

**DWELLING UNIT COMMENCEMENTS REPORTED BY APPROVING AUTHORITIES,
NEW SOUTH WALES, MAY 1994**

NOTE: There was a break in series from November 1990. For more information, see paragraph 2 of the Explanatory Notes.

MAIN FEATURES

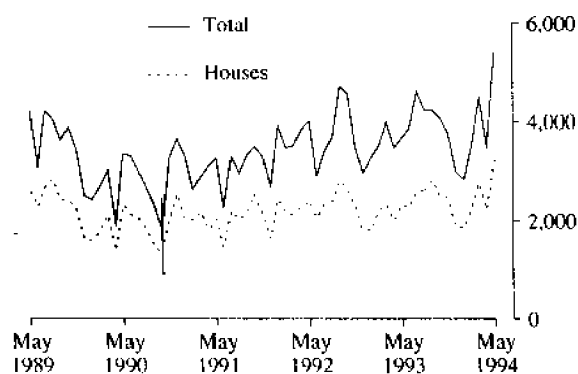
The total number of dwelling units commenced in New South Wales in May 1994 (5,422) was 55% higher than in the previous month (3,492) and 47% higher than in May 1993 (3,684). This figure is the highest since March 1991 (5,995).

The number of houses commenced in New South Wales in May 1994 (3,216) was 45% higher than in the previous month (2,219) while for Sydney Statistical Division the increase was 54% (from 981 to 1,510).

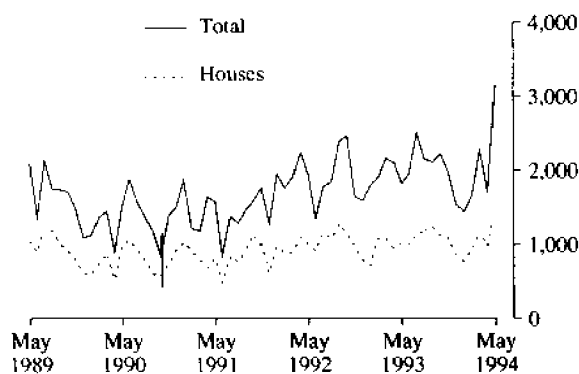
The number of dwelling units in other residential buildings commenced in May 1994 (2,206) was 73% higher than in the previous month (1,273).

The number of private sector dwelling units commenced in New South Wales in the 11 months to May 1994 (41,152) was 9% higher than in the corresponding period of 1992-93.

DWELLINGS COMMENCED IN NSW



DWELLINGS COMMENCED IN SYDNEY



Indicates a break in series.

INQUIRIES

- for further information about statistics in this publication and the availability of related unpublished statistics, contact Ross Bailey on (02) 268 4176.
- for information about other ABS statistics and services please refer to the back of this publication.

NOTES

The statistics on dwelling unit commencements are compiled from data supplied in monthly reports provided by local and other government authorities. The statistics relate to the number of new dwelling units reported as commencements of new houses and new other residential buildings.

Explanatory notes are provided at the back of this publication.

GREG BRAY
Deputy Commonwealth Statistician

Unpublished data

The ABS can make available certain dwelling commencements data which are not published, such as floor area, type of other residential building, material of roof and floor, sub-LGA level data and value ranges. Where it is not practicable to provide the required information by telephone, data can be provided in the following forms:

- Photocopy
- Microfiche
- Computer printout or floppy disk
- Computer generated maps displaying dwellings commenced data
- Clerically extracted tabulation

A charge may be made for providing unpublished information in these forms.

For further details please telephone Ross Bailey on (02) 268 4176.

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

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
1991-92	25,183	11,403	36,586	1,033	3,038	4,071	26,216	14,441	40,657
1992-93	26,439	14,671	41,110	739	2,700	3,439	27,178	17,371	44,549
<i>July-May—</i>									
1992-93	24,257	13,466	37,723	663	2,301	2,964	24,920	15,767	40,687
1993-94	26,430	14,722	41,152	725	1,725	2,450	27,155	16,447	43,602
<i>1993—</i>									
May	2,228	1,222	3,450	89	145	234	2,317	1,367	3,684
June	2,182	1,205	3,387	76	399	475	2,258	1,604	3,862
July	2,410	1,592	4,002	189	424	613	2,599	2,016	4,615
August	2,501	1,369	3,870	121	237	358	2,622	1,606	4,228
September	2,818	1,346	4,164	4	49	53	2,822	1,395	4,217
October	2,466	1,437	3,903	17	134	151	2,483	1,571	4,054
November	2,428	1,268	3,696	22	39	61	2,450	1,307	3,757
December	1,868	1,063	2,931	11	54	65	1,879	1,117	2,996
<i>1994—</i>									
January	1,815	937	2,752	31	56	87	1,846	993	2,839
February	2,183	1,139	3,322	64	107	171	2,247	1,246	3,493
March	2,652	1,430	4,082	120	287	407	2,772	1,717	4,489
April	2,148	1,081	3,229	71	192	263	2,219	1,273	3,492
May	3,141	2,060	5,201	75	146	221	3,216	2,206	5,422

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

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
SYDNEY STATISTICAL DIVISION									
1991-92	10,479	6,612	17,091	600	2,275	2,875	11,079	8,887	19,966
1992-93	11,919	9,464	21,383	382	1,758	2,140	12,301	11,222	23,523
<i>1993—</i>									
May	992	735	1,727	34	68	102	1,026	803	1,829
June	964	659	1,623	30	304	334	994	963	1,957
July	1,035	1,120	2,155	95	254	349	1,130	1,374	2,504
August	1,110	816	1,926	84	142	226	1,194	958	2,152
September	1,245	828	2,073	—	41	41	1,245	869	2,114
October	1,120	984	2,104	3	115	118	1,123	1,099	2,222
November	1,094	850	1,944	2	39	41	1,096	889	1,985
December	864	638	1,502	1	54	55	865	692	1,557
<i>1994—</i>									
January	765	625	1,390	10	48	58	775	673	1,448
February	908	692	1,600	22	50	72	930	742	1,672
March	1,138	877	2,015	50	209	259	1,188	1,086	2,274
April	947	623	1,570	34	124	158	981	747	1,728
May	1,472	1,574	3,046	38	78	116	1,510	1,652	3,162

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

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
HUNTER STATISTICAL DIVISION									
1991-92	3,135	1,446	4,581	128	242	370	3,263	1,688	4,951
1992-93	3,214	1,594	4,808	69	199	268	3,283	1,793	5,076
1993—									
May	269	133	402	6	—	6	275	133	408
June	284	170	454	4	16	20	288	186	474
July	415	180	595	14	24	38	429	204	633
August	360	138	498	8	25	33	368	163	531
September	387	163	550	4	6	10	391	169	560
October	367	191	558	3	17	20	370	208	578
November	275	113	388	—	—	—	275	113	388
December	228	105	333	—	—	—	228	105	333
1994—									
January	241	137	378	14	—	14	255	137	392
February	324	169	493	25	8	33	349	177	526
March	359	214	573	27	14	41	386	228	614
April	244	99	343	9	—	9	253	99	352
May	350	161	511	10	10	20	360	171	531
ILLAWARRA STATISTICAL DIVISION									
1991-92	2,368	553	2,921	94	209	303	2,462	762	3,224
1992-93	2,310	939	3,249	26	246	272	2,336	1,185	3,521
1993—									
May	204	109	313	—	—	—	204	109	313
June	189	52	241	12	—	12	201	52	253
July	211	62	273	28	27	55	239	89	328
August	207	98	305	1	23	24	208	121	329
September	329	66	395	—	—	—	329	66	395
October	223	92	315	—	—	—	223	92	315
November	218	90	308	1	—	1	219	90	309
December	145	113	258	—	—	—	145	113	258
1994—									
January	77	10	87	—	8	8	77	18	95
February	231	63	294	—	—	—	231	63	294
March	127	38	165	23	37	60	150	75	225
April	147	72	219	8	—	8	155	72	227
May	264	64	328	3	—	3	267	64	331
BALANCE OF NEW SOUTH WALES									
1991-92	9,201	2,792	11,993	211	312	523	9,412	3,104	12,516
1992-93	8,996	2,674	11,670	262	497	759	9,258	3,171	12,429
1993—									
May	763	245	1,008	49	77	126	812	322	1,134
June	745	324	1,069	30	79	109	775	403	1,178
July	749	230	979	52	119	171	801	349	1,150
August	824	317	1,141	28	47	75	852	364	1,216
September	857	289	1,146	—	2	2	857	291	1,148
October	756	170	926	11	2	13	767	172	939
November	841	215	1,056	19	—	19	860	215	1,075
December	631	207	838	10	—	10	641	207	848
1994—									
January	732	165	897	7	—	7	739	165	904
February	720	215	935	17	49	66	737	264	1,001
March	1,028	301	1,329	20	27	47	1,048	328	1,376
April	810	287	1,097	20	68	88	830	355	1,185
May	1,055	261	1,316	24	58	82	1,079	319	1,398

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

<i>Period</i>	<i>Double brick (a)</i>	<i>Brick veneer</i>	<i>Fibre cement</i>	<i>Timber</i>	<i>Other and not stated</i>	<i>Total</i>
PRIVATE SECTOR						
1991-92	3,116	18,747	1,239	1,757	324	25,183
1992-93	3,203	19,857	1,133	1,763	483	26,439
<i>1993—</i>						
May	328	1,590	94	149	67	2,228
June	344	1,512	86	155	85	2,182
July	313	1,698	91	192	116	2,410
August	365	1,723	97	192	124	2,501
September	347	2,114	115	168	74	2,818
October	327	1,796	96	186	61	2,466
November	303	1,817	101	148	59	2,428
December	279	1,335	78	132	44	1,868
<i>1994—</i>						
January	265	1,298	73	141	38	1,815
February	253	1,656	91	146	37	2,183
March	395	1,984	86	145	42	2,652
April	262	1,654	76	118	38	2,148
May	430	2,391	97	174	49	3,141
PUBLIC SECTOR						
1991-92	20	991	9	2	11	1,033
1992-93	67	658	9	2	3	739
<i>1993—</i>						
May	15	73	—	—	1	89
June	11	59	5	—	1	76
July	29	137	1	2	20	189
August	21	98	—	—	2	121
September	—	4	—	—	—	4
October	1	16	—	—	—	17
November	7	15	—	—	—	22
December	4	7	—	—	—	11
<i>1994—</i>						
January	5	26	—	—	—	31
February	5	59	—	—	—	64
March	7	113	—	—	—	120
April	2	69	—	—	—	71
May	2	73	—	—	—	75
TOTAL						
1991-92	3,136	19,738	1,248	1,759	335	26,216
1992-93	3,270	20,515	1,142	1,765	486	27,178
<i>1993—</i>						
May	343	1,663	94	149	68	2,317
June	355	1,571	91	155	86	2,258
July	342	1,835	92	194	136	2,599
August	386	1,821	97	192	126	2,622
September	347	2,118	115	168	74	2,822
October	328	1,812	96	186	61	2,483
November	310	1,832	101	148	59	2,450
December	283	1,342	78	132	44	1,879
<i>1994—</i>						
January	270	1,324	73	141	38	1,846
February	258	1,715	91	146	37	2,247
March	402	2,097	86	145	42	2,772
April	264	1,723	76	118	38	2,219
May	432	2,464	97	174	49	3,216

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

TABLE 4. HOUSES COMMENCED IN STATISTICAL DIVISIONS

Statistical division	April 1994						May 1994					
	Double brick (a)	Brick veneer	Fibre cement	Timber	Other and not stated	Total	Double brick (a)	Brick veneer	Fibre cement	Timber	Other and not stated	Total
PRIVATE SECTOR												
Sydney	113	782	9	33	10	947	152	1,239	11	54	16	1,472
Hunter	19	204	10	6	5	244	68	256	8	15	3	350
Illawarra	6	117	14	7	3	147	13	220	8	16	7	264
Richmond-Tweed	15	163	1	27	8	214	16	133	2	14	2	167
Mid-North Coast	40	165	10	17	3	235	50	269	13	30	8	370
Northern	16	33	6	2	3	60	30	43	6	13	2	94
North Western	5	35	6	5	—	51	7	29	9	3	1	49
Central West	19	19	5	5	3	51	30	21	9	4	2	66
South Eastern	19	67	9	14	2	111	38	92	17	17	8	172
Murrumbidgee	2	16	6	2	—	26	11	57	11	7	—	86
Murray	7	53	—	—	1	61	15	30	3	1	—	49
Far West	1	—	—	—	—	1	—	2	—	—	—	2
New South Wales	262	1,654	76	118	38	2,148	430	2,391	97	174	49	3,141
PUBLIC SECTOR												
Sydney	—	34	—	—	—	34	—	38	—	—	—	38
Hunter	—	9	—	—	—	9	—	10	—	—	—	10
Illawarra	—	8	—	—	—	8	—	3	—	—	—	3
Richmond-Tweed	—	5	—	—	—	5	—	1	—	—	—	1
Mid-North Coast	—	—	—	—	—	—	—	5	—	—	—	5
Northern	—	6	—	—	—	6	—	1	—	—	—	1
North Western	—	3	—	—	—	3	—	—	—	—	—	—
Central West	2	3	—	—	—	5	2	3	—	—	—	5
South Eastern	—	1	—	—	—	1	—	8	—	—	—	8
Murrumbidgee	—	—	—	—	—	—	—	—	—	—	—	—
Murray	—	—	—	—	—	—	—	4	—	—	—	4
Far West	—	—	—	—	—	—	—	—	—	—	—	—
New South Wales	2	69	—	—	—	71	2	73	—	—	—	75
TOTAL												
Sydney	113	816	9	33	10	981	152	1,277	11	54	16	1,510
Hunter	19	213	10	6	5	253	68	266	8	15	3	360
Illawarra	6	125	14	7	3	155	13	223	8	16	7	267
Richmond-Tweed	15	168	1	27	8	219	16	134	2	14	2	168
Mid-North Coast	40	165	10	17	3	235	50	274	13	30	8	375
Northern	16	39	6	2	3	66	30	44	6	13	2	95
North Western	5	38	6	5	—	54	7	29	9	3	1	49
Central West	21	22	5	5	3	56	32	24	9	4	2	71
South Eastern	19	68	9	14	2	112	38	100	17	17	8	180
Murrumbidgee	2	16	6	2	—	26	11	57	11	7	—	86
Murray	7	53	—	—	1	61	15	34	3	1	—	53
Far West	1	—	—	—	—	1	—	2	—	—	—	2
New South Wales	264	1,723	76	118	38	2,219	432	2,464	97	174	49	3,216

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

**TABLE 5. NEW DWELLING UNITS COMMENCED IN OTHER RESIDENTIAL BUILDINGS, BY TYPE IN STATISTICAL DIVISIONS
MAY 1994**

Statistical division	Semi-detached, row or terrace houses, townhouses, etc. of			Flats, units or apartments in a building of			Unknown or not stated	Total	
	1 storey	2 or more storeys	Total	1-2 storeys	3 storeys	4 or more storeys			
NUMBER									
Sydney	356	208	564	194	395	499	1,088	—	1,652
Hunter	124	17	141	30	—	—	30	—	171
Illawarra	43	11	54	10	—	—	10	—	64
Richmond-Tweed	40	11	51	12	5	—	17	—	68
Mid-North Coast	63	6	69	21	—	—	21	—	90
Northern	7	—	7	5	—	—	5	—	12
North Western	4	—	4	—	—	—	—	—	4
Central West	—	—	—	65	—	—	65	—	65
South Eastern	14	—	14	10	—	32	42	—	56
Murrumbidgee	—	—	—	16	—	—	16	—	16
Murray	6	—	6	2	—	—	2	—	8
Far West	—	—	—	—	—	—	—	—	—
New South Wales	657	253	910	365	400	531	1,296	—	2,206
VALUE (\$'000)									
Sydney	28,141	16,796	44,938	13,834	25,225	41,706	80,765	—	125,703
Hunter	7,941	1,275	9,216	1,982	—	—	1,982	—	11,198
Illawarra	2,416	910	3,326	805	—	—	805	—	4,131
Richmond-Tweed	2,685	627	3,312	830	600	—	1,430	—	4,742
Mid-North Coast	3,990	850	4,840	1,420	—	—	1,420	—	6,260
Northern	430	—	430	256	—	—	256	—	686
North Western	265	—	265	—	—	—	—	—	265
Central West	—	—	—	3,712	—	—	3,712	—	3,712
South Eastern	1,095	—	1,095	618	—	1,800	2,418	—	3,513
Murrumbidgee	—	—	—	1,484	—	—	1,484	—	1,484
Murray	420	—	420	116	—	—	116	—	536
Far West	—	—	—	—	—	—	—	—	—
New South Wales	47,383	20,459	67,841	25,056	25,825	43,506	94,387	—	162,229

NEW OTHER RESIDENTIAL DWELLING UNITS COMMENCED, NSW

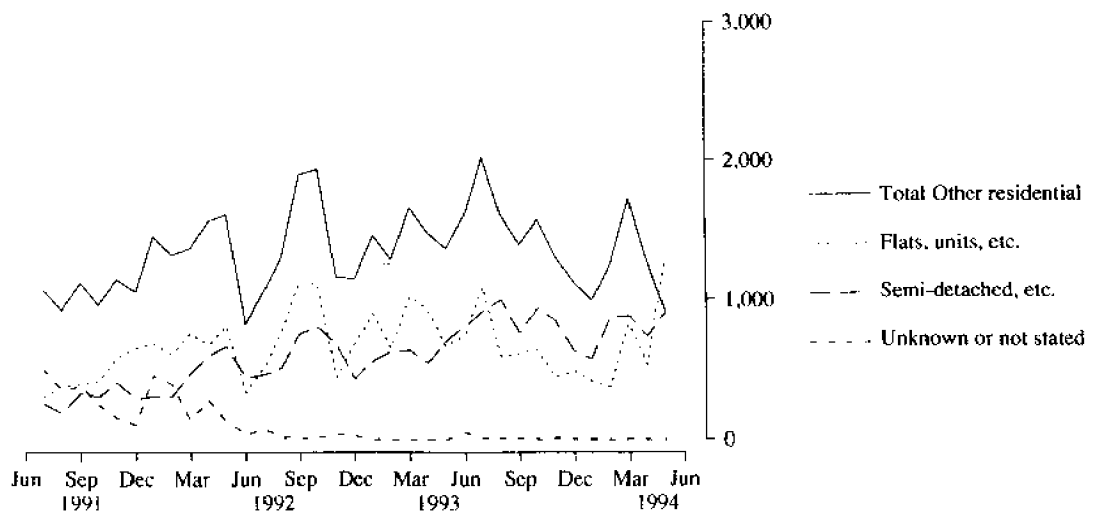


TABLE 6. DWELLING UNITS COMMENCED BY TYPE OF RESIDENTIAL BUILDING IN STATISTICAL LOCAL AREAS
(Number of dwelling units)

Statistical area	Houses												Other residential buildings												Total
	1993			1994			1994			1993			1994			1994			1994						
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	
Botany (A)	1	—	—	4	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Leichhardt (A)	4	—	1	6	2	5	60	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Marrickville (A)	1	—	—	2	1	6	12	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
South Sydney (C)	1	—	—	—	—	7	6	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sydney (C)—Inner and Remainder	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Inner Sydney SSD	7	—	2	12	3	18	78	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Randwick (A)	8	3	3	6	3	9	94	13	29	19	12	12	4	3	12	48	160	21	9	9	32	25	15	104	104
Waverley (A)	1	1	1	2	2	2	—	—	2	—	10	2	—	1	1	3	2	12	4	4	3	2	3	3	2
Woollahra (A)	3	—	—	3	3	2	—	16	—	—	—	—	—	—	16	—	—	3	2	2	—	3	3	3	2
Eastern Suburbs SSD	12	4	4	11	8	13	94	29	31	19	22	97	106	33	35	30	30	30	30	110	35	30	30	30	110
Hurstville (C)	3	10	16	17	9	5	—	2	32	143	12	4	3	12	48	160	21	9	9	9	48	160	21	9	9
Kogarah (A)	14	8	1	—	—	4	—	39	—	16	—	3	14	47	1	16	—	—	7	7	1	16	—	—	7
Rockdale (A)	5	8	3	10	8	10	—	2	2	8	21	8	5	10	5	18	29	18	29	18	5	18	29	18	18
Sutherland Shire (A)	58	64	77	45	25	54	48	157	201	86	8	192	106	221	278	131	33	246	246	246	278	131	33	246	246
St George—Sutherland SSD	80	90	97	72	42	73	48	300	235	253	41	207	128	290	332	325	83	280	280	280	332	325	83	280	280
Bankstown (C)	28	38	21	41	21	34	48	5	26	68	12	78	76	43	47	109	33	112	112	112	47	109	33	112	112
Canterbury (A)	5	4	4	8	7	6	2	—	—	15	56	15	7	4	4	23	63	21	21	21	4	23	63	21	21
Canterbury—Bankstown SSD	33	42	25	49	28	40	50	5	26	83	68	93	83	47	51	132	96	133	133	133	51	132	96	133	133
Fairfield (C)	29	39	11	—	80	22	9	17	—	33	70	9	38	56	11	33	150	31	31	31	11	33	150	31	31
Liverpool (C)	102	69	118	114	55	253	38	19	43	36	48	70	140	88	161	150	103	323	323	323	161	150	103	323	323
Fairfield—Liverpool SSD	131	108	129	114	135	275	47	36	43	69	118	79	178	144	172	183	253	354	354	354	172	183	253	354	354
Camden (A)	47	11	43	28	51	43	2	—	—	6	2	8	49	11	43	34	53	51	51	51	43	34	53	51	51
Campbelltown (C)	52	39	58	35	44	57	26	18	18	4	28	12	78	57	76	39	72	69	69	69	76	39	72	69	69
Wakoolilly (A)	8	12	31	64	15	33	—	—	4	7	—	2	8	12	35	71	15	35	35	35	35	71	15	35	35
Outer South Western Sydney SSD	107	62	132	127	110	133	28	18	22	17	30	23	135	80	154	144	140	155	155	155	154	144	140	155	155
Ashfield (A)	—	—	—	1	—	1	—	—	—	—	—	2	—	—	—	1	54	3	3	3	—	—	1	54	3
Burwood (A)	—	2	4	5	3	1	3	—	15	—	4	2	3	2	19	5	7	3	3	3	—	—	5	7	3
Concord (A)	—	2	3	4	2	6	18	—	2	—	—	17	18	2	5	4	2	23	23	23	5	4	2	23	23
Drummoyne (A)	1	—	1	5	2	3	—	—	11	18	17	—	1	—	12	23	19	3	3	3	—	—	23	19	3
Strathfield (A)	3	1	1	2	1	—	—	—	—	14	14	—	3	1	1	16	1	—	—	—	1	16	1	16	1
Inner Western Sydney SSD	4	5	9	17	8	11	21	—	28	32	75	21	25	5	37	49	83	32	32	32	37	49	83	32	32

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

Statistical area	Houses												Other residential buildings												Total
	1993			1994			1995			1994			1995			1994			1995						
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	
SYDNEY STATISTICAL DIVISION—continued																									
Auburn (A)	—	2	1	3	1	5	—	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Holroyd (A)	14	2	—	8	5	18	32	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Parramatta (C)	19	1	25	20	14	35	45	—	70	16	93	64	—	—	—	—	—	—	—	—	—	—	—	—	—
Central Western Sydney SSD	33	5	26	31	20	58	77	2	70	28	93	322	110	7	96	59	113	—	—	—	—	—	—	—	—
Blue Mountains (C)	14	65	25	34	32	55	—	—	2	2	4	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Hawkesbury (C)	20	36	10	—	129	31	10	17	20	—	8	2	30	53	30	—	—	—	—	—	—	—	—	—	—
Penrith (C)	67	36	55	105	58	137	8	48	24	43	3	25	75	84	79	148	81	162	—	—	—	—	—	—	—
Outer Western Sydney SSD	101	137	90	139	219	223	18	65	46	45	5	27	119	202	136	184	284	250	—	—	—	—	—	—	—
Baulkham Hills (A)	16	25	48	88	45	68	8	26	24	91	70	33	24	51	72	179	115	101	—	—	—	—	—	—	—
Blacktown (C)	131	105	146	193	156	220	15	75	63	59	38	46	146	180	209	252	194	266	—	—	—	—	—	—	—
Blacktown— Baulkham Hills SSD	147	130	194	281	201	288	23	101	87	150	108	79	170	231	281	431	309	367	—	—	—	—	—	—	—
Hunter's Hill (A)	1	—	8	3	2	—	—	4	—	4	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Lane Cove (A)	4	2	5	8	6	4	—	9	—	12	2	5	4	11	5	20	8	9	—	—	—	—	—	—	—
Mosman (A)	—	—	1	5	2	3	2	—	—	15	2	50	2	—	1	20	4	53	—	—	—	—	—	—	—
North Sydney (A)	—	6	4	1	—	7	47	21	6	88	—	48	47	27	10	89	—	55	—	—	—	—	—	—	—
Ryde (C)	8	7	2	50	10	21	14	24	—	18	11	36	22	31	2	68	21	57	—	—	—	—	—	—	—
Willoughby (C)	3	7	7	16	5	11	2	—	27	2	—	34	5	7	34	18	5	45	—	—	—	—	—	—	—
Lower Northern Sydney SSD	16	22	27	83	25	46	65	58	33	139	17	173	81	80	60	222	42	219	—	—	—	—	—	—	—
Hornsby (A)	18	16	43	76	48	92	16	54	45	38	18	42	34	70	88	114	66	134	—	—	—	—	—	—	—
Ku-ring-gai (A)	19	11	13	16	7	24	—	—	22	—	—	23	19	11	35	16	7	47	—	—	—	—	—	—	—
Hornsby-Ku-ring-gai SSD	37	27	56	92	55	116	16	54	67	38	18	65	53	81	123	130	73	181	—	—	—	—	—	—	—
Manly (A)	5	2	—	3	—	1	—	2	—	—	—	2	5	4	—	3	26	3	—	—	—	—	—	—	—
Pittwater (A)	3	1	7	1	1	22	—	2	—	—	—	10	3	3	7	1	1	32	—	—	—	—	—	—	—
Warragah (A)	11	11	10	22	23	24	24	10	16	50	12	8	35	21	26	72	35	32	—	—	—	—	—	—	—
Northern Beaches SSD	19	14	17	26	24	47	24	14	16	50	38	20	43	28	33	76	62	67	—	—	—	—	—	—	—
Gosford (C)	70	48	44	40	33	35	79	23	8	22	28	20	149	71	52	62	61	55	—	—	—	—	—	—	—
Wyong (A)	68	81	78	94	70	134	24	68	22	45	26	37	92	149	100	139	96	171	—	—	—	—	—	—	—
Gosford-Wyong SSD	138	129	122	134	103	169	103	91	30	67	54	57	241	220	152	201	157	226	—	—	—	—	—	—	—
SYDNEY SD	865	775	930	1,188	981	1,510	692	673	742	1,086	747	1,652	1,557	1,448	1,672	2,274	1,728	3,162	9	—	—	—	—	—	—

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

Statistical area	Total																	
	Houses						Other residential buildings											
	1993		1994		1993		1994		1993		1994							
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May
HUNTER STATISTICAL DIVISION																		
Cessnock (C)	15	32	12	5	—	4	12	2	—	2	2	—	27	34	12	7	2	4
Lake Macquarie (C)	78	69	131	117	57	126	71	39	57	62	18	51	149	108	188	179	75	177
Maitland (C)	41	27	22	35	18	61	8	8	—	19	7	18	49	35	22	54	25	79
Newcastle (C)—Inner and Remainder	18	34	67	69	45	51	6	66	63	85	32	66	24	100	130	154	77	117
Port Stephens (A)	34	48	63	109	62	41	2	8	27	60	10	18	36	56	90	169	72	59
Newcastle SSD	186	210	295	335	182	283	99	123	147	228	69	153	285	333	442	563	251	436
Dungog (A)	8	5	4	4	5	5	—	—	—	—	—	—	8	5	4	4	5	7
Gloucester (A)	—	—	4	3	2	2	—	2	—	—	—	—	—	2	4	3	2	—
Great Lakes (A)	13	12	15	21	33	26	—	—	18	—	25	10	13	12	33	21	58	36
Merrima (A)	2	3	2	1	2	2	—	—	—	—	—	—	2	3	2	1	2	2
Murrumbidgee (A)	1	2	2	—	—	—	—	—	2	—	—	—	1	2	4	—	—	—
Muswellbrook (A)	2	10	3	5	4	17	2	—	—	—	—	—	4	10	3	5	4	17
Scone (A)	3	1	8	8	1	7	2	—	4	—	—	—	5	1	12	8	1	7
Singleton (A)	13	12	16	9	24	18	2	12	6	—	5	6	15	24	22	9	29	24
Hunter SD Balance SSD	42	45	54	51	71	77	6	14	30	—	30	18	48	59	84	51	101	95
HUNTER SD	228	255	349	386	253	360	105	137	177	228	99	171	333	392	526	614	352	531
ILLAWARRA STATISTICAL DIVISION																		
Kiama (A)	9	9	9	16	9	11	4	—	—	4	2	4	13	9	9	20	11	15
Shellharbour (A)	38	15	24	32	17	43	70	2	7	15	15	6	108	17	31	47	32	49
Wollongong (C)	37	26	51	44	58	47	22	6	31	48	48	40	59	32	82	92	106	87
Wollongong SSD	84	50	84	92	84	101	96	8	38	67	65	50	180	58	122	159	149	151
Shoalhaven (C)	57	11	121	7	56	101	17	10	25	8	5	8	74	21	146	15	61	109
Wingecarribee (A)	4	16	26	51	15	65	—	—	—	—	2	6	4	16	26	51	17	71
Illawarra SD Balance SSD	61	27	147	58	71	166	17	10	25	8	7	14	78	37	172	66	78	180
ILLAWARRA SD	145	77	231	150	155	267	113	18	63	75	72	64	258	95	294	225	227	331

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

Statistical area	Other residential buildings												Total					
	Houses						Other residential buildings											
	1993		1994		1994		1993		1994		1994							
Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	
RICHMOND-TWEED STATISTICAL DIVISION																		
Tweed (A) Pt A	23	37	51	20	59	45	18	34	31	6	64	27	41	71	82	26	123	72
Tweed Heads SSD	23	37	51	20	59	45	18	34	31	6	64	27	41	71	82	26	123	72
Ballina (A)	2	42	21	47	36	32	—	21	26	58	32	16	2	63	47	105	68	48
Byron (A)	1	28	41	37	42	34	—	10	14	6	—	9	1	38	55	43	42	43
Casino (A)	5	4	8	3	2	5	2	—	2	4	—	—	7	4	10	7	2	5
Kyogle (A)	1	3	4	25	4	8	—	—	—	—	—	6	1	3	4	25	4	14
Lismore (C)	14	23	17	21	22	25	2	12	13	7	7	6	16	35	30	28	29	31
Richmond River (A)	9	6	5	10	5	9	—	—	2	2	—	—	9	6	7	12	5	9
Tweed (A) Pt B	16	9	21	14	49	10	—	6	8	4	32	4	16	15	29	18	81	14
Richmond-Tweed SD Balance SSD	48	115	117	157	160	123	4	49	65	81	71	41	52	164	182	238	231	164
RICHMOND-TWEED SD	71	152	168	177	219	168	22	83	96	87	135	68	93	235	264	264	354	236
MID-NORTH COAST STATISTICAL DIVISION																		
Bellingen (A)	1	4	13	20	10	18	—	—	—	—	—	—	—	4	13	20	10	18
Coffs Harbour (C)	44	64	46	42	68	92	4	11	8	19	31	30	48	75	54	61	99	122
Copmanhurst (A)	6	2	2	1	2	3	—	—	—	—	—	—	6	2	2	1	2	3
Grafton (C)	—	5	2	4	1	4	7	—	2	10	8	6	7	5	4	14	9	10
Maclean (A)	—	13	5	11	—	66	—	2	15	6	—	31	—	15	20	17	—	97
Nambucca (A)	10	14	5	14	7	14	4	—	2	2	—	2	14	14	7	16	7	16
Nymboida (A)	4	8	1	2	7	6	—	—	—	—	—	—	4	8	1	2	7	6
Ullmarra (A)	5	1	3	3	8	6	—	—	—	—	—	—	5	1	3	3	8	6
Clarence SSD	70	111	77	97	103	209	15	13	27	7	39	69	85	124	104	134	142	278
Greater Taree (C)	8	17	7	2	25	27	—	3	2	2	17	4	8	20	9	2	42	31
Hastings (A)	50	21	61	130	98	115	32	—	49	82	49	17	82	21	110	212	147	132
Kempsey (A)	4	11	14	16	9	24	—	—	—	—	5	—	4	11	14	16	14	24
Hastings SSD	62	49	82	148	132	166	32	3	51	82	71	21	94	52	133	230	203	187
MID-NORTH COAST SD	132	160	159	245	235	375	47	16	78	119	110	90	179	176	237	364	345	465

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

Statistical area	Houses												Other residential buildings					Total	
	1993			1994			1994			1993			1994			1993	1994		
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.				Mar.
NORTHERN STATISTICAL DIVISION																			
Barraba (A)	—	—	1	4	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Bingara (A)	1	—	2	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Gunnedah (A)	4	4	3	1	1	8	—	—	—	—	—	—	—	—	—	—	—	—	—
Inverell (A) Pt A	2	—	4	1	2	2	—	—	—	—	—	—	—	—	—	—	—	—	—
Manilla (A)	2	2	3	5	1	2	—	—	—	—	—	—	—	—	—	—	—	—	—
Nundle (A)	2	1	—	—	1	2	—	—	—	—	—	—	—	—	—	—	—	—	—
Parry (A)	9	6	9	8	9	14	—	—	—	—	—	—	—	—	—	—	—	—	—
Quirindi (A)	2	1	3	3	1	4	—	—	—	—	—	—	—	—	—	—	—	—	—
Tamworth (C)	10	6	9	13	14	10	—	—	—	5	—	—	—	—	—	—	—	—	—
Yallaroi (A)	4	—	1	2	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Northern Slopes SSD	36	20	35	39	32	43	—	—	—	5	2	2	3	20	40	41	34	1	46
Armidale (C)	2	—	—	16	13	20	—	—	—	—	—	—	—	—	—	—	—	—	—
Dumaresq (A)	—	2	2	1	1	5	—	—	—	—	—	—	—	—	—	—	—	—	—
Glen Innes (A)	2	3	1	2	3	3	—	—	—	2	—	—	—	—	—	—	—	—	—
Guyra (A)	3	—	—	2	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Inverell (A) Pt B	4	2	1	2	2	3	—	—	—	—	—	—	—	—	—	—	—	—	—
Severn (A)	—	—	4	2	—	4	—	—	—	—	—	—	—	—	—	—	—	—	—
Tenterfield (A)	4	8	3	4	4	5	—	—	—	—	—	—	—	—	—	—	—	—	—
Uralla (A)	1	3	2	6	1	3	—	—	—	—	—	—	—	—	—	—	—	—	—
Walcha (A)	—	1	—	—	2	1	—	—	—	—	—	—	—	—	—	—	—	—	—
Northern Tablelands SSD	16	19	13	35	28	44	—	—	—	2	11	9	2	16	15	46	37	—	46
Moree Plains (A)	1	5	3	2	3	3	—	—	—	—	—	—	—	—	—	—	—	—	—
Narrabri (A)	—	—	7	6	3	5	—	—	—	—	—	—	—	—	—	—	—	—	—
North Central Plain SSD	1	5	10	8	6	8	—	—	—	—	—	—	—	—	—	—	—	—	—
NORTHERN SD	53	44	58	82	66	95	20	—	7	13	14	12	73	44	65	95	80	9	107

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

Statistical area	Other residential buildings																	
	Houses						Total											
	1993		1994		1993		1994		1993		1994							
Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	
NORTH WESTERN STATISTICAL DIVISION																		
Coolah (A)	1	1	3	2	1	2	—	—	—	—	—	—	1	1	3	2	1	2
Coonabarabran (A)	4	1	3	1	2	2	—	2	—	—	—	4	1	5	1	1	2	2
Dubbo (C)	20	16	24	11	33	15	8	2	2	24	4	28	22	26	13	57	19	19
Gilgandra (A)	—	2	1	6	5	7	—	6	—	—	—	—	2	7	6	5	7	7
Mudgee (A)	—	4	6	10	7	10	—	3	5	—	—	—	4	9	15	7	10	10
Narramine (A)	1	1	1	4	2	3	—	—	—	—	—	1	1	1	4	2	—	3
Wellington (A)	4	1	1	5	—	—	—	—	—	—	—	4	1	1	5	—	—	—
Central Macquarie SSD	30	26	39	39	50	39	8	13	7	24	4	38	32	52	46	74	—	43
Bogan (A)	2	1	2	—	—	—	—	—	—	—	—	2	1	2	—	—	—	—
Coonamble (A)	—	—	1	3	—	1	—	—	—	—	—	—	—	1	3	—	—	1
Walgett (A)	1	1	3	4	2	3	—	—	—	—	—	1	1	3	4	2	3	3
Warren (A)	2	—	2	1	—	1	—	—	—	—	—	2	—	2	1	—	—	1
Macquarie-Barwon SSD	5	2	8	8	2	5	—	—	—	—	—	5	2	8	8	2	2	5
Bourke (A)	1	—	—	—	1	1	—	—	—	—	—	1	—	—	—	—	1	1
Brewarrina (A)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Cobar (A)	—	1	—	1	1	4	—	—	—	—	—	—	1	—	1	1	4	4
Upper Darling SSD	1	1	—	1	2	5	—	—	—	—	—	1	1	—	1	1	2	5
NORTH WESTERN SD	36	29	47	48	54	49	8	13	7	24	4	44	35	60	55	78	—	53

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

Statistical area	Houses												Other residential buildings					Total
	1993					1994					1994							
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	
Bathurst (C)	46	25	17	27	13	16	4	—	8	8	—	65	50	25	25	35	13	81
Blayney (A) Pt A	1	—	2	5	2	2	—	—	—	—	—	—	1	—	2	5	4	2
Cabarne (A) Pt A	—	—	—	—	—	4	—	—	—	—	—	—	—	—	—	—	—	4
Evans (A) Pt A	3	—	1	—	—	—	—	—	—	—	—	—	3	—	1	—	—	—
Orange (C)	18	—	2	92	12	5	2	—	—	35	—	—	20	—	2	127	12	5
Bathurst-Orange SSD	68	25	22	124	27	27	6	—	8	43	—	65	74	25	30	167	29	92
Blayney (A) Pt B	—	—	2	—	2	1	—	—	—	—	—	—	—	—	2	—	2	1
Cabarne (A) Pt B	—	1	—	—	—	—	—	—	—	—	—	—	—	1	—	—	—	—
Evans (A) Pt B	4	1	2	5	2	3	—	—	—	—	—	—	4	1	2	5	2	3
Greater Lithgow (C)	8	9	7	11	8	10	—	—	5	4	—	—	8	9	7	16	12	10
Oberon (A)	2	3	12	4	5	1	—	—	—	—	—	—	2	3	12	4	5	1
Rylstone (A)	—	—	1	1	1	1	—	—	—	—	—	—	—	—	1	1	1	1
Central Tablelands (excl. Bathurst-Orange) SSD	14	14	24	21	18	16	—	—	5	4	—	—	14	14	24	26	22	16
Bland (A)	—	1	—	2	1	—	—	—	—	—	—	—	—	1	—	2	1	—
Cabarne (A) Pt C	3	—	—	—	—	8	—	—	—	—	—	—	3	—	—	—	—	8
Cowra (A)	2	7	10	15	5	5	4	—	2	8	—	—	6	7	12	23	7	5
Forbes (A)	4	3	7	6	5	3	—	—	—	—	—	—	4	3	7	6	5	3
Lachlan (A)	4	3	—	3	—	3	—	—	—	—	—	—	4	3	—	3	—	3
Parkes (A)	32	45	—	—	—	7	14	9	10	—	—	—	46	54	10	—	—	7
Weddin (A)	—	—	—	2	—	2	—	—	—	—	—	—	—	—	—	2	—	2
Leichan SSD	45	59	17	28	11	28	18	9	12	8	—	—	63	68	29	36	13	28
CENTRAL WEST SD	127	98	63	173	56	71	24	9	20	56	8	65	151	107	83	229	64	136

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

Statistical area	Houses												Other residential buildings												Total
	1993			1994			1993			1994			1993			1994			1993	1994					
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	
Queanbeyan (C)	50	6	5	28	14	29	28	5	2	9	9	48	78	11	7	37	23	77	78	11	7	37	23	77	
Queanbeyan SSD	50	6	5	28	14	29	28	5	2	9	9	48	78	11	7	37	23	77	78	11	7	37	23	77	
Boorowa (A)	4	—	—	1	1	1	—	—	—	—	—	—	4	—	—	1	1	1	4	—	—	1	1	1	
Crookwell (A)	1	—	—	2	3	1	—	—	—	—	—	—	1	—	—	2	3	1	1	—	—	2	3	1	
Goulburn (C)	6	15	6	4	3	6	—	—	—	6	6	4	6	15	6	4	9	10	6	15	6	4	9	10	
Gunning (A)	1	6	2	4	2	—	—	—	—	—	—	—	1	6	2	4	2	—	1	6	2	4	2	—	
Harden (A)	2	—	1	2	—	5	—	—	—	—	—	—	2	—	—	2	—	5	2	—	—	2	—	5	
Mulwaree (A)	5	5	4	8	6	11	—	—	—	—	—	—	5	5	4	8	6	11	5	5	4	8	6	11	
Tallaganda (A)	2	3	3	2	1	—	—	2	—	—	—	—	2	2	3	2	1	—	2	2	3	2	1	—	
Yarrowlumla (A)	3	6	10	12	5	14	—	—	—	—	—	2	3	6	10	12	5	16	3	6	10	12	5	16	
Yass (A)	1	—	—	—	—	33	—	—	—	—	—	—	1	—	—	—	—	33	1	—	—	—	—	33	
Young (A)	7	1	3	3	5	11	—	—	—	5	—	—	7	1	3	8	5	11	7	—	3	8	5	11	
Southern Tablelands (excl. Queanbeyan) SSD	32	36	29	38	26	82	—	2	—	5	6	6	32	38	29	43	32	88	32	38	29	43	32	88	
Bega Valley (A)	9	15	29	38	17	29	2	2	3	—	6	2	11	17	32	38	23	31	11	17	32	38	23	31	
Eurobodalla (A)	3	80	25	19	44	31	—	5	—	—	15	—	3	85	25	19	59	31	3	85	25	19	59	31	
Lower South Coast SSD	12	95	54	57	61	60	2	7	3	—	21	2	14	102	57	57	82	62	2	102	57	57	82	62	
Bombala (A)	1	—	—	2	1	1	—	—	—	—	—	—	1	—	—	2	1	1	1	—	—	2	1	1	
Cooma-Monaro (A)	4	3	6	3	3	3	—	—	—	—	—	—	4	3	6	3	3	3	4	3	6	3	3	3	
Snowy River (A)	11	13	8	8	7	5	6	4	—	6	4	—	17	17	8	14	11	5	6	17	8	14	11	5	
Snowy SSD	16	16	14	13	11	9	6	4	—	6	4	—	22	20	14	19	15	9	22	20	14	19	15	9	
SOUTH EASTERN SD	110	153	102	136	112	180	36	18	5	20	40	56	146	171	107	156	152	236	146	171	107	156	152	236	

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

Statistical area	Houses												Other residential buildings												Total
	1993			1994			1993			1994			1993			1994			1993			1994			
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	
MURRUMBIDGEE STATISTICAL DIVISION																									
Coolumon (A)	3	1	2	5	—	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Cootamundra (A)	2	5	2	3	1	3	—	—	7	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Gundagai (A)	—	2	1	1	—	4	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Junee (A)	1	—	—	6	1	1	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Lockhart (A)	1	—	1	—	1	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Narrandera (A)	2	2	—	2	—	7	3	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Temora (A)	2	—	2	—	1	6	—	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Temut (A)	10	—	6	32	4	5	4	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Wagga Wagga (C)	42	51	62	31	7	30	7	17	9	2	6	6	49	68	71	35	9	36	49	68	71	35	9	36	
Central Murrumbidgee SSD	63	61	76	80	15	60	14	19	16	13	9	9	77	80	92	95	28	69	77	80	92	95	28	69	
Carrathool (A)	—	1	—	—	—	1	—	5	—	—	—	—	—	6	—	—	—	—	—	—	—	—	—	—	—
Griffith (C)	7	5	4	4	6	14	7	—	12	—	—	—	—	5	16	4	—	—	—	—	—	—	—	—	—
Hay (A)	2	—	3	2	3	1	—	—	—	—	—	—	—	—	3	2	—	—	—	—	—	—	—	—	—
Leeton (A)	5	4	4	6	2	8	6	—	—	—	—	—	—	4	4	8	—	—	—	—	—	—	—	—	—
Murrumbidgee (A)	2	1	—	—	—	2	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Lower Murrumbidgee SSD	16	11	11	12	11	26	13	5	12	8	7	7	29	16	23	14	—	—	—	—	—	—	—	—	—
MURRUMBIDGEE SD	79	72	87	92	26	86	27	24	28	21	16	16	106	96	115	109	47	102	106	96	115	109	47	102	

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

Statistical area	Houses												Other residential buildings												Total
	1993			1994			1993			1994			1993			1994			1993	1994					
	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May	Dec.	Jan.	Feb.	Mar.	Apr.	May							
	MURRAY STATISTICAL DIVISION																								
Albury (C)	8	11	26	63	34	16	16	4	15	6	6	3	2	24	15	41	69	37	18						
Hume (A)	6	2	3	9	3	4	—	—	—	3	—	—	2	6	2	3	12	3	6						
Albury SSD	14	13	30	72	37	20	16	4	15	9	3	4	4	30	17	44	81	40	24						
Corowa (A)	6	3	10	2	8	6	—	—	2	—	—	—	4	6	3	12	2	8	10						
Culcairn (A)	1	—	—	1	—	—	—	—	—	—	—	—	—	1	—	—	—	—	—						
Holbrook (A)	1	—	—	—	1	—	—	—	—	—	—	—	—	1	—	—	—	1	—						
Tumbanumba (A)	—	1	1	4	—	4	—	—	—	—	—	—	—	—	1	1	4	—	4						
Urana (A)	—	—	1	—	—	4	—	—	—	—	—	—	—	—	—	1	—	—	4						
Upper Murray (excl. Albury SSD)	8	4	12	7	9	14	—	—	2	—	—	—	4	8	4	14	7	9	18						
Berrigan (A)	2	5	5	8	4	2	—	—	—	—	—	—	—	2	5	5	8	4	2						
Conargo (A)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—						
Deniliquin (A)	4	3	3	1	1	4	—	—	—	—	—	—	—	4	3	3	1	1	4						
Leilderie (A)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—						
Murray (A)	—	2	1	6	5	9	7	5	—	—	—	—	—	7	7	1	6	5	9						
Wakool (A)	—	1	—	—	5	—	—	—	—	—	—	—	—	—	1	—	—	5	—						
Windouran (A)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—						
Central Murray SSD	6	11	9	15	15	15	7	5	—	—	—	—	—	13	16	9	15	15	15						
Balranald (A)	—	—	1	—	—	—	—	—	—	—	—	—	—	—	—	1	—	—	—						
Wentworth (A)	2	3	2	—	—	4	—	—	—	—	—	—	—	2	3	2	—	—	4						
Murray-Darling SSD	2	3	3	—	—	4	—	—	—	—	—	—	—	2	3	3	—	—	4						
MURRAY SD	30	31	53	94	61	53	23	9	17	9	3	8	8	53	40	70	103	64	61						
	FAR WEST STATISTICAL DIVISION																								
Broken Hill (C)	3	—	—	1	1	—	—	—	—	—	—	—	—	3	—	—	1	1	—						
Central Darling (A)	—	—	—	—	—	2	—	—	—	—	—	—	—	—	—	—	—	—	2						
Unincorp. Far West	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—						
FAR WEST SD	3	—	—	1	1	2	—	—	—	—	—	—	—	3	—	—	1	1	2						
	NEW SOUTH WALES																								
NEW SOUTH WALES	1,879	1,846	2,247	2,772	2,219	3,216	1,117	993	1,246	1,717	1,273	2,206	2,996	2,839	3,493	4,489	3,492	5,422							

EXPLANATORY NOTES

Introduction

This publication contains monthly details of the number of new dwelling units reported by approving authorities as having commenced.

2. As from November 1990 the data have been compiled using an 'as reported' method. Previously, data were revised for up to five months as councils notified the ABS of commencements occurring before the reference month. A comparison of data compiled using the two methods showed that, while the actual numbers may vary (both on the high and the low side), the trends were very similar. It is not possible for all the previous data to be compiled under the new method, nor can future data be compiled under the old method. Therefore there is a break in series. The advantages of the new method are that there are generally no revised data and that NSW data are more comparable with similar series issued by other States. However, if there are significant reporting delays, previous monthly data will be revised.

Scope and coverage

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

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

4. The number of dwelling units created by alterations and additions to existing buildings, and through the construction of new 'non-residential buildings' (i.e. buildings other than residential buildings) is not included.

Definitions

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

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

- (a) a *house* is defined as a detached building predominantly used for long-term residential purposes and consisting of only one dwelling unit. Thus detached 'granny flats' and detached dwelling units

(such as caretakers' residences) associated with other buildings are defined as houses for the purpose of these statistics;

- (b) an *other residential building* is defined as a building which is predominantly used for long-term residential purposes and which contains (or has attached to it) more than one dwelling unit (e.g. a block of townhouses, a duplex, or an apartment building).

7. *Commencement*. For the purpose of this statistical series, a job is regarded as being commenced on the date when it is reported that:

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

8. *Ownership*. The ownership of a residential building is classified at the time of approval as either 'private sector' or 'public sector' according to the expected ownership of the completed building.

9. Values data are derived by aggregation of the estimated completed value of building work as reported on approval documents. These estimates exclude value of land and landscaping but include site preparation. For houses, these estimates are usually a reliable indicator of the completed value of the building. However, for other residential buildings and non-residential buildings these estimates can and often do differ significantly from the completed value of the building.

10. From July 1992, an expanded functional classification of buildings based on the Dwelling Structure Classification (DSC) has been introduced by the ABS to provide more detailed information on residential building approvals.

11. The DSC has been developed by the ABS to provide a standard classification of the different types of dwelling structures (houses, flats, townhouses, etc.). The DSC will be implemented across all major collections of housing data in the ABS. The DSC has the same overall scope as the classification used in previous collections but provides more detail than previously available to reflect the current interest in medium to high density housing.

12. In particular, for Building Approvals and Dwelling Commencements, DSC allows new other residential buildings to be classified as follows:

- (a) Semi-detached, row or terrace houses, townhouses, etc. (dwellings having their own private grounds and no other dwellings above or below) with:
 - (i) one storey; or

- (ii) two or more storeys.
- (b) Flats, units or apartments, etc. (dwellings not having their own private grounds and usually sharing a common entrance, foyer or stairwell) in a building of:
 - (i) one or two storeys;
 - (ii) three storeys; or
 - (iii) four or more storeys.

13. More details on the DSC are contained in the ABS Information Paper, *Dwelling Structure Classification (DSC)* (1296.0).

Statistical areas of New South Wales

14. This bulletin contains data presented according to the Australian Standard Geographical Classification (ASGC) and incorporating changes brought about by the (State) *Local Government Act 1993* to the titles of legal Local Government Areas (LGAs). Under this classification, statistical areas are defined as follows:

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

boundaries. Those districts are intended to contain the anticipated urban spread over the next 20 years. In some cases, Statistical District boundaries are identical to those of particular Statistical Subdivisions (e.g. Newcastle SSD and Wollongong SSD included in Table 5 of this publication).

15. Further information concerning statistical areas is contained in the publication *Regional Statistics, New South Wales*, 1989 issue (1304.1) and in the publication *Australian Standard Geographical Classification* (1216.0).

General

16. For purposes of comparison over time, it should be noted that statistics of dwelling commencements are affected from month to month by large projects (such as blocks of flats) commenced in particular months, and also by the administrative arrangements of government authorities.

Comparability of statistics

17. Because of the difference in data sources, collection methodologies and timing of notification of commencements, care should be exercised in comparing quarterly data derived from monthly dwelling unit commencements statistics with the quarterly dwelling unit commencements statistics from the Building Activity Survey—published in *Building Activity, New South Wales* (8752.1).

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

NEW SOUTH WALES

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

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

AUSTRALIA

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

Price Index of Materials Used in House Building, Six State Capital Cities and Canberra (monthly) (6408.0)

Building Approvals, Australia (monthly) (8731.0)

Building Activity, Australia (quarterly) (8752.0)

Engineering Construction Survey, Australia (quarterly) (8762.0)

Symbols and other usages

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

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



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The ABS publishes a wide range of statistics and other information on Australia's economic and social conditions. Details of what is available in various publications and other products can be found in the *ABS Catalogue of Publications and Products* available at all ABS Offices (see below for contact details).

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