.3	8.7	10.6
June	-14.4	-14.3	34.5	44.4	-4.1	-1.1
July	12.5	11.7	15.3	-2.1	13.3	7.2
August	22.4	22.4	36.9	36.9	26.8	26.8
September	-28.0	-27.8	-45.1	-44.6	-33.5	-33.2
October	13.5	15.7	250.4	248.2	77.0	78.0
November	-25.0	-23.4	-60.6	-59.4	-43.9	-42.2
December	2.2	-1.8	-7.3	-7.4	-1.4	-3.9
2003						
January	-2.3	-1.7	-1.8	-3.2	-2.1	-2.3
February	15.2	15.9	-20.7	-21.8	2.6	2.6
March	13.6	11.7	70.8	72.4	29.2	28.0
April	-20.3	-20.0	-40.8	-40.4	-27.7	-27.4
May	19.7	19.6	17.2	27.2	19.0	21.8
June	-1.1	0.5	-25.3	-22.4	-8.1	-6.6
SEASONALLY ADJUSTED (% change from preceding month)						
2002						
April	-2.6	-2.8	n.a.	n.a.	-14.0	-14.2
May	-0.7	-0.2	n.a.	n.a.	-5.7	-3.4
June	2.0	1.2	n.a.	n.a.	7.2	9.5
July	3.8	3.8	n.a.	n.a.	14.3	8.7
August	24.3	24.7	n.a.	n.a.	17.6	18.0
September	-23.5	-23.7	n.a.	n.a.	-27.6	-27.7
October	0.9	2.3	n.a.	n.a.	54.2	54.8
November	-12.9	-12.5	n.a.	n.a.	-35.5	-34.4
December	15.8	14.3	n.a.	n.a.	10.2	9.0
2003						
January	-6.2	-6.3	n.a.	n.a.	-0.1	-0.6
February	0.3	1.1	n.a.	n.a.	-6.2	-6.1
March	5.4	3.8	n.a.	n.a.	11.4	10.7
April	-7.7	-7.6	n.a.	n.a.	-20.5	-20.3
May	2.7	2.9	n.a.	n.a.	7.5	10.6
June	6.5	7.0	n.a.	n.a.	4.1	4.5
TREND ESTIMATES (% change from preceding month)						
2002						
April	-0.5	-0.5	2.8	4.3	0.5	0.9
May	1.2	1.2	2.4	3.1	1.5	1.7
June	2.1	2.1	4.6	4.1	2.8	2.7
July	1.6	1.6	7.0	5.8	3.2	2.9
August	0.2	0.3	8.5	7.0	2.8	2.5
September	-1.8	-1.6	6.9	5.8	1.1	0.9
October	-3.2	-3.0	3.1	2.5	-1.0	-1.1
November	-3.5	-3.4	-1.4	-1.5	-2.8	-2.7
December	-2.7	-2.7	-4.3	-4.2	-3.3	-3.2
2003						
January	-0.9	-1.1	-6.0	-5.8	-2.8	-2.8
February	0.7	0.5	-7.2	-6.8	-2.0	-2.1
March	0.7	0.5	-7.5	-6.5	-2.1	-1.9
April	0.4	0.3	-6.8	-5.0	-1.9	-1.4
May	0.6	0.4	-5.2	-3.2	-1.2	-0.7
June	0.0	0.0	-6.4	-4.0	-1.9	-1.2

VALUE OF BUILDING APPROVED

	<i>New residential building</i>	<i>Alterations and additions to residential buildings(a)</i>	<i>Total residential building</i>	<i>Non- residential building</i>	<i>Total building</i>
<i>Month</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>
ORIGINAL					
2002					
April	420.0	43.3	463.3	302.5	765.8
May	473.1	66.4	539.5	184.9	724.4
June	457.8	56.1	514.0	164.3	678.3
July	475.7	48.1	523.8	191.7	715.4
August	607.1	86.5	693.6	229.4	923.0
September	399.7	57.7	457.4	246.6	704.0
October	895.3	58.5	953.8	386.3	1 340.1
November	460.4	40.4	500.8	236.8	737.6
December	451.1	42.9	494.0	160.6	654.6
2003					
January	439.8	44.6	484.4	195.1	679.5
February	420.2	61.4	481.5	198.4	680.0
March	601.9	57.5	659.4	233.4	892.8
April	405.8	47.8	453.6	236.9	690.5
May	584.7	61.1	645.8	185.4	831.2
June	501.9	59.1	561.0	180.2	741.2
SEASONALLY ADJUSTED					
2002					
April	412.3	48.1	460.4	n.a.	687.6
May	427.8	53.8	481.6	n.a.	667.7
June	503.4	57.6	561.1	n.a.	690.3
July	465.7	50.6	516.3	n.a.	742.1
August	593.7	76.1	669.8	n.a.	894.8
September	384.4	57.8	442.2	n.a.	750.0
October	827.1	54.4	881.5	n.a.	1 305.1
November	437.2	36.5	473.7	n.a.	629.5
December	496.6	54.9	551.5	n.a.	760.2
2003					
January	505.5	53.8	559.3	n.a.	765.8
February	459.6	68.0	527.6	n.a.	744.0
March	573.6	51.3	624.8	n.a.	847.8
April	378.5	52.7	431.2	n.a.	630.2
May	547.1	53.0	600.1	n.a.	735.1
June	575.6	59.8	635.4	n.a.	781.8
TREND ESTIMATES					
2002					
April	454.2	50.6	504.7	187.0	691.7
May	465.7	54.3	520.0	186.7	706.7
June	478.5	57.7	536.1	200.2	736.3
July	490.0	59.4	549.4	225.8	775.3
August	501.1	58.8	559.8	251.9	811.7
September	506.5	56.8	563.4	269.5	832.9
October	506.4	54.5	561.0	271.8	832.7
November	501.3	52.9	554.3	260.6	814.9
December	494.3	52.6	546.8	240.3	787.1
2003					
January	489.2	53.4	542.6	219.1	761.6
February	488.7	55.0	543.7	203.8	747.5
March	492.4	56.1	548.5	193.8	742.2
April	501.8	56.2	558.0	183.4	741.4
May	516.4	56.3	572.7	172.7	745.5
June	527.1	55.5	582.6	156.1	738.7

(a) Refer to Explanatory Notes paragraph 16.

VALUE OF BUILDING APPROVED, Percentage Change

Month	New residential building	Alterations and additions to residential buildings(a)	Total residential building	Non- residential building	Total building
ORIGINAL (% change from preceding month)					
2002					
April	-15.7	-24.2	-16.6	53.3	1.7
May	12.6	53.3	16.4	-38.9	-5.4
June	-3.2	-15.5	-4.7	-11.1	-6.4
July	3.9	-14.3	1.9	16.7	5.5
August	27.6	79.8	32.4	19.7	29.0
September	-34.2	-33.3	-34.1	7.5	-23.7
October	124.0	1.4	108.5	56.7	90.4
November	-48.6	-30.9	-47.5	-38.7	-45.0
December	-2.0	6.2	-1.4	-32.2	-11.3
2003					
January	-2.5	4.0	-1.9	21.5	3.8
February	-4.5	37.7	-0.6	1.7	0.1
March	43.2	-6.4	36.9	17.6	31.3
April	-32.6	-16.9	-31.2	1.5	-22.7
May	44.1	27.8	42.4	-21.7	20.4
June	-14.2	-3.3	-13.1	-2.8	-10.8
SEASONALLY ADJUSTED (% change from preceding month)					
2002					
April	-15.3	-7.1	-14.5	n.a.	-4.0
May	3.8	11.9	4.6	n.a.	-2.9
June	17.7	7.1	16.5	n.a.	3.4
July	-7.5	-12.2	-8.0	n.a.	7.5
August	27.5	50.4	29.7	n.a.	20.6
September	-35.3	-24.0	-34.0	n.a.	-16.2
October	115.2	-5.9	99.3	n.a.	74.0
November	-47.1	-32.9	-46.3	n.a.	-51.8
December	13.6	50.4	16.4	n.a.	20.8
2003					
January	1.8	-2.0	1.4	n.a.	0.7
February	-9.1	26.4	-5.7	n.a.	-2.8
March	24.8	-24.6	18.4	n.a.	14.0
April	-34.0	2.7	-31.0	n.a.	-25.7
May	44.5	0.6	39.2	n.a.	16.6
June	5.2	12.8	5.9	n.a.	6.4
TREND ESTIMATES (% change from preceding month)					
2002					
April	2.5	5.9	2.8	-0.8	1.8
May	2.5	7.3	3.0	-0.2	2.2
June	2.7	6.3	3.1	7.2	4.2
July	2.4	2.9	2.5	12.8	5.3
August	2.3	-1.0	1.9	11.6	4.7
September	1.1	-3.4	0.6	7.0	2.6
October	0.0	-4.0	-0.4	0.9	0.0
November	-1.0	-2.9	-1.2	-4.1	-2.1
December	-1.4	-0.6	-1.4	-7.8	-3.4
2003					
January	-1.0	1.5	-0.8	-8.8	-3.2
February	-0.1	3.0	0.2	-7.0	-1.9
March	0.8	2.0	0.9	-4.9	-0.7
April	1.9	0.2	1.7	-5.4	-0.1
May	2.9	0.2	2.6	-5.8	0.6
June	2.1	-1.4	1.7	-9.6	-0.9

(a) Refer to Explanatory Notes paragraph 16.

DWELLING UNITS APPROVED, Private and Public Sector: **Original**

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings</i>	<i>Conversion</i>	<i>Non-residential building</i>	<i>Total dwelling units</i>
PRIVATE SECTOR (Number)						
2000-01	15 691	8 149	144	133	19	24 136
2001-02	25 652	9 142	86	139	7	35 026
2002-03	25 319	12 807	50	223	35	38 434
2002						
June	2 073	858	9	1	3	2 944
July	2 333	995	1	1	7	3 337
August	2 854	1 187	7	181	1	4 230
September	2 057	722	2	31	0	2 812
October	2 334	2 620	1	2	21	4 978
November	1 752	1 036	3	2	1	2 794
December	1 790	963	2	0	1	2 756
2003						
January	1 749	945	2	0	2	2 698
February	2 010	749	4	3	1	2 767
March	2 286	1 281	5	1	1	3 574
April	1 816	755	14	0	0	2 585
May	2 181	891	2	2	0	3 076
June	2 157	663	7	0	0	2 827
PUBLIC SECTOR (Number)						
2000-01	247	509	19	0	0	775
2001-02	266	297	0	0	2	565
2002-03	354	297	0	0	1	652
2002						
June	25	155	0	0	0	180
July	11	0	0	0	0	11
August	14	0	0	0	0	14
September	15	6	0	0	0	21
October	62	4	0	0	0	66
November	86	32	0	0	1	119
December	15	29	0	0	0	44
2003						
January	25	14	0	0	0	39
February	42	0	0	0	0	42
March	9	12	0	0	0	21
April	14	12	0	0	0	26
May	14	91	0	0	0	105
June	47	97	0	0	0	144
TOTAL (Number)						
2000-01	15 938	8 658	163	133	19	24 911
2001-02	25 918	9 439	86	139	9	35 591
2002-03	25 673	13 104	50	223	36	39 086
2002						
June	2 098	1 013	9	1	3	3 124
July	2 344	995	1	1	7	3 348
August	2 868	1 187	7	181	1	4 244
September	2 072	728	2	31	0	2 833
October	2 396	2 624	1	2	21	5 044
November	1 838	1 068	3	2	2	2 913
December	1 805	992	2	0	1	2 800
2003						
January	1 774	959	2	0	2	2 737
February	2 052	749	4	3	1	2 809
March	2 295	1 293	5	1	1	3 595
April	1 830	767	14	0	0	2 611
May	2 195	982	2	2	0	3 181
June	2 204	760	7	0	0	2 971

VALUE OF BUILDING APPROVED, Private and Public Sector: **Original**

Period	New houses	New other residential building	Alterations and additions creating dwellings	Alterations and additions not creating dwellings	Conversion	Total residential building	Non-residential building	Total building
PRIVATE SECTOR (\$ million)								
2000-01	2 071.0	896.8	17.1	364.3	5.9	3 355.6	1 787.9	5 143.4
2001-02	3 593.1	1 343.4	7.2	466.8	26.9	5 437.3	1 636.1	7 073.5
2002-03	3 997.6	2 151.7	4.9	602.9	27.9	6 784.7	2 056.1	8 841.0
2002								
June	316.1	115.9	0.6	54.1	0.0	486.7	139.0	625.8
July	344.6	129.7	0.1	45.6	0.0	520.0	164.3	684.4
August	436.9	168.3	0.7	62.6	22.2	690.6	215.3	905.9
September	308.6	87.9	0.3	47.4	4.6	448.7	167.4	616.1
October	357.1	528.6	0.1	56.3	0.9	942.9	185.0	1 127.9
November	265.8	178.8	0.1	37.1	0.1	481.9	224.5	706.4
December	279.1	166.3	0.2	42.8	0.0	488.3	132.0	620.4
2003								
January	276.2	158.4	0.5	41.3	0.0	476.4	122.8	599.2
February	325.6	87.9	0.5	55.3	0.0	469.3	152.7	622.0
March	357.8	241.3	1.0	53.5	0.0	653.6	197.9	851.6
April	299.4	101.8	0.6	46.9	0.0	448.8	186.4	635.1
May	376.3	193.2	0.1	56.7	0.1	626.4	174.0	800.3
June	370.2	109.5	0.7	57.4	0.0	537.8	133.8	671.7
PUBLIC SECTOR (\$ million)								
2000-01	37.6	57.8	1.3	27.0	0.0	123.8	861.7	985.7
2001-02	41.1	41.0	0.0	32.8	0.0	114.8	821.6	936.3
2002-03	55.0	39.2	0.0	30.1	0.0	124.5	624.9	749.3
2002								
June	3.7	22.1	0.0	1.4	0.0	27.2	25.3	52.5
July	1.4	0.0	0.0	2.4	0.0	3.8	27.3	31.1
August	1.9	0.0	0.0	1.1	0.0	3.0	14.2	17.2
September	2.6	0.6	0.0	5.5	0.0	8.7	79.3	88.0
October	9.2	0.5	0.0	1.2	0.0	10.9	201.3	212.2
November	11.7	4.1	0.0	3.1	0.0	18.9	12.3	31.2
December	2.3	3.4	0.0	0.0	0.0	5.7	28.6	34.3
2003								
January	4.0	1.2	0.0	2.8	0.0	8.0	72.3	80.3
February	6.6	0.0	0.0	5.6	0.0	12.2	45.8	58.0
March	1.3	1.5	0.0	2.9	0.0	5.8	35.5	41.2
April	3.0	1.6	0.0	0.3	0.0	4.8	50.5	55.4
May	2.3	12.9	0.0	4.2	0.0	19.5	11.4	30.9
June	8.7	13.4	0.0	1.0	0.0	23.2	46.4	69.5
TOTAL (\$ million)								
2000-01	2 108.5	954.8	18.5	391.7	5.9	3 479.4	2 649.8	6 129.1
2001-02	3 634.1	1 384.4	7.2	499.5	26.9	5 552.4	2 457.6	8 009.8
2002-03	4 052.4	2 191.0	4.9	632.7	27.9	6 909.1	2 680.8	9 589.9
2002								
June	319.8	138.0	0.6	55.5	0.0	514.0	164.3	678.3
July	346.0	129.7	0.1	48.0	0.0	523.8	191.7	715.4
August	438.8	168.3	0.7	63.7	22.2	693.6	229.4	923.0
September	311.1	88.6	0.3	52.8	4.6	457.4	246.6	704.0
October	366.2	529.1	0.1	57.4	0.9	953.8	386.3	1 340.1
November	277.5	182.9	0.1	40.2	0.1	500.8	236.8	737.6
December	281.3	169.7	0.2	42.8	0.0	494.0	160.6	654.6
2003								
January	280.2	159.6	0.5	44.1	0.0	484.4	195.1	679.5
February	332.2	87.9	0.5	60.9	0.0	481.5	198.4	680.0
March	359.1	242.8	1.0	56.4	0.0	659.4	233.4	892.8
April	302.4	103.4	0.6	47.2	0.0	453.6	236.9	690.5
May	378.6	206.1	0.1	60.8	0.1	645.8	185.4	831.2
June	379.0	122.9	0.7	58.4	0.0	561.0	180.2	741.2

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

NEW OTHER RESIDENTIAL BUILDING.....

Period	New houses	Semi-detached, row or terrace houses, townhouses, etc. of.....			Flats, units or apartments in a building of.....				Total	Total new residential building
		One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys	Total		
NUMBER OF DWELLING UNITS										
2000-01	15 938	1 368	2 020	3 388	1 229	1 308	2 733	5 270	8 658	24 596
2001-02	25 918	1 217	1 903	3 120	1 097	1 203	4 019	6 319	9 439	35 357
2002-03	25 673	1 832	2 432	4 264	1 467	1 518	5 855	8 840	13 104	38 777
2002										
April	2 035	85	211	296	64	146	297	507	803	2 838
May	2 450	117	121	238	85	71	283	439	677	3 127
June	2 098	103	215	318	248	84	363	695	1 013	3 111
July	2 344	100	315	415	198	184	198	580	995	3 339
August	2 868	144	248	392	142	166	487	795	1 187	4 055
September	2 072	187	155	342	10	65	311	386	728	2 800
October	2 396	367	257	624	310	255	1 435	2 000	2 624	5 020
November	1 838	96	92	188	81	130	669	880	1 068	2 906
December	1 805	144	248	392	60	8	532	600	992	2 797
2003										
January	1 774	122	211	333	58	160	408	626	959	2 733
February	2 052	139	182	321	68	153	207	428	749	2 801
March	2 295	224	158	382	118	89	704	911	1 293	3 588
April	1 830	95	139	234	128	36	369	533	767	2 597
May	2 195	114	209	323	119	159	381	659	982	3 177
June	2 204	100	218	318	175	113	154	442	760	2 964
VALUE (\$ million)										
1999-2000	2 995.5	136.8	286.7	423.6	173.4	149.7	337.4	659.9	1 083.6	4 079.1
2000-01	2 108.5	104.2	196.0	299.9	111.7	128.9	414.2	654.8	954.8	3 063.2
2001-02	3 634.1	105.3	220.7	326.4	100.9	161.7	795.7	1 058.0	1 384.4	5 018.5
2002										
April	300.7	9.2	23.0	32.3	3.9	26.8	56.4	87.0	119.3	420.0
May	353.0	12.3	13.7	26.0	7.3	10.6	76.1	94.1	120.1	473.1
June	319.8	9.0	28.8	37.9	30.2	11.4	58.5	100.1	138.0	457.8
July	346.0	8.9	33.7	42.6	23.0	25.7	38.5	87.2	129.7	475.7
August	438.8	14.2	28.7	42.9	13.2	20.0	92.1	125.3	168.3	607.1
September	311.1	12.7	16.4	29.0	1.4	6.5	51.7	59.6	88.6	399.7
October	366.2	42.9	34.1	77.0	27.2	31.6	393.3	452.1	529.1	895.3
November	277.5	8.9	13.4	22.3	11.9	16.8	131.8	160.6	182.9	460.4
December	281.3	13.9	44.1	57.9	5.6	0.8	105.4	111.8	169.7	451.1
2003										
January	280.2	10.6	28.8	39.4	9.7	24.4	86.1	120.2	159.6	439.8
February	332.2	14.6	24.8	39.5	7.3	12.9	28.3	48.4	87.9	420.2
March	359.1	19.0	21.9	41.0	16.4	12.9	172.5	201.8	242.8	601.9
April	302.4	8.3	17.4	25.7	8.6	4.5	64.6	77.7	103.4	405.8
May	378.6	16.1	35.4	51.5	21.0	24.8	108.8	154.6	206.1	584.7
June	379.0	9.6	30.0	39.6	34.8	13.7	34.9	83.3	122.9	501.9

(a) See Glossary for definition.

VALUE OF BUILDING APPROVED, Chain Volume Measures(a)

Period	New houses	New other residential building	New residential building	Alterations and additions to residential buildings(b)	Total residential building	Non-residential building	Total building
ORIGINAL (\$ million)							
1999-2000	3 378.4	1 133.5	4 491.1	434.4	4 929.2	2 023.8	6 823.7
2000-01	2 108.5	954.8	3 063.2	416.2	3 479.3	2 649.8	6 129.1
2001-02	3 595.4	1 341.7	4 937.2	527.4	5 464.5	2 365.4	7 829.9
2001							
December	869.5	314.3	1 183.8	125.5	1 309.3	471.0	1 780.3
2002							
March	885.6	366.7	1 252.3	128.4	1 380.6	542.9	1 923.5
June	944.9	358.1	1 303.1	161.0	1 464.1	612.3	2 076.4
September	1 039.9	361.5	1 401.5	182.5	1 584.0	618.5	2 202.4
December	865.9	816.1	1 682.0	132.8	1 814.8	717.1	2 531.9
2003							
March	896.6	449.7	1 346.3	150.9	1 497.2	567.9	2 065.0
ORIGINAL (% change from preceding quarter)							
2001							
December	-2.9	3.9	-1.2	11.6	-0.1	-36.3	-13.1
2002							
March	1.9	16.7	5.8	2.3	5.4	15.3	8.0
June	6.7	-2.3	4.1	25.4	6.0	12.8	7.9
September	10.1	0.9	7.6	13.4	8.2	1.0	6.1
December	-16.7	125.8	20.0	-27.2	14.6	15.9	15.0
2003							
March	3.5	-44.9	-20.0	13.6	-17.5	-20.8	-18.4

(a) Reference year for chain volume measures is 2000-2001.
Refer to Explanatory Notes paragraph 25-26.

(b) Refer to Explanatory Notes paragraph 16.

NON-RESIDENTIAL BUILDING APPROVED, Jobs By Value Range: **Original**

Period	<i>Hotels, motels and other short term accommodation</i>		<i>Shops.....</i>		<i>Factories.....</i>		<i>Offices.....</i>		<i>Other business premises.....</i>		<i>Educational.....</i>	
	no.	\$m	no.	\$m	no.	\$m	no.	\$m	no.	\$m	no.	\$m
Value—\$50,000–\$199,999												
2003												
April	4	0.3	60	5.3	4	0.3	42	3.9	30	3.0	2	0.2
May	7	0.6	79	6.7	9	0.7	33	3.4	20	2.2	8	0.8
June	6	0.8	80	7.0	9	0.7	22	1.9	16	1.6	12	1.5
Value—\$200,000–\$499,999												
2003												
April	1	0.3	20	6.4	4	1.3	20	5.6	13	4.3	4	1.2
May	5	1.2	16	5.0	2	0.9	9	2.8	18	5.3	9	2.4
June	4	1.3	13	3.5	8	2.4	7	2.3	13	4.2	4	1.4
Value—\$500,000–\$999,999												
2003												
April	0	0.0	2	1.5	4	2.4	4	2.9	20	12.9	4	2.7
May	3	1.7	9	6.1	5	3.1	1	0.9	12	7.9	3	2.1
June	0	0.0	4	3.1	0	0.0	7	4.6	4	2.7	4	3.1
Value—\$1,000,000–\$4,999,999												
2003												
April	0	0.0	7	12.2	2	2.4	2	2.5	5	6.5	4	7.6
May	0	0.0	11	23.2	3	4.6	2	2.8	5	11.8	1	2.0
June	3	6.4	7	12.9	1	2.0	4	8.4	7	18.1	1	2.3
Value—\$5,000,000 and over												
2003												
April	2	40.0	1	6.7	1	7.7	0	0.0	1	6.6	2	35.0
May	1	10.0	1	6.6	1	7.2	0	0.0	0	0.0	1	7.5
June	2	14.1	1	7.0	0	0.0	0	0.0	0	0.0	3	30.7
Value—Total												
2000-01	109	105.1	1 040	441.3	259	168.2	618	398.6	594	411.5	272	425.8
2001-02	112	127.3	1 052	445.8	178	81.0	545	412.9	543	306.0	398	334.0
2002-03	131	176.9	1 191	515.9	206	130.9	595	322.0	637	526.3	345	357.5
2003												
April	7	40.6	90	32.2	15	14.2	68	15.0	69	33.4	16	46.8
May	16	13.6	116	47.6	20	16.5	45	9.9	55	27.2	22	14.7
June	15	22.7	105	33.5	18	5.1	40	17.2	40	26.6	24	39.0

NON-RESIDENTIAL BUILDING APPROVED, Jobs By Value Range: **Original** *continued*

Period	Religious.....		Health.....		Entertainment and recreational.....		Miscellaneous.....		Total non-residential building.....	
	no.	\$m	no.	\$m	no.	\$m	no.	\$m	no.	\$m
Value—\$50,000–\$199,999										
2003										
April	0	0.0	2	0.2	11	1.2	9	1.1	164	15.6
May	2	0.2	2	0.1	8	0.7	12	1.1	180	16.5
June	1	0.2	9	1.0	4	0.4	13	1.1	172	16.0
Value—\$200,000–\$499,999										
2003										
April	1	0.3	3	0.8	2	0.8	5	2.0	73	23.0
May	0	0.0	2	0.5	2	0.7	6	1.7	69	20.6
June	3	0.9	1	0.2	2	0.6	9	2.4	64	19.1
Value—\$500,000–\$999,999										
2003										
April	0	0.0	3	1.9	3	2.1	5	3.7	45	30.2
May	0	0.0	1	0.8	1	0.6	3	2.0	38	25.2
June	1	0.7	2	1.0	1	0.8	0	0.0	23	16.0
Value—\$1,000,000–\$4,999,999										
2003										
April	0	0.0	5	11.7	3	7.4	4	11.0	32	61.4
May	0	0.0	4	7.2	2	5.2	4	10.2	32	66.9
June	1	1.3	0	0.0	4	6.2	4	7.6	32	65.2
Value—\$5,000,000 and over										
2003										
April	0	0.0	0	0.0	0	0.0	2	10.7	9	106.7
May	0	0.0	1	7.0	0	0.0	2	18.0	7	56.3
June	0	0.0	1	5.0	1	7.0	0	0.0	8	63.9
Value—Total										
2000-01	46	17.9	135	345.2	202	167.0	203	169.7	3 478	2 649.8
2001-02	37	39.3	128	171.3	181	356.2	199	184.0	3 373	2 457.6
2002-03	26	8.8	130	107.2	183	227.0	235	308.3	3 679	2 680.8
2003										
April	1	0.3	13	14.7	19	11.3	25	28.4	323	236.9
May	2	0.2	10	15.6	13	7.1	27	33.0	326	185.4
June	6	3.0	13	7.3	12	14.9	26	11.0	299	180.2

VALUE OF NON-RESIDENTIAL BUILDING APPROVED

Period	Hotels, motels and other short term accommodation	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertain- ment and recreational	Miscell- aneous	Total non- residential building
PRIVATE SECTOR (\$ million)											
2000-01	101.1	438.7	158.3	343.2	346.6	117.7	17.9	63.8	134.8	66.2	1 787.9
2001-02	123.3	441.0	79.5	253.8	266.2	117.6	39.3	161.4	51.8	102.1	1 636.1
2002-03	175.3	513.5	127.1	230.8	485.4	113.9	8.8	57.0	197.5	146.4	2 056.1
2002											
June	6.2	37.9	9.4	16.0	28.8	19.1	0.0	5.5	1.7	14.3	139.0
July	9.8	40.3	20.1	18.9	44.4	9.9	0.2	5.7	9.2	5.8	164.3
August	4.5	49.2	4.4	26.2	97.5	4.0	0.1	12.9	4.8	11.6	215.3
September	22.0	43.2	7.2	19.1	30.3	10.3	0.2	7.6	2.8	24.6	167.4
October	7.4	99.2	14.3	9.2	30.5	4.8	0.2	3.5	11.0	4.8	185.0
November	2.8	43.7	7.9	9.1	21.1	4.7	0.0	1.9	130.8	2.4	224.5
December	2.4	37.8	9.7	10.0	27.8	13.8	0.8	0.6	1.7	27.4	132.0
2003											
January	9.9	32.9	17.1	17.6	28.5	7.8	0.8	1.5	4.7	2.1	122.8
February	5.9	17.0	6.3	20.9	83.6	5.7	2.7	1.3	3.2	5.9	152.7
March	33.7	36.9	4.7	63.0	36.4	8.5	0.3	3.9	5.5	5.2	197.9
April	40.6	32.2	14.0	11.8	32.6	26.6	0.3	3.5	6.7	17.9	186.4
May	13.6	47.6	16.5	9.2	27.1	10.3	0.2	13.0	5.9	30.6	174.0
June	22.7	33.5	4.9	15.8	25.6	7.5	3.0	1.6	11.2	8.1	133.8
PUBLIC SECTOR (\$ million)											
2000-01	4.0	2.9	9.9	55.6	64.8	307.8	0.0	281.2	32.2	103.4	861.7
2001-02	4.0	4.9	1.6	159.0	39.7	216.3	0.0	10.0	304.5	81.7	821.6
2002-03	1.6	2.5	3.7	91.3	40.9	243.3	0.0	50.3	29.4	161.7	624.9
2002											
June	0.0	0.5	0.0	6.6	1.0	12.1	0.0	0.0	4.8	0.3	25.3
July	0.0	0.2	0.0	2.0	5.2	16.1	0.0	2.3	0.0	1.5	27.3
August	1.5	0.0	0.0	2.5	3.8	2.8	0.0	0.7	2.7	0.1	14.2
September	0.1	0.1	0.4	2.6	0.1	65.8	0.0	4.8	1.8	3.6	79.3
October	0.0	0.4	2.3	61.7	0.5	22.0	0.0	0.0	1.8	112.5	201.3
November	0.0	0.1	0.0	2.3	1.1	6.1	0.0	0.0	1.4	1.3	12.3
December	0.0	0.0	0.0	0.8	2.8	19.0	0.0	0.3	5.3	0.4	28.6
2003											
January	0.0	0.0	0.2	6.7	21.7	24.7	0.0	11.4	0.6	7.0	72.3
February	0.0	0.1	0.0	5.1	3.1	13.9	0.0	3.1	2.9	17.5	45.8
March	0.0	1.5	0.4	2.3	0.8	16.9	0.0	8.1	3.5	2.0	35.5
April	0.0	0.0	0.2	3.2	0.8	20.1	0.0	11.2	4.6	10.5	50.5
May	0.0	0.0	0.0	0.7	0.1	4.4	0.0	2.7	1.1	2.4	11.4
June	0.0	0.1	0.2	1.4	0.9	31.5	0.0	5.7	3.7	2.9	46.4
TOTAL (\$ million)											
2000-01	105.1	441.3	168.2	398.6	411.5	425.8	17.9	345.2	167.0	169.7	2 649.8
2001-02	127.3	445.8	81.0	412.9	306.0	334.0	39.3	171.3	356.2	184.0	2 457.6
2002-03	176.9	515.9	130.9	322.0	526.3	357.5	8.8	107.2	227.0	308.3	2 680.8
2002											
June	6.2	38.4	9.4	22.6	29.9	31.3	0.0	5.5	6.5	14.6	164.3
July	9.8	40.5	20.1	20.9	49.6	26.0	0.2	8.0	9.2	7.3	191.7
August	6.0	49.2	4.4	28.7	101.3	6.8	0.1	13.6	7.5	11.7	229.4
September	22.1	43.3	7.7	21.6	30.4	76.0	0.2	12.4	4.5	28.3	246.6
October	7.4	99.6	16.6	70.9	31.0	26.9	0.2	3.5	12.8	117.3	386.3
November	2.8	43.9	7.9	11.3	22.2	10.8	0.0	1.9	132.2	3.7	236.8
December	2.4	37.8	9.7	10.8	30.6	32.9	0.8	0.9	7.0	27.9	160.6
2003											
January	9.9	32.9	17.3	24.3	50.2	32.5	0.8	12.9	5.3	9.1	195.1
February	5.9	17.1	6.3	26.1	86.7	19.7	2.7	4.4	6.2	23.4	198.4
March	33.7	38.3	5.1	65.3	37.1	25.4	0.3	12.0	9.0	7.2	233.4
April	40.6	32.2	14.2	15.0	33.4	46.8	0.3	14.7	11.3	28.4	236.9
May	13.6	47.6	16.5	9.9	27.2	14.7	0.2	15.6	7.1	33.0	185.4
June	22.7	33.5	5.1	17.2	26.6	39.0	3.0	7.3	14.9	11.0	180.2

BUILDING APPROVED IN THE BRISBANE STATISTICAL DIVISION: Original

DWELLINGS (no.).....

VALUE (\$'000).....

Period	New houses	New other residential building	Total dwellings(a)	New houses	New other residential building	Alterations and additions to residential building(b)	Total residential building	Non-residential building	Total building
PRIVATE SECTOR									
2001-02	11 470	4 779	16 439	1 617 341	682 797	308 608	2 608 747	908 182	3 516 928
2002-03	11 336	5 633	17 194	1 747 791	788 632	375 013	2 911 435	1 005 112	3 916 547
2002									
June	1 064	485	1 556	161 586	62 924	37 647	262 157	94 082	356 239
July	1 113	593	1 706	163 867	67 750	24 354	255 971	84 149	340 120
August	1 305	508	1 998	192 323	66 647	63 135	322 105	113 731	435 836
September	901	415	1 346	131 221	44 143	27 713	203 077	60 814	263 891
October	1 094	648	1 742	163 720	91 839	32 054	287 613	119 180	406 794
November	718	590	1 308	101 504	101 912	14 994	218 410	66 225	284 635
December	868	592	1 460	132 443	85 168	25 924	243 536	55 712	299 248
2003									
January	866	279	1 148	138 689	42 190	28 830	209 709	81 071	290 780
February	901	528	1 430	146 931	58 951	36 591	242 473	113 878	356 350
March	995	677	1 673	154 748	130 161	30 701	315 610	125 271	440 881
April	743	292	1 038	122 700	29 308	25 893	177 901	64 060	241 961
May	933	220	1 153	149 840	29 994	32 492	212 327	65 833	278 160
June	899	291	1 192	149 805	40 569	32 331	222 705	55 188	277 893
PUBLIC SECTOR									
2001-02	113	130	243	16 796	15 785	22 871	55 452	436 092	491 543
2002-03	183	81	264	28 295	10 796	21 847	60 938	411 529	472 466
2002									
June	14	38	52	1 526	5 312	1 095	7 933	18 185	26 118
July	7	0	7	941	0	2 353	3 295	21 794	25 089
August	7	0	7	786	0	730	1 516	1 715	3 231
September	5	0	5	799	0	3 136	3 934	62 706	66 640
October	35	0	35	5 008	0	530	5 538	169 848	175 385
November	52	0	52	7 949	0	2 907	10 856	5 334	16 189
December	11	0	11	1 620	0	0	1 620	7 729	9 349
2003									
January	5	0	5	586	0	2 817	3 403	57 267	60 669
February	22	0	22	3 472	0	4 614	8 086	20 409	28 495
March	3	0	3	413	0	2 773	3 186	22 365	25 551
April	5	0	5	990	0	291	1 281	16 730	18 010
May	1	28	29	130	3 919	1 697	5 746	2 898	8 644
June	30	53	83	5 600	6 878	0	12 478	22 735	35 213
TOTAL									
2001-02	11 583	4 909	16 682	1 634 137	698 582	331 479	2 664 198	1 344 273	4 008 471
2002-03	11 519	5 714	17 458	1 776 085	799 428	396 860	2 972 373	1 416 641	4 389 014
2002									
June	1 078	523	1 608	163 112	68 236	38 742	270 090	112 267	382 357
July	1 120	593	1 713	164 808	67 750	26 708	259 266	105 943	365 208
August	1 312	508	2 005	193 109	66 647	63 865	323 621	115 447	439 067
September	906	415	1 351	132 019	44 143	30 849	207 011	123 520	330 531
October	1 129	648	1 777	168 728	91 839	32 584	293 151	289 028	582 179
November	770	590	1 360	109 453	101 912	17 901	229 266	71 559	300 824
December	879	592	1 471	134 063	85 168	25 924	245 156	63 442	308 597
2003									
January	871	279	1 153	139 275	42 190	31 647	213 112	138 338	351 449
February	923	528	1 452	150 404	58 951	41 205	250 559	134 286	384 845
March	998	677	1 676	155 161	130 161	33 474	318 796	147 636	466 432
April	748	292	1 043	123 690	29 308	26 183	179 181	80 790	259 971
May	934	248	1 182	149 970	33 913	34 189	218 073	68 731	286 804
June	929	344	1 275	155 405	47 447	32 331	235 183	77 923	313 106

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

(b) Refer to Explanatory Notes paragraph 16.

BUILDING APPROVED IN STATISTICAL AREAS—Jun Qtr 2003

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

	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non- residential building	Total building
LOCAL GOVERNMENT AREAS									
QUEENSLAND	6 229	2 509	8 763	1 059 985	432 413	168 029	1 660 427	602 528	2 262 955
Brisbane and Moreton (SD)	4 296	2 096	6 405	761 805	370 104	132 461	1 264 370	413 180	1 677 549
Beaudesert (S)	151	0	155	21 696	0	2 267	23 963	2 229	26 192
Boonah (S)	10	0	10	1 263	0	368	1 631	800	2 431
Brisbane (C)	1 019	801	1 821	196 003	101 248	73 952	371 203	144 563	515 767
Caboolture (S)	491	21	512	66 782	1 690	3 043	71 514	21 644	93 159
Caloundra (C)	317	68	388	53 805	12 230	5 643	71 678	14 988	86 666
Esk (S)	12	0	12	1 359	0	226	1 585	144	1 729
Gatton (S)	12	0	12	1 662	0	209	1 871	60	1 931
Gold Coast (C)	948	738	1 689	195 332	180 030	20 522	395 884	110 460	506 345
Ipswich (C)	113	4	117	16 264	280	2 787	19 331	6 004	25 336
Kilcoy (S)	0	0	0	0	0	0	0	0	0
Laidley (S)	20	0	20	2 245	0	184	2 429	1 129	3 558
Logan (C)	215	0	215	29 679	0	3 023	32 702	19 235	51 937
Maroochy (S)	362	354	717	62 118	58 527	6 321	126 966	49 858	176 824
Noosa (S)	102	52	154	24 390	8 649	5 416	38 454	16 079	54 533
Pine Rivers (S)	161	0	161	25 436	0	1 168	26 604	4 220	30 825
Redcliffe (C)	55	47	102	8 768	6 350	2 116	17 234	5 690	22 924
Redland (S)	308	11	320	55 004	1 100	5 217	61 321	16 076	77 396
Wide Bay-Burnett (SD)	603	76	682	79 284	10 783	7 386	97 453	29 191	126 644
Biggenden (S)	1	0	1	118	0	0	118	0	118
Bundaberg (C)	49	16	65	6 540	940	412	7 892	8 707	16 598
Burnett (S)	64	6	71	10 392	611	704	11 707	5 546	17 253
Cherbourg (AC)	0	0	0	0	0	0	0	0	0
Cooloolah (S)	94	2	96	10 511	160	1 177	11 848	1 489	13 337
Eidsvold (S)	0	0	0	0	0	0	0	56	56
Gayndah (S)	0	0	0	0	0	0	0	0	0
Hervey Bay (C)	294	0	294	39 776	0	2 067	41 843	9 522	51 364
Isis (S)	14	4	18	1 614	430	315	2 359	0	2 359
Kilkivan (S)	1	0	1	154	0	67	222	262	484
Kingaroy (S)	13	6	19	1 919	388	228	2 536	1 605	4 141
Kolan (S)	6	0	7	352	0	25	376	135	511
Maryborough (C)	26	0	26	3 315	0	1 170	4 486	1 727	6 213
Miriam Vale (S)	20	42	63	2 581	8 254	472	11 307	0	11 307
Monto (S)	0	0	0	0	0	0	0	0	0
Mundubbera (S)	0	0	0	0	0	13	13	70	83
Murgon (S)	1	0	1	287	0	0	287	72	359
Nanango (S)	5	0	5	484	0	341	825	0	825
Perry (S)	1	0	1	80	0	24	104	0	104
Tiaro (S)	7	0	7	552	0	215	768	0	768
Wondai (S)	3	0	3	260	0	15	275	0	275
Woocoo (S)	4	0	4	350	0	142	491	0	491
Darling Downs (SD)	234	90	324	35 328	8 744	5 753	49 825	24 658	74 483
Cambooya (S)	14	0	14	2 754	0	96	2 849	600	3 449
Chinchilla (S)	3	0	3	435	0	69	505	0	505
Clifton (S)	4	0	4	699	0	156	855	0	855
Crow's Nest (S)	48	0	48	7 205	0	367	7 572	0	7 572
Dalby (T)	5	0	5	697	0	266	963	325	1 288
Goondiwindi (T)	7	0	7	1 144	0	37	1 181	1 706	2 887
Inglewood (S)	0	0	0	0	0	0	0	0	0
Jondaryan (S)	19	0	19	3 061	0	361	3 422	1 602	5 023
Millmerran (S)	5	0	5	835	0	11	846	1 873	2 720
Murilla (S)	0	0	0	0	0	0	0	0	0
Pittsworth (S)	8	0	8	1 032	0	0	1 032	275	1 307
Rosalie (S)	6	0	6	749	0	281	1 030	0	1 030
Stanthorpe (S)	6	2	8	673	131	71	874	1 252	2 126
Tara (S)	0	0	0	0	0	0	0	0	0
Taroom (S)	0	0	0	0	0	0	0	2 339	2 339

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

	New houses	New other residential building	Total dwellings(a)	New houses	New other residential buildings	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
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LOCAL GOVERNMENT AREAS

Darling Downs (SD) continued

Toowoomba (C)	91	86	177	13 652	8 440	3 615	25 707	14 154	39 861
Waggamba (S)	1	0	1	224	0	0	224	0	224
Wambo (S)	1	0	1	110	0	71	181	0	181
Warwick (S)	16	2	18	2 059	173	351	2 583	532	3 115

South West (SD)

Balonne (S)	10	0	10	1 920	0	278	2 198	766	2 964
Bendmere (S)	6	0	6	1 099	0	48	1 146	701	1 847
Bendmere (S)	0	0	0	0	0	0	0	0	0
Booringa (S)	0	0	0	0	0	0	0	0	0
Bulloo (S)	0	0	0	0	0	0	0	0	0
Bungil (S)	0	0	0	0	0	0	0	0	0
Murweh (S)	3	0	3	707	0	0	707	0	707
Paroo (S)	0	0	0	0	0	0	0	0	0
Quilpie (S)	0	0	0	0	0	0	0	0	0
Roma (T)	1	0	1	115	0	230	345	65	411
Warroo (S)	0	0	0	0	0	0	0	0	0

Fitzroy (SD)

Banana (S)	294	53	348	50 183	10 990	3 840	65 013	11 203	76 217
Banana (S)	6	0	6	679	0	116	795	58	853
Bauhinia (S)	0	0	0	0	0	0	0	0	0
Calliope (S)	55	0	55	10 236	0	342	10 578	0	10 578
Duaringa (S)	0	0	0	0	0	122	122	0	122
Emerald (S)	13	0	13	2 207	0	268	2 475	692	3 167
Fitzroy (S)	13	0	13	1 690	0	139	1 830	457	2 287
Gladstone (C)	70	19	89	10 785	1 971	1 286	14 042	1 583	15 626
Jericho (S)	0	0	0	0	0	0	0	0	0
Livingstone (S)	87	12	100	16 493	2 200	820	19 513	2 006	21 519
Mount Morgan (S)	0	0	0	0	0	0	0	0	0
Peak Downs (S)	1	0	1	60	0	0	60	0	60
Rockhampton (C)	49	22	71	8 034	6 819	747	15 599	6 406	22 006
Woorabinda (AC)	0	0	0	0	0	0	0	0	0

Central West (SD)

Aramac (S)	4	2	6	405	225	137	767	908	1 675
Aramac (S)	0	0	0	0	0	0	0	0	0
Barcaldine (S)	0	2	2	0	225	21	246	0	246
Barcoo (S)	0	0	0	0	0	0	0	0	0
Blackall (S)	0	0	0	0	0	0	0	0	0
Boulia (S)	0	0	0	0	0	0	0	0	0
Diamantina (S)	0	0	0	0	0	0	0	0	0
Ilfracombe (S)	0	0	0	0	0	0	0	128	128
Isisford (S)	0	0	0	0	0	0	0	0	0
Longreach (S)	2	0	2	255	0	104	359	780	1 139
Tambo (S)	2	0	2	150	0	0	150	0	150
Winton (S)	0	0	0	0	0	12	12	0	12

Mackay (SD)

Belyando (S)	205	43	249	34 754	7 475	3 306	45 534	15 025	60 560
Belyando (S)	1	8	9	180	1 100	108	1 388	80	1 468
Bowen (S)	1	0	1	74	0	35	109	0	109
Broadsound (S)	0	0	0	0	0	44	44	0	44
Mackay (C)	166	14	181	26 443	2 377	2 158	30 977	14 137	45 114
Mirani (S)	2	0	2	315	0	100	415	0	415
Nebo (S)	7	4	11	1 106	297	68	1 471	0	1 471
Sarina (S)	8	0	8	1 119	0	569	1 688	258	1 946
Whitsunday (S)	20	17	37	5 517	3 700	225	9 442	550	9 992

Northern (SD)

Burdekin (S)	272	65	343	46 322	12 900	8 083	67 305	34 434	101 738
Burdekin (S)	10	0	10	1 868	0	341	2 208	2 095	4 303
Charters Towers (C)	6	2	8	848	190	202	1 240	750	1 990
Dalrymple (S)	0	0	0	0	0	0	0	0	0
Hinchinbrook (S)	0	0	0	0	0	227	227	0	227
Palm Island (AC)	6	0	6	1 858	0	0	1 858	0	1 858
Thuringowa (C)	104	0	104	16 403	0	1 103	17 507	7 661	25 168
Townsville (C)	146	63	215	25 345	12 710	6 210	44 265	23 928	68 192

BUILDING APPROVED IN STATISTICAL AREAS—Jun Qtr 2003 *continued*

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

	<i>New houses</i>	<i>New other residential building</i>	<i>Total dwellings(a)</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non residential building</i>	<i>Total building</i>
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LOCAL GOVERNMENT AREAS

Far North (SD)	310	81	392	49 818	10 913	6 467	67 198	68 626	135 824
Atherton (S)	15	4	19	1 715	595	539	2 849	520	3 370
Aurukun (S)	0	0	0	0	0	0	0	0	0
Badu (IC)	0	0	0	0	0	0	0	0	0
Bamaga (IC)	0	0	0	0	0	0	0	0	0
Boigu (IC)	0	0	0	0	0	0	0	0	0
Cairns (C)	208	75	283	32 295	9 849	3 561	45 706	60 080	105 786
Cardwell (S)	15	2	17	1 878	469	384	2 731	798	3 529
Cook (S)	14	0	14	1 548	0	81	1 628	997	2 625
Croydon (S)	0	0	0	0	0	0	0	0	0
Dauan (IC)	0	0	0	0	0	0	0	0	0
Douglas (S)	20	0	21	6 940	0	802	7 743	561	8 304
Eacham (S)	7	0	7	1 251	0	47	1 298	80	1 378
Erub (IC)	0	0	0	0	0	0	0	0	0
Etheridge (S)	0	0	0	0	0	0	0	50	50
Hammond (IC)	0	0	0	0	0	0	0	0	0
Herberton (S)	4	0	4	222	0	260	482	0	482
Hope Vale (AC)	0	0	0	0	0	0	0	0	0
Iama (IC)	0	0	0	0	0	0	0	0	0
Injinoo (AC)	0	0	0	0	0	0	0	0	0
Johnstone (S)	5	0	5	702	0	621	1 323	450	1 773
Kowanyama (AC)	0	0	0	0	0	0	0	0	0
Kubin (IC)	2	0	2	400	0	0	400	0	400
Lockhart River (AC)	0	0	0	0	0	0	0	339	339
Mabuiag (IC)	0	0	0	0	0	0	0	0	0
Mapoon (AC)	0	0	0	0	0	0	0	0	0
Mareeba (S)	16	0	16	2 267	0	171	2 438	286	2 724
Mer (IC)	0	0	0	0	0	0	0	0	0
Napranum (AC)	0	0	0	0	0	0	0	0	0
New Mapoon (AC)	0	0	0	0	0	0	0	0	0
Pormpuraaw (AC)	0	0	0	0	0	0	0	0	0
Poruma (IC)	0	0	0	0	0	0	0	0	0
Saibai (IC)	0	0	0	0	0	0	0	0	0
St Pauls (IC)	0	0	0	0	0	0	0	0	0
Seisia (IC)	0	0	0	0	0	0	0	0	0
Torres (S)	0	0	0	0	0	0	0	4 465	4 465
Ugar (IC)	0	0	0	0	0	0	0	0	0
Umagico (AC)	0	0	0	0	0	0	0	0	0
Warraber (IC)	0	0	0	0	0	0	0	0	0
Wujal Wujal (AC)	0	0	0	0	0	0	0	0	0
Yarrabah (AC)	4	0	4	600	0	0	600	0	600
Yorke (IC)	0	0	0	0	0	0	0	0	0

BUILDING APPROVED IN STATISTICAL AREAS—Jun Qtr 2003 *continued*

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

	<i>New houses</i>	<i>New other residential building</i>	<i>Total dwellings(a)</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non residential building</i>	<i>Total building</i>
LOCAL GOVERNMENT AREAS									
North West (SD)	1	3	4	165	280	319	764	4 537	5 301
Burke (S)	0	0	0	0	0	0	0	0	0
Carpentaria (S)	1	0	1	165	0	0	165	0	165
Cloncurry (S)	0	0	0	0	0	0	0	0	0
Doomadgee (AC)	0	0	0	0	0	0	0	0	0
Flinders (S)	0	0	0	0	0	16	16	0	16
McKinlay (S)	0	0	0	0	0	0	0	0	0
Mornington (S)	0	0	0	0	0	0	0	0	0
Mount Isa (C)	0	3	3	0	280	303	583	4 537	5 120
Richmond (S)	0	0	0	0	0	0	0	0	0

STATISTICAL DISTRICT

Sunshine Coast (QLD)	571	452	1 027	104 889	77 114	12 859	194 862	70 265	265 128
Bundaberg (QLD)	94	22	116	13 841	1 551	956	16 348	14 042	30 389
Hervey Bay (QLD)	286	0	286	38 842	0	1 902	40 743	9 522	50 265
Rockhampton (QLD)	59	22	81	9 359	6 819	864	17 042	6 461	23 503
Gladstone (QLD)	122	19	141	20 419	1 971	1 564	23 954	1 583	25 537
Mackay (QLD)	158	14	173	25 348	2 377	1 959	29 684	10 137	39 821
Townsville (QLD)	229	63	298	38 661	12 710	6 741	58 113	31 521	89 633
Cairns (QLD)	204	75	279	31 738	9 849	3 520	45 107	60 080	105 187
Toowoomba (QLD)	162	86	248	25 353	8 440	4 265	38 057	16 280	54 337
Gold Coast-Tweed (QLD/NSW)	838	830	1 670	183 511	192 777	20 624	396 912	102 801	499 713

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

(b) Refer to Explanatory Notes paragraph 16.

EXPLANATORY NOTES

INTRODUCTION

1 This publication presents monthly details of building work approved.

SCOPE AND COVERAGE

2 Statistics of building work approved are compiled from:

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

3 The scope of the survey comprises the following:

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

4 From July 1990, the statistics include:

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

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

VALUE DATA

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

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

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

EXPLANATORY NOTES

OWNERSHIP

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

BUILDING CLASSIFICATIONS

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

11 The Type of Building classification refers to the intended major function of a building. A building which is ancillary to other buildings or forms a part of a group of related buildings is classified to the function of the specific building, not to the function of the group as a whole.

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

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

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

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

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

SEASONAL ADJUSTMENT

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

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

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

EXPLANATORY NOTES

SEASONAL ADJUSTMENT *continued*

20 From May 2003, the seasonally adjusted estimates are produced by the concurrent seasonal adjustment method which takes account of the latest available original estimates. The concurrent method improves the estimation of seasonal factors, and therefore, the seasonally adjusted and trend estimates for the current and previous months. As a result of this improvement, revisions to the seasonally adjusted and trend estimates will be observed for recent periods. The estimates that will improve the most will be for the current month, previous month and the same month one year ago. In most instances the only noticeable revisions will be to the previous month and the same month one year ago. The concurrent seasonal adjustment methodology replaces the forward factor methodology previously used to adjust Building Approval series, where seasonal factors were only revised following an annual reanalysis.

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

22 A more detailed review of concurrent seasonal factors will be conducted annually, generally prior to the release of data for May. The timing of this review may vary and when appropriate will be notified in the 'Data Notes' section of this publication.

TREND ESTIMATES

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

24 While the smoothing techniques described in paragraph 22 enable trend estimates to be produced for the latest few periods, they do result in revisions to the trend estimates as new data becomes available. Generally, revisions become smaller over time and, after three months, usually have a negligible impact on the series. Revisions to the original data and re-analysis of seasonal factors may also lead to revisions to the trend.

CHAIN VOLUME MEASURES

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

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

EXPLANATORY NOTES

AUSTRALIAN STANDARD GEOGRAPHICAL CLASSIFICATION (ASGC)

27 Area statistics are now being classified to the Australian Standard Geographical Classification (ASGC), 2002 Edition (cat. no. 1216.0), effective from July 2002. Building work approved before July 2002 was classified according to the current editions of the ASGC at that time, and is presented in this publication unrevised, in the original geographical area that applied at the time of approval.

28 Some Statistical Districts straddle state/territory boundaries. The Gold Coast–Tweed Statistical District lies partly in Queensland and partly in New South Wales.

ABS DATA AVAILABLE ON REQUEST

29 As well as the statistics included in this and related publications, the ABS may have other relevant data available on request. Inquiries should be made to the National Information and Referral Service on 1300 135 070.

RELATED PUBLICATIONS

30 Users may also wish to refer to the following publications:

- *Building Activity, Australia*, cat. no. 8752.0
- *Building Activity, Australia: Dwelling Unit Commencements*, cat. no. 8750.0
- *Building Activity, Queensland*, cat. no. 8752.3
- *Building Approvals, Australia*, cat. no. 8731.0
- *Construction Work Done, Australia, Preliminary*, cat. no. 8755.0
- *Engineering Construction Activity, Australia*, cat. no. 8762.0
- *House Price Indexes: Eight Capital Cities*, cat. no. 6416.0
- *Housing Finance for Owner Occupation, Australia*, cat. no. 5609.0
- *Producer Price Indexes, Australia*, cat. no. 6427.0

31 While building approvals value series are shown inclusive of GST, this is different to the value series shown in the Building Activity publications (cat. nos 8752.0, 8752.3 and 8755.0), in which residential work will be published inclusive of GST and non-residential work exclusive of GST. In the *Engineering Construction Activity, Australia* (cat. no. 8762.0) all values will exclude GST.

ROUNDING

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

SYMBOLS AND OTHER USAGES

- n.a. not available
- n.y.a. not yet available
- AC Aboriginal Council
- C City
- IC Island Council
- S Shire
- SD Statistical Division
- T Town

G L O S S A R Y

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

G L O S S A R Y

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

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- CPI INFOLINE** For current and historical Consumer Price Index data, call 1902 981 074 (call cost 77c per minute).
- DIAL-A-STATISTIC** For the latest figures for National Accounts, Balance of Payments, Labour Force, Average Weekly Earnings, Estimated Resident Population and the Consumer Price Index call 1900 986 400 (call cost 77c per minute).

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