

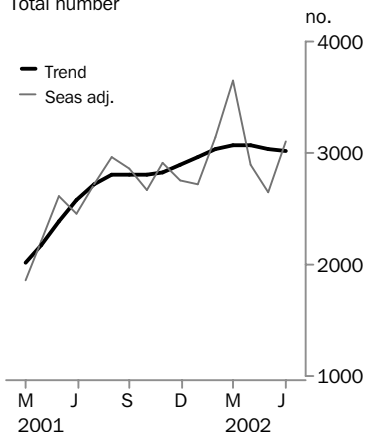


BUILDING APPROVALS QUEENSLAND

EMBARGO: 11:30AM (CANBERRA TIME) TUES 6 AUG 2002

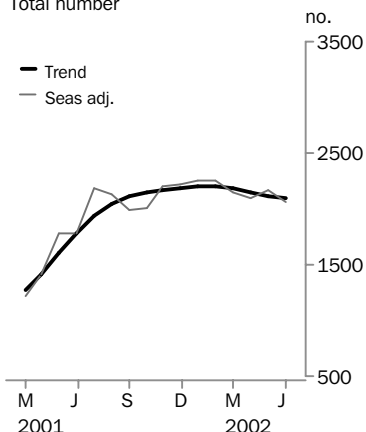
Dwelling units approved

Total number



Private sector houses approved

Total number



JUNE KEY FIGURES

	Apr 2002	May 2002	Jun 2002
Dwelling units approved			
Original	2 775	3 109	3 113
Seasonally adjusted	2 893	2 648	3 113
Trend	3 066	3 040	3 016

	% change Mar 2002 to Apr 2002	% change Apr 2002 to May 2002	% change May 2002 to Jun 2002
Dwelling units approved			
Original	-19.7	12.0	0.1
Seasonally adjusted	-20.9	-8.5	17.5
Trend	-0.1	-0.9	-0.8

JUNE KEY POINTS

TREND ESTIMATES

- The trend estimate for total dwelling units approved fell in each month of the June 2002 quarter, with decreases of 0.1% in April, 0.9% in May and 0.8% in June 2002. This followed five consecutive monthly increases in the series.
- The trend estimate for private sector houses has fallen in each of the past five months, following fifteen consecutive months of increases.

SEASONALLY ADJUSTED ESTIMATES

- The seasonally adjusted estimate for total dwellings approved rose by 17.5% in June 2002, following decreases of 20.9% and 8.5% in April and May 2002 respectively. The seasonally adjusted estimates for total dwellings approved in each month of the June 2002 quarter were all higher than those in the same three months in 2001.
- The seasonally adjusted estimates for private sector houses approved in each month of the June 2002 quarter were all more than 15% higher than those in the same three months in 2001.

ORIGINAL ESTIMATES

- In original terms the total number of dwellings approved in the June 2002 quarter (8,997) rose by 0.1% compared to the March 2002 quarter of 8,986.
- The total value of building work approved in the June 2002 quarter was \$2,121.9 million, 7.0% higher than the March 2002 quarter. The value of residential and non-residential building in the same period both rose, by 9.2% and 2.1% respectively.

- 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 2002

7 November 2002

December 2002

10 February 2003



CHANGES IN THIS ISSUE

There are no changes in this issue.



DATA NOTES

Seasonally adjusted and trend estimates to May 2002 have been revised as a result of the annual reanalysis and subsequent refinement of seasonal factors. See paragraph 23 of the Explanatory Notes.



REVISIONS THIS QUARTER

The following is a summary of revisions made to total dwellings since the last issue of this publication, mainly as a result of receiving previously unreported data.

	2000-2001	2001-2002	Total
Queensland	+ 21	+2	+23



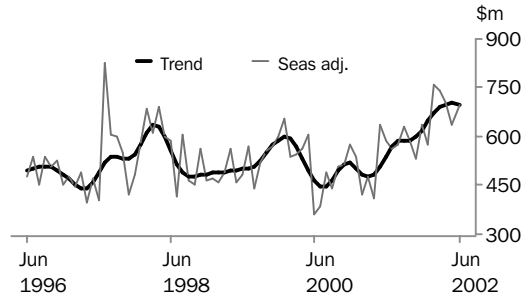
BRIAN DOYLE

Regional Director, Queensland

VALUE OF BUILDING APPROVED

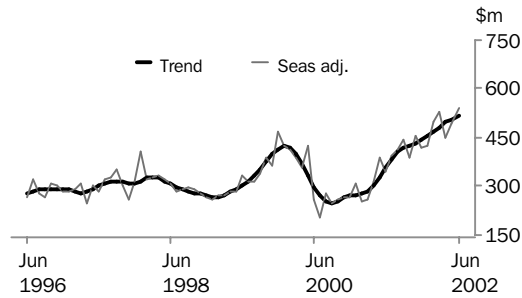
VALUE OF TOTAL BUILDING

The trend estimate for the value of total building approved fell by 0.9% in June 2002 following fourteen months of growth.



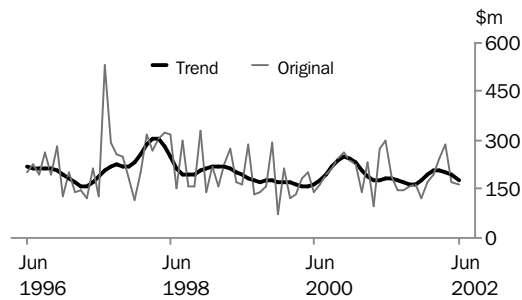
VALUE OF RESIDENTIAL BUILDING

The trend estimate for the value of residential building has risen for twenty one consecutive months since October 2000.



VALUE OF NON-RESIDENTIAL BUILDING

The trend estimate for the value of non-residential building approved has fallen in each month of the June 2002 quarter following five monthly rises from November 2001.



SUMMARY OF 2001–2002 BUILDING APPROVALS

DWELLING UNITS APPROVED

The number of dwelling units approved in 2000–2001 and 2001–2002 and the percentage movement between 2000–2001 and 2001–2002 for Queensland is summarised below.

	2000–2001	2001–2002	2000–2001 to 2001–2002
	<i>no.</i>	<i>no.</i>	<i>% change</i>
New residential building	24 127	34 633	43.5
Alterations and additions to residential buildings	163	78	-52.1
Conversions	133	136	2.3
Non-residential building	18	8	-55.6
Total dwelling units	24 441	34 855	42.6

The total number of dwellings approved in 2001-2002 increased by 10,414 (42.6%) compared with 2000-2001.

VALUE OF BUILDING APPROVED

The value of building approved in 2000–2001 and 2001–2002 and the percentage movement between 2000–2001 and 2001–2002 for Queensland is summarised below.

	2000–2001	2001–2002	2000–2001 to 2001–2002
	<i>\$m</i>	<i>\$m</i>	<i>% change</i>
New residential building	2 989.4	4 903.8	64.0
Alterations and additions creating dwellings	18.6	6.4	-65.3
Alterations and additions not creating dwellings	386.3	495.8	28.3
Conversions	5.9	26.8	354.0
Non-residential building	2 601.4	2 166.7	-16.7
Total building	6 001.6	7 599.5	26.6

The value of total building approved increased by 26.6% to \$7,599.5 million in 2001-2002 compared with the previous year. This rise is largely the result of a 64.0% increase in new residential building approved to \$4,903.8 million.

WHAT IF...? REVISIONS TO TREND ESTIMATES

EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

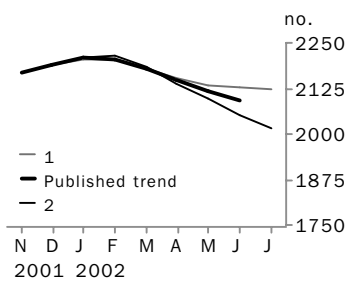
Readers should exercise care when interpreting trend estimates. The last six trend estimates, in particular, are likely to be revised when new seasonally adjusted estimates become available.

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.

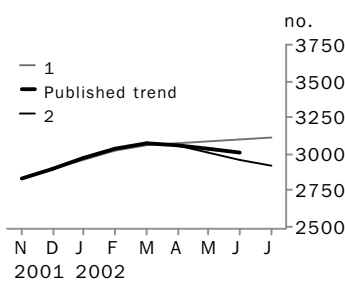
The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the July seasonally adjusted estimate is higher than the June estimate by 6% for the number of private sector houses approved and 8% for total dwelling units approved; and that the July seasonally adjusted estimate is lower than the June estimate by 6% for the number of private sector houses approved and 8% 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:			
			1		2	
			no.	% change	<i>rises by 6% on Jun 2002</i>	
	no.	% change	no.	% change	no.	% change
February 2002	2 205	-0.1	2 204	-0.1	2 212	0.1
March 2002	2 180	-1.1	2 179	-1.1	2 184	-1.3
April 2002	2 149	-1.4	2 152	-1.3	2 140	-2.0
May 2002	2 119	-1.4	2 134	-0.8	2 096	-2.1
June 2002	2 094	-1.2	2 126	-0.4	2 053	-2.0
July 2002	n.y.a.	n.y.a.	2 123	-0.1	2 013	-1.9

TOTAL DWELLING UNITS



	TREND AS PUBLISHED		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
			1		2	
			no.	% change	<i>rises by 8% on Jun 2002</i>	
	no.	% change	no.	% change	no.	% change
February 2002	3 035	2.3	3 026	2.2	3 041	2.4
March 2002	3 069	1.1	3 065	1.3	3 073	1.0
April 2002	3 066	-0.1	3 077	0.4	3 056	-0.5
May 2002	3 040	-0.9	3 082	0.2	3 013	-1.4
June 2002	3 016	-0.8	3 096	0.4	2 965	-1.6
July 2002	n.y.a.	n.y.a.	3 112	0.5	2 916	-1.7

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						
2001						
April	1 335	1 375	627	655	1 962	2 030
May	1 983	1 999	1 050	1 160	3 033	3 159
June	1 778	1 802	534	691	2 312	2 493
July	2 093	2 106	474	479	2 567	2 585
August	2 379	2 387	839	845	3 218	3 232
September	2 031	2 038	854	862	2 885	2 900
October	2 109	2 145	685	693	2 794	2 838
November	2 331	2 375	704	706	3 035	3 081
December	1 813	1 838	396	398	2 209	2 236
2002						
January	1 928	1 945	516	518	2 444	2 463
February	2 319	2 329	711	737	3 030	3 066
March	2 114	2 134	1 307	1 323	3 421	3 457
April	2 027	2 040	729	735	2 756	2 775
May	2 417	2 445	601	664	3 018	3 109
June	2 076	2 098	860	1 015	2 936	3 113
SEASONALLY ADJUSTED						
2001						
April	1 409	1 438	n.a.	n.a.	2 161	2 218
May	1 789	1 811	n.a.	n.a.	2 484	2 616
June	1 788	1 802	n.a.	n.a.	2 287	2 458
July	2 184	2 203	n.a.	n.a.	2 694	2 718
August	2 139	2 158	n.a.	n.a.	2 946	2 971
September	1 996	2 002	n.a.	n.a.	2 845	2 859
October	2 011	2 042	n.a.	n.a.	2 620	2 659
November	2 199	2 233	n.a.	n.a.	2 876	2 912
December	2 223	2 259	n.a.	n.a.	2 717	2 755
2002						
January	2 246	2 265	n.a.	n.a.	2 694	2 715
February	2 253	2 265	n.a.	n.a.	3 109	3 147
March	2 147	2 168	n.a.	n.a.	3 619	3 656
April	2 092	2 102	n.a.	n.a.	2 877	2 893
May	2 162	2 198	n.a.	n.a.	2 549	2 648
June	2 069	2 082	n.a.	n.a.	2 945	3 113
TREND ESTIMATES						
2001						
April	1 421	1 444	671	736	2 092	2 180
May	1 604	1 625	684	756	2 288	2 381
June	1 788	1 806	703	771	2 491	2 577
July	1 943	1 960	714	768	2 657	2 728
August	2 049	2 067	704	738	2 753	2 805
September	2 110	2 131	663	677	2 773	2 808
October	2 146	2 171	628	630	2 774	2 801
November	2 169	2 195	638	636	2 807	2 831
December	2 190	2 216	676	676	2 866	2 892
2002						
January	2 207	2 231	732	736	2 939	2 967
February	2 205	2 226	798	809	3 003	3 035
March	2 180	2 199	844	870	3 024	3 069
April	2 149	2 168	853	898	3 002	3 066
May	2 119	2 138	834	902	2 953	3 040
June	2 094	2 113	812	903	2 906	3 016

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)						
2001						
April	2.8	3.9	32.6	29.7	10.7	11.0
May	48.5	45.4	67.5	77.1	54.6	55.6
June	-10.3	-9.9	-49.1	-40.4	-23.8	-21.1
July	17.7	16.9	-11.2	-30.7	11.0	3.7
August	13.7	13.3	77.0	76.4	25.4	25.0
September	-14.6	-14.6	1.8	2.0	-10.3	-10.3
October	3.8	5.3	-19.8	-19.6	-3.2	-2.1
November	10.5	10.7	2.8	1.9	8.6	8.6
December	-22.2	-22.6	-43.8	-43.6	-27.2	-27.4
2002						
January	6.3	5.8	30.3	30.2	10.6	10.2
February	20.3	19.7	37.8	42.3	24.0	24.5
March	-8.8	-8.4	83.8	79.5	12.9	12.8
April	-4.1	-4.4	-44.2	-44.4	-19.4	-19.7
May	19.2	19.9	-17.6	-9.7	9.5	12.0
June	-14.1	-14.2	43.1	52.9	-2.7	0.1
SEASONALLY ADJUSTED (% change from preceding month)						
2001						
April	15.0	14.8	n.a.	n.a.	20.3	19.5
May	27.0	25.9	n.a.	n.a.	14.9	17.9
June	-0.1	-0.5	n.a.	n.a.	-7.9	-6.0
July	22.2	22.3	n.a.	n.a.	17.8	10.6
August	-2.1	-2.0	n.a.	n.a.	9.4	9.3
September	-6.7	-7.2	n.a.	n.a.	-3.4	-3.8
October	0.8	2.0	n.a.	n.a.	-7.9	-7.0
November	9.3	9.4	n.a.	n.a.	9.8	9.5
December	1.1	1.2	n.a.	n.a.	-5.5	-5.4
2002						
January	1.0	0.3	n.a.	n.a.	-0.8	-1.5
February	0.3	0.0	n.a.	n.a.	15.4	15.9
March	-4.7	-4.3	n.a.	n.a.	16.4	16.2
April	-2.6	-3.0	n.a.	n.a.	-20.5	-20.9
May	3.3	4.6	n.a.	n.a.	-11.4	-8.5
June	-4.3	-5.3	n.a.	n.a.	15.5	17.5
TREND ESTIMATES (% change from preceding month)						
2001						
April	11.3	11.0	1.5	3.1	7.9	8.2
May	12.8	12.5	1.9	2.7	9.4	9.2
June	11.5	11.1	2.8	2.0	8.9	8.2
July	8.7	8.5	1.6	-0.4	6.7	5.9
August	5.5	5.5	-1.4	-3.9	3.6	2.8
September	3.0	3.1	-5.8	-8.3	0.7	0.1
October	1.7	1.9	-5.3	-6.9	0.0	-0.2
November	1.1	1.1	1.6	1.0	1.2	1.0
December	1.0	1.0	6.0	6.3	2.1	2.2
2002						
January	0.7	0.7	8.3	8.9	2.5	2.6
February	-0.1	-0.2	9.0	9.9	2.2	2.3
March	-1.1	-1.2	5.8	7.5	0.7	1.1
April	-1.4	-1.4	1.1	3.2	-0.7	-0.1
May	-1.4	-1.4	-2.2	0.4	-1.6	-0.9
June	-1.2	-1.2	-2.6	0.1	-1.6	-0.8

VALUE OF BUILDING APPROVED

Month	New residential building \$m	Alterations and additions to residential buildings(a) \$m	Total residential building \$m	Non-residential building \$m	Total building \$m
ORIGINAL					
2001					
April	263.2	39.4	302.5	97.3	399.8
May	378.0	48.0	426.0	274.2	700.2
June	298.3	35.6	333.9	298.6	632.5
July	340.6	38.9	379.5	189.8	569.4
August	393.7	37.8	431.5	149.4	580.9
September	436.8	34.5	471.3	148.7	620.0
October	382.6	41.3	423.9	158.3	582.2
November	450.8	49.7	500.5	166.4	666.9
December	320.0	33.2	353.2	122.6	475.8
2002					
January	321.0	31.3	352.3	169.4	521.7
February	448.0	41.4	489.4	196.9	686.3
March	474.4	57.1	531.4	243.1	774.6
April	412.0	41.7	453.7	287.9	741.6
May	465.4	66.0	531.5	170.3	701.8
June	458.5	56.1	514.5	164.0	678.5
SEASONALLY ADJUSTED					
2001					
April	268.8	43.5	312.2	n.a.	411.6
May	346.1	42.5	388.6	n.a.	639.5
June	309.5	38.3	347.8	n.a.	589.2
July	357.5	40.3	397.8	n.a.	562.0
August	378.6	33.0	411.6	n.a.	574.6
September	409.3	34.3	443.5	n.a.	632.2
October	353.3	36.9	390.3	n.a.	589.7
November	412.4	42.9	455.3	n.a.	533.8
December	376.8	43.6	420.4	n.a.	638.7
2002					
January	383.4	39.0	422.5	n.a.	573.3
February	453.0	45.1	498.1	n.a.	758.6
March	475.3	52.9	528.3	n.a.	738.5
April	409.9	41.7	451.6	n.a.	701.5
May	435.2	57.3	492.4	n.a.	635.7
June	475.5	65.4	541.0	n.a.	700.8
TREND ESTIMATES					
2001					
April	263.1	40.8	304.0	180.2	484.1
May	288.1	40.7	328.8	179.8	508.6
June	318.2	39.4	357.6	183.2	540.9
July	347.6	37.9	385.4	185.0	570.5
August	369.0	36.9	405.9	179.4	585.2
September	380.0	36.6	416.5	170.5	587.0
October	386.4	37.6	423.9	163.7	587.6
November	392.7	39.3	432.0	165.8	597.8
December	400.5	41.1	441.6	179.1	620.7
2002					
January	411.0	43.0	454.0	194.8	648.8
February	423.5	45.2	468.7	205.7	674.4
March	435.3	48.0	483.3	209.5	692.7
April	444.6	51.4	496.0	204.9	700.8
May	451.6	55.0	506.5	195.9	702.4
June	459.4	58.6	517.9	178.4	696.3

(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)					
2001					
April	19.1	-12.1	13.8	-57.7	-19.4
May	43.6	21.8	40.8	181.8	75.1
June	-21.1	-25.8	-21.6	8.9	-9.7
July	14.2	9.3	13.7	-36.4	-10.0
August	15.6	-2.8	13.7	-21.3	2.0
September	10.9	-8.7	9.2	-0.5	6.7
October	-12.4	19.7	-10.1	6.5	-6.1
November	17.8	20.3	18.1	5.1	14.5
December	-29.0	-33.2	-29.4	-26.3	-28.7
2002					
January	0.3	-5.7	-0.3	38.2	9.6
February	39.6	32.3	38.9	16.2	31.6
March	5.9	37.9	8.6	23.5	12.9
April	-13.2	-27.0	-14.6	18.4	-4.3
May	13.0	58.3	17.1	-40.8	-5.4
June	-1.5	-15.0	-3.2	-3.7	-3.3
SEASONALLY ADJUSTED (% change from preceding month)					
2001					
April	22.5	9.6	20.5	n.a.	-14.3
May	28.8	-2.3	24.5	n.a.	55.4
June	-10.6	-9.9	-10.5	n.a.	-7.9
July	15.5	5.2	14.4	n.a.	-4.6
August	5.9	-18.1	3.5	n.a.	2.2
September	8.1	3.9	7.8	n.a.	10.0
October	-13.7	7.6	-12.0	n.a.	-6.7
November	16.7	16.3	16.7	n.a.	-9.5
December	-8.6	1.6	-7.7	n.a.	19.7
2002					
January	1.8	-10.6	0.5	n.a.	-10.2
February	18.2	15.6	17.9	n.a.	32.3
March	4.9	17.3	6.1	n.a.	-2.6
April	-13.8	-21.2	-14.5	n.a.	-5.0
May	6.2	37.4	9.0	n.a.	-9.4
June	9.3	14.1	9.9	n.a.	10.2
TREND ESTIMATES (% change from preceding month)					
2001					
April	6.6	3.0	6.2	-5.8	1.4
May	9.5	-0.2	8.2	-0.2	5.1
June	10.4	-3.2	8.8	1.9	6.4
July	9.2	-3.8	7.8	1.0	5.5
August	6.2	-2.6	5.3	-3.0	2.6
September	3.0	-0.8	2.6	-5.0	0.3
October	1.7	2.7	1.8	-4.0	0.1
November	1.6	4.5	1.9	1.3	1.7
December	2.0	4.6	2.2	8.0	3.8
2002					
January	2.6	4.6	2.8	8.8	4.5
February	3.0	5.1	3.2	5.6	3.9
March	2.8	6.2	3.1	1.8	2.7
April	2.1	7.1	2.6	-2.2	1.2
May	1.6	7.0	2.1	-4.4	0.2
June	1.7	6.5	2.3	-8.9	-0.9

(a) Refer to Explanatory Notes paragraph 16.

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)						
1999-2000	24 054	10 528	50	174	53	34 859
2000-2001	15 569	7 808	144	133	18	23 672
2001-2002	25 627	8 466	78	136	6	34 313
2001						
June	1 778	506	27	0	1	2 312
July	2 090	471	3	3	0	2 567
August	2 378	834	6	0	0	3 218
September	2 031	840	14	0	0	2 885
October	2 108	678	7	0	1	2 794
November	2 330	701	2	1	1	3 035
December	1 812	392	4	1	0	2 209
2002						
January	1 928	498	10	8	0	2 444
February	2 319	708	2	0	1	3 030
March	2 114	1 205	10	92	0	3 421
April	2 025	722	8	0	1	2 756
May	2 417	568	3	30	0	3 018
June	2 075	849	9	1	2	2 936
PUBLIC SECTOR (Number)						
1999-2000	334	431	0	0	1	766
2000-2001	245	505	19	0	0	769
2001-2002	243	297	0	0	2	542
2001						
June	24	139	18	0	0	181
July	13	4	0	0	1	18
August	8	6	0	0	0	14
September	7	8	0	0	0	15
October	36	8	0	0	0	44
November	44	2	0	0	0	46
December	25	2	0	0	0	27
2002						
January	17	2	0	0	0	19
February	10	26	0	0	0	36
March	20	16	0	0	0	36
April	13	5	0	0	1	19
May	28	63	0	0	0	91
June	22	155	0	0	0	177
TOTAL (Number)						
1999-2000	24 388	10 959	50	174	54	35 625
2000-2001	15 814	8 313	163	133	18	24 441
2001-2002	25 870	8 763	78	136	8	34 855
2001						
June	1 802	645	45	0	1	2 493
July	2 103	475	3	3	1	2 585
August	2 386	840	6	0	0	3 232
September	2 038	848	14	0	0	2 900
October	2 144	686	7	0	1	2 838
November	2 374	703	2	1	1	3 081
December	1 837	394	4	1	0	2 236
2002						
January	1 945	500	10	8	0	2 463
February	2 329	734	2	0	1	3 066
March	2 134	1 221	10	92	0	3 457
April	2 038	727	8	0	2	2 775
May	2 445	631	3	30	0	3 109
June	2 097	1 004	9	1	2	3 113

(a) See Glossary for definition.

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(a)	Total residential building	Non-residential building(a)	Total building
PRIVATE SECTOR (\$ million)								
1999-2000	2 946.2	1 041.1	3.7	341.8	18.3	4 351.2	1 402.1	5 753.4
2000-2001	2 051.7	842.6	17.1	359.1	5.9	3 276.7	1 739.6	5 016.3
2001-2002	3 591.2	1 233.7	6.5	463.8	26.7	5 321.9	1 614.2	6 936.3
2001								
June	235.6	42.3	1.2	31.8	0.0	311.0	135.7	446.7
July	290.8	46.7	0.2	33.9	0.1	371.7	160.0	531.7
August	318.1	73.8	0.5	37.3	0.0	429.7	97.3	527.1
September	278.5	155.9	1.8	31.5	0.0	467.6	121.9	589.5
October	277.8	96.3	0.3	39.3	0.0	413.7	125.2	538.9
November	322.5	122.0	0.2	45.7	0.0	490.4	153.9	644.3
December	252.4	63.8	0.3	32.4	0.0	348.9	81.7	430.6
2002								
January	262.6	55.2	0.9	28.1	0.1	346.9	133.2	480.1
February	326.0	117.7	0.1	36.0	0.0	479.9	168.4	648.3
March	298.5	171.0	0.5	36.9	11.5	518.4	220.6	739.0
April	299.0	110.4	0.6	39.1	0.0	449.1	95.1	544.2
May	346.9	106.0	0.5	49.6	15.0	518.0	118.2	636.3
June	318.1	114.9	0.6	54.0	0.0	487.6	138.7	626.3
PUBLIC SECTOR (\$ million)								
1999-2000	47.8	42.1	0.0	17.9	0.0	107.8	683.9	791.8
2000-2001	37.3	57.7	1.3	27.0	0.0	123.3	861.7	985.3
2001-2002	37.9	41.0	0.0	31.9	0.0	110.7	552.5	663.2
2001								
June	3.8	16.6	1.3	1.2	0.0	22.9	162.9	185.8
July	2.5	0.7	0.0	4.7	0.0	7.8	29.9	37.7
August	1.0	0.8	0.0	0.0	0.0	1.8	52.1	53.9
September	1.2	1.2	0.0	1.3	0.0	3.7	26.7	30.4
October	6.3	2.2	0.0	1.7	0.0	10.2	33.1	43.3
November	6.0	0.3	0.0	3.8	0.0	10.1	12.5	22.6
December	3.5	0.3	0.0	0.5	0.0	4.3	40.9	45.2
2002								
January	2.8	0.4	0.0	2.2	0.0	5.4	36.2	41.6
February	1.5	2.8	0.0	5.2	0.0	9.5	28.5	38.0
March	3.0	1.9	0.0	8.1	0.0	13.0	22.5	35.5
April	1.8	0.7	0.0	2.1	0.0	4.6	192.7	197.3
May	4.9	7.6	0.0	0.9	0.0	13.4	52.1	65.5
June	3.4	22.1	0.0	1.4	0.0	26.9	25.3	52.2
TOTAL (\$ million)								
1999-2000	2 993.8	1 083.4	3.7	359.6	18.3	4 459.0	2 086.1	6 544.9
2000-2001	2 088.9	900.4	18.5	386.3	5.9	3 400.3	2 601.3	6 001.7
2001-2002	3 629.2	1 274.6	6.5	495.8	26.7	5 432.7	2 166.8	7 599.7
2001								
June	239.4	58.9	2.5	33.1	0.0	333.9	298.6	632.5
July	293.3	47.4	0.2	38.6	0.1	379.5	189.8	569.4
August	319.1	74.6	0.5	37.3	0.0	431.5	149.4	580.9
September	279.7	157.1	1.8	32.8	0.0	471.3	148.7	620.0
October	284.1	98.5	0.3	41.0	0.0	423.9	158.3	582.2
November	328.5	122.3	0.2	49.5	0.0	500.5	166.4	666.9
December	255.9	64.1	0.3	32.9	0.0	353.2	122.6	475.8
2002								
January	265.4	55.6	0.9	30.3	0.1	352.3	169.4	521.7
February	327.5	120.5	0.1	41.3	0.0	489.4	196.9	686.3
March	301.6	172.8	0.5	45.0	11.5	531.4	243.1	774.6
April	300.8	111.1	0.6	41.1	0.0	453.7	287.9	741.6
May	351.8	113.6	0.5	50.6	15.0	531.5	170.3	701.8
June	321.5	137.0	0.6	55.4	0.0	514.5	164.0	678.5

(a) See Glossary for definition.

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

NEW OTHER RESIDENTIAL BUILDING.....

Period	NEW OTHER RESIDENTIAL BUILDING.....								Total new residential building	
	New houses	Semi-detached, row or terrace houses, townhouses, etc. of			Flats, units or apartments in a building of			Total		
		One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys	Total		
NUMBER OF DWELLING UNITS										
1999-2000	24 388	1 870	3 257	5 127	2 063	1 485	2 284	5 832	10 959	35 347
2000-2001	15 814	1 359	2 017	3 376	1 225	1 304	2 408	4 937	8 313	24 127
2001-2002	25 870	1 213	1 869	3 082	1 012	1 096	3 573	5 681	8 763	34 633
2001										
April	1 375	77	110	187	48	90	324	462	649	2 024
May	1 998	147	273	420	211	294	227	732	1 152	3 150
June	1 802	127	55	182	251	114	98	463	645	2 447
July	2 103	101	171	272	92	64	47	203	475	2 578
August	2 386	127	225	352	189	165	134	488	840	3 226
September	2 038	95	255	350	98	28	372	498	848	2 886
October	2 144	123	168	291	32	127	236	395	686	2 830
November	2 374	55	39	94	17	86	506	609	703	3 077
December	1 837	35	99	134	33	43	184	260	394	2 231
2002										
January	1 945	128	77	205	22	96	177	295	500	2 445
February	2 329	114	140	254	67	139	274	480	734	3 063
March	2 134	130	166	296	72	79	774	925	1 221	3 355
April	2 038	85	211	296	64	138	229	431	727	2 765
May	2 445	117	112	229	78	47	277	402	631	3 076
June	2 097	103	206	309	248	84	363	695	1 004	3 101
VALUE (\$ million)										
1999-2000	2 993.8	136.8	286.5	423.3	173.4	149.7	337.4	659.9	1 083.4	4 077.1
2000-2001	2 088.9	103.7	195.6	299.1	111.6	128.3	361.5	601.3	900.4	2 989.2
2001-2002	3 629.2	104.8	217.5	322.6	95.9	137.7	719.0	952.2	1 274.6	4 903.8
2001										
April	186.9	10.4	11.5	21.9	4.5	9.8	40.1	54.3	76.2	263.2
May	258.3	11.9	22.1	34.0	23.2	31.6	30.9	85.7	119.7	378.0
June	239.4	7.9	5.0	12.8	20.6	13.1	12.4	46.1	58.9	298.3
July	293.3	8.4	16.3	24.7	9.6	7.0	6.2	22.7	47.4	340.6
August	319.1	9.4	21.2	30.6	14.3	15.4	14.4	44.1	74.6	393.7
September	279.7	9.5	33.9	43.4	9.5	2.9	101.3	113.7	157.1	436.8
October	284.1	7.2	16.2	23.4	3.1	16.7	55.3	75.1	98.5	382.6
November	328.5	4.3	5.4	9.7	1.7	8.5	102.4	112.6	122.3	450.8
December	255.9	3.2	10.6	13.9	2.6	5.3	42.3	50.2	64.1	320.0
2002										
January	265.4	12.2	10.6	22.8	2.1	7.4	23.4	32.8	55.6	321.0
February	327.5	9.6	19.3	29.0	6.6	18.3	66.6	91.5	120.5	448.0
March	301.6	10.5	20.4	30.9	6.1	12.3	123.6	141.9	172.8	474.4
April	300.8	9.2	23.0	32.3	3.9	26.2	48.9	78.9	111.1	412.0
May	351.8	12.3	12.7	25.0	6.2	6.3	76.1	88.6	113.6	465.4
June	321.5	9.0	27.9	36.9	30.2	11.4	58.5	100.1	137.0	458.5

(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)							
1998-1999	2 494.9	755.5	3 252.5	294.9	3 547.2	2 498.4	6 059.2
1999-2000	2 993.7	1 083.4	4 077.2	381.9	4 459.0	2 086.1	6 545.1
2000-2001	1 852.1	860.6	2 712.8	364.2	3 076.9	2 684.7	5 761.6
2000							
December	407.2	238.4	645.7	79.4	725.0	775.5	1 500.5
2001							
March	426.1	172.4	598.5	95.1	693.6	619.4	1 312.9
June	609.8	245.1	854.9	109.4	964.3	691.7	1 656.0
September	791.2	264.6	1 055.8	98.8	1 154.7	496.0	1 650.6
December	768.5	267.8	1 036.3	110.1	1 146.4	450.3	1 596.8
2002							
March	781.4	325.0	1 106.3	113.5	1 219.9	607.5	1 827.4
ORIGINAL (% change from preceding quarter)							
2000							
December	-0.4	16.5	5.2	-1.1	4.5	29.7	16.1
2001							
March	4.6	-27.7	-7.3	19.8	-4.3	-20.1	-12.5
June	43.1	42.2	42.8	15.0	39.0	11.7	26.1
September	29.7	8.0	23.5	-9.7	19.7	-28.3	-0.3
December	-2.9	1.2	-1.8	11.4	-0.7	-9.2	-3.3
2002							
March	1.7	21.4	6.8	3.1	6.4	34.9	14.4

(a) Reference year for chain volume measures is 1999-2000. Refer to Explanatory Notes paragraph 24-25.

(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>		Shops.....		Factories.....		Offices.....		<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												
2002												
April	2	0.1	83	7.3	5	0.4	22	1.9	21	1.9	11	1.3
May	8	0.7	52	4.4	8	0.9	24	2.2	22	1.8	15	1.8
June	5	0.5	58	5.3	4	0.4	37	3.6	25	2.3	6	0.7
Value—\$200,000—\$499,999												
2002												
April	4	1.3	15	4.5	4	1.2	10	3.0	16	5.0	2	0.9
May	2	0.6	17	4.8	7	2.9	8	2.4	17	5.6	12	3.7
June	3	0.6	12	3.4	5	1.9	12	3.6	19	5.6	10	3.2
Value—\$500,000—\$999,999												
2002												
April	0	0.0	5	3.0	0	0.0	4	2.8	4	2.2	2	1.1
May	1	0.7	12	8.6	4	2.7	8	5.7	7	4.7	3	1.9
June	0	0.0	8	5.2	3	2.3	7	5.1	0	0.0	3	2.3
Value—\$1,000,000—\$4,999,999												
2002												
April	2	6.3	6	14.9	0	0.0	3	6.8	5	7.2	4	10.6
May	1	1.8	7	14.7	2	2.9	1	1.2	6	14.0	5	9.7
June	2	5.1	9	18.8	2	4.8	4	10.3	9	22.0	3	7.0
Value—\$5,000,000 and over												
2002												
April	0	0.0	0	0.0	0	0.0	1	110.8	0	0.0	0	0.0
May	0	0.0	1	7.5	0	0.0	0	0.0	1	9.2	3	25.0
June	0	0.0	1	5.4	0	0.0	0	0.0	0	0.0	2	18.0
Value—Total												
1999-2000	168	132.1	1 046	325.6	279	137.5	512	217.7	604	334.2	211	202.3
2000-2001	108	103.9	1 036	438.9	259	168.2	616	359.5	593	411.2	271	424.0
2001-2002	113	127.5	1 039	420.5	178	81.0	540	460.2	534	289.2	395	326.9
2002												
April	8	7.7	109	29.7	9	1.6	40	125.2	46	16.3	19	14.0
May	12	3.8	89	40.0	21	9.4	41	11.6	53	35.4	38	42.2
June	10	6.2	88	38.1	14	9.4	60	22.6	53	29.9	24	31.3

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										
2002										
April	0	0.0	3	0.3	4	0.4	5	0.4	156	14.2
May	1	0.1	2	0.2	2	0.2	9	0.8	143	13.3
June	0	0.0	6	0.6	3	0.2	9	0.9	153	14.5
Value—\$200,000—\$499,999										
2002										
April	0	0.0	1	0.4	5	1.5	4	1.1	61	18.8
May	3	1.0	7	2.1	5	1.3	2	0.7	80	25.1
June	0	0.0	1	0.3	1	0.3	1	0.3	64	19.2
Value—\$500,000—\$999,999										
2002										
April	1	0.9	2	1.3	2	1.4	3	1.8	23	14.5
May	0	0.0	3	2.1	2	1.4	2	1.1	42	29.0
June	0	0.0	0	0.0	1	0.9	0	0.0	22	15.9
Value—\$1,000,000—\$4,999,999										
2002										
April	0	0.0	1	1.1	1	2.4	2	6.0	24	55.3
May	1	2.3	1	3.0	1	1.3	1	4.3	26	55.3
June	0	0.0	1	4.7	3	5.1	0	0.0	33	77.6
Value—\$5,000,000 and over										
2002										
April	0	0.0	1	5.1	1	6.0	2	63.2	5	185.1
May	0	0.0	0	0.0	1	6.0	0	0.0	6	47.7
June	0	0.0	0	0.0	0	0.0	2	13.4	5	36.8
Value—Total										
1999-2000	38	22.7	100	216.0	188	104.9	183	392.9	3 329	2 086.1
2000-2001	46	17.9	135	345.2	202	167.0	202	166.1	3 468	2 601.3
2001-2002	36	14.3	127	173.1	178	90.5	198	183.9	3 338	2 166.8
2002										
April	1	0.9	8	8.2	13	11.8	16	72.5	269	287.9
May	5	3.4	13	7.4	11	10.2	14	6.9	297	170.3
June	0	0.0	8	5.5	8	6.5	12	14.6	277	164.0

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)											
1999-2000	130.9	323.0	132.7	174.0	290.9	69.2	22.3	130.0	88.2	41.0	1 402.1
2000-2001	99.9	436.3	158.3	304.1	346.2	115.9	17.9	63.8	134.8	62.6	1 739.6
2001-2002	123.5	415.7	79.5	301.1	254.0	113.4	14.3	158.8	51.8	102.0	1 614.2
2001											
June	5.1	22.0	9.6	27.4	39.8	3.3	2.7	3.4	21.0	1.4	135.7
July	39.4	36.0	11.2	33.6	15.5	2.8	1.9	1.4	6.7	11.5	160.0
August	11.1	33.8	9.8	15.3	9.9	5.2	1.7	2.7	2.6	5.2	97.3
September	18.0	49.6	1.5	9.5	16.0	7.7	0.5	9.7	2.2	7.1	121.9
October	1.9	18.9	8.1	6.5	21.1	24.1	1.7	29.3	4.7	8.9	125.2
November	5.6	64.4	3.9	17.2	16.7	7.7	0.6	27.6	7.3	2.8	153.9
December	2.8	22.6	4.1	12.9	22.1	5.6	0.6	3.3	5.6	2.1	81.7
2002											
January	12.5	23.3	7.4	20.5	44.1	7.1	0.9	5.9	2.0	9.4	133.2
February	8.9	11.3	3.6	91.4	19.2	4.8	0.0	23.7	1.9	3.8	168.4
March	5.7	48.7	10.0	60.0	30.0	7.6	2.1	40.8	3.5	12.2	220.6
April	7.7	29.5	1.6	7.3	15.5	7.2	0.9	2.6	4.8	18.1	95.1
May	3.7	40.0	8.9	10.9	15.1	14.5	3.4	6.3	8.8	6.6	118.2
June	6.2	37.6	9.4	16.0	28.8	19.1	0.0	5.5	1.7	14.3	138.7
PUBLIC SECTOR (\$ million)											
1999-2000	1.4	2.8	5.0	43.8	43.2	133.0	0.4	85.8	17.1	352.0	683.9
2000-2001	4.0	2.9	9.9	55.6	64.8	307.8	0.0	281.2	32.2	103.4	861.7
2001-2002	4.0	4.9	1.6	159.0	35.0	213.3	0.0	14.3	38.8	81.7	552.5
2001											
June	0.0	0.7	1.2	24.7	9.0	47.2	0.0	69.0	1.3	9.8	162.9
July	1.2	1.0	0.2	4.6	1.1	16.5	0.0	0.9	3.2	1.3	29.9
August	0.2	0.2	0.3	3.8	2.1	39.1	0.0	2.2	0.7	3.6	52.1
September	2.3	0.0	0.4	0.7	0.9	17.7	0.0	1.2	2.5	1.0	26.7
October	0.2	0.0	0.0	7.2	1.3	11.4	0.0	2.6	0.6	9.8	33.1
November	0.0	0.0	0.0	3.0	2.5	2.7	0.0	0.0	2.1	2.3	12.5
December	0.0	2.5	0.0	2.8	1.5	26.2	0.0	0.5	6.1	1.2	40.9
2002											
January	0.0	0.4	0.0	2.7	1.0	21.7	0.0	0.0	3.9	6.4	36.2
February	0.0	0.0	0.2	4.5	0.5	21.3	0.0	0.0	1.2	0.9	28.5
March	0.0	0.1	0.0	4.5	2.0	10.2	0.0	0.2	5.3	0.2	22.5
April	0.0	0.2	0.0	117.9	0.8	6.8	0.0	5.6	7.0	54.4	192.7
May	0.1	0.0	0.5	0.7	20.3	27.6	0.0	1.1	1.4	0.3	52.1
June	0.0	0.5	0.0	6.6	1.0	12.1	0.0	0.0	4.8	0.3	25.3
TOTAL (\$ million)											
1999-2000	132.1	325.6	137.5	217.7	334.2	202.3	22.7	216.0	104.9	392.9	2 086.1
2000-2001	103.9	438.9	168.2	359.5	411.2	424.0	17.9	345.2	167.0	166.1	2 601.3
2001-2002	127.5	420.5	81.0	460.2	289.2	326.9	14.3	173.1	90.5	183.9	2 166.8
2001											
June	5.1	22.7	10.8	52.1	48.8	50.6	2.7	72.4	22.3	11.2	298.6
July	40.6	37.0	11.4	38.2	16.6	19.2	1.9	2.3	9.9	12.8	189.8
August	11.3	34.0	10.1	19.1	12.0	44.2	1.7	4.9	3.3	8.8	149.4
September	20.3	49.6	1.9	10.2	16.9	25.4	0.5	10.9	4.7	8.2	148.7
October	2.1	18.9	8.1	13.7	22.4	35.5	1.7	31.9	5.3	18.7	158.3
November	5.6	64.4	3.9	20.2	19.2	10.4	0.6	27.6	9.3	5.1	166.4
December	2.8	25.1	4.1	15.7	23.6	31.9	0.6	3.8	11.7	3.4	122.6
2002											
January	12.5	23.7	7.4	23.3	45.2	28.8	0.9	5.9	5.9	15.8	169.4
February	8.9	11.3	3.7	95.9	19.7	26.1	0.0	23.7	3.1	4.7	196.9
March	5.7	48.7	10.0	64.5	32.0	17.9	2.1	41.0	8.8	12.4	243.1
April	7.7	29.7	1.6	125.2	16.3	14.0	0.9	8.2	11.8	72.5	287.9
May	3.8	40.0	9.4	11.6	35.4	42.2	3.4	7.4	10.2	6.9	170.3
June	6.2	38.1	9.4	22.6	29.9	31.3	0.0	5.5	6.5	14.6	164.0

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									
2000-2001	7 577	3 854	11 624	992 276	406 739	220 044	1 619 059	1 113 621	2 732 680
2001-2002	11 448	4 214	15 840	1 615 610	591 571	304 892	2 512 073	903 075	3 415 147
2001									
June	870	307	1 183	116 481	23 223	20 260	159 964	103 193	263 157
July	981	219	1 201	134 284	20 882	19 330	174 496	81 581	256 077
August	1 015	266	1 281	134 427	24 218	16 890	175 535	38 783	214 318
September	887	307	1 208	126 491	30 604	17 411	174 506	63 410	237 916
October	942	402	1 349	122 180	59 833	23 003	205 017	65 680	270 697
November	1 087	234	1 322	148 803	33 825	30 381	213 009	52 301	265 310
December	786	318	1 105	117 661	54 057	22 869	194 587	47 169	241 756
2002									
January	843	263	1 122	116 507	29 490	18 669	164 666	89 039	253 704
February	1 047	222	1 270	151 354	47 997	24 055	223 406	124 803	348 209
March	904	972	1 975	129 290	140 639	31 493	301 423	148 574	449 996
April	882	243	1 128	126 123	46 618	22 322	195 062	36 421	231 483
May	1 009	292	1 332	145 045	41 470	40 912	227 428	61 532	288 960
June	1 065	476	1 547	163 445	61 939	37 557	262 941	93 782	356 723
PUBLIC SECTOR									
2000-2001	59	266	326	8 276	27 416	20 582	56 274	506 421	562 695
2001-2002	104	130	234	15 592	15 785	22 871	54 247	162 704	216 951
2001									
June	7	57	64	881	6 361	1 132	8 373	111 852	120 225
July	6	2	8	1 077	314	1 375	2 766	11 798	14 564
August	1	0	1	179	0	0	179	16 926	17 104
September	2	8	10	210	1 206	807	2 223	20 459	22 682
October	36	2	38	6 328	215	1 583	8 126	6 401	14 526
November	4	0	4	373	0	2 164	2 537	3 104	5 641
December	18	0	18	2 444	0	506	2 951	20 796	23 746
2002									
January	2	2	4	264	366	1 831	2 461	3 349	5 810
February	1	12	13	93	1 453	4 236	5 782	16 920	22 702
March	3	12	15	260	1 375	6 729	8 364	9 834	18 198
April	7	5	12	1 032	698	1 605	3 335	10 370	13 705
May	12	49	61	2 026	4 846	939	7 812	24 563	32 375
June	12	38	50	1 305	5 312	1 095	7 712	18 185	25 897
TOTAL									
2000-2001	7 636	4 120	11 950	1 000 552	434 155	240 626	1 675 333	1 620 042	3 295 375
2001-2002	11 552	4 344	16 074	1 631 202	607 356	327 762	2 566 320	1 065 779	3 632 099
2001									
June	877	364	1 247	117 362	29 583	21 392	168 337	215 045	383 382
July	987	221	1 209	135 361	21 196	20 705	177 261	93 380	270 641
August	1 016	266	1 282	134 606	24 218	16 890	175 714	55 709	231 422
September	889	315	1 218	126 701	31 810	18 218	176 729	83 869	260 598
October	978	404	1 387	128 508	60 048	24 586	213 143	72 081	285 223
November	1 091	234	1 326	149 176	33 825	32 545	215 546	55 405	270 951
December	804	318	1 123	120 106	54 057	23 375	197 537	67 965	265 503
2002									
January	845	265	1 126	116 771	29 856	20 500	167 127	92 387	259 514
February	1 048	234	1 283	151 447	49 449	28 291	229 188	141 723	370 911
March	907	984	1 990	129 550	142 014	38 223	309 787	158 408	468 194
April	889	248	1 140	127 155	47 316	23 926	198 397	46 791	245 187
May	1 021	341	1 393	147 071	46 316	41 852	235 239	86 095	321 335
June	1 077	514	1 597	164 750	67 251	38 652	270 653	111 967	382 620

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

(b) Refer to Explanatory Notes paragraph 16.

BUILDING APPROVED IN STATISTICAL AREAS—Jun Qtr 2002

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	6 580	2 362	8 997	974 145	361 746	163 784	1 499 675	622 148	2 121 823
Brisbane and Moreton (SDs)	4 782	1 839	6 667	731 344	282 769	134 356	1 148 469	331 966	1 480 434
Beaudesert (S)	117	12	133	16 064	814	2 294	19 171	12 968	32 139
Boonah (S)	6	0	6	853	0	171	1 024	200	1 224
Brisbane (C)	1 285	958	2 279	209 283	148 797	89 534	447 614	179 148	626 762
Caboolture (S)	328	4	332	33 160	425	1 059	34 644	2 375	37 019
Caloundra (C)	313	85	402	46 219	12 325	3 821	62 364	9 611	71 975
Esk (S)	11	0	11	1 057	0	100	1 157	83	1 240
Gatton (S)	15	0	15	2 307	0	52	2 359	897	3 257
Gold Coast (C)	1 063	454	1 518	177 823	71 816	15 922	265 561	67 020	332 581
Ipswich (C)	108	2	110	14 998	200	2 822	18 020	16 467	34 487
Kilcoy (S)	7	0	7	680	0	80	760	0	760
Laidley (S)	12	0	12	940	0	232	1 172	2 489	3 662
Logan (C)	179	0	179	21 961	0	1 790	23 751	16 204	39 955
Maroochy (S)	287	137	424	42 391	29 095	3 653	75 139	5 911	81 050
Noosa (S)	135	50	185	25 521	7 996	4 515	38 032	1 973	40 005
Pine Rivers (S)	342	18	360	49 699	720	1 482	51 901	4 326	56 227
Redcliffe (C)	107	54	162	16 344	5 720	1 967	24 031	4 287	28 317
Redland (S)	467	65	532	72 045	4 861	4 863	81 769	8 006	89 775
Wide Bay-Burnett (SD)	447	172	623	51 267	18 003	5 160	74 430	12 897	87 327
Biggenden (S)	3	0	3	204	0	0	204	0	204
Bundaberg (C)	37	2	40	4 185	168	855	5 208	7 527	12 735
Burnett (S)	73	8	81	10 285	350	475	11 110	230	11 340
Cooloola (S)	54	6	61	6 097	685	641	7 423	1 215	8 638
Eidsvold (S)	0	0	0	0	0	10	10	0	10
Gayndah (S)	0	0	0	0	0	21	21	0	21
Hervey Bay (C)	176	154	332	20 082	16 500	1 111	37 693	2 022	39 715
Isis (S)	11	0	11	1 340	0	138	1 478	155	1 633
Kilkivan (S)	5	0	5	368	0	0	368	0	368
Kingaroy (S)	16	0	16	1 859	0	248	2 107	50	2 157
Kolan (S)	4	0	4	164	0	51	215	0	215
Maryborough (C)	18	0	18	2 361	0	391	2 752	525	3 277
Miriam Vale (S)	18	2	20	1 826	300	180	2 306	280	2 586
Monto (S)	0	0	0	0	0	154	154	80	234
Mundubbera (S)	0	0	0	0	0	264	264	612	876
Murgon (S)	3	0	3	277	0	115	392	0	392
Nanango (S)	3	0	3	226	0	225	451	0	451
Perry (S)	2	0	2	187	0	0	187	0	187
Tiaro (S)	13	0	13	725	0	23	748	0	748
Wondai (S)	5	0	5	419	0	45	464	201	665
Woocoo (S)	6	0	6	664	0	213	877	0	877
Darling Downs (SD)	304	62	367	41 441	6 105	6 706	54 253	16 609	70 862
Cambooya (S)	16	0	16	2 165	0	278	2 443	0	2 443
Chinchilla (S)	1	0	1	150	0	43	193	280	473
Clifton (S)	3	0	3	243	0	15	258	85	343
Crow's Nest (S)	62	0	62	8 850	0	517	9 368	170	9 538
Dalby (T)	5	0	5	463	0	307	770	0	770
Goondiwindi (T)	10	2	12	1 639	194	80	1 913	2 056	3 969
Inglewood (S)	0	0	0	0	0	47	47	397	444
Jondaryan (S)	44	0	44	6 221	0	372	6 594	543	7 137
Millmerran (S)	4	0	4	470	0	176	647	458	1 105
Murilla (S)	2	0	2	121	0	41	162	0	162
Pittsworth (S)	6	0	6	671	0	122	793	2 056	2 849
Rosalie (S)	9	0	9	1 072	0	54	1 126	123	1 249
Stanthorpe (S)	14	0	15	1 706	0	143	1 848	2 876	4 724
Tara (S)	2	0	2	173	0	195	368	0	368
Taroom (S)	3	0	3	297	0	0	297	0	297

	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									
Darling Downs (SD) continued									
Toowoomba (C)	97	60	157	13 557	5 911	2 400	21 869	6 661	28 530
Waggamba (S)	6	0	6	1 124	0	25	1 149	0	1 149
Wambo (S)	2	0	2	298	0	119	416	72	489
Warwick (S)	18	0	18	2 221	0	1 772	3 993	832	4 825
South West (SD)									
Balonne (S)	2	0	2	464	0	377	841	0	841
Bendemere (S)	0	0	0	0	0	0	0	0	0
Booringa (S)	0	0	0	0	0	0	0	0	0
Bulloo (S)	4	0	4	1 000	0	0	1 000	0	1 000
Bungil (S)	0	0	0	0	0	0	0	0	0
Murweh (S)	2	0	2	236	0	32	268	0	268
Paroo (S)	1	0	1	107	0	0	107	0	107
Quilpie (S)	0	0	0	0	0	0	0	262	262
Roma (T)	4	0	4	455	0	99	553	364	918
Warroo (S)	0	0	0	0	0	0	0	0	0
Fitzroy (SD)									
Banana (S)	2	0	2	264	0	274	538	450	988
Bauhinia (S)	1	0	1	172	0	0	172	0	172
Calliope (S)	45	0	45	6 644	0	564	7 208	50	7 258
Duarina (S)	1	0	1	395	0	193	588	0	588
Emerald (S)	10	0	10	1 483	0	151	1 634	75	1 709
Fitzroy (S)	18	0	18	1 562	0	51	1 613	50	1 663
Gladstone (C)	65	21	86	9 612	3 442	414	13 468	2 961	16 429
Jericho (S)	1	0	1	350	0	0	350	0	350
Livingstone (S)	50	0	51	6 533	0	752	7 285	1 857	9 143
Mount Morgan (S)	0	0	0	0	0	0	0	0	0
Peak Downs (S)	1	0	1	30	0	0	30	0	30
Rockhampton (C)	46	13	59	6 767	2 063	631	9 460	12 405	21 865
Central West (SD)									
Aramac (S)	4	0	4	360	0	0	360	0	360
Barcaldine (S)	0	0	0	0	0	0	0	0	0
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	0	0
Isisford (S)	0	0	0	0	0	0	0	0	0
Longreach (S)	0	0	0	0	0	0	0	0	0
Tambo (S)	0	0	0	0	0	0	0	0	0
Winton (S)	1	0	1	131	0	0	131	0	131
Mackay (SD)									
Belyando (S)	2	0	2	290	0	256	546	0	546
Bowen (S)	3	0	3	284	0	160	444	617	1 061
Broadsound (S)	2	0	2	278	0	72	349	0	349
Mackay (C)	102	26	128	14 844	3 613	1 381	19 838	10 986	30 824
Mirani (S)	5	0	5	648	0	200	848	0	848
Nebo (S)	3	0	3	505	0	0	505	50	555
Sarina (S)	9	0	9	1 117	0	101	1 218	0	1 218
Whitsunday (S)	29	60	89	5 363	17 893	618	23 874	7 162	31 036
Northern (SD)									
Burdekin (S)	9	0	9	1 166	0	256	1 422	925	2 347
Charters Towers (C)	2	0	2	176	0	83	258	1 300	1 558
Dalrymple (S)	3	0	3	456	0	89	545	0	545
Hinchinbrook (S)	3	0	3	245	0	204	448	346	795
Thuringowa (C)	147	14	161	18 861	1 887	1 524	22 272	2 496	24 768
Townsville (C)	143	39	183	21 672	4 820	3 473	29 965	179 145	209 110

BUILDING APPROVED IN STATISTICAL AREAS—Jun Qtr 2002 *continued*

	DWELLING (no.).....			VALUE (\$'000).....					
	New houses	New other residential building	Total dwellings(a)	New houses	New other residential building	Alterations and additions to residential buildings(b)	Total residential building	Non residential building	Total building
LOCAL GOVERNMENT AREAS									
Far North (SD)	301	108	411	43 432	20 151	5 220	68 803	33 618	102 421
Atherton (S)	12	2	14	2 415	194	263	2 872	1 243	4 115
Aurukun (S)	0	0	0	0	0	0	0	0	0
Cairns (C)	178	92	271	24 104	15 285	3 045	42 434	20 610	63 044
Cardwell (S)	16	0	16	2 643	0	472	3 115	1 225	4 340
Cook (S)	11	2	13	1 492	797	60	2 349	84	2 432
Croydon (S)	0	0	0	0	0	0	0	0	0
Douglas (S)	30	12	42	6 789	3 875	296	10 961	330	11 291
Eacham (S)	7	0	8	1 198	0	286	1 484	6 206	7 690
Etheridge (S)	0	0	0	0	0	0	0	0	0
Herberton (S)	10	0	10	594	0	85	678	0	678
Johnstone (S)	18	0	18	2 153	0	491	2 644	379	3 023
Mareeba (S)	19	0	19	2 045	0	221	2 266	3 432	5 698
Torres (S)	0	0	0	0	0	0	0	110	110
North West (SD)	26	8	34	4 191	1 000	388	5 580	5 557	11 137
Burke (S)	0	0	0	0	0	0	0	0	0
Carpentaria (S)	6	0	6	649	0	0	649	300	949
Cloncurry (S)	6	8	14	925	1 000	0	1 925	225	2 150
Flinders (S)	2	0	2	172	0	10	182	100	282
McKinlay (S)	3	0	3	357	0	207	563	70	633
Mornington (S)	9	0	9	2 089	0	0	2 089	0	2 089
Mount Isa (C)	0	0	0	0	0	172	172	4 862	5 034
Richmond (S)	0	0	0	0	0	0	0	0	0
STATISTICAL DISTRICT									
Sunshine Coast (QLD)	576	272	850	92 432	49 416	8 795	150 644	16 137	166 781
Bundaberg (QLD)	90	2	93	12 547	168	1 043	13 759	7 757	21 516
Hervey Bay (QLD)	172	154	327	19 697	16 500	1 096	37 293	600	37 893
Rockhampton (QLD)	64	13	77	8 329	2 063	651	11 042	12 405	23 447
Gladstone (QLD)	109	21	130	16 144	3 442	967	20 553	3 011	23 564
Mackay (QLD)	87	26	113	12 940	3 613	1 224	17 778	10 986	28 763
Townsville (QLD)	267	53	321	38 185	6 707	4 514	49 406	181 641	231 047
Cairns (QLD)	172	92	265	23 408	15 285	2 922	41 616	20 610	62 225
Toowoomba (QLD)	209	60	269	29 345	5 911	3 295	38 552	6 984	45 536
Gold Coast-Tweed (QLD/NSW)	1 102	499	1 603	183 166	78 326	16 856	278 347	94 186	372 534

(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 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).

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

EXPLANATORY NOTES

- SEASONAL ADJUSTMENT *continued* **21** 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 **22** 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.
- 23** 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 **24** 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.
- 25** 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) **26** Area statistics are now being classified to the *Australian Standard Geographical Classification (ASGC), 2001 Edition* (Cat. no. 1216.0), effective from 1 July 2001, and ASGC terminology has been adopted in the presentation of building statistics.
- 27** 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 **28** 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.

EXPLANATORY NOTES

RELATED PUBLICATIONS

29 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)

30 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

31 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
C	City
S	Shire
SD	Statistical Division
T	Town

GLOSSARY

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.

GLOSSARY

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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