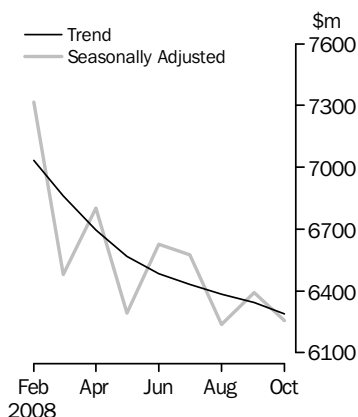


LENDING FINANCE

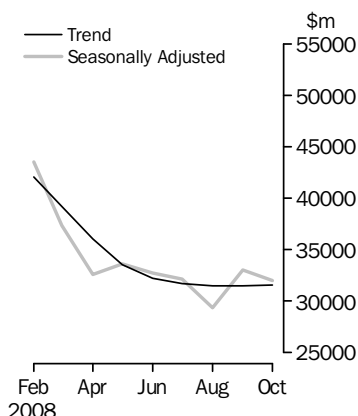
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Personal finance



Commercial finance



INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070 or Susan Schemen on Canberra (02) 6252 5171.

KEY FIGURES

	Sep 2008 \$m	Oct 2008 \$m	Sep 2008 to Oct 2008 % change
TREND ESTIMATES			
Housing finance for owner occupation	12 063	12 029	-0.3
Personal finance	6 345	6 289	-0.9
Commercial finance	31 459	31 597	0.4
Lease finance	534	527	-1.5
SEASONALLY ADJUSTED ESTIMATES			
Housing finance for owner occupation	11 969	12 262	2.4
Personal finance	6 392	6 255	-2.1
Commercial finance	33 033	32 032	-3.0
Lease finance	516	535	3.7

KEY POINTS

OCTOBER 2008 COMPARED WITH SEPTEMBER 2008:

HOUSING FINANCE FOR OWNER OCCUPATION

- The total value of owner occupied housing commitments excluding alterations and additions decreased in trend terms (down 0.3%), while the seasonally adjusted series rose (up 2.4%).

PERSONAL FINANCE

- The trend series for the value of total personal finance decreased 0.9%, due to falls in both revolving credit commitments (down 1.1%) and fixed lending commitments (down 0.6%).
- The seasonally adjusted series for the value of total personal finance commitments decreased 2.1%, due to falls in both revolving credit commitments (down 3.1%) and fixed lending commitments (down 0.9%).

COMMERCIAL FINANCE

- The trend series for the value of total commercial finance commitments increased 0.4%. This was due to rises in both revolving credit commitments (up 0.6%) and fixed lending commitments (up 0.3%).
- The seasonally adjusted series for the value of total commercial finance commitments decreased 3.0%. This was due to falls in both revolving credit commitments (down 5.3%) and fixed lending commitments (down 1.8%).

LEASE FINANCE

- Lease finance commitments (trend) decreased 1.5%, while the seasonally adjusted series increased 3.7%.

NOTES

FORTHCOMING ISSUES

<i>ISSUE</i>	<i>RELEASE DATE</i>
November 2008	19 January 2009
December 2008	16 February 2009
January 2009	16 March 2009
February 2009	14 April 2009
March 2009	14 May 2009
April 2009	15 June 2009

REVISIONS

Revisions were made to Housing, Commercial and Personal Finance to include the latest available administrative and survey data.

ABBREVIATIONS

\$m million dollars
ABS Australian Bureau of Statistics
n.e.c. not elsewhere classified
RBA Reserve Bank of Australia

Brian Pink
Australian Statistician

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TIME SERIES DATA

TIME SERIES SPREADSHEETS

Data available free on the ABS web site <<http://www.abs.gov.au>> include:

- longer time series of tables in this publication, and
- the following tables:
 13. Lending Finance Seasonal Factors and Forward Factors for 12 months, By Purpose and Lender: Australia (from January 1985)
 14. Commercial finance commitments (original, seasonally adjusted, trend)
 15. Commercial finance commitments, fixed loans and revolving credit
 16. Commercial finance commitments, fixed loans and revolving credit by lender
 17. Commercial finance commitments, fixed loans by industry
 18. Commercial finance commitments, revolving credit by industry
 - 19 to 26. Commercial finance commitments, fixed loans and revolving credit by state and territory
 27. Lease finance commitments, summary (original, seasonally adjusted, trend)
 28. Lease finance commitments by purpose
 29. Lease finance commitments by purpose and lender
 30. Lease finance commitments by industry
 - 31 to 38. Lease finance commitments by purpose and state and territory
 39. Operating lease finance commitments by purpose
 40. Operating lease finance commitments by lender
 41. Operating lease finance commitments by industry
 - 42 to 49. Operating lease finance commitments by purpose and state and territory
 50. Personal finance commitments, summary (original, seasonally adjusted, trend)
 51. Personal finance commitments, fixed loans and revolving credit
 52. Personal finance commitments, fixed loans and revolving credit by lender
 - 53 to 60. Personal finance commitments, fixed loans and revolving credit by state and territory

SUMMARY OF FINDINGS

HOUSING FINANCE FOR OWNER OCCUPATION

The trend series for the total value of owner occupied housing commitments excluding alterations and additions decreased 0.3%, while the seasonally adjusted series rose 2.4%.

For further information, please refer to Housing Finance, Australia (cat. no. 5609.0), which was released on 10 December 2008.

PERSONAL FINANCE

In trend terms, the value of total personal finance decreased 0.9% in October 2008 compared with September 2008. This was due to falls in both revolving credit commitments (down 1.1%) and fixed lending commitments (down 0.6%).

In seasonally adjusted terms, the value of total personal finance commitments decreased 2.1% in October 2008. This was due to falls in both revolving credit commitments (down 3.1%) and fixed lending commitments (down 0.9%).

In original terms, fixed lending commitments increased by \$61m (up 2.2%) in October 2008 compared with September 2008.

Movements in the original series contributing to this increase were:

- Refinancing, up \$72m (12.4%)
- Debt consolidation, up \$19m (6.5%)
- Total motor vehicles, down \$17m (2.0%)

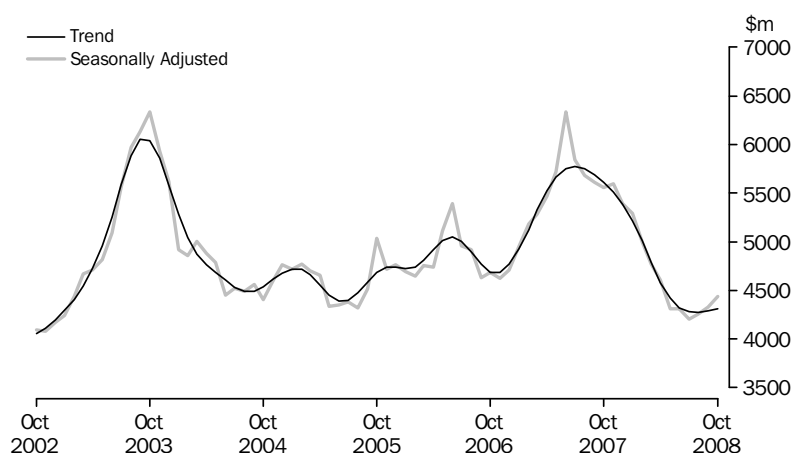
COMMERCIAL FINANCE

The trend series for the value of total commercial finance commitments increased 0.4% in October 2008 compared with September 2008. This was due to rises in both revolving credit commitments (up 0.6%) and fixed lending commitments (up 0.3%).

The seasonally adjusted series for the value of total commercial finance commitments decreased 3.0% in October 2008. This was due to falls in both revolving credit commitments (down 5.3%) and fixed lending commitments (down 1.8%).

The value of purchases of dwellings by individuals for rent or resale (trend) increased 0.7% in October 2008, after an increase of 0.3% in September 2008. The seasonally adjusted series rose by 2.6% in October 2008.

PURCHASE OF DWELLINGS BY INDIVIDUALS FOR RENT OR RESALE



LEASE FINANCE

The value of lease finance commitments (trend) decreased 1.5% in October 2008, while the seasonally adjusted series increased 3.7%.

FINANCE COMMITMENTS, Summary

Month	SECURED HOUSING(a)		PERSONAL(b)			COMMERCIAL			LEASE
	Construction and purchase of dwellings(c)	Alterations and additions	Fixed loans(c)	Revolving credit(d)	Total	Fixed loans(c)	Revolving credit(d)	Total	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
2007									
October	16 023	472	3 309	4 166	7 476	27 605	15 623	43 227	617
November	16 770	488	3 491	3 818	7 310	30 098	19 452	49 551	640
December	14 776	389	3 030	3 889	6 919	33 195	15 108	48 303	585
2008									
January	13 468	409	3 102	3 510	6 612	27 820	12 643	40 463	515
February	14 153	482	3 349	3 637	6 986	27 729	13 754	41 483	562
March	13 178	414	3 017	3 319	6 336	20 302	11 901	32 203	546
April	13 784	426	3 081	3 772	6 853	19 471	9 380	28 851	558
May	13 619	456	2 912	3 727	6 640	23 299	11 214	34 513	566
June	12 355	404	3 213	4 082	7 296	25 782	13 595	39 377	754
July	13 217	416	2 987	4 073	7 059	21 787	12 080	33 867	579
August	11 801	375	2 637	3 199	5 835	17 679	11 597	29 276	525
September	11 922	402	2 736	3 550	6 286	20 492	10 763	31 255	507
October	13 032	463	2 798	3 736	6 534	23 306	11 268	34 574	554
SEASONALLY ADJUSTED									
2007									
October	15 289	447	3 251	3 881	7 132	25 532	16 756	42 287	614
November	15 399	451	3 246	3 851	7 097	29 062	16 160	45 222	622
December	15 386	435	3 265	4 070	7 334	30 519	12 961	43 480	576
2008									
January	15 712	473	3 345	3 875	7 220	35 117	15 027	50 144	620
February	14 623	468	3 294	4 023	7 316	29 016	14 546	43 561	593
March	13 990	432	3 198	3 284	6 481	23 811	13 562	37 373	580
April	13 283	407	3 078	3 726	6 804	21 601	11 001	32 602	594
May	12 562	408	2 712	3 581	6 294	21 865	11 764	33 629	539
June	12 458	403	2 976	3 648	6 624	21 575	11 165	32 740	595
July	12 359	396	2 855	3 721	6 576	20 739	11 370	32 110	556
August	12 131	398	2 794	3 442	6 235	17 349	11 975	29 324	537
September	11 969	417	2 768	3 624	6 392	21 344	11 689	33 033	516
October	12 262	424	2 742	3 512	6 255	20 962	11 069	32 032	535
TREND									
2007									
October	15 459	452	3 207	3 830	7 037	29 203	15 485	44 688	596
November	15 475	454	3 255	3 865	7 120	29 883	15 271	45 153	606
December	15 374	455	3 291	3 887	7 178	30 173	14 966	45 139	607
2008									
January	15 094	453	3 289	3 864	7 153	29 702	14 472	44 174	602
February	14 627	446	3 237	3 795	7 032	28 317	13 719	42 035	595
March	14 038	436	3 152	3 711	6 863	26 229	12 937	39 166	588
April	13 413	422	3 052	3 642	6 694	23 784	12 272	36 057	580
May	12 882	410	2 958	3 609	6 566	21 777	11 804	33 581	572
June	12 519	403	2 884	3 601	6 485	20 670	11 512	32 183	563
July	12 303	402	2 834	3 599	6 433	20 269	11 425	31 694	553
August	12 160	405	2 798	3 587	6 386	20 078	11 430	31 508	543
September	12 063	409	2 769	3 576	6 345	20 022	11 438	31 459	534
October	12 029	414	2 751	3 537	6 289	20 085	11 512	31 597	527

(a) For owner occupation.

(d) New and increased credit limits during the month. Includes credit cards.

(b) Includes unsecured housing finance for owner occupation.

(c) Includes refinancing.

HOUSING AND PERSONAL FINANCE COMMITMENTS, By Lender: **Original**

Month	HOUSING FINANCE(a)					PERSONAL FINANCE(b)				
	Banks	Permanent building societies	Wholesale lenders n.e.c.	Other lenders	Total	Banks	Credit co-operatives	Finance companies	Other lenders	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007										
October	13 514	416	1 406	686	16 023	5 885	271	355	964	7 476
November	14 316	491	1 197	765	16 770	5 827	283	347	852	7 310
December	12 802	370	957	648	14 776	5 464	261	328	867	6 919
2008										
January	11 769	335	828	535	13 468	5 151	255	344	862	6 612
February	12 322	356	854	622	14 153	5 614	269	356	747	6 986
March	11 610	279	737	552	13 178	5 042	252	322	721	6 336
April	12 214	247	754	569	13 784	5 451	243	333	826	6 853
May	12 289	204	595	531	13 619	5 261	251	334	793	6 640
June	11 142	176	565	472	12 355	5 947	233	351	765	7 296
July	11 953	186	561	518	13 217	5 718	238	319	785	7 059
August	10 787	152	468	394	11 801	4 716	200	300	618	5 835
September	10 899	173	446	404	11 922	5 011	219	336	720	6 286
October	11 901	214	413	504	13 032	5 163	236	325	810	6 534

(a) Secured finance for owner occupation. Excludes alterations and additions.

(b) Includes unsecured housing finance for owner occupation.

COMMERCIAL AND LEASE FINANCE COMMITMENTS, By Lender: **Original**

Month	COMMERCIAL FINANCE					LEASE FINANCE				
	Banks	Money market corporations	Finance companies	Other lenders	Total	Banks	General financiers	Finance companies	Other lessors	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007										
October	np	np	492	np	43 227	216	182	85	133	617
November	np	np	411	np	49 551	227	205	77	131	640
December	np	np	383	4 307	48 303	229	161	80	116	585
2008										
January	np	np	290	2 749	40 463	169	168	67	112	515
February	36 107	np	401	np	41 483	206	138	77	140	562
March	28 457	np	354	np	32 203	189	157	74	126	546
April	25 167	np	458	np	28 851	210	146	68	134	558
May	np	np	433	2 647	34 513	198	145	80	143	566
June	34 424	np	440	np	39 377	322	183	101	147	754
July	30 352	np	325	np	33 867	186	188	64	142	579
August	25 909	np	278	np	29 276	147	202	46	131	525
September	np	np	269	2 825	31 255	180	155	46	126	507
October	30 718	np	270	np	34 574	212	164	47	130	554

np not available for publication but included in totals where applicable, unless otherwise indicated

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PERSONAL FINANCE COMMITMENTS, By Purpose (Fixed Loans): Original

<i>Month</i>	<i>New motor cars and station wagons</i>	<i>Used motor cars and station wagons</i>	<i>Total motor vehicles(a)</i>	<i>Individual residential blocks of land</i>	<i>Unsecured finance for owner occupation(b)</i>	<i>Debt consolidation</i>	<i>Refinancing</i>	<i>Other(c)</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007									
October	345	479	943	513	41	327	696	790	3 309
November	346	462	934	510	42	348	799	858	3 491
December	321	398	835	440	34	300	661	760	3 030
2008									
January	351	449	911	403	32	306	716	734	3 102
February	361	453	932	417	38	376	837	750	3 349
March	321	411	842	385	33	331	734	692	3 017
April	325	432	877	401	34	337	692	741	3 081
May	323	431	871	337	37	322	601	745	2 912
June	340	409	865	417	34	312	778	808	3 213
July	310	427	855	376	37	336	632	750	2 987
August	277	402	790	334	30	285	543	655	2 637
September	300	428	848	354	35	289	581	628	2 736
October	301	417	831	352	36	308	653	617	2 798

(a) Includes motorcycles and other motor vehicles.

(b) Includes alterations and additions.

(c) Includes boats, caravans and trailers, household goods, travel and holidays and other purposes.

PERSONAL FINANCE COMMITMENTS, Revolving Credit Stocks and Flows: **Original**

Month	NEW AND INCREASED CREDIT LIMITS			CANCELLATIONS AND REDUCTIONS	CREDIT AT END OF MONTH	
	Secured	Unsecured	Total	Total(a)	Total limits(a)	Credit used
	\$m	\$m	\$m	\$m	\$m	\$m
2007						
October	1 461	2 705	4 166	2 232	245 384	108 922
November	1 578	2 240	3 818	1 966	247 203	109 527
December	1 586	2 303	3 889	2 099	248 989	110 268
2008						
January	1 368	2 141	3 510	1 781	250 721	110 540
February	1 513	2 124	3 637	1 921	252 396	111 500
March	1 387	1 932	3 319	1 558	254 158	111 573
April	1 513	2 259	3 772	1 943	255 972	112 439
May	1 609	2 118	3 727	1 872	257 807	113 075
June	1 858	2 225	4 082	2 010	259 879	115 233
July	1 529	2 544	4 073	2 075	260 967	115 084
August	1 335	1 864	3 199	1 644	262 513	115 345
September	1 356	2 194	3 550	2 048	264 514	115 860
October	1 480	2 256	3 736	2 224	266 009	116 668

(a) These figures sometimes reflect a rebasing of the data by one or more lenders without adjustment to earlier periods' commitments or cancellations.

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COMMERCIAL FINANCE COMMITMENTS, By Purpose (Fixed Loans): Original

Month	Construction finance	Purchase of real property	Wholesale finance	Purchase of plant and equipment	Refinancing	Other	Total	Commitments not drawn at end of month
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007								
October	1 836	9 614	np	1 494	1 689	np	27 605	51 620
November	1 030	8 976	2 051	1 468	2 682	13 890	30 098	53 685
December	2 139	9 299	869	1 481	4 163	15 244	33 195	52 146
2008								
January	1 625	7 178	1 164	903	1 154	15 796	27 820	56 532
February	1 707	8 357	1 266	1 145	3 956	11 298	27 729	58 886
March	978	7 130	1 558	1 091	2 579	6 966	20 302	55 478
April	1 444	7 463	np	1 314	2 635	np	19 471	54 769
May	1 683	8 065	891	1 182	1 684	9 794	23 299	53 352
June	2 344	7 403	915	1 530	3 656	9 934	25 782	54 480
July	2 896	6 626	1 064	1 149	2 045	8 006	21 787	54 417
August	2 031	6 399	1 005	1 097	1 166	5 981	17 679	53 065
September	1 169	7 316	650	1 144	1 297	8 917	20 492	50 900
October	1 885	6 756	858	1 353	2 356	10 098	23 306	49 500

np not available for publication but included in totals where applicable, unless otherwise indicated

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LEASE AND COMMERCIAL FINANCE COMMITMENTS, Stocks and Flows: Original

Month	LEASE FINANCE		COMMERCIAL REVOLVING CREDIT			
	Total commitments	Commitments not drawn at end of month	New and increased credit limits	Cancellations and reductions(a)	Total credit limits at end of month(a)	Credit used at end of month
	\$m	\$m	\$m	\$m	\$m	\$m
2007						
October	617	584	15 623	12 878	386 524	218 669
November	640	535	19 452	15 053	391 222	223 203
December	585	449	15 108	12 941	393 390	223 888
2008						
January	515	452	12 643	18 908	387 050	225 266
February	562	404	13 754	16 832	383 803	227 129
March	546	359	11 901	8 662	387 197	224 341
April	558	252	9 380	12 442	383 939	226 334
May	566	258	11 214	11 429	383 330	228 188
June	754	245	13 595	13 435	384 761	229 413
July	579	253	12 080	13 313	383 465	226 650
August	525	253	11 597	9 085	386 115	230 124
September	507	266	10 763	12 537	384 627	232 593
October	554	212	11 268	13 824	382 621	238 551

(a) These figures sometimes reflect a rebasing of the data by one or more lenders without adjustment to earlier periods' commitments or cancellations.

FINANCE COMMITMENTS, For Housing (Owner Occupation and Commercial)

Month	OWNER OCCUPATION (SECURED FINANCE)				OWNER OCCUPATION (UNSECURED FINANCE)	COMMERCIAL FINANCE(a)			ALL HOUSING FINANCE
	Construction of dwellings	Purchase of new dwellings	Purchase of established dwellings	Alterations and additions	Total(b)	Construction of dwellings for rent or resale	Purchase of dwellings by individuals for rent or resale	Purchase of dwellings by others for rent or resale	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
2007									
October	1 301	711	14 011	472	41	632	5 563	789	23 520
November	1 198	689	14 882	488	42	435	5 989	694	24 418
December	1 052	613	13 111	389	34	701	5 025	762	21 686
2008									
January	970	497	12 001	409	32	699	4 434	631	19 674
February	1 093	568	12 492	482	38	544	4 780	929	20 926
March	1 013	473	11 692	414	33	558	4 527	624	19 333
April	1 152	502	12 130	426	34	544	4 769	639	20 197
May	1 174	490	11 955	456	37	724	4 813	582	20 232
June	1 068	518	10 769	404	34	578	4 851	833	19 055
July	1 153	519	11 545	416	37	888	4 478	798	19 833
August	991	430	10 380	375	30	501	4 103	533	17 343
September	1 012	474	10 436	402	35	396	4 214	588	17 558
October	1 062	529	11 442	463	36	422	4 489	496	18 938
SEASONALLY ADJUSTED									
2007									
October	1 218	687	13 384	447	38	667	5 555	804	22 800
November	1 171	649	13 579	451	35	590	5 592	673	22 739
December	1 153	645	13 588	435	35	591	5 395	724	22 566
2008									
January	1 157	593	13 962	473	36	922	5 288	739	23 171
February	1 169	579	12 876	468	36	580	4 994	861	21 563
March	1 106	506	12 377	432	34	449	4 773	691	20 368
April	1 149	497	11 637	407	32	602	4 608	694	19 627
May	1 074	447	11 040	408	36	662	4 315	593	18 576
June	1 041	517	10 901	403	35	546	4 308	660	18 411
July	1 001	473	10 885	396	38	735	4 201	767	18 497
August	967	436	10 729	398	34	527	4 254	571	17 915
September	978	477	10 514	417	35	431	4 325	596	17 773
October	983	490	10 788	424	34	429	4 438	521	18 108
TREND									
2007									
October	1 183	721	13 556	452	37	620	5 608	752	22 928
November	1 181	674	13 620	454	36	650	5 508	750	22 873
December	1 174	630	13 570	455	36	664	5 382	751	22 661
2008									
January	1 164	590	13 340	453	35	655	5 216	746	22 199
February	1 150	555	12 922	446	35	634	5 013	736	21 492
March	1 132	526	12 380	436	35	617	4 789	722	20 636
April	1 108	501	11 805	422	35	608	4 577	704	19 758
May	1 077	483	11 322	410	35	603	4 416	682	19 029
June	1 044	474	11 000	403	35	596	4 322	660	18 535
July	1 015	471	10 817	402	35	582	4 282	640	18 244
August	991	470	10 699	405	35	550	4 274	619	18 043
September	974	471	10 619	409	35	510	4 286	596	17 899
October	960	473	10 597	414	35	462	4 315	571	17 826

(a) Excludes revolving credit.

(b) Includes alterations and additions.

FINANCE COMMITMENTS, For Motor Vehicles: **Original**

Month	PERSONAL FINANCE(a)					COMMERCIAL FINANCE(a)	LEASE FINANCE	ALL VEHICLE FINANCE
	New motor cars and station wagons	Used motor cars and station wagons	Motorcycles	Other motor vehicles	Total	Total	Total	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007								
October	345	479	26	93	943	796	280	2 019
November	346	462	27	100	934	691	304	1 929
December	321	398	24	92	835	712	267	1 814
2008								
January	351	449	22	89	911	507	238	1 656
February	361	453	24	94	932	638	272	1 843
March	321	411	22	88	842	586	259	1 687
April	325	432	24	96	877	689	316	1 882
May	323	431	23	94	871	685	306	1 862
June	340	409	23	93	865	750	315	1 930
July	310	427	25	93	855	609	319	1 784
August	277	402	22	88	790	547	267	1 603
September	300	428	27	94	848	656	272	1 776
October	301	417	25	88	831	629	283	1 744

(a) Excludes revolving credit.

LEASE FINANCE COMMITMENTS, For Motor Vehicles: **Original**

Month	MOTOR CARS AND STATION WAGONS		LIGHT TRUCKS		HEAVY TRUCKS		OTHER MOTOR VEHICLES	ALL VEHICLES
	<i>New</i>	<i>Used</i>	<i>New</i>	<i>Used</i>	<i>New</i>	<i>Used</i>	<i>Total</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007								
October	194	47	13	4	8	np	np	280
November	209	48	13	3	14	np	np	304
December	185	43	11	3	10	np	np	267
2008								
January	162	41	15	3	6	7	4	238
February	179	47	12	6	14	np	np	272
March	174	40	13	4	13	7	9	259
April	191	48	17	5	8	np	np	316
May	210	45	20	5	9	np	np	306
June	213	51	20	6	13	8	5	315
July	215	49	18	4	18	np	np	319
August	184	43	16	5	9	5	5	267
September	179	47	19	4	12	np	np	272
October	184	46	21	6	7	np	np	283

np not available for publication but included in totals where applicable, unless otherwise indicated

Month	COMMERCIAL FINANCE(b)			LEASE FINANCE	ALL PLANT AND EQUIPMENT FINANCE
	<i>Transport equipment</i>	<i>Other plant and equipment</i>	<i>Total</i>	<i>Total</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m
2007					
October	209	489	698	336	1 034
November	115	662	777	337	1 114
December	238	531	769	318	1 087
2008					
January	77	319	395	277	672
February	87	419	506	290	797
March	101	404	505	287	792
April	107	518	625	241	866
May	99	397	496	260	756
June	212	568	780	439	1 219
July	149	391	540	261	801
August	96	454	550	258	809
September	69	420	489	235	724
October	178	546	724	270	994

(a) Excludes motor vehicles (see tables 9 and 10).

(b) Excludes revolving credit.

LEASE FINANCE COMMITMENTS, For Plant and Equipment: **Original**

Month	Transport equipment (a)	Construction and earthmoving equipment	Agricultural machinery and equipment	Manu- facturing equipment	Electronic data processing equipment	Office machines	Shop and office furniture, fittings and equipment	Other goods	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2007									
October	12	59	12	18	103	50	20	64	336
November	18	41	10	50	69	57	16	77	337
December	9	35	11	16	93	49	32	75	318
2008									
January	14	41	15	5	103	40	12	47	277
February	7	64	12	13	63	51	25	55	290
March	19	29	11	8	83	58	21	58	287
April	8	24	11	13	62	49	14	60	241
May	6	44	17	15	47	54	21	55	260
June	np	51	28	20	80	58	41	np	439
July	8	30	6	12	69	61	29	46	261
August	17	14	6	12	100	50	16	43	258
September	20	23	8	10	50	54	20	51	235
October	np	36	13	20	57	55	19	np	270

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Excludes motor vehicles (see tables 9 and 10).

EXPLANATORY NOTES

INTRODUCTION

- 1** This publication presents statistics of finance commitments made by significant lenders for the purposes of secured housing finance for owner occupation, other personal finance, commercial finance and lease finance.
- 2** *Secured housing finance for owner occupation* is secured finance to individuals for the purchase or construction of dwellings for owner occupation, and for alterations and additions to existing owner occupied dwellings. Refinancing involving a change of lender is also included, while refinancing with the same lender is excluded from all estimates.
- 3** *Personal finance*, other than secured housing finance for owner occupation, is finance provided to individuals for their personal, non-business, use. Both fixed loans and revolving credit finance are included.
- 4** *Commercial finance* is finance provided to individuals and corporations for business or investment purposes, including for the construction or purchase of dwellings for rental or resale. Fixed loans, revolving credit and commercial hire purchase are included.
- 5** *Lease finance* includes finance and leverage leases. Operating lease finance statistics are provided as spreadsheets on Details tab of this issue.

SCOPE

- 6** Finance commitments made by the following types of lenders are included:
 - Banks
 - Permanent building societies
 - Credit unions/cooperative credit societies
 - Life or general insurance companies
 - General government enterprises
 - Superannuation funds
 - Securitiser of mortgage assets (wholesale lenders) which provide funds to borrowers through a retail intermediary (e.g. mortgage originators)
 - Other Registered Financial Corporations (RFCs).

COVERAGE

- 7** The statistics cover all bank commitments, and all commitments for secured housing finance for owner occupation made by permanent building societies. Of the remaining commitments, the largest lenders for each of secured housing finance for owner occupation, other personal finance, commercial finance and lease finance are covered, so that when calculated separately for each of the four broad categories of purpose finance, at least 95% of Australia-wide finance commitments and at least 90% of each state's finance commitments are covered. While many lenders other than banks are not covered, at least 70% coverage is maintained for all published lender types (including the Other Lenders series and Other Lessors series).
- 8** An annual collection is conducted to maintain and update the survey coverage. New lenders are included as their lending for any of the four categories of finance becomes sufficiently large.
- 9** From June 2001, the statistics for:
 - secured housing finance for owner occupation cover all commitments by banks and permanent building societies, and commitments by all other lenders which provided more than \$50m for housing finance in 2000
 - personal finance cover all commitments by banks, and commitments by all other lenders which provided more than \$96m for personal finance in 2000.
- 10** From June 2002, the statistics for:
 - commercial finance cover all commitments by banks, and commitments by all other lenders which provided more than \$484m for commercial finance in 2001
 - lease finance cover all commitments by banks, and commitments by all other lenders which provided funds of more than \$31m for lease finance in 2001.

EXPLANATORY NOTES *continued*

COVERAGE *continued*

11 Additional smaller lenders are also covered where it is necessary to maintain collection coverage (as specified in paragraph 7).

SOURCES

12 For banks, credit cooperatives, building societies and RFCs, the statistics in this publication are currently derived from returns submitted to the Australian Prudential Regulation Authority (APRA). The Financial Sector (Collection of Data) Act 2001 facilitates the collection of statistical data from the financial sector, with APRA established as the central point for collection of both prudential and statistical data. In October 2001, APRA implemented new reporting forms for building societies and credit cooperatives. New reporting forms were implemented for banks in March 2002, and for RFCs in March 2003. APRA commenced collecting loan commitments data from banks, credit cooperatives, building societies in July 2002 and from RFCs in March 2003.

13 Secured housing finance commitments for owner occupied housing from banks, building societies and credit cooperatives are derived from form ARF 392.0 Housing Finance collected by APRA. Personal finance commitments from these lenders are sourced from the ARF 394.0 Personal Finance. Commercial finance commitments from these lenders are sourced from the ARF 391.0 Commercial Finance and from the ARF 394.0 Personal Finance for fixed loans for personal investment purposes. Lease finance commitments are sourced from the ARF 393.0 Lease Finance.

14 Finance commitments for RFCs are collected on the RRF 391.0 Commercial Finance (commercial finance commitments), RRF 392.0 Housing Finance (secured housing finance commitments for owner occupied housing), RRF 393.0 Lease Finance (lease finance commitments) and RRF 394.0 Personal Finance (personal finance commitments and commercial finance commitments).

15 Electronic versions of the forms and instructions for ADIs are available on the APRA web site at <http://www.apra.gov.au/Statistics/Reporting-forms-and-instructions-exclude-Basel-II.cfm>. For RFCs, these are available at: <http://www.apra.gov.au/rfc/>.

16 All other institutions, including securitisation vehicles, are collected directly by the ABS.

REVISIONS

17 Revisions to previously published statistics are included in the publication as they occur.

18 Changes in the classification of lenders (e.g. the conversion of a permanent building society to a bank) are reflected in the Lender series from the month of the change. Data for earlier periods for such lenders are not reclassified. Details of the establishment of new banks are published in the Reserve Bank of Australia's monthly *Bulletin* in the section on Technical Notes to Tables.

SEASONAL ADJUSTMENT

19 Seasonal adjustment is a means of removing the estimated effects of normal seasonal variation and 'trading day effects'. A 'trading day effect' reflects the varying amounts of activity on different days of the week and the different number of days of the week in any month (i.e. the number of Sundays, Mondays, etc.). This effect may be partly caused by the reporting practices of the lenders. Adjustment is also made for Easter which may affect the March and April estimates differently. Trading day effects are removed from the original estimates prior to the seasonal adjustment process. Seasonal adjustment does not remove the effect of irregular or non-seasonal influences (e.g. a change in interest rates) from the seasonally adjusted series.

20 The lending finance series uses a concurrent seasonal adjustment methodology to derive the seasonal adjustment factors. This means that original estimates available at the current reference month are used to estimate seasonal factors for the current and previous months. As a result of this methodology, the seasonally adjusted and trend

EXPLANATORY NOTES *continued*

SEASONAL ADJUSTMENT

continued

estimates for earlier periods can be revised each month. However, in most instances, the only noticeable revisions will be to the previous month and the same month a year ago.

TREND ESTIMATES

21 Smoothing seasonally adjusted series reduces the impact of the irregular component of the seasonally adjusted series and creates trend estimates. These trend estimates are derived by applying a 13 term Henderson-weighted moving average to all but the last six months of the respective seasonally adjusted series. Trend series are created for the last six months by applying surrogates of the Henderson moving average to the seasonally adjusted series. For further information, refer to *Information Paper: A Guide to Interpreting Time Series—Monitoring Trends: An Overview* (cat. no. 1349.0) or contact the Assistant Director, Time Series Analysis on Canberra (02) 6252 6345 or by email at <timeseries@abs.gov.au>.

22 While the smoothing technique described in paragraph 21 enables trend estimates to be produced for the latest few months, it does result in revisions to the trend estimates as new data become available. Generally, revisions become smaller over time and, after three months, usually have a negligible impact on the series. Changes in the original data and re-estimation of seasonal factors may also lead to revisions to the trend.

EFFECTS OF ROUNDING

23 Where figures have been rounded, discrepancies may occur between sums of the component items and totals. Percentage changes presented in the commentary are based on unrounded data and may differ slightly from percentage changes calculated from the rounded data presented in the tables in this publication.

ABS DATA AVAILABLE ON REQUEST

24 Estimates for months prior to those shown in this publication and more detailed series are available in spreadsheet format from the Australian Bureau of Statistics (ABS) web site. For more information, contact the ABS National Information and Referral Service on 1300 135 070.

RELATED PUBLICATIONS

25 Users may also wish to refer to the following ABS releases:

- *Housing Finance, Australia* (cat. no. 5609.0)
- *Assets and Liabilities of Australian Securitizers* (cat. no. 5232.0.0.55.001)
- *Building Approvals, Australia* (cat. no. 8731.0)
- *Dwelling Unit Commencements, Australia, Preliminary* (cat. no. 8750.0) - issued monthly
- *Private New Capital Expenditure and Expected Expenditure, Australia* (cat. no. 5625.0)
- *Sales of New Motor Vehicles, Australia Electronic Publication* (cat. no. 9314.0).

26 In addition, the Reserve Bank of Australia (RBA) produces the monthly *Reserve Bank of Australia Bulletin*, the tables of which are available on the RBA web site <<http://www.rba.gov.au>>. The Australian Prudential Regulation Authority (APRA) also publishes a range of finance statistics on its web site <<http://www.apra.gov.au>>.

27 Current publications produced by the ABS are listed in the *Catalogue of Publications and Products* (cat. no. 1101.0). The *Catalogue* is available from any ABS office or the ABS web site <<http://www.abs.gov.au>>. The ABS also issues a daily Release Advice on the web site which details products to be released in the week ahead.

GLOSSARY

Agricultural machinery and equipment	Includes tractors, tillage implements, seeding, planting and fertilising equipment, agricultural mowers, harvesters, etc.
Alterations and additions	Comprises all structural and non-structural changes which are integral to the functional and structural design of a dwelling. Examples are garages, carports, pergolas, reroofing, recladding, etc. Alterations and additions do not include swimming pools, ongoing repairs, or maintenance and home improvements which do not involve building work.
Commitment	Is a firm offer of finance. It either has been, or is normally expected to be, accepted. Commitments accepted and cancelled in the same month are included. Commitments to non-residents are excluded.
Construction and earth moving equipment	Includes concrete mixers and pumpers, dozers, graders, mobile cranes, crawler tractors, dumpers, road rollers, earth packers, scarifiers, rippers, etc.
Construction of dwellings	Comprises commitments made to individuals to finance, by way of progress payments, the construction of owner occupied dwellings.
Debt consolidation	For personal finance, comprises commitments whose principle purpose is to consolidate and pay out amounts owing by the borrower to third parties.
Dwelling	Is a single self-contained place of residence such as a detached or semidetached house, a terrace house, a flat, home unit, town house, etc. which includes bathing and cooking facilities.
Electronic data processing equipment	Includes computers, computer peripherals, data entry devices, word processing machines, etc.
Established dwelling	Is a dwelling that has been completed for 12 months or more prior to the lodgement of a loan application, or has been previously occupied.
Finance lease	Refers to the leasing or hiring of tangible assets under an agreement, other than a hire purchase agreement, which substantially transfers from the lessor to the lessee all the risks and benefits incident to ownership of the asset without transferring the legal ownership.
Fixed loans	Generally involve: <ul style="list-style-type: none">■ a commitment for a fixed amount for a fixed period for a specific purpose■ a schedule of repayments over a fixed period■ repayments which reduce the liability of the borrower but do not act to make further finance available.
Heavy trucks	Comprises all vehicles with a gross combination mass rating in excess of 3.5 tonnes, including prime movers registered without trailers.
Light trucks	Comprises vehicles constructed primarily for the carriage of goods which do not exceed 3.5 tonnes gross vehicle mass such as utilities, panel vans, trucks, cab-chassis, forward control vans and four-wheel drives used to carry goods.
Manufacturing equipment	Includes all plant and equipment used in the manufacture of goods except motor vehicles such as forklifts, work trucks and tractors.
Motor cars and station wagons	Includes cars, station wagons, four-wheel drive and forward control passenger vehicles with up to nine seats (including the driver).
Motorcycles	Includes two and three wheeled motorcycles and mopeds, scooters and motorcycles with side cars.
New dwelling	Is a dwelling that has been completed within 12 months of the lodgement of a loan application, and the borrower will be the first occupant.
Office machines	Includes telephone systems (including PABX equipment), facsimile machines, cash registers, photocopiers, etc.

GLOSSARY *continued*

Purpose	Of the loan is that specified by the borrower. Where possible multiple purpose loans are split and each component is reported in the appropriate purpose category. Otherwise the whole loan is classified to the major purpose.
Refinancing	For personal and commercial finance, represents a commitment to refinance an existing loan. For secured housing finance, only those loans where the refinancing lender is not the original lender and the security is unchanged are included. The refinancing of a loan to fund a change of residence is treated as a new lending commitment.
Revolving credit	Generally has the following characteristics: <ul style="list-style-type: none">■ a commitment for a credit or borrowing limit is given for a specific period after which the commitment is reviewed■ the extent of the borrowing used at any time during the period may be for any amount up to the authorised limit■ repayments (other than of charges and interest) made during the period reduce the extent of the borrowing used and thereby increase the amount of unused credit available up to the authorised limit. Examples include credit cards, lines of credit and approved overdrafts.
Secured credit limits	Includes overdrafts, lines of credit, credit cards, etc. backed by a mortgage or other assets owned by the borrower.
Secured housing finance	Comprises all secured commitments to individuals for the construction or purchase of dwellings for owner occupation, regardless of type of security. Commitments for housing that will be occupied by persons other than the owner(s) are excluded.
Total credit limits at end of month	Comprises total approved credit limits available at the end of the reference month. In principle, this can be derived by adding new and increased lending commitments during the month less cancellations and reductions of credit limits during the month to the balance of credit limits at the end of the previous month. In practice, however, revisions and other adjustments (such as the transfer of an existing fixed credit facility) will mean that such a derivation is inexact.
Wholesale finance	Comprises finance for the purchase of goods by retailers and wholesalers.

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INTERNET **www.abs.gov.au** the ABS website is the best place for data from our publications and information about the ABS.

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