

**BUILDING ACTIVITY, QUEENSLAND
JUNE QUARTER 1995**

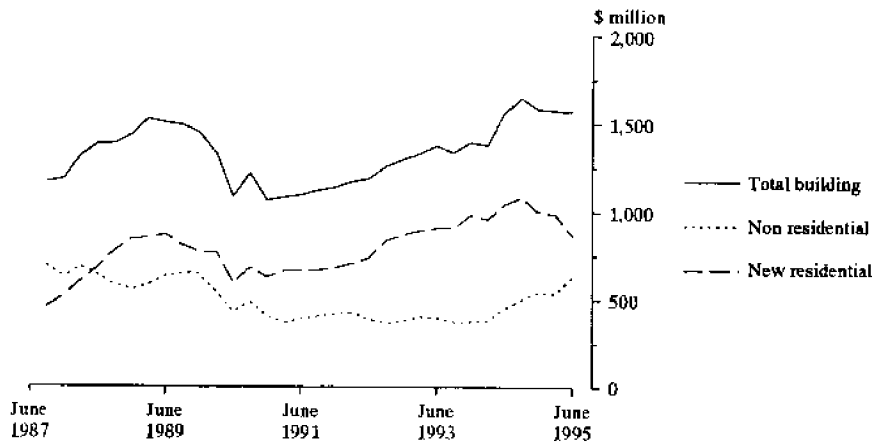
SUMMARY OF FINDINGS

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

	Percentage change on	
	Mar. quarter 1995	June quarter 1994
New residential building	-12.5	-16.8
Non-residential building	19.3	40.6
Total building	-0.2	0.6

- In seasonally adjusted average 1989-90 prices, the total value of building work done during the quarter was virtually unchanged at \$1,570.1 million. However, this apparent stability masks the changes occurring in the two major components.
- Work done on new residential building fell 12.5% to \$865.8 million. This level of activity, 20.2% down on the high recorded for the September quarter 1994, is about the same as the previous peak level reached in the June quarter 1989.
- On the other hand, work done on non-residential building increased to \$632.9 million, continuing the recovery evident in this sector over the last five quarters.

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



INQUIRIES

- for more information about statistics in this publication and the availability of related unpublished statistics, contact Rex Porter on Adelaide (08) 237 7496 or any ABS State Office.
- for information about other ABS statistics and services please contact Information Inquiries on Brisbane (07) 222 6351 (fax (07) 229 6042), call at 313 Adelaide Street, Brisbane, or write to Information Inquiries, ABS, GPO Box 9817, Brisbane Qld 4001.

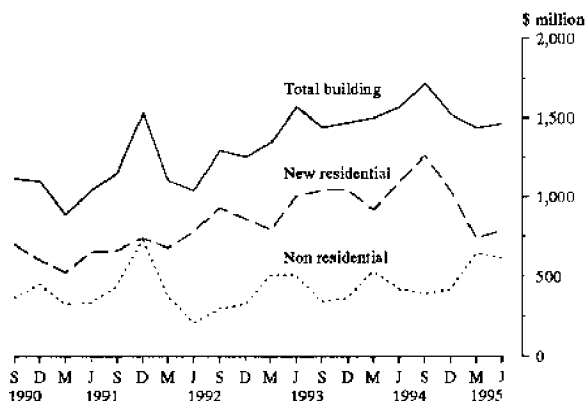
SUMMARY OF FINDINGS – continued

Value of building work commenced at average 1989–90 prices

	Percentage change on	
	Mar. quarter 1995	June quarter 1994
New residential building	6.3	-27.9
Alterations and additions to residential buildings	10.4	9.7
Non-residential building	-3.7	46.7
Total building	2.0	-6.6

- In average 1989–90 prices, the total value of all building work commenced during the quarter was \$1,465.0 million, a marginal increase after falls in the previous two quarters.
- New residential building work commenced rose 6.3% to \$789.5 million, thereby halting the sharp declines of the previous two quarters.
- Following a sharp increase last quarter (see note at bottom of page), commencements of non-residential buildings declined by only 3.7% to \$620.2 million.

VALUE OF WORK COMMENCED AT AVERAGE 1989-90 PRICES

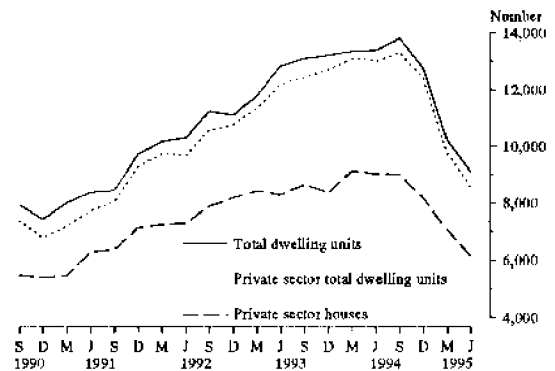


Number of dwelling units commenced, seasonally adjusted

	Percentage change on	
	Mar. quarter 1995	June quarter 1994
Private sector houses	-13.8	32.4
Private sector dwelling units	-12.2	-34.3
Total dwelling units	-11.0	-32.2

- In seasonally adjusted terms, the estimate of the total number of dwelling units commenced during the quarter was down a further 11.0% to 9,086. This compares with a record 13,826 commenced during the September 1994 quarter.
- The fall in the number of private sector house commencements continued unabated, falling 13.8% to 6,102.

NEW DWELLING UNITS COMMENCED SEASONALLY ADJUSTED



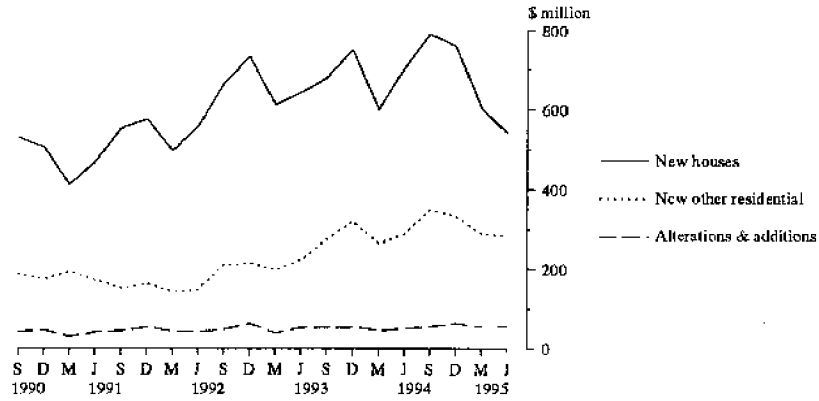
Original data

- The total value of work commenced during the quarter was up 2.4% to \$1,567.1 million. Of this, \$871.0 million was for new residential building resulting in 9,227 dwelling units.
- The total value of work done increased similarly by a relatively small 2.5% to \$1,588.4 million, despite a 20.9% increase to \$612.9 million in the non-residential sector. Work yet to be done on jobs under construction at the end of the quarter was virtually unchanged at \$1,634.5 million.
- For the year 1994–95, the total value of work commenced was up 4.0% to \$6,560.1 million. The increase was entirely attributable to an increase of 26.9% in non-residential building commencements to \$2,108.9 million, with shops up \$147.8 million, entertainment and recreational buildings up \$110.5 million and hotels up \$106.5 million. Work commenced on residential buildings fell 4.1% to \$4,451.3 million.

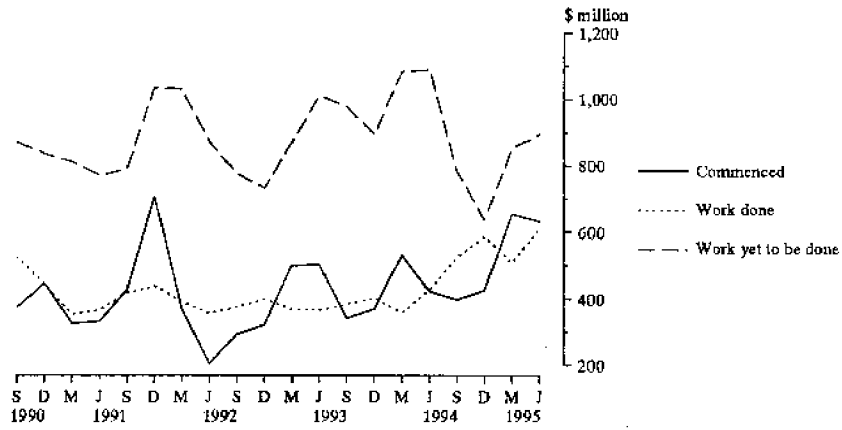
Revisions to March quarter 1995

These include significant upward revisions because several large building jobs have recently been added to the categories of hotels (private sector) and entertainment and recreational (both private and government sectors) for work commenced, under construction, work done and yet to be done for that quarter.

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



VALUE OF NON-RESIDENTIAL BUILDING



VALUE OF NON-RESIDENTIAL WORK DONE

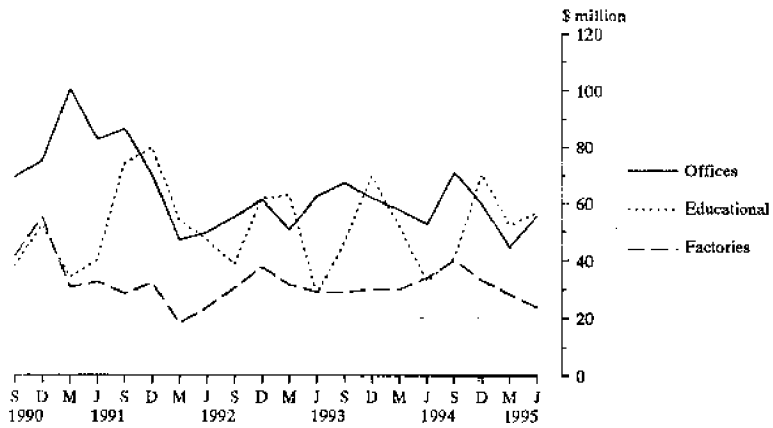


TABLE 1 --- SUMMARY OF BUILDING ACTIVITY, QUEENSLAND

Period	New residential building				Non-residential building										Total building				
	Houses			Total	Other residential buildings				Other non-residential buildings							Total			
	Number of dwelling units	Value (\$m)	Number of dwelling units		Value (\$m)	Alterations and additions to residential buildings	Hotels etc.	Shops	Factories	Offices	Business premises	Educational	Religious	Health			Recreational	Entertainment and miscellaneous	
COMMENCED																			
1992-93	33,516	2,924.0	13,489	904.5	46,985	3,828.5	226.0	219.5	234.8	94.5	207.9	230.8	216.2	16.3	91.2	200.6	101.7	1,613.5	5,688.1
1993-94	35,751	3,189.1	17,334	1,228.2	53,085	4,417.4	225.9	83.9	443.6	115.1	196.8	340.1	176.3	13.2	83.9	100.4	109.1	1,662.4	6,305.6
1994-95	31,049	2,940.0	15,113	1,252.0	46,162	4,192.0	259.3	190.4	591.4	109.0	196.3	303.9	268.5	16.9	105.8	210.9	115.8	2,108.9	6,560.1
1994 Mar. qtr	8,054	727.6	3,720	267.1	11,774	994.6	50.4	52.5	95.8	29.0	42.4	212.2	24.7	2.4	14.6	32.4	25.0	531.1	1,576.1
June qtr	9,229	846.8	4,386	334.8	13,615	1,181.6	56.4	6.8	162.1	34.6	44.2	56.0	28.1	2.2	35.1	24.6	28.3	421.9	1,659.9
Sept. qtr	9,686	923.4	5,151	440.7	14,837	1,364.1	66.7	9.7	97.9	33.1	52.5	64.6	74.6	4.1	21.3	23.9	15.8	397.5	1,828.4
Dec. qtr	8,788	817.2	4,315	320.0	13,103	1,137.2	72.0	11.2	112.6	29.8	44.5	61.3	87.9	3.8	24.9	29.3	20.0	425.3	1,634.4
1995 Mar. qtr	6,295	595.3	2,700	224.3	8,995	819.6	57.2	117.3	163.1	21.2	33.0	60.9	50.0	4.2	41.9	124.1	37.9	653.5	1,530.3
June qtr	6,280	604.1	2,947	266.9	9,227	871.0	63.4	52.2	217.8	24.8	66.2	117.2	56.1	4.7	17.8	33.6	42.1	632.6	1,567.1
UNDER CONSTRUCTION AT END OF PERIOD																			
1992-93	8,559	812.8	6,201	444.5	14,760	1,257.3	53.4	452.0	130.8	123.6	348.8	93.2	95.3	3.9	68.7	163.0	48.8	1,528.1	2,838.7
1993-94	9,504	973.7	8,489	655.7	17,993	1,629.5	50.6	502.4	274.6	154.3	255.3	225.3	81.5	4.1	54.6	186.0	45.1	1,783.1	3,463.1
1994-95	7,154	747.1	8,538	841.9	15,692	1,589.1	72.5	198.0	544.1	132.0	192.1	322.5	176.8	10.3	81.8	337.0	74.1	2,068.8	3,730.4
1994 Mar. qtr	8,230	799.4	7,553	556.6	15,783	1,356.0	50.7	499.6	137.6	137.6	248.5	258.7	109.7	5.4	36.1	177.6	35.6	1,666.7	3,073.4
June qtr	9,504	973.7	8,489	655.7	17,993	1,629.5	50.6	502.4	274.6	154.3	255.3	225.3	81.5	4.1	54.6	186.0	45.1	1,783.1	3,463.1
Sept. qtr	10,521	1,084.8	9,623	828.2	20,144	1,913.1	62.9	271.5	313.4	145.5	278.4	254.2	122.1	4.8	63.8	191.6	39.1	1,684.5	3,660.4
Dec. qtr	9,118	946.5	9,649	837.4	18,767	1,783.9	68.2	265.4	240.8	134.0	270.5	251.6	187.3	4.5	68.4	188.8	28.7	1,640.0	3,492.2
1995 Mar. qtr	7,652	807.1	8,396	798.6	16,048	1,605.8	73.5	320.3	375.1	127.4	180.2	263.5	160.7	7.6	97.1	326.7	51.5	1,910.0	3,589.3
June qtr	7,154	747.1	8,538	841.9	15,692	1,589.1	72.5	198.0	544.1	132.0	192.1	322.5	176.8	10.3	81.8	337.0	74.1	2,068.8	3,730.4
COMPLETED																			
1992-93	33,600	2,907.3	11,941	771.9	45,541	3,679.1	228.6	109.5	332.7	87.7	183.8	219.1	236.8	22.9	171.4	66.5	270.1	1,700.4	5,608.2
1993-94	34,793	3,015.8	14,822	1,007.3	49,615	4,023.1	230.1	36.0	308.6	88.0	250.2	207.5	198.1	13.4	97.4	79.5	113.0	1,391.7	5,644.9
1994-95	33,356	3,161.1	14,821	1,091.9	48,177	4,253.0	244.9	304.5	391.2	144.0	256.7	212.0	159.5	11.1	80.9	94.9	86.4	1,741.2	6,239.1
1994 Mar. qtr	7,545	674.8	3,411	237.2	10,956	911.9	50.8	8.9	45.5	21.4	94.6	31.5	84.3	2.1	18.6	10.4	25.7	343.0	1,305.7
June qtr	7,853	671.6	3,513	243.6	11,466	915.2	57.1	6.8	46.4	18.0	41.9	88.5	57.9	3.4	16.2	15.5	19.1	313.6	1,285.9
Sept. qtr	8,669	802.4	3,913	269.3	12,582	1,071.7	54.9	38.6	65.3	46.2	29.2	36.8	34.9	3.6	12.6	19.2	21.9	308.3	1,434.9
Dec. qtr	10,190	950.9	4,227	309.6	14,417	1,260.5	68.7	18.4	204.3	39.5	51.6	62.8	21.8	4.0	20.4	31.5	29.6	483.9	1,813.1
1995 Mar. qtr	7,720	732.7	3,948	286.0	11,668	1,018.7	54.8	69.8	57.8	28.6	120.5	49.7	73.3	1.4	14.7	23.7	15.4	455.0	1,528.5
June qtr	6,778	675.1	2,733	227.0	9,511	902.1	66.6	177.7	63.8	29.7	55.4	62.7	29.4	2.1	33.2	20.5	19.5	494.0	1,462.7

TABLE 1 — SUMMARY OF BUILDING ACTIVITY, QUEENSLAND — continued

Period	New residential building				Non-residential building											Total building			
	Houses		Other residential buildings		Total		Value (\$m)												
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health		Entertainment and recreational	Miscellaneous	Total
VALUE OF WORK DONE DURING PERIOD																			
1992-93	..	2,920.2	..	813.5	..	3,733.8	225.5	72.0	241.6	128.5	229.3	224.6	191.4	22.1	124.4	74.5	199.3	1,507.7	5,467.0
1993-94	..	3,075.8	..	1,120.1	..	4,195.9	229.5	113.0	314.6	122.8	239.3	228.3	200.0	13.2	69.8	160.3	106.4	1,567.6	5,993.1
1994-95	..	3,080.7	..	1,251.6	..	4,332.3	259.8	261.4	571.5	124.9	230.8	376.5	220.6	14.1	99.9	232.7	98.8	2,231.2	6,823.3
1994 Mar. qtr	..	674.9	..	258.9	..	933.8	51.8	27.4	54.3	30.0	57.8	67.1	51.6	2.9	11.6	32.8	21.0	356.5	1,342.1
June qtr	..	791.8	..	282.6	..	1,074.3	58.1	35.7	103.3	33.8	52.7	69.1	32.8	2.2	18.8	52.2	24.3	425.1	1,557.6
Sept. qtr	..	895.2	..	346.5	..	1,241.8	61.9	54.7	136.8	40.1	70.9	84.2	40.9	4.4	24.2	44.5	23.4	524.0	1,827.7
Dec. qtr	..	866.3	..	331.9	..	1,198.2	71.1	51.8	164.1	32.8	59.6	98.3	70.4	3.5	21.7	63.8	21.4	587.5	1,856.8
1995 Mar. qtr	..	693.2	..	288.7	..	981.9	61.5	72.4	107.7	28.2	44.5	89.6	52.3	2.8	27.3	63.5	18.7	506.9	1,550.4
June qtr	..	625.8	..	284.5	..	910.4	65.2	82.5	162.9	23.8	55.8	104.5	56.9	3.4	26.8	60.9	35.4	612.9	1,588.4
VALUE OF WORK YET TO BE DONE																			
1992-93	..	371.5	..	250.7	..	622.2	23.6	407.3	42.8	31.3	238.1	41.3	64.0	1.8	22.4	141.2	20.6	1,010.8	1,656.6
1993-94	..	472.9	..	354.2	..	827.1	21.5	380.7	180.6	27.4	155.6	132.5	48.7	2.2	36.0	83.5	23.5	1,090.6	1,939.2
1994-95	..	327.8	..	383.4	..	711.2	29.3	122.2	270.0	26.7	118.7	85.3	83.1	5.4	45.5	97.0	40.1	894.0	1,634.5
1994 Mar. qtr	..	418.7	..	295.7	..	714.5	22.5	406.9	120.8	26.6	159.6	166.6	51.9	2.2	20.0	111.8	19.3	1,085.6	1,822.6
June qtr	..	472.9	..	354.2	..	827.1	21.5	380.7	180.6	27.4	155.6	132.5	48.7	2.2	36.0	83.5	23.5	1,090.6	1,939.2
Sept. qtr	..	490.7	..	450.7	..	941.4	26.6	136.6	148.2	25.1	136.9	134.1	83.3	2.1	34.9	63.9	16.0	781.1	1,749.1
Dec. qtr	..	437.0	..	438.5	..	875.4	30.3	97.1	115.8	22.1	121.1	98.1	99.9	2.2	38.3	28.8	13.9	635.3	1,541.0
1995 Mar. qtr	..	338.5	..	397.1	..	735.6	28.9	149.3	208.1	16.2	107.2	68.5	94.2	3.9	54.4	127.0	33.4	854.2	1,618.6
June qtr	..	327.8	..	383.4	..	711.2	29.3	122.2	270.0	26.7	118.7	85.3	83.1	5.4	45.5	97.0	40.1	894.0	1,634.5

NOTE: The number of self-contained dwelling units commenced as part of the construction of non-residential building and alterations and additions to existing buildings (including conversions to dwelling units) are excluded from this table. There were 37 such dwelling units commenced in the June quarter 1995.

TABLE 2.—SUMMARY OF PRIVATE SECTOR BUILDING ACTIVITY, QUEENSLAND

Period	New residential building										Non-residential building										Total
	Houses					Other residential buildings					Total					Value (\$m)					
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous	Total			
COMMENCED																					
1992-93	32,793	2,866.9	12,096	825.5	44,889	3,692.4	225.7	219.3	233.6	90.4	96.0	185.1	76.9	16.3	73.0	46.5	78.4	2,115.5	5,033.7		
1993-94	35,102	3,135.0	16,187	1,161.3	51,289	4,296.3	225.7	81.6	437.6	109.9	155.1	151.3	71.7	13.2	56.1	86.0	86.0	3,248.6	5,770.5		
1994-95	30,540	2,892.8	13,765	1,140.9	44,305	4,033.8	258.0	188.8	573.9	103.2	147.1	261.5	84.5	16.9	63.6	151.3	61.9	3,652.7	5,944.5		
1994 Mar. qtr	7,956	718.8	3,654	263.3	11,610	982.1	50.4	50.5	95.5	28.2	35.5	40.0	17.6	2.4	13.3	28.2	22.3	333.5	1,366.0		
June qtr	9,051	832.5	4,207	323.8	13,258	1,156.3	56.4	6.5	158.5	32.6	29.2	48.2	8.1	2.2	14.2	20.9	15.4	335.7	1,548.3		
Sept. qtr	9,543	910.9	4,582	380.5	14,125	1,291.4	65.8	9.7	93.6	32.6	41.5	61.6	28.7	4.1	6.3	20.5	11.0	309.7	1,666.9		
Dec. qtr	8,717	810.6	4,131	307.8	12,848	1,118.4	71.8	11.2	111.3	28.9	38.6	56.0	17.9	3.8	23.5	27.5	10.7	329.4	1,519.7		
1995 Mar. qtr	6,170	583.9	2,468	210.2	8,638	794.1	57.1	115.7	161.7	21.0	27.4	57.0	22.9	4.2	16.3	72.1	14.9	513.3	1,364.5		
June qtr	6,110	587.4	2,584	242.4	8,694	829.8	63.2	52.2	207.3	20.7	39.6	86.9	14.9	4.7	17.5	31.3	25.2	500.3	1,393.4		
UNDER CONSTRUCTION AT END OF PERIOD																					
1992-93	8,254	788.9	5,673	414.1	13,927	1,203.0	53.4	452.0	130.6	121.7	192.4	70.2	39.5	3.9	62.6	19.2	35.8	1,128.1	2,384.4		
1993-94	9,260	953.6	8,164	636.0	17,424	1,589.6	50.6	500.1	271.2	151.8	176.1	47.0	18.0	4.1	28.8	40.2	30.5	1,267.9	2,908.1		
1994-95	6,953	728.1	7,739	766.1	14,692	1,494.2	72.4	196.4	533.9	128.0	166.0	121.6	37.5	10.3	44.0	106.0	31.4	1,375.1	2,941.7		
1994 Mar. qtr	8,070	785.7	7,176	534.2	15,246	1,319.9	50.7	497.6	157.6	135.6	167.1	82.8	37.9	5.4	30.4	33.7	32.8	1,180.8	2,551.4		
June qtr	9,260	953.6	8,164	636.0	17,424	1,589.6	50.6	500.1	271.2	151.8	176.1	47.0	18.0	4.1	28.8	40.2	30.5	1,267.9	2,908.1		
Sept. qtr	10,287	1,065.6	8,804	752.8	19,091	1,818.5	62.1	269.3	309.2	144.3	197.8	76.4	32.0	4.8	23.8	44.0	25.4	1,126.9	3,007.5		
Dec. qtr	8,958	932.7	8,896	765.5	17,854	1,698.2	67.9	265.4	235.7	133.2	199.0	75.4	36.5	4.5	33.1	47.3	15.7	1,045.8	2,811.9		
1995 Mar. qtr	7,493	792.4	7,718	732.9	15,211	1,525.3	73.5	318.7	374.0	126.6	162.8	88.3	30.0	7.6	38.6	96.2	16.7	1,259.3	2,858.2		
June qtr	6,953	728.1	7,739	766.1	14,692	1,494.2	72.4	196.4	533.9	128.0	166.0	121.6	37.5	10.3	44.0	106.0	31.4	1,375.1	2,941.7		
COMPLETED																					
1992-93	32,788	2,847.0	10,548	697.0	43,336	3,544.0	227.8	109.3	329.7	83.1	155.9	156.6	52.9	22.9	96.6	53.5	108.5	1,169.0	4,940.8		
1993-94	34,095	2,959.0	13,472	929.4	47,567	3,884.4	229.9	36.0	305.7	83.6	123.7	173.9	95.2	13.4	88.4	67.0	90.9	1,077.8	5,196.1		
1994-95	32,805	3,112.8	13,953	1,036.6	46,758	4,149.4	243.9	302.0	381.5	139.8	155.5	191.2	66.8	11.1	48.3	83.0	61.1	1,440.4	5,833.8		
1994 Mar. qtr	7,400	662.0	2,935	210.6	10,335	872.6	50.8	8.9	45.3	20.7	24.4	27.2	39.8	2.1	18.0	9.4	20.7	216.6	1,140.0		
June qtr	7,859	663.8	3,282	229.9	11,141	893.7	57.1	6.8	45.8	16.5	24.5	83.4	28.9	3.4	14.9	13.6	17.9	255.7	1,206.5		
Sept. qtr	8,516	789.0	3,838	264.6	12,354	1,053.6	54.7	38.6	62.6	44.4	20.2	32.9	15.5	3.6	11.6	17.2	16.1	262.9	1,371.2		
Dec. qtr	10,046	938.9	3,977	293.8	14,023	1,232.7	68.3	16.0	204.1	38.3	36.9	55.9	13.5	4.0	14.2	24.1	20.4	427.3	1,728.3		
1995 Mar. qtr	7,594	722.1	3,641	265.7	11,235	987.7	54.3	69.8	52.4	28.4	60.8	45.0	29.0	1.4	10.8	23.0	13.8	334.5	1,376.5		
June qtr	6,650	662.9	2,497	212.5	9,147	875.4	66.5	177.7	62.3	28.8	37.5	57.4	8.8	2.1	11.7	18.7	10.8	415.8	1,357.8		

TABLE 2—SUMMARY OF PRIVATE SECTOR BUILDING ACTIVITY, QUEENSLAND—continued

Period	New residential building										Non-residential building									
	Houses					Other residential buildings					Total					Value (\$m)				
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings (\$m)	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous	Total building		
VALUE OF WORK DONE DURING PERIOD																				
1992-93	..	2,862.2	..	734.8	..	3,596.9	225.1	71.8	239.0	124.2	144.6	168.7	56.8	22.1	82.5	50.2	105.1	1,065.0	4,887.0	
1993-94	..	3,022.4	..	1,046.7	..	4,069.1	229.3	112.3	310.0	117.2	143.3	161.3	90.6	13.2	55.6	79.5	84.4	1,167.3	5,465.7	
1994-95	..	3,032.0	..	1,167.2	..	4,199.2	258.7	258.9	559.6	121.8	157.3	221.8	76.1	14.1	62.6	116.5	58.4	1,647.9	6,105.8	
1994 Mar. qtr	..	664.7	..	243.4	..	908.1	51.8	27.2	53.9	29.1	37.9	35.9	23.6	2.9	9.9	15.2	18.9	254.4	1,214.4	
June qtr	..	779.8	..	275.1	..	1,054.9	58.1	35.2	101.0	31.4	29.9	43.3	12.9	2.2	11.1	22.2	18.3	307.5	1,420.5	
Sept. qtr	..	881.9	..	326.6	..	1,208.4	61.3	53.5	133.4	39.0	42.2	49.5	20.9	4.4	14.1	16.5	16.1	389.6	1,659.5	
Dec. qtr	..	855.9	..	309.5	..	1,165.4	70.9	51.2	162.3	32.2	41.2	55.0	22.9	3.5	13.0	25.9	15.4	422.8	1,639.1	
1995 Mar. qtr	..	683.6	..	269.3	..	952.9	61.3	71.7	106.1	27.9	34.8	52.2	17.3	2.8	16.8	36.6	9.9	376.0	1,390.1	
June qtr	..	610.7	..	261.8	..	872.5	65.1	82.5	157.8	22.6	39.0	66.2	14.9	3.4	18.7	37.5	16.9	459.5	1,397.1	
VALUE OF WORK YET TO BE DONE																				
1992-93	..	361.2	..	233.1	..	594.3	23.6	407.3	42.8	30.0	150.5	35.9	25.0	1.8	19.0	9.9	13.6	735.8	1,353.7	
1993-94	..	463.0	..	342.8	..	805.8	21.5	379.1	179.1	26.7	114.5	25.3	8.5	2.2	18.0	18.5	14.7	786.8	1,614.2	
1994-95	..	319.3	..	344.9	..	664.3	29.3	121.4	263.9	23.4	103.1	68.5	18.7	5.4	19.0	51.0	18.4	692.7	1,386.2	
1994 Mar. qtr	..	411.1	..	287.9	..	699.0	22.5	405.1	120.7	25.5	110.9	21.0	12.4	2.2	15.7	20.5	17.4	751.4	1,472.9	
June qtr	..	463.0	..	342.8	..	805.8	21.5	379.1	179.1	26.7	114.5	25.3	8.5	2.2	18.0	18.5	14.7	786.8	1,614.2	
Sept. qtr	..	481.7	..	398.9	..	880.6	26.2	136.2	146.5	24.9	114.2	38.2	17.1	2.1	10.6	23.1	9.7	522.5	1,429.2	
Dec. qtr	..	431.8	..	396.7	..	828.5	30.2	97.1	114.8	21.7	111.2	38.3	12.1	2.2	21.1	24.6	5.0	448.0	1,306.7	
1995 Mar. qtr	..	331.5	..	360.6	..	692.0	28.9	148.4	199.4	15.9	101.4	44.3	17.3	3.9	20.6	60.0	9.9	620.9	1,341.8	
June qtr	..	319.3	..	344.9	..	664.3	29.3	121.4	263.9	23.4	103.1	68.5	18.7	5.4	19.0	51.0	18.4	692.7	1,386.2	

TABLE 3 — SUMMARY OF PUBLIC SECTOR BUILDING ACTIVITY, QUEENSLAND

Period	New residential building										Non-residential building										Total building
	Houses					Other residential buildings					Total					Value (\$m)					
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings (\$m)	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious	Health	Entertainment and recreational	Miscellaneous	Total			
COMMENCED																					
1992-93	723	57.2	1,373	78.9	2,096	136.1	0.3	0.2	1.2	4.1	111.9	45.7	139.3	—	18.2	154.1	23.3	498.0	634.4		
1993-94	649	54.1	1,147	66.9	1,796	121.1	0.2	2.2	6.0	5.2	41.7	188.8	104.6	—	27.9	14.3	23.1	413.9	535.1		
1994-95	509	47.2	1,348	111.0	1,857	158.2	1.3	1.6	17.5	5.8	49.2	42.4	184.0	—	42.2	59.5	53.9	456.2	615.7		
1994 Mar. qtr	98	8.7	66	3.8	164	12.5	—	2.0	0.3	0.8	6.9	172.2	7.1	—	1.2	4.2	2.8	197.5	210.0		
June qtr	178	14.3	179	11.0	57	25.3	—	0.3	3.7	2.0	15.0	7.7	20.1	—	20.8	3.7	12.9	86.2	111.6		
Sept. qtr	143	12.5	569	60.2	12	72.7	0.9	—	4.3	0.5	11.0	3.0	45.8	—	15.0	3.4	4.8	87.8	161.4		
Dec. qtr	71	6.6	184	12.1	55	18.8	0.1	—	1.3	0.9	6.0	5.2	70.0	—	1.3	1.8	9.3	95.9	114.7		
1995 Mar. qtr	125	11.4	232	14.1	357	25.5	0.1	1.6	1.4	0.2	5.6	3.8	27.0	—	25.6	52.0	23.0	140.2	165.8		
June qtr	170	16.7	363	24.6	533	41.2	0.2	—	10.5	4.1	26.6	30.3	41.2	—	0.3	2.3	16.9	132.3	173.7		
UNDER CONSTRUCTION AT END OF PERIOD																					
1992-93	305	23.9	528	30.4	833	54.3	—	—	0.1	1.9	156.4	23.0	55.7	—	6.1	143.8	12.9	400.0	454.3		
1993-94	244	20.1	325	19.7	569	39.8	—	2.2	3.3	2.5	79.2	178.3	63.5	—	25.9	145.7	14.6	515.2	555.0		
1994-95	201	19.1	799	75.8	1,000	94.9	0.1	1.6	10.2	4.0	26.1	200.9	139.4	—	37.8	231.0	42.7	693.7	788.7		
1994 Mar. qtr	160	13.7	377	22.4	537	36.1	—	2.0	0.3	1.9	81.4	175.9	71.8	—	5.7	144.0	2.8	485.9	522.0		
June qtr	244	20.1	325	19.7	569	39.8	—	2.2	3.3	2.5	79.2	178.3	63.5	—	25.9	145.7	14.6	515.2	555.0		
Sept. qtr	234	19.2	819	75.4	1,053	94.6	0.8	2.2	4.3	1.2	80.6	177.8	90.1	—	39.9	147.7	13.8	557.6	652.9		
Dec. qtr	160	13.8	753	72.0	913	85.8	0.3	0.3	5.2	0.8	71.4	176.2	150.8	—	35.3	141.5	13.0	594.2	680.3		
1995 Mar. qtr	159	14.7	678	65.8	837	80.5	—	1.6	1.2	0.8	17.4	175.2	130.7	—	58.5	230.5	34.8	650.7	731.1		
June qtr	201	19.1	799	75.8	1,000	94.9	0.1	1.6	10.2	4.0	26.1	200.9	139.4	—	37.8	231.0	42.7	693.7	788.7		
COMPLETED																					
1992-93	812	60.3	1,393	74.9	2,205	135.2	0.8	0.2	3.0	4.6	27.9	62.4	183.9	—	74.8	13.0	161.5	531.4	667.4		
1993-94	698	56.8	1,350	77.9	2,048	134.7	0.2	—	2.8	4.4	126.6	33.6	102.9	—	9.0	12.5	22.1	313.8	448.7		
1994-95	551	48.3	868	55.3	1,419	103.5	1.0	2.4	9.7	4.2	101.2	20.8	92.7	—	32.5	11.9	25.3	300.8	405.3		
1994 Mar. qtr	145	12.8	476	26.5	621	39.3	—	—	0.2	0.8	70.1	4.3	44.6	—	0.5	1.0	4.9	126.4	165.7		
June qtr	94	7.8	231	13.7	325	21.5	—	—	0.7	1.5	17.4	5.0	29.0	—	1.3	1.9	1.2	58.0	79.4		
Sept. qtr	153	13.4	75	4.7	228	18.1	0.2	—	2.7	1.8	9.0	3.9	19.4	—	1.0	1.9	5.7	45.5	63.7		
Dec. qtr	144	12.0	250	15.8	394	27.8	0.4	2.4	0.2	1.3	14.7	6.9	8.3	—	6.2	7.4	9.2	56.6	84.8		
1995 Mar. qtr	126	10.6	307	20.4	433	31.0	0.4	—	5.4	0.2	59.7	4.7	44.3	—	3.8	0.7	1.7	120.4	151.9		
June qtr	128	12.2	236	14.5	364	26.7	0.1	—	1.5	0.9	17.9	5.3	20.7	—	21.4	1.8	8.7	78.2	104.9		

TABLE 3—SUMMARY OF PUBLIC SECTOR BUILDING ACTIVITY, QUEENSLAND—continued

Period	New residential building			Non-residential building											Total building				
	Houses			Other residential buildings		Total		Value (\$m)											
	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Number of dwelling units	Value (\$m)	Alterations and additions to residential buildings	Hotels etc.	Shops	Factories	Offices	Other business premises	Educational	Religious		Health	Entertainment and recreational	Miscellaneous	
VALUE OF WORK DONE DURING PERIOD																			
1992-93	..	58.0	..	78.8	..	136.8	0.4	0.2	2.6	4.3	84.7	56.0	134.6	—	41.9	24.3	94.2	580.0	
1993-94	..	53.4	..	73.5	..	126.9	0.2	0.7	4.6	5.6	96.0	67.0	109.4	—	14.2	80.8	21.9	527.3	
1994-95	..	48.6	..	84.4	..	133.1	1.1	2.5	12.0	3.1	75.6	153.7	144.5	—	37.3	116.2	40.5	717.5	
1994 Mar. qtr	..	10.1	..	15.5	..	25.7	..	0.2	0.4	0.9	19.9	31.2	28.0	—	1.8	17.7	2.1	127.7	
June qtr	..	12.0	..	7.5	..	19.4	..	0.5	2.3	2.5	22.8	25.7	19.9	—	7.8	30.1	6.1	137.1	
Sept. qtr	..	13.4	..	20.0	..	33.4	0.5	1.2	3.4	1.0	28.7	34.7	20.0	..	10.1	28.0	7.3	168.2	
Dec. qtr	..	10.5	..	22.3	..	32.8	0.3	0.6	1.8	0.6	18.4	43.3	47.5	—	8.7	37.9	5.9	197.7	
1995 Mar. qtr	..	9.6	..	19.4	..	29.1	0.2	0.7	1.7	0.4	9.7	37.4	35.0	..	10.5	26.9	8.8	160.3	
June qtr	..	15.1	..	22.7	..	37.8	0.1	—	5.2	1.2	16.8	38.3	42.1	—	8.0	23.4	18.4	191.3	
VALUE OF WORK YET TO BE DONE																			
1992-93	..	10.2	..	17.6	..	27.8	..	—	—	1.3	87.7	5.3	39.0	—	3.4	131.3	7.0	275.0	
1993-94	..	9.9	..	11.4	..	21.3	..	1.5	1.4	0.7	41.0	127.2	40.2	—	18.0	64.9	8.8	325.0	
1994-95	..	8.5	..	38.4	..	46.9	..	0.9	6.2	3.3	15.6	16.8	64.4	—	26.5	45.9	21.7	248.3	
1994 Mar. qtr	..	7.6	..	7.9	..	15.5	..	1.8	0.1	1.1	48.7	145.5	39.4	—	4.3	91.3	1.9	334.2	
June qtr	..	9.9	..	11.4	..	21.3	..	1.5	1.4	0.7	41.0	127.2	40.2	—	18.0	64.9	8.8	325.0	
Sept. qtr	..	9.0	..	51.7	..	60.7	0.4	0.4	1.7	0.2	22.7	95.9	66.3	—	24.3	40.8	6.4	319.9	
Dec. qtr	..	5.2	..	41.7	..	46.9	0.1	..	1.0	0.5	9.9	57.9	87.8	—	17.3	4.1	8.9	234.3	
1995 Mar. qtr	..	7.1	..	36.5	..	43.6	..	0.9	0.8	0.3	5.8	24.2	77.0	—	33.8	67.0	23.5	276.8	
June qtr	..	8.5	..	38.4	..	46.9	..	0.9	6.2	3.3	15.6	16.8	64.4	—	26.5	45.9	21.7	248.3	

**TABLE 4 — NUMBER OF DWELLING UNITS BY STAGE OF CONSTRUCTION, QUEENSLAND
SEASONALLY ADJUSTED SERIES**

<i>Period</i>	<i>Houses</i>				<i>Total</i>			
	<i>Private sector</i>		<i>Total</i>		<i>Private sector</i>		<i>Total</i>	
	<i>Commenced</i>	<i>Completed</i>	<i>Commenced</i>	<i>Completed</i>	<i>Commenced</i>	<i>Completed</i>	<i>Commenced</i>	<i>Completed</i>
1994 Mar. qtr	9,146	8,170	9,206	8,288	13,128	11,562	13,363	12,156
June qtr	9,021	8,520	9,173	8,633	13,047	12,073	13,397	12,460
Sept. qtr	9,006	8,609	9,194	8,615	13,325	12,522	13,826	12,748
Dec. qtr	8,165	8,487	8,251	8,761	12,368	11,702	12,729	12,076
1995 Mar. qtr r	7,081	8,407	7,182	8,503	9,753	12,588	10,205	12,972
June qtr	6,102	7,193	6,252	7,340	8,567	9,905	9,086	10,328

**TABLE 5 — VALUE OF BUILDING WORK DONE, QUEENSLAND
SEASONALLY ADJUSTED SERIES
(\$ million)**

<i>Period</i>	<i>New residential building</i>			<i>Non-residential building</i>	<i>Total building</i>
	<i>Houses</i>	<i>Other residential buildings</i>	<i>Total</i>		
1994 Mar. qtr	759.4	275.4	1,034.6	378.5	1,460.0
June qtr	824.5	306.6	1,127.8	450.4	1,655.4
Sept. qtr	852.3	327.8	1,179.0	504.4	1,751.3
Dec. qtr	787.0	305.8	1,096.2	546.7	1,693.5
1995 Mar. qtr r	780.4	308.3	1,089.0	537.9	1,688.0
June qtr	651.9	308.5	956.1	649.3	1,687.2

TABLE 6—VALUE OF BUILDING WORK COMMENCED, AT AVERAGE 1989-90 PRICES (a), QUEENSLAND (\$ million)

Period	New residential building			Alterations and additions to residential buildings	Non-residential building		Total building
	Houses	Other residential buildings	Total		Private sector	Total	
1992-93	2,661.4	947.0	3,608.4	206.4	1,144.4	1,655.0	5,469.8
1993-94	2,840.3	1,265.3	4,105.6	202.5	1,258.3	1,675.0	5,983.1
1994-95	2,575.9	1,259.6	3,835.5	227.9	1,630.8	2,081.1	6,144.5
1994 Mar. qtr	647.2	274.8	922.0	45.3	335.5	534.2	1,501.5
June qtr	753.4	341.9	1,095.3	50.4	336.4	422.8	1,568.5
Sept. qtr	816.5	447.4	1,263.9	59.2	308.5	396.0	1,719.1
Dec. qtr	716.9	322.2	1,039.1	63.3	326.1	421.1	1,523.5
1995 Mar. qtr r	518.5	224.5	743.0	50.1	505.7	643.8	1,436.9
June qtr	524.0	265.5	789.5	55.3	490.5	620.2	1,465.0

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

TABLE 7—VALUE OF BUILDING WORK DONE, AT AVERAGE 1989-90 PRICES (a), QUEENSLAND ORIGINAL AND SEASONALLY ADJUSTED SERIES (\$ million)

Period	New residential building			Alterations and additions to residential buildings	Non-residential building		Total building
	Houses	Other residential buildings	Total		Private sector	Total	
ORIGINAL							
1992-93	2,650.8	848.2	3,499.0	204.7	1,090.5	1,544.0	5,247.7
1993-94	2,733.8	1,151.2	3,885.0	204.0	1,171.9	1,573.6	5,662.6
1994-95	2,695.9	1,256.2	3,952.1	227.2	1,624.6	2,199.9	6,379.2
1994 Mar. qtr	599.8	265.8	865.6	46.0	254.9	357.2	1,268.8
June qtr	703.2	288.7	991.9	51.6	307.2	424.8	1,468.3
Sept. qtr	790.9	351.2	1,142.1	54.7	387.7	521.4	1,718.2
Dec. qtr	760.0	333.8	1,093.8	62.5	418.2	581.1	1,737.4
1995 Mar. qtr r	602.7	289.2	891.9	53.5	370.8	500.0	1,445.4
June qtr	542.3	282.0	824.3	56.5	447.9	597.4	1,478.2
SEASONALLY ADJUSTED							
1994 Mar. qtr	674.9	282.7	959.0	n.a.	n.a.	379.3	1,380.2
June qtr	732.3	313.3	1,041.2	n.a.	n.a.	450.1	1,560.5
Sept. qtr	753.0	332.2	1,084.3	n.a.	n.a.	501.9	1,646.4
Dec. qtr	690.4	307.6	1,000.7	n.a.	n.a.	540.8	1,584.6
1995 Mar. qtr r	678.5	308.9	989.2	n.a.	n.a.	530.6	1,573.8
June qtr	564.9	305.8	865.8	n.a.	n.a.	632.9	1,570.1

(a) See paragraphs 24 to 26 of the Explanatory Notes. Constant price estimates are subject to revision each quarter as more up to date information on prices and commodity compositions becomes available.

TABLE 8 — NUMBER OF DWELLING UNITS BY OWNERSHIP, CLASS OF BUILDER AND STAGE OF CONSTRUCTION, QUEENSLAND

Period	Private sector					Public sector			Total		
	Houses			Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
	Contractor-built	Other	Total								
COMMENCED											
1992-93	27,782	5,011	32,793	12,096	44,889	723	1,373	2,096	33,516	13,469	46,985
1993-94	31,901	3,201	35,102	16,187	51,289	649	1,147	1,796	35,751	17,334	53,085
1994-95	27,835	2,705	30,540	13,765	44,305	509	1,348	1,857	31,049	15,113	46,162
1994 Mar. qtr	7,465	491	7,956	3,654	11,610	98	66	164	8,054	3,720	11,774
June qtr	8,582	469	9,051	4,207	13,258	178	179	357	9,229	4,386	13,615
Sept. qtr	8,755	788	9,543	4,582	14,125	143	569	712	9,686	5,151	14,837
Dec. qtr	7,972	745	8,717	4,131	12,848	71	184	255	8,788	4,315	13,103
1995 Mar. qtr	5,597	573	6,170	2,468	8,638	125	232	357	6,295	2,700	8,995
June qtr	5,511	598	6,110	2,584	8,694	170	363	533	6,280	2,947	9,227
UNDER CONSTRUCTION AT END OF PERIOD											
1992-93	5,567	2,688	8,254	5,673	13,927	305	528	833	8,559	6,201	14,760
1993-94	8,075	1,185	9,260	8,164	17,424	244	325	569	9,504	8,489	17,993
1994-95	5,119	1,834	6,953	7,739	14,692	201	799	1,000	7,154	8,538	15,692
1994 Mar. qtr	6,900	1,169	8,070	7,176	15,246	160	377	537	8,230	7,553	15,783
June qtr	8,075	1,185	9,260	8,164	17,424	244	325	569	9,504	8,489	17,993
Sept. qtr	8,660	1,627	10,287	8,804	19,091	234	819	1,053	10,521	9,623	20,144
Dec. qtr	7,072	1,886	8,958	8,896	17,854	160	753	913	9,118	9,649	18,767
1995 Mar. qtr	5,663	1,830	7,493	7,718	15,211	159	678	837	7,652	8,396	16,048
June qtr	5,119	1,834	6,953	7,739	14,692	201	799	1,000	7,154	8,538	15,692
COMPLETED											
1992-93	27,299	5,489	32,788	10,548	43,336	812	1,393	2,205	33,600	11,941	45,541
1993-94	29,578	4,517	34,095	13,472	47,567	698	1,350	2,048	34,793	14,822	49,615
1994-95	30,664	2,142	32,805	13,953	46,758	551	868	1,419	33,356	14,821	48,177
1994 Mar. qtr	6,545	855	7,400	2,935	10,335	145	476	621	7,545	3,411	10,956
June qtr	7,460	399	7,859	3,282	11,141	94	231	325	7,953	3,513	11,466
Sept. qtr	8,149	368	8,516	3,838	12,354	153	75	228	8,669	3,913	12,582
Dec. qtr	9,582	464	10,046	3,977	14,023	144	250	394	10,190	4,227	14,417
1995 Mar. qtr	6,878	716	7,594	3,641	11,235	126	307	433	7,720	3,948	11,668
June qtr	6,055	594	6,650	2,497	9,147	128	236	364	6,778	2,733	9,511

**TABLE 9 — NUMBER AND VALUE OF NEW HOUSES BUILT BY CONTRACT BUILDERS FOR PRIVATE OWNERSHIP
BY COMPLETION VALUE RANGE AND STAGE OF CONSTRUCTION,
QUEENSLAND**

Period	Commenced				Under construction at end of period				Completed			
	Less than \$40,000	\$40,000 to \$59,999	\$60,000 and over	Total	Less than \$40,000	\$40,000 to \$59,999	\$60,000 and over	Total	Less than \$40,000	\$40,000 to \$59,999	\$60,000 and over	Total
	NUMBER											
1992-93	789	5,517	21,476	27,782	143	859	4,565	5,567	740	5,944	20,614	27,299
1993-94	847	4,847	26,207	31,901	163	944	6,968	8,075	949	4,742	23,888	29,578
1994-95	400	3,356	24,079	27,835	120	419	4,580	5,119	444	3,761	26,460	30,664
1994 Mar. qtr	149	1,190	6,127	7,465	165	956	5,780	6,900	106	876	5,563	6,545
June qtr	274	1,090	7,218	8,582	163	944	6,968	8,075	333	1,081	6,046	7,460
Sept. qtr	127	995	7,633	8,755	164	756	7,740	8,660	148	1,141	6,860	8,149
Dec. qtr	106	1,148	6,717	7,972	58	766	6,248	7,072	212	1,208	8,161	9,582
1995 Mar. qtr	42	711	4,844	5,597	58	567	5,038	5,663	42	846	5,990	6,878
June qtr	125	501	4,886	5,511	120	419	4,580	5,119	42	566	5,448	6,055
VALUE (\$m)												
1992-93	26.3	283.9	2,122.1	2,432.3	4.7	45.0	506.9	556.5	24.4	305.1	2,024.0	2,353.5
1993-94	29.3	249.2	2,582.0	2,860.5	5.7	48.7	792.4	846.8	31.3	246.1	2,300.8	2,578.2
1994-95	11.2	173.8	2,460.6	2,645.6	3.3	21.0	541.2	565.5	13.9	197.7	2,690.4	2,902.0
1994 Mar. qtr	5.4	60.2	609.4	675.1	6.1	48.1	622.6	676.9	3.7	44.8	543.4	591.9
June qtr	9.3	57.3	725.6	792.2	5.7	48.7	792.4	846.8	11.2	57.2	559.0	627.4
Sept. qtr	3.9	51.6	780.3	835.7	5.2	39.0	869.9	914.1	5.1	60.1	687.3	752.6
Dec. qtr	3.0	59.5	685.8	748.2	2.0	39.6	721.1	762.7	6.2	62.9	829.9	899.0
1995 Mar. qtr	1.3	37.0	491.4	529.7	1.9	29.5	590.1	621.5	1.5	44.5	611.5	657.4
June qtr	3.1	25.7	503.2	531.9	3.3	21.0	541.2	565.5	1.1	30.2	561.7	593.0

**TABLE 10 — SUMMARY OF BUILDING ACTIVITY: RELATIVE STANDARD ERRORS,
QUEENSLAND, JUNE QUARTER 1995 (PER CENT)**

Ownership and stage of construction	New residential building				Value		Total building
	Houses		Total		Alterations and additions to residential buildings	Total building	
	Number	Value	Number of dwelling units	Value			
	PRIVATE SECTOR						
Commenced	2.7	2.9	1.9	2.1	5.2	1.3	
Under construction at end of period	4.1	4.3	2.0	2.1	6.1	1.1	
Completed	4.5	4.9	3.2	3.7	6.6	2.4	
Value of work done	..	3.2	..	2.2	4.7	1.4	
Value of work yet to be done	..	5.1	..	2.5	7.7	1.2	
TOTAL PRIVATE AND PUBLIC SECTORS							
Commenced	2.6	2.8	1.8	2.0	5.2	1.1	
Under construction at end of period	4.0	4.2	1.8	2.0	6.1	0.9	
Completed	4.4	4.8	3.1	3.6	6.6	2.2	
Value of work done	..	3.1	..	2.1	4.7	1.2	
Value of work yet to be done	..	5.0	..	2.3	7.7	1.0	

EXPLANATORY NOTES

Introduction

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

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

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

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

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

Scope and coverage

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

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

Definitions

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

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

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

(a) A *house* is defined as a detached building predominantly used for long-term residential purposes and consisting of only one dwelling unit. Thus, detached 'granny flats' and detached dwelling units (such as caretakers' residences) associated with non-residential buildings are defined as houses for the purpose of these statistics.

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

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

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

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

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

Valuation of building jobs

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

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

the anticipated completion value reported on the return for the first (commencement) quarter may be amended on returns for subsequent (under construction) quarters as the job nears completion.

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

Building classification

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

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

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

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

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

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

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

Reliability of the estimates

19. Since the figures for private sector house building activity (including alterations and additions) are derived from information obtained from a sample of approved building jobs, they are subject to sampling error, that is, they may differ from the figures that would have been obtained if information for all approved jobs for the relevant period had been included in the survey. One measure of the likely difference is given by the *standard error*, which indicates the extent to which an estimate might have varied by chance because only a sample of approved jobs was included. There are about two chances in three that a sample estimate will differ by less than one standard error from the figure that would have been obtained if all approved jobs had been included and about nineteen chances in twenty that the difference will be less than two standard errors. Another measure of sampling variability is the *relative standard error*, which is obtained by expressing the standard error as a percentage of the estimate to which it refers. The relative standard errors of estimates provide an indication of the percentage errors likely to have occurred due to sampling, and are shown in Table 10.

20. An example of the use of relative standard errors is as follows. Assume that the estimate of the number of new private sector houses commenced during the latest quarter is 2,000 (for actual estimate see Table 2) and that the associated relative standard error is 2.5 per cent (for actual percentage see Table 10). There would then be about two chances in three that the number which would have been obtained if information had been collected about all approved private sector house jobs would have been within the range 1,950 to 2,050 (2.5 per cent of 2,000 is 50) and about nineteen chances in twenty that the number would have been within the range 1,900 to 2,100.

21. The imprecision due to sampling variability, which is measured by the relative standard error, should not be confused with inaccuracies that may occur because of inadequacies in the source of building approval information, imperfections in reporting by respondents, and errors made in the coding and processing of data. Inaccuracies of this kind are referred to as non-sampling error, and may occur in any enumeration whether it be a full count or only a sample. Every effort is made to reduce the non-sampling error to a minimum by the careful design of questionnaires, efforts to obtain responses for all selected building jobs, and efficient operating procedures.

Seasonal adjustment

22. Seasonally adjusted building statistics are shown in Tables 4, 5 and 7. In the seasonally adjusted series, account has been taken of normal seasonal factors and trading day effects (arising from the varying numbers of Sundays, Mondays, Tuesdays, etc. in the quarter) and the effect of the movement in the date of Easter which may, in successive years, affect figures for different quarters. Further information about seasonal adjustment can be obtained from the Assistant Director of Time Series Analysis, Canberra, on (06) 252 6345.

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

Estimates at constant prices

24. Estimates of the value of commencements and work done at average 1989-90 prices are shown in Tables 6 and 7. Constant price estimates measure changes in value after the direct effects of price changes have been eliminated. The deflators used to revalue the current price estimates in this publication are derived from the same price data underlying the deflators compiled for the dwellings and non-dwelling construction components of the national accounts aggregate 'Gross fixed capital expenditure'.

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

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

Unpublished data and related publications

27. The ABS can also make available certain building approvals and activity data which are not published. Where it is not practicable to provide the required information by telephone, data can be provided in the following forms: microfiche, photocopy, computer printout, floppy disk and clerically extracted tabulation. Inquiries should be made to the contact shown at the front of this publication.

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

- Building Approvals, Australia* (8731.0) – monthly (\$13.50)
- Building Approvals, Queensland* (8731.3) – monthly (\$12.00)
- Building Approvals and Dwelling Unit Commencements : Small Area Statistics, Queensland, 1992-93* (8735.3) – new issue – annual (\$15.00)
- Dwelling Unit Commencements Reported by Approving Authorities, Queensland* (8741.3) – monthly (\$11.00)
- Building Activity, Australia : Dwelling Unit Commencements, Preliminary* (8750.0) – quarterly (\$11.00)
- Engineering Construction Activity, Australia* (8762.0) – quarterly (\$11.00)

29. Current publications produced by the ABS are listed in the *Catalogue of Publications and Products, Australia* (1101.0). The ABS also issues, on Tuesdays and Fridays, a *Release Advice* (1105.0) which lists publications to be released in the next few days. The Catalogue and Release Advice are available from any ABS office.

Symbols and other usages

- n.a. not available
- .. not applicable
- nil or rounded to zero
- r figure or series revised since previous issue

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

R.A. CROCKETT
Deputy Commonwealth Statistician

