

Commentary

- New dwellings down in May
- New dwellings up in 10 of 16 regions
- Apartments value up but number steady in May 2016 year
- Canterbury earthquake-related consents total \$3.7 billion
- Non-residential building consents valued at \$492 million
- Consents for all buildings total \$1.6 billion in May

Figures given are not adjusted for seasonal fluctuations unless otherwise stated. Values include GST and are not adjusted for inflation.

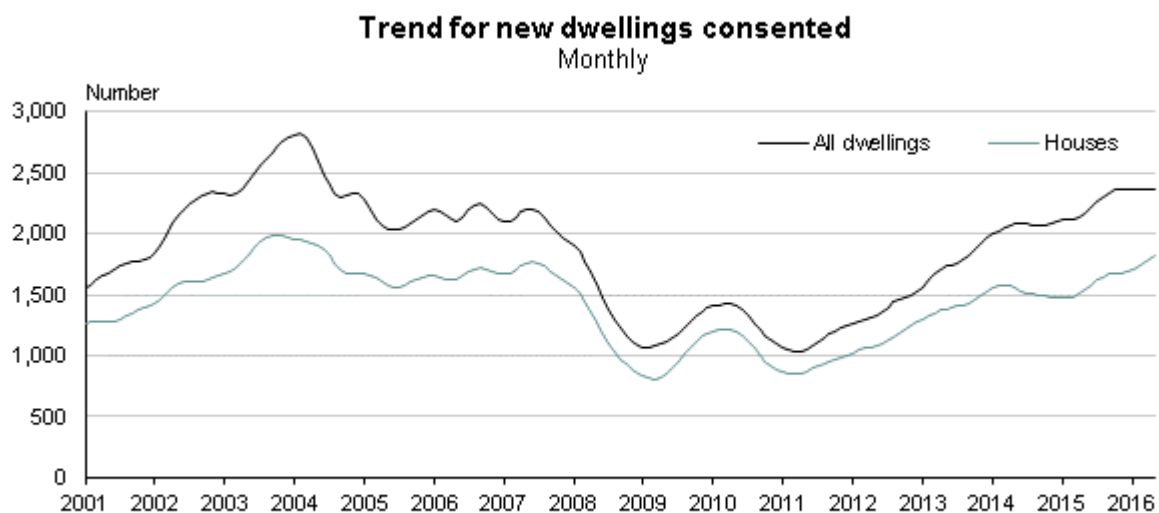
New dwellings down in May

In May 2016, a total of 2,520 new dwellings were consented, comprising:

- 1,956 houses (the highest number since August 2007)
- 327 townhouses, flats, and units
- 121 retirement village units
- 116 apartments.

The seasonally adjusted number of new dwellings fell 0.9 percent, following a 6.8 percent rise in April. The seasonally adjusted number has fluctuated in recent months, and the trend is flat.

For houses only, the seasonally adjusted number fell 4.9 percent, following a 14.9 percent rise in April. The trend increased for the 15th consecutive month.



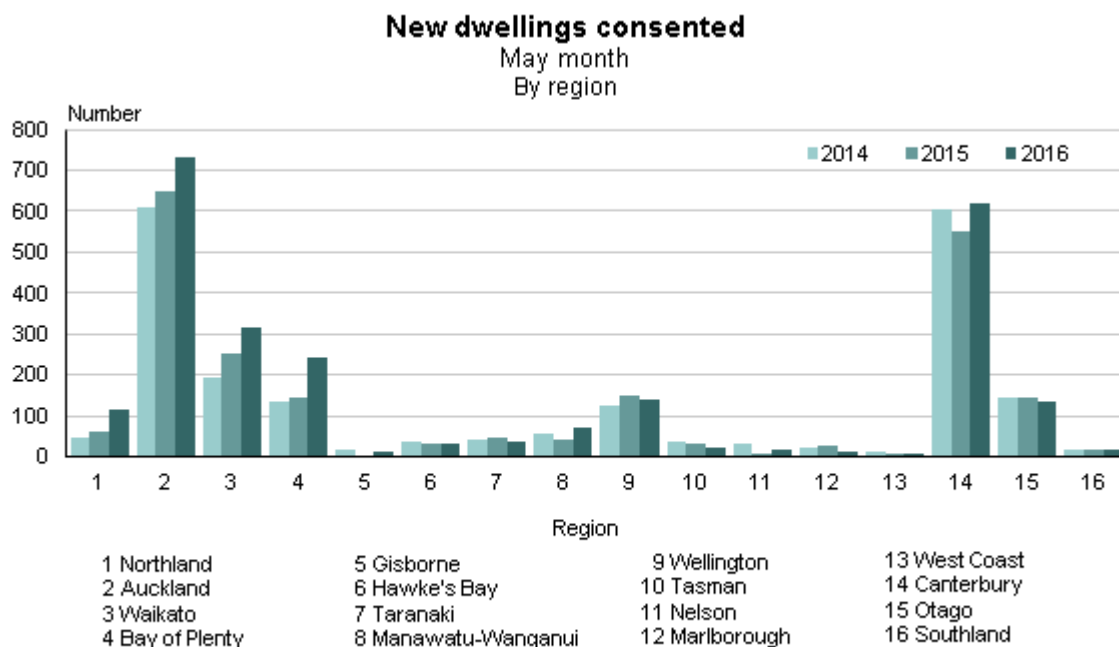
Source: Statistics New Zealand

New dwellings up in 10 of 16 regions

In 10 of the 16 regions, the number of new dwellings consented in May 2016 was higher than in May 2015. The regions with the largest increases were:

- Bay of Plenty – up 97 (67 percent) to 242
- Auckland – up 81 (12 percent) to 732
- Canterbury – up 69 (13 percent) to 618, including 79 apartments
- Waikato – up 63 (25 percent) to 317
- Northland – up 53 (87 percent) to 114, including 36 retirement village units.

The national number of new dwellings consented in May 2016 was 349 more than in May 2015 (up 16 percent).



Source: Statistics New Zealand

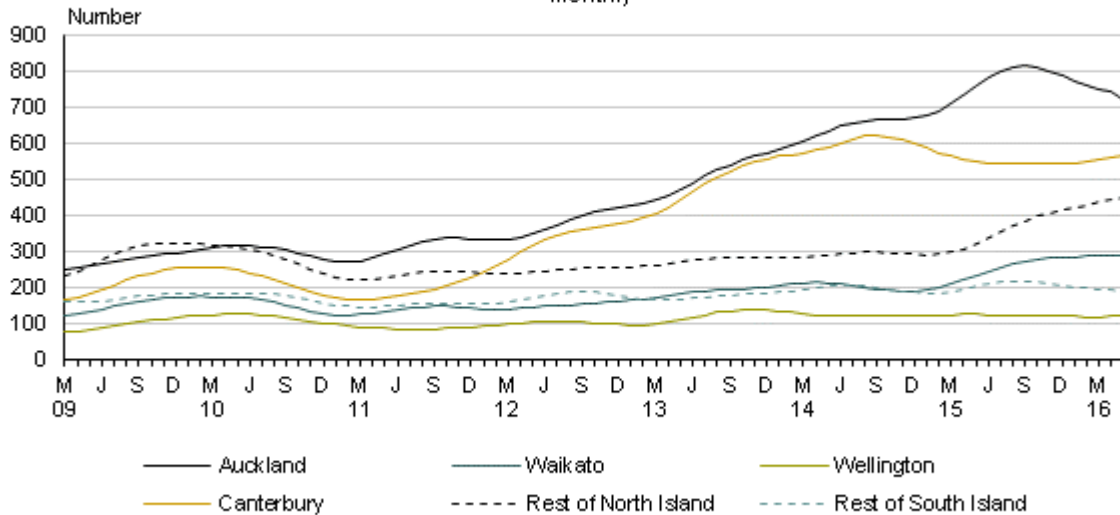
The trend for the number of new dwellings consented in Auckland has tailed off since late 2015. The Waikato trend appears to have flattened, and for Wellington has stabilised. The trend for the rest of the North Island is growing.

The trend for Canterbury has edged up, while that for the rest of the South Island appears to be decreasing.

Note: Trend movements, particularly for recent months, may be revised when we add future months to the series.

Trend for new dwellings consented

By region
Monthly



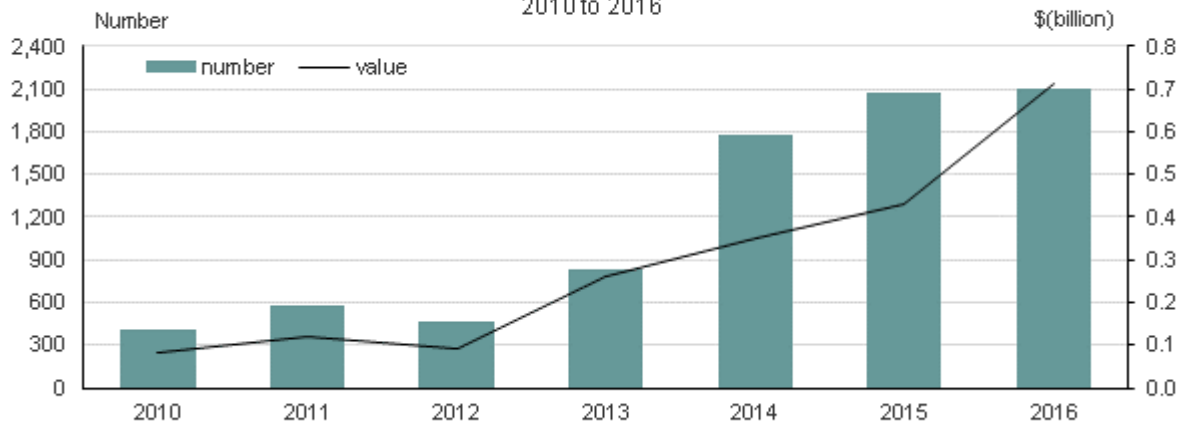
Source: Statistics New Zealand

Apartments value up but number steady in May 2016 year

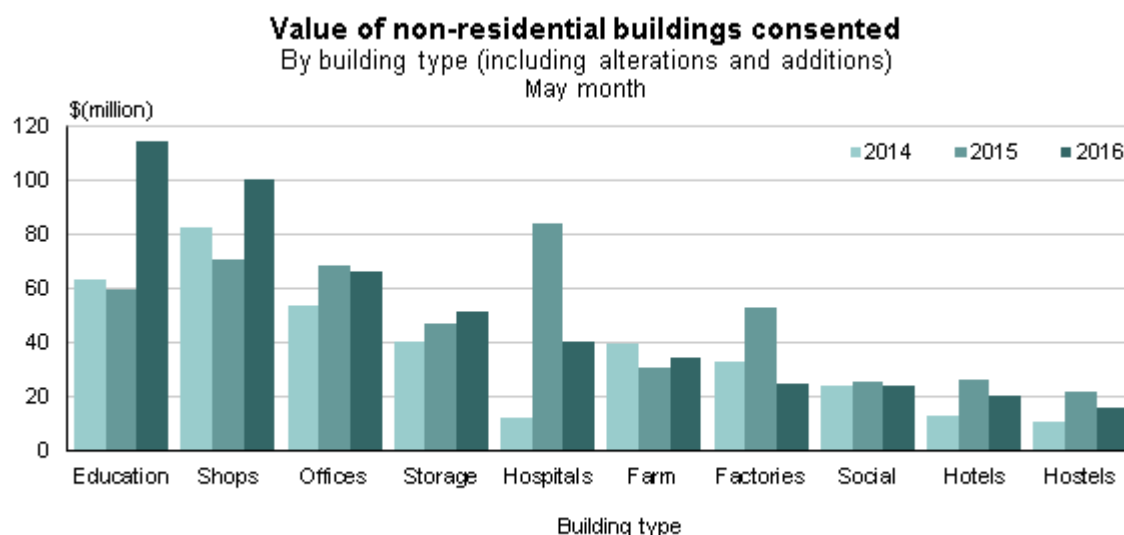
The number of apartments consented in the year to May 2016 was 2,095, little changed from the May 2015 year. However, the value of consents for apartments has grown by two-thirds over the same period. This is partly due to some projects where the building structure has been consented, but the apartments themselves haven't yet been consented. Value is added with each consent for apartment buildings, but the number of apartments is normally counted at the stage with the highest value.

Apartments consented in year ended May

Number and value
2010 to 2016



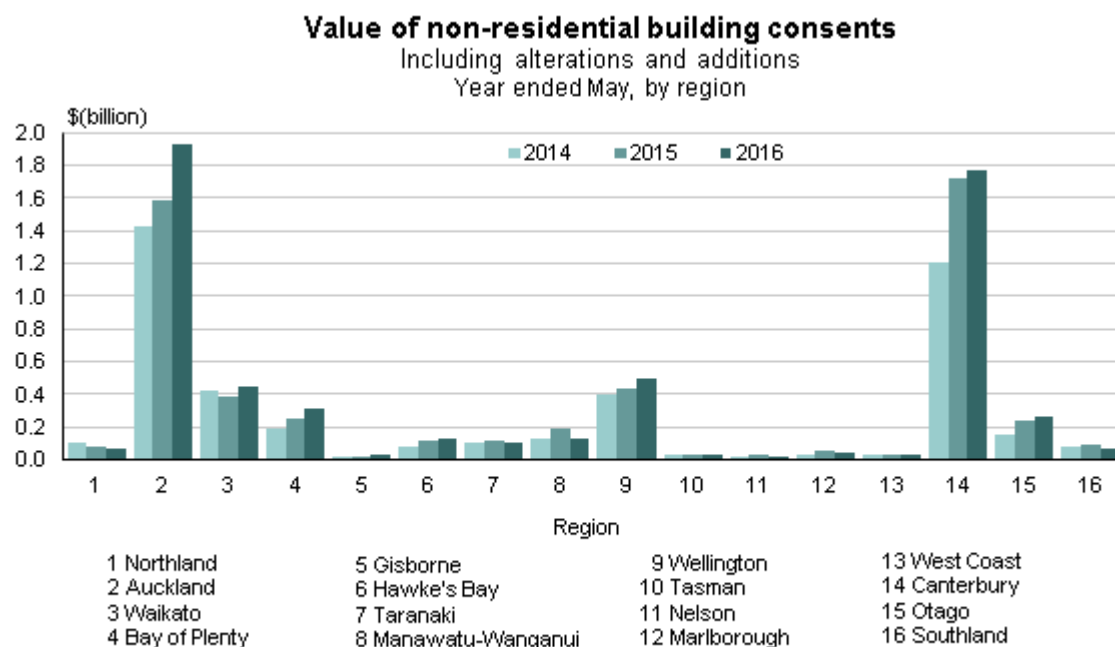
In the year to May 2016, 28,387 new dwellings were consented, up 13 percent from 25,114 in the May 2015 year. This is an 11-year high. Most of the growth was in the Auckland and nearby regions, while Canterbury decreased.



Source: Statistics New Zealand

In the year to May 2016, the regions that contributed the highest value of non-residential building consents were:

- Auckland – \$1.9 billion
- Canterbury – \$1.8 billion
- Wellington – \$0.5 billion.



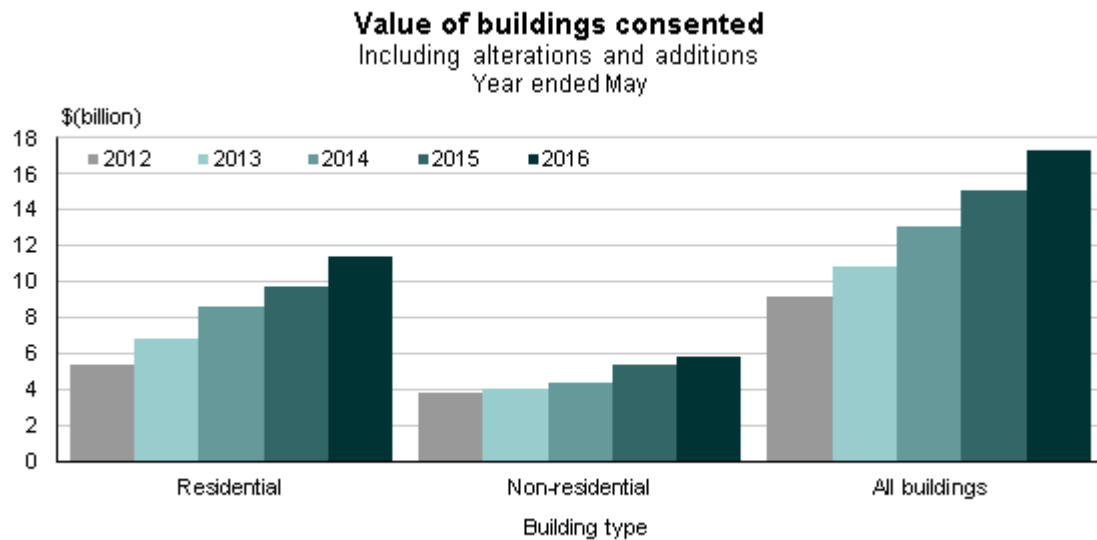
Source: Statistics New Zealand

Consents for all buildings total \$1.6 billion in May

The total value of building work consented in May 2016 was \$1.6 billion. This comprised \$1,078 million of residential work, and \$492 million of non-residential work.

For the year ended May 2016, compared with the year ended May 2015, the value of buildings consented increased for:

- all buildings – up \$2.2 billion (14 percent) to \$17 billion
- residential buildings – up \$1.7 billion (18 percent) to \$11 billion
- non-residential buildings – up \$457 million (8.5 percent) to \$5.9 billion.



Source: Statistics New Zealand

Data for building consents is obtained from all territorial authorities in New Zealand.

For more detailed data, see the Excel tables in the 'Downloads' box.

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General methodology used to produce building consent statistics from March 2015 onwards.

Building Consents Issued concepts from March 2015 onwards – DataInfo+

Definitions of terms used in this release.

Principles and protocols for producers of Tier 1 statistics

Statistics in this release have been produced in accordance with the Official Statistics System principles and protocols for producers of Tier 1 statistics for quality. They conform to the Statistics NZ Methodological Standard for Reporting of Data Quality.

Related information

Earthquake-related building consents in Canterbury

Summarises Canterbury consents identified as earthquake-related. This table is updated monthly.

Value of Building Work Put in Place – information releases

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Tables

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1. Building consents issued
2. Number of new dwellings consented
3. Number and value of new dwellings consented, by region
4. Number of new dwellings consented, trend for selected regions
5. Number of new dwellings consented, by selected territorial authority and Auckland wards
6. Value of building consents issued, actual and trend values

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