

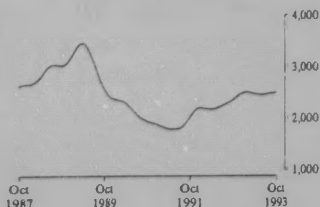
CATALOGUE NUMBER 8741.2
30 DECEMBER 1993

**DWELLING UNIT COMMENCEMENTS REPORTED BY
APPROVING AUTHORITIES, VICTORIA,
OCTOBER 1993**

MAIN FEATURES

- Trend estimates of the number of dwelling units commenced in October 1993 (2,503) showed a 0.3 per cent increase from the figure for September 1993 (2,496) and a 7 per cent increase over the figure for October 1992 (2,347). Apart from consecutive decreases in the series during March, April, May and June 1993, the trend estimate has shown a slight increase each month since August 1992.
- In original terms the number of dwelling units commenced in October 1993 (2,640) was 13 per cent higher than in the previous month (2,339) and 5 per cent lower than in October 1992 (2,791).
- There were no new public sector other residential buildings commenced during October 1993. This is the first time that this has occurred since November 1991.

**NUMBER OF NEW DWELLING UNITS COMMENCED
TREND ESTIMATES**



**NUMBER OF NEW DWELLING UNITS COMMENCED
ORIGINAL**



INQUIRIES

For further information about statistics in this publication and the availability of related unpublished statistics, contact Bill McNaughtan or Leon Kinnersly on Melbourne (03) 615 7000; or any ABS State office.

For information about other ABS statistics and services contact Information Services on Melbourne (03) 615 7000; or any ABS State office.

TABLE 1. NUMBER OF NEW DWELLING UNITS COMMENCED BY OWNERSHIP AND TYPE OF RESIDENTIAL BUILDING

Period	Private sector			Public sector			Total		
	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total	Houses	Other residential buildings	Total
		(a)			(a)			(a)	
MELBOURNE STATISTICAL DIVISION (b)									
1990-91	11,895	1,331	13,226	683	436	1,119	12,578	1,752	14,330
1991-92	14,063	1,446	15,509	411	541	952	14,474	1,987	16,461
1992-93	16,622	1,877	18,499	639	213	852	17,261	2,090	19,351
1992—									
August	1,268	185	1,453	25	58	83	1,293	243	1,536
September	1,102	50	1,152	28	9	37	1,130	59	1,189
October	1,754	131	1,885	28	—	28	1,782	131	1,913
November	1,443	187	1,630	41	4	45	1,484	191	1,675
December	1,371	185	1,556	40	—	40	1,411	185	1,596
1993—									
January	1,110	125	1,235	45	44	89	1,155	169	1,324
February	1,302	226	1,528	38	11	49	1,340	237	1,577
March	1,574	118	1,692	105	49	154	1,679	167	1,846
April	1,363	183	1,546	105	7	112	1,468	190	1,658
May	1,478	176	1,654	66	11	77	1,544	187	1,731
June	1,351	149	1,500	72	—	72	1,423	149	1,572
July	1,472	316	1,788	67	28	95	1,539	344	1,883
August	1,481	194	1,675	53	14	67	1,534	208	1,742
September	1,255	258	1,513	55	29	84	1,310	287	1,597
October	1,452	206	1,658	64	—	64	1,516	206	1,722
VICTORIA									
1990-91	19,560	1,840	21,400	1,031	593	1,624	20,591	2,433	23,024
1991-92	21,655	1,944	23,599	613	751	1,364	22,268	2,695	24,963
1992-93	25,248	2,214	27,462	978	322	1,300	26,226	2,536	28,762
1992—									
August	1,928	224	2,152	28	65	93	1,956	289	2,245
September	1,669	70	1,739	37	35	72	1,706	105	1,811
October	2,586	158	2,744	38	9	47	2,624	167	2,791
November	2,228	227	2,455	78	11	89	2,306	238	2,544
December	2,060	202	2,262	58	7	65	2,138	209	2,347
1993—									
January	1,769	149	1,918	98	49	147	1,867	198	2,065
February	2,053	257	2,310	101	11	112	2,154	268	2,422
March	2,359	146	2,505	140	49	189	2,499	195	2,694
April	2,108	208	2,316	154	24	178	2,262	232	2,494
May	2,187	201	2,388	99	23	122	2,286	224	2,510
June	2,063	196	2,259	85	2	87	2,148	198	2,346
July	2,176	326	2,502	93	28	121	2,269	354	2,623
August	2,216	224	2,440	80	14	94	2,296	238	2,534
September	1,949	271	2,220	90	29	119	2,039	300	2,339
October	2,235	244	2,479	161	—	161	2,396	244	2,640

(a) Number of dwelling units
on 1 July 1991.

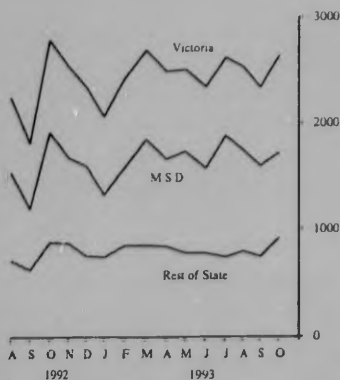
(b) Please refer to page 14 for a summary of changes to Statistical Divisions which were implemented

TABLE 2. NUMBER OF NEW PRIVATE SECTOR HOUSES AND TOTAL NEW DWELLING UNITS COMMENCED, VICTORIA

Period	Private sector houses			Total dwellings		
	Original	Seasonally adjusted(a)	Trend estimate(a)	Original	Seasonally adjusted(a)	Trend estimate(a)
1990-91	19,560	19,700	19,768	23,024	23,061	23,040
1991-92	21,655	21,599	21,583	24,963	24,999	25,044
1992-93	25,248	25,299	25,329	28,762	28,845	28,941
1992- August	1,928	2,003	1,997	2,245	2,390	2,275
September	1,669	1,720	2,038	1,811	1,823	2,304
October	2,586	2,323	2,083	2,791	2,627	2,347
November	2,228	2,069	2,130	2,544	2,403	2,403
December	2,080	2,195	2,172	2,347	2,373	2,463
1993- January	1,769	2,321	2,196	2,068	2,686	2,504
February	2,053	2,035	2,194	2,422	2,431	2,513
March	2,359	2,196	2,171	2,694	2,440	2,495
April	2,108	2,209	2,146	2,494	2,580	2,471
May	2,187	2,124	2,130	2,510	2,439	2,462
June	2,063	2,047	2,115	2,346	2,312	2,460
July	2,176	2,084	2,106	2,623	2,547	2,471
August	2,216	2,170	2,096	2,534	2,504	2,484
September	1,949	2,091	2,084	2,339	2,518	2,496
October	2,235	2,044	2,076	2,640	2,489	2,503

(a) See paragraphs 8 to 11 of Explanatory notes

NUMBER OF NEW DWELLING COMMENCEMENTS



NEW DWELLING COMMENCEMENTS, VICTORIA, ANNUAL PERCENTAGE CHANGE

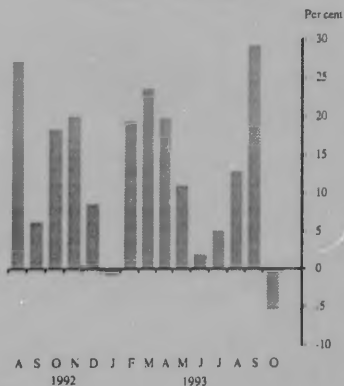


TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July - Oct		October		July - Oct		October		July - Oct		October	
	1993-94		1992-1993		1993-94		1992-1993		1993-94		1992-1993	
	1992-93	1993-94	1992-93	1993-94	1992-93	1993-94	1992-93	1993-94	1992-93	1993-94	1992-93	1993-94
MELBOURNE STATISTICAL DIVISION												
Altona (C)	222	89	35	22	2	6	—	4	224	95	35	26
Berwick (C)	1,715	625	170	154	9	11	—	3	1,724	636	170	157
Box Hill (C)	135	45	11	13	115	33	4	—	250	78	15	13
Brighton (C)	79	38	12	17	4	29	—	—	83	67	12	17
Broadmeadows (C)	490	86	105	27	59	34	6	4	549	120	111	31
Brunswick (C)	44	3	5	2	90	17	—	6	134	20	5	8
Bulla (S)	883	365	75	78	42	—	—	—	925	365	75	78
Camberwell (C)	231	114	20	33	32	2	2	—	263	116	22	33
Caulfield (C)	160	87	11	13	94	37	19	4	254	124	30	17
Chelsea (C)	123	23	22	8	15	2	—	—	138	25	22	8
Coburg (C)	63	22	4	8	11	23	5	—	74	45	9	8
Collingwood (C)	15	13	8	10	16	6	3	2	31	19	11	12
Cranbourne (S)	1,693	483	143	142	82	4	—	2	1,775	487	143	144
Croydon (C)	425	103	35	27	24	—	—	—	449	103	35	27
Dandenong (C)	97	23	6	6	—	—	—	—	97	23	6	6
Diamond Valley (S)	306	90	15	19	9	—	—	—	315	90	15	19
Doncaster and Templestowe (C)	392	158	37	43	51	7	—	—	443	165	37	43
Eltham (S)	278	92	34	20	28	7	3	3	306	99	37	23
Essendon (C)	111	27	21	14	28	18	2	7	139	45	23	21
Fitzroy (C)	5	—	—	—	127	53	—	—	132	53	—	—
Flinders (S)	426	182	41	43	—	—	—	—	426	182	41	43
Footscray (C)	46	11	3	4	42	42	10	34	88	53	13	38
Frankston (C)	258	73	10	23	40	4	—	4	298	77	10	27
Hastings (S)	355	88	22	29	—	—	—	—	355	88	22	29
Hawthorn (C)	30	15	3	2	21	2	14	—	51	17	2	—
Healesville (S)	79	16	6	3	—	—	—	—	79	16	6	3
Heidelberg (C)	148	97	17	27	5	4	2	—	153	101	19	27
Keilor (C)	919	363	89	98	12	24	—	6	931	387	89	104
Kew (C)	65	25	4	4	17	16	—	2	82	41	4	6
Knox (C)	859	374	105	88	16	3	12	—	875	377	117	88
Lilydale (S)	432	126	50	28	9	3	—	—	441	129	50	28
Malvern (C)	51	37	5	7	45	39	2	9	96	76	7	16
Melbourne (C)	91	11	53	7	153	231	—	62	244	242	53	69
Melton (S)	430	150	29	36	20	—	—	—	450	150	29	36
Moorabbin (C)	255	73	21	18	18	—	—	—	273	73	21	18
Mordialloc (C)	83	23	10	3	8	10	—	—	91	33	10	3
Mooring (S)	320	109	22	26	16	7	—	—	336	116	22	26
Northcote (C)	53	19	—	3	66	6	—	—	119	25	—	3
Nunawading (C)	362	127	42	30	21	35	—	—	383	162	42	30
Oakleigh (C)	134	46	7	18	21	17	—	8	155	63	7	26
Pakenham (S)	433	142	51	29	8	—	—	—	441	142	51	29
Port Melbourne (C)	10	6	—	1	7	12	3	—	17	18	3	1

TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)—continued

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July - Oct.		October		July - Oct.		October		July - Oct.		October	
	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993
MELBOURNE STATISTICAL DIVISION—continued												
Prahran (C)	27	8	1	2	38	8	8	8	65	16	9	10
Preston (C)	152	89	12	22	16	9	—	4	168	98	12	26
Richmond (C)	16	10	3	5	44	32	—	—	60	42	3	5
Ringwood (C)	159	67	19	12	6	—	—	—	165	57	19	12
St Kilda (C)	26	5	3	—	66	25	2	15	92	30	5	15
Sandringham (C)	101	45	10	12	4	8	—	1	105	53	10	15
Sherrbrooke (S)	61	15	6	2	—	—	—	—	61	15	6	2
South Melbourne (C)	25	2	1	1	341	146	19	2	366	148	20	3
Springvale (C)	508	125	49	43	20	7	—	2	528	132	49	45
Sunshine (C)	268	77	25	15	14	7	—	4	282	84	25	19
Upper Yarra (S) Pt A	66	12	9	6	—	—	—	—	66	12	9	6
Waverley (C)	237	64	31	17	77	59	15	8	314	123	46	25
Werribee (C)	1,424	456	160	115	13	—	—	—	1,437	456	160	115
Whittlesea (C)	743	278	84	65	4	—	—	—	747	278	84	65
Williamstown (C)	142	47	10	16	64	—	—	—	206	47	10	16
Total Division	17,261	5,899	1,782	1,516	2,090	1,045	131	206	19,351	6,944	1,913	1,722
HARWON STATISTICAL DIVISION												
Bannockburn (S) Pt A and Pt B	51	13	1	3	—	—	—	—	51	13	1	3
Barrabool (S) Pt A and Pt B	180	72	22	15	4	—	—	—	184	72	22	15
Bellarine (RC) Pt A and Pt B	403	174	35	44	5	4	2	2	408	178	37	46
Colac (C)	17	11	1	1	—	—	—	—	17	11	1	1
Colac (S)	35	11	2	6	—	—	—	—	35	11	2	6
Corio (S) Pt A and Pt B	320	106	26	26	30	—	—	—	350	106	26	26
Geelong (C)	27	9	—	—	26	—	—	—	53	9	—	—
Geelong West (C)	14	4	—	—	7	—	—	—	21	4	—	—
Leigh (S)	17	7	2	2	—	—	—	—	17	7	2	2
Newtown (C)	16	7	—	—	2	—	—	—	18	7	—	—
Otway (S)	56	18	9	3	6	4	—	4	62	22	9	7
Queenscliffe (B)	24	11	—	5	—	—	—	—	24	11	—	5
South Harwon (C) Pt A and Pt B	463	146	32	36	19	6	—	—	482	152	32	36
Winchelsea (S)	47	9	8	2	—	—	—	—	47	9	8	2
Total Division	1,670	598	138	143	99	14	2	6	1,769	612	140	149

TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)—continued

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July - Oct		October	July - Oct		October	July - Oct		October			
	1992-93	1993-94		1992-93	1993-94		1992-93	1993-94				
WESTERN DISTRICT STATISTICAL DIVISION												
Belfast (S)	6	1	—	—	—	—	—	6	1	—		
Camperdown (I)	6	—	2	—	—	—	—	6	—	2		
Dundas (S)	11	2	1	1	—	—	—	11	2	1		
Glencig (S)	6	3	3	2	—	—	—	6	3	2		
Hamilton (C)	27	7	5	—	4	—	—	31	7	5		
Hampton (S)	15	8	1	1	—	—	—	15	8	1		
Helyshbury (S)	23	4	1	2	—	—	—	23	4	1		
Helywood (S)	35	10	3	3	—	—	—	35	10	3		
Minhamite (S)	5	—	—	—	—	—	—	5	—	—		
Montlake (S)	3	1	1	1	—	—	—	3	1	1		
Mount Rouse (S)	4	1	—	—	—	—	—	4	1	—		
Port Fairy (H)	20	14	4	4	4	—	—	24	14	4		
Portland (C)	35	15	6	4	—	—	—	35	15	6		
Wannon (S)	2	—	—	—	—	—	—	2	—	—		
Warrnambool (C)	222	85	16	35	24	—	—	246	85	16		
Warrnambool (S)	40	17	5	4	—	—	—	40	17	5		
Lady Julia Percy Island and Tower Hill Lake Reserve	—	—	—	—	—	—	—	—	—	—		
Total Division	460	168	48	57	32	—	—	492	168	48		
CENTRAL HIGHLANDS STATISTICAL DIVISION												
Ararat (C)	14	2	1	—	—	—	—	14	2	1		
Ararat (S)	28	3	2	1	—	2	—	28	5	2		
Avoca (S)	14	5	—	2	3	—	3	17	5	3		
Bacchus Marsh (S)	166	67	18	25	—	—	—	166	67	18		
Ballaarat (C)	115	49	13	10	33	3	8	148	52	21		
Ballan (S)	67	16	8	6	—	—	—	67	16	8		
Ballaarat (S) Pt A and Pt B	93	42	12	15	6	—	—	99	42	12		
Bungaree (S) Pt A and Pt B	49	11	5	4	—	—	—	49	11	5		
Hunnyong (S) Pt A and Pt B	113	30	10	8	—	2	—	113	32	10		
Creswick (S)	29	8	1	2	—	—	—	29	8	1		
Daylesford and Glenlyon (S)	65	20	6	7	—	2	—	65	22	6		
Grenville (S) Pt A and Pt B	81	21	9	8	—	—	—	81	21	9		
Lexton (S)	9	3	1	1	—	—	—	9	3	1		
Ripon (S)	11	5	—	2	—	—	—	11	5	—		
Sebastopol (H)	72	31	5	3	—	—	—	72	31	5		
Talbot and Clunes (S)	22	5	1	1	—	—	—	22	5	1		
Total Division	948	318	92	95	42	9	11	990	327	103		

TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)—continued

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July-Oct.		October		July-Oct.		October		July-Oct.		October	
	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993
WIMMERA STATISTICAL DIVISION												
Arapiles (S)	3	—	—	—	—	—	—	—	3	—	—	—
Dimboola (S)	7	—	—	—	—	—	—	—	7	—	—	—
Donald (S)	7	1	—	—	—	—	—	—	7	1	—	—
Dunmunkle (S)	7	—	—	—	—	2	—	—	7	2	—	—
Horsham (C)	90	31	4	11	—	4	—	4	90	35	4	15
Kaniva (S)	17	—	2	—	—	—	—	—	17	—	2	—
Kara Kara (S)	9	1	—	—	—	—	—	—	9	1	—	—
Kowree (S)	13	4	—	2	—	—	—	—	13	4	—	2
Lowan (S)	13	2	—	—	—	—	—	—	13	2	—	—
St Arnaud (T)	12	2	5	2	4	—	4	—	16	2	9	2
Stawell (C)	26	14	1	3	5	—	—	—	31	14	1	3
Stawell (S)	9	9	1	—	—	—	—	—	9	9	1	—
Warracknabeal (S)	2	5	1	1	—	—	—	—	2	5	1	1
Wimmera (S)	22	3	1	3	—	—	—	—	22	3	1	3
Total Division	237	72	15	22	9	6	4	4	246	78	19	26
MALLEE STATISTICAL DIVISION												
Birchip (S)	1	—	—	—	—	—	—	—	1	—	—	—
Karkaroo (S)	8	2	—	—	—	—	—	—	8	2	—	—
Kerang (B)	9	9	—	—	—	—	—	—	9	9	—	—
Kerang (S)	24	7	1	1	—	—	—	—	24	7	1	1
Mildura (C)	203	121	24	44	30	4	—	—	233	125	24	44
Mildura (S) Pt A and Pt B	129	59	11	11	8	—	—	—	137	59	11	11
Swan Hill (C)	40	16	3	3	2	—	—	—	42	16	3	3
Swan Hill (S)	36	16	4	5	—	—	—	—	36	16	4	5
Walpeup (S)	2	3	—	2	—	—	—	—	2	3	—	2
Wycheproof (S)	5	—	1	—	—	—	—	—	5	—	1	—
Total Division	457	233	44	66	40	4	—	—	497	237	44	66

TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)—continued

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July - Oct		October		July - Oct		October		July - Oct		October	
	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993
LODDON-CAMPASPE STATISTICAL DIVISION												
Bendigo (C)	120	43	10	14	5	4	—	—	125	47	10	14
Bet Bet (S)	18	8	4	2	—	—	—	—	18	8	4	2
Castlemaine (C)	20	7	2	—	—	—	—	—	20	7	2	—
Charlton (S)	1	3	—	—	—	—	—	—	1	3	—	—
Cobuna (S)	11	2	—	—	—	—	—	—	11	2	—	—
Eaglehawk (R)	63	16	7	5	2	—	—	—	65	16	7	5
East Loddon (S)	5	1	—	—	2	—	—	—	7	1	—	—
Fchuca (C)	104	27	14	10	4	2	—	2	108	29	14	12
Gisborne (S)	89	25	8	9	15	12	—	12	104	37	8	21
Gordon (S)	5	2	1	—	—	—	—	—	5	2	1	—
Huntly (S) Pt A and Pt B	40	16	11	4	—	—	—	—	40	16	11	4
Korong (S)	17	8	3	1	—	—	—	—	17	8	3	1
Kyneton (S)	66	23	2	11	—	—	—	—	66	23	2	11
Melvor (S)	32	21	2	6	—	—	—	—	32	21	2	6
Maldon (S)	22	8	—	5	—	—	—	—	22	8	—	5
Marong (RC) Pt A and Pt B	282	95	44	11	2	—	—	—	284	95	44	11
Maryborough (C)	15	4	1	3	4	—	—	—	19	4	1	3
Metcalf (S)	24	4	5	1	—	—	—	—	24	4	5	1
Newham and Woodend (S)	43	17	3	3	—	—	—	—	43	17	3	3
Newstead (S)	35	9	—	—	—	—	—	—	35	9	—	—
Pyalong (S)	9	3	—	1	—	—	—	—	9	3	—	1
Rochester (S)	34	17	2	5	6	—	2	—	40	17	4	5
Romsey (S)	103	22	9	10	7	—	—	—	110	22	9	10
Strathfieldsaye (S) Pt A and Pt B	219	101	24	33	14	3	—	—	233	104	24	33
Tullaroop (S)	26	5	5	1	—	—	—	—	26	5	5	1
Total Division	1,403	487	157	135	61	21	2	14	1,464	508	159	149

TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)—continued

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July - Oct		October		July - Oct		October		July - Oct		October	
	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993
GOULBURN STATISTICAL DIVISION												
Alexandra (S)	58	11	1	4	4	2	—	—	62	13	1	4
Bonalia (C)	34	17	7	2	5	—	—	—	39	17	7	2
Bonalia (S)	26	3	2	1	—	—	—	—	26	3	2	1
Broadford (S)	49	12	2	1	—	—	—	—	49	12	2	1
Cobram (S)	66	22	3	4	17	—	—	—	83	22	3	4
Deakin (S)	30	12	3	6	2	—	—	—	32	12	3	6
Euroa (S)	28	8	1	3	—	—	—	—	28	8	1	3
Goulburn (S)	20	8	2	4	—	—	—	—	20	8	2	4
Kilmore (S)	109	28	9	11	—	—	—	—	109	28	9	11
Kyabram (I)	71	17	7	3	2	—	—	—	73	17	7	3
Mansfield (S)	97	31	9	10	4	2	—	—	101	33	9	10
Nahalia (S)	13	4	1	—	—	—	—	—	13	4	1	—
Numurkah (S)	41	16	6	5	9	—	—	—	50	16	6	5
Rodney (S) Pt A and Pt B	151	70	12	17	2	—	—	—	153	70	12	17
Seymour (RC)	72	21	2	6	—	—	—	—	72	21	2	6
Shepparton (C)	161	57	22	18	8	4	—	—	169	61	22	18
Shepparton (S) Pt A and Pt B	105	32	10	9	—	—	—	—	105	32	10	9
Tungamah (S)	8	6	2	—	—	—	—	—	8	6	2	—
Violet Town (S)	6	3	—	2	—	—	—	—	6	3	—	2
Waranga (S)	20	13	—	3	—	—	—	—	20	13	—	3
Yea (S)	44	7	6	3	—	—	—	—	44	7	6	3
Total Division	1,209	398	107	111	53	8	—	—	1,262	406	107	111
OVENS MURRAY STATISTICAL DIVISION												
Beechworth (S)	27	9	2	3	—	4	—	—	27	13	2	3
Bright (S)	73	12	4	4	—	—	—	—	73	12	4	4
Chiltern (S)	18	7	1	2	—	—	—	—	18	7	1	2
Myrtleford (S)	23	1	4	—	—	—	—	—	23	1	4	—
Osley (S)	25	2	4	—	—	—	—	—	25	2	4	—
Rutherglen (S)	19	2	1	1	—	—	—	—	19	2	1	1
Tallangatta (S) Pt A and Pt B	13	1	1	—	—	—	—	—	13	1	1	—
Upper Murray (S)	10	2	—	—	—	—	—	—	10	2	—	—
Wangaratta (C)	59	13	7	1	2	2	2	—	61	15	9	1
Wangaratta (S)	20	2	2	—	—	—	—	—	20	2	2	—
Wodonga (RC)	414	160	49	64	15	4	2	—	429	164	51	64
Yackandandah (S)	24	6	1	3	—	—	—	—	24	6	1	3
Yarrawonga (S)	62	23	6	8	2	3	—	—	64	26	6	8
Total Division	787	240	82	86	19	13	4	—	806	253	84	86

TABLE 3. NUMBER OF NEW DWELLING UNITS COMMENCED IN STATISTICAL LOCAL AREAS BY TYPE OF RESIDENTIAL BUILDING (a)—continued

Statistical Local Area	Houses				Other residential buildings (b)				Total residential buildings			
	July		October		July		October		July		October	
	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993	1992-93	1993-94	1992	1993
EAST GIPPSLAND STATISTICAL DIVISION												
Avon (S)	24	5	6	—	—	—	—	—	24	5	6	—
Bairnsdale (C)	85	32	7	10	2	—	—	—	87	32	7	10
Bairnsdale (S) Pt A and Pt B	122	43	17	11	2	—	—	—	124	43	17	11
Maffra (S)	52	18	3	5	—	—	—	—	52	18	3	5
Oneco (S)	34	6	—	3	—	—	—	—	34	6	—	3
Orbost (S)	40	34	1	7	9	—	—	—	49	34	1	7
Sale (C)	42	28	3	9	—	—	—	—	42	28	3	9
Tambo (S) Pt A and Pt B	138	46	19	17	29	—	2	—	167	46	21	17
Total Division	537	212	56	62	42	—	2	—	579	212	58	62
GIPPSLAND STATISTICAL DIVISION												
Albionton (S)	35	9	2	3	—	—	—	—	35	9	2	3
Bass (S)	46	17	4	3	—	—	—	—	46	17	4	3
Huln Huln (S)	100	36	4	4	2	—	—	—	102	36	4	4
Korumburra (S)	44	15	3	7	—	—	—	—	44	15	3	7
Mirboo (S)	17	7	1	—	—	—	—	—	17	7	1	—
Moor (S)	67	21	9	4	—	—	—	—	67	21	9	4
Morwell (C) Pt A and Pt B	120	24	1	12	7	14	7	14	127	38	8	26
Narracan (S) Pt A and Pt B	37	14	4	4	5	2	2	—	42	16	6	4
Phillip Island (S)	128	50	15	17	18	—	—	—	146	50	15	17
Rosedale (S)	128	46	6	17	—	—	—	—	128	46	6	17
South Gippsland (S)	59	17	3	2	—	—	—	—	59	17	3	2
Traralgon (C)	144	32	14	10	6	—	—	—	150	32	14	10
Traralgon (S) Pt A and Pt B	37	4	2	2	—	—	—	—	37	4	2	2
Upper Yarra (S) Pt B	2	3	—	1	—	—	—	—	2	3	—	1
Warragul (RC)	79	24	15	5	4	—	—	—	83	24	15	5
Wonthaggi (H)	66	13	5	4	4	—	2	—	70	13	7	4
Woorayl (S)	148	43	15	8	3	—	—	—	151	43	15	8
Base Strait Islands	—	—	—	—	—	—	—	—	—	—	—	—
French Island	—	—	—	—	—	—	—	—	—	—	—	—
Yalloom Works Area	—	—	—	—	—	—	—	—	—	—	—	—
Total Division	1,257	375	103	103	49	16	11	14	1,306	391	114	117
TOTAL VICTORIA												
	26,226	9,000	2,624	2,396	2,536	1,136	167	244	28,762	10,136	2,791	2,640

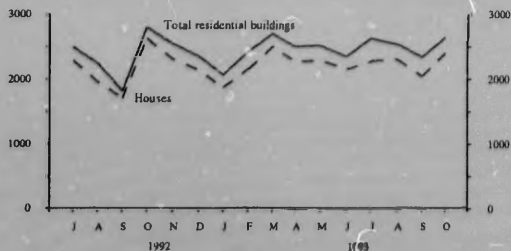
(a) Please refer to page 14 for a summary of changes to Statistical Divisions which were implemented on 1 July 1991. (b) Number of dwelling units.

TABLE 4. NUMBER OF NEW HOUSES COMMENCED BY MATERIAL OF OUTER WALLS, OWNERSHIP, AND STATISTICAL DIVISION, OCTOBER 1993 (a)

Statistical division	Double brick, stone and concrete	Brick veneer	Fibre cement	Timber	Other and not stated	Total
PRIVATE SECTOR						
Melbourne	9	830	—	20	593	1,452
Barwon	21	53	—	10	56	140
Western District	—	26	2	4	4	36
Central Highlands	—	39	—	9	47	95
Wimmera	3	13	—	—	6	22
Mallee	—	18	1	2	11	32
Loddon-Campaspe	1	84	1	14	24	124
Goulburn	—	80	1	13	17	111
Ovens-Murray	—	53	2	2	6	63
East Gippsland	1	28	7	8	16	60
Gippsland	2	39	16	19	24	100
Total Victoria	37	1,263	30	101	804	2,235
PUBLIC SECTOR						
Melbourne	1	—	—	—	63	64
Barwon	—	—	—	—	3	3
Western District	—	—	—	—	21	21
Central Highlands	—	—	—	—	—	—
Wimmera	—	—	—	—	—	—
Mallee	—	—	—	—	34	34
Loddon-Campaspe	—	—	—	—	11	11
Goulburn	—	—	—	—	—	—
Ovens-Murray	—	22	—	—	1	23
East Gippsland	—	—	—	—	2	2
Gippsland	—	—	—	—	3	3
Total Victoria	1	22	—	—	138	161
TOTAL						
Melbourne	10	830	—	20	656	1,516
Barwon	21	53	—	10	59	143
Western District	—	26	2	4	25	57
Central Highlands	—	39	—	9	47	95
Wimmera	3	13	—	—	6	22
Mallee	—	18	1	2	45	66
Loddon-Campaspe	1	84	1	14	35	135
Goulburn	—	80	1	13	17	111
Ovens-Murray	—	75	2	2	7	86
East Gippsland	1	28	7	8	18	62
Gippsland	2	39	16	19	27	103
Total Victoria	38	1,285	30	101	942	2,396

(a) Please refer to page 14 for a summary of changes to Statistical Divisions which were implemented on 1 July 1991.

NUMBER OF NEW DWELLING COMMENCEMENTS BY TYPE, VICTORIA



EXPLANATORY NOTES

Introduction

This publication contains monthly details of the number of new dwelling units reported by approving authorities as having commenced in each statistical local area.

Scope and coverage

2. The statistics were compiled from monthly reports, provided by local and other government authorities, of commencements of new houses and new other residential buildings for which:

- (a) building permits were issued by local government authorities in areas subject to building control by those authorities; and
- (b) contracts (let or day labour work) was authorised by Commonwealth, State, semi-government, and local government authorities.

3. The number of dwelling units created by alterations and additions to existing buildings, and through the construction of new *non-residential buildings* is not included.

Definitions

4. A dwelling unit is defined as a self-contained suite of rooms, including cooking and bathing facilities and intended for long-term residential use. Units (whether self-contained or not) within buildings offering institutional care, such as hospitals, or temporary accommodation such as motels, hostels, and holiday apartments, are not defined as dwelling units.

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

- (a) A house is defined as a detached building predominantly used for long-term residential purposes and consisting of only one dwelling unit. Thus detached 'granny flats' and detached dwelling units (such as caretakers' residences) associated with non-residential buildings are defined as houses for the purpose of these statistics.
- (b) An other residential building is defined as a building which is predominantly used for long-term residential purposes and which contains (or has attached to it) more than one dwelling unit (e.g. includes townhouses, duplexes, apartment buildings, etc.).

6. *Commencements*. For the purposes of this statistical series, a residential building is regarded as being commenced on the date when:

- (a) The building work is first inspected by a local government or other government authority building inspector or surveyor, whether the work is passed or not. In general, the first inspection is undertaken at the foundations or footings stage of construction; or
- (b) The building work is determined as commenced by a building inspector or surveyor.

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

Seasonal adjustment

8. Original and seasonally adjusted building statistics are shown in Table 2. In the seasonally adjusted series, account has been taken of normal seasonal factors and 'trading day' effects (arising from the varying numbers of Sundays, Mondays, Tuesdays, etc. in the month) and the effect of movement in the date of Easter which may, in successive years, affect figures for different months.

9. Since seasonally adjusted statistics reflect both irregular and trend movements, an upward or downward movement in a seasonally adjusted series does not necessarily indicate a change of trend. Particular care should therefore be taken in interpreting individual month to month movements.

10. Trend estimate dwelling unit commencement statistics are shown in Table 2. The trend estimates (formerly referred to as smoothed seasonally adjusted series) have been derived by applying a 13-term Henderson-weighted moving average to the series.

11. While this technique enables trend estimate data for the latest period to be produced, it does result in revisions to the trend estimate series for the most recent months as additional observations become available. There may also be revision as a result of changes in the original data, and as a result of the re-estimation of the seasonal factors.

Australian Standard Geographical Classification

12. Issues of this publication from November 1986 to June 1991 inclusive contain geographical division and nomenclature based on the *Australian Standard Geographical Classification (ASGC)* edition 3. The 'Off shore areas and migratory' category has been excluded from all tables.

13. Following a review of statistical geographic boundaries undertaken by the ABS, the Shires of Cranbourne, Healesville and Pakenham, each formerly split into two Statistical Local Areas (SLAs), one in the Melbourne Statistical Division and one in the East Central Statistical Division, have each been amalgamated to one SLA, these being located fully in the Melbourne Statistical Division.

14. From 1 July 1991, the date of effect of these changes emanating from the review for building commencement statistics, the only Local Government Area which is split into 2 SLAs, and transverse statistical division boundaries, is the Shire of Upper Yarra which is partly in the Melbourne Statistical Division and partly in the Gippsland Statistical Division.

15. The next edition of the ASGC, incorporating the changes outlined in paragraphs 13 and 14 of the explanatory notes, and also set out on page 14 of this publication, will be issued shortly.

Comparability of statistics

16. Because of the difference in data sources, collection methodologies, and timing of notification of commencements, care should be exercised in comparing quarterly data derived from monthly dwelling unit commencements statistics tests the quarterly dwelling unit commencements statistics from the Building Activity Survey (published in *Building Activity, Victoria* 8752.2).

Unpublished data and related publications

17. The ABS can also make available certain dwelling unit commencement data which are not published. Where it is not practicable to provide the required information by telephone, data can be provided in the following forms: microfiche, photocopy, computer printout, and manually extracted tabulation. A charge may be made for providing unpublished information in these forms.

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

Building Approvals, Australia (8731.0) (monthly) (\$13.30)

Building Approvals, Victoria (8731.2) (monthly) (\$10.70)

Building Approvals, Victoria - Small Area Summary (8733.2) (annual) (\$8.20)

Building Activity, Australia (8752.0) (quarterly) (\$14.30)

Building Activity, Victoria (8752.2) (quarterly) (\$10.70)

Engineering Construction, Australia (8762.0) (quarterly) (\$10.70)

Building, Victoria (8710.2) (P.O.A.)

19. All publications produced by the ABS are listed in the *Catalogue of Publications, Australia* (1101.0) which is available free of charge from any ABS Office.

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Symbols and other usages

In this publication, Cities are marked (C), Towns (T), Boroughs (B), and Shires (S)

r figure or series revised since previous issue

na not applicable

- nil or rounded down to zero

M.S.D. Melbourne Statistical Division

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

STUART JACKSON

Deputy Commonwealth Statistician

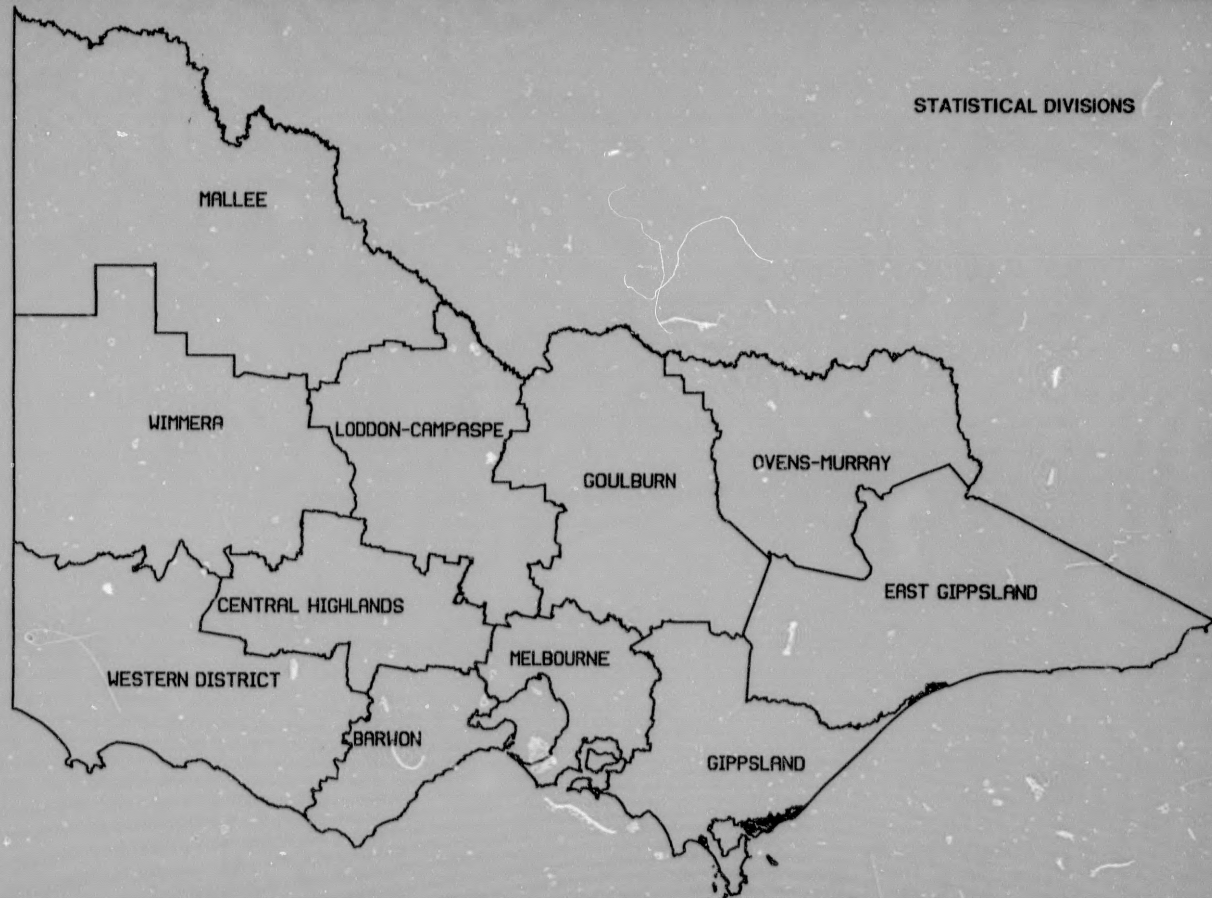
CHANGES TO STATISTICAL DIVISION (SD) BOUNDARIES

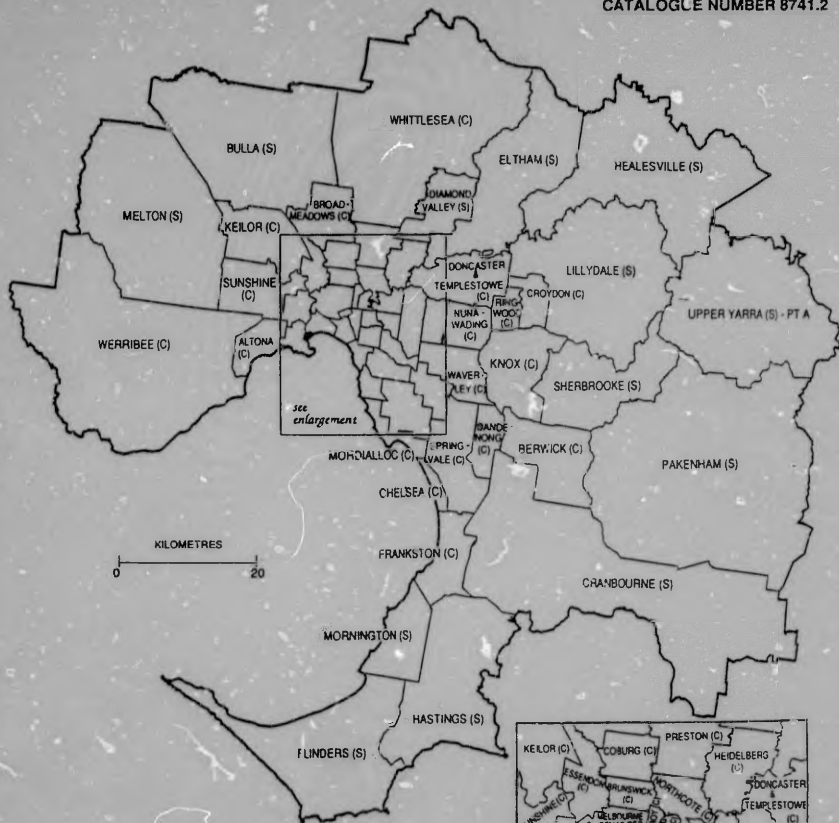
Victorian SD boundaries were established prior to the 1966 Census of Population and Housing. A review of these statistical geographic boundaries was recently undertaken by the ABS (with extensive input from various interested organisations) in line with criteria outlined below.

The main criteria in determining SD boundaries was that the boundaries were relatively homogeneous from social, economic, and geographic perspectives, that they would remain unchanged for a period of 15 to 20 years, and that any changes would be introduced in time for the 1991 Census of Population and Housing. As a result of this review a number of changes have been made to SDs. These changes, implemented from 1 July 1991, are outlined below.

Statistical Division	Changes
Melbourne	Extended to include the entire Shires of Healesville, Pakenham and Cranbourne and Part A of the Shire of Upper Yarra.
Barwon	No change.
South Western	Name changed to Western District.
Central Highlands	No change.
Wimmera	The Shires of Karkaroc and Birchip have been included in Mallee SD. Now includes the Shire of Kara Kara and the Town of St Arnaud from Loddon-Campaspe.
Northern Mallee	Renamed Mallee. Now includes the Shires of Karkaroc and Birchip from Wimmera SD.
Loddon-Campaspe	The Shire of Kara Kara and the Town of St Arnaud have been included in Wimmera SD.
Goulburn	No change.
North Eastern	Renamed Ovens-Murray.
East Gippsland	Unincorporated Bass Strait Islands have been included in Gippsland SD.
Central Gippsland	Renamed Gippsland and extended to include Shires of Phillip Island and Bass, Part B of the Shire of Upper Yarra, Borough of Wonthaggi and unincorporated French Island and Bass Strait Islands.
East Central	Abolished. The Statistical Local Areas which formed this SD have been included with Melbourne or Gippsland SDs.

STATISTICAL DIVISIONS





MELBOURNE
STATISTICAL DIVISION

Statistical Local Areas

As at September 1992

City (C); Shire (S)



2874126912933