



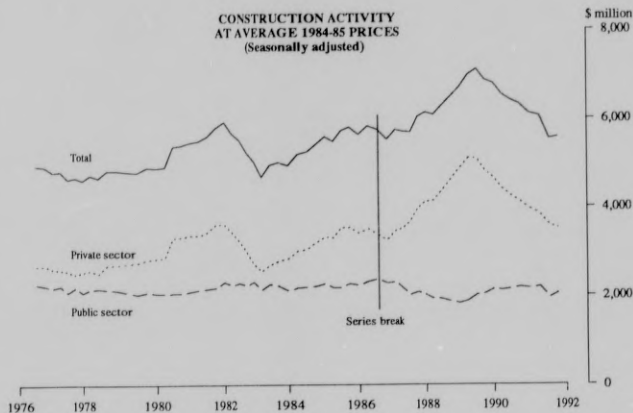
**Australian
Bureau of
Statistics**

CATALOGUE NO. 8782.0

EMBARGOED UNTIL 11.30 A.M. 29 APRIL 1992

**CONSTRUCTION ACTIVITY AT CONSTANT PRICES, AUSTRALIA
DECEMBER QUARTER 1991**

SUMMARY OF FINDINGS



Construction activity - Seasonally adjusted constant prices

In the December quarter 1991 construction activity did not fall from the previous quarter for the first time in more than two years, showing a marginal increase of 0.7 per cent to \$5,586 million in the quarter. Construction activity has fallen by a total of almost 20 per cent in the past two years.

Residential building activity recorded its first quarterly increase since the June quarter 1989, rising by 7.8 per cent in the December quarter 1991. The increase was such that activity in the December quarter 1991 was only 1.1 per

cent below the level of activity recorded 12 months previously.

Non-residential building activity continued the decline evident since September quarter 1989, falling a further 13.6 per cent in the December quarter 1991, and a total of 30.7 per cent since the December quarter 1990.

Engineering construction activity rose by 7.9 per cent during the December quarter 1991, following a 10.8 per cent decrease in the September quarter.

INQUIRIES

for further information about statistics in this publication and the availability of related unpublished statistics contact Roland Schmitz on Canberra (06) 252 6067 or any ABS State Office

for information about other ABS statistics and services please refer to the back page of this publication.

Private sector

In seasonally adjusted constant price terms, all categories of private sector construction, except residential building declined in the December quarter 1991. Total private sector construction activity fell by 1.9 per cent to \$3,525 million. The private residential building component rose by 5.9 per cent, non-residential building fell by 12.6 per cent (to the lowest level since December quarter 1984) and engineering construction activity by 4.1 per cent. Non-residential construction activity was less than residential building activity for the second consecutive quarter.

Public sector

Seasonally adjusted and at constant prices, total public sector construction activity rose by 4.7 per cent in the December quarter 1991. This was mainly due to an increase of 53.7 per cent in residential building, and a 13.4 per cent increase in engineering construction activity, over the low levels recorded in the September quarter 1991. Public sector non-residential building activity fell by 17.5 per cent in the December quarter 1991 to its lowest level for three years.

CONSTRUCTION ACTIVITY AT AVERAGE 1984-85 PRICES
(Seasonally adjusted)

<i>Construction activity</i>	<i>% Changes between Sept. qtr 91 and Dec. qtr 91</i>		
	<i>Private sector construction</i>	<i>Public sector construction</i>	<i>Total construction</i>
Building —			
Residential	5.9	53.7	7.8
Non-residential	-12.6	-17.5	-13.6
<i>Total building</i>	-1.6	-11.0	-3.0
Engineering construction	-4.1	13.4	7.9
<i>Total non-residential construction</i>	-9.9	2.7	-3.0
Total	-1.9	4.7	0.7

TABLE I. SEASONALLY ADJUSTED ESTIMATES OF CONSTRUCTION ACTIVITY AT AVERAGE 1984-85 PRICES
AUSTRALIA r

Period	Residential building	Non-residential building	Total building	Engineering construction	Non-residential construction	Total construction
QUARTERLY ESTIMATES (\$m)						
1990 Mar. qtr	2,303	2,535	4,842	1,957	4,492	6,795
June qtr	2,160	2,438	4,588	1,956	4,394	6,554
Sept. qtr	2,095	(a)2,361	(a)4,463	1,975	(a)4,337	(a)6,431
Dec. qtr	2,075	2,313	4,388	1,941	4,254	6,329
1991 Mar. qtr	2,027	2,155	4,186	1,942	4,097	6,124
June qtr	1,956	2,102	4,049	2,004	4,105	6,062
Sept. qtr	1,904	1,856	3,766	1,788	3,644	5,548
Dec. qtr	2,052	1,603	3,652	1,930	3,534	5,586
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	-2.9	-2.5	-2.6	3.0	-0.2	-1.1
June qtr	-6.2	-3.8	-5.3	0.0	-2.2	-3.6
Sept. qtr	-3.0	(a)-3.1	(a)-2.7	1.0	(a)-1.3	(a)-1.9
Dec. qtr	-0.9	-2.0	-1.7	-1.7	-1.9	-1.6
1991 Mar. qtr	-2.3	-6.8	-4.6	0.1	-3.7	-3.2
June qtr	-3.5	-2.5	-3.3	3.2	0.2	-1.0
Sept. qtr	-2.7	-11.7	-7.0	-10.8	-11.2	-8.5
Dec. qtr	7.8	-13.6	-3.0	7.9	-3.0	0.7
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR (a)						
1990 Mar. qtr	-6.8	3.4	-1.8	9.9	6.1	1.4
June qtr	-15.1	-7.2	-11.1	7.8	-1.1	-6.2
Sept. qtr	-16.0	(a)-11.0	(a)-13.4	0.1	(a)-6.3	(a)-9.7
Dec. qtr	-12.5	-11.1	-11.7	2.2	-5.5	-7.9
1991 Mar. qtr	-12.0	-15.0	-13.6	-0.7	-8.8	-9.9
June qtr	-9.4	-13.8	-11.7	2.4	-6.6	-7.5
Sept. qtr	-9.1	-21.4	-15.6	-9.5	-16.0	-13.7
Dec. qtr	-1.1	-30.7	-16.8	-0.5	-16.9	-11.7

(a) New cut-offs for non-residential building from September quarter 1990 - see paragraph 6 of the Explanatory Notes.

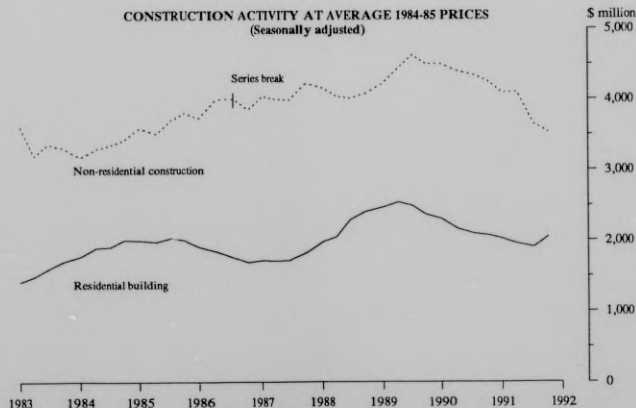


TABLE 2. SEASONALLY ADJUSTED PRIVATE SECTOR ESTIMATES OF CONSTRUCTION ACTIVITY
AT AVERAGE 1984-85 PRICES
AUSTRALIA $\text{\$}$

Period	Residential building	Non-residential building	Total building	Engineering construction	Non-residential construction	Total construction
QUARTERLY ESTIMATES (\$m)						
1990 Mar. qtr	2,164	1,951	4,110	543	2,494	4,658
June qtr	2,042	1,839	3,870	549	2,388	4,430
Sept. qtr	1,976	(a)1,744	(a)3,729	552	(a)2,296	(a)4,271
Dec. qtr	1,938	1,662	3,605	535	2,197	4,135
1991 Mar. qtr	1,921	1,505	3,423	538	2,042	3,963
June qtr	1,835	1,435	3,262	583	2,017	3,852
Sept. qtr	1,823	1,214	3,041	556	1,770	3,593
Dec. qtr	1,931	1,062	2,993	533	1,595	3,525
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	-3.4	-2.5	-3.1	-7.2	-3.5	-3.5
June qtr	-5.6	-5.8	-5.8	1.1	-4.3	-4.9
Sept. qtr	-3.2	(a)-5.2	(a)-3.7	0.5	(a)-3.9	(a)-3.6
Dec. qtr	-1.9	-4.7	-3.3	-3.1	-4.3	-3.2
1991 Mar. qtr	-0.9	-9.5	-5.1	0.5	-7.1	-4.2
June qtr	-4.5	-4.6	-4.7	8.4	-1.2	-2.8
Sept. qtr	-0.6	-15.3	-6.8	-4.6	-12.3	-6.7
Dec. qtr	5.9	-12.6	-1.6	-4.1	-9.9	-1.9
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR (a)						
1990 Mar. qtr	-9.1	2.3	-4.1	-7.0	0.1	-4.4
June qtr	-16.4	-11.4	-14.1	-6.7	-10.3	-13.2
Sept. qtr	-16.6	(a)-16.5	(a)-16.6	-12.6	(a)-15.6	(a)-16.1
Dec. qtr	-13.4	-16.9	-15.0	-8.7	-15.0	-14.3
1991 Mar. qtr	-11.2	-22.9	-16.7	-1.0	-18.1	-14.9
June qtr	-10.2	-22.0	-15.7	6.1	-15.5	-13.0
Sept. qtr	-7.7	-30.4	-18.4	0.7	-22.9	-15.9
Dec. qtr	-0.4	-36.1	-17.0	-0.3	-27.4	-14.7

(a) New cut-offs for non-residential building from September quarter 1990 - see paragraph 6 of the Explanatory Notes.

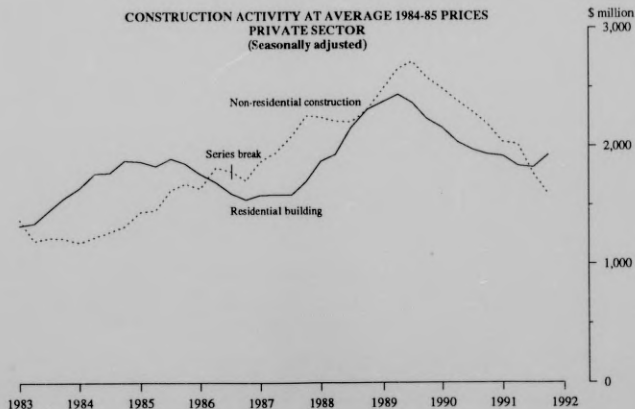


TABLE 3. SEASONALLY ADJUSTED PUBLIC SECTOR ESTIMATES OF CONSTRUCTION ACTIVITY
AT AVERAGE 1984-85 PRICES
AUSTRALIA r

Period	Residential building	Non-residential building	Total building	Engineering construction	Non-residential construction	Total construction
QUARTERLY ESTIMATES (\$m)						
1990 Mar. qtr	146	579	726	1,414	1,993	2,139
June qtr	120	599	716	1,407	2,006	2,126
Sept. qtr	114	(a)624	(a)744	1,424	(a)2,048	(a)2,161
Dec. qtr	135	649	779	1,406	2,055	2,190
1991 Mar. qtr	111	653	765	1,405	2,057	2,169
June qtr	125	655	776	1,421	2,076	2,201
Sept. qtr	77	654	736	1,233	1,887	1,964
Dec. qtr	119	540	655	1,397	1,937	2,056
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	11.5	-3.4	-0.2	7.6	4.1	4.6
June qtr	-17.6	3.3	-1.4	-0.5	0.6	-0.6
Sept. qtr	-5.7	(a)4.3	(a)4.0	1.2	(a)2.1	(a)1.7
Dec. qtr	18.8	3.9	4.7	-1.2	0.3	1.3
1991 Mar. qtr	-17.6	0.6	-1.9	-0.1	0.1	-1.0
June qtr	12.2	0.3	1.5	1.2	0.9	1.5
Sept. qtr	-38.0	-0.1	-5.2	-13.3	-9.1	-10.7
Dec. qtr	53.7	-17.5	-11.0	13.4	2.7	4.7
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR (a)						
1990 Mar. qtr	55.3	7.2	14.4	18.2	14.7	16.8
June qtr	15.6	7.4	8.4	14.8	12.5	12.6
Sept. qtr	-2.6	(a)10.0	(a)8.0	6.1	(a)7.3	(a)6.7
Dec. qtr	3.0	8.1	7.1	7.0	7.4	7.1
1991 Mar. qtr	-23.9	12.6	5.3	-0.6	3.2	1.4
June qtr	3.6	9.4	8.4	1.0	3.5	3.5
Sept. qtr	-31.9	4.8	-1.1	-13.4	-7.9	-9.1
Dec. qtr	-11.8	-16.8	-16.0	-0.6	-5.7	-6.1

(a) New cut-offs for non-residential building from September quarter 1990 - see paragraph 6 of the Explanatory Notes.

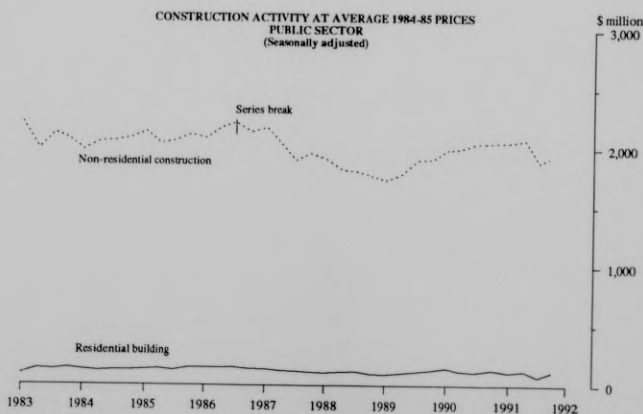


TABLE 4. ORIGINAL ESTIMATES OF CONSTRUCTION ACTIVITY AT AVERAGE 1984-85 PRICES, AUSTRALIA ^r

Period	Residential building	Non-residential building	Total building	Engineering construction	Non-residential construction	Total construction
ANNUAL ESTIMATES (\$m)						
1979-80	7,296	5,299	12,595	6,913	12,212	19,509
1980-81	8,351	5,715	14,066	7,679	13,393	21,744
1981-82	8,179	5,613	13,792	9,207	14,820	22,999
1982-83	6,256	4,775	11,031	9,525	14,299	20,556
1983-84	6,970	5,236	12,206	7,933	13,169	20,139
1984-85	7,909	6,108	14,016	7,763	13,871	21,779
1985-86	7,814	7,425	15,239	7,823	15,249	23,063
1986-87	6,880	8,045	14,925	(a)7,828	(a)15,873	(a)22,753
1987-88	7,556	9,224	16,780	7,183	16,407	23,963
1988-89	9,709	9,620	19,329	7,132	16,752	26,461
1989-90	9,336	10,259	19,576	7,794	18,033	27,369
1990-91	8,159	8,948	17,107	7,859	16,807	24,966
PERCENTAGE CHANGE OVER PREVIOUS YEAR						
1979-80	11.1	-0.5	5.9	-4.9	-3.0	1.8
1980-81	14.5	7.8	11.7	11.1	9.7	11.5
1981-82	-2.1	-1.8	-1.9	19.9	10.7	5.8
1982-83	-23.5	-14.9	-20.0	3.4	-3.5	-10.6
1983-84	11.4	9.7	10.6	-16.7	-7.9	-2.0
1984-85	13.5	16.6	14.8	-2.1	5.3	8.1
1985-86	-1.2	21.6	8.7	0.8	9.9	5.9
1986-87	-12.0	8.3	-2.1	0.1	4.1	-1.3
1987-88	9.8	14.6	12.4	-8.2	3.4	5.3
1988-89	28.5	4.3	15.2	-0.7	2.1	10.4
1989-90	-3.8	6.4	1.3	9.3	7.6	3.4
1990-91	-12.6	-12.6	-12.6	0.8	-6.8	-8.8
QUARTERLY ESTIMATES (\$m)						
1990 Mar. qtr	2,137	2,317	4,454	1,810	4,127	6,264
June qtr	2,150	2,423	4,572	2,070	4,493	6,662
Sept. qtr	2,151	(b)2,451	(b)4,602	1,959	(b)4,410	(b)6,561
Dec. qtr	2,179	2,440	4,619	1,993	4,433	6,612
1991 Mar. qtr	1,882	1,968	3,850	1,803	3,771	5,653
June qtr	1,947	2,090	4,036	2,105	4,195	6,141
Sept. qtr	1,955	1,925	3,880	1,780	3,705	5,660
Dec. qtr	2,154	1,692	3,847	1,983	3,675	5,829
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	-14.1	-15.4	-14.8	-7.3	-12.0	-12.7
June qtr	0.6	4.6	2.7	14.3	8.9	6.0
Sept. qtr	0.1	(b)1.2	(b)0.6	-5.4	(b)-1.8	(b)-1.2
Dec. qtr	1.3	-0.5	0.4	1.8	0.5	0.8
1991 Mar. qtr	-13.6	-19.3	-16.6	-9.6	-14.9	-14.5
June qtr	3.4	6.2	4.8	16.8	11.2	8.6
Sept. qtr	0.4	-7.9	-3.9	-15.4	-11.7	-7.8
Dec. qtr	10.2	-12.1	-0.9	11.4	-0.8	3.0
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR (b)						
1990 Mar. qtr	-6.6	3.4	-1.7	9.5	6.0	1.3
June qtr	-15.2	-7.1	-11.1	8.7	-0.5	-5.8
Sept. qtr	-16.0	(b)-11.3	(b)-13.6	-0.1	(b)-6.6	(b)-9.9
Dec. qtr	-12.4	-10.9	-11.6	2.0	-5.5	-7.9
1991 Mar. qtr	-11.9	-15.0	-13.6	-0.4	-8.6	-9.8
June qtr	-9.4	-13.8	-11.7	1.7	-6.6	-7.5
Sept. qtr	-9.1	-21.5	-15.7	-9.1	-16.0	-13.7
Dec. qtr	-1.1	-30.6	-16.7	-0.5	-17.1	-11.8

(a) For explanation of series break, see paragraph 3 of the Explanatory Notes. (b) New cut-offs for non-residential building from September quarter 1990 - see paragraph 6 of the Explanatory Notes.

TABLE 5. ORIGINAL PRIVATE SECTOR ESTIMATES OF CONSTRUCTION ACTIVITY AT AVERAGE 1984-85 PRICES
AUSTRALIA $\text{\$}$

Period	Residential building	Non-residential building	Total building	Engineering construction	Non-residential construction	Total construction
ANNUAL ESTIMATES ($\text{\$m}$)						
1979-80	6,897	3,207	10,104	1,183	4,390	11,287
1980-81	7,930	3,863	11,793	1,572	5,435	13,365
1981-82	7,815	4,001	11,816	2,286	6,287	14,102
1982-83	5,835	3,295	9,131	2,434	5,730	11,565
1983-84	6,442	3,328	9,771	1,556	4,885	11,327
1984-85	7,377	4,083	11,460	1,422	5,505	12,887
1985-86	7,238	5,171	12,409	1,601	6,772	14,010
1986-87	6,322	5,404	11,726	(a)1,893	(a)7,297	(a)13,618
1987-88	7,093	6,681	13,774	2,124	8,805	15,898
1988-89	9,293	7,413	16,708	2,241	9,653	18,946
1989-90	8,824	7,891	16,715	2,315	10,206	19,031
1990-91	7,673	6,368	14,040	2,205	8,572	16,245
PERCENTAGE CHANGE OVER PREVIOUS YEAR						
1979-80	13.1	2.3	9.4	-15.9	-3.4	6.1
1980-81	15.0	20.4	16.7	32.9	23.8	18.4
1981-82	-1.4	3.6	0.2	45.4	15.7	5.5
1982-83	-25.3	-17.6	-22.7	6.5	-8.9	-18.0
1983-84	10.4	1.0	7.0	-36.1	-14.7	-2.1
1984-85	14.5	22.7	17.3	-8.6	12.7	13.7
1985-86	-1.9	26.6	8.3	12.6	23.0	8.8
1986-87	-12.7	4.5	-5.5	18.2	7.8	-2.8
1987-88	12.2	23.6	17.5	12.2	20.7	16.7
1988-89	31.0	11.0	21.3	5.5	9.6	19.2
1989-90	-5.0	6.5	0.1	3.3	5.7	0.4
1990-91	-13.0	-19.3	-16.0	-4.8	-16.0	-14.6
QUARTERLY ESTIMATES ($\text{\$m}$)						
1990 Mar. qtr	2,008	1,803	3,810	519	2,321	4,329
June qtr	2,033	1,791	3,824	514	2,305	4,338
Sept. qtr	2,029	(b)1,825	(b)3,854	571	(b)2,396	(b)4,425
Dec. qtr	2,035	1,754	3,789	575	2,329	4,364
1991 Mar. qtr	1,783	1,389	3,172	513	1,902	3,685
June qtr	1,826	1,399	3,224	546	1,945	3,770
Sept. qtr	1,872	1,270	3,142	575	1,845	3,717
Dec. qtr	2,027	1,121	3,148	573	1,694	3,721
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	-14.5	-14.4	-14.5	-17.5	-15.1	-14.8
June qtr	1.3	-0.6	0.4	-0.9	-0.7	0.2
Sept. qtr	-0.2	(b)1.9	(b)0.8	11.1	(b)3.9	(b)2.0
Dec. qtr	0.3	-3.9	-1.7	0.7	-2.8	-1.4
1991 Mar. qtr	-12.4	-20.8	-16.3	-10.7	-18.3	-15.6
June qtr	2.4	0.7	1.6	6.4	2.2	2.3
Sept. qtr	2.5	-9.2	-2.5	5.2	-5.1	-1.4
Dec. qtr	8.3	-11.7	0.2	-0.2	-8.1	0.1
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR (b)						
1990 Mar. qtr	-9.0	2.3	-4.0	-7.1	0.0	-4.4
June qtr	-16.4	-11.4	-14.1	-6.6	-10.3	-13.3
Sept. qtr	-16.7	(b)-16.7	(b)-16.7	-12.5	(b)-15.8	(b)-16.2
Dec. qtr	-13.3	-16.7	-14.9	-8.6	-14.9	-14.1
1991 Mar. qtr	-11.2	-22.9	-16.7	-1.1	-18.0	-14.9
June qtr	-10.2	-21.9	-15.7	6.2	-15.6	-13.1
Sept. qtr	-7.7	-30.4	-18.5	0.6	-23.0	-16.0
Dec. qtr	-0.4	-36.1	-16.9	-0.3	-27.2	-14.7

(a) For explanation of series break, see paragraph 3 of the Explanatory Notes. (b) New cut-offs for non-residential building from September quarter 1990 - see paragraph 6 of the Explanatory Notes.

**TABLE 6. ORIGINAL PUBLIC SECTOR ESTIMATES OF CONSTRUCTION ACTIVITY AT AVERAGE 1984-85 PRICES
AUSTRALIA ^a**

Period	Residential building	Non-residential building	Total building	Engineering construction	Non-residential construction	Total construction
ANNUAL ESTIMATES (\$m)						
1979-80	400	2,092	2,491	5,730	7,822	8,222
1980-81	421	1,852	2,273	6,106	7,958	8,379
1981-82	364	1,612	1,976	6,921	8,533	8,897
1982-83	421	1,480	1,901	7,090	8,570	8,991
1983-84	528	1,908	2,435	6,377	8,284	8,812
1984-85	531	2,025	2,556	6,341	8,366	8,897
1985-86	576	2,254	2,831	6,223	8,477	9,053
1986-87	559	2,641	3,200	(a)5,935	(a)8,576	(a)9,135
1987-88	464	2,543	3,006	5,059	7,601	8,065
1988-89	417	2,207	2,624	4,891	7,098	7,515
1989-90	512	2,348	2,860	5,478	7,827	8,339
1990-91	486	2,580	3,067	5,655	8,235	8,721
PERCENTAGE CHANGE OVER PREVIOUS YEAR						
1979-80	-14.4	-4.4	-6.1	-2.2	-2.8	-3.4
1980-81	5.3	-11.5	-8.8	6.6	1.7	1.9
1981-82	-13.7	-12.9	-13.1	13.3	7.2	6.2
1982-83	15.8	-8.2	-3.8	2.4	0.4	1.1
1983-84	25.3	28.9	28.1	-10.1	-3.3	-2.0
1984-85	0.7	6.1	5.0	-0.6	1.0	1.0
1985-86	8.5	11.3	10.7	-1.9	1.3	1.8
1986-87	-3.1	17.2	13.0	-4.6	1.2	0.9
1987-88	-17.0	-3.7	-6.0	-14.8	-11.4	-11.7
1988-89	-10.1	-13.2	-12.7	-3.3	-6.6	-6.8
1989-90	22.9	6.4	9.0	12.0	10.3	11.0
1990-91	-5.1	9.9	7.2	3.2	5.2	4.6
QUARTERLY ESTIMATES (\$m)						
1990 Mar. qtr	130	514	644	1,291	1,805	1,935
June qtr	117	631	748	1,556	2,187	2,304
Sept. qtr	122	(b)626	(b)748	1,388	(b)2,013	(b)2,135
Dec. qtr	144	685	829	1,418	2,104	2,248
1991 Mar. qtr	99	579	678	1,289	1,868	1,967
June qtr	121	691	812	1,559	2,250	2,371
Sept. qtr	83	655	738	1,206	1,860	1,943
Dec. qtr	127	571	698	1,409	1,981	2,108
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	-6.8	-18.6	-16.5	-2.5	-7.7	-7.7
June qtr	-9.7	22.8	16.2	20.5	21.1	19.1
Sept. qtr	4.3	(b)-0.9	(b)-1.1	-10.8	(b)-7.9	(b)-7.3
Dec. qtr	17.9	9.6	10.9	2.2	4.5	5.3
1991 Mar. qtr	-31.2	-15.6	-18.3	-9.1	-11.2	-12.5
June qtr	22.4	19.4	19.8	20.9	20.4	20.5
Sept. qtr	-31.6	-5.2	-9.2	-22.7	-17.3	-18.1
Dec. qtr	53.3	-12.7	-5.3	16.9	6.5	8.5
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR (b)						
1990 Mar. qtr	55.7	7.3	14.5	18.0	14.7	16.8
June qtr	15.6	7.5	8.7	14.8	12.6	12.8
Sept. qtr	-3.2	(b)9.5	(b)7.2	6.2	(b)7.2	(b)6.6
Dec. qtr	3.4	8.5	7.6	7.1	7.5	7.3
1991 Mar. qtr	-23.7	12.6	5.3	-0.1	3.5	1.7
June qtr	3.5	9.4	8.5	0.2	2.9	2.9
Sept. qtr	-32.1	4.7	-1.4	-13.1	-7.6	-9.0
Dec. qtr	-11.7	-16.7	-15.8	-0.6	-5.8	-6.2

(a) For explanation of series break, see paragraph 3 of the Explanatory Notes. (b) New cut-offs for non-residential building from September quarter 1990 - see paragraph 6 of the Explanatory Notes.

TABLE 7. IMPLICIT PRICE DEFLATORS, AUSTRALIA ^r

<i>Period</i>	<i>Residential building</i>	<i>Non-residential building</i>	<i>Total building</i>	<i>Engineering construction</i>	<i>Non-residential construction</i>	<i>Total construction</i>
(1984-85 equals 100.0)						
1990 Mar. qtr	158.9	153.4	156.3	141.9	154.1	155.9
June qtr	160.7	154.3	157.5	144.2	154.2	156.5
Sept. qtr	161.6	154.6	158.2	147.3	156.4	158.3
Dec. qtr	162.4	154.7	158.7	149.1	155.3	157.9
1991 Mar. qtr	162.5	153.1	158.1	149.1	154.3	157.3
June qtr	162.4	150.9	156.9	148.8	152.5	156.0
Sept. qtr	162.6	149.2	156.4	151.0	153.6	157.0
Dec. qtr	161.7	146.1	155.4	151.3	152.4	156.2
PERCENTAGE CHANGE OVER PREVIOUS QUARTER						
1990 Mar. qtr	0.8	1.3	1.1	2.2	0.7	0.7
June qtr	1.1	0.6	0.8	1.6	0.1	0.4
Sept. qtr	0.6	0.2	0.4	2.1	1.4	1.1
Dec. qtr	0.5	0.1	0.3	1.2	-0.7	-0.3
1991 Mar. qtr	0.1	-1.0	-0.4	0.0	-0.6	-0.4
June qtr	-0.1	-1.4	-0.8	-0.2	-1.2	-0.8
Sept. qtr	0.1	-1.1	-0.3	1.5	0.7	0.6
Dec. qtr	-0.6	-2.1	-0.6	0.2	-0.8	-0.5
PERCENTAGE CHANGE OVER SAME QUARTER OF PREVIOUS YEAR						
1990 Mar. qtr	9.0	7.6	8.3	8.3	6.1	7.1
June qtr	6.4	6.1	6.1	8.3	5.5	5.7
Sept. qtr	4.4	4.2	4.4	8.5	4.2	4.2
Dec. qtr	3.0	2.1	2.7	7.3	1.5	2.0
1991 Mar. qtr	2.3	-0.2	1.2	5.1	0.1	0.9
June qtr	1.1	-2.2	-0.4	3.2	-1.1	-0.3
Sept. qtr	0.6	-3.5	-1.1	2.5	-1.8	-0.8
Dec. qtr	-0.4	-5.6	-2.1	1.5	-1.9	-1.1

EXPLANATORY NOTES

Introduction

This publication contains constant price estimates of the level of construction activity in Australia. It also contains implicit price deflators derived from these estimates. The estimates provide a measure (in 'real' terms) of residential building, non-residential building, total building, engineering construction, non-residential construction and total construction activity for the private and public sectors.

2. The estimates are compiled from results of the ABS surveys of Building Activity (BACS), Construction Other than Building (COTB), Engineering Construction (ECS) and from government finance data.

3. The engineering construction estimates for quarters back to and including September 1986 were compiled from the ECS which covers both the private and public sectors. For earlier quarters, activity for the private sector has been extrapolated backwards using the results from the COTB which was limited to jobs valued at \$100,000 or more undertaken by private contractors. However, no equivalent extrapolation could be done for work undertaken by the public sector, and it was necessary to use government finance data. Hence there is a break in the continuity of the series.

Scope and coverage

4. The estimates relate to construction activity which includes construction of new buildings, alterations and additions to existing buildings and engineering construction activity (roads, bridges, railways, earthworks, etc). The estimates measure total activity on construction rather than the output of the Construction industry (i.e. the value of construction activity undertaken by businesses classified to industries other than Construction is included and non-construction activity of businesses in the Construction industry is excluded).

5. The building estimates relate to:

- (a) construction of new residential buildings and all alterations and additions to residential buildings with an approval value of \$10,000 or more; and
- (b) all non-residential building jobs with an approval value of \$50,000 or more.

6. From the September quarter 1990, only non-residential building jobs with an approval value of \$50,000 (previously \$30,000) or more are included. For more details on the effect of the new cut-offs on specific classes of non-residential building (in current price terms) please refer to *Building Activity, Australia* (8752.0) for the September quarter 1990.

7. The engineering construction estimates relate to engineering construction work undertaken in Australia.

8. The cost of land is excluded. Repair and maintenance activity is excluded.

Definitions

9. A *building* is defined as a rigid, fixed and permanent structure which has a roof. Its intended purpose is primarily to house people, plant, machinery, vehicles, goods or livestock, with provision for regular access by persons.

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

11. *Non-residential building* is defined as building other than residential building and includes hotels, shops, factories, offices etc.

12. *Engineering construction* is defined as construction other than building and includes roads, bridges, railways, harbours, water storage and supply, sewerage and drainage, electricity generation, pipelines, telecommunications etc.

13. *Non-residential construction* is the sum of non-residential building and engineering construction.

Valuation of jobs

14. Value of work done during the period represents the estimated value of building or engineering construction work actually carried out during the quarter on jobs which have commenced.

Classification

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

Seasonal adjustment

16. Details of methods used in seasonally adjusting original series are available on request.

17. Large fluctuations in series as a result of irregular influences are not removed by seasonal adjustment, and particular care should be taken in interpreting individual quarter-to-quarter movements.

Estimates at constant prices

18. The base year of constant price estimates of construction activity in this issue is 1984-85.

19. Constant price estimates measure changes in value after the direct effects of price changes have been eliminated. The deflators used to revalue the current price estimates in this publication are derived from the same price data underlying the deflators compiled for the dwellings and non-dwelling construction components of the National Accounts aggregate 'Private gross fixed capital expenditure'.

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

Implicit price deflators

21. Implicit price deflators provide an estimate of the price change between the base period of the relevant constant price estimate (currently 1984-85) and any other period, and use the quantity weights of this latter period. An implicit price deflator is obtained by dividing a current price value by its corresponding constant price value. Thus implicit price deflators are derived measures (hence the term 'implicit') and at the level of published aggregates are not normally the direct measure of price changes by which components of current price estimates are converted to estimates at constant prices.

Interpretation and analysis

22. Care should be exercised when interpreting quarter-to-quarter movements in the estimates as short term movements do not necessarily indicate a change in trend.

23. Estimates for financial years are simple aggregates of quarterly estimates. All estimates for the current quarter and preceding quarter are preliminary and subject to revision. However, it may be necessary from time to time to revise estimates for earlier periods.

Related publications

24. Users may also wish to refer to the following publications which contain statistics relating to building and construction:

Australian National Accounts: National Income and Expenditure (5206.0) — issued quarterly.

Australian National Accounts: Gross Product, Employment and Hours Worked (5222.0) — issued quarterly.

Building Approvals, Australia (8731.0) — issued monthly.

Building Activity, Australia: Dwelling Unit Commencements, Preliminary (8750.0) — issued quarterly.

Building Activity, Australia (8752.0) — issued quarterly.

Engineering Construction Activity, Australia (8762.0) — issued quarterly.

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

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- r figure or series revised since previous issue
- .. not applicable
- nil or rounded down to zero
- n.a. not available
- break in continuity of series (where drawn between two consecutive figures in the same column)

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

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