

# BUILDING APPROVALS

SOUTH  
AUSTRALIA

EMBARGO: 11:30AM (CANBERRA TIME) TUES 7 AUG 2001

## JUNE KEY FIGURES

Dwelling units approved	Apr 2001	May 2001	Jun 2001
Original	515	709	736
Seasonally adjusted	605	664	662
Trend	591	620	653

	% change Mar 2001 to Apr 2001	% change Apr 2001 to May 2001	% change May 2001 to Jun 2001
Dwelling units approved			
Original	-18.9	37.7	3.8
Seasonally adjusted	5.8	9.8	-0.4
Trend	4.5	4.8	5.3

## JUNE KEY POINTS

### TREND ESTIMATES

- The trend estimate for total dwelling units approved has increased for nine consecutive months with increases of more than 4% in each month of the June 2001 quarter.
- The trend for private sector houses approved increased by 6.8% in June 2001 following increases of 8.2% and 8.0% in April and May 2001 respectively.

### SEASONALLY ADJUSTED ESTIMATES

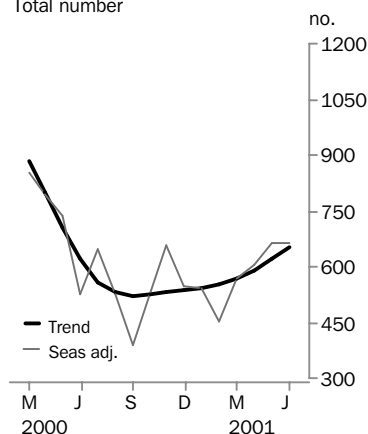
- The seasonally adjusted estimate for total dwellings fell 0.4% in June 2001 after increases of 5.8% and 9.8% in April and May 2001 respectively. The estimate for May 2001 of 664 is the highest recorded since May 2000.
- The seasonally adjusted estimate for private sector houses has increased 39.5% since March, with the June 2001 estimate reaching 632.

### ORIGINAL ESTIMATES

- During the June 2001 quarter there were 1,960 dwelling units approved, an increase of 27.6% over the March 2001 quarter and 4.2% lower than the June 2000 quarter. The number of houses approved in the June 2001 quarter increased 41.2% to 1,795 while other dwellings fell 37.7% to 165.
- The total value of building approved in the June 2001 quarter increased by \$30.1m (7.2%) to \$449.4m. While the value of residential building increased by 27.4% to \$261.7m, the value of non-residential building fell 12.2% to \$187.7m in the June 2001 quarter.

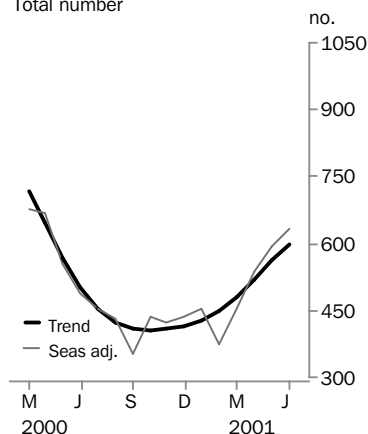
### Dwelling units approved

Total number



### Private sector houses approved

Total number



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

# NOTES

## FORTHCOMING ISSUES

### ISSUE

### RELEASE DATE

September 2001

7 November 2001

December 2001

8 February 2002



## CHANGES IN THIS ISSUE

Seasonally adjusted and trend estimates to April 2001 have been revised as a result of the annual reanalysis of the seasonal factors. See paragraph 23 of the Explanatory Notes.

Users should note that the reference year for Chain Volume Measures (Table 8) has been advanced to 1999-2000 in this issue (rather than the September issue), which has resulted in revisions to levels, but not to growth rates for all periods (see paragraph 26 of the Explanatory Notes).



## DATA NOTES

There are no data notes in this issue.



## REVISIONS THIS MONTH

There are no revisions this month.

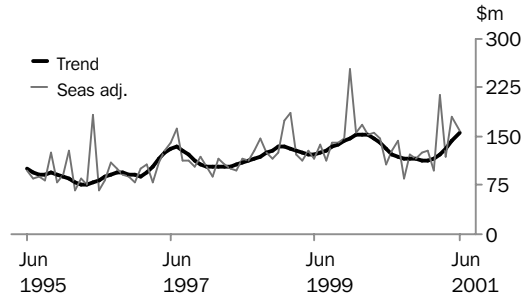


Ian Crettenden  
Regional Director, South Australia

# VALUE OF BUILDING APPROVED

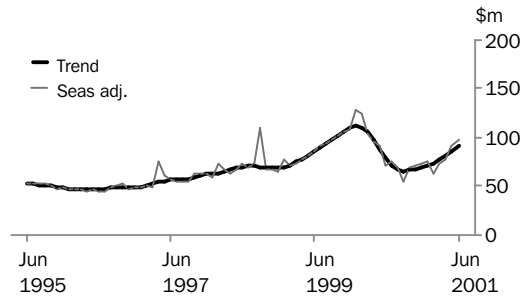
## VALUE OF TOTAL BUILDING

The trend estimate of the total value of building approved has increased for the past five months following three months of decline.



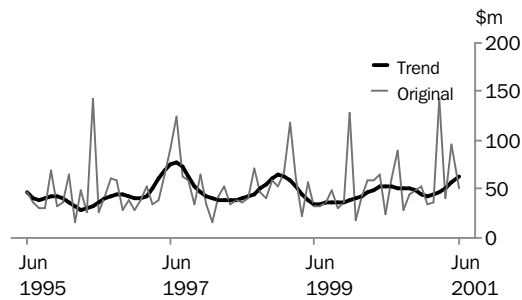
## VALUE OF RESIDENTIAL BUILDING

The trend estimate of the value of residential building has increased for nine consecutive months with strong growth over the past three months.



## VALUE OF NON-RESIDENTIAL BUILDING

The trend estimate of the value of non-residential building has increased for the past five months following seven months of decline.



# SUMMARY OF 2000-2001 BUILDING APPROVALS

## DWELLING UNITS APPROVED

The number of dwelling units approved in 1999-2000 and 2000-2001 and the percentage movement between 1999-2000 and 2000-2001 for South Australia is summarised below.

	1999-2001	2000-2001	1999-2000 2000-2001
	no.	no.	% change
New residential building	9 853	6 731	-31.7
Alterations and additions to residential buildings	18	8	-55.6
Conversions	145	27	-81.4
Non-residential building	8	4	-50.0
<b>Total dwelling units</b>	<b>10 024</b>	<b>6 770</b>	<b>-32.5</b>

The total number of dwelling units approved fell by 32.5% in 2000-2001 when compared with 1999-2000. The number of new residential dwelling units has fallen 31.7% to 6,731.

## VALUE OF BUILDING APPROVED

The value of building approved in 1999-2000 and 2000-2001 and the percentage movement between 1999-2000 and 2000-2001 is summarised below.

	1999-2001	2000-2001	1999-2000 2000-2001
	\$m	\$m	% change
New residential building	1 022.9	735.6	-28.1
Alterations and additions creating dwellings	1.3	0.5	-66.0
Alterations and additions not creating dwellings	168.8	154.4	-8.5
Conversions	18.8	2.5	-86.9
Non-residential building	585.7	728.5	24.4
<b>Total building</b>	<b>1 797.5</b>	<b>1 621.4</b>	<b>-9.8</b>

The value of total building approved has fallen 9.8% to \$1,621.4m in 2000-2001. The fall was largely the result of a 28.1% fall in new residential building approved to \$735.6m. Non-residential building increased 24.4% to \$728.5m.

# WHAT IF...? REVISIONS TO TREND ESTIMATES

## EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

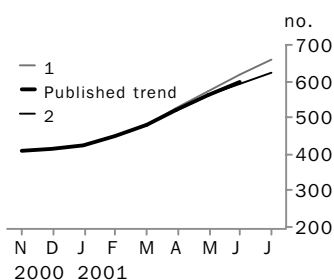
Readers should exercise care when interpreting trend estimates. The last six trend estimates, in particular, are likely to be revised when new seasonally adjusted estimates become available.

### TREND REVISIONS

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

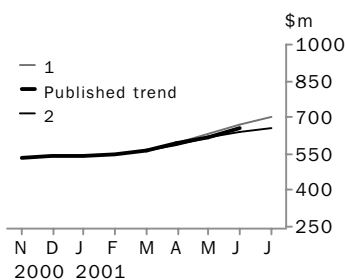
The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the July seasonally adjusted estimate is higher than the June estimate by 7% for the number of private sector houses approved and 9% for total dwelling units approved; and that the July 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 MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	<b>1</b> <i>rises by 7% on Jun 2001</i>		<b>2</b> <i>falls by 7% on Jun 2001</i>	
	no.	% change	no.	% change	no.	% change
February 2001	449	5.2	445	5.0	448	5.3
March 2001	480	7.0	479	7.5	480	7.1
April 2001	520	8.2	524	9.3	520	8.2
May 2001	561	8.0	572	9.3	560	7.7
June 2001	599	6.8	618	8.0	594	6.2
July 2001	n.y.a.	n.y.a.	659	6.5	622	4.7

### TOTAL DWELLING UNITS



	TREND AS PUBLISHED		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	<b>1</b> <i>rises by 9% on Jun 2001</i>		<b>2</b> <i>falls by 9% on Jun 2001</i>	
	no.	% change	no.	% change	no.	% change
February 2001	551	1.7	549	1.6	553	1.9
March 2001	566	2.6	565	2.9	567	2.5
April 2001	591	4.5	595	5.4	590	4.1
May 2001	620	4.8	633	6.4	616	4.5
June 2001	653	5.3	670	5.8	638	3.6
July 2001	n.y.a.	n.y.a.	702	4.7	654	2.4

## 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						
<b>2000</b>						
April	561	565	74	78	635	643
May	616	625	179	179	795	804
June	517	524	74	74	591	598
July	443	461	246	249	689	710
August	450	465	57	57	507	522
September	353	353	56	56	409	409
October	434	434	76	80	510	514
November	458	462	192	199	650	661
December	381	398	58	60	439	458
<b>2001</b>						
January	364	364	59	68	423	432
February	380	385	84	84	464	469
March	516	522	113	113	629	635
April	475	492	21	23	496	515
May	655	659	50	50	705	709
June	641	644	92	92	733	736
SEASONALLY ADJUSTED						
<b>2000</b>						
April	667	671	n.a.	n.a.	785	793
May	553	562	n.a.	n.a.	727	736
June	490	497	n.a.	n.a.	517	524
July	453	471	n.a.	n.a.	625	646
August	430	445	n.a.	n.a.	509	524
September	351	351	n.a.	n.a.	391	391
October	435	435	n.a.	n.a.	526	530
November	424	428	n.a.	n.a.	647	658
December	436	453	n.a.	n.a.	530	549
<b>2001</b>						
January	453	453	n.a.	n.a.	531	540
February	375	380	n.a.	n.a.	447	452
March	453	459	n.a.	n.a.	565	571
April	538	555	n.a.	n.a.	586	605
May	594	598	n.a.	n.a.	660	664
June	632	635	n.a.	n.a.	659	662
TREND ESTIMATES						
<b>2000</b>						
April	645	650	n.a.	n.a.	794	800
May	569	577	n.a.	n.a.	696	705
June	502	512	n.a.	n.a.	609	620
July	452	462	n.a.	n.a.	548	559
August	422	431	n.a.	n.a.	519	529
September	409	417	n.a.	n.a.	510	520
October	406	412	n.a.	n.a.	516	525
November	409	414	n.a.	n.a.	523	532
December	414	419	n.a.	n.a.	528	537
<b>2001</b>						
January	426	432	n.a.	n.a.	532	542
February	449	456	n.a.	n.a.	541	551
March	480	488	n.a.	n.a.	556	566
April	520	527	n.a.	n.a.	583	591
May	561	568	n.a.	n.a.	613	620
June	599	605	n.a.	n.a.	647	653

## 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)						
<b>2000</b>						
April	-30.5	-30.2	-55.2	-52.7	-34.7	-34.0
May	9.8	10.6	141.9	129.5	25.2	25.0
June	-16.1	-16.2	-58.7	-58.7	-25.7	-25.6
July	-14.3	-12.0	232.4	236.5	16.6	18.7
August	1.6	0.9	-76.8	-77.1	-26.4	-26.5
September	-21.6	-24.1	-1.8	-1.8	-19.3	-21.6
October	22.9	22.9	35.7	42.9	24.7	25.7
November	5.5	6.5	152.6	148.8	27.5	28.6
December	-16.8	-13.9	-69.8	-69.8	-32.5	-30.7
<b>2001</b>						
January	-4.5	-8.5	1.7	13.3	-3.6	-5.7
February	4.4	5.8	42.4	23.5	9.7	8.6
March	35.8	35.6	34.5	34.5	35.6	35.4
April	-7.9	-5.7	-81.4	-79.6	-21.1	-18.9
May	37.9	33.9	138.1	117.4	42.1	37.7
June	-2.1	-2.3	84.0	84.0	4.0	3.8
SEASONALLY ADJUSTED (% change from preceding month)						
<b>2000</b>						
April	-1.5	-1.3	n.a.	n.a.	-7.8	-7.0
May	-17.1	-16.2	n.a.	n.a.	-7.4	-7.2
June	-11.4	-11.6	n.a.	n.a.	-28.9	-28.8
July	-7.5	-5.2	n.a.	n.a.	20.9	23.4
August	-5.1	-5.5	n.a.	n.a.	-18.6	-18.9
September	-18.4	-21.1	n.a.	n.a.	-23.2	-25.3
October	23.9	23.9	n.a.	n.a.	34.5	35.5
November	-2.4	-1.6	n.a.	n.a.	23.0	24.0
December	2.9	5.8	n.a.	n.a.	-18.1	-16.6
<b>2001</b>						
January	3.7	0.0	n.a.	n.a.	0.2	-1.7
February	-17.1	-16.1	n.a.	n.a.	-15.8	-16.2
March	20.7	20.8	n.a.	n.a.	26.4	26.5
April	18.8	20.9	n.a.	n.a.	3.7	5.8
May	10.3	7.7	n.a.	n.a.	12.6	9.8
June	6.4	6.2	n.a.	n.a.	-0.2	-0.4
TREND ESTIMATES (% change from preceding month)						
<b>2000</b>						
April	-10.1	-9.6	n.a.	n.a.	-10.0	-9.6
May	-11.8	-11.2	n.a.	n.a.	-12.3	-11.9
June	-11.7	-11.3	n.a.	n.a.	-12.5	-12.1
July	-10.0	-9.8	n.a.	n.a.	-10.0	-9.8
August	-6.5	-6.7	n.a.	n.a.	-5.3	-5.4
September	-3.2	-3.2	n.a.	n.a.	-1.7	-1.6
October	-0.6	-1.2	n.a.	n.a.	1.2	0.8
November	0.7	0.5	n.a.	n.a.	1.4	1.4
December	1.2	1.2	n.a.	n.a.	1.0	0.9
<b>2001</b>						
January	3.0	3.1	n.a.	n.a.	0.8	1.0
February	5.2	5.6	n.a.	n.a.	1.7	1.7
March	7.0	7.0	n.a.	n.a.	2.8	2.6
April	8.2	8.0	n.a.	n.a.	4.9	4.5
May	8.0	7.8	n.a.	n.a.	5.1	4.8
June	6.8	6.5	n.a.	n.a.	5.5	5.3

## VALUE OF BUILDING APPROVED

<i>Month</i>	<i>New residential building</i>	<i>Alterations and additions to residential buildings(a)</i>	<i>Total residential building</i>	<i>Non-residential building</i>	<i>Total building</i>
<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>
ORIGINAL					
<b>2000</b>					
April	64.9	11.8	76.7	58.7	135.3
May	79.5	17.3	96.8	66.1	162.9
June	63.9	11.5	75.4	24.3	99.7
July	83.5	9.3	92.8	60.6	153.4
August	57.8	11.9	69.7	89.6	159.3
September	42.1	12.6	54.7	29.4	84.1
October	55.6	13.1	68.7	45.3	114.0
November	63.4	15.0	78.3	49.6	127.9
December	49.4	12.1	61.4	52.6	114.1
<b>2001</b>					
January	46.5	13.5	60.0	35.2	95.3
February	50.4	13.8	64.2	36.6	100.8
March	67.2	14.0	81.2	141.9	223.2
April	56.3	10.8	67.1	40.5	107.6
May	79.3	16.9	96.1	95.7	191.8
June	84.2	14.3	98.5	51.5	150.0
SEASONALLY ADJUSTED					
<b>2000</b>					
April	82.6	13.7	96.3	n.a.	155.8
May	74.8	17.4	92.1	n.a.	147.9
June	58.8	12.0	70.8	n.a.	106.2
July	65.5	9.3	74.8	n.a.	129.5
August	59.6	10.7	70.3	n.a.	142.4
September	42.0	12.2	54.2	n.a.	85.8
October	56.7	12.8	69.5	n.a.	122.6
November	59.0	12.8	71.9	n.a.	117.7
December	59.2	13.4	72.6	n.a.	126.2
<b>2001</b>					
January	60.2	15.7	75.9	n.a.	128.0
February	50.3	13.9	64.2	n.a.	98.2
March	60.6	13.6	74.2	n.a.	213.3
April	65.6	12.8	78.4	n.a.	119.7
May	75.3	17.0	92.3	n.a.	179.4
June	83.4	14.7	98.2	n.a.	160.5
TREND ESTIMATES					
<b>2000</b>					
April	83.5	14.7	98.2	49.7	147.8
May	74.9	13.7	88.6	52.3	140.8
June	66.5	12.6	79.1	53.1	132.1
July	59.8	11.7	71.5	52.2	123.7
August	55.9	11.4	67.3	51.2	118.5
September	54.5	11.6	66.1	50.9	116.9
October	54.4	12.2	66.6	50.5	117.1
November	54.9	13.1	68.0	48.3	116.2
December	55.6	13.7	69.3	45.1	114.3
<b>2001</b>					
January	56.9	14.0	70.9	43.1	114.0
February	59.3	14.1	73.4	44.0	117.4
March	62.5	14.3	76.8	46.9	123.7
April	66.9	14.5	81.4	51.7	133.1
May	71.8	14.8	86.6	57.8	144.4
June	76.7	15.0	91.7	63.4	155.0

(a) Refer to Explanatory Notes paragraph 18.



## 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)					
<b>2000</b>					
April	-35.0	-25.2	-33.6	-0.5	-22.4
May	22.6	46.3	26.2	12.7	20.4
June	-19.6	-33.3	-22.1	-63.2	-38.8
July	30.7	-19.0	23.1	148.9	53.8
August	-30.8	27.2	-25.0	48.0	3.9
September	-27.2	6.4	-21.4	-67.2	-47.2
October	32.0	4.0	25.6	54.2	35.6
November	14.0	14.1	14.0	9.4	12.2
December	-22.1	-19.4	-21.6	6.2	-10.8
<b>2001</b>					
January	-5.8	12.1	-2.3	-33.1	-16.5
February	8.5	1.7	7.0	3.8	5.8
March	33.2	2.1	26.5	288.0	121.4
April	-16.3	-23.1	-17.5	-71.5	-51.8
May	40.9	56.5	43.4	136.3	78.4
June	6.3	-15.5	2.4	-46.2	-21.8
SEASONALLY ADJUSTED (% change from preceding month)					
<b>2000</b>					
April	-7.6	-0.9	-6.7	n.a.	2.1
May	-9.5	26.9	-4.3	n.a.	-5.1
June	-21.4	-30.8	-23.1	n.a.	-28.2
July	11.4	-22.8	5.6	n.a.	21.9
August	-9.1	15.6	-6.0	n.a.	10.0
September	-29.5	13.9	-22.9	n.a.	-39.8
October	35.1	5.1	28.3	n.a.	43.0
November	4.2	0.0	3.4	n.a.	-4.0
December	0.3	4.3	1.0	n.a.	7.2
<b>2001</b>					
January	1.7	17.2	4.6	n.a.	1.4
February	-16.5	-11.4	-15.5	n.a.	-23.3
March	20.6	-2.3	15.6	n.a.	117.3
April	8.1	-5.4	5.7	n.a.	-43.9
May	14.9	32.5	17.8	n.a.	49.9
June	10.7	-13.4	6.3	n.a.	-10.6
TREND ESTIMATES (% change from preceding month)					
<b>2000</b>					
April	-7.9	-4.1	-7.4	7.9	-2.7
May	-10.3	-6.9	-9.8	5.2	-4.8
June	-11.2	-8.0	-10.7	1.6	-6.2
July	-10.0	-6.9	-9.5	-1.6	-6.3
August	-6.5	-3.0	-5.9	-2.0	-4.3
September	-2.6	2.0	-1.8	-0.6	-1.3
October	-0.2	5.7	0.8	-0.8	0.1
November	1.0	6.6	2.0	-4.4	-0.7
December	1.2	4.9	1.9	-6.6	-1.6
<b>2001</b>					
January	2.4	2.1	2.3	-4.2	-0.3
February	4.1	1.0	3.5	2.1	3.0
March	5.4	1.3	4.6	6.4	5.3
April	7.1	1.6	6.0	10.3	7.7
May	7.4	1.8	6.4	11.7	8.4
June	6.7	1.4	5.8	9.8	7.4

(a) Refer to Explanatory Notes paragraph 18.

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

Period	New houses	New other residential building	Alterations and additions to residential buildings	Conversion(a)	Non-residential building(a)	Total dwelling units
PRIVATE SECTOR (Number)						
<b>1998-1999</b>	6 555	1 012	11	118	1	7 697
<b>1999-2000</b>	8 287	1 457	18	145	8	9 915
<b>2000-2001</b>	5 544	1 075	7	24	4	6 654
<b>2000</b>						
June	516	72	1	1	1	591
July	443	244	1	0	1	689
August	448	54	1	2	2	507
September	353	56	0	0	0	409
October	433	76	0	1	0	510
November	458	174	0	18	0	650
December	381	58	0	0	0	439
<b>2001</b>						
January	363	59	0	1	0	423
February	379	84	0	1	0	464
March	516	110	3	0	0	629
April	475	19	2	0	0	496
May	655	49	0	0	1	705
June	640	92	0	1	0	733
PUBLIC SECTOR (Number)						
<b>1998-1999</b>	206	22	3	0	0	231
<b>1999-2000</b>	102	7	0	0	0	109
<b>2000-2001</b>	89	23	1	3	0	116
<b>2000</b>						
June	7	0	0	0	0	7
July	18	0	0	3	0	21
August	15	0	0	0	0	15
September	0	0	0	0	0	0
October	0	4	0	0	0	4
November	4	6	1	0	0	11
December	17	2	0	0	0	19
<b>2001</b>						
January	0	9	0	0	0	9
February	5	0	0	0	0	5
March	6	0	0	0	0	6
April	17	2	0	0	0	19
May	4	0	0	0	0	4
June	3	0	0	0	0	3
TOTAL (Number)						
<b>1998-1999</b>	6 761	1 034	14	118	1	7 928
<b>1999-2000</b>	8 389	1 464	18	145	8	10 024
<b>2000-2001</b>	5 633	1 098	8	27	4	6 770
<b>2000</b>						
June	523	72	1	1	1	598
July	461	244	1	3	1	710
August	463	54	1	2	2	522
September	353	56	0	0	0	409
October	433	80	0	1	0	514
November	462	180	1	18	0	661
December	398	60	0	0	0	458
<b>2001</b>						
January	363	68	0	1	0	432
February	384	84	0	1	0	469
March	522	110	3	0	0	635
April	492	21	2	0	0	515
May	659	49	0	0	1	709
June	643	92	0	1	0	736

(a) See Glossary for definition.

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

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions creating dwellings</i>	<i>Alterations and additions not creating dwellings</i>	<i>Conversion(a)</i>	<i>Total residential building</i>	<i>Non-residential building (a)</i>	<i>Total building</i>
PRIVATE SECTOR (\$ million)								
<b>1998-1999</b>	624.9	132.6	0.4	136.5	4.5	898.9	443.0	1 341.9
<b>1999-2000</b>	838.7	175.3	1.3	162.3	18.8	1 196.5	361.8	1 558.3
<b>2000-2001</b>	599.6	125.9	0.3	147.4	2.4	875.6	461.3	1 336.9
<b>2000</b>								
June	52.4	11.0	0.1	11.3	0.1	74.9	19.5	94.4
July	47.0	35.0	0.0	9.1	0.0	91.1	46.4	137.5
August	48.1	8.5	0.1	10.7	0.0	67.5	55.3	122.8
September	36.6	5.5	0.0	12.0	0.1	54.2	25.1	79.3
October	45.5	9.5	0.0	12.3	0.1	67.4	37.0	104.4
November	49.3	13.2	0.0	12.8	1.8	77.1	32.8	109.8
December	40.9	6.8	0.0	11.8	0.0	59.5	19.8	79.3
<b>2001</b>								
January	39.3	6.3	0.0	12.8	0.3	58.7	29.9	88.6
February	41.1	9.1	0.0	12.4	0.0	62.7	31.8	94.5
March	53.7	13.0	0.1	12.8	0.1	79.7	31.6	111.3
April	51.8	2.1	0.2	10.5	0.1	64.7	32.6	97.3
May	74.1	4.8	0.0	16.3	0.0	95.3	73.8	169.1
June	72.0	11.9	0.0	13.9	0.0	97.9	45.2	143.1
PUBLIC SECTOR (\$ million)								
<b>1998-1999</b>	16.4	1.7	0.1	2.4	0.0	20.7	227.9	248.5
<b>1999-2000</b>	8.5	0.5	0.0	6.4	0.0	15.4	223.9	239.2
<b>2000-2001</b>	8.0	2.2	0.1	7.0	0.1	17.3	267.2	284.6
<b>2000</b>								
June	0.5	0.0	0.0	0.0	0.0	0.5	4.8	5.3
July	1.5	0.0	0.0	0.2	0.1	1.8	14.2	15.9
August	1.1	0.0	0.0	1.0	0.0	2.2	34.3	36.5
September	0.0	0.0	0.0	0.5	0.0	0.5	4.3	4.8
October	0.0	0.6	0.0	0.8	0.0	1.4	8.3	9.6
November	0.3	0.5	0.1	0.3	0.0	1.3	16.8	18.1
December	1.5	0.1	0.0	0.3	0.0	2.0	32.8	34.8
<b>2001</b>								
January	0.0	0.9	0.0	0.5	0.0	1.4	5.3	6.7
February	0.2	0.0	0.0	1.3	0.0	1.5	4.8	6.3
March	0.5	0.0	0.0	1.0	0.0	1.5	110.3	111.8
April	2.2	0.1	0.0	0.1	0.0	2.4	7.9	10.3
May	0.3	0.0	0.0	0.6	0.0	0.9	21.9	22.7
June	0.3	0.0	0.0	0.3	0.0	0.6	6.3	6.9
TOTAL (\$ million)								
<b>1998-1999</b>	641.3	134.3	0.5	138.9	4.5	919.6	670.9	1 590.5
<b>1999-2000</b>	847.2	175.8	1.3	168.8	18.8	1 211.8	585.7	1 797.5
<b>2000-2001</b>	607.6	128.0	0.5	154.4	2.5	892.9	728.5	1 621.4
<b>2000</b>								
June	52.9	11.0	0.1	11.3	0.1	75.4	24.3	99.7
July	48.5	35.0	0.0	9.2	0.1	92.8	60.6	153.4
August	49.3	8.5	0.1	11.8	0.0	69.7	89.6	159.3
September	36.6	5.5	0.0	12.6	0.1	54.7	29.4	84.1
October	45.5	10.1	0.0	13.1	0.1	68.7	45.3	114.0
November	49.6	13.7	0.1	13.1	1.8	78.3	49.6	127.9
December	42.4	6.9	0.0	12.1	0.0	61.4	52.6	114.1
<b>2001</b>								
January	39.3	7.2	0.0	13.3	0.3	60.0	35.2	95.3
February	41.3	9.1	0.0	13.7	0.0	64.2	36.6	100.8
March	54.2	13.0	0.1	13.9	0.1	81.2	141.9	223.2
April	54.1	2.2	0.2	10.5	0.1	67.1	40.5	107.6
May	74.4	4.8	0.0	16.9	0.0	96.1	95.7	191.8
June	72.3	11.9	0.0	14.2	0.0	98.5	51.5	150.0

(a) See Glossary for definition.

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										
<b>1998-1999</b>	6 761	381	309	690	53	105	186	344	1 034	7 795
<b>1999-2000</b>	8 389	650	396	1 046	36	166	216	418	1 464	9 853
<b>2000-2001</b>	5 633	419	286	705	46	65	282	393	1 098	6 731
<b>2000</b>										
April	565	53	25	78	0	0	0	0	78	643
May	625	18	37	55	0	10	42	52	107	732
June	523	33	15	48	0	12	12	24	72	595
July	461	76	9	85	13	0	146	159	244	705
August	463	16	35	51	3	0	0	3	54	517
September	353	34	22	56	0	0	0	0	56	409
October	433	42	32	74	0	6	0	6	80	513
November	462	76	5	81	2	0	97	99	180	642
December	398	20	30	50	4	0	6	10	60	458
<b>2001</b>										
January	363	32	27	59	0	9	0	9	68	431
February	384	26	58	84	0	0	0	0	84	468
March	522	43	28	71	7	32	0	39	110	632
April	492	15	4	19	2	0	0	2	21	513
May	659	14	23	37	4	8	0	12	49	708
June	643	25	13	38	11	10	33	54	92	735
VALUE (\$ million)										
<b>1998-1999</b>	641.4	29.4	33.7	63.0	5.5	9.2	56.5	71.2	134.2	775.6
<b>1999-2000</b>	847.2	48.8	47.2	96.2	2.7	20.0	57.1	79.7	175.7	1 023.0
<b>2000-2001</b>	607.5	34.9	36.8	71.4	3.8	8.8	44.0	56.6	127.9	735.7
<b>2000</b>										
April	57.6	4.1	3.1	7.2	0.0	0.0	0.0	0.0	7.2	64.9
May	63.6	1.4	6.1	7.6	0.0	1.7	6.6	8.3	15.9	79.5
June	52.9	2.7	2.4	5.1	0.0	1.2	4.6	5.8	11.0	63.9
July	48.5	5.7	1.2	6.8	1.4	0.0	26.8	28.2	35.0	83.5
August	49.3	1.5	6.8	8.3	0.2	0.0	0.0	0.2	8.5	57.8
September	36.6	3.0	2.5	5.5	0.0	0.0	0.0	0.0	5.5	42.1
October	45.5	3.9	4.7	8.6	0.0	1.5	0.0	1.5	10.1	55.6
November	49.6	5.6	0.4	5.9	0.0	0.0	7.7	7.8	13.7	63.4
December	42.4	1.5	3.3	4.8	0.3	0.0	1.9	2.1	6.9	49.4
<b>2001</b>										
January	39.3	3.5	2.9	6.3	0.0	0.9	0.0	0.9	7.2	46.5
February	41.3	2.0	7.1	9.1	0.0	0.0	0.0	0.0	9.1	50.4
March	54.2	3.8	3.8	7.6	0.4	5.0	0.0	5.4	13.0	67.2
April	54.1	1.3	0.7	2.0	0.2	0.0	0.0	0.2	2.2	56.3
May	74.4	1.3	2.5	3.8	0.4	0.6	0.0	1.0	4.8	79.3
June	72.3	1.8	0.9	2.7	0.9	0.8	7.6	9.3	11.9	84.2

(a) See Glossary for definition.

## VALUE OF BUILDING APPROVED, Chain Volume Measures(a)

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>New residential building</i>	<i>Alterations and additions to residential buildings(b)</i>	<i>Total residential building</i>	<i>Non-residential building</i>	<i>Total building</i>
ORIGINAL (\$ million)							
<b>1997-1998</b>	633.9	68.2	700.9	143.0	843.8	620.8	<b>1 472.5</b>
<b>1998-1999</b>	688.5	142.3	830.8	154.9	985.8	683.4	<b>1 676.4</b>
<b>1999-2000</b>	847.2	175.8	1 022.9	188.9	1 211.8	585.7	<b>1 797.5</b>
<b>1999</b>							
December	243.7	28.6	272.0	44.0	316.0	197.8	<b>515.3</b>
<b>2000</b>							
March	226.2	49.2	275.5	58.9	334.3	120.3	<b>453.3</b>
June	166.4	32.0	198.4	38.9	237.3	147.9	<b>386.6</b>
September	118.2	44.7	163.0	29.8	192.8	177.6	<b>370.4</b>
December	121.9	28.0	149.9	35.7	185.6	145.3	<b>330.9</b>
<b>2001</b>							
March	118.4	26.7	145.1	36.4	181.4	210.0	<b>391.4</b>
ORIGINAL (% change from preceding quarter)							
<b>1999</b>							
December	15.6	-56.7	-1.8	-6.9	-2.6	65.4	<b>16.5</b>
<b>2000</b>							
March	-7.2	72.2	1.3	33.9	5.8	-39.2	<b>-12.0</b>
June	-26.4	-34.9	-28.0	-34.0	-29.0	22.9	<b>-14.7</b>
September	-28.9	39.7	-17.9	-23.3	-18.7	20.1	<b>-4.2</b>
December	3.1	-37.4	-8.0	19.7	-3.7	-18.2	<b>-10.7</b>
<b>2001</b>							
March	-2.9	-4.8	-3.2	2.0	-2.2	44.5	<b>18.3</b>

(a) Reference year for chain volume measures is 1999-2000. Refer to Explanatory Notes paragraph 26-27.

(b) Refer to Explanatory Notes paragraph 18.

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												
<b>2001</b>												
April	1	0.1	11	1.0	5	0.5	14	1.4	10	1.0	7	0.7
May	2	0.3	18	1.4	5	0.4	17	1.9	9	1.0	2	0.3
June	1	0.1	16	1.5	2	0.2	14	1.2	11	0.9	3	0.2
Value—\$200,000—\$499,999												
<b>2001</b>												
April	1	0.3	10	2.9	3	0.7	5	1.6	5	1.2	2	0.9
May	0	0.0	5	1.6	0	0.0	2	0.5	4	1.3	4	1.1
June	2	0.7	0	0.0	1	0.3	8	2.4	1	0.3	3	0.8
Value—\$500,000—\$999,999												
<b>2001</b>												
April	1	0.6	3	1.6	1	0.6	0	0.0	3	1.8	1	0.9
May	0	0.0	2	1.6	2	1.0	2	1.6	1	0.5	1	0.7
June	1	0.8	2	1.2	0	0.0	0	0.0	4	2.3	0	0.0
Value—\$1,000,000—\$4,999,999												
<b>2001</b>												
April	1	1.4	3	7.1	1	2.5	0	0.0	0	0.0	3	4.5
May	0	0.0	2	2.0	1	1.0	2	3.2	3	5.7	2	4.3
June	1	1.2	1	1.5	0	0.0	1	3.4	4	6.5	0	0.0
Value—\$5,000,000 and over												
<b>2001</b>												
April	0	0.0	0	0.0	0	0.0	0	0.0	0	0.0	0	0.0
May	0	0.0	0	0.0	1	25.0	1	7.2	0	0.0	2	12.1
June	0	0.0	1	6.0	0	0.0	0	0.0	0	0.0	1	12.0
Value—Total												
<b>1998-1999</b>	36	25.2	231	128.1	69	35.4	173	65.0	241	141.3	121	136.2
<b>1999-2000</b>	50	52.1	236	70.8	98	35.6	218	86.7	239	68.8	122	71.4
<b>2000-2001</b>	34	32.8	264	93.0	84	58.4	218	88.8	225	69.5	111	145.9
<b>2001</b>												
April	4	2.4	27	12.5	10	4.3	19	3.0	18	4.0	13	6.9
May	2	0.3	27	6.6	9	27.4	24	14.4	17	8.4	11	18.4
June	5	2.9	20	10.2	3	0.4	23	7.1	20	10.1	7	13.0

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										
<b>2001</b>										
April	0	0.0	2	0.2	4	0.5	4	0.4	58	5.7
May	2	0.1	3	0.4	4	0.3	7	0.6	69	6.6
June	1	0.1	2	0.2	4	0.3	4	0.2	58	4.9
Value—\$200,000—\$499,999										
<b>2001</b>										
April	0	0.0	2	0.7	1	0.4	3	0.9	32	9.7
May	0	0.0	0	0.0	4	1.2	4	1.1	23	6.8
June	0	0.0	0	0.0	1	0.3	1	0.5	17	5.3
Value—\$500,000—\$999,999										
<b>2001</b>										
April	0	0.0	0	0.0	0	0.0	1	0.6	10	6.0
May	0	0.0	1	0.9	0	0.0	1	0.5	10	6.8
June	0	0.0	0	0.0	0	0.0	1	0.8	8	5.1
Value—\$1,000,000—\$4,999,999										
<b>2001</b>										
April	0	0.0	1	3.7	0	0.0	0	0.0	9	19.1
May	0	0.0	3	8.5	0	0.0	0	0.0	13	24.6
June	0	0.0	1	4.5	1	1.0	0	0.0	9	18.1
Value—\$5,000,000 and over										
<b>2001</b>										
April	0	0.0	0	0.0	0	0.0	0	0.0	0	0.0
May	0	0.0	1	6.5	0	0.0	0	0.0	5	50.8
June	0	0.0	0	0.0	0	0.0	0	0.0	2	18.0
Value—Total										
<b>1998-1999</b>	13	1.8	40	61.6	63	46.2	67	30.1	1 054	670.9
<b>1999-2000</b>	24	11.8	63	46.3	47	118.8	79	23.4	1 176	585.7
<b>2000-2001</b>	16	3.5	52	149.5	52	29.3	81	57.8	1 137	728.5
<b>2001</b>										
April	0	0.0	5	4.7	5	0.9	8	1.9	109	40.5
May	2	0.1	8	16.3	8	1.5	12	2.2	120	95.7
June	1	0.1	3	4.7	6	1.6	6	1.4	94	51.5

## VALUE OF NON-RESIDENTIAL BUILDING APPROVED: Original

Period	Hotels, motels and other short term accom- modation	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertain- ment and recreational	Miscell- aneous	Total non- residential building
PRIVATE SECTOR (\$ million)											
<b>1998-1999</b>	24.2	126.3	34.8	48.3	120.0	24.2	1.8	23.7	27.5	12.2	<b>443.0</b>
<b>1999-2000</b>	51.7	70.8	35.5	52.5	66.3	31.9	11.8	16.1	15.5	9.7	<b>361.8</b>
<b>2000-2001</b>	32.0	88.4	58.4	72.1	65.4	49.1	3.5	57.7	22.7	11.9	<b>461.3</b>
<b>2000</b>											
June	1.9	8.3	1.2	2.2	2.2	2.5	0.5	0.2	0.5	0.1	<b>19.5</b>
July	0.5	1.9	5.2	12.8	2.8	1.9	0.1	6.6	12.6	2.0	<b>46.4</b>
August	16.2	20.4	0.7	2.2	5.5	5.5	0.7	3.3	0.0	0.7	<b>55.3</b>
September	2.0	8.7	3.8	4.0	3.1	3.4	0.0	0.0	0.1	0.1	<b>25.1</b>
October	0.0	6.2	3.7	10.8	8.5	3.0	0.9	0.3	0.0	3.7	<b>37.0</b>
November	0.1	4.7	1.8	8.7	6.1	3.4	0.6	5.8	0.0	1.7	<b>32.8</b>
December	0.1	4.6	2.1	6.4	3.1	0.9	0.8	1.2	0.5	0.2	<b>19.8</b>
<b>2001</b>											
January	0.8	2.2	3.3	6.4	1.8	9.5	0.2	4.4	1.1	0.1	<b>29.9</b>
February	1.7	6.2	2.8	1.7	8.7	0.1	0.0	7.3	3.2	0.1	<b>31.8</b>
March	5.2	4.9	2.9	1.7	4.0	4.3	0.1	4.8	2.8	0.8	<b>31.6</b>
April	2.4	12.5	4.3	2.6	3.7	1.2	0.0	4.2	0.8	0.8	<b>32.6</b>
May	0.2	5.8	27.4	11.8	8.4	3.0	0.1	15.2	1.1	0.9	<b>73.8</b>
June	2.9	10.2	0.4	3.0	9.5	13.0	0.1	4.7	0.5	0.9	<b>45.2</b>
PUBLIC SECTOR (\$ million)											
<b>1998-1999</b>	1.0	1.7	0.6	16.7	21.4	112.0	0.0	37.9	18.7	17.9	<b>227.9</b>
<b>1999-2000</b>	0.4	0.0	0.1	34.1	2.6	39.5	0.0	30.1	103.3	13.7	<b>223.9</b>
<b>2000-2001</b>	0.8	4.6	0.0	16.7	4.1	96.7	0.0	91.8	6.6	45.9	<b>267.2</b>
<b>2000</b>											
June	0.0	0.0	0.0	0.7	0.7	0.2	0.0	2.3	0.0	0.9	<b>4.8</b>
July	0.1	0.0	0.0	1.5	0.0	1.5	0.0	0.3	2.6	8.1	<b>14.2</b>
August	0.4	0.0	0.0	1.1	0.5	27.3	0.0	0.0	0.0	5.1	<b>34.3</b>
September	0.2	0.0	0.0	1.7	0.3	1.4	0.0	0.4	0.2	0.1	<b>4.3</b>
October	0.0	0.8	0.0	0.6	0.1	0.5	0.0	6.2	0.0	0.2	<b>8.3</b>
November	0.0	0.4	0.0	1.6	0.2	13.1	0.0	1.2	0.4	0.0	<b>16.8</b>
December	0.0	0.0	0.0	1.7	1.8	2.1	0.0	0.7	0.5	26.1	<b>32.8</b>
<b>2001</b>											
January	0.0	0.1	0.0	0.3	0.0	4.7	0.0	0.1	0.1	0.1	<b>5.3</b>
February	0.0	0.0	0.0	0.8	0.1	0.4	0.0	0.1	0.7	2.6	<b>4.8</b>
March	0.0	2.5	0.0	0.3	0.5	24.6	0.0	81.3	0.6	0.6	<b>110.3</b>
April	0.0	0.0	0.0	0.4	0.2	5.7	0.0	0.5	0.1	1.1	<b>7.9</b>
May	0.2	0.9	0.0	2.6	0.0	15.5	0.0	1.1	0.4	1.3	<b>21.9</b>
June	0.0	0.0	0.0	4.1	0.5	0.0	0.0	0.0	1.1	0.6	<b>6.3</b>
TOTAL (\$ million)											
<b>1998-1999</b>	25.2	128.1	35.4	65.0	141.3	136.2	1.8	61.6	46.2	30.1	<b>670.9</b>
<b>1999-2000</b>	52.1	70.8	35.6	86.7	68.8	71.4	11.8	46.3	118.8	23.4	<b>585.7</b>
<b>2000-2001</b>	32.8	93.0	58.4	88.8	69.5	145.9	3.5	149.5	29.3	57.8	<b>728.5</b>
<b>2000</b>											
June	1.9	8.3	1.2	3.0	2.9	2.7	0.5	2.5	0.5	0.9	<b>24.3</b>
July	0.6	1.9	5.2	14.2	2.8	3.4	0.1	6.9	15.2	10.1	<b>60.6</b>
August	16.6	20.4	0.7	3.3	6.0	32.8	0.7	3.3	0.0	5.8	<b>89.6</b>
September	2.2	8.7	3.8	5.7	3.4	4.8	0.0	0.4	0.3	0.3	<b>29.4</b>
October	0.0	7.0	3.7	11.4	8.6	3.5	0.9	6.4	0.0	3.9	<b>45.3</b>
November	0.1	5.1	1.8	10.3	6.2	16.5	0.6	7.0	0.4	1.7	<b>49.6</b>
December	0.1	4.6	2.1	8.1	4.9	3.0	0.8	1.9	1.0	26.3	<b>52.6</b>
<b>2001</b>											
January	0.8	2.3	3.3	6.7	1.8	14.2	0.2	4.4	1.2	0.3	<b>35.2</b>
February	1.7	6.2	2.8	2.6	8.8	0.5	0.0	7.4	3.9	2.7	<b>36.6</b>
March	5.2	7.4	2.9	2.0	4.6	28.9	0.1	86.1	3.3	1.4	<b>141.9</b>
April	2.4	12.5	4.3	3.0	4.0	6.9	0.0	4.7	0.9	1.9	<b>40.5</b>
May	0.3	6.6	27.4	14.4	8.4	18.4	0.1	16.3	1.5	2.2	<b>95.7</b>
June	2.9	10.2	0.4	7.1	10.1	13.0	0.1	4.7	1.6	1.4	<b>51.5</b>



## BUILDING APPROVED IN THE ADELAIDE STATISTICAL DIVISION: Original

Period	DWELLINGS (no.).....			VALUE (\$'000).....					
	New houses	New other residential building	Total dwellings(a)	New houses	New other residential building	Alterations and additions to residential building(b)	Total residential building	Non-residential building	Total building
PRIVATE SECTOR									
<b>1999-2000</b>	5 389	1 294	6 847	569 266	163 869	146 902	880 037	255 553	1 135 589
<b>2000-2001</b>	3 761	992	4 788	422 742	119 114	116 933	658 789	361 407	1 020 196
<b>2000</b>									
June	307	65	374	33 903	10 535	8 717	53 155	14 568	67 723
July	303	244	549	34 204	34 987	6 932	76 123	39 556	115 679
August	312	54	371	35 209	8 534	8 266	52 009	46 876	98 885
September	245	42	287	26 728	4 165	8 194	39 087	19 062	58 149
October	282	64	347	30 834	8 577	9 663	49 074	26 921	75 994
November	309	166	493	33 550	12 603	11 657	57 811	23 641	81 452
December	283	52	335	31 000	6 271	9 173	46 444	15 737	62 182
<b>2001</b>									
January	227	59	287	26 097	6 333	10 436	42 866	24 438	67 304
February	239	84	324	26 609	9 128	9 893	45 629	19 758	65 387
March	349	95	447	37 479	11 913	10 182	59 574	23 438	83 012
April	325	15	342	36 619	1 835	8 706	47 159	27 250	74 409
May	440	45	486	52 576	4 387	13 126	70 089	68 688	138 777
June	447	72	520	51 837	10 381	10 706	72 924	26 041	98 965
PUBLIC SECTOR									
<b>1999-2000</b>	84	3	87	7 009	210	2 343	9 562	190 320	199 882
<b>2000-2001</b>	55	17	75	4 894	1 450	3 513	9 858	253 576	263 434
<b>2000</b>									
June	5	0	5	275	0	15	290	1 631	1 921
July	0	0	3	0	0	200	200	13 419	13 619
August	13	0	13	864	0	727	1 590	33 056	34 646
September	0	0	0	0	0	0	0	2 894	2 894
October	0	0	0	0	0	616	616	7 151	7 767
November	3	4	7	276	352	0	628	15 195	15 823
December	16	2	18	1 363	135	224	1 722	30 879	32 601
<b>2001</b>									
January	0	9	9	0	865	456	1 321	5 202	6 523
February	3	0	3	79	0	659	738	3 645	4 383
March	6	0	6	461	0	130	591	109 032	109 624
April	9	2	11	1 455	98	0	1 553	7 148	8 701
May	3	0	3	231	0	501	732	20 281	21 013
June	2	0	2	165	0	0	165	5 675	5 840
TOTAL									
<b>1999-2000</b>	5 473	1 297	6 934	576 274	164 079	149 245	889 598	445 873	1 335 471
<b>2000-2001</b>	3 816	1 009	4 863	427 637	120 564	120 446	668 647	614 984	1 283 630
<b>2000</b>									
June	312	65	379	34 178	10 535	8 732	53 445	16 198	69 643
July	303	244	552	34 204	34 987	7 132	76 323	52 976	129 299
August	325	54	384	36 073	8 534	8 992	53 599	79 932	133 531
September	245	42	287	26 728	4 165	8 194	39 087	21 956	61 043
October	282	64	347	30 834	8 577	10 279	49 690	34 072	83 761
November	312	170	500	33 826	12 955	11 657	58 439	38 837	97 275
December	299	54	353	32 364	6 406	9 397	48 167	46 616	94 783
<b>2001</b>									
January	227	68	296	26 097	7 198	10 892	44 187	29 640	73 827
February	242	84	327	26 688	9 128	10 552	46 368	23 403	69 770
March	355	95	453	37 940	11 913	10 312	60 165	132 470	192 635
April	334	17	353	38 074	1 933	8 706	48 712	34 398	83 111
May	443	45	489	52 807	4 387	13 628	70 821	88 969	159 790
June	449	72	522	52 002	10 381	10 706	73 089	31 716	104 805

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

(b) Refer to Explanatory Notes paragraph 18.

## BUILDING APPROVED IN STATISTICAL AREAS—Jun Qtr 2001

Statistical area	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
<b>SOUTH AUSTRALIA</b>	<b>1 794</b>	<b>162</b>	<b>1 960</b>	<b>200 784</b>	<b>18 951</b>	<b>41 962</b>	<b>261 697</b>	<b>187 687</b>	<b>449 384</b>
<b>Adelaide (SD)</b>	<b>1 226</b>	<b>134</b>	<b>1 364</b>	<b>142 882</b>	<b>16 700</b>	<b>33 040</b>	<b>192 623</b>	<b>155 083</b>	<b>347 706</b>
Northern Adelaide (SSD)	543	4	548	59 304	240	3 745	63 289	58 574	121 864
Gawler (M)	19	0	19	1 819	0	149	1 968	25 474	27 442
Playford (C)—East Central	81	0	81	8 245	0	156	8 400	6 000	14 400
Playford (C)—Elizabeth	11	0	11	1 054	0	75	1 129	794	1 923
Playford (C)—Hills	8	0	8	812	0	52	865	0	865
Playford (C)—West	8	0	8	845	0	96	940	0	940
Playford (C)—West Central	6	0	6	533	0	230	763	0	763
Port Adel. Enfield (C)—East	107	2	109	11 399	140	216	11 755	1 750	13 505
Port Adel. Enfield (C)—Inner	4	0	4	289	0	208	497	975	1 472
Salisbury (C)—Central	34	0	34	3 404	0	84	3 488	2 736	6 224
Salisbury (C)—Inner North	47	2	49	3 611	100	442	4 153	0	4 153
Salisbury (C)—North-East	6	0	6	689	0	177	867	0	867
Salisbury (C)—South-East	59	0	59	6 803	0	436	7 239	3 330	10 569
Salisbury (C) Bal	32	0	33	4 001	0	40	4 041	11 515	15 556
Tea Tree Gully (C)—Central	8	0	8	1 086	0	525	1 611	814	2 425
Tea Tree Gully (C)—Hills	10	0	10	1 462	0	157	1 619	0	1 619
Tea Tree Gully (C)—North	84	0	84	10 613	0	350	10 963	4 436	15 398
Tea Tree Gully (C)—South	19	0	19	2 639	0	353	2 991	750	3 741
Western Adelaide (SSD)	164	50	215	18 371	4 185	5 436	27 992	31 764	59 756
Charles Sturt (C)—Coastal	25	2	27	4 366	200	978	5 544	5 447	10 991
Charles Sturt (C)—Inner East	10	2	12	853	300	740	1 893	1 238	3 131
Charles Sturt (C)—Inner West	13	2	15	1 955	110	398	2 463	1 896	4 358
Charles Sturt (C)—North-East	18	9	27	1 709	330	822	2 861	2 364	5 225
Port Adel. Enfield (C)—Coast	10	2	12	939	400	769	2 107	6 038	8 145
Port Adel. Enfield (C)—Port	35	2	38	3 365	160	213	3 738	4 363	8 101
West Torrens (C)—East	16	31	47	1 359	2 685	774	4 818	9 643	14 460
West Torrens (C)—West	37	0	37	3 824	0	744	4 568	776	5 344
Unincorp. Western	0	0	0	0	0	0	0	0	0
Eastern Adelaide (SSD)	166	51	219	24 981	8 723	15 251	48 955	43 112	92 067
Adelaide (C)	0	31	31	0	6 300	746	7 046	31 226	38 272
Adelaide Hills (DC)—Central	9	0	9	1 239	0	708	1 948	0	1 948
Adelaide Hills (DC)—Ranges	6	0	6	1 038	0	683	1 720	632	2 352
Burnside (C)—North-East	18	2	20	4 433	300	1 353	6 086	0	6 086
Burnside (C)—South-West	11	4	16	3 254	640	3 180	7 074	1 545	8 619
Campbelltown (C)—East	44	4	48	5 397	353	222	5 972	3 002	8 974
Campbelltown (C)—West	37	0	37	3 116	0	467	3 582	499	4 081
Norw. Pham St Ptrs (C)—East	13	0	13	1 514	0	490	2 004	4 553	6 557
Norw. Pham St Ptrs (C)—West	10	2	13	1 326	300	1 174	2 800	647	3 447
Prospect (C)	9	2	11	1 574	190	2 172	3 936	300	4 236
Unley (C)—East	3	4	7	650	440	2 230	3 321	300	3 621
Unley (C)—West	3	2	5	680	200	913	1 793	275	2 068
Walkerville (M)	3	0	3	760	0	913	1 673	134	1 807
Southern Adelaide (SSD)	353	29	382	40 227	3 552	8 607	52 387	21 633	74 020
Holdfast Bay (C)—North	10	6	16	2 959	1 750	593	5 301	0	5 301
Holdfast Bay (C)—South	5	5	10	623	576	964	2 163	3 990	6 153
Marion (C)—Central	8	2	10	974	162	324	1 460	2 238	3 698
Marion (C)—North	5	10	15	549	765	635	1 949	1 926	3 875
Marion (C)—South	68	0	68	7 795	0	584	8 379	225	8 604
Mitcham (C)—Hills	27	0	27	3 818	0	1 104	4 921	6 500	11 421
Mitcham (C)—North-East	5	0	5	1 090	0	1 198	2 288	250	2 538
Mitcham (C)—West	4	0	4	833	0	1 164	1 997	230	2 227
Onkaparinga (C)—Hackham	3	0	3	278	0	60	338	400	738
Onkaparinga (C)—Hills	17	0	17	2 085	0	330	2 416	403	2 819
Onkaparinga (C)—Morphett	13	0	13	1 073	0	277	1 350	884	2 233
Onkaparinga (C)—North Coast	18	0	18	1 769	0	168	1 937	1 798	3 736
Onkaparinga (C)—Reservoir	31	0	31	3 934	0	377	4 311	75	4 386
Onkaparinga (C)—South Coast	74	0	74	5 830	0	583	6 413	2 054	8 467
Onkaparinga (C)—Woodcroft	65	6	71	6 617	300	246	7 163	660	7 823

Statistical area	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
<b>Outer Adelaide (SD)</b>	315	6	321	31 777	631	3 736	36 143	16 245	52 388
Barossa (SSD)	77	2	79	7 608	181	565	8 354	2 071	10 425
Barossa (DC)—Angaston	26	2	28	2 578	181	77	2 837	943	3 780
Barossa (DC)—Barossa	18	0	18	1 837	0	242	2 078	169	2 247
Barossa (DC)—Tanunda	4	0	4	477	0	60	537	350	887
Light (DC)	21	0	21	2 101	0	88	2 189	609	2 798
Mallala (DC)	8	0	8	615	0	98	713	0	713
Kangaroo Island (SSD)	12	0	12	1 049	0	147	1 196	560	1 756
Kangaroo Island (DC)	12	0	12	1 049	0	147	1 196	560	1 756
Mt Lofty Ranges (SSD)	73	0	73	7 268	0	1 397	8 666	12 989	21 654
Adelaide Hills (DC)—North	3	0	3	308	0	373	681	0	681
Adelaide Hills (DC) Bal	18	0	18	1 814	0	223	2 037	364	2 400
Mount Barker (DC)—Central	50	0	50	4 969	0	520	5 489	12 305	17 794
Mount Barker (DC) Bal	2	0	2	178	0	282	459	320	779
Fleurieu (SSD)	153	4	157	15 852	450	1 626	17 927	625	18 552
Alexandrina (DC)—Coastal	56	0	56	6 110	0	582	6 692	230	6 922
Alexandrina (DC)—Strathalbyn	25	0	25	2 852	0	392	3 245	120	3 365
Victor Harbor (DC)	57	4	61	5 541	450	151	6 142	275	6 417
Yankalilla (DC)	15	0	15	1 348	0	500	1 848	0	1 848
<b>Yorke and Lower North (SD)</b>	66	9	75	6 275	802	1 052	8 128	1 540	9 668
Yorke (SSD)	55	6	61	4 929	622	519	6 069	570	6 639
Barunga West (DC)	2	0	2	148	0	121	269	0	269
Copper Coast (DC)	30	4	34	2 834	422	54	3 310	320	3 630
Yorke Peninsula (DC)—North	9	0	9	876	0	298	1 173	250	1 423
Yorke Peninsula (DC)—South	14	2	16	1 071	200	46	1 317	0	1 317
Unincorp. Yorke	0	0	0	0	0	0	0	0	0
Lower North (SSD)	11	3	14	1 346	180	533	2 059	970	3 029
Clare and Gilbert Valleys (DC)	9	3	12	1 217	180	384	1 781	920	2 701
Goyder (DC)	1	0	1	20	0	35	55	0	55
Wakefield (DC)	1	0	1	109	0	115	224	50	274
<b>Murray Lands (SD)</b>	62	9	71	6 484	580	680	7 744	5 332	13 076
Riverland (SSD)	42	5	47	4 761	330	494	5 585	4 462	10 048
Berri & Barmera (DC)—Barmera	4	0	4	302	0	79	381	757	1 139
Berri & Barmera (DC)—Berri	8	0	8	1 542	0	99	1 640	1 570	3 210
Loxton Waikerie (DC)—East	8	0	8	962	0	242	1 204	100	1 304
Loxton Waikerie (DC)—West	0	0	0	0	0	25	25	0	25
Mid Murray (DC)	13	0	13	916	0	0	916	1 700	2 616
Renmark Paringa (DC)—Paringa	1	0	1	134	0	0	134	0	134
Renmark Paringa (DC)—Renmark	8	5	13	906	330	49	1 285	335	1 620
Unincorp. Riverland	0	0	0	0	0	0	0	0	0
Murray Mallee (SSD)	20	4	24	1 723	250	186	2 159	870	3 029
Karoonda East Murray (DC)	0	0	0	0	0	0	0	195	195
Murray Bridge (RC)	16	4	20	1 383	250	141	1 774	595	2 369
Southern Mallee (DC)	1	0	1	75	0	30	105	0	105
The Coorong (DC)	3	0	3	265	0	15	280	80	360
Unincorp. Murray Mallee	0	0	0	0	0	0	0	0	0
<b>South East (SD)</b>	70	0	70	8 251	0	2 038	10 289	3 186	13 475
Upper South East (SSD)	24	0	24	2 371	0	607	2 978	2 182	5 160
Lacepede (DC)	7	0	7	732	0	61	793	545	1 338
Naracoorte and Lucindale (DC)	7	0	7	807	0	330	1 136	136	1 273
Robe (DC)	5	0	5	287	0	206	493	0	493
Tatiara (DC)	5	0	5	545	0	11	556	1 500	2 056

Statistical area	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
Lower South East (SSD)	46	0	46	5 881	0	1 431	7 311	1 004	8 315
Grant (DC)	7	0	7	1 072	0	298	1 370	0	1 370
Mount Gambier (C)	27	0	27	3 650	0	887	4 536	604	5 140
Wattle Range (DC)—East	5	0	5	429	0	14	443	400	843
Wattle Range (DC)—West	7	0	7	730	0	232	962	0	962
<b>Eyre (SD)</b>	35	2	37	3 380	90	865	4 336	1 929	6 265
Lincoln (SSD)	29	2	31	2 977	90	765	3 832	1 929	5 761
Cleve (DC)	0	0	0	0	0	58	58	54	112
Elliston (DC)	1	0	1	50	0	0	50	0	50
Franklin Harbor (DC)	3	0	3	281	0	0	281	0	281
Kimba (DC)	1	0	1	57	0	55	112	0	112
Le Hunte (DC)	0	0	0	0	0	0	0	0	0
Lower Eyre Peninsula (DC)	11	0	11	1 092	0	131	1 223	135	1 358
Port Lincoln (C)	11	2	13	1 247	90	398	1 735	1 740	3 475
Tumby Bay (DC)	1	0	1	150	0	123	273	0	273
Unincorp. Lincoln	1	0	1	100	0	0	100	0	100
West Coast (SSD)	6	0	6	404	0	100	504	0	504
Ceduna (DC)	3	0	3	160	0	73	233	0	233
Streaky Bay (DC)	3	0	3	244	0	27	271	0	271
Unincorp. West Coast	0	0	0	0	0	0	0	0	0
<b>Northern (SD)</b>	20	2	22	1 734	148	551	2 434	4 373	6 807
Whyalla (SSD)	2	0	2	124	0	86	210	1 569	1 779
Whyalla (C)	2	0	2	124	0	86	210	1 569	1 779
Unincorp. Whyalla	0	0	0	0	0	0	0	0	0
Pirie (SSD)	10	0	10	835	0	213	1 048	1 313	2 361
Northern Areas (DC)	0	0	0	0	0	105	105	63	168
Orroroo/Carrieton (DC)	0	0	0	0	0	0	0	900	900
Peterborough (DC)	0	0	0	0	0	0	0	0	0
Port Pirie C, Dists (M)—City	8	0	8	615	0	70	685	350	1 035
Port Pirie C, Dists (M) Bal	2	0	2	220	0	38	258	0	258
Unincorp. Pirie	0	0	0	0	0	0	0	0	0
Flinders Ranges (SSD)	5	0	5	397	0	232	629	1 072	1 701
Flinders Ranges (DC)	0	0	0	0	0	0	0	0	0
Mount Remarkable (DC)	1	0	1	30	0	87	117	0	117
Port Augusta (C)	4	0	4	367	0	130	497	0	497
Unincorp. Flinders Ranges	0	0	0	0	0	15	15	1 072	1 087
Far North (SSD)	3	2	5	378	148	20	546	420	966
Cooper Pedy (DC)	0	0	0	0	0	20	20	0	20
Roxby Downs (M)	1	0	1	120	0	0	120	0	120
Unincorp. Far North	2	2	4	258	148	0	406	420	826

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

(b) Refer to Explanatory Notes paragraph 18.

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

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

**8** From July 2000, value data includes the Goods and Services Tax (GST) for residential and non-residential building approvals. The ABS has consulted with councils and other approving authorities to ensure that approval values are reported inclusive of the GST.

## EXPLANATORY NOTES

### VALUE DATA *continued*

**9** However, it is not certain that at present the GST is being reflected in all values. In particular, councils that use floor area calculation to derive a value may not have amended their formulae to take account of the GST and other price changes. Where it has been identified by a council or other approving authority that approvals submitted from its jurisdiction are on a GST-exclusive basis, the ABS has made adjustments to the data to ensure that values are consistent with other data collected and are inclusive of GST.

**10** As building work approved before 1 July 2000 attracted GST on that portion of the work not completed by 30 June it is likely, but not certain, that the value reported on approvals documents before 30 June included the GST.

### OWNERSHIP

**11** 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

**12** 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.

**13** 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.

**14** 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.

**15** 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.

**16** 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.

**17** 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.

**18** 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.

## EXPLANATORY NOTES

### SEASONAL ADJUSTMENT

**19** 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.

**20** 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.

**21** 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).

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

**23** As happens with all seasonally adjusted series, the seasonal factors are reviewed annually to take account of each additional year's data. The timing of this review may vary and when appropriate will be notified in the 'Data Notes' section of this publication.

### TREND ESTIMATES

**24** 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.

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

### CHAIN VOLUME MEASURES

**26** 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 the chain volume estimates.

**27** 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).

### AUSTRALIAN STANDARD GEOGRAPHICAL CLASSIFICATION (ASGC)

**28** Area statistics are now being classified to the *Australian Standard Geographical Classification (ASGC), 2000 Edition*, (Cat. no. 1216.0), effective from 1 July 2000, and ASGC terminology has been adopted in the presentation of building statistics.



## EXPLANATORY NOTES

ABS DATA AVAILABLE ON REQUEST	<p><b>29</b> As well as the statistics included in this and related publications, the ABS may have other relevant data available on request. Inquiries should be made to the National Information and Referral Service on 1300 135 070.</p>
RELATED PUBLICATIONS	<p><b>30</b> Users may also wish to refer to the following publications:</p> <ul style="list-style-type: none"><li>▪ <i>Building Activity, Australia</i> (Cat. no. 8752.0)</li><li>▪ <i>Building Activity, Australia: Dwelling Unit Commencements</i> (Cat. no. 8750.0)</li><li>▪ <i>Building Activity, South Australia</i> (Cat. no. 8752.4)</li><li>▪ <i>Building Approvals, Australia</i> (Cat. no. 8731.0)</li><li>▪ <i>Construction Work Done, Australia, Preliminary</i> (Cat. no. 8755.0)</li><li>▪ <i>Engineering Construction Activity, Australia</i> (Cat. no. 8762.0)</li><li>▪ <i>House Price Indexes: Eight Capital Cities</i> (Cat. no. 6416.0)</li><li>▪ <i>Housing Finance for Owner Occupation, Australia</i> (Cat. no. 5609.0)</li><li>▪ <i>Price Index of Materials Used in Building Other than House Building, Six State Capital Cities</i> (Cat. no. 6407.0)</li><li>▪ <i>Price Index of Materials Used in House Building, Six State Capital Cities</i> (Cat. no. 6408.0)</li></ul> <p><b>31</b> 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, 8752.4 and 8755.0), in which residential work will be published inclusive of GST and non-residential work exclusive of GST. In the <i>Engineering Construction Activity, Australia</i> (Cat. no. 8762.0) all values will exclude GST.</p>
ROUNDING	<p><b>32</b> When figures have been rounded, discrepancies may occur between sums of the component items and totals.</p>
SYMBOLS AND OTHER USAGES	<p>n.a. not available n.y.a. not yet available C City DC District Council M Municipality RC Rural City SD Statistical Division SSD Statistical Subdivision</p>



## G L O S S A R Y

<b>Alterations and additions</b>	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.
<b>Alterations and additions to residential buildings</b>	Alterations and additions carried out on existing residential buildings, which may result in the creation of new dwelling units. See also Explanatory Notes paragraph 12.
<b>Building</b>	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.
<b>Conversion</b>	Building activity which converts a non-residential building to a residential building, e.g. conversion of a warehouse to residential apartments. Conversion is considered to be a special type of alteration, and these jobs have been separately identified as such from the July 1996 reference month, though they have only appeared separately in this publication from the April 1998 issue. Prior to that issue, conversions were published as part of the 'Conversions, etc.' category or included elsewhere within a table. Prior to July 1996, Table 5 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 12.
<b>Dwelling unit</b>	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.
<b>Educational</b>	Includes schools, colleges, kindergartens, libraries, museums and universities.
<b>Entertainment and recreational</b>	Includes clubs, cinemas, sport and recreation centres.
<b>Factories</b>	Includes paper mills, oil refinery buildings, brickworks and powerhouses.
<b>Flats, units or apartments</b>	Dwellings not having their own private grounds and usually sharing a common entrance, foyer or stairwell.
<b>Health</b>	Includes hospitals, nursing homes, surgeries, clinics and medical centres.
<b>Hotels, motels and other short term accommodation</b>	Includes hostels, boarding houses, guest houses, and holiday apartment buildings.
<b>House</b>	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

<b>Miscellaneous</b>	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.
<b>New building work</b>	Building activity which will result in the creation of a building which previously did not exist.
<b>New other residential buildings</b>	Building activity which will result in the creation of a residential building other than a house, which previously did not exist.
<b>New residential</b>	Building activity which will result in the creation of any residential building (house or other residential) which previously did not exist.
<b>Non-residential building</b>	A non-residential building is primarily intended for purposes other than long term residential purposes. Note that, on occasions, one or more dwelling units may be created through non-residential building activity. Prior to the April 1998 issue of this publication, they have been included in the 'Conversions, etc.' column in tables showing dwelling units approved. They are now identified separately (e.g. see table 5). However, the value of these dwelling units cannot be separated out from that of the non-residential building which they are part of, therefore the value associated with these remain in the appropriate Non-residential category.
<b>Offices</b>	Includes banks, post offices and council chambers.
<b>Other business premises</b>	Includes warehouses, service stations, transport depots and terminals, electricity substation buildings, telephone exchanges, broadcasting and film studios.
<b>Other dwellings</b>	Includes all dwellings other than houses. They can be created by: the creation of new other residential buildings (e.g. flats); alteration/addition work to an existing residential building; either new or alteration/addition work on a non-residential building; conversion of a non-residential building to a residential building creating more than one dwelling unit.
<b>Other residential building</b>	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.
<b>Religious</b>	Includes convents, churches, temples, mosques, monasteries and noviciates.
<b>Residential building</b>	A residential building is a building consisting of one or more dwelling units. Residential buildings can be either houses or other residential buildings.
<b>Semi-detached, row or terrace houses, townhouses</b>	Dwellings having their own private grounds with no other dwellings above or below.
<b>Shops</b>	Includes retail shops, restaurants, taverns and shopping arcades.



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