

MDP

Metropolitan Sydney • Central Coast Region • Illawarra Region

JULY 2015 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 January 2013 - July 2015 (Number)

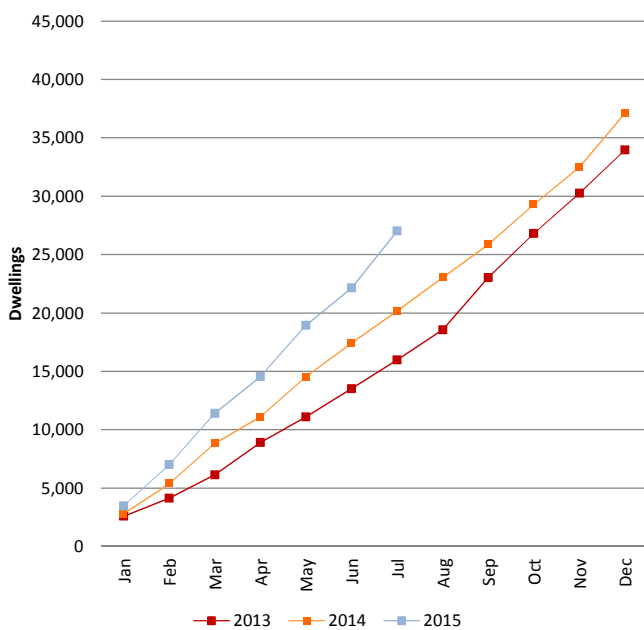
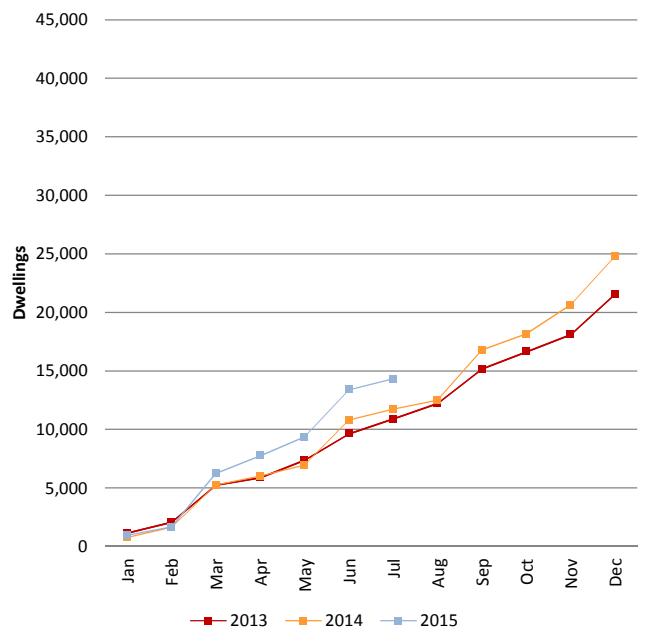


Figure 2: Sydney Metropolitan - Net Dwelling Completions January 2013 - July 2015 (Number)



The Department of Planning and Environment is reviewing the format of the Monthly MDP housing monitor. We are also experimenting with delivering the monthly data in an electronic, tabular format. Below is a link to a sample spreadsheet with 2 options. We are seeking feedback on the format and layout. Comments can be sent to data@planning.nsw.gov.au by 30 November 2015.

Table 1: Regional Dwelling Approvals and Net Dwelling Completions
July 2013 - July 2015 (Number)

Sydney Metropolitan

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
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	3,218	4,632	3,476	3,543	4,394	3,138	4,392	3,193	41,845
2015/16	4,883												4,883

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
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	2,484	4,126	956	720	4,550	1,526	1,607	4,026	27,348
2015/16	947												947

Central Coast Region

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2013/14	45	108	47	172	113	81	59	67	162	71	95	169	1,189
2014/15	79	128	162	103	87	78	136	149	74	104	100	121	1,321
2015/16	276												276

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2013/14	33	76	34	44	73	62	30	46	67	33	50	158	706
2014/15	66	55	85	123	59	60	26	66	102	117	106	101	966
2015/16	202												202

Illawarra Region

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2013/14	84	138	74	109	70	137	145	117	139	63	211	60	1,347
2014/15	204	133	198	241	179	280	89	180	202	512	148	324	2,690
2015/16	116												116

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2013/14	28	53	150	114	18	243	36	14	245	18	30	180	1,129
2014/15	223	99	171	85	111	298	64	109	235	82	99	229	1,805
2015/16	99												99

Note: The Illawarra Region includes the Shoalhaven LGA from July 2014. The Illawarra region totals are not comparable to previously published totals.

Table 2: Sydney Metropolitan, Central Coast and Illawarra Region Residential Activity - Dwelling Approvals and Net Dwelling Completions May 2015 - July 2015 (Number)

Subregion	LGA	Dwelling Approvals				Net Dwelling Completions			
		May	June	July	YTD	May	June	July	YTD
Central	Ashfield	315	2	62	62	0	0	0	0
	Botany Bay	42	0	548	548	1	317	0	0
	Burwood	19	71	1	1	1	8	0	0
	Canada Bay	5	137	24	24	0	11	33	33
	Leichhardt	0	1	0	0	0	8	0	0
	Marrickville	41	9	4	4	68	52	0	0
	Randwick	13	22	22	22	0	19	3	3
	Strathfield	23	88	15	15	0	1	0	0
	Sydney	489	19	492	492	60	544	286	286
	Waverley	42	6	64	64	11	6	15	15
Woollahra	43	38	57	57	0	14	0	0	
Central Total		1,032	393	1,289	1,289	141	980	337	337
North	Hornsby	188	238	185	185	59	205	2	2
	Hunters Hill	2	0	0	0	0	1	0	0
	Ku-ring-gai	104	12	25	25	183	7	2	2
	Lane Cove	3	66	1	1	42	69	0	0
	Manly	11	0	3	3	2	3	0	0
	Mosman	68	0	53	53	0	16	0	0
	North Sydney	39	1	14	14	25	3	0	0
	Pittwater	8	6	11	11	1	4	0	0
	Ryde	408	22	61	61	76	266	38	38
	Warringah	173	40	55	55	36	66	1	1
Willoughby	190	6	14	14	2	30	0	0	
North Total		1,194	391	422	422	426	670	43	43
South	Canterbury	113	44	126	126	72	251	1	1
	Hurstville	39	65	251	251	1	32	1	1
	Kogarah	9	22	5	5	0	0	79	79
	Rockdale	13	11	151	151	136	32	7	7
	Sutherland	38	51	50	50	4	49	15	15
South Total		212	193	583	583	213	364	103	103
South West	Camden	123	251	301	301	110	350	80	80
	Campbelltown	154	181	32	32	35	140	71	71
	Fairfield	84	84	100	100	6	25	12	12
	Liverpool	127	305	193	193	128	223	66	66
	Wollondilly	29	16	9	9	29	145	36	36
South West Total		517	837	635	635	308	883	265	265
West	Blue Mountains	27	12	29	29	0	39	0	0
	Hawkesbury	24	27	28	28	9	25	2	2
	Penrith	137	108	132	132	88	188	25	25
West Total		188	147	189	189	97	252	27	27
West Central	Auburn	100	285	24	24	14	18	2	2
	Bankstown	164	263	274	274	16	99	17	17
	Blacktown	264	242	464	464	182	450	37	37
	Holroyd	112	211	81	81	11	42	15	15
	Parramatta	498	95	804	804	68	114	54	54
	The Hills	111	136	118	118	131	154	47	47
West Central Total		1,249	1,232	1,765	1,765	422	877	172	172
Sydney Metro Total		4,392	3,193	4,883	4,883	1,607	4,026	947	947
Central Coast	Gosford	56	59	78	78	35	33	38	38
	Wyong	44	62	198	198	71	68	164	164
Central Coast Total		100	121	276	276	106	101	202	202
Illawarra	Kiama	2	2	1	1	2	17	5	5
	Shellharbour	27	131	0	0	14	51	23	23
	Shoalhaven	63	65	68	68	53	45	45	45
	Wollongong	56	126	47	47	30	116	26	26
Illawarra Total		148	324	116	116	99	229	99	99

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

The Illawarra Region includes the Shoalhaven LGA from July 2014. The Illawarra region totals are not comparable to previously published totals.

Table 3: Sydney Metropolitan, Central Coast and Illawarra Region Residential Activity - Dwelling Approvals and Net Dwelling Completions by Building Type July 2015 (Number)

Subregion	LGA	Dwelling Approvals (by building type) July 2015 (Number)				Net Dwelling Completions (by building type) July 2015 (Number)			
		Detached	Multi-unit	Other	% Multi-unit	Detached	Multi-unit	% Multi-unit	
Central	Ashfield	0	62	0	100%	0	0	0%	
	Botany Bay	4	544	0	99%	0	0	0%	
	Burwood	1	0	0	0%	0	0	0%	
	Canada Bay	5	19	0	79%	0	33	100%	
	Leichhardt	0	0	0	0%	0	0	0%	
	Marrickville	2	2	0	50%	0	0	0%	
	Randwick	6	10	6	45%	0	3	100%	
	Strathfield	3	12	0	80%	0	0	0%	
	Sydney	2	490	0	100%	9	277	97%	
	Waverley	6	44	14	69%	1	14	93%	
Woolahra	43	14	0	25%	0	0	0%		
Central Total		72	1,197	20	93%	10	327	97%	
North	Hornsby	30	155	0	84%	2	0	0%	
	Hunters Hill	0	0	0	0%	0	0	0%	
	Ku-ring-gai	24	0	1	0%	2	0	0%	
	Lane Cove	1	0	0	0%	0	0	0%	
	Manly	1	2	0	67%	0	0	0%	
	Mosman	0	53	0	100%	0	0	0%	
	North Sydney	0	14	0	100%	0	0	0%	
	Pittwater	9	2	0	18%	0	0	0%	
	Ryde	15	38	8	62%	2	36	95%	
	Warringah	13	42	0	76%	1	0	0%	
Willoughby	13	0	1	0%	0	0	0%		
North Total		106	306	10	73%	7	36	84%	
South	Canterbury	15	111	0	88%	1	0	0%	
	Hurstville	11	239	1	95%	1	0	0%	
	Kogarah	5	0	0	0%	0	79	100%	
	Rockdale	8	142	1	94%	1	6	86%	
	Sutherland	33	16	1	32%	9	6	40%	
South Total		72	508	3	87%	12	91	88%	
South West	Camden	288	13	0	4%	80	0	0%	
	Campbelltown	28	2	2	6%	10	61	86%	
	Fairfield	83	15	2	15%	12	0	0%	
	Liverpool	189	4	0	2%	54	12	18%	
	Wollondilly	9	0	0	0%	27	9	25%	
South West Total		597	34	4	5%	183	82	31%	
West	Blue Mountains	27	2	0	7%	0	0	0%	
	Hawkesbury	28	0	0	0%	2	0	0%	
	Penrith	83	48	1	36%	9	16	64%	
West Total		138	50	1	26%	11	16	59%	
West Central	Auburn	24	0	0	0%	2	0	0%	
	Bankstown	61	210	3	77%	12	5	29%	
	Blacktown	307	154	3	33%	35	2	5%	
	Holroyd	30	51	0	63%	7	8	53%	
	Parramatta	28	775	1	96%	12	42	78%	
The Hills	78	39	1	33%	47	0	0%		
West Central Total		528	1,229	8	70%	115	57	33%	
Sydney Metro Total		1,513	3,324	46	68%	338	609	64%	
Central Coast	Gosford	43	33	2	42%	12	26	64%	
	Wyong	98	99	1	50%	100	64	39%	
Central Coast Total		141	132	3	48%	112	90	45%	
Illawarra	Kiama	1	0	0	0%	2	3	60%	
	Shellharbour	0	0	0	0%	10	13	57%	
	Shoalhaven	53	14	1	21%	31	14	31%	
	Wollongong	29	17	1	36%	15	11	42%	
Illawarra Total		83	31	2	27%	58	41	41%	

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

Note: The Illawarra Region includes the Shoalhaven LGA from July 2014. The Illawarra region totals are not comparable to previously published totals.

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, Wyong and Shoalhaven Councils.

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