

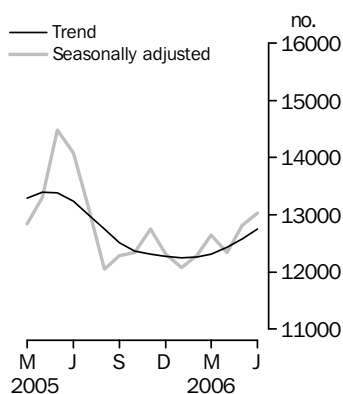
# BUILDING APPROVALS

AUSTRALIA

EMBARGO: 11.30AM (CANBERRA TIME) TUES 1 AUG 2006

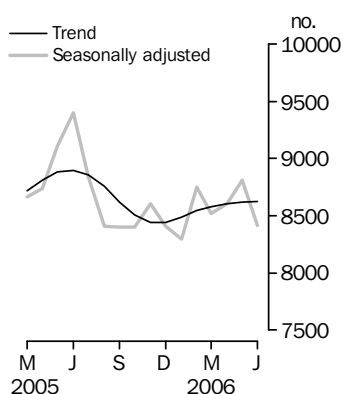
## Dwelling units approved

Total number



## Private sector houses approved

Total number



## INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070 or Paul Pamment on Adelaide (08) 8237 7499.

## KEY FIGURES

	Jun 06	May 06 to	Jun 05 to
	no.	Jun 06 % change	Jun 06 % change
<b>TREND</b>			
<b>Total dwelling units approved</b>	<b>12 747</b>	<b>1.4</b>	<b>-3.7</b>
Private sector houses	8 626	0.1	-3.1
Private sector other dwellings	3 852	4.5	-4.6
<b>SEASONALLY ADJUSTED</b>			
<b>Total dwelling units approved</b>	<b>13 028</b>	<b>1.6</b>	<b>-7.5</b>
Private sector houses	8 415	-4.5	-10.4
Private sector other dwellings	4 320	13.3	-0.4

## KEY POINTS

### TOTAL DWELLING UNITS

- The trend estimate for total dwelling approvals rose 1.4% in June 2006.
- The seasonally adjusted estimate for total dwelling units approved rose 1.6%, to 13,028, in June 2006.

### PRIVATE SECTOR HOUSES

- The trend estimate for private sector house approvals rose 0.1% in June 2006.
- The seasonally adjusted estimate for private sector houses approved fell 4.5%, to 8,415, in June 2006.

### PRIVATE SECTOR OTHER DWELLING UNITS

- The trend estimate for private sector other dwellings approved rose 4.5% in June 2006.
- The seasonally adjusted estimate for private sector other dwellings approved rose 13.3%, to 4,320, in June 2006. This follows a rise of 13.1% in May.

### VALUE OF BUILDING APPROVED

- The trend estimate for the value of total building approved rose 2.0% in June 2006. The value of new residential building rose 1.0% and the value of alterations and additions rose 0.3%. The trend for the value of non-residential building approved rose 3.5% in June 2006.
- The seasonally adjusted estimate for the value of total building approved rose 10.8%, to \$5,810.2m, in June 2006. The value of new residential building approved fell marginally, to \$2,612.2m. The value of alterations and additions rose 22.9%, to \$543.3m, while the value of non-residential building rose 21.6%, to \$2,654.7m.

# NOTES

## FORTHCOMING ISSUES

<i>ISSUE</i>	<i>RELEASE DATE</i>
July 2006	4 September 2006
August 2006	3 October 2006
September 2006	1 November 2006
October 2006	4 December 2006
November 2006	8 January 2007
December 2006	5 February 2007

## REVISIONS THIS MONTH

Revisions to Total Dwellings in this issue are:

.....

2005-06	
NSW	100
Vic.	59
Qld	3
SA	—
WA	34
Tas.	36
NT	—
ACT	—
<b>Total</b>	<b>232</b>

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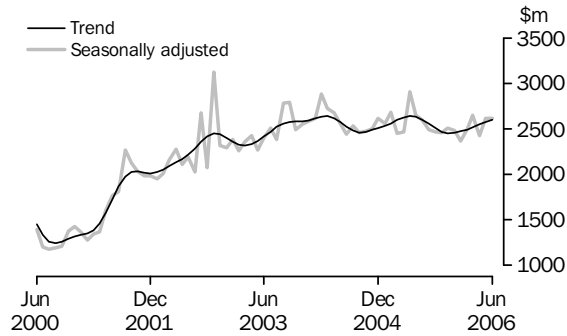
One permit added to January 2006 data was a major mixed project in Victoria which contributed a total of \$50m (\$30m non-residential & \$20m other residential).

Dennis Trewin  
Australian Statistician

## VALUE OF BUILDING APPROVED

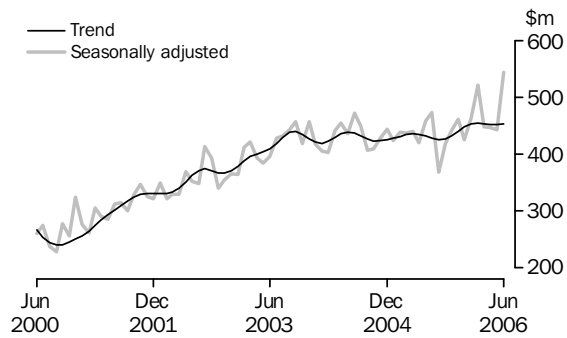
### NEW RESIDENTIAL BUILDING

The trend for the value of new residential building has shown small rises over the last seven months.



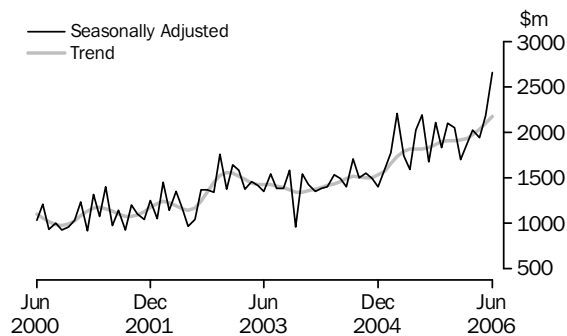
### ALTERATIONS AND ADDITIONS TO RESIDENTIAL BUILDING

The trend for the value of alterations and additions has been flat for the last five months.



### NON-RESIDENTIAL BUILDING

The trend estimate for the value of non-residential building rose 3.5% in June 2006, and is now showing strong growth for the last three months.



## SUMMARY OF 2005-06 BUILDING APPROVALS

### DWELLING UNITS APPROVED

The total number of dwelling units approved in 2005-06 was 149,913, a fall of 7.3% from the previous year. Nationally, the number of house approvals fell 3.0% from the previous year while other dwellings fell 16.0%.

South Australia (+3.9%) and Western Australia (+7.2%) were the only states to show rises in total dwelling units approved, with the rise in Western Australia driven by the housing sector (+12.1%) and the rise in South Australia by other dwellings (+21.9%). The largest falls in total dwellings approved were in New South Wales (-15.2%), Victoria (-14.3%) and the Australian Capital Territory (-18.1%).

	HOUSES		OTHER DWELLINGS		TOTAL DWELLING UNITS	
	no.	% change	no.	% change	no.	% change
NSW	16 365	-15.1	16 493	-15.3	32 858	-15.2
Vic.	28 810	-8.2	7 641	-31.6	36 451	-14.3
Qld	25 176	0.7	12 462	-11.3	37 638	-3.6
SA	8 230	-1.6	3 081	21.9	11 311	3.9
WA	21 755	12.1	4 098	-12.9	25 853	7.2
Tas.	2 288	-6.0	346	5.2	2 634	-4.7
NT	671	-1.2	630	-11.1	1 301	-6.3
ACT	1 044	6.0	823	-36.4	1 867	-18.1
<b>Aust.</b>	<b>104 339</b>	<b>-3.0</b>	<b>45 574</b>	<b>-16.0</b>	<b>149 913</b>	<b>-7.3</b>

### VALUE OF BUILDING APPROVED

The value of total building approved in 2005-06 was \$60,010.2m, a rise of 7.3% from the previous year. A rise of 22.4% for the value of non-residential building approved more than offset a small fall in the value of residential building approved (-1.1%).

The only falls in the value of total building approved were in New South Wales and Tasmania.

	TOTAL RESIDENTIAL BUILDING		TOTAL NON-RESIDENTIAL BUILDING		TOTAL BUILDING	
	\$m	% change	\$m	% change	\$m	% change
NSW	8 560.3	-9.5	6 382.3	—	14 942.6	-5.7
Vic.	8 916.8	-8.1	6 906.3	36.9	15 823.2	7.3
Qld	9 087.7	0.7	6 026.6	39.9	15 114.3	13.4
SA	2 107.8	9.0	1 215.9	5.6	3 323.7	7.7
WA	5 517.9	24.1	1 955.7	-0.4	7 473.5	16.6
Tas.	565.6	4.7	282.5	-11.8	848.1	-1.4
NT	379.4	4.3	373.0	35.4	752.3	17.7
ACT	509.4	-8.3	1 223.0	167.9	1 732.4	71.2
<b>Aust.</b>	<b>35 644.9</b>	<b>-1.1</b>	<b>24 365.4</b>	<b>22.4</b>	<b>60 010.2</b>	<b>7.3</b>

— nil or rounded to zero (including null cells)

## DWELLING UNITS APPROVED STATES AND TERRITORIES

### SUMMARY COMMENTS

The trend estimate for total dwelling units approved rose 1.4% in June 2006. The trend rose in all states and territories except Western Australia (-1.0%) and the Northern Territory (-4.5%). The largest rises were in Tasmania (+3.5%) and New South Wales (+3.4%).

The trend estimate for private sector houses approved rose 0.1% in June 2006. The trend rose in New South Wales (+0.2%) and Queensland (+1.1%), but fell in Victoria (-0.3%), South Australia (-0.9%) and Western Australia (-0.3%).

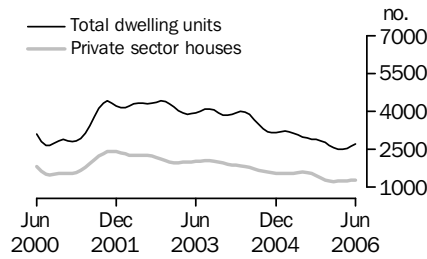
	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
ORIGINAL									
<b>Dwelling units approved</b>									
Private sector houses (no.)	1 500	2 537	2 228	649	1 657	199	46	106	<b>8 922</b>
Total dwelling units (no.)	3 109	3 313	3 633	907	2 084	274	83	203	<b>13 606</b>
<b>Percentage change from previous month</b>									
Private sector houses (%)	0.7	-11.3	-7.6	-5.8	-26.1	-14.2	-9.8	-2.8	<b>-11.5</b>
Total dwelling units (%)	-0.1	-11.4	7.6	-3.4	-24.4	3.0	16.9	-17.1	<b>-6.2</b>
SEASONALLY ADJUSTED									
<b>Dwelling units approved</b>									
Private sector houses (no.)	1 258	2 241	2 181	608	1 763	na	na	na	<b>8 415</b>
Total dwelling units (no.)	3 087	2 989	3 351	937	2 112	265	na	na	<b>13 028</b>
<b>Percentage change from previous month</b>									
Private sector houses (%)	-2.0	-15.0	2.8	-1.6	-3.2	na	na	na	<b>-4.5</b>
Total dwelling units (%)	18.6	-10.2	3.9	5.0	-6.3	14.2	na	na	<b>1.6</b>
TREND									
<b>Dwelling units approved</b>									
Private sector houses (no.)	1 274	2 364	2 184	625	1 843	na	na	na	<b>8 626</b>
Total dwelling units (no.)	2 709	3 101	3 274	947	2 215	239	84	183	<b>12 747</b>
<b>Percentage change from previous month</b>									
Private sector houses (%)	0.2	-0.3	1.1	-0.9	-0.3	na	na	na	<b>0.1</b>
Total dwelling units (%)	3.4	0.4	2.4	1.3	-1.0	3.5	-4.5	1.7	<b>1.4</b>

na not available

# DWELLING UNITS APPROVED

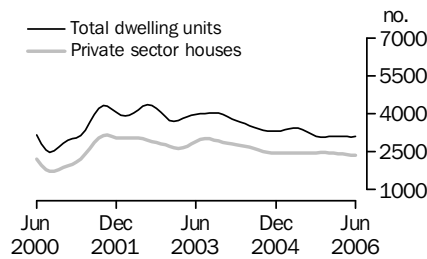
## STATE TRENDS

### NEW SOUTH WALES



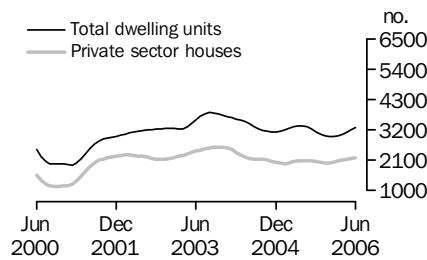
The trend for total dwelling units approved in New South Wales is now showing rises for the last three months after being in decline for the previous thirteen months. The trend estimate for private sector houses has shown small rises for the last five months.

### VICTORIA



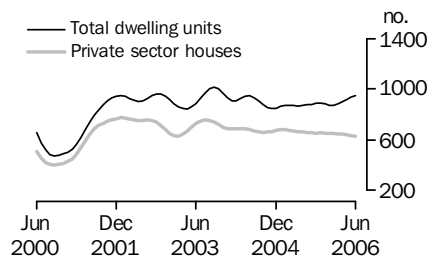
The trend for total dwelling units approved in Victoria has been flat for the last eight months. The trend for private sector houses is now showing small falls for the last seven months.

### QUEENSLAND



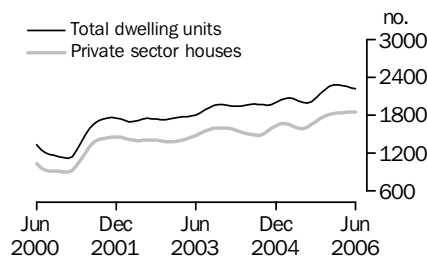
The trend for total dwelling units approved in Queensland has risen for the last five months. The trend for private sector houses has risen for the last seven months.

### SOUTH AUSTRALIA



The trend for total dwelling units approved in South Australia has risen for the last five months. The trend for private sector houses has been in a slow decline since January 2005.

### WESTERN AUSTRALIA



The trend for total dwelling units approved in Western Australia is now showing falls for the last five months. The trend for private sector houses fell marginally in June 2006 after rising for the previous eleven months.

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## DWELLING UNITS APPROVED

Month	HOUSES		OTHER DWELLINGS		TOTAL DWELLING UNITS		
	Private	Total	Private	Total	Private	Public	Total
	no.	no.	no.	no.	no.	no.	no.
ORIGINAL							
<b>2005</b>							
April	8 306	8 403	4 108	4 179	12 414	168	<b>12 582</b>
May	9 887	10 053	5 158	5 408	15 045	416	<b>15 461</b>
June	10 243	10 493	4 299	4 606	14 542	557	<b>15 099</b>
July	8 857	9 014	3 789	3 971	12 646	339	<b>12 985</b>
August	9 354	9 557	3 728	3 807	13 082	282	<b>13 364</b>
September	8 590	8 713	4 066	4 200	12 656	257	<b>12 913</b>
October	8 422	8 614	3 556	3 741	11 978	377	<b>12 355</b>
November	9 350	9 560	3 883	3 970	13 233	297	<b>13 530</b>
December	7 405	7 522	3 838	3 893	11 243	172	<b>11 415</b>
<b>2006</b>							
January	6 630	6 791	2 788	2 889	9 418	262	<b>9 680</b>
February	8 427	8 498	3 002	3 068	11 429	137	<b>11 566</b>
March	9 272	9 427	3 939	4 061	13 211	277	<b>13 488</b>
April	7 192	7 350	3 016	3 158	10 208	300	<b>10 508</b>
May	10 083	10 201	4 151	4 302	14 234	269	<b>14 503</b>
June	8 922	9 092	4 245	4 514	13 167	439	<b>13 606</b>
SEASONALLY ADJUSTED							
<b>2005</b>							
April	8 738	8 856	4 369	4 444	13 107	193	<b>13 300</b>
May	9 106	9 256	5 037	5 221	14 143	334	<b>14 477</b>
June	9 397	9 591	4 339	4 497	13 736	352	<b>14 088</b>
July	8 839	8 995	4 010	4 135	12 849	281	<b>13 130</b>
August	8 408	8 591	3 337	3 456	11 745	302	<b>12 047</b>
September	8 398	8 522	3 585	3 768	11 983	307	<b>12 290</b>
October	8 400	8 593	3 529	3 752	11 929	416	<b>12 345</b>
November	8 605	8 782	3 843	3 971	12 448	305	<b>12 753</b>
December	8 409	8 550	3 696	3 758	12 105	203	<b>12 308</b>
<b>2006</b>							
January	8 294	8 470	3 322	3 610	11 616	464	<b>12 080</b>
February	8 752	8 832	3 361	3 459	12 113	178	<b>12 291</b>
March	8 521	8 722	3 842	3 916	12 363	275	<b>12 638</b>
April	8 605	8 795	3 372	3 540	11 977	358	<b>12 335</b>
May	8 811	8 917	3 813	3 905	12 624	198	<b>12 822</b>
June	8 415	8 545	4 320	4 483	12 735	293	<b>13 028</b>
TREND							
<b>2005</b>							
April	8 809	8 947	4 318	4 449	13 127	269	<b>13 396</b>
May	8 880	9 027	4 218	4 352	13 098	281	<b>13 379</b>
June	8 898	9 056	4 039	4 180	12 937	299	<b>13 236</b>
July	8 855	9 021	3 841	3 985	12 696	310	<b>13 006</b>
August	8 756	8 926	3 675	3 819	12 431	314	<b>12 745</b>
September	8 622	8 791	3 578	3 724	12 200	315	<b>12 515</b>
October	8 509	8 674	3 547	3 699	12 056	317	<b>12 373</b>
November	8 443	8 603	3 554	3 708	11 997	314	<b>12 311</b>
December	8 442	8 599	3 524	3 675	11 966	308	<b>12 274</b>
<b>2006</b>							
January	8 490	8 646	3 461	3 608	11 951	303	<b>12 254</b>
February	8 545	8 699	3 420	3 556	11 965	290	<b>12 255</b>
March	8 582	8 733	3 451	3 582	12 033	282	<b>12 315</b>
April	8 607	8 755	3 550	3 676	12 157	274	<b>12 431</b>
May	8 616	8 760	3 687	3 816	12 303	273	<b>12 576</b>
June	8 626	8 766	3 852	3 981	12 478	269	<b>12 747</b>



## DWELLING UNITS APPROVED, Percentage change

Month	HOUSES		OTHER DWELLINGS		TOTAL DWELLING UNITS		
	Private	Total	Private	Total	Private	Public	Total
	%	%	%	%	%	%	%
ORIGINAL							
<b>2005</b>							
April	-2.7	-2.9	5.0	0.1	-0.3	-56.0	<b>-1.9</b>
May	19.0	19.6	25.6	29.4	21.2	147.6	<b>22.9</b>
June	3.6	4.4	-16.7	-14.8	-3.3	33.9	<b>-2.3</b>
July	-13.5	-14.1	-11.9	-13.8	-13.0	-39.1	<b>-14.0</b>
August	5.6	6.0	-1.6	-4.1	3.4	-16.8	<b>2.9</b>
September	-8.2	-8.8	9.1	10.3	-3.3	-8.9	<b>-3.4</b>
October	-2.0	-1.1	-12.5	-10.9	-5.4	46.7	<b>-4.3</b>
November	11.0	11.0	9.2	6.1	10.5	-21.2	<b>9.5</b>
December	-20.8	-21.3	-1.2	-1.9	-15.0	-42.1	<b>-15.6</b>
<b>2006</b>							
January	-10.5	-9.7	-27.4	-25.8	-16.2	52.3	<b>-15.2</b>
February	27.1	25.1	7.7	6.2	21.4	-47.7	<b>19.5</b>
March	10.0	10.9	31.2	32.4	15.6	102.2	<b>16.6</b>
April	-22.4	-22.0	-23.4	-22.2	-22.7	8.3	<b>-22.1</b>
May	40.2	38.8	37.6	36.2	39.4	-10.3	<b>38.0</b>
June	-11.5	-10.9	2.3	4.9	-7.5	63.2	<b>-6.2</b>
SEASONALLY ADJUSTED							
<b>2005</b>							
April	0.8	0.7	13.5	10.1	4.7	-39.7	<b>3.6</b>
May	4.2	4.5	15.3	17.5	7.9	73.1	<b>8.8</b>
June	3.2	3.6	-13.9	-13.9	-2.9	5.4	<b>-2.7</b>
July	-5.9	-6.2	-7.6	-8.0	-6.5	-20.2	<b>-6.8</b>
August	-4.9	-4.5	-16.8	-16.4	-8.6	7.5	<b>-8.2</b>
September	-0.1	-0.8	7.4	9.0	2.0	1.7	<b>2.0</b>
October	—	0.8	-1.6	-0.4	-0.5	35.5	<b>0.4</b>
November	2.4	2.2	8.9	5.8	4.4	-26.7	<b>3.3</b>
December	-2.3	-2.6	-3.8	-5.4	-2.8	-33.4	<b>-3.5</b>
<b>2006</b>							
January	-1.4	-0.9	-10.1	-3.9	-4.0	128.6	<b>-1.9</b>
February	5.5	4.3	1.2	-4.2	4.3	-61.6	<b>1.7</b>
March	-2.6	-1.2	14.3	13.2	2.1	54.5	<b>2.8</b>
April	1.0	0.8	-12.2	-9.6	-3.1	30.2	<b>-2.4</b>
May	2.4	1.4	13.1	10.3	5.4	-44.7	<b>3.9</b>
June	-4.5	-4.2	13.3	14.8	0.9	48.0	<b>1.6</b>
TREND							
<b>2005</b>							
April	1.1	1.1	0.1	—	0.8	0.4	<b>0.8</b>
May	0.8	0.9	-2.3	-2.2	-0.2	4.5	<b>-0.1</b>
June	0.2	0.3	-4.2	-4.0	-1.2	6.4	<b>-1.1</b>
July	-0.5	-0.4	-4.9	-4.7	-1.9	3.7	<b>-1.7</b>
August	-1.1	-1.1	-4.3	-4.2	-2.1	1.3	<b>-2.0</b>
September	-1.5	-1.5	-2.6	-2.5	-1.9	0.3	<b>-1.8</b>
October	-1.3	-1.3	-0.9	-0.7	-1.2	0.6	<b>-1.1</b>
November	-0.8	-0.8	0.2	0.2	-0.5	-0.9	<b>-0.5</b>
December	—	—	-0.8	-0.9	-0.3	-1.9	<b>-0.3</b>
<b>2006</b>							
January	0.6	0.5	-1.8	-1.8	-0.1	-1.6	<b>-0.2</b>
February	0.6	0.6	-1.2	-1.4	0.1	-4.3	<b>—</b>
March	0.4	0.4	0.9	0.7	0.6	-2.8	<b>0.5</b>
April	0.3	0.3	2.9	2.6	1.0	-2.8	<b>0.9</b>
May	0.1	0.1	3.9	3.8	1.2	-0.4	<b>1.2</b>
June	0.1	0.1	4.5	4.3	1.4	-1.5	<b>1.4</b>

— nil or rounded to zero (including null cells)

## DWELLING UNITS APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	no.	no.	no.	no.	no.	no.	no.	no.	no.

## ORIGINAL

## 2005

April	2 923	3 720	2 711	804	2 035	201	52	136	<b>12 582</b>
May	3 437	4 138	4 130	917	2 268	265	100	206	<b>15 461</b>
June	2 945	5 113	3 668	769	2 173	196	122	113	<b>15 099</b>
July	3 107	2 750	3 676	917	2 058	222	166	89	<b>12 985</b>
August	3 041	3 070	3 416	1 027	2 245	228	133	204	<b>13 364</b>
September	3 181	3 075	3 361	909	1 912	237	148	90	<b>12 913</b>
October	2 591	3 045	3 243	924	2 202	206	70	74	<b>12 355</b>
November	2 963	3 436	3 361	911	2 374	213	127	145	<b>13 530</b>
December	2 916	2 473	2 547	876	2 040	201	115	247	<b>11 415</b>

## 2006

January	2 094	2 432	2 052	757	2 027	183	69	66	<b>9 680</b>
February	2 333	2 949	2 975	848	1 959	173	84	245	<b>11 566</b>
March	2 392	3 626	3 649	1 078	2 166	277	163	137	<b>13 488</b>
April	2 018	2 544	2 350	1 218	2 030	154	72	122	<b>10 508</b>
May	3 113	3 738	3 375	939	2 756	266	71	245	<b>14 503</b>
June	3 109	3 313	3 633	907	2 084	274	83	203	<b>13 606</b>

## SEASONALLY ADJUSTED

## 2005

April	3 172	3 599	3 179	901	2 030	238	na	na	<b>13 300</b>
May	2 945	3 812	4 343	880	1 987	239	na	na	<b>14 477</b>
June	2 912	4 728	3 222	783	1 996	200	na	na	<b>14 088</b>
July	3 174	2 931	3 652	889	2 012	215	na	na	<b>13 130</b>
August	2 761	2 868	2 993	906	1 983	207	na	na	<b>12 047</b>
September	2 914	2 997	3 125	857	1 938	221	na	na	<b>12 290</b>
October	2 806	2 770	3 203	954	2 262	206	na	na	<b>12 345</b>
November	2 741	3 381	3 118	875	2 183	193	na	na	<b>12 753</b>
December	2 873	2 956	2 884	825	2 208	198	na	na	<b>12 308</b>

## 2006

January	2 604	3 030	2 545	898	2 623	206	na	na	<b>12 080</b>
February	2 375	3 134	3 246	977	2 038	200	na	na	<b>12 291</b>
March	2 353	3 392	3 199	1 016	2 103	273	na	na	<b>12 638</b>
April	2 443	2 731	2 927	1 355	2 491	190	na	na	<b>12 335</b>
May	2 602	3 328	3 226	892	2 255	232	na	na	<b>12 822</b>
June	3 087	2 989	3 351	937	2 112	265	na	na	<b>13 028</b>

## TREND

## 2005

April	3 134	3 445	3 312	871	2 066	226	81	130	<b>13 396</b>
May	3 068	3 431	3 348	868	2 032	222	88	138	<b>13 379</b>
June	3 000	3 370	3 350	871	2 001	218	97	137	<b>13 236</b>
July	2 946	3 277	3 319	875	1 987	215	105	130	<b>13 006</b>
August	2 911	3 183	3 236	879	2 010	212	111	122	<b>12 745</b>
September	2 882	3 113	3 121	887	2 071	207	113	121	<b>12 515</b>
October	2 838	3 080	3 024	888	2 146	204	111	130	<b>12 373</b>
November	2 769	3 080	2 976	881	2 210	202	108	144	<b>12 311</b>
December	2 667	3 092	2 957	874	2 260	200	105	156	<b>12 274</b>

## 2006

January	2 571	3 106	2 957	874	2 284	201	102	165	<b>12 254</b>
February	2 509	3 102	2 988	884	2 283	205	100	171	<b>12 255</b>
March	2 500	3 098	3 050	900	2 268	213	98	172	<b>12 315</b>
April	2 542	3 096	3 126	918	2 252	221	94	175	<b>12 431</b>
May	2 619	3 089	3 198	935	2 237	231	88	180	<b>12 576</b>
June	2 709	3 101	3 274	947	2 215	239	84	183	<b>12 747</b>

na not available

## DWELLING UNITS APPROVED, States and territories—Percentage change

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	%	%	%	%	%	%	%	%	%
ORIGINAL									
<b>2005</b>									
April	-5.8	10.6	-5.9	-24.4	4.4	-8.6	-45.3	-11.7	<b>-1.9</b>
May	17.6	11.2	52.3	14.1	11.4	31.8	92.3	51.5	<b>22.9</b>
June	-14.3	23.6	-11.2	-16.1	-4.2	-26.0	22.0	-45.1	<b>-2.3</b>
July	5.5	-46.2	0.2	19.2	-5.3	13.3	36.1	-21.2	<b>-14.0</b>
August	-2.1	11.6	-7.1	12.0	9.1	2.7	-19.9	129.2	<b>2.9</b>
September	4.6	0.2	-1.6	-11.5	-14.8	3.9	11.3	-55.9	<b>-3.4</b>
October	-18.5	-1.0	-3.5	1.7	15.2	-13.1	-52.7	-17.8	<b>-4.3</b>
November	14.4	12.8	3.6	-1.4	7.8	3.4	81.4	95.9	<b>9.5</b>
December	-1.6	-28.0	-24.2	-3.8	-14.1	-5.6	-9.4	70.3	<b>-15.6</b>
<b>2006</b>									
January	-28.2	-1.7	-19.4	-13.6	-0.6	-9.0	-40.0	-73.3	<b>-15.2</b>
February	11.4	21.3	45.0	12.0	-3.4	-5.5	21.7	271.2	<b>19.5</b>
March	2.5	23.0	22.7	27.1	10.6	60.1	94.0	-44.1	<b>16.6</b>
April	-15.6	-29.8	-35.6	13.0	-6.3	-44.4	-55.8	-10.9	<b>-22.1</b>
May	54.3	46.9	43.6	-22.9	35.8	72.7	-1.4	100.8	<b>38.0</b>
June	-0.1	-11.4	7.6	-3.4	-24.4	3.0	16.9	-17.1	<b>-6.2</b>
SEASONALLY ADJUSTED									
<b>2005</b>									
April	0.4	6.6	21.0	-4.4	-9.9	5.3	na	na	<b>3.6</b>
May	-7.2	5.9	36.6	-2.3	-2.1	0.4	na	na	<b>8.8</b>
June	-1.1	24.0	-25.8	-11.0	0.5	-16.3	na	na	<b>-2.7</b>
July	9.0	-38.0	13.3	13.5	0.8	7.5	na	na	<b>-6.8</b>
August	-13.0	-2.1	-18.0	1.9	-1.4	-3.7	na	na	<b>-8.2</b>
September	5.5	4.5	4.4	-5.4	-2.3	6.8	na	na	<b>2.0</b>
October	-3.7	-7.6	2.5	11.3	16.7	-6.8	na	na	<b>0.4</b>
November	-2.3	22.1	-2.7	-8.3	-3.5	-6.3	na	na	<b>3.3</b>
December	4.8	-12.6	-7.5	-5.7	1.1	2.6	na	na	<b>-3.5</b>
<b>2006</b>									
January	-9.4	2.5	-11.8	8.8	18.8	4.0	na	na	<b>-1.9</b>
February	-8.8	3.4	27.5	8.8	-22.3	-2.9	na	na	<b>1.7</b>
March	-0.9	8.2	-1.4	4.0	3.2	36.5	na	na	<b>2.8</b>
April	3.8	-19.5	-8.5	33.4	18.4	-30.4	na	na	<b>-2.4</b>
May	6.5	21.9	10.2	-34.2	-9.5	22.1	na	na	<b>3.9</b>
June	18.6	-10.2	3.9	5.0	-6.3	14.2	na	na	<b>1.6</b>
TREND									
<b>2005</b>									
April	-1.6	1.0	1.7	-0.1	-0.6	-2.2	3.8	12.1	<b>0.8</b>
May	-2.1	-0.4	1.1	-0.3	-1.6	-1.8	8.6	6.2	<b>-0.1</b>
June	-2.2	-1.8	0.1	0.3	-1.5	-1.8	10.2	-0.7	<b>-1.1</b>
July	-1.8	-2.8	-0.9	0.5	-0.7	-1.4	8.2	-5.1	<b>-1.7</b>
August	-1.2	-2.9	-2.5	0.5	1.2	-1.4	5.7	-6.2	<b>-2.0</b>
September	-1.0	-2.2	-3.6	0.9	3.0	-2.4	1.8	-0.8	<b>-1.8</b>
October	-1.5	-1.1	-3.1	0.1	3.6	-1.4	-1.8	7.4	<b>-1.1</b>
November	-2.4	—	-1.6	-0.8	3.0	-1.0	-2.7	10.8	<b>-0.5</b>
December	-3.7	0.4	-0.6	-0.8	2.3	-1.0	-2.8	8.3	<b>-0.3</b>
<b>2006</b>									
January	-3.6	0.5	—	—	1.1	0.5	-2.9	5.8	<b>-0.2</b>
February	-2.4	-0.1	1.0	1.1	—	2.0	-2.0	3.6	<b>—</b>
March	-0.4	-0.1	2.1	1.8	-0.7	3.9	-2.0	0.6	<b>0.5</b>
April	1.7	-0.1	2.5	2.0	-0.7	3.8	-4.1	1.7	<b>0.9</b>
May	3.0	-0.2	2.3	1.9	-0.7	4.5	-6.4	2.9	<b>1.2</b>
June	3.4	0.4	2.4	1.3	-1.0	3.5	-4.5	1.7	<b>1.4</b>

— nil or rounded to zero (including null cells)

na not available

## PRIVATE SECTOR HOUSES APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	no.	no.	no.	no.	no.	no.	no.	no.	no.
ORIGINAL									
<b>2005</b>									
April	1 399	2 618	1 853	632	1 448	183	43	130	<b>8 306</b>
May	1 646	2 989	2 276	735	1 838	221	44	138	<b>9 887</b>
June	1 856	3 576	2 212	656	1 632	166	66	79	<b>10 243</b>
July	1 778	2 255	2 185	646	1 653	209	46	85	<b>8 857</b>
August	1 611	2 503	2 428	729	1 750	192	57	84	<b>9 354</b>
September	1 526	2 368	1 929	717	1 731	193	61	65	<b>8 590</b>
October	1 274	2 177	2 176	606	1 912	169	38	70	<b>8 422</b>
November	1 342	2 803	2 144	729	1 971	199	54	108	<b>9 350</b>
December	1 130	2 065	1 661	646	1 555	174	67	107	<b>7 405</b>
<b>2006</b>									
January	1 045	1 793	1 500	510	1 539	165	37	41	<b>6 630</b>
February	1 156	2 414	2 183	595	1 759	160	77	83	<b>8 427</b>
March	1 304	2 708	2 352	677	1 858	217	78	78	<b>9 272</b>
April	1 021	1 990	1 743	561	1 633	145	36	63	<b>7 192</b>
May	1 490	2 859	2 412	689	2 241	232	51	109	<b>10 083</b>
June	1 500	2 537	2 228	649	1 657	199	46	106	<b>8 922</b>
SEASONALLY ADJUSTED									
<b>2005</b>									
April	1 513	2 530	2 134	707	1 468	na	na	na	<b>8 738</b>
May	1 478	2 880	2 101	672	1 632	na	na	na	<b>9 106</b>
June	1 580	3 211	2 056	626	1 589	na	na	na	<b>9 397</b>
July	1 878	2 191	2 137	656	1 646	na	na	na	<b>8 839</b>
August	1 453	2 398	2 071	669	1 511	na	na	na	<b>8 408</b>
September	1 457	2 323	1 970	650	1 693	na	na	na	<b>8 398</b>
October	1 333	2 137	2 054	644	1 948	na	na	na	<b>8 400</b>
November	1 202	2 580	2 065	667	1 765	na	na	na	<b>8 605</b>
December	1 237	2 424	2 000	650	1 748	na	na	na	<b>8 409</b>
<b>2006</b>									
January	1 273	2 449	1 802	660	1 805	na	na	na	<b>8 294</b>
February	1 217	2 457	2 254	625	1 863	na	na	na	<b>8 752</b>
March	1 251	2 425	2 108	633	1 741	na	na	na	<b>8 521</b>
April	1 290	2 188	2 150	677	2 017	na	na	na	<b>8 605</b>
May	1 283	2 636	2 122	618	1 821	na	na	na	<b>8 811</b>
June	1 258	2 241	2 181	608	1 763	na	na	na	<b>8 415</b>
TREND									
<b>2005</b>									
April	1 561	2 444	2 037	668	1 625	na	na	na	<b>8 809</b>
May	1 586	2 438	2 070	663	1 594	na	na	na	<b>8 880</b>
June	1 600	2 433	2 087	660	1 587	na	na	na	<b>8 898</b>
July	1 586	2 434	2 089	657	1 610	na	na	na	<b>8 855</b>
August	1 536	2 443	2 071	654	1 655	na	na	na	<b>8 756</b>
September	1 455	2 453	2 042	654	1 708	na	na	na	<b>8 622</b>
October	1 362	2 467	2 016	654	1 754	na	na	na	<b>8 509</b>
November	1 283	2 470	2 005	654	1 785	na	na	na	<b>8 443</b>
December	1 238	2 462	2 010	652	1 810	na	na	na	<b>8 442</b>
<b>2006</b>									
January	1 231	2 448	2 034	649	1 824	na	na	na	<b>8 490</b>
February	1 243	2 429	2 068	646	1 831	na	na	na	<b>8 545</b>
March	1 255	2 408	2 103	642	1 839	na	na	na	<b>8 582</b>
April	1 265	2 389	2 135	637	1 847	na	na	na	<b>8 607</b>
May	1 272	2 371	2 160	630	1 849	na	na	na	<b>8 616</b>
June	1 274	2 364	2 184	625	1 843	na	na	na	<b>8 626</b>

na not available

## PRIVATE SECTOR HOUSES APPROVED, Percentage change

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	%	%	%	%	%	%	%	%	%
ORIGINAL									
<b>2005</b>									
April	-2.3	6.1	-9.1	-11.5	-6.2	-6.2	10.3	25.0	<b>-2.7</b>
May	17.7	14.2	22.8	16.3	26.9	20.8	2.3	6.2	<b>19.0</b>
June	12.8	19.6	-2.8	-10.7	-11.2	-24.9	50.0	-42.8	<b>3.6</b>
July	-4.2	-36.9	-1.2	-1.5	1.3	25.9	-30.3	7.6	<b>-13.5</b>
August	-9.4	11.0	11.1	12.8	5.9	-8.1	23.9	-1.2	<b>5.6</b>
September	-5.3	-5.4	-20.6	-1.6	-1.1	0.5	7.0	-22.6	<b>-8.2</b>
October	-16.5	-8.1	12.8	-15.5	10.5	-12.4	-37.7	7.7	<b>-2.0</b>
November	5.3	28.8	-1.5	20.3	3.1	17.8	42.1	54.3	<b>11.0</b>
December	-15.8	-26.3	-22.5	-11.4	-21.1	-12.6	24.1	-0.9	<b>-20.8</b>
<b>2006</b>									
January	-7.5	-13.2	-9.7	-21.1	-1.0	-5.2	-44.8	-61.7	<b>-10.5</b>
February	10.6	34.6	45.5	16.7	14.3	-3.0	108.1	102.4	<b>27.1</b>
March	12.8	12.2	7.7	13.8	5.6	35.6	1.3	-6.0	<b>10.0</b>
April	-21.7	-26.5	-25.9	-17.1	-12.1	-33.2	-53.8	-19.2	<b>-22.4</b>
May	45.9	43.7	38.4	22.8	37.2	60.0	41.7	73.0	<b>40.2</b>
June	0.7	-11.3	-7.6	-5.8	-26.1	-14.2	-9.8	-2.8	<b>-11.5</b>
SEASONALLY ADJUSTED									
<b>2005</b>									
April	-1.1	3.9	11.2	5.8	-17.4	na	na	na	<b>0.8</b>
May	-2.3	13.8	-1.5	-5.0	11.2	na	na	na	<b>4.2</b>
June	6.9	11.5	-2.1	-6.9	-2.6	na	na	na	<b>3.2</b>
July	18.9	-31.8	3.9	4.9	3.6	na	na	na	<b>-5.9</b>
August	-22.6	9.4	-3.1	2.0	-8.2	na	na	na	<b>-4.9</b>
September	0.3	-3.1	-4.9	-2.9	12.0	na	na	na	<b>-0.1</b>
October	-8.5	-8.0	4.3	-0.9	15.1	na	na	na	<b>—</b>
November	-9.8	20.7	0.5	3.5	-9.4	na	na	na	<b>2.4</b>
December	2.9	-6.1	-3.1	-2.4	-1.0	na	na	na	<b>-2.3</b>
<b>2006</b>									
January	2.9	1.0	-9.9	1.4	3.3	na	na	na	<b>-1.4</b>
February	-4.4	0.3	25.1	-5.3	3.2	na	na	na	<b>5.5</b>
March	2.8	-1.3	-6.5	1.4	-6.6	na	na	na	<b>-2.6</b>
April	3.1	-9.8	2.0	6.9	15.9	na	na	na	<b>1.0</b>
May	-0.5	20.5	-1.3	-8.7	-9.7	na	na	na	<b>2.4</b>
June	-2.0	-15.0	2.8	-1.6	-3.2	na	na	na	<b>-4.5</b>
TREND									
<b>2005</b>									
April	1.1	-0.1	1.8	-0.8	-1.9	na	na	na	<b>1.1</b>
May	1.6	-0.2	1.6	-0.7	-1.9	na	na	na	<b>0.8</b>
June	0.9	-0.2	0.8	-0.5	-0.5	na	na	na	<b>0.2</b>
July	-0.9	—	0.1	-0.5	1.4	na	na	na	<b>-0.5</b>
August	-3.1	0.4	-0.8	-0.4	2.8	na	na	na	<b>-1.1</b>
September	-5.2	0.4	-1.4	-0.1	3.2	na	na	na	<b>-1.5</b>
October	-6.4	0.6	-1.3	0.1	2.7	na	na	na	<b>-1.3</b>
November	-5.8	0.1	-0.5	—	1.8	na	na	na	<b>-0.8</b>
December	-3.6	-0.3	0.3	-0.3	1.4	na	na	na	<b>—</b>
<b>2006</b>									
January	-0.5	-0.5	1.2	-0.4	0.8	na	na	na	<b>0.6</b>
February	0.9	-0.8	1.7	-0.5	0.4	na	na	na	<b>0.6</b>
March	1.0	-0.9	1.7	-0.7	0.4	na	na	na	<b>0.4</b>
April	0.8	-0.8	1.5	-0.9	0.4	na	na	na	<b>0.3</b>
May	0.6	-0.7	1.2	-1.0	0.1	na	na	na	<b>0.1</b>
June	0.2	-0.3	1.1	-0.9	-0.3	na	na	na	<b>0.1</b>

— nil or rounded to zero (including null cells)

na not available

DWELLING UNITS APPROVED, States and territories: **Original**

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Period	no.	no.	no.	no.	no.	no.	no.	no.	no.
HOUSES									
<b>2003-04</b>	23 560	34 643	29 651	9 105	19 583	2 697	547	1 373	<b>121 159</b>
<b>2004-05</b>	19 286	31 373	25 003	8 364	19 405	2 434	679	985	<b>107 529</b>
<b>2005-06</b>	16 365	28 810	25 176	8 230	21 755	2 288	671	1 044	<b>104 339</b>
<b>2005</b>									
July	1 802	2 268	2 208	678	1 707	215	51	85	<b>9 014</b>
August	1 630	2 531	2 448	761	1 837	206	60	84	<b>9 557</b>
September	1 540	2 388	1 951	756	1 748	203	61	66	<b>8 713</b>
October	1 298	2 198	2 197	671	1 961	171	48	70	<b>8 614</b>
November	1 356	2 855	2 183	766	2 038	200	54	108	<b>9 560</b>
December	1 150	2 078	1 678	660	1 596	175	67	118	<b>7 522</b>
<b>2006</b>									
January	1 054	1 877	1 502	529	1 586	165	37	41	<b>6 791</b>
February	1 165	2 414	2 194	618	1 776	160	77	94	<b>8 498</b>
March	1 309	2 713	2 373	769	1 872	217	78	96	<b>9 427</b>
April	1 050	2 014	1 775	583	1 683	145	36	64	<b>7 350</b>
May	1 497	2 881	2 416	748	2 266	232	52	109	<b>10 201</b>
June	1 514	2 593	2 251	691	1 685	199	50	109	<b>9 092</b>
OTHER DWELLINGS									
<b>2003-04</b>	24 599	11 772	15 378	2 478	4 144	444	625	1 763	<b>61 203</b>
<b>2004-05</b>	19 479	11 171	14 057	2 527	4 704	329	709	1 294	<b>54 270</b>
<b>2005-06</b>	16 493	7 641	12 462	3 081	4 098	346	630	823	<b>45 574</b>
<b>2005</b>									
July	1 305	482	1 468	239	351	7	115	4	<b>3 971</b>
August	1 411	539	968	266	408	22	73	120	<b>3 807</b>
September	1 641	687	1 410	153	164	34	87	24	<b>4 200</b>
October	1 293	847	1 046	253	241	35	22	4	<b>3 741</b>
November	1 607	581	1 178	145	336	13	73	37	<b>3 970</b>
December	1 766	395	869	216	444	26	48	129	<b>3 893</b>
<b>2006</b>									
January	1 040	555	550	228	441	18	32	25	<b>2 889</b>
February	1 168	535	781	230	183	13	7	151	<b>3 068</b>
March	1 083	913	1 276	309	294	60	85	41	<b>4 061</b>
April	968	530	575	635	347	9	36	58	<b>3 158</b>
May	1 616	857	959	191	490	34	19	136	<b>4 302</b>
June	1 595	720	1 382	216	399	75	33	94	<b>4 514</b>
TOTAL DWELLING UNITS									
<b>2003-04</b>	48 159	46 415	45 029	11 583	23 727	3 141	1 172	3 136	<b>182 362</b>
<b>2004-05</b>	38 765	42 544	39 060	10 891	24 109	2 763	1 388	2 279	<b>161 799</b>
<b>2005-06</b>	32 858	36 451	37 638	11 311	25 853	2 634	1 301	1 867	<b>149 913</b>
<b>2005</b>									
July	3 107	2 750	3 676	917	2 058	222	166	89	<b>12 985</b>
August	3 041	3 070	3 416	1 027	2 245	228	133	204	<b>13 364</b>
September	3 181	3 075	3 361	909	1 912	237	148	90	<b>12 913</b>
October	2 591	3 045	3 243	924	2 202	206	70	74	<b>12 355</b>
November	2 963	3 436	3 361	911	2 374	213	127	145	<b>13 530</b>
December	2 916	2 473	2 547	876	2 040	201	115	247	<b>11 415</b>
<b>2006</b>									
January	2 094	2 432	2 052	757	2 027	183	69	66	<b>9 680</b>
February	2 333	2 949	2 975	848	1 959	173	84	245	<b>11 566</b>
March	2 392	3 626	3 649	1 078	2 166	277	163	137	<b>13 488</b>
April	2 018	2 544	2 350	1 218	2 030	154	72	122	<b>10 508</b>
May	3 113	3 738	3 375	939	2 756	266	71	245	<b>14 503</b>
June	3 109	3 313	3 633	907	2 084	274	83	203	<b>13 606</b>

## DWELLING UNITS APPROVED, By Capital City Statistical Division(a): Original

Period	Sydney	Melbourne	Brisbane	Adelaide	Perth	Greater Hobart	Darwin	Canberra
	no.	no.	no.	no.	no.	no.	no.	no.
HOUSES								
<b>2003-04</b>	9 290	22 698	12 948	5 619	14 079	1 182	330	1 373
<b>2004-05</b>	7 093	20 350	9 801	5 064	13 530	916	428	984
<b>2005-06</b>	6 353	18 730	9 911	4 919	15 160	1 004	518	1 041
<b>2005</b>								
July	552	1 454	864	414	1 153	96	26	85
August	609	1 588	874	427	1 204	104	44	84
September	636	1 509	778	442	1 231	77	44	66
October	563	1 398	791	398	1 348	79	35	70
November	546	1 929	853	484	1 408	87	43	107
December	484	1 390	708	348	1 084	69	45	118
<b>2006</b>								
January	425	1 111	603	339	1 125	67	37	41
February	485	1 585	808	350	1 256	70	70	94
March	530	1 826	991	481	1 339	98	61	96
April	429	1 358	743	337	1 252	62	28	64
May	552	1 851	933	491	1 624	100	47	109
June	542	1 731	965	408	1 136	95	38	107
OTHER DWELLINGS								
<b>2003-04</b>	19 511	10 675	6 901	2 241	3 077	242	578	1 763
<b>2004-05</b>	14 282	9 874	6 490	1 943	3 716	179	642	1 294
<b>2005-06</b>	10 791	6 549	5 817	2 733	3 218	113	407	823
<b>2005</b>								
July	804	411	870	203	254	5	115	4
August	943	465	452	240	323	6	73	120
September	1 217	566	600	135	147	20	5	24
October	960	772	615	228	176	3	12	4
November	726	516	358	136	264	—	29	37
December	1 144	318	515	203	403	13	48	129
<b>2006</b>								
January	856	398	260	84	371	12	5	25
February	872	442	359	218	176	4	7	151
March	695	828	733	282	265	—	47	41
April	677	453	193	617	294	—	30	58
May	1 077	700	460	178	230	27	15	136
June	820	680	402	209	315	23	21	94
TOTAL DWELLING UNITS								
<b>2003-04</b>	28 801	33 373	19 849	7 860	17 156	1 424	908	3 136
<b>2004-05</b>	21 375	30 224	16 291	7 007	17 246	1 095	1 070	2 278
<b>2005-06</b>	17 144	25 279	15 728	7 652	18 378	1 117	925	1 864
<b>2005</b>								
July	1 356	1 865	1 734	617	1 407	101	141	89
August	1 552	2 053	1 326	667	1 527	110	117	204
September	1 853	2 075	1 378	577	1 378	97	49	90
October	1 523	2 170	1 406	626	1 524	82	47	74
November	1 272	2 445	1 211	620	1 672	87	72	144
December	1 628	1 708	1 223	551	1 487	82	93	247
<b>2006</b>								
January	1 281	1 509	863	423	1 496	79	42	66
February	1 357	2 027	1 167	568	1 432	74	77	245
March	1 225	2 654	1 724	763	1 604	98	108	137
April	1 106	1 811	936	954	1 546	62	58	122
May	1 629	2 551	1 393	669	1 854	127	62	245
June	1 362	2 411	1 367	617	1 451	118	59	201

— nil or rounded to zero (including null cells)

(a) Refer to Explanatory Notes paragraph 24.

DWELLING UNITS APPROVED, By sector: **Original**

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings</i>	<i>Conversion(a)</i>	<i>Non-residential building(a)</i>	<i>Total dwelling units</i>
<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>
.....						
<b>PRIVATE SECTOR</b>						
<b>2003-04</b>	119 286	57 029	754	1 488	368	<b>178 925</b>
<b>2004-05</b>	105 415	49 848	519	1 607	178	<b>157 567</b>
<b>2005-06</b>	102 372	42 338	466	1 018	311	<b>146 505</b>
<b>2005</b>						
July	8 845	3 515	20	212	54	<b>12 646</b>
August	9 343	3 593	30	111	5	<b>13 082</b>
September	8 579	4 006	31	8	32	<b>12 656</b>
October	8 410	3 508	36	13	11	<b>11 978</b>
November	9 335	3 816	33	10	39	<b>13 233</b>
December	7 396	3 763	48	13	23	<b>11 243</b>
<b>2006</b>						
January	6 614	2 662	8	117	17	<b>9 418</b>
February	8 418	2 828	25	147	11	<b>11 429</b>
March	9 260	3 783	110	31	27	<b>13 211</b>
April	7 181	2 776	53	160	38	<b>10 208</b>
May	10 075	4 047	52	33	27	<b>14 234</b>
June	8 916	4 041	20	163	27	<b>13 167</b>
.....						
<b>PUBLIC SECTOR</b>						
<b>2003-04</b>	1 717	1 704	13	2	1	<b>3 437</b>
<b>2004-05</b>	1 942	2 229	22	34	5	<b>4 232</b>
<b>2005-06</b>	1 835	1 517	51	2	3	<b>3 408</b>
<b>2005</b>						
July	157	182	—	—	—	<b>339</b>
August	203	66	13	—	—	<b>282</b>
September	123	132	—	—	2	<b>257</b>
October	192	155	30	—	—	<b>377</b>
November	210	87	—	—	—	<b>297</b>
December	117	54	1	—	—	<b>172</b>
<b>2006</b>						
January	161	99	—	2	—	<b>262</b>
February	71	66	—	—	—	<b>137</b>
March	155	122	—	—	—	<b>277</b>
April	158	137	5	—	—	<b>300</b>
May	118	148	2	—	1	<b>269</b>
June	170	269	—	—	—	<b>439</b>
.....						
<b>TOTAL</b>						
<b>2003-04</b>	121 003	58 733	767	1 490	369	<b>182 362</b>
<b>2004-05</b>	107 357	52 077	541	1 641	183	<b>161 799</b>
<b>2005-06</b>	104 207	43 855	517	1 020	314	<b>149 913</b>
<b>2005</b>						
July	9 002	3 697	20	212	54	<b>12 985</b>
August	9 546	3 659	43	111	5	<b>13 364</b>
September	8 702	4 138	31	8	34	<b>12 913</b>
October	8 602	3 663	66	13	11	<b>12 355</b>
November	9 545	3 903	33	10	39	<b>13 530</b>
December	7 513	3 817	49	13	23	<b>11 415</b>
<b>2006</b>						
January	6 775	2 761	8	119	17	<b>9 680</b>
February	8 489	2 894	25	147	11	<b>11 566</b>
March	9 415	3 905	110	31	27	<b>13 488</b>
April	7 339	2 913	58	160	38	<b>10 508</b>
May	10 193	4 195	54	33	28	<b>14 503</b>
June	9 086	4 310	20	163	27	<b>13 606</b>

— nil or rounded to zero (including null cells)

(a) See Glossary for definition.



<i>States and territories</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings</i>	<i>Conversions(a)</i>	<i>Non-residential building(a)</i>	<i>Total dwelling units</i>
<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>
<b>PRIVATE SECTOR</b>						
NSW	1 500	1 512	10	6	4	<b>3 032</b>
Vic.	2 534	544	4	156	19	<b>3 257</b>
Qld	2 226	1 285	4	—	3	<b>3 518</b>
SA	649	156	—	—	—	<b>805</b>
WA	1 657	355	2	—	1	<b>2 015</b>
Tas.	198	64	—	1	—	<b>263</b>
NT	46	31	—	—	—	<b>77</b>
ACT	106	94	—	—	—	<b>200</b>
Aust.	8 916	4 041	20	163	27	<b>13 167</b>
<b>PUBLIC SECTOR</b>						
NSW	14	63	—	—	—	<b>77</b>
Vic.	56	—	—	—	—	<b>56</b>
Qld	23	92	—	—	—	<b>115</b>
SA	42	60	—	—	—	<b>102</b>
WA	28	41	—	—	—	<b>69</b>
Tas.	—	11	—	—	—	<b>11</b>
NT	4	2	—	—	—	<b>6</b>
ACT	3	—	—	—	—	<b>3</b>
Aust.	170	269	—	—	—	<b>439</b>
<b>TOTAL</b>						
NSW	1 514	1 575	10	6	4	<b>3 109</b>
Vic.	2 590	544	4	156	19	<b>3 313</b>
Qld	2 249	1 377	4	—	3	<b>3 633</b>
SA	691	216	—	—	—	<b>907</b>
WA	1 685	396	2	—	1	<b>2 084</b>
Tas.	198	75	—	1	—	<b>274</b>
NT	50	33	—	—	—	<b>83</b>
ACT	109	94	—	—	—	<b>203</b>
Aust.	9 086	4 310	20	163	27	<b>13 606</b>

— nil or rounded to zero (including null cells)

(a) See Glossary for definition.

### Original

Period	NEW SEMIDETACHED, ROW OR TERRACE HOUSES, TOWNHOUSES, ETC. OF				NEW FLATS, UNITS OR APARTMENTS IN A BUILDING OF				Total new residential building	Total new residential building
	New houses	One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys	Total		
DWELLING UNITS (no.)										
<b>2003-04</b>	121 003	10 767	13 136	23 903	4 411	5 408	25 011	34 830	58 733	<b>179 736</b>
<b>2004-05</b>	107 357	10 760	12 269	23 029	3 868	5 106	20 074	29 048	52 077	<b>159 434</b>
<b>2005-06</b>	104 207	9 940	10 405	20 345	3 059	4 990	15 461	23 510	43 855	<b>148 062</b>
<b>2005</b>										
April	8 391	991	935	1 926	432	450	1 235	2 117	4 043	<b>12 434</b>
May	10 032	949	1 259	2 208	393	529	2 223	3 145	5 353	<b>15 385</b>
June	10 482	972	1 260	2 232	302	336	1 386	2 024	4 256	<b>14 738</b>
July	9 002	727	751	1 478	285	255	1 679	2 219	3 697	<b>12 699</b>
August	9 546	868	901	1 769	150	746	994	1 890	3 659	<b>13 205</b>
September	8 702	922	901	1 823	381	545	1 389	2 315	4 138	<b>12 840</b>
October	8 602	811	831	1 642	149	541	1 331	2 021	3 663	<b>12 265</b>
November	9 545	821	839	1 660	170	449	1 624	2 243	3 903	<b>13 448</b>
December	7 513	820	808	1 628	217	465	1 507	2 189	3 817	<b>11 330</b>
<b>2006</b>										
January	6 775	534	902	1 436	194	275	856	1 325	2 761	<b>9 536</b>
February	8 489	682	747	1 429	210	251	1 004	1 465	2 894	<b>11 383</b>
March	9 415	722	952	1 674	309	531	1 391	2 231	3 905	<b>13 320</b>
April	7 339	818	728	1 546	271	381	715	1 367	2 913	<b>10 252</b>
May	10 193	1 062	996	2 058	337	348	1 452	2 137	4 195	<b>14 388</b>
June	9 086	1 153	1 049	2 202	386	203	1 519	2 108	4 310	<b>13 396</b>
VALUE (\$m)										
<b>2003-04</b>	21 517.9	1 210.3	2 038.9	3 249.2	633.2	821.1	5 448.2	6 902.5	10 151.7	<b>31 669.6</b>
<b>2004-05</b>	20 913.4	1 302.8	2 092.8	3 395.6	560.3	962.0	4 985.2	6 507.4	9 903.0	<b>30 816.4</b>
<b>2005-06</b>	21 731.7	1 335.6	1 857.2	3 192.8	518.1	846.2	3 918.2	5 282.6	8 475.4	<b>30 207.1</b>
<b>2005</b>										
April	1 660.8	111.9	153.7	265.6	93.0	91.7	251.3	436.0	701.6	<b>2 362.4</b>
May	2 027.3	116.9	224.9	341.7	50.3	138.2	630.3	818.8	1 160.5	<b>3 187.8</b>
June	2 067.9	123.3	202.5	325.8	55.2	53.4	341.7	450.4	776.2	<b>2 844.0</b>
July	1 802.6	96.4	138.6	235.0	44.9	53.4	446.2	544.5	779.5	<b>2 582.1</b>
August	1 941.3	99.6	153.7	253.3	31.2	148.2	318.9	498.4	751.7	<b>2 693.0</b>
September	1 784.8	111.1	141.2	252.4	51.3	78.4	394.5	524.2	776.6	<b>2 561.4</b>
October	1 761.8	110.5	148.1	258.6	34.3	92.0	309.8	436.1	694.7	<b>2 456.5</b>
November	1 968.1	118.2	152.2	270.4	32.4	74.6	350.2	457.2	727.6	<b>2 695.6</b>
December	1 545.5	97.7	141.5	239.1	37.3	60.5	366.6	464.4	703.5	<b>2 249.0</b>
<b>2006</b>										
January	1 422.0	76.5	175.0	251.4	38.8	46.0	185.3	270.2	521.6	<b>1 943.6</b>
February	1 813.0	91.0	125.1	216.2	41.8	42.8	286.0	370.6	586.8	<b>2 399.8</b>
March	1 977.2	99.4	178.9	278.3	45.0	78.7	394.6	518.3	796.6	<b>2 773.7</b>
April	1 590.3	100.2	141.0	241.2	50.8	64.4	128.8	244.1	485.3	<b>2 075.6</b>
May	2 169.5	165.4	175.5	340.9	52.5	63.0	366.2	481.7	822.6	<b>2 992.0</b>
June	1 955.7	169.6	186.5	356.1	57.6	44.2	371.1	472.9	829.0	<b>2 784.7</b>

(a) See Glossary for definition.

DWELLING UNITS APPROVED IN NEW RESIDENTIAL BUILDING, States and territories—Number and value: **Original**

States and territories	New houses	NEW SEMIDETACHED, ROW OR TERRACE HOUSES, TOWNHOUSES, ETC. OF			NEW FLATS, UNITS OR APARTMENTS IN A BUILDING OF				Total new other residential building	Total new residential building
		One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys	Total		
DWELLING UNITS (no.)										
NSW	1 514	503	272	775	167	93	540	800	1 575	<b>3 089</b>
Vic.	2 590	115	174	289	18	34	203	255	544	<b>3 134</b>
Qld	2 249	162	374	536	131	50	660	841	1 377	<b>3 626</b>
SA	691	122	68	190	8	18	—	26	216	<b>907</b>
WA	1 685	182	108	290	41	—	65	106	396	<b>2 081</b>
Tas.	198	61	14	75	—	—	—	—	75	<b>273</b>
NT	50	4	13	17	—	—	16	16	33	<b>83</b>
ACT	109	4	26	30	21	8	35	64	94	<b>203</b>
Aust.	9 086	1 153	1 049	2 202	386	203	1 519	2 108	4 310	<b>13 396</b>
VALUE (\$m)										
NSW	351.3	70.5	43.1	113.6	18.9	19.4	126.5	164.8	278.4	<b>629.7</b>
Vic.	551.7	17.1	37.2	54.3	3.8	10.4	30.3	44.5	98.9	<b>650.6</b>
Qld	507.3	25.4	60.4	85.8	24.4	9.4	173.9	207.6	293.4	<b>800.7</b>
SA	110.5	14.0	9.8	23.7	1.0	4.0	—	5.0	28.8	<b>139.3</b>
WA	362.5	34.1	25.8	59.9	7.7	—	11.6	19.3	79.2	<b>441.8</b>
Tas.	35.6	7.3	3.3	10.6	—	—	—	—	10.6	<b>46.2</b>
NT	12.8	0.6	2.9	3.5	—	—	4.3	4.3	7.8	<b>20.7</b>
ACT	23.9	0.6	4.0	4.6	1.7	1.0	24.5	27.2	31.9	<b>55.8</b>
Aust.	1 955.7	169.6	186.5	356.1	57.6	44.2	371.1	472.9	829.0	<b>2 784.7</b>

— nil or rounded to zero (including null cells)

## VALUE OF BUILDING APPROVED

Month	New residential building	Alterations and additions to residential buildings(a)	Total residential building	Non-residential building	Total building
	\$m	\$m	\$m	\$m	\$m
ORIGINAL					
<b>2005</b>					
May	3 187.8	475.6	3 663.4	1 646.3	<b>5 309.7</b>
June	2 844.0	476.5	3 320.6	1 859.4	<b>5 180.0</b>
July	2 582.1	457.9	3 040.1	2 196.7	<b>5 236.8</b>
August	2 693.0	459.1	3 152.1	1 753.1	<b>4 905.2</b>
September	2 561.4	434.7	2 996.1	2 240.2	<b>5 236.3</b>
October	2 456.5	451.7	2 908.2	2 011.5	<b>4 919.8</b>
November	2 695.6	478.2	3 173.8	2 197.8	<b>5 371.6</b>
December	2 249.0	356.7	2 605.7	1 966.3	<b>4 572.0</b>
<b>2006</b>					
January	1 943.6	365.2	2 308.7	1 573.3	<b>3 882.0</b>
February	2 399.8	493.2	2 893.0	1 736.4	<b>4 629.4</b>
March	2 773.7	473.4	3 247.2	2 059.4	<b>5 306.5</b>
April	2 075.6	395.6	2 471.2	1 736.6	<b>4 207.8</b>
May	2 992.0	517.0	3 509.1	2 272.1	<b>5 781.2</b>
June	2 784.7	555.0	3 339.7	2 621.8	<b>5 961.5</b>
SEASONALLY ADJUSTED					
<b>2005</b>					
May	2 909.5	419.6	3 329.0	1 587.4	<b>4 916.4</b>
June	2 645.1	458.2	3 103.3	2 026.1	<b>5 129.5</b>
July	2 600.0	472.6	3 072.6	2 188.0	<b>5 260.6</b>
August	2 490.5	368.6	2 859.1	1 679.3	<b>4 538.4</b>
September	2 462.9	418.2	2 881.1	2 106.7	<b>4 987.8</b>
October	2 461.6	440.8	2 902.4	1 832.5	<b>4 734.9</b>
November	2 507.3	461.7	2 969.0	2 102.6	<b>5 071.6</b>
December	2 484.6	425.6	2 910.3	2 046.4	<b>4 956.7</b>
<b>2006</b>					
January	2 363.9	463.3	2 827.1	1 699.1	<b>4 526.3</b>
February	2 497.9	520.9	3 018.9	1 885.7	<b>4 904.5</b>
March	2 647.0	448.5	3 095.5	2 025.6	<b>5 121.1</b>
April	2 425.9	446.7	2 872.6	1 941.6	<b>4 814.2</b>
May	2 616.2	442.1	3 058.2	2 183.4	<b>5 241.7</b>
June	2 612.2	543.3	3 155.5	2 654.7	<b>5 810.2</b>
TREND					
<b>2005</b>					
May	2 639.6	434.1	3 073.6	1 817.2	<b>4 890.9</b>
June	2 630.4	431.5	3 061.9	1 813.2	<b>4 875.1</b>
July	2 601.2	428.1	3 029.3	1 813.5	<b>4 842.8</b>
August	2 556.6	425.3	2 981.9	1 834.6	<b>4 816.4</b>
September	2 504.1	426.1	2 930.3	1 868.2	<b>4 798.4</b>
October	2 464.9	431.4	2 896.3	1 898.9	<b>4 795.2</b>
November	2 451.8	439.7	2 891.4	1 908.3	<b>4 799.7</b>
December	2 458.9	447.9	2 906.8	1 912.3	<b>4 819.0</b>
<b>2006</b>					
January	2 473.1	453.4	2 926.6	1 919.8	<b>4 846.3</b>
February	2 494.1	454.0	2 948.1	1 932.6	<b>4 880.7</b>
March	2 519.1	452.8	2 971.9	1 970.2	<b>4 942.0</b>
April	2 546.4	452.3	2 998.6	2 031.4	<b>5 030.1</b>
May	2 572.0	452.1	3 024.0	2 098.4	<b>5 122.5</b>
June	2 597.1	453.5	3 050.6	2 172.7	<b>5 223.3</b>

(a) Refer to Explanatory Notes, paragraph 13.

## VALUE OF BUILDING APPROVED, Percentage change

Month	New residential building	Alterations and additions to residential buildings (a)	Total residential building	Non-residential building	Total building
	%	%	%	%	%
ORIGINAL					
<b>2005</b>					
May	34.9	13.8	31.8	-12.9	<b>13.7</b>
June	-10.8	0.2	-9.4	12.9	<b>-2.4</b>
July	-9.2	-3.9	-8.4	18.1	<b>1.1</b>
August	4.3	0.2	3.7	-20.2	<b>-6.3</b>
September	-4.9	-5.3	-4.9	27.8	<b>6.7</b>
October	-4.1	3.9	-2.9	-10.2	<b>-6.0</b>
November	9.7	5.9	9.1	9.3	<b>9.2</b>
December	-16.6	-25.4	-17.9	-10.5	<b>-14.9</b>
<b>2006</b>					
January	-13.6	2.4	-11.4	-20.0	<b>-15.1</b>
February	23.5	35.1	25.3	10.4	<b>19.3</b>
March	15.6	-4.0	12.2	18.6	<b>14.6</b>
April	-25.2	-16.4	-23.9	-15.7	<b>-20.7</b>
May	44.2	30.7	42.0	30.8	<b>37.4</b>
June	-6.9	7.3	-4.8	15.4	<b>3.1</b>
SEASONALLY ADJUSTED					
<b>2005</b>					
May	17.8	-4.6	14.4	-8.9	<b>5.7</b>
June	-9.1	9.2	-6.8	27.6	<b>4.3</b>
July	-1.7	3.2	-1.0	8.0	<b>2.6</b>
August	-4.2	-22.0	-6.9	-23.2	<b>-13.7</b>
September	-1.1	13.5	0.8	25.5	<b>9.9</b>
October	-0.1	5.4	0.7	-13.0	<b>-5.1</b>
November	1.9	4.7	2.3	14.7	<b>7.1</b>
December	-0.9	-7.8	-2.0	-2.7	<b>-2.3</b>
<b>2006</b>					
January	-4.9	8.8	-2.9	-17.0	<b>-8.7</b>
February	5.7	12.4	6.8	11.0	<b>8.4</b>
March	6.0	-13.9	2.5	7.4	<b>4.4</b>
April	-8.4	-0.4	-7.2	-4.1	<b>-6.0</b>
May	7.8	-1.0	6.5	12.5	<b>8.9</b>
June	-0.1	22.9	3.2	21.6	<b>10.8</b>
TREND					
<b>2005</b>					
May	0.5	-0.3	0.4	1.3	<b>0.7</b>
June	-0.3	-0.6	-0.4	-0.2	<b>-0.3</b>
July	-1.1	-0.8	-1.1	—	<b>-0.7</b>
August	-1.7	-0.6	-1.6	1.2	<b>-0.5</b>
September	-2.1	0.2	-1.7	1.8	<b>-0.4</b>
October	-1.6	1.2	-1.2	1.6	<b>-0.1</b>
November	-0.5	1.9	-0.2	0.5	<b>0.1</b>
December	0.3	1.9	0.5	0.2	<b>0.4</b>
<b>2006</b>					
January	0.6	1.2	0.7	0.4	<b>0.6</b>
February	0.8	0.1	0.7	0.7	<b>0.7</b>
March	1.0	-0.3	0.8	1.9	<b>1.3</b>
April	1.1	-0.1	0.9	3.1	<b>1.8</b>
May	1.0	—	0.8	3.3	<b>1.8</b>
June	1.0	0.3	0.9	3.5	<b>2.0</b>

— nil or rounded to zero (including null cells)

(a) Refer to Explanatory Notes, paragraph 13.

## VALUE OF TOTAL BUILDING APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
<b>2005</b>									
April	1 251.5	1 380.0	1 026.7	264.9	519.5	114.4	50.9	61.7	<b>4 669.6</b>
May	1 389.0	1 408.5	1 374.4	250.5	565.9	90.9	56.0	174.4	<b>5 309.7</b>
June	1 245.5	1 656.1	1 141.6	260.1	704.9	61.7	41.1	69.1	<b>5 180.0</b>
July	1 155.9	1 468.0	1 602.9	216.7	578.9	86.3	73.0	55.2	<b>5 236.8</b>
August	1 432.5	1 119.0	1 115.4	282.6	631.0	67.2	71.2	186.4	<b>4 905.2</b>
September	1 444.5	1 276.0	1 282.9	342.9	531.8	73.1	39.0	246.0	<b>5 236.3</b>
October	1 151.1	1 295.9	1 297.2	252.5	601.3	72.6	60.2	189.0	<b>4 919.8</b>
November	1 268.9	1 540.9	1 323.6	259.8	677.8	72.9	45.0	182.6	<b>5 371.6</b>
December	1 127.9	988.8	1 222.9	306.6	653.1	62.0	65.0	145.7	<b>4 572.0</b>
<b>2006</b>									
January	1 021.7	944.4	989.9	215.9	527.9	55.1	20.2	107.0	<b>3 882.0</b>
February	1 204.7	1 207.1	1 031.6	330.7	530.3	67.3	38.3	219.4	<b>4 629.4</b>
March	1 177.7	1 618.7	1 312.1	308.6	640.9	82.9	80.9	84.8	<b>5 306.5</b>
April	1 156.3	947.2	894.4	314.3	685.3	50.5	48.4	111.4	<b>4 207.8</b>
May	1 458.1	1 463.4	1 495.6	243.3	775.7	88.7	147.8	108.5	<b>5 781.2</b>
June	1 343.3	1 953.7	1 545.8	250.0	639.5	69.3	63.5	96.3	<b>5 961.5</b>
SEASONALLY ADJUSTED									
<b>2005</b>									
April	1 339.2	1 275.1	1 228.5	252.0	517.3	na	na	na	<b>4 652.3</b>
May	1 205.8	1 328.8	1 295.6	255.4	498.9	na	na	na	<b>4 916.4</b>
June	1 294.5	1 563.2	1 064.5	236.7	669.3	na	na	na	<b>5 129.5</b>
July	1 282.7	1 503.2	1 541.4	226.7	544.9	na	na	na	<b>5 260.6</b>
August	1 260.0	1 092.4	1 088.5	235.0	569.5	na	na	na	<b>4 538.4</b>
September	1 266.9	1 246.7	1 150.2	357.3	561.2	na	na	na	<b>4 987.8</b>
October	1 160.2	1 229.1	1 163.1	231.8	608.7	na	na	na	<b>4 734.9</b>
November	1 213.6	1 592.9	1 281.3	265.3	621.4	na	na	na	<b>5 071.6</b>
December	1 217.6	1 131.8	1 419.9	277.9	667.6	na	na	na	<b>4 956.7</b>
<b>2006</b>									
January	1 178.6	1 144.1	1 156.1	249.0	624.5	na	na	na	<b>4 526.3</b>
February	1 170.7	1 265.2	1 147.6	403.9	596.1	na	na	na	<b>4 904.5</b>
March	1 337.4	1 400.9	1 173.3	315.0	691.0	na	na	na	<b>5 121.1</b>
April	1 265.6	1 015.3	1 119.4	317.4	748.7	na	na	na	<b>4 814.2</b>
May	1 259.4	1 327.9	1 422.8	244.4	636.6	na	na	na	<b>5 241.7</b>
June	1 379.4	1 787.5	1 472.3	236.8	641.2	na	na	na	<b>5 810.2</b>
TREND									
<b>2005</b>									
April	1 275.5	1 202.5	1 199.8	274.5	491.6	na	na	na	<b>4 855.9</b>
May	1 278.5	1 227.5	1 221.3	262.7	497.0	na	na	na	<b>4 890.9</b>
June	1 277.2	1 245.9	1 226.6	247.4	511.6	na	na	na	<b>4 875.1</b>
July	1 267.6	1 262.8	1 226.9	236.2	534.0	na	na	na	<b>4 842.8</b>
August	1 254.3	1 279.6	1 227.6	232.0	560.3	na	na	na	<b>4 816.4</b>
September	1 234.8	1 290.4	1 230.7	236.1	584.1	na	na	na	<b>4 798.4</b>
October	1 215.2	1 299.7	1 232.4	247.2	602.1	na	na	na	<b>4 795.2</b>
November	1 201.5	1 300.3	1 234.1	259.8	616.6	na	na	na	<b>4 799.7</b>
December	1 196.5	1 286.5	1 224.3	272.5	631.6	na	na	na	<b>4 819.0</b>
<b>2006</b>									
January	1 206.3	1 264.3	1 212.9	280.4	645.3	na	na	na	<b>4 846.3</b>
February	1 226.9	1 240.1	1 208.6	281.5	656.7	na	na	na	<b>4 880.7</b>
March	1 252.8	1 230.6	1 217.7	276.6	664.8	na	na	na	<b>4 942.0</b>
April	1 279.4	1 236.7	1 251.4	267.8	670.2	na	na	na	<b>5 030.1</b>
May	1 304.4	1 246.5	1 299.7	257.5	672.0	na	na	na	<b>5 122.5</b>
June	1 328.2	1 279.7	1 352.2	247.6	669.8	na	na	na	<b>5 223.3</b>

na not available

## VALUE OF TOTAL BUILDING APPROVED, Percentage change

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	%	%	%	%	%	%	%	%	%
ORIGINAL									
<b>2005</b>									
April	-24.1	21.9	-0.7	-24.6	19.8	107.7	-2.7	8.2	<b>-2.0</b>
May	11.0	2.1	33.9	-5.4	8.9	-20.5	10.0	182.9	<b>13.7</b>
June	-10.3	17.6	-16.9	3.8	24.6	-32.2	-26.7	-60.4	<b>-2.4</b>
July	-7.2	-11.4	40.4	-16.7	-17.9	39.9	77.8	-20.2	<b>1.1</b>
August	23.9	-23.8	-30.4	30.4	9.0	-22.1	-2.5	237.7	<b>-6.3</b>
September	0.8	14.0	15.0	21.4	-15.7	8.8	-45.2	32.0	<b>6.7</b>
October	-20.3	1.6	1.1	-26.4	13.1	-0.7	54.2	-23.2	<b>-6.0</b>
November	10.2	18.9	2.0	2.9	12.7	0.4	-25.2	-3.4	<b>9.2</b>
December	-11.1	-35.8	-7.6	18.0	-3.6	-15.0	44.4	-20.2	<b>-14.9</b>
<b>2006</b>									
January	-9.4	-4.5	-19.1	-29.6	-19.2	-11.1	-69.0	-26.6	<b>-15.1</b>
February	17.9	27.8	4.2	53.1	0.5	22.1	89.9	105.0	<b>19.3</b>
March	-2.2	34.1	27.2	-6.7	20.9	23.1	111.3	-61.3	<b>14.6</b>
April	-1.8	-41.5	-31.8	1.8	6.9	-39.1	-40.2	31.4	<b>-20.7</b>
May	26.1	54.5	67.2	-22.6	13.2	75.8	205.7	-2.6	<b>37.4</b>
June	-7.9	33.5	3.4	2.7	-17.6	-21.8	-57.0	-11.2	<b>3.1</b>
SEASONALLY ADJUSTED									
<b>2005</b>									
April	-30.2	13.3	34.0	-31.8	0.9	na	na	na	<b>-8.7</b>
May	-10.0	4.2	5.5	1.3	-3.6	na	na	na	<b>5.7</b>
June	7.4	17.6	-17.8	-7.3	34.2	na	na	na	<b>4.3</b>
July	-0.9	-3.8	44.8	-4.2	-18.6	na	na	na	<b>2.6</b>
August	-1.8	-27.3	-29.4	3.7	4.5	na	na	na	<b>-13.7</b>
September	0.6	14.1	5.7	52.0	-1.5	na	na	na	<b>9.9</b>
October	-8.4	-1.4	1.1	-35.1	8.5	na	na	na	<b>-5.1</b>
November	4.6	29.6	10.2	14.4	2.1	na	na	na	<b>7.1</b>
December	0.3	-28.9	10.8	4.8	7.4	na	na	na	<b>-2.3</b>
<b>2006</b>									
January	-3.2	1.1	-18.6	-10.4	-6.5	na	na	na	<b>-8.7</b>
February	-0.7	10.6	-0.7	62.2	-4.5	na	na	na	<b>8.4</b>
March	14.2	10.7	2.2	-22.0	15.9	na	na	na	<b>4.4</b>
April	-5.4	-27.5	-4.6	0.8	8.4	na	na	na	<b>-6.0</b>
May	-0.5	30.8	27.1	-23.0	-15.0	na	na	na	<b>8.9</b>
June	9.5	34.6	3.5	-3.1	0.7	na	na	na	<b>10.8</b>
TREND									
<b>2005</b>									
April	0.4	3.2	2.3	-1.2	-0.5	na	na	na	<b>1.8</b>
May	0.2	2.1	1.8	-4.3	1.1	na	na	na	<b>0.7</b>
June	-0.1	1.5	0.4	-5.8	2.9	na	na	na	<b>-0.3</b>
July	-0.8	1.4	—	-4.5	4.4	na	na	na	<b>-0.7</b>
August	-1.0	1.3	0.1	-1.8	4.9	na	na	na	<b>-0.5</b>
September	-1.6	0.8	0.3	1.8	4.2	na	na	na	<b>-0.4</b>
October	-1.6	0.7	0.1	4.7	3.1	na	na	na	<b>-0.1</b>
November	-1.1	—	0.1	5.1	2.4	na	na	na	<b>0.1</b>
December	-0.4	-1.1	-0.8	4.9	2.4	na	na	na	<b>0.4</b>
<b>2006</b>									
January	0.8	-1.7	-0.9	2.9	2.2	na	na	na	<b>0.6</b>
February	1.7	-1.9	-0.4	0.4	1.8	na	na	na	<b>0.7</b>
March	2.1	-0.8	0.8	-1.8	1.2	na	na	na	<b>1.3</b>
April	2.1	0.5	2.8	-3.2	0.8	na	na	na	<b>1.8</b>
May	2.0	0.8	3.9	-3.8	0.3	na	na	na	<b>1.8</b>
June	1.8	2.7	4.0	-3.8	-0.3	na	na	na	<b>2.0</b>

— nil or rounded to zero (including null cells)

na not available

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m

## ORIGINAL

## 2005

April	684.6	820.6	668.6	145.6	368.9	41.3	14.8	36.1	<b>2 780.4</b>
May	908.2	1 003.1	987.2	181.8	444.7	54.3	32.9	51.1	<b>3 663.4</b>
June	753.9	1 070.8	844.2	144.9	406.4	44.5	26.3	29.6	<b>3 320.6</b>
July	753.4	649.3	905.7	170.9	416.7	46.1	68.2	29.7	<b>3 040.1</b>
August	814.9	705.1	840.1	163.7	487.4	46.1	43.5	51.4	<b>3 152.1</b>
September	844.4	703.0	787.9	163.8	392.6	48.2	29.0	27.3	<b>2 996.1</b>
October	668.3	753.7	773.6	158.8	463.3	46.2	21.8	22.5	<b>2 908.2</b>
November	772.6	803.5	798.9	174.2	504.7	46.7	37.2	36.1	<b>3 173.8</b>
December	690.8	615.8	556.4	160.5	425.0	42.1	30.6	84.5	<b>2 605.7</b>

## 2006

January	556.8	568.4	545.7	149.9	417.0	39.9	13.8	17.3	<b>2 308.7</b>
February	677.8	745.9	733.9	202.1	416.2	39.0	25.5	52.6	<b>2 893.0</b>
March	656.9	913.6	848.2	229.8	469.5	57.0	36.9	35.3	<b>3 247.2</b>
April	520.6	629.5	582.8	200.5	446.6	36.8	23.7	30.6	<b>2 471.2</b>
May	831.2	956.2	816.1	168.8	593.3	60.4	22.5	60.5	<b>3 509.1</b>
June	772.7	872.9	898.4	164.7	485.6	57.1	26.6	61.7	<b>3 339.7</b>

## SEASONALLY ADJUSTED

## 2005

April	750.5	756.0	769.0	156.0	376.2	na	na	na	<b>2 909.3</b>
May	789.5	954.6	908.6	173.3	394.7	na	na	na	<b>3 329.0</b>
June	733.6	981.9	766.9	141.3	380.9	na	na	na	<b>3 103.3</b>
July	772.5	714.4	878.0	166.1	398.6	na	na	na	<b>3 072.6</b>
August	728.9	659.2	762.4	152.6	435.2	na	na	na	<b>2 859.1</b>
September	759.9	683.3	742.7	163.0	428.6	na	na	na	<b>2 881.1</b>
October	718.3	672.5	801.3	157.5	463.4	na	na	na	<b>2 902.4</b>
November	712.6	767.7	751.1	161.8	462.2	na	na	na	<b>2 969.0</b>
December	723.6	720.5	662.3	159.5	470.9	na	na	na	<b>2 910.3</b>

## 2006

January	694.0	714.4	669.9	165.2	493.8	na	na	na	<b>2 827.1</b>
February	687.1	787.6	779.6	220.5	414.6	na	na	na	<b>3 018.9</b>
March	673.4	849.8	738.5	224.9	480.6	na	na	na	<b>3 095.5</b>
April	620.3	669.2	728.2	228.7	508.7	na	na	na	<b>2 872.6</b>
May	708.7	856.0	742.0	159.2	482.8	na	na	na	<b>3 058.2</b>
June	741.9	818.7	800.8	160.8	489.5	na	na	na	<b>3 155.5</b>

## TREND

## 2005

April	779.2	779.1	784.2	164.6	380.9	na	na	na	<b>3 062.0</b>
May	770.4	775.1	797.2	162.3	386.7	na	na	na	<b>3 073.6</b>
June	761.3	763.6	808.8	159.9	395.6	na	na	na	<b>3 061.9</b>
July	752.7	748.6	813.6	157.9	407.3	na	na	na	<b>3 029.3</b>
August	744.8	734.8	803.3	157.2	422.6	na	na	na	<b>2 981.9</b>
September	738.1	725.0	778.4	158.0	439.2	na	na	na	<b>2 930.3</b>
October	730.8	724.5	749.0	159.2	452.6	na	na	na	<b>2 896.3</b>
November	720.4	731.0	729.6	160.4	461.0	na	na	na	<b>2 891.4</b>
December	706.3	743.2	718.0	162.1	465.5	na	na	na	<b>2 906.8</b>

## 2006

January	691.9	755.8	714.9	164.0	467.7	na	na	na	<b>2 926.6</b>
February	681.9	764.9	721.0	166.0	470.7	na	na	na	<b>2 948.1</b>
March	678.1	771.3	732.0	167.2	475.2	na	na	na	<b>2 971.9</b>
April	680.2	776.0	746.0	167.7	480.9	na	na	na	<b>2 998.6</b>
May	686.9	778.0	759.9	167.4	486.8	na	na	na	<b>3 024.0</b>
June	696.1	780.2	775.0	166.6	491.3	na	na	na	<b>3 050.6</b>

na not available



	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
<b>2005</b>									
April	566.9	559.4	358.2	119.3	150.7	73.0	36.2	25.5	<b>1 889.2</b>
May	480.8	405.5	387.1	68.7	121.2	36.6	23.1	123.3	<b>1 646.3</b>
June	491.6	585.3	297.4	115.2	298.5	17.2	14.7	39.6	<b>1 859.4</b>
July	402.5	818.7	697.2	45.8	162.2	40.2	4.8	25.5	<b>2 196.7</b>
August	617.6	413.9	275.2	118.9	143.6	21.1	27.7	135.0	<b>1 753.1</b>
September	600.1	573.0	495.0	179.1	139.2	25.0	10.0	218.8	<b>2 240.2</b>
October	482.8	542.2	523.6	93.7	138.0	26.5	38.3	166.5	<b>2 011.5</b>
November	496.3	737.5	524.8	85.6	173.1	26.2	7.8	146.5	<b>2 197.8</b>
December	437.1	373.0	666.5	146.0	228.1	19.9	34.4	61.2	<b>1 966.3</b>
<b>2006</b>									
January	464.9	376.0	444.2	66.0	110.9	15.3	6.4	89.7	<b>1 573.3</b>
February	526.9	461.2	297.7	128.6	114.1	28.3	12.8	166.8	<b>1 736.4</b>
March	520.8	705.1	463.9	78.8	171.4	25.8	43.9	49.5	<b>2 059.4</b>
April	635.7	317.7	311.6	113.8	238.7	13.7	24.6	80.9	<b>1 736.6</b>
May	626.8	507.2	679.6	74.6	182.4	28.3	125.3	48.0	<b>2 272.1</b>
June	570.7	1 080.7	647.4	85.2	154.0	12.3	36.9	34.6	<b>2 621.8</b>
SEASONALLY ADJUSTED									
<b>2005</b>									
April	588.7	519.1	459.5	96.0	141.1	na	na	na	<b>1 743.0</b>
May	416.3	374.1	387.0	82.1	104.2	na	na	na	<b>1 587.4</b>
June	560.9	581.3	297.6	95.4	288.4	na	na	na	<b>2 026.1</b>
July	510.2	788.8	663.4	60.6	146.3	na	na	na	<b>2 188.0</b>
August	531.1	433.2	326.1	82.3	134.2	na	na	na	<b>1 679.3</b>
September	507.0	563.4	407.5	194.3	132.6	na	na	na	<b>2 106.7</b>
October	441.9	556.6	361.8	74.3	145.2	na	na	na	<b>1 832.5</b>
November	501.1	825.2	530.2	103.5	159.2	na	na	na	<b>2 102.6</b>
December	494.0	411.3	757.6	118.5	196.7	na	na	na	<b>2 046.4</b>
<b>2006</b>									
January	484.5	429.7	486.3	83.8	130.7	na	na	na	<b>1 699.1</b>
February	483.6	477.6	368.0	183.4	181.5	na	na	na	<b>1 885.7</b>
March	664.0	551.2	434.8	90.1	210.4	na	na	na	<b>2 025.6</b>
April	645.3	346.1	391.2	88.6	240.0	na	na	na	<b>1 941.6</b>
May	550.7	471.9	680.7	85.3	153.8	na	na	na	<b>2 183.4</b>
June	637.4	968.7	671.5	76.0	151.7	na	na	na	<b>2 654.7</b>
TREND									
<b>2005</b>									
April	496.3	423.4	415.6	109.9	110.7	na	na	na	<b>1 793.9</b>
May	508.2	452.4	424.1	100.4	110.2	na	na	na	<b>1 817.2</b>
June	515.8	482.3	417.8	87.5	116.0	na	na	na	<b>1 813.2</b>
July	514.9	514.2	413.3	78.3	126.7	na	na	na	<b>1 813.5</b>
August	509.5	544.8	424.3	74.8	137.7	na	na	na	<b>1 834.6</b>
September	496.7	565.4	452.3	78.0	144.9	na	na	na	<b>1 868.2</b>
October	484.4	575.2	483.5	88.0	149.5	na	na	na	<b>1 898.9</b>
November	481.1	569.3	504.5	99.5	155.6	na	na	na	<b>1 908.3</b>
December	490.2	543.3	506.2	110.4	166.1	na	na	na	<b>1 912.3</b>
<b>2006</b>									
January	514.4	508.4	497.9	116.4	177.6	na	na	na	<b>1 919.8</b>
February	545.0	475.2	487.6	115.6	186.0	na	na	na	<b>1 932.6</b>
March	574.7	459.3	485.7	109.3	189.7	na	na	na	<b>1 970.2</b>
April	599.2	460.7	505.5	100.1	189.2	na	na	na	<b>2 031.4</b>
May	617.5	468.4	539.9	90.2	185.3	na	na	na	<b>2 098.4</b>
June	632.1	499.6	577.2	81.0	178.5	na	na	na	<b>2 172.7</b>

na not available

VALUE OF BUILDING APPROVED, By sector: **Original**

Period	New houses	New other residential building	Alterations and additions creating dwellings	Alterations and additions not creating dwellings	Conversions	Total residential building	Non-residential building	Total building
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
PRIVATE SECTOR								
<b>2003-04</b>	21 243.6	9 919.0	118.0	4 655.2	287.8	36 223.7	12 972.2	<b>49 195.8</b>
<b>2004-05</b>	20 550.0	9 521.0	63.8	4 737.3	220.5	35 092.6	15 807.7	<b>50 900.3</b>
<b>2005-06</b>	21 388.9	8 229.1	57.0	4 949.1	264.5	34 888.6	18 066.2	<b>52 954.8</b>
<b>2005</b>								
July	1 775.4	755.3	3.5	392.9	46.7	2 973.8	1 728.1	<b>4 702.0</b>
August	1 906.1	741.7	5.6	436.6	4.8	3 094.8	1 271.9	<b>4 366.7</b>
September	1 764.5	756.8	3.4	419.9	0.3	2 945.0	1 831.2	<b>4 776.2</b>
October	1 727.7	673.8	3.6	430.7	3.1	2 839.1	1 585.0	<b>4 424.0</b>
November	1 924.2	709.5	6.5	441.2	1.0	3 082.3	1 813.6	<b>4 895.9</b>
December	1 521.9	696.0	3.3	337.7	5.0	2 563.9	1 363.1	<b>3 927.0</b>
<b>2006</b>								
January	1 388.1	502.6	0.5	319.9	25.5	2 236.7	1 129.5	<b>3 366.3</b>
February	1 800.1	575.3	3.4	422.5	58.2	2 859.6	1 279.4	<b>4 139.0</b>
March	1 953.8	778.6	10.0	445.2	7.4	3 195.0	1 684.4	<b>4 879.5</b>
April	1 556.6	461.8	9.7	359.0	18.9	2 406.0	1 420.1	<b>3 826.0</b>
May	2 151.4	799.2	5.6	490.3	6.1	3 452.7	1 475.8	<b>4 928.5</b>
June	1 918.9	778.3	1.9	453.2	87.5	3 239.8	1 484.1	<b>4 723.9</b>
PUBLIC SECTOR								
<b>2003-04</b>	274.3	232.6	1.7	159.4	0.4	668.5	3 957.0	<b>4 625.5</b>
<b>2004-05</b>	363.4	382.1	7.4	174.4	14.1	941.3	4 092.1	<b>5 033.4</b>
<b>2005-06</b>	342.8	246.3	5.1	161.9	0.2	756.3	6 299.1	<b>7 055.4</b>
<b>2005</b>								
July	27.2	24.2	—	14.9	—	66.3	468.6	<b>534.9</b>
August	35.3	9.9	1.2	10.9	—	57.3	481.2	<b>538.5</b>
September	20.2	19.8	—	11.1	—	51.1	409.0	<b>460.1</b>
October	34.1	20.9	2.4	11.8	—	69.2	426.6	<b>495.8</b>
November	43.9	18.1	—	29.6	—	91.5	384.2	<b>475.8</b>
December	23.5	7.5	—	10.7	—	41.8	603.3	<b>645.0</b>
<b>2006</b>								
January	33.9	18.9	—	19.0	0.2	72.0	443.7	<b>515.8</b>
February	12.8	11.5	—	9.1	—	33.4	457.0	<b>490.4</b>
March	23.4	17.9	—	10.8	—	52.1	374.9	<b>427.1</b>
April	33.7	23.5	1.0	7.1	—	65.2	316.6	<b>381.8</b>
May	18.1	23.3	0.5	14.5	—	56.4	796.4	<b>852.8</b>
June	36.8	50.6	—	12.4	—	99.9	1 137.7	<b>1 237.6</b>
TOTAL								
<b>2003-04</b>	21 517.9	10 151.7	119.8	4 814.6	288.2	36 892.1	16 929.2	<b>53 821.3</b>
<b>2004-05</b>	20 913.4	9 903.0	71.2	4 911.7	234.6	36 033.9	19 899.8	<b>55 933.7</b>
<b>2005-06</b>	21 731.7	8 475.4	62.1	5 111.0	264.7	35 644.9	24 365.4	<b>60 010.2</b>
<b>2005</b>								
July	1 802.6	779.5	3.5	407.7	46.7	3 040.1	2 196.7	<b>5 236.8</b>
August	1 941.3	751.7	6.8	447.5	4.8	3 152.1	1 753.1	<b>4 905.2</b>
September	1 784.8	776.6	3.4	431.0	0.3	2 996.1	2 240.2	<b>5 236.3</b>
October	1 761.8	694.7	6.0	442.6	3.1	2 908.2	2 011.5	<b>4 919.8</b>
November	1 968.1	727.6	6.5	470.8	1.0	3 173.8	2 197.8	<b>5 371.6</b>
December	1 545.5	703.5	3.3	348.4	5.0	2 605.7	1 966.3	<b>4 572.0</b>
<b>2006</b>								
January	1 422.0	521.6	0.5	338.9	25.7	2 308.7	1 573.3	<b>3 882.0</b>
February	1 813.0	586.8	3.4	431.6	58.2	2 893.0	1 736.4	<b>4 629.4</b>
March	1 977.2	796.6	10.0	456.0	7.4	3 247.2	2 059.4	<b>5 306.5</b>
April	1 590.3	485.3	10.7	366.1	18.9	2 471.2	1 736.6	<b>4 207.8</b>
May	2 169.5	822.6	6.1	504.8	6.1	3 509.1	2 272.1	<b>5 781.2</b>
June	1 955.7	829.0	1.9	465.7	87.5	3 339.7	2 621.8	<b>5 961.5</b>

— nil or rounded to zero (including null cells)

VALUE OF BUILDING APPROVED, States and territories—By sector: **Original**

States and territories	New houses	New other residential building	Alterations and additions creating dwellings	Alterations and additions not creating dwellings	Conversions	Total residential building	Non-residential building	Total building
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>PRIVATE SECTOR</b>								
NSW	348.7	267.9	0.8	132.8	3.5	753.7	345.7	1 099.4
Vic.	538.9	98.9	0.5	133.5	84.0	855.7	473.0	1 328.8
Qld	500.6	271.0	0.4	97.2	—	869.2	413.2	1 282.4
SA	104.4	21.3	—	24.9	—	150.6	48.8	199.3
WA	355.8	70.4	0.2	42.8	—	469.2	145.4	614.5
Tas.	35.6	9.5	—	10.2	—	55.3	9.3	64.6
NT	11.5	7.5	—	5.9	—	24.9	19.5	44.4
ACT	23.4	31.9	—	5.9	—	61.2	29.2	90.4
Aust.	1 918.9	778.3	1.9	453.2	87.5	3 239.8	1 484.1	4 723.9
<b>PUBLIC SECTOR</b>								
NSW	2.6	10.5	—	5.8	—	18.9	225.0	244.0
Vic.	12.8	—	—	4.4	—	17.2	607.7	624.9
Qld	6.6	22.5	—	0.1	—	29.2	234.2	263.4
SA	6.1	7.4	—	0.6	—	14.2	36.5	50.7
WA	6.8	8.8	—	0.8	—	16.4	8.6	25.0
Tas.	—	1.1	—	0.7	—	1.7	3.0	4.7
NT	1.3	0.3	—	0.1	—	1.7	17.4	19.1
ACT	0.5	—	—	—	—	0.5	5.4	5.9
Aust.	36.8	50.6	—	12.4	—	99.9	1 137.7	1 237.6
<b>TOTAL</b>								
NSW	351.3	278.4	0.8	138.6	3.5	772.7	570.7	1 343.3
Vic.	551.7	98.9	0.5	137.9	84.0	872.9	1 080.7	1 953.7
Qld	507.3	293.4	0.4	97.3	—	898.4	647.4	1 545.8
SA	110.5	28.8	—	25.5	—	164.7	85.2	250.0
WA	362.5	79.2	0.2	43.6	—	485.6	154.0	639.5
Tas.	35.6	10.6	—	10.8	—	57.1	12.3	69.3
NT	12.8	7.8	—	6.0	—	26.6	36.9	63.5
ACT	23.9	31.9	—	5.9	—	61.7	34.6	96.3
Aust.	1 955.7	829.0	1.9	465.7	87.5	3 339.7	2 621.8	5 961.5

— nil or rounded to zero (including null cells)

VALUE OF NON-RESIDENTIAL BUILDING APPROVED, States and territories: **Original**

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>Commercial</b>									
Retail/wholesale trade	83.7	54.0	76.0	12.8	32.3	2.7	2.1	24.8	288.3
Transport	14.3	0.2	11.4	20.7	4.1	—	0.1	2.5	53.2
Offices	108.0	154.8	64.4	14.3	23.4	1.1	6.8	1.9	374.8
Other commercial n.e.c.	3.4	1.8	4.7	0.4	0.5	—	—	—	10.8
<i>Total commercial</i>	<i>209.3</i>	<i>210.8</i>	<i>156.5</i>	<i>48.2</i>	<i>60.3</i>	<i>3.8</i>	<i>9.0</i>	<i>29.3</i>	<i>727.1</i>
<b>Industrial</b>									
Factories	30.3	36.5	19.0	2.1	25.0	0.7	—	0.9	114.4
Warehouses	47.3	81.8	71.1	7.5	22.7	0.5	4.0	—	234.8
Agricultural/aquacultural	0.5	4.9	2.1	1.1	0.9	0.7	—	—	10.0
Other industrial n.e.c.	4.1	1.6	16.2	1.8	1.5	0.2	—	—	25.3
<i>Total industrial</i>	<i>82.1</i>	<i>124.8</i>	<i>108.3</i>	<i>12.5</i>	<i>50.0</i>	<i>2.0</i>	<i>4.0</i>	<i>0.9</i>	<i>384.7</i>
<b>Other non-residential</b>									
Educational	38.3	75.7	65.4	16.7	5.3	3.0	7.4	2.4	214.3
Religious	3.1	1.5	0.1	0.1	2.1	—	—	1.7	8.7
Aged care facilities	15.0	55.4	12.0	0.3	15.6	0.3	—	0.1	98.7
Health	147.4	44.8	17.6	4.1	4.4	0.3	4.9	—	223.5
Entertainment and recreation	26.0	527.4	166.4	1.2	4.4	—	0.8	—	726.3
Accommodation	15.9	19.6	111.9	0.1	10.1	1.1	0.2	—	159.0
Other non-residential n.e.c.	33.5	20.6	9.3	1.9	1.8	1.6	10.6	0.3	79.7
<i>Total other non-residential</i>	<i>279.2</i>	<i>745.1</i>	<i>382.6</i>	<i>24.6</i>	<i>43.7</i>	<i>6.4</i>	<i>24.0</i>	<i>4.5</i>	<i>1 510.1</i>
<b>Total non-residential</b>	<b>570.7</b>	<b>1 080.7</b>	<b>647.4</b>	<b>85.2</b>	<b>154.0</b>	<b>12.3</b>	<b>36.9</b>	<b>34.6</b>	<b>2 621.8</b>

— nil or rounded to zero (including null cells)

## Original

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
PRIVATE SECTOR									
Commercial									
Retail/wholesale trade	83.7	54.0	76.0	12.8	31.9	2.7	1.9	24.8	287.8
Transport	11.8	0.2	8.1	0.7	3.6	—	—	—	24.4
Offices	84.6	134.5	62.1	7.2	22.7	0.9	5.2	0.2	317.4
Other commercial n.e.c.	2.9	1.8	4.5	0.4	0.5	—	—	—	10.1
<i>Total commercial</i>	<i>183.1</i>	<i>190.5</i>	<i>150.7</i>	<i>21.1</i>	<i>58.6</i>	<i>3.6</i>	<i>7.1</i>	<i>25.0</i>	<i>639.7</i>
Industrial									
Factories	30.3	36.5	17.5	2.0	25.0	0.7	—	0.9	112.8
Warehouses	47.1	81.4	69.3	7.3	22.5	0.5	4.0	—	232.0
Agricultural/aquacultural	0.5	4.9	2.1	1.1	0.9	0.7	—	—	10.0
Other industrial n.e.c.	3.9	1.2	16.0	1.8	1.5	0.2	—	—	24.6
<i>Total industrial</i>	<i>81.8</i>	<i>124.0</i>	<i>104.8</i>	<i>12.2</i>	<i>49.9</i>	<i>2.0</i>	<i>4.0</i>	<i>0.9</i>	<i>379.5</i>
Other non-residential									
Educational	16.8	45.3	23.6	9.0	1.7	1.4	2.3	1.6	101.6
Religious	3.1	1.5	—	0.1	2.1	—	—	1.7	8.6
Aged care facilities	15.0	55.4	12.0	0.3	15.6	0.3	—	—	98.5
Health	2.8	15.0	1.4	4.0	4.4	0.1	—	—	27.6
Entertainment and recreation	17.7	12.2	6.5	0.2	1.6	—	0.7	—	39.0
Accommodation	15.9	19.6	111.4	0.1	10.1	1.1	0.2	—	158.5
Other non-residential n.e.c.	9.5	9.6	2.9	1.8	1.3	0.6	5.3	—	31.1
<i>Total other non-residential</i>	<i>80.8</i>	<i>158.5</i>	<i>157.8</i>	<i>15.5</i>	<i>36.9</i>	<i>3.6</i>	<i>8.5</i>	<i>3.4</i>	<i>464.9</i>
<b>Total non-residential</b>	<b>345.7</b>	<b>473.0</b>	<b>413.2</b>	<b>48.8</b>	<b>145.4</b>	<b>9.3</b>	<b>19.5</b>	<b>29.2</b>	<b>1 484.1</b>
PUBLIC SECTOR									
Commercial									
Retail/wholesale trade	—	—	—	—	0.4	—	0.2	—	0.5
Transport	2.4	—	3.3	20.0	0.5	—	0.1	2.5	28.8
Offices	23.3	20.3	2.3	7.1	0.8	0.2	1.6	1.8	57.4
Other commercial n.e.c.	0.5	—	0.2	—	—	—	—	—	0.6
<i>Total commercial</i>	<i>26.2</i>	<i>20.3</i>	<i>5.8</i>	<i>27.1</i>	<i>1.6</i>	<i>0.2</i>	<i>1.9</i>	<i>4.3</i>	<i>87.4</i>
Industrial									
Factories	—	—	1.5	0.1	—	—	—	—	1.6
Warehouses	0.2	0.4	1.8	0.2	0.2	—	—	—	2.8
Agricultural/aquacultural	—	—	—	—	—	—	—	—	—
Other industrial n.e.c.	0.2	0.4	0.2	—	—	—	—	—	0.7
<i>Total industrial</i>	<i>0.3</i>	<i>0.8</i>	<i>3.5</i>	<i>0.3</i>	<i>0.2</i>	<i>—</i>	<i>—</i>	<i>—</i>	<i>5.1</i>
Other non-residential									
Educational	21.6	30.5	41.8	7.7	3.6	1.6	5.2	0.7	112.7
Religious	—	—	0.1	—	—	—	—	—	0.1
Aged care facilities	—	—	—	0.1	—	—	—	0.1	0.2
Health	144.6	29.9	16.2	0.1	—	0.2	4.9	—	195.9
Entertainment and recreation	8.3	515.2	159.9	1.0	2.8	—	0.1	—	687.3
Accommodation	—	—	0.5	—	—	—	—	—	0.5
Other non-residential n.e.c.	24.0	11.0	6.4	0.2	0.4	1.0	5.3	0.3	48.6
<i>Total other non-residential</i>	<i>198.5</i>	<i>586.6</i>	<i>224.8</i>	<i>9.1</i>	<i>6.8</i>	<i>2.8</i>	<i>15.5</i>	<i>1.1</i>	<i>1 045.2</i>
<b>Total non-residential</b>	<b>225.0</b>	<b>607.7</b>	<b>234.2</b>	<b>36.5</b>	<b>8.6</b>	<b>3.0</b>	<b>17.4</b>	<b>5.4</b>	<b>1 137.7</b>

— nil or rounded to zero (including null cells)

NON-RESIDENTIAL BUILDING APPROVED, Jobs by value range: **Original**

	\$50,000 to less than \$1m	\$1m to less than \$5m	\$5m and over	Total
BUILDING JOBS (no.)				
Commercial				
Retail/wholesale trade	563	47	8	618
Transport	21	4	3	28
Offices	388	38	12	438
Other commercial n.e.c.	26	2	—	28
<i>Total commercial</i>	998	91	23	1 112
Industrial				
Factories	89	27	3	119
Warehouses	175	30	9	214
Agricultural/aquacultural	46	1	—	47
Other industrial n.e.c.	74	—	1	75
<i>Total industrial</i>	384	58	13	455
Other non-residential				
Educational	199	46	6	251
Religious	21	2	—	23
Aged care facilities	17	8	6	31
Health	57	16	5	78
Entertainment and recreation	91	14	5	110
Accommodation	44	8	4	56
Other non-residential n.e.c.	95	17	2	114
<i>Total other non-residential</i>	524	111	28	663
<b>Total non-residential</b>	<b>1 906</b>	<b>260</b>	<b>64</b>	<b>2 230</b>

	VALUE (\$m)			
Commercial				
Retail/wholesale trade	99.0	95.5	93.8	288.3
Transport	4.3	10.0	38.9	53.2
Offices	93.0	76.1	205.6	374.8
Other commercial n.e.c.	6.7	4.1	—	10.8
<i>Total commercial</i>	203.0	185.7	338.4	727.1
Industrial				
Factories	27.3	61.4	25.8	114.4
Warehouses	62.4	59.7	112.8	234.8
Agricultural/aquacultural	6.8	3.2	—	10.0
Other industrial n.e.c.	15.7	—	9.7	25.3
<i>Total industrial</i>	112.1	124.3	148.3	384.7
Other non-residential				
Educational	53.7	94.4	66.2	214.3
Religious	5.3	3.4	—	8.7
Aged care facilities	3.9	27.5	67.3	98.7
Health	13.9	46.1	163.5	223.5
Entertainment and recreation	23.8	29.4	673.2	726.3
Accommodation	12.0	13.1	133.8	159.0
Other non-residential n.e.c.	27.1	37.0	15.5	79.7
<i>Total other non-residential</i>	139.8	250.8	1 119.5	1 510.1
<b>Total non-residential</b>	<b>454.9</b>	<b>560.8</b>	<b>1 606.1</b>	<b>2 621.8</b>

— nil or rounded to zero (including null cells)

## VALUE OF BUILDING APPROVED, Chain volume measures(a)

Period	New houses	New other residential building	New residential building	Alterations and additions to residential buildings(b)	Total residential building	Non-residential building	Total building
ORIGINAL (\$m)							
<b>2002-03</b>	20 108.4	10 810.0	30 897.5	4 844.7	35 738.4	18 808.0	54 517.5
<b>2003-04</b>	21 517.9	10 151.7	31 669.6	5 222.6	36 892.1	16 929.2	53 821.3
<b>2004-05</b>	19 782.6	9 123.9	28 906.5	4 967.1	33 873.6	18 380.3	52 254.0
<b>2004</b>							
December Qtr	4 807.1	2 350.7	7 157.7	1 191.9	8 349.7	4 295.6	12 645.3
<b>2005</b>							
March Qtr	4 393.3	2 110.7	6 504.0	1 109.1	7 613.1	4 634.8	12 247.9
June Qtr	5 352.5	2 384.2	7 736.6	1 285.5	9 022.1	4 905.7	13 927.8
September Qtr	5 057.0	2 036.9	7 093.9	1 252.4	8 346.3	5 559.4	13 905.7
December Qtr	4 761.2	1 879.2	6 640.4	1 180.8	7 821.2	5 458.8	13 280.0
<b>2006</b>							
March Qtr	4 683.9	1 675.9	6 359.8	1 220.2	7 580.0	4 743.4	12 323.4
SEASONALLY ADJUSTED (\$m)							
<b>2004</b>							
December Qtr	4 829.7	2 297.0	7 126.7	1 223.3	8 350.0	4 314.2	12 664.2
<b>2005</b>							
March Qtr	4 894.3	2 377.1	7 271.4	1 228.9	8 500.3	4 719.3	13 219.6
June Qtr	5 078.9	2 249.5	7 328.4	1 241.5	8 569.9	4 946.2	13 516.1
September Qtr	4 818.1	1 972.1	6 790.2	1 153.8	7 944.1	5 391.6	13 335.7
December Qtr	4 783.0	1 834.2	6 617.2	1 212.9	7 830.1	5 476.3	13 306.4
<b>2006</b>							
March Qtr	5 026.1	1 761.9	6 788.0	1 330.1	8 118.1	4 842.8	12 960.8
TREND (\$m)							
<b>2004</b>							
December Qtr	4 893.6	2 305.1	7 198.7	1 248.8	8 447.6	4 441.0	12 888.4
<b>2005</b>							
March Qtr	4 920.5	2 300.3	7 220.9	1 225.4	8 446.2	4 673.0	13 119.3
June Qtr	4 925.0	2 215.4	7 140.4	1 202.2	8 342.6	5 042.5	13 385.2
September Qtr	4 893.1	2 021.8	6 917.4	1 200.8	8 118.3	5 280.0	13 392.8
December Qtr	4 875.7	1 853.3	6 730.4	1 229.8	7 960.2	5 275.9	13 234.2
<b>2006</b>							
March Qtr	4 898.3	1 757.0	6 634.7	1 280.4	7 915.1	5 142.6	13 075.1
TREND (% change from previous quarter)							
<b>2004</b>							
December Qtr	-1.6	-3.0	-2.0	-1.1	-1.9	3.4	-0.1
<b>2005</b>							
March Qtr	0.5	-0.2	0.3	-1.9	—	5.2	1.8
June Qtr	0.1	-3.7	-1.1	-1.9	-1.2	7.9	2.0
September Qtr	-0.6	-8.7	-3.1	-0.1	-2.7	4.7	0.1
December Qtr	-0.4	-8.3	-2.7	2.4	-1.9	-0.1	-1.2
<b>2006</b>							
March Qtr	0.5	-5.2	-1.4	4.1	-0.6	-2.5	-1.2

— nil or rounded to zero (including null cells)

(b) Refer to Explanatory Notes, paragraph 13.

(a) Reference year for chain volume measures is 2003-04. Refer to Explanatory Notes, paragraph 23.

## Original

<i>Period</i>	<i>NSW</i>	<i>Vic.</i>	<i>Qld</i>	<i>SA</i>	<i>WA</i>	<i>Tas.</i>	<i>NT</i>	<i>ACT</i>	<i>Aust.</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
TOTAL RESIDENTIAL BUILDING									
<b>2002-03</b>	10 579.3	10 351.6	8 232.3	1 763.4	3 623.4	350.9	203.4	590.7	<b>35 738.4</b>
<b>2003-04</b>	10 500.4	10 140.4	9 094.0	1 842.0	3 879.4	553.9	260.1	622.0	<b>36 892.1</b>
<b>2004-05</b>	8 933.2	9 380.2	8 387.3	1 848.2	3 985.0	485.6	328.0	526.2	<b>33 873.6</b>
<b>2004</b>									
December Qtr	2 247.8	2 233.2	2 000.6	488.1	995.6	129.7	64.4	190.4	<b>8 349.7</b>
<b>2005</b>									
March Qtr	2 006.4	1 994.8	1 924.9	436.0	888.9	113.3	95.2	153.5	<b>7 613.1</b>
June Qtr	2 183.3	2 781.1	2 274.6	446.7	1 037.5	122.3	64.5	112.1	<b>9 022.1</b>
September Qtr	2 233.6	1 943.9	2 293.5	467.3	1 065.3	122.0	118.9	101.8	<b>8 346.3</b>
December Qtr	1 961.6	2 051.9	1 922.7	459.9	1 101.8	117.3	74.9	131.0	<b>7 821.2</b>
<b>2006</b>									
March Qtr	1 742.6	2 117.6	1 916.0	535.8	992.5	116.4	62.8	96.3	<b>7 580.0</b>
NON-RESIDENTIAL BUILDING									
<b>2002-03</b>	6 513.3	5 473.7	3 332.0	1 057.6	1 692.8	210.9	160.1	388.9	<b>18 808.0</b>
<b>2003-04</b>	5 395.4	4 871.9	3 249.3	1 179.2	1 522.4	187.0	169.5	354.4	<b>16 929.2</b>
<b>2004-05</b>	5 992.4	4 810.8	3 807.5	1 064.5	1 757.7	299.2	240.2	408.1	<b>18 380.3</b>
<b>2004</b>									
December Qtr	1 290.8	1 079.1	1 064.9	223.9	404.4	87.8	75.5	69.2	<b>4 295.6</b>
<b>2005</b>									
March Qtr	1 723.7	958.0	894.5	363.1	472.2	53.7	44.2	125.4	<b>4 634.8</b>
June Qtr	1 429.3	1 479.7	884.1	274.3	495.0	116.6	61.7	165.0	<b>4 905.7</b>
September Qtr	1 491.4	1 725.7	1 213.2	307.0	379.8	78.6	34.9	328.7	<b>5 559.4</b>
December Qtr	1 290.9	1 575.9	1 397.5	288.7	453.7	65.7	65.6	320.8	<b>5 458.8</b>
<b>2006</b>									
March Qtr	1 366.3	1 460.8	971.2	241.3	329.7	62.4	51.0	260.8	<b>4 743.4</b>
TOTAL BUILDING									
<b>2002-03</b>	17 060.2	15 812.7	11 567.7	2 820.0	5 316.3	564.0	363.4	980.0	<b>54 517.5</b>
<b>2003-04</b>	15 895.8	15 012.3	12 343.2	3 021.2	5 401.8	740.9	429.6	976.4	<b>53 821.3</b>
<b>2004-05</b>	14 925.6	14 191.0	12 194.8	2 912.7	5 742.6	784.7	568.2	934.3	<b>52 254.0</b>
<b>2004</b>									
December Qtr	3 538.6	3 312.3	3 065.5	712.0	1 399.9	217.5	139.8	259.7	<b>12 645.3</b>
<b>2005</b>									
March Qtr	3 730.2	2 952.8	2 819.4	799.1	1 361.1	167.1	139.4	279.0	<b>12 247.9</b>
June Qtr	3 612.6	4 260.8	3 158.7	720.9	1 532.5	238.9	126.3	277.1	<b>13 927.8</b>
September Qtr	3 725.1	3 669.5	3 506.8	774.3	1 445.1	200.6	153.8	430.5	<b>13 905.7</b>
December Qtr	3 252.5	3 627.8	3 320.3	748.6	1 555.5	182.9	140.5	451.9	<b>13 280.0</b>
<b>2006</b>									
March Qtr	3 108.9	3 578.4	2 887.1	777.1	1 322.2	178.7	113.8	357.1	<b>12 323.4</b>

(a) Reference year for chain volume measures is 2003-04. Refer to Explanatory Notes, paragraph 23.



## WHAT IF...? REVISIONS TO TREND ESTIMATES

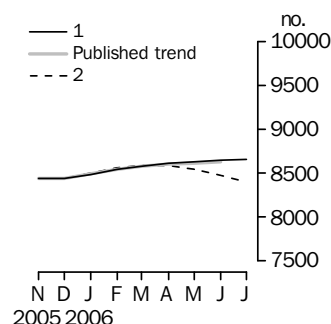
### EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

#### TREND REVISIONS

Recent seasonally adjusted and trend estimates are likely to be revised when original estimates for subsequent months become available. The approximate effect of possible scenarios on trend estimates are presented below. Generally, the greater the volatility of the original series, the larger the size of the revisions to trend estimates. Analysis of the building approval original series has shown that they can be revised substantially. As a result, some months can elapse before turning points in the trend series are reliably identified.

The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the July seasonally adjusted estimate is higher than the June estimate by 3.7% for the number of private sector houses approved and 13% for private sector other dwelling units approved; and that the July seasonally adjusted estimate is lower than the June estimate by 3.7% for the number of private sector houses approved and 13% for private sector other dwelling units approved. These percentages represent the average absolute monthly percentage change for these series over the last ten years.

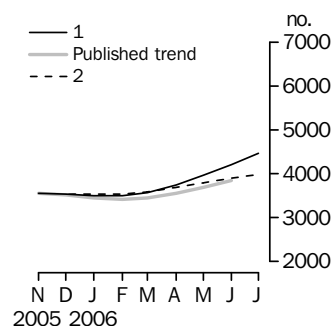
#### PRIVATE SECTOR HOUSES APPROVED



	Trend as published		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	(1) rises by 3.7% on June 2006		(2) falls by 3.7% on June 2006	
	no.	% change	no.	% change	no.	% change
<b>2006</b>						
February	8 545	0.6	8 541	0.7	8 561	0.8
March	8 582	0.4	8 580	0.5	8 590	0.3
April	8 607	0.3	8 611	0.4	8 584	-0.1
May	8 616	0.1	8 632	0.2	8 542	-0.5
June	8 626	0.1	8 648	0.2	8 478	-0.7
July	—	—	8 655	0.1	8 400	-0.9

— nil or rounded to zero (including null cells)

#### PRIVATE SECTOR OTHER DWELLINGS



	Trend as published		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	(1) rises by 13% on June 2006		(2) falls by 13% on June 2006	
	no.	% change	no.	% change	no.	% change
<b>2006</b>						
February	3 420	-1.2	3 503	-0.2	3 541	0.3
March	3 451	0.9	3 572	2.0	3 591	1.4
April	3 550	2.9	3 735	4.6	3 685	2.6
May	3 687	3.9	3 960	6.0	3 794	3.0
June	3 852	4.5	4 208	6.3	3 894	2.6
July	—	—	4 461	6.0	3 988	2.4

— nil or rounded to zero (including null cells)

## EXPLANATORY NOTES

### INTRODUCTION

**1** This publication presents monthly details of building work approved.

### SCOPE AND COVERAGE

**2** Statistics of building work approved are compiled from:

- permits issued by local government authorities and other principal certifying authorities
- contracts let or day labour work authorised by commonwealth, state, semi-government and local government authorities
- major building approvals in areas not subject to normal administrative approval e.g. building on remote mine sites.

**3** The scope of the survey comprises the following:

- construction of new buildings
- alterations and additions to existing buildings
- approved non-structural renovation and refurbishment work
- approved installation of integral building fixtures.

**4** Excluded from the statistics is construction activity not defined as building (e.g. roads, bridges, railways, earthworks, etc.). Statistics for this activity can be found in *Engineering Construction Activity, Australia* (cat. no. 8762.0).

**5** From July 1990, the statistics include:

- all approved new residential building valued at \$10,000 or more
- approved alterations and additions to residential building valued at \$10,000 or more
- all approved non-residential building jobs valued at \$50,000 or more.

### VALUE DATA

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

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

**8** From July 2000, value data includes the Goods and Services Tax (GST) for residential and non-residential building approvals. The ABS has consulted with councils and other approving authorities to ensure that approval values are reported inclusive of the GST. Where it was identified by a council or other approving authority that approvals submitted from its jurisdiction were on a GST-exclusive basis, the ABS made adjustments to the data to ensure that values were consistent with other data collected and were inclusive of GST.

### OWNERSHIP

**9** Building ownership is classified as either public or private sector and is based on the sector of intended owner of the completed building at the time of approval. Residential buildings constructed by private sector builders under government housing authority schemes are classified as public sector when the authority has contracted, or intends to contract, to purchase the building on or before completion.

## EXPLANATORY NOTES *continued*

### BUILDING CLASSIFICATION

**10** *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 Retail/wholesale trade, 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. The categories included under type of building classifications are defined in the Glossary.

**11** In the case of a large multi-function building which, at the time of approval is intended to have more than one purpose (e.g. a hotel/shops/casino project), the ABS endeavours to split the approval details according to each main function. Where this is not possible because separate details cannot be obtained, the building is classified to the predominant function of the building on the basis of the function which represents the highest proportion of the total value of the project.

**12** Building approvals are classified both by the TYPE OF BUILDING (e.g. 'house', 'factory') and by the TYPE OF WORK involved (e.g. 'new', 'alterations and additions' and 'conversions'). These classifications are often used in conjunction with each other in this publication and are defined in the Glossary.

**13** The TYPE OF WORK classification refers to the building activity carried out. Conversion jobs are shown separately in tables 9, 10, 19 and 20. However, in other tables they are included within existing categories, as follows: in tables 1 and 2 they are included in the appropriate TYPE OF BUILDING category, and in tables 13, 14 and 24 they are included in the 'Alterations and additions to residential buildings' category.

### SEASONAL ADJUSTMENT

**14** Seasonal adjustment is a means of removing the estimated effects of seasonal variation from the series so that the effects of other influences can be more clearly recognised.

**15** In the seasonal adjustment of series, account has been taken of both normal seasonal factors and 'trading day' effects arising from the varying numbers of Sundays, Mondays, Tuesdays, etc. in the month. Adjustment has also been made for the influence of Easter which may affect the March and April estimates differently.

**16** Seasonal adjustment does not remove from the series the effect of irregular or non-seasonal influences (e.g. the approval of large projects or a change in the administrative arrangements of approving authorities).

**17** From May 2003, the seasonally adjusted estimates are produced by the concurrent seasonal adjustment method which takes account of the latest available original estimates. The concurrent method improves the estimation of seasonal factors, and therefore, the seasonally adjusted and trend estimates for the current and previous months. As a result of this improvement, revisions to the seasonally adjusted and trend estimates will be observed for recent periods. The estimates that will improve the most will be for the current month, previous month and the same month one year ago. The concurrent seasonal adjustment methodology replaces the forward factor methodology previously used to adjust Building Approval series, where seasonal factors were only revised following an annual reanalysis.

**18** The state/territory series have been seasonally adjusted independently. However, a further adjustment has been made to these series to provide coherence between the state/territory estimates and the Australian total estimates.

## EXPLANATORY NOTES *continued*

### SEASONAL ADJUSTMENT

*continued*

**19** A more detailed review of concurrent seasonal factors will be conducted annually, generally prior to the release of data for May. The timing of this review may vary and when appropriate will be notified in the 'Data Notes' section of this publication.

### TREND ESTIMATES

**20** Smoothing seasonally adjusted series reduces the impact of the irregular component of the seasonally adjusted series and creates trend estimates. For monthly series, these trend estimates are derived by applying a 13-term Henderson-weighted moving average to all months of the seasonally adjusted series except the last six months. Trend series are created for the last six months by applying surrogates of the Henderson moving average to the seasonally adjusted series. For the quarterly chain volume measures (table 24), the trend estimates are derived by applying a 7-term Henderson-weighted moving average to all quarters of the respective seasonally adjusted series except the last three quarters. Trend series are created for these last three quarters by applying surrogates of the Henderson moving average seasonally adjusted series. For further information, see *Information Paper: A Guide to Interpreting Time Series—Monitoring Trends, 2003* (cat. no. 1349.0) or contact the Assistant Director, Time Series Analysis on Canberra (02) 6252 6540 or email <timeseries@abs.gov.au>.

**21** While the smoothing techniques described in paragraph 20 enable trend estimates to be produced for the latest few periods, they do result in revisions to the trend estimates as new data becomes available. Generally, revisions become smaller over time and, after three months, usually have a negligible impact on the series. Revisions to the original data may also lead to revisions to the trend.

**22** The ABS produces trend estimates to best represent the underlying behaviour in ABS original estimates. Abnormally high or low values (outliers) are discounted or excluded from the trend estimates. Outliers are considered to be part of the irregular component of the original estimates and, thus, do not conceptually form a part of trend estimates but do appear in the original and seasonally adjusted estimates. Therefore, failure to exclude outliers can result in a distortion to the trend estimates.

### CHAIN VOLUME MEASURES

**23** The chain volume measures appearing in this publication are annually reweighted chain Laspeyres indexes referenced to current price values in a chosen reference year. The reference year is updated annually in the July issue of this publication. While current price estimates reflect both price and volume changes, chain volume estimates measure changes in value after the direct effects of price changes have been eliminated and hence only reflect volume changes. The direct impact of the GST is a price change, and hence is removed from chain volume estimates. Since the value of approvals are more timely than the building price deflators, chain volume measures for the latest quarter are published once an additional month (after the quarter) of building approvals data becomes available. Therefore chain volume measures are updated in the April, July, October and January issues. Further information on the nature and concepts of chain volume measures is contained in the ABS publication *Information Paper: Introduction of Chain Volume Measures in the Australian National Accounts* (cat. no. 5248.0).

### AUSTRALIAN STANDARD GEOGRAPHIC CLASSIFICATION (ASGC)

**24** Area statistics are now being classified to the *Australian Standard Geographical Classification (ASGC), 2005 Edition* (cat. no. 1216.0), effective from July 2005. Building work approved before July 2005 was classified according to the current edition of the ASGC at that time, and is presented in this publication unrevised, in the original geographical area that applied at the time of approval. From July 2001, the Statistical Division of Darwin includes Litchfield Shire, previously in the Statistical Division of Northern Territory Balance.

**25** From 1 July 2002, approvals in the External Territories of Australia are included in these statistics. Jervis Bay is included in New South Wales, while Christmas Island and Cocos (Keeling) Islands are included in Western Australia.

## EXPLANATORY NOTES *continued*

### RELATED PUBLICATIONS

- 26** Users may also wish to refer to the following publications:  
*Building Activity, Australia*, cat. no. 8752.0  
*Dwelling Unit Commencements, Australia, Preliminary*, cat. no. 8750.0  
*Construction Work Done, Australia, Preliminary*, cat. no. 8755.0  
*Engineering Construction Activity, Australia*, cat. no. 8762.0  
*House Price Indexes: Eight Capital Cities*, cat. no. 6416.0  
*Housing Finance, Australia*, cat. no. 5609.0  
*Producer Price Indexes, Australia*, cat. no. 6427.0.

**27** While building approvals value series are shown inclusive of GST, this is different to building activity – *Building Activity, Australia* (cat. no. 8752.0) and *Construction Work Done, Australia, Preliminary* (cat. no. 8755.0) – in which residential work is published inclusive of GST and non-residential work exclusive of GST. In the Engineering Construction Survey – *Engineering Construction Activity, Australia* (cat. no. 8762.0) all values exclude GST.

### ABS DATA AVAILABLE ON REQUEST

**28** As well as the statistics included in this and related publications, the ABS may have other relevant data available on request. Inquiries should be made to the National Information and Referral Service on 1300 135 070.

### ROUNDING

**29** When figures have been rounded, discrepancies may occur between sums of the component items and totals.

### ABBREVIATIONS

\$m	million dollars
ABS	Australian Bureau of Statistics
ACT	Australian Capital Territory
ASGC	Australian Standard Geographical Classification
Aust.	Australia
GST	goods and services tax
n.e.c.	not elsewhere classified
no.	number
NSW	New South Wales
NT	Northern Territory
Qld	Queensland
SA	South Australia
Tas.	Tasmania
Vic.	Victoria
WA	Western Australia

## APPENDIX LIST OF ELECTRONIC TABLES

### ELECTRONIC TABLES

The following tables are available electronically via the ABS web site  
<<http://www.abs.gov.au>>.

Note: not all series in the table go back to the earliest start date.

### DWELLING UNITS

	<i>Publication table no. (a)</i>	<i>Electronic table no. (a)</i>	<i>Start date (b)</i>
Dwelling units approved, New South Wales	na	1	July 1983
Dwelling units approved, Victoria	na	2	July 1983
Dwelling units approved, Queensland	na	3	July 1983
Dwelling units approved, South Australia	na	4	July 1983
Dwelling units approved, Western Australia	na	5	July 1983
Dwelling units approved, all series, Australia	1	6	July 1983
Dwelling units approved, percentage change, Australia	2	na	..
Dwelling units approved, state and territories, number	3	7	July 1983
Dwelling units approved, states and territories, percentage change	4	na	..
Private sector houses approved, states and territories	5	8	July 1983
Private sector houses approved, states and territories, percentage change	6	na	..
Dwelling units approved, states and territories, by type	7	9	July 1983
Dwelling units approved, by Capital City Statistical Division, original	8	10	July 1983
Dwelling units approved, by sector, original, Australia	9	11	January 1956
Dwelling units approved, by sector, New South Wales	10	12	July 1970
Dwelling units approved, by sector, Victoria	10	13	July 1970
Dwelling units approved, by sector, Queensland	10	14	July 1970
Dwelling units approved, by sector, South Australia	10	15	July 1970
Dwelling units approved, by sector, Western Australia	10	16	July 1970
Dwelling units approved, by sector, Tasmania	10	17	July 1970
Dwelling units approved, by sector, Northern Territory	10	18	July 1970
Dwelling units approved, by sector, Australian Capital Territory	10	19	July 1970
Dwelling units approved in new residential buildings, original	11	20	January 1956
Value of dwelling units approved in new residential buildings, original	11	21	January 1956
Dwelling units approved in new residential buildings, number and value, New South Wales	12	22	January 1965
Dwelling units approved in new residential buildings, number and value, Victoria	12	23	January 1956
Dwelling units approved in new residential buildings, number and value, Queensland	12	24	January 1956
Dwelling units approved in new residential buildings, number and value, South Australia	12	25	January 1956
Dwelling units approved in new residential buildings, number and value, Western Australia	12	26	January 1956
Dwelling units approved in new residential buildings, number and value, Tasmania	12	27	January 1956
Dwelling units approved in new residential buildings, number and value, Northern Territory	12	28	January 1956
Dwelling units approved in new residential buildings, number and value, Australian Capital Territory	12	29	January 1965

(a) na not available

(b) .. not applicable

## APPENDIX LIST OF ELECTRONIC TABLES *continued*

### VALUE

	<i>Publication table no. (a)</i>	<i>Electronic table no. (a)</i>	<i>Start date(b)</i>
Value of building approved, New South Wales	na	30	July 1970
Value of building approved, Victoria	na	31	July 1970
Value of building approved, Queensland	na	32	July 1970
Value of building approved, South Australia	na	33	July 1970
Value of building approved, Western Australia	na	34	July 1970
Value of building approved, Tasmania	na	35	July 1970
Value of building approved, Northern Territory	na	36	July 1970
Value of building approved, Australian Capital Territory	na	37	July 1970
Value of building approved, Australia	13	38	January 1956
Value of building approved, Australia, percentage change	14	na	..
Value of total building approved, states and territories	15	39	July 1973
Value of total building approved, percentage change	16	na	..
Value of total building approved, states and territories	17	40	July 1973
Value of non-residential building approved, states and territories	18	41	July 1970
Value of building approved, by sector	19	42	January 1961
Value of building approved, by sector, New South Wales	20	43	July 1970
Value of building approved, by sector, Victoria	20	44	July 1970
Value of building approved, by sector, Queensland	20	45	July 1970
Value of building approved, by sector, South Australia	20	46	July 1970
Value of building approved, by sector, Western Australia	20	47	July 1970
Value of building approved, by sector, Tasmania	20	48	July 1970
Value of building approved, by sector, Northern Territory	20	49	July 1970
Value of building approved, by sector, Australian Capital Territory	20	50	July 1970
Value of non-residential building approved, by sector, Australia	21	51	July 2000
Value of non-residential building approved, by sector, New South Wales	22	52	July 2000
Value of non-residential building approved, by sector, Victoria	22	53	July 2000
Value of non-residential building approved, by sector, Queensland	22	54	July 2000
Value of non-residential building approved, by sector, South Australia	22	55	July 2000
Value of non-residential building approved, by sector, Western Australia	22	56	July 2000
Value of non-residential building approved, by sector, Tasmania	22	57	July 2000
Value of non-residential building approved, by sector, Northern Territory	22	58	July 2000
Value of non-residential building approved, by sector, Australian Capital Territory	22	59	July 2000
Number of non-residential building jobs approved, by value range, New South Wales	na	60	July 2000
Number of non-residential building jobs approved, by value range, Victoria	na	61	July 2000
Number of non-residential building jobs approved, by value range, Queensland	na	62	July 2000
Number of non-residential building jobs approved, by value range, South Australia	na	63	July 2000
Number of non-residential building jobs approved, by value range, Western Australia	na	64	July 2000
Number of non-residential building jobs approved, by value range, Tasmania	na	65	July 2000
Number of non-residential building jobs approved, by value range, Australia	23	66	July 2000
Value of non-residential building approved, by value range, New South Wales	na	67	July 2000
Value of non-residential building approved, by value range, Victoria	na	68	July 2000
Value of non-residential building approved, by value range, Queensland	na	69	July 2000
Value of non-residential building approved, by value range, South Australia	na	70	July 2000
Value of non-residential building approved, by value range, Western Australia	na	71	July 2000
Value of non-residential building approved, by value range, Tasmania	na	72	July 2000
Value of non-residential building approved, by value range, Australia	23	73	July 2000

(a) na not available

(b) .. not applicable

### CHAIN VOLUME MEASURES

	<i>Publication table no.</i>	<i>Electronic table no.</i>	<i>Start date</i>
Value of building approved, chain volume measures, Australia	24	74	September 1970
Value of building approved, chain volume measures, New South Wales	25	75	September 1985
Value of building approved, chain volume measures, Victoria	25	76	September 1985
Value of building approved, chain volume measures, Queensland	25	77	September 1985
Value of building approved, chain volume measures, South Australia	25	78	September 1985
Value of building approved, chain volume measures, Western Australia	25	79	September 1985
Value of building approved, chain volume measures, Tasmania	25	80	September 1985
Value of building approved, chain volume measures, Northern Territory	25	81	September 1985
Value of building approved, chain volume measures, Australian Capital Territory	25	82	September 1985

## APPENDIX LIST OF ELECTRONIC TABLES *continued*

### ADDITIONAL TABLES

	<i>Publication table no.</i>	<i>Electronic table no.</i>	<i>Start date</i>
Value of non-residential building approved, by sector, Australia	21-22	83	January 1965
Value of non-residential building approved, by sector, NSW	21-22	84	July 1970
Value of non-residential building approved, by sector, Vic.	21-22	85	July 1970
Value of non-residential building approved, by sector, Qld	21-22	86	July 1970
Value of non-residential building approved, by sector, SA	21-22	87	July 1970
Value of non-residential building approved, by sector, WA	21-22	88	July 1970
Value of non-residential building approved, by sector, Tas.	21-22	89	July 1970
Value of non-residential building approved, by sector, NT	21-22	90	July 1970
Value of non-residential building approved, by sector, ACT	21-22	91	July 1970

### DATA CUBES

	<i>SuperTable format</i>	<i>Excel format</i>
Statistical Local Areas, New South Wales, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	1	1
Statistical Local Areas, Victoria, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	2	2
Statistical Local Areas, Queensland, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	3	3
Statistical Local Areas, South Australia, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	4	4
Statistical Local Areas, Western Australia, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	5	5
Statistical Local Areas, Tasmania, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	6	6
Statistical Local Areas, Northern Territory, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	7	7
Statistical Local Areas, Australian Capital Territory, 2001-02, 2002-03, 2003-04, 2004-05, 2005-06	8	8
Number and value (\$m) of approvals, states and territories	9	na



## GLOSSARY

<b>Accommodation</b>	Buildings primarily providing short-term or temporary accommodation, and includes the following categories: <ul style="list-style-type: none"><li>■ Self-contained, short-term apartments (e.g. serviced apartments)</li><li>■ Hotels (predominantly accommodation), motels, boarding houses, cabins</li><li>■ Other short-term accommodation n.e.c. (e.g. migrant hostels, youth hostels, lodges).</li></ul>
<b>Aged care facilities</b>	Building used in the provision or support of aged care facilities, excluding dwellings (e.g. retirement villages). Includes aged care facilities with and without medical care.
<b>Agriculture/aquaculture</b>	Buildings housing, or associated with, agriculture and aquaculture activities, including bulk storage of produce (e.g. shearing shed, grain silo, shearers' quarters).
<b>Alterations and additions</b>	Building activity carried out on existing buildings. Includes adding to or diminishing floor area, altering the structural design of a building and affixing rigid components which are integral to the functioning of the building.
<b>Alterations and additions to residential buildings</b>	Alterations and additions carried out on existing residential buildings, which may result in the creation of new dwelling units. See also Explanatory Notes, paragraph 13.
<b>Building</b>	A building is a rigid, fixed and permanent structure which has a roof. Its intended purpose is primarily to house people, plant, machinery, vehicles, goods or livestock. An integral feature of a building's design is the provision for regular access by persons in order to satisfy its intended use.
<b>Commercial</b>	Buildings primarily occupied with or engaged in commercial trade or work intended for commercial trade, including buildings used primarily in wholesale and retail trades, office and transport activities.
<b>Conversion</b>	Building activity which converts a non-residential building to a residential building, e.g. conversion of a warehouse to residential apartments. Conversion is considered to be a special type of alteration, and these jobs have been separately identified as such from the July 1996 reference month, though they have only appeared separately in this publication from the January 1998 issue. Prior to that issue, conversions were published as part of the 'Conversions, etc.' category or included elsewhere within a table. See also Explanatory Notes, paragraph 13.
<b>Dwelling unit</b>	A dwelling unit is a self-contained suite of rooms, including cooking and bathing facilities and intended for long-term residential use. Regardless of whether they are self-contained or not, units within buildings offering institutional care (e.g. hospitals) or temporary accommodation (e.g. motels, hostels and holiday apartments) are not defined as dwelling units. Such units are included in the appropriate category of non-residential building approvals. Dwelling units can be created in one of four ways: through new work to create a residential building; through alteration/addition work to an existing residential building; through either new or alteration/addition work on non-residential building or through conversion of a non-residential building to a residential building.
<b>Educational</b>	Buildings used in the provision or support of educational services, including group accommodation buildings (e.g. classrooms, school canteens, dormitories).
<b>Entertainment and recreation</b>	Buildings used in the provision of entertainment and recreational facilities or services (e.g. libraries, museums, casinos, sporting facilities).
<b>Factories</b>	Buildings housing, or associated with, production and assembly processes of intermediate and final goods.
<b>Flats, units or apartments</b>	Dwellings not having their own private grounds and usually sharing a common entrance, foyer or stairwell.
<b>Health</b>	Buildings used in the provision of non-aged care medical services (e.g. nursing quarters, laboratories, clinics).

## GLOSSARY *continued*

<b>House</b>	A house is a detached building primarily used for long term residential purposes. It consists of one dwelling unit. For instance, detached 'granny flats' and detached dwelling units (e.g. caretaker's residences) associated with a non-residential building are defined as houses. Also includes 'cottages', 'bungalows' and rectories.
<b>Industrial</b>	Buildings used for warehousing and the production and assembly activities of industrial establishments, including factories and plants.
<b>New</b>	Building activity which will result in the creation of a building which previously did not exist.
<b>Non-residential building</b>	A non-residential building is primarily intended for purposes other than long term residential purposes. Note that, on occasions, one or more dwelling units may be created through non-residential building activity. Prior to the January 1998 issue of this publication, they have been included in the 'Conversions, etc.' column in tables showing dwelling units approved. They are now identified separately (e.g. see table 9). However, the value of these dwelling units cannot be separated out from that of the non-residential building which they are part of, therefore the value associated with these remain in the appropriate non-residential category.
<b>Offices</b>	Buildings primarily used in the provision of professional services or public administration (e.g. offices, insurance or finance buildings).
<b>Other dwellings</b>	Includes all dwellings other than houses. They can be created by: the creation of new other residential buildings (e.g. flats); alteration/addition work to an existing residential building; either new or alteration/addition work on a non-residential building; conversion of a non-residential building to a residential building creating more than one dwelling unit.
<b>Other residential building</b>	An other residential building is a building other than a house primarily used for long-term residential purposes. An other residential building contains more than one dwelling unit. Other residential buildings are coded to the following categories: semidetached, row or terrace house or townhouse with one storey; semidetached, row or terrace house or townhouse with two or more storeys; flat, unit or apartment in a building of one or two storeys; flat, unit or apartment in a building of three storeys; flat, unit or apartment in a building of four or more storeys; flat, unit or apartment attached to a house; other/number of storeys unknown. The latter two categories are included with the semidetached, row or terrace house or townhouse with one storey category in table 11 and 12 of this publication.
<b>Religious</b>	Buildings used for or associated with worship or in support of programs sponsored by religious bodies (e.g. church, temple, church hall, dormitories).
<b>Residential building</b>	A residential building is a building consisting of one or more dwelling units. Residential buildings can be either houses or other residential buildings.
<b>Retail/wholesale trade</b>	Buildings primarily used in the sale of goods to intermediate and end users.
<b>Semidetached, row or terrace houses, townhouses</b>	Dwellings having their own private grounds with no other dwellings above or below.
<b>Transport</b>	Buildings primarily used in the provision of transport services, and includes the following categories: <ul style="list-style-type: none"><li>■ Passenger transport buildings (e.g. passenger terminals)</li><li>■ Non-passenger transport buildings (e.g. freight terminals)</li><li>■ Commercial car parks (excluded are those built as part of, and intended to service, other distinct building developments)</li><li>■ Other transport buildings n.e.c.</li></ul>
<b>Warehouses</b>	Buildings primarily used for storage of goods, excluding produce storage.



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