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# AUSTRALIAN BUREAU OF STATISTICS

VICTORIA



CATALOGUE NUMBER 8731-2

## BUILDING APPROVALS - VICTORIA AUGUST 1984

22 OCTOBER 1984

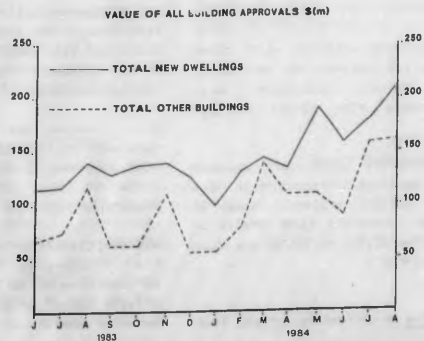
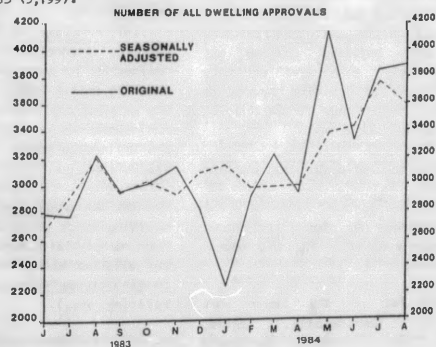
INQUIRIES concerning these statistics may be made by telephoning Information Services (Building statistics) on Melbourne (03) 63 0181; for advice on the interpretation of these statistics ask for Mr Keith Amanatides.

### MAIN FEATURES

The number of new dwellings approved in August 1984 (3,890) was 20 per cent higher than August 1983 (3,233) and 1 per cent higher than July 1984 (3,845).

The value of total building approved in August 1984 (\$391.7m) increased by 10 per cent when compared to July 1984 (\$357.2m).

In seasonally adjusted terms the number of new dwellings approved in August 1984 (3,589) decreased by 4 per cent when compared with July 1984 (3,740) and increased by 12 per cent when compared with August 1983 (3,199).



## EXPLANATORY NOTES

## Introduction

This publication contains monthly details of building work approved. Following a review of concepts and definitions relating to building statistics certain minor modifications have been implemented from July 1983. Investigations have shown that the effect of these modifications, which are described in paragraphs 3, 8 and 11, on the published series is negligible.

## Scope and coverage

2. The statistics relate to building activity which includes construction of new buildings and alterations and additions to existing buildings. Construction activity not defined as building (e.g. construction of roads, bridges, railways, earthworks, etc) is excluded.

3. The scope of the Building Approvals collection has been expanded in relation to work carried out on existing buildings. From July 1983 the statistics now include details of non-structural renovation and refurbishment work and the installation of integral building fixtures for which building approval was obtained. Previously, such work was only included if described on building permits as involving a 'structural' change to the building and/or an addition to floor area.

4. Statistics of building work approved are compiled from:

(a) permits issued by local government authorities in areas subject to building control by those authorities;

(b) contracts let or day labour work authorised by Commonwealth, State, semi-government and local government authorities.

Major building activity which takes place in areas not subject to the normal administrative approval processes (e.g. buildings on remote mine sites) is also included.

5. The statistics cover all approved building of new dwellings irrespective of value and all other building projects valued at \$10,000 or more. However, some details of projects valued from \$2,000 to \$9,999 are shown in a footnote to Table 1.

## Definitions

6. 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. An integral feature of a building's design, to satisfy its intended use, is the provision for regular access by persons.

7. 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. The value of units of this type is included in the appropriate category of 'other building' approved.

8. A dwelling is defined as a building predominantly consisting of one or more dwelling units. Dwellings can be either houses or other dwellings 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 'other buildings' are defined as houses for the purpose of these statistics.

(b) An other dwelling 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.).

9. The number of dwelling units created by alterations and additions to existing buildings and through the construction of new 'other buildings' (i.e. buildings other than dwellings, is not included in the tables but is shown as a footnote to Table 1.

10. Values are derived from approval documents and represent the estimated value, when completed, of building work (excluding the value of land and landscaping). Site preparation costs are included.

## Building Classification

11. Ownership. The ownership of a building is classified at the time of approval as either private sector or public sector according to expected ownership of the completed building.

## 12. Functional classification of buildings.

A building is classified according to its intended major function. From July 1983, a building which is ancillary to other buildings or forms a part of a group of related buildings is classified to the function of the building and not to the function of the group as a whole. An example of this can be seen in the treatment of building work approved for a factory complex. In this case a detached administration building would be classified to Offices, a detached cafeteria building to Shops, while factory buildings would be classified to Factories. An exception to this rule is in the treatment of group accommodation buildings where, for example, a student accommodation building on a university campus would be classified to Educational.

## General

13. For purposes of comparison, it should be noted that statistics of building approvals are affected from month to month by large projects (such as blocks of flats and multi storey office buildings), approved in particular months and also by the administrative arrangements of government authorities.

## Seasonal adjustment

14. Original and seasonally adjusted building statistics are shown in Table 8. 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. Details of the methods used in seasonally adjusting these statistics are given in Seasonally Adjusted Indicators, Victoria (1306.2).

15. 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.

## Unpublished data and related publications

16. In some cases, the ABS can also make available information which is not published. This information may be made available in one or more of the following forms: microfiche, photocopy, data tape, computer printout, clerically-extracted tabulation. Generally, a charge is made for providing unpublished information. Inquiries should be made to the

officer whose name appears in the Inquiries box, at the front of this publication, or to Information Services in the nearest ABS office.

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

8731.0	<u>Building Approvals - Australia</u> (monthly)
8732.2	<u>Building Approvals by Local Government Areas - Victoria</u> (quarterly)
8740.2	<u>Dwelling Unit Commencements Reported by Approving Authorities - Victoria</u> (Preliminary) (monthly)
8741.2	<u>Dwelling Unit Commencements Reported by Approving Authorities - Victoria</u> (quarterly)
8750.0	<u>Building Activity, Australia:</u> <u>Dwelling Unit Commencements:</u> <u>Preliminary Estimates</u> (quarterly)
8751.0	<u>Building Activity, Australia</u> (Summary) (quarterly)
8752.0	<u>Building Activity, Australia</u> (quarterly) (\$1.00, \$1.70 including postage)
8752.2	<u>Building Activity - Victoria</u> (quarterly)

18. Current publications produced by the ABS are listed in the Catalogue of Publications (1101.0). The ABS also issues, on Tuesdays 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.

## Symbols and other usages

- nfl or rounded to zero  
.. not applicable

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

ERLE BOURKE  
Deputy Commonwealth Statistician

TABLE 1. SUMMARY OF BUILDING JOBS APPROVED, VICTORIA

Period	New dwellings		Alterations and additions to dwellings		Other building		Total value of building approved (\$'000)					
	Private sector	Public sector	Total	Private Sector	Total	Total						
	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)		No.	Value (\$'000)	No.	Value (\$'000)	No.
MELBOURNE STATISTICAL DIVISION												
1981-82	14,917	639,096	607	14,935	15,524	654,031	135,934	676,230	839,501	1,629,466		
1982-83	16,269	761,562	1,648	47,874	17,917	809,436	131,714	414,080	604,525	1,545,674		
1983-84	21,477	1,023,303	1,597	52,482	23,074	1,075,786	169,371	552,194	817,639	2,062,795		
1983 - July	1,561	69,752	191	6,165	1,752	75,917	12,474	45,202	62,418	150,809		
Aug.	1,904	87,708	128	3,631	2,032	91,339	13,138	76,201	94,740	199,217		
Sept.	1,679	79,083	147	4,608	1,826	83,691	13,918	38,429	51,875	149,484		
Oct.	1,704	82,863	150	5,670	1,854	88,532	14,811	39,945	48,131	151,474		
Nov.	1,829	86,518	161	5,320	1,990	91,838	15,959	24,244	76,329	184,126		
Dec.	1,712	82,188	90	2,617	1,802	84,804	12,862	38,253	45,154	142,820		
1984 - Jan.	1,316	63,785	112	3,922	1,428	67,707	9,433	22,768	38,893	115,992		
Feb.	1,738	82,243	112	3,597	1,850	85,840	12,697	41,795	53,890	152,428		
Mar.	1,909	88,932	111	3,753	2,020	92,685	14,022	59,943	111,498	218,204		
Apr.	1,725	83,372	103	3,184	1,828	86,556	14,757	59,696	87,352	188,665		
May	2,420	117,432	189	7,026	2,609	124,458	19,786	55,036	81,760	226,004		
June	1,980	99,428	103	2,989	2,083	102,417	15,513	50,681	65,640	183,571		
July	2,450	122,839	143	3,801	2,593	126,640	15,945	97,620	137,005	279,590		
Aug.	2,436	148,978	133	3,470	2,569	152,448	16,548	96,358	140,025	309,021		

## TOTAL VICTORIA

1981-82	23,521	962,694	1,341	37,516	24,862	1,000,210	161,354	901,066	1,117,051	2,278,615		
1982-83(a)	25,355	1,118,775	3,227	100,509	28,582	1,219,284	159,677	516,118	301,945	2,180,903		
1983-84	33,758	1,543,676	2,969	100,090	36,727	1,643,765	203,450	683,200	1,056,087	2,903,302		
1983 - July	2,393	103,820	389	13,285	2,782	117,106	15,076	51,700	74,508	206,689		
Aug.	2,940	130,367	293	9,523	3,233	139,890	16,004	85,992	117,143	273,037		
Sept.	2,679	119,082	280	9,110	2,959	128,193	16,582	46,036	62,458	207,233		
Oct.	2,725	126,465	292	10,748	3,017	137,214	17,795	49,870	62,846	217,854		
Nov.	2,887	130,730	250	8,592	3,137	139,321	18,690	37,669	109,587	267,598		
Dec.	2,678	121,363	145	4,266	2,823	125,629	15,453	45,068	54,700	195,782		
1984 - Jan.	2,025	92,700	230	8,116	2,255	100,817	11,443	31,214	55,954	168,213		
Feb.	2,725	124,914	186	6,089	2,911	131,002	15,528	57,165	78,790	225,321		
Mar.	3,057	138,349	162	5,423	3,219	143,772	17,245	76,439	133,742	294,758		
Apr.	2,792	129,580	145	4,374	2,937	133,954	17,481	68,271	108,616	260,051		
May	3,751	176,045	374	13,536	4,125	189,582	23,834	68,639	108,204	321,620		
June	3,106	150,260	223	7,027	3,329	157,287	18,320	65,135	89,539	268,146		
July	3,615	173,679	230	6,991	3,845	180,670	19,003	109,213	157,568	357,241		
Aug.	3,653	204,233	237	7,252	3,890	211,485	20,255	105,036	159,955	391,695		

(a) The 1982-83 figures include approvals for replenishment of buildings destroyed by the Ash Wednesday bushfires in late February 1983.

NOTE. 1. The number of self contained dwelling units approved as part of the construction of other buildings and alterations and additions to existing buildings (including conversions to dwellings) are excluded from this table. Fifteen such dwelling units were approved in August 1984. (Continued bottom of page 6).

TABLE 2. VALUE OF BUILDING JOBS APPROVED BY CLASS OF BUILDING AND OWNERSHIP, VICTORIA (\$'000)

Class of building	1982-83		1983-84		1984		
	1982-83	1983-84	1983-84	1984-85	June	July	August
PRIVATE SECTOR							
Dwellings -							
New houses	935,124	1,372,076	206,799	300,936	133,816	145,437	155,499
New other dwellings	183,651	171,600	27,389	76,975	16,444	28,242	48,734
Total new dwellings	1,118,775	1,543,676	234,188	377,911	150,260	173,679	204,233
Alterations and additions to dwellings							
Other building -	158,102	201,532	30,868	39,017	17,509	18,898	20,119
Hotels, etc.	26,509	74,056	4,089	45,445	4,503	3,480	41,965
Shops	75,269	106,998	19,593	42,869	9,798	28,369	14,500
Factories	117,342	105,858	17,257	19,179	11,383	10,022	9,157
Offices	145,245	175,877	58,711	73,125	16,296	50,146	22,979
Other business premises	57,774	92,960	8,624	10,597	8,351	5,706	4,890
Educational	38,168	44,855	11,929	6,766	4,853	1,667	5,099
Religious	7,963	6,401	2,056	2,301	137	798	1,504
Health	10,454	31,848	9,864	4,207	5,829	2,400	1,807
Entertainment and recreational	17,868	28,112	2,551	8,309	2,253	6,059	2,251
Miscellaneous	19,525	16,235	3,019	1,451	1,731	566	885
Total other building	516,118	683,200	137,692	214,249	65,135	109,213	105,036
Total all building	1,792,994	2,428,407	402,748	631,178	232,904	301,790	329,388
PUBLIC SECTOR							
Dwellings -							
New houses	78,633	84,803	21,016	11,866	6,834	5,960	5,906
New other dwellings	21,875	15,287	1,793	2,378	193	1,031	1,347
Total new dwellings	100,509	100,090	22,808	14,244	7,027	6,991	7,252
Alterations and additions to dwellings							
Other building -	1,575	1,919	212	240	810	105	135
Hotels, etc.	50	4,611	580	20	598	-	20
Shops	771	37,659	245	370	243	30	340
Factories	25,361	14,609	1,620	2,569	1,837	300	2,268
Offices	42,145	51,940	3,787	13,220	955	7,087	6,133
Other business premises	19,041	34,258	5,212	9,396	2,642	4,932	4,464
Educational	87,324	116,513	21,763	45,978	7,795	23,955	22,023
Religious	-	-	-	-	-	-	-
Health	31,162	61,433	12,337	15,959	6,847	10,173	5,786
Entertainment and recreational	17,277	25,247	4,040	2,797	1,122	1,312	1,486
Miscellaneous	62,695	26,617	4,374	12,964	2,404	566	12,399
Total other building	285,827	372,887	53,958	103,273	24,404	48,355	54,919
Total all building	387,910	474,896	76,979	117,757	32,241	55,451	62,306

2. Statistics on new 'Other building' valued at \$2,000-\$9,999 and alterations and additions to both 'Dwellings' and 'Other building' valued at \$2,000-\$9,999 are collected but are no longer included. The total value of building work approved in Victoria in these categories during August 1984 was as follows: Alterations and additions to dwellings - \$10,789,000, new other building and alterations and additions to other building - \$2,043,000.

TABLE 2. VALUE OF BUILDING JOBS APPROVED BY CLASS OF BUILDING AND OWNERSHIP, VICTORIA - continued (\$'000)

Class of building	1982-83	1983-84	July - August		1984		
			1983-84	1984-85	June	July	August
TOTAL							
Dwellings -							
New houses	1,013,758	1,456,879	227,814	312,802	140,650	151,397	161,405
New other dwellings	205,526	186,887	29,182	79,353	16,638	29,273	50,081
Total new dwellings	1,219,284	1,643,765	256,996	392,155	157,287	180,670	211,485
Alterations and additions to dwellings	159,677	203,450	31,080	39,258	18,320	19,003	20,255
Other building -							
Hotels, etc.	26,599	78,666	4,669	45,465	5,061	3,480	
Shops	76,040	144,657	19,838	43,239	10,041	28,399	14,840
Factories	142,703	120,467	18,876	21,748	13,220	10,322	11,426
Offices	187,390	227,818	62,498	86,344	17,251	57,232	29,112
Other business premises	76,815	127,218	13,836	19,993	10,994	10,638	9,355
Educational	125,492	161,368	33,692	52,744	12,649	25,623	27,121
Religious	7,963	6,401	2,056	2,301	137	798	1,504
Health	41,616	93,281	22,201	20,166	12,675	12,573	7,593
Entertainment and recreational	35,146	53,359	6,591	11,107	3,375	7,371	3,736
Miscellaneous	82,220	42,852	7,393	14,415	4,135	1,132	13,283
Total other building	801,945	1,056,087	191,650	317,522	89,539	157,568	159,955
Total all building	2,180,903	2,903,302	479,727	748,935	265,146	357,241	391,695

TABLE 3. BUILDING (OTHER THAN DWELLINGS) JOBS APPROVED: CLASS OF BUILDING AND SIZE (VALUE) GROUPS, VICTORIA

Period	\$10,000-\$199,999		\$200,000-\$499,999		\$500,000-\$999,999		\$1,000,000-\$4,999,999		\$5,000,000 and over		Total	
	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)
HOTELS, ETC.												
1981-82	177	9,387	29	8,927	4	2,205	2	2,732	1	19,000	213	42,252
1982-83	130	8,264	25	7,255	6	4,100	3	6,940	-	-	164	26,599
1983-84	106	5,697	31	9,071	19	12,648	2	3,750	2	47,500	160	78,666
1983 - July	9	319	4	1,190	-	-	-	-	-	-	13	1,509
Aug.	13	885	2	480	3	1,795	-	-	1	40,000	19	43,160
Sept.	7	400	1	240	-	-	-	-	-	-	8	640
Oct.	7	356	4	1,111	2	1,439	1	2,650	-	-	14	5,556
Nov.	7	374	-	-	1	600	-	-	-	-	8	974
Dec.	6	274	1	339	2	1,400	-	-	-	-	9	2,013
1984 - Jan.	10	692	2	620	1	558	-	-	-	-	13	1,871
Feb.	11	584	2	645	2	1,102	-	-	-	-	15	2,332
Mar.	10	576	2	620	-	-	-	-	-	-	12	1,196
Apr.	6	134	2	547	1	980	-	-	1	7,500	10	9,160
May	16	900	2	679	5	3,615	-	-	-	-	23	5,194
June	4	203	9	2,600	2	1,158	1	1,100	-	-	16	5,061
July	8	491	4	1,064	3	1,925	-	-	-	-	15	3,480
Aug.	9	376	5	1,318	1	650	-	-	1	39,641	16	41,985
SHOPS												
1981-82	778	35,097	32	8,786	12	7,916	18	41,424	1	6,428	841	99,652
1982-83	730	30,635	36	9,979	6	4,689	11	23,236	1	7,500	784	76,040
1983-84	1,027	42,116	49	14,548	17	11,723	12	24,170	4	52,100	1,109	144,657
1983 - July	78	3,119	2	685	5	4,085	-	-	-	-	85	7,889
Aug.	84	3,479	5	1,510	-	-	3	6,960	-	-	92	11,949
Sept.	98	3,437	5	1,392	2	1,175	1	3,990	-	-	106	9,994
Oct.	105	3,978	8	2,633	2	1,400	-	-	1	6,600	116	14,611
Nov.	90	3,931	5	1,495	-	-	1	1,100	1	30,000	97	36,526
Dec.	68	2,516	2	500	1	700	-	-	1	5,500	72	9,216
1984 - Jan.	52	2,298	3	680	2	1,000	-	-	-	-	57	3,978
Feb.	70	2,784	3	720	1	700	1	1,400	1	10,000	76	15,604
Mar.	98	3,541	4	1,272	-	-	-	-	-	-	102	4,813
Apr.	73	2,915	4	1,313	1	573	2	2,770	-	-	80	7,571
May	102	4,695	3	1,050	2	1,470	2	5,250	-	-	109	12,465
June	109	5,423	5	1,298	1	620	2	2,700	-	-	117	10,041
July	104	5,009	6	1,680	2	1,250	-	-	2	20,460	114	28,399
Aug.	102	3,632	7	2,478	2	1,180	5	7,550	-	-	116	14,840

TABLE 3. BUILDING (OTHER THAN DWELLINGS) JOBS APPROVED:  
CLASS OF BUILDING AND SIZE (VALUE) GROUPS, VICTORIA - continued

Period	\$10,000- \$199,999		\$200,000- \$499,999		\$500,000- \$999,999		\$1,000,000- \$4,999,999		\$5,000,000 and over		Total Value No. (\$'000)	
	Value		Value		Value		Value		Value			
	No. (\$'000)	Value	No. (\$'000)	Value	No. (\$'000)	Value	No. (\$'000)	Value	No. (\$'000)	Value		
FACTORIES												
1981-82	1,031	61,011	128	38,642	42	28,902	26	51,286	6	119,262	1,233	299,101
1982-83	715	40,551	99	29,505	34	23,809	16	30,538	2	18,300	866	142,703
1983-84	752	43,679	89	26,701	24	17,157	15	27,067	1	5,863	881	120,467
1983 - July	55	2,746	5	1,624	2	1,710	-	-	-	-	62	6,080
Aug.	64	3,766	9	2,423	6	5,045	1	1,562	-	-	80	12,796
Sept.	49	3,226	3	942	1	560	1	1,500	-	-	54	6,229
Oct.	62	3,453	6	1,717	2	1,671	-	-	-	-	70	6,841
Nov.	70	3,798	5	1,741	-	-	-	-	-	-	76	7,639
Dec.	64	3,321	3	883	3	2,033	1	2,100	-	-	71	7,436
1984 - Jan.	50	3,378	5	1,536	1	643	3	3,700	-	-	59	9,257
Feb.	47	2,195	10	2,687	1	500	1	3,500	-	-	59	8,882
Mar.	52	3,261	10	2,845	2	1,327	2	6,490	-	-	66	13,923
Apr.	60	3,508	14	4,241	3	1,763	-	-	1	5,863	78	15,375
May	98	6,059	6	2,024	2	1,320	3	3,385	-	-	109	12,788
June	81	4,968	13	4,037	1	585	2	3,630	-	-	97	13,220
July	82	4,981	12	3,838	2	1,503	-	-	-	-	96	10,322
Aug.	78	4,018	6	1,930	5	3,462	2	2,016	-	-	91	11,426
OFFICES												
1981-82	777	36,157	88	26,451	34	23,601	34	61,044	9	192,651	942	339,904
1982-83	747	32,754	78	24,802	26	17,284	29	62,365	5	50,184	885	187,390
1983-84	1,040	49,975	117	35,888	44	30,533	37	71,422	6	39,999	1,244	227,818
1983 - July	89	4,359	6	1,561	4	2,830	1	2,676	-	-	100	11,426
Aug.	78	3,134	11	3,348	1	970	1	3,620	-	-	91	11,072
Sept.	105	5,356	9	2,865	8	5,552	4	5,350	-	-	126	19,123
Oct.	83	3,643	11	3,383	-	-	4	8,500	-	-	98	15,525
Nov.	107	4,978	14	4,067	1	508	1	3,679	-	-	123	15,231
Dec.	68	3,489	5	1,555	1	700	2	4,000	1	5,000	77	14,744
1984 - Jan.	65	3,548	11	3,569	6	4,016	1	2,031	-	-	83	13,164
Feb.	71	3,833	14	4,574	9	5,695	2	4,508	1	5,400	97	24,010
Mar.	76	3,583	13	3,976	4	2,680	7	10,750	1	6,500	101	27,489
Apr.	100	5,936	7	2,113	2	1,420	7	10,509	2	16,386	118	36,364
May	105	4,148	11	3,145	5	3,561	3	6,850	1	6,713	125	24,417
June	93	3,968	5	1,734	3	2,600	4	8,950	-	-	105	17,251
July	109	4,989	15	4,275	5	3,716	4	7,752	3	36,500	136	57,232
Aug.	97	4,535	16	4,682	1	830	3	6,900	1	12,165	118	29,112

TABLE 3. BUILDING (OTHER THAN DWELLINGS) JOBS APPROVED:  
CLASS OF BUILDING AND SIZE (VALUE) GROUPS, VICTORIA - continued

Period	\$10,000- \$199,999		\$200,000- \$499,999		\$500,000- \$999,999		\$1,000,000- \$4,999,999		\$5,000,000 and over		Total Value No. (\$'000)	
	Value		Value		Value		Value		Value			
	No. (\$'000)	Value	No. (\$'000)	Value	No. (\$'000)	Value	No. (\$'000)	Value	No. (\$'000)	Value		
OTHER BUSINESS PREMISES												
1981-82	599	29,867	69	20,462	25	16,853	12	21,939	1	5,332	706	94,454
1982-83	518	27,132	48	14,647	16	9,915	11	19,921	1	5,200	594	76,815
1983-84	777	33,239	65	20,340	27	18,117	21	34,827	3	20,695	893	127,218
1983 - July	55	3,108	5	1,822	4	2,879	-	-	-	-	64	7,809
Aug.	63	2,944	8	2,583	1	500	-	-	-	-	72	6,027
Sept.	71	2,434	7	2,400	-	-	4	6,955	-	-	82	11,789
Oct.	64	2,329	4	1,050	-	-	-	-	-	-	68	3,379
Nov.	81	3,353	9	2,930	-	-	2	2,330	1	9,495	93	18,108
Dec.	57	2,152	2	520	-	-	1	3,500	-	-	60	6,172
1984 - Jan.	54	2,105	2	565	3	2,248	1	1,900	-	-	60	6,818
Feb.	62	2,755	4	994	3	1,786	1	1,992	-	-	70	7,527
Mar.	68	3,422	3	1,080	3	2,091	4	6,750	2	11,200	80	24,543
Apr.	49	2,216	5	1,645	4	3,173	4	4,560	-	-	62	11,594
May	79	3,707	10	3,042	3	1,864	2	3,846	-	-	94	12,459
June	74	2,714	6	1,710	6	3,576	2	2,994	-	-	88	10,994
July	80	2,618	3	940	5	3,551	3	3,530	-	-	91	10,638
Aug.	84	3,208	6	1,695	6	4,452	-	-	-	-	96	9,355
EDUCATIONAL												
1981-82	256	17,050	88	30,146	35	23,893	20	32,252	1	7,497	400	110,840
1982-83	275	17,424	91	28,831	33	23,721	27	48,848	1	6,668	427	125,492
1983-84	433	21,916	78	25,499	49	33,532	32	55,270	3	25,152	595	161,368
1983 - July	24	1,421	10	3,630	6	3,919	3	6,650	-	-	43	15,620
Aug.	40	2,589	9	3,171	4	2,833	3	9,479	-	-	56	18,072
Sept.	30	1,903	7	2,125	2	1,140	-	-	-	-	39	5,169
Oct.	18	753	3	803	4	3,051	-	-	-	-	25	4,608
Nov.	37	2,064	9	3,154	7	5,006	2	3,039	-	-	55	15,262
Dec.	29	1,483	6	1,701	1	718	1	1,240	-	-	37	5,142
1984 - Jan.	42	1,959	7	2,619	3	1,915	5	6,815	-	-	57	13,309
Feb.	38	1,750	6	1,512	3	2,267	2	2,722	-	-	49	8,251
Mar.	39	1,661	6	1,873	3	2,159	6	10,124	3	25,152	57	40,969
Apr.	42	1,793	2	486	4	2,431	3	5,357	-	-	51	10,067
May	48	2,301	10	3,447	5	3,098	4	5,406	-	-	67	14,253
June	46	2,239	3	978	7	4,994	3	4,437	-	-	59	12,649
July	24	1,283	3	879	5	3,481	6	8,544	1	11,436	39	25,623
Aug.	18	859	8	2,491	8	5,925	6	9,967	1	7,880	41	27,121

TABLE 3. BUILDING (OTHER THAN DWELLINGS) JOBS APPROVED:  
CLASS OF BUILDING AND SIZE (VALUE) GROUPS, VICTORIA - continued

Period	\$10,000- \$199,999		\$200,000- \$499,999		\$500,000- \$999,999		\$1,000,000- \$4,999,999		\$5,000,000 and over		Total	
	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)
RELIGIOUS												
1981-82	75	4,246	13	4,033	2	1,188	-	-	-	-	90	9,467
1982-83	60	3,594	14	4,369	-	-	-	-	-	-	74	7,963
1983-84	44	3,092	9	2,849	1	500	-	-	-	-	54	6,401
1983 - July	6	631	2	725	-	-	-	-	-	-	8	1,356
Aug.	4	415	1	285	-	-	-	-	-	-	5	700
Sept.	7	628	2	775	-	-	-	-	-	-	9	1,403
Oct.	4	286	2	559	-	-	-	-	-	-	6	845
Nov.	2	199	-	-	-	-	-	-	-	-	2	199
Dec.	3	107	1	219	-	-	-	-	-	-	4	326
1984 - Jan.	2	40	-	-	-	-	-	-	-	-	2	40
Feb.	3	127	1	286	1	500	-	-	-	-	5	913
Mar.	3	225	-	-	-	-	-	-	-	-	3	225
Apr.	2	198	-	-	-	-	-	-	-	-	2	198
May	5	99	-	-	-	-	-	-	-	-	5	99
June	3	137	-	-	-	-	-	-	-	-	3	137
July	7	401	1	396	-	-	-	-	-	-	8	798
Aug.	6	454	2	550	1	500	-	-	-	-	9	1,504
HEALTH												
1981-82	212	10,405	33	10,891	8	5,208	1	1,030	1	19,750	255	47,284
1982-83	136	7,225	27	8,507	14	9,668	6	16,216	-	-	183	41,616
1983-84	279	13,391	37	10,229	29	20,010	20	41,028	1	8,624	366	93,281
1983 - July	43	1,696	5	1,175	2	1,016	1	1,950	1	8,624	52	14,462
Aug.	22	1,239	3	838	1	650	2	5,012	-	-	28	7,740
Sept.	13	809	3	750	1	560	-	-	-	-	17	2,119
Oct.	16	788	2	453	3	2,330	-	-	-	-	21	3,571
Nov.	19	978	2	454	4	3,152	3	5,745	-	-	28	10,329
Dec.	10	335	2	490	2	1,693	1	1,229	-	-	15	3,748
1984 - Jan.	21	888	2	856	2	1,390	-	-	-	-	25	3,134
Feb.	18	631	1	225	3	1,797	-	-	-	-	22	2,653
Mar.	20	975	2	560	3	2,247	4	5,665	-	-	29	9,447
Apr.	34	1,653	1	344	1	524	3	4,595	-	-	39	7,116
May	31	1,248	3	780	5	3,347	4	10,912	-	-	43	16,288
June	32	2,149	11	3,303	2	1,304	2	5,919	-	-	47	12,675
July	18	943	4	1,022	2	1,218	6	9,390	-	-	30	12,573
Aug.	9	436	3	890	1	687	3	5,580	-	-	16	7,593

TABLE 3. BUILDING (OTHER THAN DWELLINGS) JOBS APPROVED:  
CLASS OF BUILDING AND SIZE (VALUE) GROUPS, VICTORIA - continued

Period	\$10,000- \$199,999		\$200,000- \$499,999		\$500,000- \$999,999		\$1,000,000- \$4,999,999		\$5,000,000 and over		Total	
	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)	No.	Value (\$'000)
ENTERTAINMENT AND RECREATIONAL												
1981-82	340	15,690	37	11,265	9	5,756	3	3,454	1	7,500	390	43,665
1982-83	341	17,538	29	7,927	8	5,231	2	4,450	-	-	380	35,146
1983-84	396	21,691	52	15,759	13	9,089	5	6,821	-	-	466	53,359
1983 - July	35	1,693	4	992	-	-	-	-	-	-	39	2,685
Aug.	48	2,440	5	1,465	-	-	-	-	-	-	53	3,905
Sept.	31	1,989	5	1,534	1	918	-	-	-	-	37	4,441
Oct.	33	1,791	3	796	3	1,705	1	1,000	-	-	40	5,293
Nov.	33	1,895	5	1,626	3	2,283	-	-	-	-	41	5,804
Dec.	35	1,922	4	1,515	-	-	1	1,371	-	-	40	4,808
1984 - Jan.	15	498	5	1,416	-	-	-	-	-	-	20	1,914
Feb.	27	1,069	4	1,267	2	1,260	1	1,200	-	-	34	4,796
Mar.	36	1,887	-	-	3	2,027	1	1,750	-	-	40	5,664
Apr.	28	1,372	5	1,305	1	895	1	1,500	-	-	35	5,072
May	40	2,438	10	3,163	-	-	-	-	-	-	50	5,601
June	35	2,696	2	679	-	-	-	-	-	-	37	3,375
July	33	1,856	4	1,115	-	-	2	4,400	-	-	39	7,371
Aug.	29	1,683	3	953	2	1,100	-	-	-	-	34	3,736
MISCELLANEOUS												
1981-82	383	11,955	17	4,751	10	7,619	4	6,157	-	-	414	30,482
1982-83	441	13,234	28	8,703	10	7,133	14	25,826	3	27,324	496	82,220
1983-84	431	15,670	25	8,471	9	5,716	8	12,995	-	-	473	42,852
1983 - July	44	1,523	1	464	1	500	2	3,186	-	-	48	5,672
Aug.	27	961	1	210	1	550	-	-	-	-	29	1,721
Sept.	34	1,294	1	256	-	-	-	-	-	-	35	1,551
Oct.	28	720	5	1,898	-	-	-	-	-	-	33	2,617
Nov.	36	1,249	1	300	1	622	1	1,344	-	-	39	3,515
Dec.	14	545	-	-	1	550	-	-	-	-	15	1,095
1984 - Jan.	27	744	2	829	1	897	-	-	-	-	30	2,471
Feb.	34	1,241	1	294	1	500	1	1,787	-	-	37	3,822
Mar.	61	2,832	5	1,805	1	836	-	-	-	-	67	5,472
Apr.	45	1,711	4	1,075	-	-	2	3,352	-	-	51	6,138
May	41	1,734	2	621	1	760	1	1,526	-	-	45	4,641
June	40	1,115	2	720	1	500	1	1,800	-	-	44	4,135
July	42	1,132	-	-	-	-	-	-	-	-	42	1,132
Aug.	25	1,109	3	781	-	-	1	3,336	1	8,057	30	13,283

TABLE 4. VALUE OF BUILDING JOBS APPROVED, VICTORIA  
(\$'000)

Period	Class of building								Total value of building approved
	New houses	New other dwellings	Altns and addns to dwllgs	Shops	Factories	Offices	Educa-tional	Other classes	
1981-82	849,637	150,573	161,354	99,652	299,101	339,904	110,840	267,554	2,278,615
1982-83	1,013,758	205,526	159,677	76,040	142,703	187,390	125,492	270,321	2,180,903
1983-84	1,456,879	186,887	203,450	144,657	120,467	227,818	161,368	401,777	2,903,302
1983 - July	107,350	9,755	15,076	7,889	6,080	11,426	15,620	33,493	206,689
Aug.	120,464	19,426	16,004	11,949	12,796	11,072	18,072	63,253	273,037
Sept.	115,762	12,430	16,582	9,994	6,229	19,123	5,169	21,943	207,233
Oct.	124,262	12,951	17,795	14,611	6,841	15,525	4,608	21,261	217,854
Nov.	122,994	16,327	18,690	36,526	7,639	13,231	13,262	38,929	267,598
Dec.	108,854	16,775	15,453	9,216	7,436	14,744	5,142	18,162	195,782
1984 - Jan.	88,399	12,418	11,443	3,978	9,257	13,164	13,309	16,248	168,213
Feb.	117,107	13,895	15,528	15,604	8,882	24,010	8,251	22,043	225,321
Mar.	128,635	15,136	17,245	4,813	13,923	27,489	40,969	46,547	294,758
Apr.	117,380	16,574	17,481	7,571	15,375	36,364	10,067	39,238	260,051
May	165,020	24,561	23,834	12,465	12,788	24,417	14,253	44,282	321,620
June	140,650	16,638	18,320	10,041	13,220	17,251	12,649	36,377	265,146
July	151,397	29,273	19,003	28,399	10,322	57,232	25,623	35,992	357,241
Aug.	161,405	50,081	20,255	14,840	11,426	29,112	27,121	77,456	391,695

TABLE 5. VALUE OF BUILDING APPROVED, VICTORIA, AUGUST 1984  
(\$'000)

Class of building	Melbourne			Rest of Victoria			Total Victoria		
	Private sector	Public sector	Total	Private sector	Public sector	Total	Private sector	Public sector	Total
Dwellings -									
New houses	104,418	2,896	107,314	51,081	3,010	54,090	155,499	5,906	161,405
New other dwellings	44,560	574	45,134	4,174	773	4,947	48,734	1,347	50,081
<b>Total new dwellings</b>	<b>148,978</b>	<b>3,470</b>	<b>152,448</b>	<b>55,254</b>	<b>3,783</b>	<b>59,037</b>	<b>204,233</b>	<b>7,252</b>	<b>211,485</b>
Alterations and additions to dwellings	16,512	36	16,548	3,607	99	3,706	20,119	135	20,255
Other building -									
Hotels, etc.	40,694	20	40,714	1,271	-	1,271	41,965	20	41,985
Shops	11,601	80	11,681	2,899	260	3,159	14,500	340	14,840
Factories	8,109	1,942	10,051	1,048	326	1,374	9,157	2,268	11,426
Offices	22,099	5,406	27,505	880	727	1,607	22,979	6,133	29,112
Other business premises	3,852	1,883	5,735	1,038	2,581	3,620	4,890	4,464	9,355
Educational	4,940	15,953	20,893	199	6,070	6,228	5,099	22,023	27,121
Religious	1,244	-	1,244	260	-	260	1,504	-	1,504
Health	1,770	5,367	7,137	37	419	456	1,807	5,786	7,593
Entertainment and recreational	1,416	1,005	2,420	835	481	1,316	2,251	1,486	3,736
Miscellaneous	634	12,012	12,646	251	387	638	885	12,399	13,283
<b>Total other building</b>	<b>96,358</b>	<b>43,667</b>	<b>140,025</b>	<b>8,678</b>	<b>11,252</b>	<b>19,930</b>	<b>105,036</b>	<b>54,919</b>	<b>159,955</b>
<b>Total all building</b>	<b>261,848</b>	<b>47,173</b>	<b>309,021</b>	<b>67,540</b>	<b>15,134</b>	<b>82,674</b>	<b>329,388</b>	<b>62,306</b>	<b>391,695</b>

TABLE 6. VALUE OF PRIVATE SECTOR BUILDING JOBS APPROVED, VICTORIA  
(\$'000)

Period	Class of building								Total value of building approved
	New houses	New other dwellings	Altns and addns to dwllgs	Shops	Factories	Offices	Educa-tional	Other classes	
MELBOURNE STATISTICAL DIVISION									
1981-82	537,401	101,694	135,354	54,313	150,443	299,273	42,177	130,034	1,450,689
1982-83	615,161	146,401	130,774	53,765	93,760	133,597	29,969	102,989	1,306,417
1983-84	897,876	125,427	167,655	74,508	83,480	167,137	35,715	191,354	1,743,152
1983 - June	62,671	10,109	13,274	5,071	4,905	4,414	2,376	6,286	109,107
July	63,145	6,607	12,474	6,584	5,168	9,772	7,312	16,368	127,428
Aug.	71,676	16,032	12,938	8,659	9,467	48,716	2,530	7,229	176,847
1984 - June	87,025	12,403	14,743	6,216	9,606	15,912	4,161	14,786	164,852
July	100,295	22,544	15,867	25,418	8,959	48,990	1,532	12,721	236,326
Aug.	104,418	44,560	16,512	11,601	8,109	22,099	4,940	49,609	261,848
REST OF VICTORIA									
1981-82	286,985	36,613	25,388	39,969	119,470	11,879	10,459	43,050	573,814
1982-83	319,963	37,250	27,328	21,504	23,582	11,648	8,200	37,104	486,579
1983-84	474,200	46,172	33,877	32,491	22,378	8,740	9,140	58,257	685,255
1983 - June	35,281	2,328	2,262	3,707	1,654	751	580	4,009	50,572
July	31,641	2,428	2,602	1,305	854	407	584	3,347	43,168
Aug.	40,337	2,323	2,854	3,045	1,768	216	1,503	3,259	55,305
1984 - June	46,791	4,041	2,766	3,582	1,777	384	693	8,018	68,052
July	45,142	5,698	3,032	2,951	1,063	1,156	135	6,288	65,464
Aug.	51,081	4,174	3,607	2,899	1,048	880	159	3,692	67,540
TOTAL VICTORIA									
1981-82	824,386	138,308	160,742	94,282	269,912	311,151	52,636	173,085	2,024,502
1982-83	935,124	183,651	158,102	75,269	117,342	145,245	38,168	140,093	1,792,994
1983-84	1,372,076	171,600	201,532	106,998	105,858	175,877	44,855	249,612	2,428,407
1983 - June	97,952	12,438	15,535	8,778	6,559	5,165	2,957	10,294	159,678
July	94,786	9,034	15,076	7,889	6,021	10,179	7,896	19,715	170,596
Aug.	112,013	18,355	15,792	11,704	11,236	48,532	4,033	10,488	232,151
1984 - June	133,816	16,444	17,509	9,798	11,383	16,296	4,853	22,805	232,904
July	145,437	28,242	18,898	28,369	10,022	50,146	1,667	19,009	301,790
Aug.	155,499	48,734	20,119	14,500	9,157	22,979	5,099	53,301	329,388

TABLE 7. VALUE OF PUBLIC SECTOR BUILDING JOBS APPROVED, VICTORIA  
(\$'000)

Period	Class of building								Total value of building approved
	New		Altns and addns to dwllgs	Factories	Offices	Educa-tional	Health	Other classes	
	houses	other dwellings							
MELBOURNE STATISTICAL DIVISION									
1981-82	10,189	4,746	580	27,094	24,668	41,669	26,365	43,466	178,777
1982-83	34,612	13,262	959	18,981	30,382	60,208	20,624	60,251	239,258
1983-84	43,239	9,243	1,716	11,174	43,535	79,028	46,102	85,605	319,643
1983 - June	639	2,015	12	130	2,736	2,998	4,862	11,597	24,991
July	6,152	13	-	-	892	6,363	3,615	6,345	23,381
Aug.	3,631	-	200	629	2,510	6,559	4,771	4,071	22,370
1984 - June	2,989	-	770	1,837	729	3,083	4,600	4,710	18,718
July	3,093	707	79	256	6,655	20,634	9,338	2,501	43,264
Aug.	2,896	574	36	1,942	5,406	15,953	5,367	14,999	47,173
REST OF VICTORIA									
1981-82	15,061	7,520	33	2,095	4,084	16,535	10,923	19,085	75,336
1982-83	44,021	8,613	636	6,380	11,763	27,116	10,538	39,583	148,652
1983-84	41,563	6,044	202	3,435	8,405	37,485	15,331	42,787	155,252
1983 - June	495	2,023	-	12	107	4,931	1,539	3,981	13,086
July	6,412	708	-	59	355	1,360	1,867	1,951	12,712
Aug.	4,820	1,072	12	932	30	7,481	2,084	2,084	18,516
1984 - June	3,845	193	40	-	227	4,712	2,247	2,259	13,523
July	2,867	324	26	44	431	3,321	835	4,339	12,187
Aug.	3,010	773	99	326	727	6,070	419	3,710	15,134
TOTAL VICTORIA									
1981-82	25,250	12,265	613	29,189	28,752	58,204	37,288	62,551	254,113
1982-83	78,633	21,875	1,575	25,361	42,145	87,324	31,162	99,834	387,910
1983-84	84,803	15,287	1,919	14,609	51,940	116,513	61,433	128,392	474,896
1983 - June	1,134	4,038	12	142	2,843	7,929	6,401	15,577	38,077
July	12,564	721	-	59	1,247	7,723	5,483	8,296	36,093
Aug.	8,451	1,072	212	1,561	2,540	14,040	6,855	6,155	40,886
1984 - June	6,834	193	810	1,837	955	7,795	6,847	6,970	32,241
July	5,960	1,031	105	300	7,087	23,955	10,173	6,840	55,451
Aug.	5,906	1,347	135	2,268	6,133	22,023	5,786	18,709	62,306

TABLE 8. NUMBER OF NEW DWELLING UNITS APPROVED, VICTORIA

Period and statistical division	Houses		Other dwellings				Total dwellings		Seasonally adjusted (a) (b)
	Private sector	Public sector	Total	Private sector	Public sector	Total	Original		
								Total	
MELBOURNE STATISTICAL DIVISION									
1981-82	11,818	307	12,125	3,099	300	3,399	14,917	607	15,524
1982-83	13,030	950	13,980	3,239	698	3,937	16,269	1,648	17,917
1983-84	17,732	1,391	19,123	3,745	206	3,951	21,477	1,597	23,074
1983 - June	1,322	19	1,341	346	100	446	1,668	119	1,787
July	1,335	190	1,525	226	1	227	1,561	191	1,752
Aug.	1,468	128	1,596	436	-	436	1,904	128	2,032
1984 - June	1,637	103	1,740	343	-	343	1,980	103	2,083
July	1,874	115	1,989	576	28	604	2,450	143	2,593
Aug.	1,961	111	2,072	475	22	497	2,436	133	2,569
ALL STATISTICAL DIVISIONS, AUGUST 1984									
Melbourne	1,961	111	2,072	475	22	497	2,436	133	2,569
Barwon	217	1	218	14	-	14	231	1	232
South Western	53	2	55	4	11	15	57	13	70
Central Highlands	99	1	100	10	-	10	109	1	110
Wimmera	14	3	17	10	-	10	24	3	27
Northern Mallee	40	1	41	4	-	4	44	1	45
Loddon-Campaspe	127	4	131	22	-	22	149	4	153
Goulburn	127	11	138	11	-	11	138	11	149
North Eastern	68	9	77	19	7	26	87	16	103
East Gippsland	74	11	85	21	-	21	95	11	106
Central Gippsland	153	40	193	17	-	17	170	40	210
East Central	101	3	104	12	-	12	113	3	116
Total Victoria	3,034	197	3,231	619	40	659	3,653	237	3,890
TOTAL VICTORIA									
1981-82	18,890	703	19,593	4,631	638	5,269	23,521	1,341	24,862
1982-83	20,755	2,117	22,872	4,600	1,110	5,710	25,355	3,227	28,582
1983-84	28,440	2,568	31,008	5,318	401	5,719	33,758	2,969	36,727
1983 - July	2,077	365	2,442	316	24	340	2,393	389	2,782
Aug.	2,425	254	2,679	515	39	554	2,940	293	3,233
Sept.	2,309	231	2,540	370	49	419	2,679	280	2,959
Oct.	2,362	266	2,628	363	26	389	2,725	292	3,017
Nov.	2,480	198	2,678	407	52	459	2,887	250	3,137
Dec.	2,198	122	2,320	480	23	503	2,678	145	2,823
1984 - Jan.	1,711	150	1,861	314	80	394	2,025	230	2,255
Feb.	2,322	169	2,491	403	17	420	2,725	186	2,911
Mar.	2,612	156	2,768	445	6	451	3,057	162	3,219
Apr.	2,287	140	2,427	505	5	510	2,792	145	2,937
May	3,025	299	3,324	726	75	801	3,751	374	4,125
June	2,632	218	2,850	474	5	479	3,106	223	3,329
July	2,851	194	3,045	764	36	800	3,615	230	3,845
Aug.	3,034	197	3,231	619	40	659	3,653	237	3,890

(a) See paragraphs 14 and 15 of the Explanatory Notes.

(b) Series revised following annual reanalysis.