

# MDP

Metropolitan Sydney • Central Coast Region • Illawarra Region

## OCTOBER 2014 MONTHLY MONITOR



### Introduction

The monthly monitor provides dwelling approval and completion data for LGAs in Metropolitan Sydney, Central Coast Region and the Illawarra Region.

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The quarterly MDP monitor provides comprehensive information on residential activity in the Sydney Region, the greenfield development pipeline and activity in growth locations.

Figure 1: Sydney Metropolitan - Dwelling Approvals (July 2012 - October 2014)

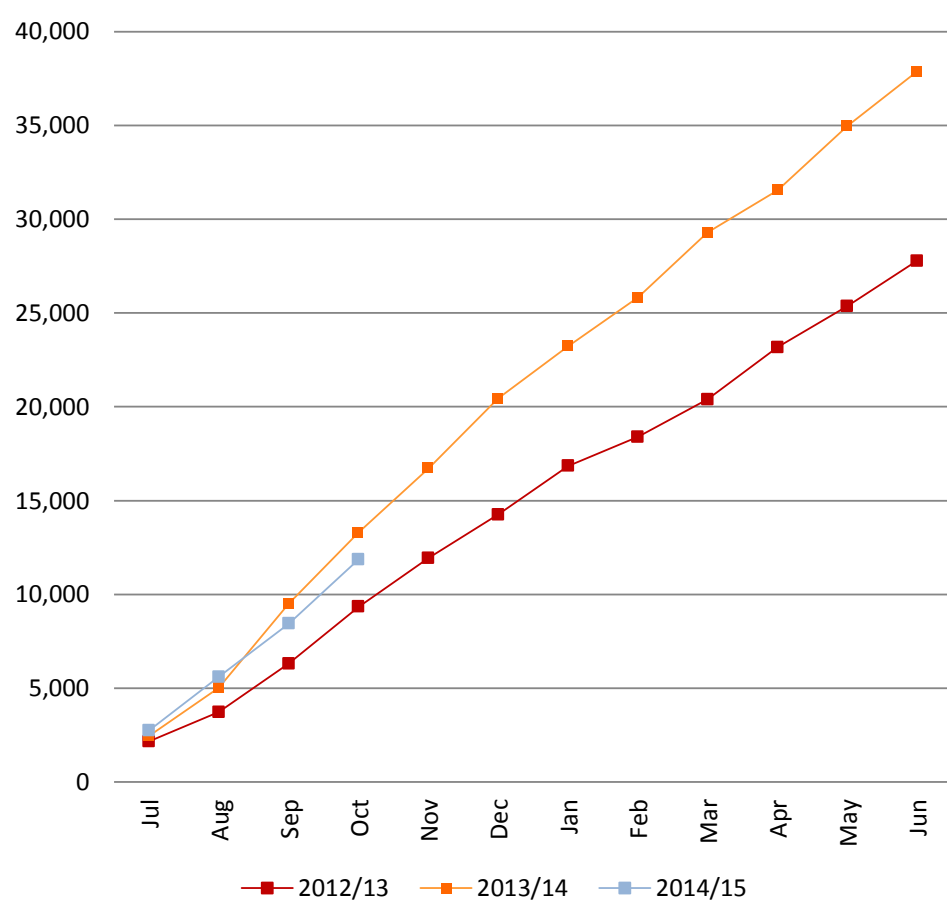


Figure 2: Sydney Metropolitan - Net Dwelling Completions (July 2012 - October 2014)

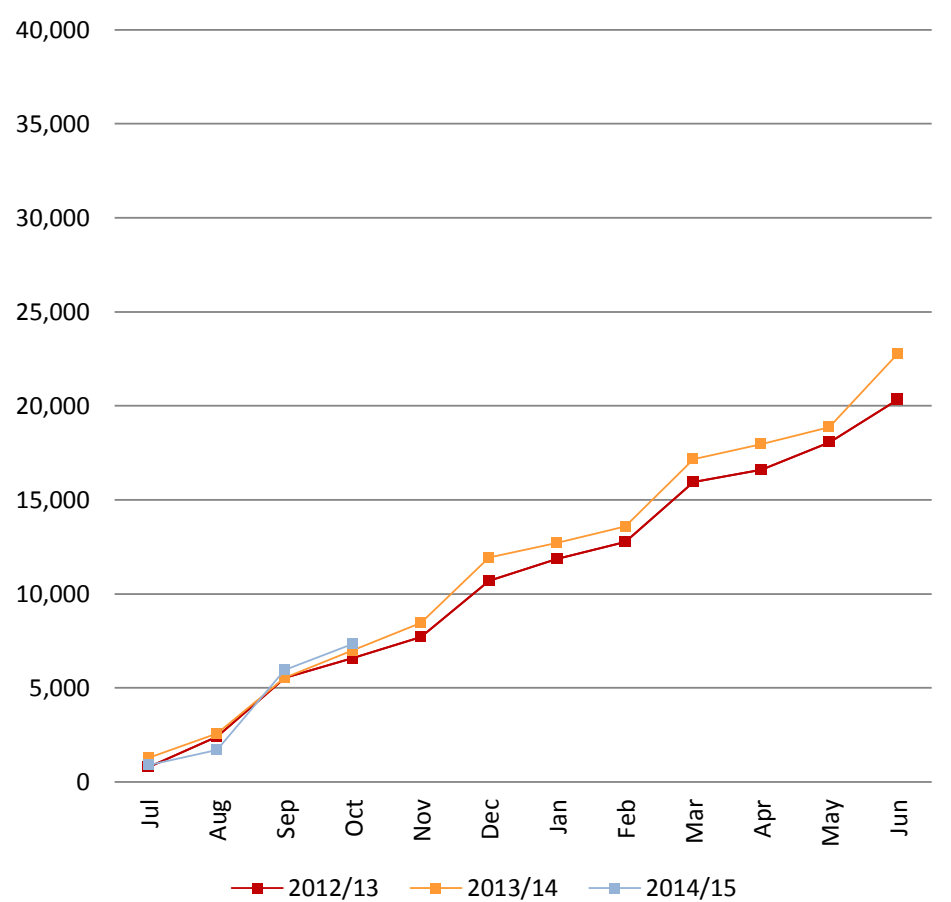


Table 1: Regional Dwelling Approvals and New Dwelling Completions  
(July 2012 - October 2014)

Sydney Metropolitan

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	2,167	1,552	2,599	3,026	2,590	2,326	2,592	1,550	1,995	2,767	2,195	2,424	27,783
2013/14	2,469	2,563	4,481	3,783	3,431	3,720	2,788	2,599	3,453	2,256	3,429	2,888	37,860
2014/15	2,755	2,853	2,837	3,414									11,859

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	805	1,604	3,150	1,039	1,128	2,974	1,160	922	3,182	638	1,479	2,258	20,339
2013/14	1,280	1,306	2,959	1,463	1,457	3,469	773	876	3,592	785	914	3,876	22,750
2014/15	908	789	4,268	1,388									7,353

Central Coast Region

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	70	79	51	85	70	57	31	69	71	77	66	48	774
2013/14	45	108	47	172	113	81	59	67	162	71	95	169	1,189
2014/15	79	128	162	103									472

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	66	36	26	139	100	39	38	77	118	47	45	27	758
2013/14	33	76	34	44	73	62	30	46	67	33	50	158	706
2014/15	66	55	85	123									329

Illawarra Region

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	78	70	28	85	67	34	101	96	119	83	139	96	996
2013/14	84	138	74	109	70	137	145	117	139	63	211	60	1,347
2014/15	126	71	135	168									500

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	44	75	129	36	40	342	74	79	182	76	92	152	1,321
2013/14	28	53	150	114	18	243	36	14	245	18	30	180	1,129
2014/15	132	70	142	48									392

Note: \* Six and three month net dwelling completion totals.  
Monthly net dwelling completion data is only available from July 2012.  
The Illawarra Region data does not include Shoalhaven LGA.

Table 2: Sydney Metropolitan, Central Coast and Illawarra Region Residential Activity - Dwelling Approvals and Net Dwelling Completions (August 2014 - October 2014)

Subregion	LGA	Dwelling Approvals				Net Dwelling Completions			
		August	September	October	YTD	August	September	October	YTD
Sydney City	Sydney	52	459	219	835	0	1,060	472	1,677
Sydney City Total		52	459	219	835	0	1,060	472	1,677
East	Botany Bay	57	1	6	288	83	0	71	155
	Randwick	34	76	45	218	1	183	3	238
	Waverley	8	4	10	25	0	4	0	4
	Woollahra	31	28	16	122	0	0	0	0
East Total		130	109	77	653	84	187	74	397
South	Canterbury	37	162	267	488	8	253	4	271
	Hurstville	17	16	152	196	13	36	2	55
	Kogarah	12	35	10	77	7	14	34	63
	Marrickville	7	5	30	98	0	136	3	149
	Rockdale	13	89	15	175	0	98	1	99
	Sutherland	36	30	92	221	5	86	5	172
South Total		122	337	566	1,255	33	623	49	809
Inner West	Ashfield	0	2	0	2	78	1	0	79
	Burwood	1	15	2	49	0	23	0	23
	Canada Bay	5	126	4	152	0	61	271	332
	Leichhardt	0	0	0	5	1	0	3	6
	Strathfield	8	40	3	55	10	6	0	16
Inner West Total		14	183	9	263	89	91	274	456
Inner North	Hunters Hill	2	3	1	6	16	1	1	29
	Lane Cove	69	95	55	223	76	78	0	218
	Mosman	5	3	1	14	0	0	0	5
	North Sydney	11	30	7	70	0	1	96	111
	Ryde	37	22	35	302	2	27	0	116
	Willoughby	6	10	3	24	0	12	0	13
Inner North Total		130	163	102	639	94	119	97	492
North	Hornsby	48	107	209	448	0	18	6	59
	Ku-ring-gai	17	74	17	144	5	17	50	72
North Total		65	181	226	592	5	35	56	131
North East	Manly	2	25	7	36	0	13	0	13
	Pittwater	52	6	22	86	0	1	1	7
	Warringah	35	72	49	218	0	9	16	73
North East Total		89	103	78	340	0	23	17	93
West Central	Auburn	19	24	489	622	1	299	0	300
	Bankstown	259	92	85	537	49	109	26	235
	Fairfield	72	76	52	304	8	39	2	65
	Holroyd	33	51	116	254	4	34	7	64
	Parramatta	761	63	87	1,018	43	229	18	333
West Central Total		1,144	306	829	2,735	105	710	53	997
North West	Blacktown	204	179	410	1,132	147	267	76	514
	Blue Mountains	26	19	14	74	1	6	2	10
	Hawkesbury	13	16	29	78	19	8	15	69
	Penrith	93	104	125	574	12	238	10	270
	The Hills	432	138	281	944	91	155	140	446
North West Total		768	456	859	2,802	270	674	243	1,309
South West	Camden	203	199	191	800	29	345	23	411
	Campbelltown	8	190	64	315	14	82	2	137
	Liverpool	110	122	118	475	54	293	21	394
	Wollondilly	18	29	76	155	12	26	7	50
South West Total		339	540	449	1,745	109	746	53	992
Sydney Metro Total		2,853	2,837	3,414	11,859	789	4,268	1,388	7,353
Central Coast	Gosford	96	100	44	285	23	23	25	101
	Wyong	32	62	59	187	32	62	98	228
Central Coast Total		128	162	103	472	55	85	123	329
Illawarra	Kiama	0	1	1	3	1	8	3	15
	Shellharbour	36	44	23	150	10	64	9	93
	Wollongong	35	90	144	347	59	70	36	284
Illawarra Total		71	135	168	500	70	142	48	392

Table 3: Sydney Metropolitan, Central Coast and Illawarra Region Residential Activity - Dwelling Approvals and Net Dwelling Completions by Building Type (October 2014)

Subregion	LGA	Dwelling Approvals (by building type) (October 2014)				Net Dwelling Completions (by building type) (October 2014)		
		Detached	Multi-unit	Other	% Multi-unit	Detached	Multi-unit	% Multi-unit
Sydney City	Sydney	1	209	9	95%	0	472	100%
Sydney City Total		1	209	9	95%	0	472	100%
East	Botany Bay	6	0	0	0%	1	70	99%
	Randwick	12	33	0	73%	1	2	67%
	Waverley	4	6	0	60%	0	0	0%
	Woollahra	16	0	0	0%	0	0	0%
East Total		38	39	0	51%	2	72	97%
South	Canterbury	7	259	1	97%	0	4	100%
	Hurstville	12	140	0	92%	1	1	50%
	Kogarah	8	2	0	20%	0	34	100%
	Marrickville	2	28	0	93%	1	2	67%
	Rockdale	9	6	0	40%	0	1	100%
	Sutherland	40	52	0	57%	1	4	80%
South Total		78	487	1	86%	3	46	94%
Inner West	Ashfield	0	0	0	0%	0	0	0%
	Burwood	2	0	0	0%	0	0	0%
	Canada Bay	2	2	0	50%	0	271	100%
	Leichhardt	0	0	0	0%	2	1	33%
	Strathfield	1	2	0	67%	0	0	0%
Inner West Total		5	4	0	44%	2	272	99%
Inner North	Hunters Hill	0	0	1	0%	1	0	0%
	Lane Cove	5	50	0	91%	0	0	0%
	Mosman	1	0	0	0%	0	0	0%
	North Sydney	5	2	0	29%	1	95	99%
	Ryde	12	23	0	66%	0	0	0%
	Willoughby	3	0	0	0%	0	0	0%
Inner North Total		26	75	1	74%	2	95	98%
North	Hornsby	29	180	0	86%	6	0	0%
	Ku-ring-gai	14	0	3	0%	0	50	100%
North Total		43	180	3	80%	6	50	89%
North East	Manly	2	5	0	71%	0	0	0%
	Pittwater	3	18	1	82%	1	0	0%
	Warringah	18	28	3	57%	0	16	100%
North East Total		23	51	4	65%	1	16	94%
West Central	Auburn	18	472	-1	97%	0	0	0%
	Bankstown	52	34	-1	40%	7	19	73%
	Fairfield	52	0	0	0%	2	0	0%
	Holroyd	22	91	3	78%	6	1	14%
	Parramatta	13	73	1	84%	2	16	89%
West Central Total		157	670	2	81%	17	36	68%
North West	Blacktown	315	88	7	21%	71	5	7%
	Blue Mountains	14	0	0	0%	2	0	0%
	Hawkesbury	25	2	2	7%	15	0	0%
	Penrith	115	10	0	8%	10	0	0%
	The Hills	107	174	0	62%	68	72	51%
North West Total		576	274	9	32%	166	77	32%
South West	Camden	185	6	0	3%	23	0	0%
	Campbelltown	60	4	0	6%	2	0	0%
	Liverpool	117	0	1	0%	15	6	29%
	Wollondilly	47	30	-1	39%	7	0	0%
South West Total		409	40	0	9%	47	6	11%
Sydney Metro Total		1,356	2,029	29	59%	246	1,142	82%
Central Coast	Gosford	28	16	0	36%	21	4	16%
	Wyang	57	1	1	2%	33	65	66%
Central Coast Total		85	17	1	17%	54	69	56%
Illawarra	Kiama	1	0	0	0%	3	0	0%
	Shellharbour	11	10	2	43%	8	1	11%
	Wollongong	47	97	0	67%	18	18	50%
Illawarra Total		59	107	2	64%	29	19	40%

Note: Building Approvals may be revised or corrected by ABS in later months.

## Glossary

### Building Type:

- **Detached House** – a detached building primarily used for long term residential purposes. It consists of one dwelling unit.
- **Multi-unit** – includes dwellings which are semi-detached, row or terrace house, villas, townhouses, units or apartments buildings.
- **Other dwellings** - refer to development that does not fall within the definition of detached and multi-unit dwellings, including nursing homes and development permissible under the Seniors Living State Environmental Planning Policy.

**Dwelling Approvals** – includes the conversions and dwelling units approved as part of the alterations and additions or the construction of non-residential buildings.

**Net Dwelling Completions** – the number of completed dwellings added to the existing stock, adjusted for demolitions. As an example, a two unit development that demolished one house is counted as one additional dwelling.

Data Sources

**Dwelling Approvals** – Australian Bureau of Statistics (Catalogue 8731.0).

**Net Dwelling Completions** – Sydney Water Business Intelligence Enterprise Data Warehouse and Gosford and Wyong Councils.

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