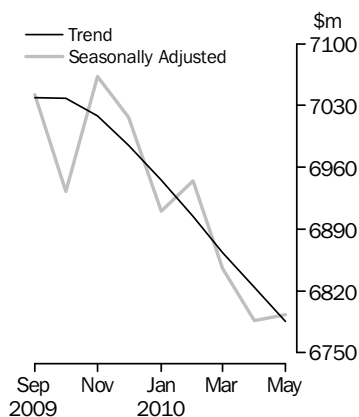


LENDING FINANCE

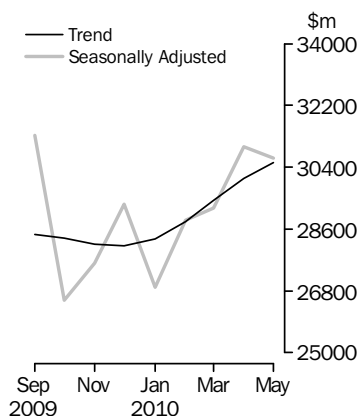
AUSTRALIA

EMBARGO: 11.30AM (CANBERRA TIME) TUES 13 JUL 2010

Personal finance



Commercial finance



INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070 or Wolfgang Hertel on Canberra (02) 6252 7883.

KEY FIGURES

	Apr 2010 \$m	May 2010 \$m	Apr 2010 to May 2010 % change
TREND ESTIMATES			
Housing finance for owner occupation(a)	13 610	13 427	-1.4
Personal finance	6 824	6 785	-0.6
Commercial finance	30 072	30 526	1.5
Lease finance	377	379	0.5
SEASONALLY ADJUSTED ESTIMATES			
Housing finance for owner occupation(a)	13 733	13 698	-0.3
Personal finance	6 787	6 793	0.1
Commercial finance	30 999	30 664	-1.1
Lease finance	358	400	11.8

(a) Excludes alterations and additions

KEY POINTS

MAY 2010 COMPARED WITH APRIL 2010:

HOUSING FINANCE FOR OWNER OCCUPATION

- The total value of owner occupied housing commitments excluding alterations and additions decreased 1.4% in trend terms and the seasonally adjusted series decreased 0.3%.

PERSONAL FINANCE

- The trend series for the value of total personal finance commitments decreased 0.6%. Revolving credit commitments fell 1.0% and fixed lending commitments fell 0.1%.
- The seasonally adjusted series for the value of total personal finance commitments increased 0.1%. Revolving credit commitments rose 0.4%, while fixed lending commitments fell 0.2%.

COMMERCIAL FINANCE

- The trend series for the value of total commercial finance commitments increased 1.5%. Revolving credit commitments rose 3.6% and fixed lending commitments rose 0.7%.
- The seasonally adjusted series for the value of total commercial finance commitments decreased 1.1%. Fixed lending commitments fell 5.8%, while revolving credit commitments rose 13.1%.

LEASE FINANCE

- The trend series for the value of total lease finance commitments rose 0.5% and the seasonally adjusted series rose 11.8%.

NOTES

FORTHCOMING ISSUES

ISSUE

RELEASE DATE

June 2010	11 August 2010
July 2010	13 September 2010
August 2010	13 October 2010
September 2010	15 November 2010
October 2010	13 December 2010
November 2010	17 January 2011

.....

REVISIONS

In this issue revisions have been made to the original series as a result of improved reporting of survey and administrative data. These revisions impact on:

- Personal finance for March 2010 and April 2010; and
- Investment housing for March 2010 and April 2010.

Seasonally adjusted and trend series have been revised as a result of revisions to the original series, the incorporation of estimates for the latest month and the revision of seasonal factors due to the concurrent seasonal adjustment methodology.

.....

ABBREVIATIONS

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

Brian Pink
Australian Statistician

CONTENTS

page

Time Series Spreadsheets	4
--------------------------	---

ANALYSIS

Summary of findings	5
---------------------	---

TABLES

1 Finance commitments, summary	6
2 Housing and personal finance commitments, by lender, original	7
3 Commercial and lease finance commitments, by lender, original	8
4 Personal finance commitments, by purpose (fixed loans), original	9
5 Personal finance commitments, revolving credit stocks and flows, original	10
6 Commercial finance commitments, by purpose (fixed loans), original	11
7 Lease and commercial finance commitments, stocks and flows, original	11
8 Finance commitments for housing (owner occupation and commercial)	12
9 Finance commitments for motor vehicles, original	13
10 Lease finance commitments for motor vehicles, original	14
11 Commercial and lease finance commitments for plant and equipment, original	15
12 Lease finance commitments for plant and equipment, original	16

OTHER INFORMATION

Explanatory Notes	17
Glossary	21

TIME SERIES DATA

TIME SERIES SPREADSHEETS

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

- longer time series of tables in this publication, and
- the following tables:

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

SUMMARY OF FINDINGS

HOUSING FINANCE FOR OWNER OCCUPATION (Table 1)

The trend series for the total value of owner occupied housing commitments excluding alterations and additions decreased 1.4% and the seasonally adjusted series decreased 0.3%.

For further information, please refer to Housing Finance, Australia (cat. no. 5609.0), which was released on 12 July 2010.

PERSONAL FINANCE (Tables 1 & 4)

In trend terms, the value of total personal finance commitments decreased 0.6% in May 2010 compared with April 2010. Revolving credit commitments fell 1.0% and fixed lending commitments fell 0.1%.

In seasonally adjusted terms, the value of total personal finance commitments increased 0.1% in May 2010. Revolving credit commitments rose 0.4%, while fixed lending commitments fell 0.2%.

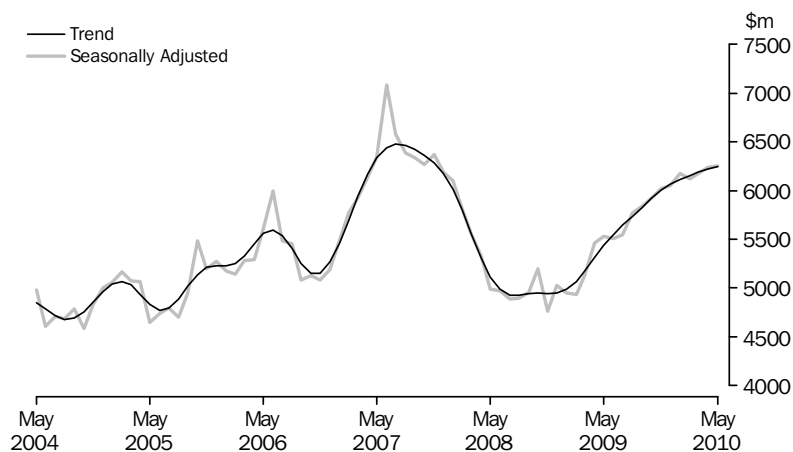
COMMERCIAL FINANCE (Tables 1 & 8)

The trend series for the value of total commercial finance commitments increased 1.5% in May 2010 compared with April 2010. Revolving credit commitments increased 3.6% and fixed lending commitments increased 0.7%.

The seasonally adjusted series for the value of total commercial finance commitments decreased 1.1% in May 2010. Fixed lending commitments fell 5.8%, while revolving credit commitments rose 13.1%.

The value of commitments for the purchase of dwellings by individuals for rent or resale (trend) increased 0.4% in May 2010, following an increase of 0.5% in April 2010. The seasonally adjusted series rose 0.4% in May 2010.

PURCHASE OF DWELLINGS BY INDIVIDUALS FOR RENT OR RESALE



LEASE FINANCE (Table 1)

The value of total lease finance commitments (trend) increased 0.5% in May 2010. The seasonally adjusted series increased 11.8%.

FINANCE COMMITMENTS, Summary

Month	SECURED HOUSING(a)		PERSONAL(b)			COMMERCIAL			LEASE
	Construction and purchase of dwellings(c)	Alterations and additions	Fixed loans(d)	Revolving credit(e)	Total	Fixed loans(d)	Revolving credit(e)	Total	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
2009									
May	17 714	569	3 436	3 310	6 746	21 712	8 375	30 087	402
June	17 942	527	4 080	3 875	7 955	24 978	9 462	34 440	427
July	17 879	539	3 512	3 766	7 278	20 602	8 813	29 415	470
August	15 866	459	3 346	3 371	6 717	19 785	8 301	28 087	375
September	17 405	488	3 368	3 640	7 008	24 066	8 488	32 554	366
October	17 047	485	3 373	3 549	6 922	19 077	8 099	27 175	388
November	16 595	469	3 350	3 604	6 953	20 115	7 062	27 177	357
December	16 256	497	3 312	4 031	7 343	26 267	9 639	35 905	482
2010									
January	11 492	375	2 699	3 230	5 928	15 950	4 707	20 658	278
February	12 925	475	3 131	3 454	6 585	17 901	7 137	25 038	319
March	15 349	550	3 529	3 984	7 513	20 460	9 087	29 547	425
April	13 294	449	3 073	3 287	6 360	18 426	6 700	25 127	321
May	14 224	479	3 349	3 447	6 796	21 017	7 836	28 853	393
SEASONALLY ADJUSTED									
2009									
May	17 191	533	3 332	3 428	6 760	20 596	9 629	30 225	401
June	17 209	515	3 570	3 408	6 978	19 781	7 704	27 485	334
July	16 874	522	3 405	3 515	6 920	19 107	8 208	27 314	437
August	16 283	503	3 494	3 650	7 145	20 553	8 408	28 961	397
September	17 453	494	3 468	3 575	7 043	22 672	8 650	31 322	378
October	16 748	473	3 389	3 544	6 933	18 694	7 836	26 529	385
November	16 088	465	3 348	3 715	7 063	20 678	6 938	27 616	374
December	15 443	495	3 283	3 734	7 017	21 917	7 418	29 334	409
2010									
January	14 693	466	3 209	3 702	6 911	20 476	6 424	26 900	364
February	14 016	470	3 237	3 708	6 945	21 087	7 772	28 859	367
March	13 646	472	3 211	3 634	6 845	20 089	9 133	29 222	387
April	13 733	462	3 226	3 560	6 787	23 199	7 800	30 999	358
May	13 698	467	3 220	3 573	6 793	21 846	8 818	30 664	400
TREND									
2009									
May	17 048	532	3 371	3 491	6 862	20 096	8 850	28 947	403
June	17 132	524	3 432	3 474	6 906	20 183	8 527	28 710	393
July	17 108	514	3 470	3 494	6 965	20 208	8 390	28 597	388
August	17 004	502	3 474	3 540	7 014	20 299	8 235	28 534	388
September	16 816	492	3 447	3 592	7 039	20 496	7 947	28 444	388
October	16 499	484	3 398	3 641	7 039	20 682	7 662	28 344	388
November	16 023	478	3 342	3 676	7 019	20 735	7 427	28 161	385
December	15 435	474	3 293	3 692	6 985	20 795	7 330	28 125	380
2010									
January	14 827	473	3 256	3 690	6 946	20 899	7 418	28 317	378
February	14 298	471	3 232	3 673	6 905	21 124	7 687	28 810	377
March	13 899	469	3 218	3 645	6 863	21 411	8 018	29 429	376
April	13 610	467	3 210	3 615	6 824	21 733	8 339	30 072	377
May	13 427	465	3 207	3 579	6 785	21 891	8 636	30 526	379

(a) For owner occupation.

(b) Includes unsecured housing finance for owner occupation.

(c) Includes refinancing across lending institutions (see Glossary).

(d) Includes refinancing (see Glossary).

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

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

Month	HOUSING FINANCE(a)					PERSONAL FINANCE(b)				
	Banks	Permanent building societies	Wholesale lenders n.e.c.	Other lenders	Total	Banks	Credit co- operatives	Finance companies	Other lenders	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009										
May	16 249	372	431	662	17 714	5 745	np	np	526	6 746
June	16 511	371	461	599	17 942	6 837	np	np	606	7 955
July	16 297	383	530	669	17 879	6 181	np	np	590	7 278
August	14 493	274	427	672	15 866	5 669	np	np	575	6 717
September	15 816	297	556	735	17 405	6 096	np	np	597	7 008
October	15 617	238	490	702	17 047	6 015	np	np	579	6 922
November	15 205	245	484	661	16 595	5 921	np	np	699	6 953
December	14 760	233	505	758	16 256	6 274	np	np	690	7 343
2010										
January	10 449	170	339	534	11 492	4 917	np	np	705	5 928
February	11 798	202	319	606	12 925	5 710	np	np	561	6 585
March	14 049	269	357	674	15 349	6 449	np	np	698	7 513
April	12 149	223	340	582	13 294	5 401	np	np	635	6 360
May	12 927	261	372	663	14 224	5 817	np	np	625	6 796

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

(a) Secured finance for owner occupation. Excludes alterations and additions.
(b) Includes unsecured housing finance for owner occupation.

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

Month	COMMERCIAL FINANCE					LEASE FINANCE				
	Banks	Money market corporations	Finance companies	Other lenders	Total	Banks	General financiers	Finance companies	Other lessors	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009										
May	27 232	np	245	np	30 087	181	93	18	111	402
June	np	np	np	np	34 440	145	136	np	np	427
July	26 236	np	196	np	29 415	109	233	np	np	470
August	25 583	np	np	2 343	28 087	161	100	np	np	375
September	29 284	np	186	np	32 554	117	131	np	np	366
October	23 885	np	np	2 191	27 175	116	149	np	np	388
November	24 089	np	np	2 792	27 177	125	112	np	np	357
December	32 371	np	253	np	35 905	234	115	np	np	482
2010										
January	18 650	np	139	np	20 658	70	115	np	np	278
February	22 716	np	172	np	25 038	84	105	np	np	319
March	26 002	np	194	np	29 547	91	166	np	np	425
April	22 947	np	144	np	25 127	70	109	np	np	321
May	25 925	np	171	np	28 853	102	131	np	np	393

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

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

	<i>New motor cars and station wagons</i>	<i>Used motor cars and station wagons</i>	<i>Total motor vehicles(a)</i>	<i>Individual residential blocks of land</i>	<i>Unsecured finance for owner occupa- tion(b)</i>	<i>Debt consolidation</i>	<i>Refinancing</i>	<i>Other(c)</i>	Total
<i>Month</i>	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009									
May	243	341	691	579	32	325	1 111	698	3 436
June	278	354	747	619	35	335	1 515	830	4 080
July	263	357	725	552	34	308	1 141	752	3 512
August	248	350	708	537	30	296	1 078	697	3 346
September	259	356	733	583	35	275	1 032	709	3 368
October	262	354	735	598	36	276	999	729	3 373
November	260	339	720	541	36	270	979	804	3 350
December	272	347	735	538	35	272	920	813	3 312
2010									
January	247	330	677	373	26	229	795	599	2 699
February	287	363	761	479	31	276	833	751	3 131
March	332	419	880	520	41	322	973	793	3 529
April	288	355	749	493	29	250	869	682	3 073
May	315	372	801	521	27	265	989	746	3 349

(a) Includes motorcycles and other motor vehicles.

(b) Includes alterations and additions.

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

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

	NEW AND INCREASED CREDIT LIMITS			CANCELLATIONS AND REDUCTIONS	CREDIT AT END OF MONTH	
	Secured	Unsecured	Total	Total(a)	Total limits(a)	Credit used
Month	\$m	\$m	\$m	\$m	\$m	\$m
.....						
2009						
May	1 392	1 918	3 310	2 434	282 203	116 783
June	1 954	1 921	3 875	2 831	283 461	118 585
July	1 835	1 931	3 766	2 884	284 553	117 801
August	1 511	1 860	3 371	2 403	285 746	117 725
September	1 567	2 073	3 640	2 597	287 991	121 832
October	1 592	1 958	3 549	3 162	288 307	122 000
November	1 521	2 082	3 604	2 897	289 008	123 023
December	2 028	2 003	4 031	2 994	290 537	124 181
2010						
January	1 274	1 956	3 230	2 833	291 039	124 144
February	1 647	1 806	3 454	2 493	291 975	125 871
March	1 744	2 240	3 984	6 971	288 971	125 350
April	1 509	1 779	3 287	3 182	289 090	125 417
May	1 633	1 814	3 447	2 806	289 728	125 798

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

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

	Construction finance	Purchase of real property	Wholesale finance	Purchase of plant and equipment	Refinancing	Other	Total	Commitments not drawn at end of month
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009								
May	2 859	7 400	802	1 199	1 395	8 058	21 712	51 813
June	2 313	8 504	1 348	2 007	1 996	8 809	24 978	49 584
July	1 126	7 344	1 529	1 266	1 773	7 564	20 602	48 815
August	1 123	7 727	881	1 034	2 010	7 010	19 785	49 121
September	2 785	8 720	1 170	1 530	2 694	7 167	24 066	51 367
October	1 144	7 272	1 268	1 710	2 004	5 678	19 077	49 730
November	1 307	8 328	1 403	1 573	1 939	5 566	20 115	50 042
December	1 329	8 480	1 490	1 986	2 812	10 170	26 267	49 133
2010								
January	849	6 185	920	1 217	1 012	5 766	15 950	47 073
February	1 143	6 911	1 008	1 304	1 227	6 309	17 901	46 448
March	1 016	8 790	1 299	1 554	1 731	6 070	20 460	47 661
April	1 107	7 883	np	1 425	1 671	np	18 426	47 051
May	1 354	8 305	1 127	1 415	2 147	6 667	21 017	47 274

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

LEASE AND COMMERCIAL FINANCE COMMITMENTS, Stocks and Flows: Original

	LEASE FINANCE		COMMERCIAL REVOLVING CREDIT			
	Total commitments	Commitments not drawn at end of month	New and increased credit limits	Cancellations and reductions(a)	Total credit limits at end of month(a)	Credit used at end of month
Month	\$m	\$m	\$m	\$m	\$m	\$m
2009						
May	402	np	8 375	9 870	358 105	214 245
June	427	np	9 462	14 600	353 507	213 539
July	470	np	8 813	16 099	345 953	207 259
August	375	np	8 301	9 637	344 572	206 250
September	366	np	8 488	10 196	342 733	205 343
October	388	np	8 099	10 046	341 127	205 694
November	357	np	7 062	12 207	336 048	204 510
December	482	np	9 639	11 863	333 552	200 681
2010						
January	278	np	4 707	8 142	330 069	198 993
February	319	np	7 137	12 034	324 978	198 472
March	425	np	9 087	10 933	322 939	197 846
April	321	np	6 700	8 399	319 963	196 201
May	393	np	7 836	9 100	318 128	196 189

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

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

FINANCE COMMITMENTS, For Housing (Owner Occupation and Commercial)

Month	OWNER OCCUPATION (SECURED FINANCE)				OWNER OCCUPATION (UNSECURED FINANCE)	COMMERCIAL FINANCE(a)			ALL HOUSING FINANCE
	Construction of dwellings	Purchase of new dwellings	Purchase of established dwellings(b)	Alterations and additions	Total(c)	Construction of dwellings for rent and resale	Purchase of dwellings by individuals for rent or resale	Purchase of dwellings by others for rent or resale	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
2009									
May	1 630	793	15 292	569	32	682	5 846	457	25 301
June	1 746	784	15 412	527	35	470	6 413	910	26 296
July	1 793	824	15 262	539	34	303	5 888	579	25 221
August	1 625	759	13 482	459	30	343	5 616	722	23 037
September	1 844	819	14 741	488	35	502	5 798	544	24 772
October	1 970	779	14 298	485	36	375	5 770	609	24 323
November	1 776	731	14 088	469	36	305	6 146	624	24 176
December	1 734	846	13 676	497	35	414	6 263	784	24 249
2010									
January	1 238	512	9 743	375	26	294	4 779	495	17 461
February	1 436	615	10 874	475	31	317	5 489	544	19 781
March	1 536	741	13 072	550	41	448	6 746	757	23 890
April	1 318	663	11 313	449	29	352	6 026	682	20 832
May	1 404	743	12 076	479	27	701	6 596	824	22 850
SEASONALLY ADJUSTED									
2009									
May	1 566	771	14 855	533	33	522	5 531	481	24 290
June	1 598	746	14 865	515	35	422	5 508	601	24 289
July	1 603	762	14 508	522	33	250	5 550	556	23 785
August	1 627	788	13 869	503	34	359	5 769	688	23 637
September	1 733	803	14 917	494	34	478	5 840	533	24 833
October	1 888	768	14 092	473	34	366	5 917	616	24 155
November	1 835	725	13 529	465	33	403	6 019	611	23 620
December	1 699	780	12 964	495	34	361	6 053	708	23 093
2010									
January	1 644	679	12 370	466	33	403	6 172	687	22 454
February	1 594	671	11 751	470	32	396	6 120	682	21 715
March	1 442	675	11 529	472	33	413	6 174	823	21 561
April	1 394	690	11 650	462	32	430	6 235	807	21 698
May	1 365	708	11 625	467	28	551	6 257	854	21 854
TREND									
2009									
May	1 528	767	14 753	532	33	388	5 440	537	23 977
June	1 588	773	14 771	524	33	390	5 551	572	24 202
July	1 646	777	14 685	514	33	388	5 649	591	24 282
August	1 702	779	14 524	502	34	384	5 737	599	24 261
September	1 751	778	14 287	492	34	382	5 827	605	24 156
October	1 781	769	13 949	484	34	385	5 920	616	23 937
November	1 778	751	13 494	478	34	387	6 004	635	23 561
December	1 733	728	12 974	474	33	391	6 068	661	23 062
2010									
January	1 655	708	12 464	473	33	393	6 114	697	22 537
February	1 567	694	12 037	471	32	406	6 154	737	22 098
March	1 486	686	11 727	469	32	428	6 191	775	21 793
April	1 415	682	11 513	467	31	455	6 222	808	21 594
May	1 362	683	11 382	465	30	479	6 245	838	21 484

(a) Excludes revolving credit.

(c) Includes alterations and additions.

(b) Includes refinancing across lending institutions (see Glossary).

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

	PERSONAL FINANCE(a)					COMMERCIAL FINANCE (a)	LEASE FINANCE	ALL VEHICLE FINANCE
	New motor cars and station wagons	Used motor cars and station wagons	Motorcycles	Other motor vehicles	Total	Total	Total	Total
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009								
May	243	341	17	91	691	713	170	1 574
June	278	354	15	100	747	1 100	178	2 025
July	263	357	16	89	725	650	194	1 569
August	248	350	17	93	708	569	187	1 463
September	259	356	17	101	733	833	201	1 767
October	262	354	18	101	735	900	195	1 830
November	260	339	17	104	720	937	201	1 859
December	272	347	16	100	735	1 312	243	2 289
2010								
January	247	330	15	85	677	720	153	1 550
February	287	363	17	94	761	778	185	1 724
March	332	419	18	111	880	937	241	2 058
April	288	355	15	91	749	874	207	1 830
May	315	372	14	99	801	850	242	1 893

(a) Excludes revolving credit.

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

<i>Month</i>	MOTOR CARS AND STATION WAGONS		LIGHT TRUCKS		HEAVY TRUCKS		OTHER MOTOR VEHICLES	ALL VEHICLES
	<i>New</i>	<i>Used</i>	<i>New</i>	<i>Used</i>	<i>New</i>	<i>Used</i>	<i>Total</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009								
May	112	36	10	3	3	np	np	170
June	116	41	8	5	1	6	2	178
July	134	41	8	3	3	4	1	194
August	129	37	7	3	2	8	1	187
September	138	39	9	4	5	4	1	201
October	136	35	13	np	np	np	np	195
November	149	32	12	np	2	1	np	201
December	177	36	12	4	6	np	np	243
2010								
January	106	29	7	np	1	np	np	153
February	129	38	8	3	3	4	1	185
March	171	41	14	5	4	5	1	241
April	148	37	14	np	2	2	np	207
May	171	44	16	np	3	3	np	242

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

COMMERCIAL AND LEASE FINANCE COMMITMENTS, For Plant and Equipment(a): **Original**

Month	COMMERCIAL FINANCE(b)			LEASE FINANCE	ALL PLANT AND EQUIPMENT FINANCE
	<i>Transport equipment</i>	<i>Other plant and equipment</i>	<i>Total</i>	<i>Total</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m
2009					
May	81	404	486	233	719
June	138	769	907	248	1 156
July	144	472	616	276	891
August	56	409	466	189	654
September	88	608	696	166	862
October	93	717	811	192	1 003
November	143	493	636	156	791
December	121	553	674	239	913
2010					
January	92	405	498	125	623
February	73	453	526	134	660
March	101	516	617	184	801
April	96	456	551	113	665
May	68	498	565	151	716

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

(b) Excludes revolving credit.

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

	<i>Transport equipment(a)</i>	<i>Construction and earthmoving equipment</i>	<i>Agricultural machinery and equipment</i>	<i>Manu- facturing equipment</i>	<i>Electronic data processing equipment</i>	<i>Office machines</i>	<i>Shop and office furniture, fittings and equipment</i>	<i>Other goods</i>	<i>Total</i>
<i>Month</i>	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
2009									
May	4	28	np	np	40	37	19	41	233
June	8	21	np	np	69	39	41	38	248
July	7	9	8	6	160	52	12	23	276
August	np	6	4	4	32	44	15	np	189
September	np	3	5	6	71	37	15	np	166
October	2	5	4	7	67	55	7	45	192
November	np	4	3	3	34	67	9	np	156
December	np	6	2	6	57	64	10	np	239
2010									
January	np	4	3	3	40	np	np	np	125
February	np	1	3	7	47	np	np	np	134
March	np	6	3	4	88	42	19	np	184
April	np	3	3	4	47	np	np	np	113
May	np	5	7	7	55	35	8	np	151

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

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

EXPLANATORY NOTES

INTRODUCTION

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

SCOPE

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

COVERAGE

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

EXPLANATORY NOTES *continued*

COVERAGE *continued*

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

SOURCES

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

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

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

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

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

REVISIONS

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

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

SEASONAL ADJUSTMENT

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

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

EXPLANATORY NOTES *continued*

SEASONAL ADJUSTMENT

continued

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

21 Autoregressive integrated moving average (ARIMA) modelling can improve the revision properties of the seasonally adjusted and trend estimates. ARIMA modelling relies on the characteristics of the series being analysed to project future period data. The projected values are temporary, intermediate values, that are only used internally to improve the estimation of the seasonal factors. The projected data do not affect the original estimates and are discarded at the end of the seasonal adjustment process. The lending finance collection uses an individual ARIMA model for 96% of the series in this publication. The ARIMA model is assessed as part of the annual reanalysis. For more information on ARIMA modelling see Feature article: Use of ARIMA modelling to reduce revisions in the October 2004 issue of *Australian Economic Indicators* (cat. no. 1350.0).

TREND ESTIMATES

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

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

EFFECTS OF ROUNDING

24 Where figures have been rounded, discrepancies may occur between sums of the component items and totals. Change in dollar value, number and percentage terms and averages presented in the commentary and the percentage change publication tables are based on unrounded data and may differ slightly from percentage changes and averages calculated from the rounded data presented in the tables in this publication.

ABS DATA AVAILABLE ON REQUEST

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

RELATED PUBLICATIONS

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

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

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

EXPLANATORY NOTES *continued*

RELATED PUBLICATIONS

continued

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

GLOSSARY

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

GLOSSARY *continued*

Purpose	Of the loan is that specified by the borrower. Where possible multiple purpose loans are split and each component is reported in the appropriate purpose category. Otherwise the whole loan is classified to the major purpose.
Real Property	Comprises both residential and non-residential land, buildings and fixed structures.
Refinancing	For personal and commercial finance, represents a commitment to refinance an existing loan. For secured housing finance, only those loans where the refinancing lender is a different lender and the security is unchanged are included. The refinancing of a loan to fund a change of residence is treated as a new lending commitment.
Revolving credit	Generally has the following characteristics: <ul style="list-style-type: none">■ a commitment for a credit or borrowing limit is given for a specific period after which the commitment is reviewed■ the extent of the borrowing used at any time during the period may be for any amount up to the authorised limit■ repayments (other than of charges and interest) made during the period reduce the extent of the borrowing used and thereby increase the amount of unused credit available up to the authorised limit. Examples include credit cards, lines of credit and approved overdrafts.
Secured credit limits	Includes overdrafts, lines of credit, credit cards, etc. backed by a mortgage or other assets owned by the borrower.
Secured housing finance	Comprises all secured commitments to individuals for the construction or purchase of dwellings for owner occupation, regardless of type of security. Commitments for housing that will be occupied by persons other than the owner(s) are excluded.
Total credit limits at end of month	Comprises total approved credit limits available at the end of the reference month. In principle, this can be derived by adding new and increased lending commitments during the month less cancellations and reductions of credit limits during the month to the balance of credit limits at the end of the previous month. In practice, however, revisions and other adjustments (such as the transfer of an existing fixed credit facility) will mean that such a derivation is inexact.
Wholesale finance	Comprises finance for the purchase of goods by retailers and wholesalers.

FOR MORE INFORMATION . . .

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

INFORMATION AND REFERRAL SERVICE

Our consultants can help you access the full range of information published by the ABS that is available free of charge from our website. Information tailored to your needs can also be requested as a 'user pays' service. Specialists are on hand to help you with analytical or methodological advice.

PHONE 1300 135 070

EMAIL client.services@abs.gov.au

FAX 1300 135 211

POST Client Services, ABS, GPO Box 796, Sydney NSW 2001

FREE ACCESS TO STATISTICS

All statistics on the ABS website can be downloaded free of charge.

WEB ADDRESS **www.abs.gov.au**