

**Statistics  
South Africa**

**Statistical release  
P5041.1**

Dipalopalo tsa Aforika Borwa • Statistieke Suid-Afrika • Tistatistiki ta Afrika-Dzonga • Ukuqokelelwa kwamanani eNingizimu Afrika

# **Selected building statistics of the private sector as reported by local government institutions**

**December 2004**

**Embargoed until:  
17 February 2005  
11:00**



**Table A - Selected key figures regarding the real value of recorded building plans passed by municipalities at constant 2000 prices as at the end of December 2004**

Estimates at constant 2000 prices	December 2003 R'000	December 2004 <sup>1</sup> R'000	Percentage change between December 2003 and December 2004	January to December 2003 R'000	January to December 2004 R'000	Percentage change between January to December 2003 and January to December 2004
Residential buildings	1 058 956	1 348 073	+ 27,3	13 817 521	19 292 180	+ 39,6
Non-residential buildings	365 263	422 395	+ 15,6	3 826 577	4 477 557	+ 17,0
Additions and alterations	476 635	697 802	+ 46,4	6 409 628	8 177 600	+ 27,6
Total	1 900 854	2 468 270	+ 29,9	24 053 726	31 947 337	+ 32,8

<sup>1</sup> December 2004 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

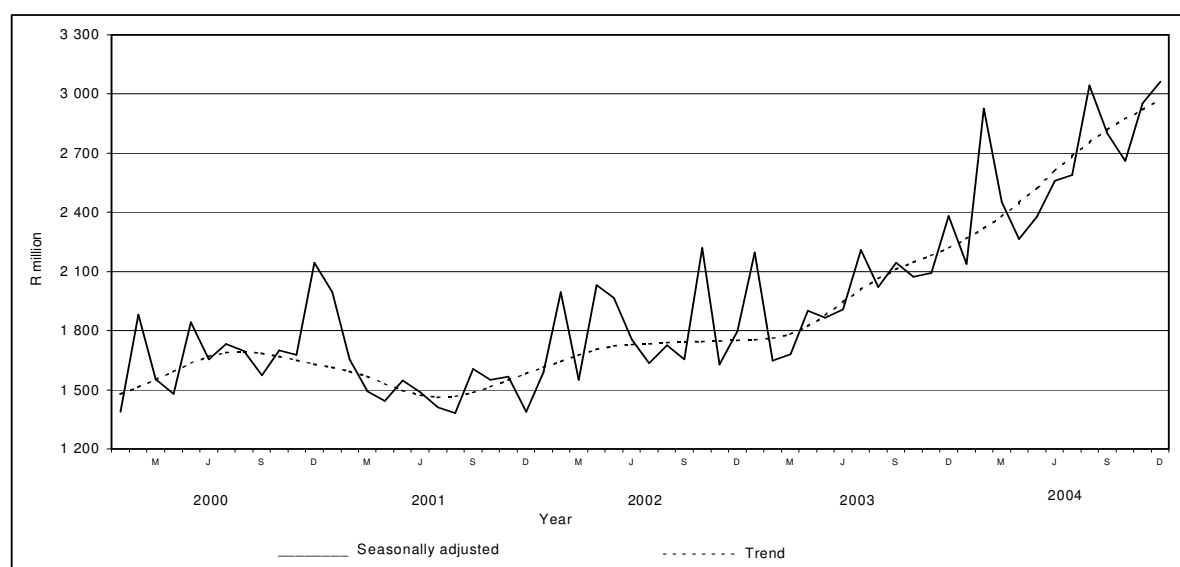
### Key findings regarding the real value of recorded building plans passed by municipalities for 2004 at constant 2000 prices

#### Real value of recorded building plans passed by municipalities increases

*As indicated in table A, the real value of recorded building plans passed by municipalities (at constant 2000 prices) during 2004 increased by 32,8% from R24 053 726 thousand to R31 947 337 thousand compared with 2003. The largest increase in the value of recorded building plans passed was reported for residential buildings (+39,6%), followed by additions and alterations (+27,6%) and non-residential buildings (+17,0%).*

Figure 1 shows both the seasonally adjusted and the trend series for recorded building plans passed at constant 2000 prices between January 2000 and December 2004. The trend series has been rising since July 2001.

**Figure 1 – Real value of recorded building plans passed by municipalities at constant 2000 prices**



**Table B – Selected key figures regarding the real value of buildings reported as completed to municipalities at constant 2000 prices as at the end of December 2004**

Estimates at constant 2000 prices	December 2003	December 2004 <sup>1</sup>	Percentage change between December 2003 and December 2004	January to December 2003	January to December 2004	Percentage change between January to December 2003 and January to December 2004
	R'000	R'000		R'000	R'000	
Residential buildings	683 334	960 165	+40,5	8 227 213	11 003 747	+33,7
Non-residential buildings	153 759	272 366	+77,1	2 756 747	2 927 190	+6,2
Additions and alterations	194 371	230 594	+18,6	2 818 014	2 980 438	+5,8
Total	1 031 464	1 463 125	+41,8	13 801 974	16 911 375	+22,5

<sup>1</sup> December 2004 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

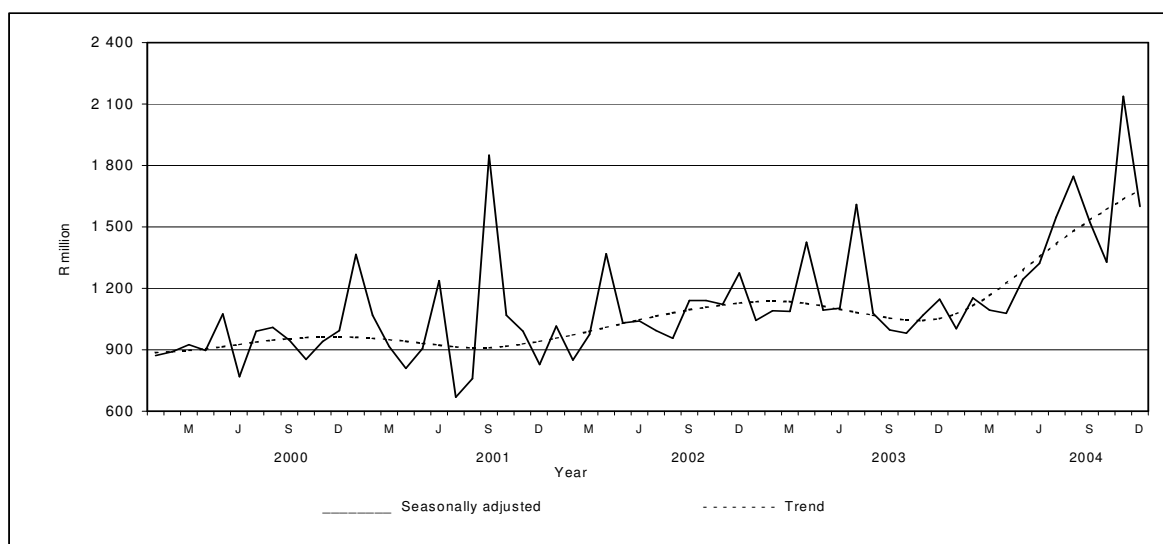
### Key findings regarding the real value of buildings reported as completed to municipalities at constant 2000 prices for 2004

#### Real value of buildings reported as completed to municipalities increases

*Table B indicates the real value of buildings reported as completed (at constant 2000 prices) to municipalities for 2004 increased by 22,5% from R13 801 974 thousand to R16 911 375 thousand compared with 2003. The largest increase was reported for residential buildings (+33,7%), followed by non-residential buildings (+6,2%) and additions and alterations (+5,8).*

Figure 2 shows both the seasonally adjusted and the trend series for buildings reported as completed to municipalities at constant 2000 prices between January 2000 and December 2004. The trend series has been rising since October 2003.

**Figure 2 – Real value of buildings reported as completed to municipalities at constant 2000 prices**



**PJ Lehohla**  
**Statistician-General**

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**Notes**

<b>Forthcoming issue</b>	<b>Issue</b>	<b>Expected release date</b>
	January 2005	16 March 2005
<b>Subsidised low-cost dwelling-houses</b>	The figures obtained from local government institutions do not include the bulk of low-cost dwelling-houses. Data regarding subsidised low-cost dwelling-houses completed or under construction, supplied by the provincial governments and co-ordinated by the National Department of Housing, are shown in table 29 (page 33).	
<b>Response rate</b>	The response rate for December 2004 was 98,3%.	

**Table 1 - Values and percentage change of recorded building plans passed by municipalities at current prices by type of building**

Year <sup>1</sup> and month <sup>2</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	801 712	+ 10,5	172 295	-65,2	418 217	+ 18,3	1 392 224	- 11,5
Feb.	1 024 424	+ 22,4	622 559	+ 102,5	459 378	-3,5	2 106 361	+ 30,0
Mar.	965 121	+ 3,4	495 333	+ 63,0	432 948	-1,3	1 893 402	+ 13,0
Apr.	1 152 506	+ 55,1	350 647	+ 67,7	533 421	+ 40,5	2 036 574	+ 52,9
May	1 184 437	+ 17,7	438 078	+ 49,3	936 496	+ 86,5	2 559 011	+ 42,0
Jun.	1 100 299	+ 21,6	497 829	+ 65,7	552 535	+ 23,3	2 150 663	+ 30,0
Jul.	1 251 404	+ 40,0	255 959	-30,2	674 478	+ 54,8	2 181 841	+ 28,6
Aug.	1 164 715	+ 45,7	391 026	+ 58,0	698 946	+ 44,0	2 254 687	+ 43,4
Sep.	1 222 745	+ 26,3	287 969	-6,0	617 044	+ 16,4	2 127 758	+ 17,9
Oct.	2 030 451	+ 69,7	335 491	+ 79,5	757 380	+ 40,1	3 123 322	+ 62,4
Nov.	1 226 825	+ 24,8	309 532	-2,9	715 756	+ 19,7	2 252 113	+ 18,6
Dec.	1 103 944	+ 67,8	230 232	+ 63,9	420 030	+ 17,0	1 754 206	+ 51,5
<b>Total</b>	<b>14 228 583</b>	<b>+ 33,1</b>	<b>4 386 950</b>	<b>+ 26,2</b>	<b>7 216 629</b>	<b>+ 30,1</b>	<b>25 832 162</b>	<b>+ 31,1</b>
2003 Jan.	954 012	+ 19,0	685 795	+ 298,0	524 194	+ 25,3	2 164 001	+ 55,4
Feb.	1 216 120	+ 18,7	239 795	-61,5	531 253	+ 15,6	1 987 168	- 5,7
Mar.	1 405 792	+ 45,7	225 827	-54,4	604 632	+ 39,7	2 236 251	+ 18,1
Apr.	1 226 932	+ 6,5	284 104	-19,0	601 549	+ 12,8	2 112 585	+ 3,7
May	1 328 400	+ 12,2	408 130	-6,8	903 951	-3,5	2 640 481	+ 3,2
Jun.	1 452 398	+ 32,0	386 847	-22,3	673 001	+ 21,8	2 512 246	+ 16,8
Jul.	1 788 778	+ 42,9	489 467	+ 91,2	885 159	+ 31,2	3 163 404	+ 45,0
Aug.	1 694 233	+ 45,5	412 947	+ 5,6	725 583	+ 3,8	2 832 763	+ 25,6
Sep.	1 745 376	+ 42,7	474 167	+ 64,7	697 206	+ 13,0	2 916 749	+ 37,1
Oct.	1 788 657	-11,9	460 222	+ 37,2	775 961	+ 2,5	3 024 840	- 3,2
Nov.	1 859 149	+ 51,5	392 685	+ 26,9	730 309	+ 2,0	2 982 143	+ 32,4
Dec.	1 368 171	+ 23,9	471 920	+ 105,0	615 813	+ 46,6	2 455 904	+ 40,0
<b>Total</b>	<b>17 828 018</b>	<b>+ 25,3</b>	<b>4 931 906</b>	<b>+ 12,4</b>	<b>8 268 611</b>	<b>+ 14,6</b>	<b>31 028 535</b>	<b>+ 20,1</b>
2004 Jan.	1 322 714	+ 38,6	331 977	-51,6	524 139	+ 0,0	2 178 830	+ 0,7
Feb.	2 437 010	+ 100,4	392 385	+ 63,6	812 817	+ 53,0	3 642 212	+ 83,3
Mar.	1 965 458	+ 39,8	556 522	+ 146,4	884 720	+ 46,3	3 406 700	+ 52,3
Apr.	1 578 145	+ 28,6	362 254	+ 27,5	679 167	+ 12,9	2 619 566	+ 24,0
May	2 188 975	+ 64,8	380 858	-6,7	896 367	-0,8	3 466 200	+ 31,3
Jun.	2 132 851	+ 46,9	429 121	+ 10,9	946 218	+ 40,6	3 508 190	+ 39,6
Jul.	2 375 554	+ 32,8	489 082	-0,1	1 035 806	+ 17,0	3 900 442	+ 23,3
Aug.	2 600 768	+ 53,5	798 669	+ 93,4	1 152 700	+ 58,9	4 552 137	+ 60,7
Sep.	2 396 326	+ 37,3	587 295	+ 23,9	1 059 501	+ 52,0	4 043 122	+ 38,6
Oct.*	2 506 784	+ 40,1	629 518	+ 36,8	995 335	+ 28,3	4 131 637	+ 36,6
Nov.	2 818 397	+ 51,6	541 864	+ 38,0	1 157 767	+ 58,5	4 518 028	+ 51,5
Dec. <sup>3</sup>	1 875 169	+ 37,1	587 551	+ 24,5	970 642	+ 57,6	3 433 362	+ 39,8
<b>Total</b>	<b>26 198 151</b>	<b>+46,9</b>	<b>6 087 096</b>	<b>+ 23,4</b>	<b>11 115 179</b>	<b>+ 34,4</b>	<b>43 400 426</b>	<b>+ 39,9</b>

<sup>1</sup> The annual percentage change is the change in the values of recorded building plans passed by municipalities of the relevant year compared with the values of recorded building plans passed by municipalities of the previous year expressed as a percentage.

<sup>2</sup> The monthly percentage change is the change in the recorded values of building plans passed by municipalities of the relevant month compared with the recorded values of building plans passed by municipalities of the same month in the previous year expressed as a percentage.

<sup>3</sup> Preliminary figures.

\* Revised.

**Table 2 - Seasonally adjusted values and percentage change of recorded building plans passed by municipalities at current prices by type of building**

Year and month <sup>1</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	1 019 308	+ 17,4	235 892	+ 35,2	526 104	+ 6,7	1 781 304	+ 16,0
Feb.	1 030 953	+ 1,1	718 125	+ 204,4	521 672	- 0,8	2 270 750	+ 27,5
Mar.	933 049	- 9,5	429 348	- 40,2	419 957	- 19,5	1 782 354	- 21,5
Apr.	1 334 345	+ 43,0	420 467	- 2,1	608 890	+ 45,0	2 363 702	+ 32,6
May	1 094 773	- 18,0	392 336	- 6,7	823 555	+ 35,3	2 310 664	- 2,2
Jun.	1 081 243	- 1,2	453 084	+ 15,5	544 046	- 33,9	2 078 373	- 10,1
Jul.	1 138 355	+ 5,3	214 638	- 52,6	600 806	+ 10,4	1 953 799	- 6,0
Aug.	1 105 220	- 2,9	356 920	+ 66,3	639 733	+ 6,5	2 101 873	+ 7,6
Sep.	1 162 454	+ 5,2	280 479	- 21,4	589 269	- 7,9	2 032 202	- 3,3
Oct.	1 750 600	+ 50,6	335 265	+ 19,5	666 331	+ 13,1	2 752 196	+ 35,4
Nov.	1 109 939	- 36,6	297 227	- 11,3	641 016	- 3,8	2 048 182	- 25,6
Dec.	1 428 504	+ 28,7	276 639	- 6,9	563 945	- 12,0	2 269 088	+ 10,8
2003 Jan.	1 219 327	- 14,6	911 396	+ 229,5	657 009	+ 16,5	2 787 732	+ 22,9
Feb.	1 226 271	+ 0,6	279 726	- 69,3	598 942	- 8,8	2 104 939	- 24,5
Mar.	1 372 547	+ 11,9	191 711	- 31,5	593 582	- 0,9	2 157 840	+ 2,5
Apr.	1 427 109	+ 4,0	339 949	+ 77,3	685 333	+ 15,5	2 452 391	+ 13,7
May	1 237 099	- 13,3	375 792	+ 10,5	786 098	+ 14,7	2 398 989	- 2,2
Jun.	1 441 596	+ 16,5	353 607	- 5,9	669 137	- 14,9	2 464 340	+ 2,7
Jul.	1 622 561	+ 12,6	427 006	+ 20,8	784 544	+ 17,2	2 834 111	+ 15,0
Aug.	1 597 245	- 1,6	358 952	- 15,9	654 645	- 16,6	2 610 842	- 7,9
Sep.	1 650 998	+ 3,4	456 697	+ 27,2	674 616	+ 3,1	2 782 311	+ 6,6
Oct.	1 549 830	- 6,1	457 504	+ 0,2	682 122	+ 1,1	2 689 456	- 3,3
Nov.	1 668 553	+ 7,7	396 743	- 13,3	667 192	- 2,2	2 732 488	+ 1,6
Dec.	1 743 741	+ 4,5	549 103	+ 38,4	810 285	+ 21,4	3 103 129	+ 13,6
2004 Jan.	1 690 155	- 3,1	436 070	- 20,6	658 241	- 18,8	2 784 466	- 10,3
Feb.	2 475 725	+ 46,5	461 632	+ 5,9	915 102	+ 39,0	3 852 459	+ 38,4
Mar.	1 924 649	- 22,3	465 498	+ 0,8	873 541	- 4,5	3 263 688	- 15,3
Apr.	1 831 209	- 4,9	427 960	- 8,1	769 205	- 11,9	3 028 374	- 7,2
May	2 055 936	+ 12,3	360 415	- 15,8	772 285	+ 0,4	3 188 636	+ 5,3
Jun.	2 129 488	+ 3,6	388 666	+ 7,8	950 618	+ 23,1	3 468 772	+ 8,8
Jul.	2 145 676	+ 0,8	436 189	+ 12,2	915 229	- 3,7	3 497 094	+ 0,8
Aug.	2 447 691	+ 14,1	676 861	+ 55,2	1 034 070	+ 13,0	4 158 622	+ 18,9
Sep.	2 260 483	- 7,6	564 006	- 16,7	1 029 522	- 0,4	3 854 011	- 7,3
Oct.	2 180 749	- 3,5	624 296	+ 10,7	877 501	- 14,8	3 682 546	- 4,4
Nov.	2 520 529	+ 15,6	563 403	- 9,8	1 065 580	+ 21,4	4 149 512	+ 12,7
Dec.	2 363 198	- 6,2	672 533	+ 19,4	1 266 029	+ 18,8	4 301 760	+ 3,7

<sup>1</sup> The percentage change is the change in the seasonally adjusted values of recorded building plans passed by municipalities of the relevant month compared with the seasonally adjusted values of recorded building plans passed by municipalities of the previous month expressed as a percentage.

**Table 3 - Values and percentage change of recorded building plans passed by municipalities at constant 2000 prices by type of building**

Year <sup>1</sup> and month <sup>2</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	717 095	+3,0	154 110	-67,5	374 076	+10,3	1 245 281	-17,5
Feb.	898 618	+12,4	546 104	+86,0	402 963	-11,4	1 847 685	+19,4
Mar.	842 900	-5,0	432 605	+49,8	378 121	-9,3	1 653 626	+3,8
Apr.	990 977	+41,4	301 502	+52,8	458 660	+28,1	1 751 139	+39,4
May	1 004 612	+6,4	371 567	+35,0	794 314	+68,7	2 170 493	+28,4
Jun.	927 739	+9,5	419 755	+49,2	465 881	+11,0	1 813 375	+17,1
Jul.	1 037 648	+24,7	212 238	-37,9	559 269	+37,9	1 809 155	+14,5
Aug.	954 684	+22,5	320 513	+39,5	572 907	+27,2	1 848 104	+26,6
Sep.	997 345	+11,1	234 885	-17,2	503 299	+2,5	1 735 529	+3,8
Oct.	1 638 782	+48,1	270 776	+56,6	611 283	+22,3	2 520 841	+41,6
Nov.	984 611	+8,9	248 421	-15,3	574 443	+4,4	1 807 475	+3,4
Dec.	882 449	+47,1	184 038	+43,7	335 755	+2,6	1 402 242	+32,9
<b>Total</b>	<b>11 877 460</b>	<b>+18,8</b>	<b>3 696 514</b>	<b>+13,4</b>	<b>6 030 971</b>	<b>+16,3</b>	<b>21 604 945</b>	<b>+17,2</b>
2003 Jan.	751 191	+4,8	539 996	+250,4	412 751	+10,3	1 703 938	+36,8
Feb.	951 581	+5,9	187 633	-65,6	415 691	+3,2	1 554 905	-15,8
Mar.	1 095 707	+30,0	176 015	-59,3	471 264	+24,6	1 742 986	+5,4
Apr.	951 110	-4,0	220 236	-27,0	466 317	+1,7	1 637 663	-6,5
May	1 028 970	+2,4	316 135	-14,9	700 194	-11,8	2 045 299	-5,8
Jun.	1 122 410	+21,0	298 954	-28,8	520 094	+11,6	1 941 458	+7,1
Jul.	1 381 296	+33,1	377 967	+78,1	683 520	+22,2	2 442 783	+35,0
Aug.	1 307 279	+36,9	318 632	-0,6	559 863	-2,3	2 185 774	+18,3
Sep.	1 347 781	+35,1	366 152	+55,9	538 383	+7,0	2 252 316	+29,8
Oct.	1 382 270	-15,7	355 658	+31,3	599 661	-1,9	2 337 589	-7,3
Nov.	1 438 970	+46,1	303 936	+22,3	565 255	-1,6	2 308 161	+27,7
Dec.	1 058 956	+20,0	365 263	+98,5	476 635	+42,0	1 900 854	+35,6
<b>Total</b>	<b>13 817 521</b>	<b>+16,3</b>	<b>3 826 577</b>	<b>+3,5</b>	<b>6 409 628</b>	<b>+6,3</b>	<b>24 053 726</b>	<b>+11,3</b>
2004 Jan.	1 015 909	+35,2	254 975	-52,8	402 565	-2,5	1 673 449	-1,8
Feb.	1 847 619	+94,2	297 487	+58,5	616 237	+48,2	2 761 343	+77,6
Mar.	1 480 014	+35,1	419 068	+138,1	666 205	+41,4	2 565 287	+47,2
Apr.	1 179 481	+24,0	270 743	+22,9	507 599	+8,9	1 957 823	+19,5
May	1 625 074	+57,9	282 745	-10,6	665 454	-5,0	2 573 273	+25,8
Jun.	1 570 582	+39,9	315 995	+5,7	696 773	+34,0	2 583 350	+33,1
Jul.	1 742 886	+26,2	358 828	-5,1	759 946	+11,2	2 861 660	+17,1
Aug.	1 896 986	+45,1	582 545	+82,8	840 773	+50,2	3 320 304	+51,9
Sep.	1 744 051	+29,4	427 434	+16,7	771 107	+43,2	2 942 592	+30,6
Oct.*	1 813 881	+31,2	455 512	+28,1	720 213	+20,1	2 989 606	+27,9
Nov.	2 027 624	+40,9	389 830	+28,3	832 926	+47,4	3 250 380	+40,8
Dec.	1 348 073	+27,3	422 395	+15,6	697 802	+46,4	2 468 270	+29,9
<b>Total</b>	<b>19 292 180</b>	<b>+39,6</b>	<b>4 477 557</b>	<b>+17,0</b>	<b>8 177 600</b>	<b>+27,6</b>	<b>31 947 337</b>	<b>+32,8</b>

<sup>1</sup> The annual percentage change is the change in the values of recorded building plans passed by municipalities of the relevant year compared with the values of recorded building plans passed by municipalities of the previous year expressed as a percentage.

<sup>2</sup> The monthly percentage change is the change in the recorded values of building plans passed by municipalities of the relevant month compared with the recorded values of building plans passed by municipalities of the same month in the previous year expressed as a percentage.

\* Revised.



**Table 4 - Seasonally adjusted values and percentage change of recorded building plans passed by municipalities at constant 2000 prices by type of building**

Year and month <sup>1</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	910 439	+15,9	211 565	+33,0	469 601	+8,3	1 591 605	+14,4
Feb.	906 681	-0,4	632 361	+198,9	456 173	-2,9	1 995 215	+25,4
Mar.	814 816	-10,1	371 392	-41,3	365 762	-19,8	1 551 970	-22,2
Apr.	1 147 731	+40,9	362 087	-2,5	523 481	+43,1	2 033 299	+31,0
May	933 464	-18,7	334 065	-7,7	700 294	+33,8	1 967 823	-3,2
Jun.	913 756	-2,1	382 819	+14,6	458 537	-34,5	1 755 112	-10,8
Jul.	947 692	+3,7	178 186	-53,5	509 484	+11,1	1 635 362	-6,8
Aug.	909 465	-4,0	293 518	+64,7	524 646	+3,0	1 727 629	+5,6
Sep.	948 178	+4,3	228 528	-22,1	479 111	-8,7	1 655 817	-4,2
Oct.	1 412 621	+49,0	270 379	+18,3	535 429	+11,8	2 218 429	+34,0
Nov.	880 298	-37,7	237 261	-12,2	510 997	-4,6	1 628 556	-26,6
Dec.	1 131 500	+28,5	221 086	-6,8	446 487	-12,6	1 799 073	+10,5
2003 Jan.	958 754	-15,3	720 169	+225,7	516 989	+15,8	2 195 912	+22,1
Feb.	962 811	+0,4	219 776	-69,5	467 063	-9,7	1 649 650	-24,9
Mar.	1 071 087	+11,2	147 909	-32,7	461 808	-1,1	1 680 804	+1,9
Apr.	1 107 021	+3,4	264 046	+78,5	531 411	+15,1	1 902 478	+13,2
May	963 166	-13,0	292 130	+10,6	610 394	+14,9	1 865 690	-1,9
Jun.	1 117 618	+16,0	273 902	-6,2	516 946	-15,3	1 908 466	+2,3
Jul.	1 258 529	+12,6	330 062	+20,5	620 638	+20,1	2 209 229	+15,8
Aug.	1 237 852	-1,6	277 972	-15,8	505 301	-18,6	2 021 125	-8,5
Sep.	1 274 876	+3,0	352 414	+26,8	518 993	+2,7	2 146 283	+6,2
Oct.	1 196 743	-6,1	353 384	+0,3	524 551	+1,1	2 074 678	-3,3
Nov.	1 274 307	+6,5	305 595	-13,5	512 574	-2,3	2 092 476	+0,9
Dec.	1 335 777	+4,8	424 501	+38,9	620 562	+21,1	2 380 840	+13,8
2004 Jan.	1 297 096	-2,9	336 326	-20,8	505 530	-18,5	2 138 952	-10,2
Feb.	1 884 247	+45,3	351 383	+4,5	691 593	+36,8	2 927 223	+36,9
Mar.	1 451 980	-22,9	346 599	-1,4	656 710	-5,0	2 455 289	-16,1
Apr.	1 369 756	-5,7	320 505	-7,5	575 073	-12,4	2 265 334	-7,7
May	1 534 676	+12,0	268 493	-16,2	574 687	-0,1	2 377 856	+5,0
Jun.	1 573 427	+2,5	286 886	+6,9	699 549	+21,7	2 559 862	+7,7
Jul.	1 581 423	+0,5	320 286	+11,6	689 009	-1,5	2 590 718	+1,2
Aug.	1 793 437	+13,4	495 632	+54,7	754 232	+9,5	3 043 301	+17,5
Sep.	1 645 458	-8,3	410 395	-17,2	746 257	-1,1	2 802 110	-7,9
Oct.	1 576 358	-4,2	451 660	+10,1	631 654	-15,4	2 659 672	-5,1
Nov.	1 787 695	+13,4	403 595	-10,6	760 773	+20,4	2 952 063	+11,0
Dec.	1 681 119	-6,0	482 555	+19,6	900 224	+18,3	3 063 898	+3,8

<sup>1</sup> The percentage change is the change in the seasonally adjusted values of recorded building plans passed by municipalities of the relevant month compared with the seasonally adjusted values of recorded building plans passed by municipalities of the previous month expressed as a percentage.

**Table 5 - Values and percentage change of buildings reported as completed to municipalities at current prices by type of building**

Year <sup>1</sup> and month <sup>2</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	583 954	-9,8	136 570	-47,4	176 643	-12,7	897 167	-19,1
Feb.	473 568	+9,9	137 817	-51,8	202 239	-17,9	813 624	-15,5
Mar.	708 471	+44,3	171 227	+3,1	176 053	-38,7	1 055 751	+11,8
Apr.	653 414	+77,8	245 773	+44,4	390 160	+110,0	1 289 347	+78,2
May	690 242	+53,3	300 836	-5,5	305 996	+3,3	1 297 074	+21,8
Jun.	585 723	+8,4	207 030	-38,9	251 004	-14,5	1 043 757	-11,0
Jul.	681 657	+71,7	273 139	+124,6	242 028	+3,7	1 196 824	+59,1
Aug.	740 221	+71,1	96 328	-18,0	226 414	+4,9	1 062 963	+38,8
Sep.	820 510	+78,7	228 610	-83,9	248 379	+47,0	1 297 499	-36,6
Oct.	938 075	+41,8	178 099	-36,8	293 977	+25,5	1 410 151	+19,7
Nov.	847 433	+38,8	294 710	+39,6	237 143	-17,2	1 379 286	+24,5
Dec.	702 892	+51,2	366 760	+111,3	221 292	+76,9	1 290 944	+69,1
<b>Total</b>	<b>8 426 160</b>	<b>+41,6</b>	<b>2 636 899</b>	<b>-31,7</b>	<b>2 971 328</b>	<b>+7,1</b>	<b>14 034 387</b>	<b>+11,5</b>
2003 Jan.	623 401	+6,8	154 538	+13,2	237 996	+34,7	1 015 935	+13,2
Feb.	696 496	+47,1	158 143	+14,7	288 062	+42,4	1 142 701	+40,4
Mar.	713 231	+0,7	316 020	+84,6	242 725	+37,9	1 271 976	+20,5
Apr.	688 059	+5,3	534 865	+117,6	248 988	-36,2	1 471 912	+14,2
May	688 470	-0,3	605 218	+101,2	310 203	+1,4	1 603 891	+23,7
Jun.	763 026	+30,3	170 636	-17,6	303 112	+20,8	1 236 774	+18,5
Jul.	1 621 012	+137,8	191 080	-30,0	335 931	+38,8	2 148 023	+79,5
Aug.	883 426	+19,3	151 866	+57,7	294 759	+30,2	1 330 051	+25,1
Sep.	802 515	-2,2	179 081	-21,7	271 100	+9,1	1 252 696	-3,5
Oct.	866 838	-7,6	189 368	+6,3	299 330	+1,8	1 355 536	-3,9
Nov.	978 031	+15,4	222 723	-24,4	287 138	+21,1	1 487 892	+7,9
Dec.	873 835	+24,3	182 358	-50,3	243 158	+9,9	1 299 351	+0,7
<b>Total</b>	<b>10 198 340</b>	<b>+21,0</b>	<b>3 055 896</b>	<b>+15,9</b>	<b>3 362 502</b>	<b>+13,2</b>	<b>16 616 738</b>	<b>+18,4</b>
2004 Jan.	614 622	-1,4	201 839	+30,6	262 328	+10,2	1 078 789	+6,2
Feb.	766 356	+10,0	231 958	+46,7	307 001	+6,6	1 305 315	+14,2
Mar.	922 238	+29,3	215 230	-31,9	281 273	+15,9	1 418 741	+11,5
Apr.	851 281	+23,7	160 270	-70,0	221 997	-10,8	1 233 548	-16,2
May	1 216 229	+76,7	320 550	-47,0	309 243	-0,3	1 846 022	+15,1
Jun.	1 075 320	+40,9	200 916	+17,7	319 287	+5,3	1 595 523	+29,0
Jul.	1 518 084	-6,3	335 914	+75,8	357 166	+6,3	2 211 164	+2,9
Aug.	1 308 654	+48,1	514 650	+238,9	371 944	+26,2	2 195 248	+65,0
Sep.	1 173 026	+46,2	534 093	+198,2	329 172	+21,4	2 036 291	+62,6
Oct.*	1 179 389	+36,1	360 268	+90,2	367 551	+22,8	1 907 208	+40,7
Nov.	2 472 259	+152,8	273 427	+22,8	419 170	+46,0	3 164 856	+112,7
Dec. <sup>3</sup>	1 282 258	+46,7	352 442	+93,3	297 928	+22,5	1 932 628	+48,7
<b>Total</b>	<b>14 379 716</b>	<b>+41,0</b>	<b>3 701 557</b>	<b>+21,1</b>	<b>3 844 060</b>	<b>+14,3</b>	<b>21 925 333</b>	<b>+31,9</b>

<sup>1</sup> The annual percentage change is the change in the values of buildings reported as completed to municipalities of the relevant year compared with the values of buildings reported as completed to municipalities of the previous year expressed as a percentage.

<sup>2</sup> The monthly percentage change is the change in the values of buildings reported as completed to municipalities of the relevant month compared with the values of buildings reported as completed to municipalities of the same month in the previous year expressed as a percentage.

<sup>3</sup> Preliminary figures.

\* Revised.

**Table 6 - Seasonally adjusted values and percentage change of buildings reported as completed to municipalities at current prices by type of building**

Year and month <sup>1</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	686 315	+31,7	172 703	-0,4	199 217	+16,1	1 058 235	+22,2
Feb.	535 447	-22,0	163 085	-5,6	192 606	-3,3	891 138	-15,8
Mar.	683 227	+27,6	189 372	+16,1	157 689	-18,1	1 030 288	+15,6
Apr.	730 384	+6,9	272 373	+43,8	449 117	+184,8	1 451 874	+40,9
May	644 476	-11,8	195 630	-28,2	256 532	-42,9	1 096 638	-24,5
Jun.	644 670	+0,0	228 701	+16,9	253 392	-1,2	1 126 763	+2,7
Jul.	650 125	+0,8	217 904	-4,7	221 400	-12,6	1 089 429	-3,3
Aug.	713 304	+9,7	116 598	-46,5	222 406	+0,5	1 052 308	-3,4
Sep.	785 850	+10,2	203 164	+74,2	267 382	+20,2	1 256 396	+19,4
Oct.	817 100	+4,0	193 750	-4,6	268 355	+0,4	1 279 205	+1,8
Nov.	713 693	-12,7	306 500	+58,2	229 662	-14,4	1 249 855	-2,3
Dec.	780 330	+9,3	363 137	+18,5	293 470	+27,8	1 436 937	+15,0
2003 Jan.	726 804	-6,9	193 440	-46,7	268 074	-8,7	1 188 318	-17,3
Feb.	798 799	+9,9	186 124	-3,8	276 455	+3,1	1 261 378	+6,1
Mar.	696 076	-12,9	342 580	+84,1	223 710	-19,1	1 262 366	+0,1
Apr.	773 250	+11,1	586 473	+71,2	291 211	+30,2	1 650 934	+30,8
May	639 596	-17,3	381 208	-35,0	260 612	-10,5	1 281 416	-22,4
Jun.	844 935	+32,1	194 756	-48,9	296 444	+13,7	1 336 135	+4,3
Jul.	1 514 360	+79,2	162 637	-16,5	309 002	+4,2	1 985 999	+48,6
Aug.	853 299	-43,7	183 992	+13,1	290 190	-6,1	1 327 481	-33,2
Sep.	791 263	-7,3	155 642	-15,4	291 249	+0,4	1 238 154	-6,7
Oct.	743 640	-6,0	206 965	+33,0	274 801	-5,6	1 225 406	-1,0
Nov.	823 334	+10,7	229 965	+11,1	277 850	+1,1	1 331 149	+8,6
Dec.	958 603	+16,4	179 376	-22,0	312 443	+12,5	1 450 422	+9,0
2004 Jan.	712 987	-25,6	257 002	+43,3	294 613	-5,7	1 264 602	-12,8
Feb.	886 221	+24,3	277 841	+8,1	295 248	+0,2	1 459 310	+15,4
Mar.	907 378	+2,4	227 085	-18,3	265 282	-10,1	1 399 745	-4,1
Apr.	956 521	+5,4	171 300	-24,6	260 410	-1,8	1 388 231	-0,8
May	1 136 121	+18,8	197 388	+15,2	262 470	+0,8	1 595 979	+15,0
Jun.	1 191 095	+4,8	230 260	+16,7	306 956	+16,9	1 728 311	+8,3
Jul.	1 398 605	+17,4	301 138	+30,8	327 332	+6,6	2 027 075	+17,3
Aug.	1 263 259	-9,7	636 296	+111,3	365 482	+11,7	2 265 037	+11,7
Sep.	1 171 238	-7,3	467 069	-26,6	351 212	-3,9	1 989 519	-12,2
Oct.	1 006 078	-14,1	393 462	-15,8	339 001	-3,5	1 738 541	-12,6
Nov.	2 088 778	+107,6	274 659	-30,2	410 163	+21,0	2 773 600	+59,5
Dec.	1 394 845	-33,2	344 860	+25,6	375 164	-8,5	2 114 869	-23,8

<sup>1</sup> The percentage change is the change in the seasonally adjusted values of buildings reported as completed to municipalities of the relevant month compared with the seasonally adjusted values of buildings reported as completed to municipalities of the previous month expressed as a percentage.

**Table 7 - Values and percentage change of buildings reported as completed to municipalities at constant 2000 prices by type of building**

Year <sup>1</sup> and month <sup>2</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	549 418	-16,6	136 026	-49,0	169 523	-18,8	854 967	-24,6
Feb.	443 590	+27,8	136 318	-53,7	193 160	-32,9	773 068	-12,5
Mar.	663 989	+12,2	169 030	-20,2	167 351	-42,2	1 000 370	-10,3
Apr.	607 293	+51,3	240 718	-21,9	368 075	-10,1	1 216 086	+17,8
May	639 076	+24,7	293 499	-58,1	287 051	-43,2	1 219 626	-19,6
Jun.	536 531	+3,9	201 195	-60,6	235 022	-42,5	972 748	-26,8
Jul.	616 022	+3,9	262 130	+8,4	225 352	-27,1	1 103 504	+15,4
Aug.	662 349	+43,4	92 004	+12,7	210 227	-20,6	964 580	+14,0
Sep.	732 084	+32,1	217 310	-90,6	230 194	+1,7	1 179 588	-58,4
Oct.	820 069	+24,9	168 018	-52,5	271 949	-26,1	1 260 036	-25,5
Nov.	734 664	-13,0	276 463	-36,0	218 163	-39,3	1 229 290	-20,2
Dec.	603 604	-5,3	343 408	-21,9	201 725	+39,5	1 148 737	+16,5
<b>Total</b>	<b>7 608 689</b>	<b>+31,2</b>	<b>2 536 119</b>	<b>-35,7</b>	<b>2 777 792</b>	<b>-0,1</b>	<b>12 922 600</b>	<b>+3,2</b>
2003 Jan.	531 864	-3,2	143 890	+5,8	212 877	+25,6	888 631	+3,9
Feb.	583 100	+31,5	146 837	+7,7	252 686	+30,8	982 623	+27,1
Mar.	590 702	-11,0	292 882	+73,3	211 987	+26,7	1 095 571	+9,5
Apr.	563 927	-7,1	494 787	+105,5	214 091	-41,8	1 272 805	+4,7
May	558 827	-12,6	556 778	+89,7	263 107	-8,3	1 378 712	+13,0
Jun.	620 508	+15,7	155 548	-22,7	255 575	+8,7	1 031 631	+6,1
Jul.	1 315 349	+113,5	170 912	-34,8	278 550	+23,6	1 764 811	+59,9
Aug.	701 270	+5,9	133 216	+44,8	241 606	+14,9	1 076 092	+11,6
Sep.	633 840	-13,4	156 403	-28,0	221 126	-3,9	1 011 369	-14,3
Oct.	677 693	-17,4	162 827	-3,1	241 590	-11,2	1 082 110	-14,1
Nov.	766 799	+4,4	188 908	-31,7	230 448	+5,6	1 186 155	-3,5
Dec.	683 334	+13,2	153 759	-55,2	194 371	-3,6	1 031 464	-10,2
<b>Total</b>	<b>8 227 213</b>	<b>+8,1</b>	<b>2 756 747</b>	<b>+8,7</b>	<b>2 818 014</b>	<b>+1,4</b>	<b>13 801 974</b>	<b>+6,8</b>
2004 Jan.	476 960	-10,3	167 362	+16,3	206 557	-3,0	850 879	-4,2
Feb.	593 329	+1,8	190 130	+29,5	240 220	-4,9	1 023 679	+4,2
Mar.	713 782	+20,8	175 555	-40,1	219 231	+3,4	1 108 568	+1,2
Apr.	658 428	+16,8	129 354	-73,9	172 091	-19,6	959 873	-24,6
May	941 614	+68,5	257 263	-53,8	239 538	-9,0	1 438 415	+4,3
Jun.	831 926	+34,1	160 604	+3,3	246 744	-3,5	1 239 274	+20,1
Jul.	1 168 742	-11,1	264 499	+54,8	275 804	-1,0	1 709 045	-3,2
Aug.	998 650	+42,4	402 700	+202,3	286 994	+18,8	1 688 344	+56,9
Sep.	889 776	+40,4	416 284	+166,2	254 187	+15,0	1 560 247	+54,3
Oct.*	890 084	+31,3	279 278	+71,5	284 043	+17,6	1 453 405	+34,3
Nov.	1 880 291	+145,2	211 795	+12,1	324 435	+40,8	2 416 521	+103,7
Dec.	960 165	+40,5	272 366	+77,1	230 594	+18,6	1 463 125	+41,8
<b>Total</b>	<b>11 003 747</b>	<b>+33,7</b>	<b>2 927 190</b>	<b>+6,2</b>	<b>2 980 438</b>	<b>+5,8</b>	<b>16 911 375</b>	<b>+22,5</b>

<sup>1</sup> The annual percentage change is the change in the values of buildings reported as completed to municipalities of the relevant year compared with the values of buildings reported as completed to municipalities of the previous year expressed as a percentage.

<sup>2</sup> The monthly percentage change is the change in the values of buildings reported as completed to municipalities of the relevant month compared with the values of buildings reported as completed to municipalities of the same month in the previous year expressed as a percentage.

\* Revised.

**Table 8 - Seasonally adjusted values and percentage change of buildings reported as completed to municipalities at constant 2000 prices by type of building**

Year and month <sup>1</sup>	Residential buildings		Non-residential buildings		Additions and alterations		Total	
	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change	R'000	Percentage change
2002 Jan.	652 689	+33,2	172 209	-0,9	190 624	+14,8	1 015 522	+22,4
Feb.	506 035	-22,5	161 411	-6,3	184 012	-3,5	851 458	-16,2
Mar.	641 634	+26,8	186 572	+15,6	149 283	-18,9	977 489	+14,8
Apr.	679 187	+5,9	266 604	+42,9	423 091	+183,4	1 368 882	+40,0
May	600 962	-11,5	190 159	-28,7	242 193	-42,8	1 033 314	-24,5
Jun.	582 434	-3,1	221 175	+16,3	238 006	-1,7	1 041 615	+0,8
Jul.	577 877	-0,8	209 821	-5,1	206 735	-13,1	994 433	-4,5
Aug.	639 140	+10,6	112 153	-46,5	207 057	+0,2	958 350	-3,6
Sep.	701 914	+9,8	192 941	+72,0	247 676	+19,6	1 142 531	+19,2
Oct.	711 694	+1,4	182 985	-5,2	247 882	+0,1	1 142 561	+0,0
Nov.	623 695	-12,4	288 389	+57,6	210 486	-15,1	1 122 570	-1,7
Dec.	668 376	+7,2	339 887	+17,9	266 014	+26,4	1 274 277	+13,5
2003 Jan.	625 668	-6,4	180 342	-46,9	239 389	-10,0	1 045 399	-18,0
Feb.	676 907	+8,2	172 883	-4,1	242 837	+1,4	1 092 627	+4,5
Mar.	578 397	-14,6	316 572	+83,1	194 707	-19,8	1 089 676	-0,3
Apr.	633 613	+9,5	541 871	+71,2	250 029	+28,4	1 425 513	+30,8
May	521 647	-17,7	349 172	-35,6	222 218	-11,1	1 093 037	-23,3
Jun.	675 116	+29,4	176 544	-49,4	250 627	+12,8	1 102 287	+0,8
Jul.	1 206 463	+78,7	145 944	-17,3	257 166	+2,6	1 609 573	+46,0
Aug.	676 744	-43,9	162 642	+11,4	238 592	-7,2	1 077 978	-33,0
Sep.	625 741	-7,5	135 925	-16,4	237 398	-0,5	999 064	-7,3
Oct.	581 577	-7,1	178 345	+31,2	221 348	-6,8	981 270	-1,8
Nov.	651 905	+12,1	195 722	+9,7	221 965	+0,3	1 069 592	+9,0
Dec.	749 191	+14,9	151 263	-22,7	248 183	+11,8	1 148 637	+7,4
2004 Jan.	557 443	-25,6	213 434	+41,1	231 823	-6,6	1 002 700	-12,7
Feb.	695 283	+24,7	227 801	+6,7	231 509	-0,1	1 154 593	+15,1
Mar.	705 212	+1,4	184 589	-19,0	206 091	-11,0	1 095 892	-5,1
Apr.	739 725	+4,9	138 053	-25,2	201 597	-2,2	1 079 375	-1,5
May	883 565	+19,4	157 653	+14,2	204 238	+1,3	1 245 456	+15,4
Jun.	903 347	+2,2	182 965	+16,1	237 878	+16,5	1 324 190	+6,3
Jul.	1 056 160	+16,9	237 823	+30,0	253 777	+6,7	1 547 760	+16,9
Aug.	960 554	-9,1	501 899	+111,0	282 970	+11,5	1 745 423	+12,8
Sep.	887 963	-7,6	364 213	-27,4	271 043	-4,2	1 523 219	-12,7
Oct.	761 352	-14,3	305 867	-16,0	261 392	-3,6	1 328 611	-12,8
Nov.	1 607 732	+111,2	213 568	-30,2	315 820	+20,8	2 137 120	+60,9
Dec.	1 045 910	-34,9	266 518	+24,8	288 382	-8,7	1 600 810	-25,1

<sup>1</sup> The percentage change is the change in the seasonally adjusted values of buildings reported as completed to municipalities of the relevant month compared with the seasonally adjusted values of buildings reported as completed to municipalities of the previous month expressed as a percentage.

**Table 9 - Recorded building plans passed by municipalities by type of building: South Africa**

Type of building	December 2003 *	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	1 453	2 978	1 749	42 424	33 261	-21,6
Total square metres	65 375	132 926	78 015	1 666 531	1 400 679	-16,0
Total value at current prices (R'000)	68 800	170 480	93 064	1 568 897	1 456 247	-7,2
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	1 677	3 374	2 244	24 645	32 127	+30,4
Total square metres	393 450	759 032	522 223	5 840 174	7 523 029	+28,8
Total value at current prices (R'000)	772 995	1 641 506	1 165 025	10 915 796	15 902 627	+45,7
Flats and townhouses						
Number of flats and townhouses	1 650	2 900	1 567	16 896	23 794	+40,8
Total square metres	231 780	450 132	239 474	2 514 504	3 526 775	+40,3
Total value at current prices (R'000)	510 128	974 981	594 527	5 059 984	7 727 580	+52,7
Other residential buildings <sup>1</sup>						
Total square metres	5 101	11 342	10 571	125 010	180 410	+44,3
Total value at current prices (R'000)	16 248	31 430	22 553	283 341	1 111 697	+292,4
<b>Total value of residential buildings at current prices (R'000)</b>	<b>1 368 171</b>	<b>2 818 397</b>	<b>1 875 169</b>	<b>17 828 018</b>	<b>26 198 151</b>	<b>+46,9</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	30 177	21 926	74 843	437 632	501 711	+14,6
Total value at current prices (R'000)	59 274	51 618	197 909	862 531	1 090 942	+26,5
Shopping space						
Total square metres	43 221	73 681	42 169	675 746	810 248	+19,9
Total value at current prices (R'000)	90 373	149 416	103 359	1 682 090	1 828 845	+8,7
Industrial and warehouse space						
Total square metres	147 171	115 404	119 564	1 104 801	1 258 661	+13,9
Total value at current prices (R'000)	271 545	221 756	239 345	1 824 194	2 261 703	+24,0
Other non-residential space <sup>2</sup>						
Total square metres	28 577	56 706	24 566	313 265	454 740	+45,2
Total value at current prices (R'000)	50 728	119 074	46 938	563 091	905 606	+60,8
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>471 920</b>	<b>541 864</b>	<b>587 551</b>	<b>4 931 906</b>	<b>6 087 096</b>	<b>+23,4</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	249 616	482 033	336 139	3 475 917	4 313 145	+24,1
Total value at current prices (R'000)	407 460	884 961	705 308	5 620 611	8 096 951	+44,1
Other buildings <sup>3</sup>						
Total square metres	103 691	110 192	158 539	1 253 494	1 318 090	+5,2
Total value at current prices (R'000)	208 353	272 806	265 334	2 648 000	3 018 228	+14,0
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>615 813</b>	<b>1 157 767</b>	<b>970 642</b>	<b>8 268 611</b>	<b>11 115 179</b>	<b>+34,4</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>2 455 904</b>	<b>4 518 028</b>	<b>3 433 362</b>	<b>31 028 535</b>	<b>43 400 426</b>	<b>+39,9</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

\* Revised.

**Table 10 - Recorded building plans passed by municipalities by type of building and province: Western Cape**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	245	744	479	6 255	6 347	+ 1,5
Total square metres	10 697	34 858	22 073	271 846	285 609	+ 5,1
Total value at current prices (R'000)	12 595	38 371	29 288	314 019	329 401	+ 4,9
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	531	957	553	7 557	9 548	+ 26,3
Total square metres	117 387	211 969	132 240	1 723 056	2 224 340	+ 29,1
Total value at current prices (R'000)	238 778	450 989	318 798	3 254 041	4 884 303	+ 50,1
Flats and townhouses						
Number of flats and townhouses	729	875	514	4 763	8 075	+ 69,5
Total square metres	94 903	104 012	61 017	588 025	949 381	+ 61,5
Total value at current prices (R'000)	246 311	215 496	200 617	1 207 636	2 143 509	+ 77,5
Other residential buildings <sup>1</sup>						
Total square metres	1 175	4 365	747	29 851	52 331	+ 75,3
Total value at current prices (R'000)	2 002	8 730	2 465	78 733	178 714	+ 127,0
<b>Total value of residential buildings at current prices (R'000)</b>	<b>499 686</b>	<b>713 586</b>	<b>551 168</b>	<b>4 854 429</b>	<b>7 535 927</b>	<b>+ 55,2</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	1 258	3 774	12 024	104 645	145 347	+ 38,9
Total value at current prices (R'000)	1 550	8 409	44 537	216 435	304 902	+ 40,9
Shopping space						
Total square metres	4 907	25 663	13 118	95 468	296 753	+ 210,8
Total value at current prices (R'000)	10 985	35 719	37 858	163 379	617 084	+ 277,7
Industrial and warehouse space						
Total square metres	27 086	46 730	26 991	293 047	426 021	+ 45,4
Total value at current prices (R'000)	34 249	84 076	58 451	392 612	690 914	+ 76,0
Other non-residential space <sup>2</sup>						
Total square metres	7 032	26 220	5 473	71 072	105 420	+ 48,3
Total value at current prices (R'000)	11 334	29 903	5 458	114 623	164 500	+ 43,5
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>58 118</b>	<b>158 107</b>	<b>146 304</b>	<b>887 049</b>	<b>1 777 400</b>	<b>+ 100,4</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	83 259	128 562	100 203	1 017 817	1 279 551	+ 25,7
Total value at current prices (R'000)	148 223	235 919	222 199	1 639 522	2 427 604	+ 48,1
Other buildings <sup>3</sup>						
Total square metres	19 334	30 618	118 241	353 173	493 774	+ 39,8
Total value at current prices (R'000)	44 527	74 820	169 906	756 831	1 019 811	+ 34,7
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>192 750</b>	<b>310 739</b>	<b>392 105</b>	<b>2 396 353</b>	<b>3 447 415</b>	<b>+ 43,9</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>750 554</b>	<b>1 182 432</b>	<b>1 089 577</b>	<b>8 137 831</b>	<b>12 760 742</b>	<b>+ 56,8</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 11 - Recorded building plans passed by municipalities by type of building and province: Eastern Cape**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	515	661	249	7 220	5 091	-29,5
Total square metres	21 148	26 959	11 007	298 911	213 450	-28,6
Total value at current prices (R'000)	16 661	33 184	9 078	294 595	204 679	-30,5
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	84	185	125	1 336	1 825	+36,6
Total square metres	16 637	38 592	29 313	258 641	364 985	+41,1
Total value at current prices (R'000)	29 822	86 912	61 335	443 707	698 832	+57,5
Flats and townhouses						
Number of flats and townhouses	17	139	12	197	577	+192,9
Total square metres	2 355	14 472	1 306	36 050	98 646	+173,6
Total value at current prices (R'000)	4 528	28 640	2 657	65 159	196 984	+202,3
Other residential buildings <sup>1</sup>						
Total square metres	0	0	0	5 344	2 722	-49,1
Total value at current prices (R'000)	0	0	0	9 230	5 038	-45,4
<b>Total value of residential buildings at current prices (R'000)</b>	<b>51 011</b>	<b>148 736</b>	<b>73 070</b>	<b>812 691</b>	<b>1 105 533</b>	<b>+36,0</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	149	0	2 625	12 504	11 303	-9,6
Total value at current prices (R'000)	343	0	5 663	24 073	17 217	-28,5
Shopping space						
Total square metres	2 311	15 815	1 180	17 347	48 852	+181,6
Total value at current prices (R'000)	4 284	36 639	2 617	30 214	105 122	+247,9
Industrial and warehouse space						
Total square metres	2 117	2 062	1 550	37 061	69 629	+87,9
Total value at current prices (R'000)	3 102	3 512	3 875	57 513	92 587	+61,0
Other non-residential space <sup>2</sup>						
Total square metres	1 312	1 133	1 427	16 555	23 248	+40,4
Total value at current prices (R'000)	2 872	2 649	3 358	31 140	50 400	+61,8
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>10 601</b>	<b>42 800</b>	<b>15 513</b>	<b>142 940</b>	<b>265 326</b>	<b>+85,6</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	28 996	36 771	22 065	272 764	378 083	+38,6
Total value at current prices (R'000)	41 308	65 800	47 829	440 294	707 476	+60,7
Other buildings <sup>3</sup>						
Total square metres	3 335	11 636	407	69 278	79 369	+14,6
Total value at current prices (R'000)	6 368	13 127	2 533	158 007	169 850	+7,5
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>47 676</b>	<b>78 927</b>	<b>50 362</b>	<b>598 301</b>	<b>877 326</b>	<b>+46,6</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>109 288</b>	<b>270 463</b>	<b>138 945</b>	<b>1 553 932</b>	<b>2 248 185</b>	<b>+44,7</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.



**Table 12 - Recorded building plans passed by municipalities by type of building and province: Northern Cape**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	7	86	3	39	432	+1 007,7
Total square metres	358	2 859	105	1 858	17 408	+836,9
Total value at current prices (R'000)	538	1 874	158	2 738	14 622	+434,0
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	15	24	16	122	247	+102,5
Total square metres	2 741	3 474	2 466	22 191	47 065	+112,1
Total value at current prices (R'000)	4 511	6 233	3 889	34 953	82 318	+135,5
Flats and townhouses						
Number of flats and townhouses	24	7	5	79	184	+132,9
Total square metres	1 752	1 378	805	9 012	29 044	+222,3
Total value at current prices (R'000)	2 658	2 480	1 449	15 016	52 204	+247,7
Other residential buildings <sup>1</sup>						
Total square metres	0	0	0	4 396	1 299	-70,5
Total value at current prices (R'000)	0	0	0	22 000	2 338	-89,4
<b>Total value of residential buildings at current prices (R'000)</b>	<b>7 707</b>	<b>10 587</b>	<b>5 496</b>	<b>74 707</b>	<b>151 482</b>	<b>+102,8</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	1 049	0	0	4 208	485	-88,5
Total value at current prices (R'000)	1 574	0	0	6 313	785	-87,6
Shopping space						
Total square metres	0	0	0	3 397	8 630	+154,0
Total value at current prices (R'000)	0	0	0	6 965	16 881	+142,4
Industrial and warehouse space						
Total square metres	1 479	251	0	10 144	3 017	-70,3
Total value at current prices (R'000)	2 219	377	0	14 409	5 418	-62,4
Other non-residential space <sup>2</sup>						
Total square metres	0	878	0	1 134	4 142	+265,3
Total value at current prices (R'000)	0	1 800	0	2 242	8 428	+275,9
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>3 793</b>	<b>2 177</b>	<b>0</b>	<b>29 929</b>	<b>31 512</b>	<b>+5,3</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	4 075	4 025	939	36 480	41 569	+14,0
Total value at current prices (R'000)	6 826	7 638	1 601	64 868	73 814	+13,8
Other buildings <sup>3</sup>						
Total square metres	89	107	777	12 335	7 160	-42,0
Total value at current prices (R'000)	433	666	2 387	31 975	19 479	-39,1
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>7 259</b>	<b>8 304</b>	<b>3 988</b>	<b>96 843</b>	<b>93 293</b>	<b>-3,7</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>18 759</b>	<b>21 068</b>	<b>9 484</b>	<b>201 479</b>	<b>276 287</b>	<b>+37,1</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 13 - Recorded building plans passed by municipalities by type of building and province: Free State**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	95	485	44	3 078	4 460	+44,9
Total square metres	4 090	21 105	2 369	123 666	187 319	+51,5
Total value at current prices (R'000)	2 689	15 588	3 041	77 408	119 547	+54,4
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	57	77	47	846	999	+18,1
Total square metres	12 704	13 797	10 377	144 127	173 637	+20,5
Total value at current prices (R'000)	19 255	24 807	18 158	209 150	299 728	+43,3
Flats and townhouses						
Number of flats and townhouses	164	38	131	616	1 092	+77,3
Total square metres	18 166	7 125	18 514	62 995	127 490	+102,4
Total value at current prices (R'000)	27 332	14 004	37 635	94 547	234 129	+147,6
Other residential buildings <sup>1</sup>						
Total square metres	0	2 233	0	1 027	12 720	+1 138,6
Total value at current prices (R'000)	0	3 350	0	1 200	23 153	+1 829,4
<b>Total value of residential buildings at current prices (R'000)</b>	<b>49 276</b>	<b>57 749</b>	<b>58 834</b>	<b>382 305</b>	<b>676 557</b>	<b>+77,0</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	366	1 917	10 159	11 546	+13,7
Total value at current prices (R'000)	0	445	4 269	16 669	21 153	+26,9
Shopping space						
Total square metres	0	138	804	24 912	15 869	-36,3
Total value at current prices (R'000)	0	255	1 600	43 230	29 066	-32,8
Industrial and warehouse space						
Total square metres	0	4 183	290	16 560	22 108	+33,5
Total value at current prices (R'000)	0	6 164	348	10 884	29 387	+170,0
Other non-residential space <sup>2</sup>						
Total square metres	476	3 885	380	14 396	10 611	-26,3
Total value at current prices (R'000)	825	28 133	488	22 859	37 862	+65,6
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>825</b>	<b>34 997</b>	<b>6 705</b>	<b>93 642</b>	<b>117 468</b>	<b>+25,4</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	8 839	14 141	8 727	110 762	145 587	+31,4
Total value at current prices (R'000)	10 723	20 697	13 633	136 207	208 051	+52,7
Other buildings <sup>3</sup>						
Total square metres	5 571	3 040	521	38 224	37 938	-0,7
Total value at current prices (R'000)	7 584	7 175	1 998	120 651	85 779	-28,9
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>18 307</b>	<b>27 872</b>	<b>15 631</b>	<b>256 858</b>	<b>293 830</b>	<b>+14,4</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>68 408</b>	<b>120 618</b>	<b>81 170</b>	<b>732 805</b>	<b>1 087 855</b>	<b>+48,5</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 14 - Recorded building plans passed by municipalities by type of building and province: KwaZulu-Natal**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	68	326	290	10 255	4 758	-53,6
Total square metres	3 856	12 892	10 056	357 656	164 018	-54,1
Total value at current prices (R'000)	4 982	15 410	12 342	220 659	157 495	-28,6
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	189	256	175	2 255	2 656	+17,8
Total square metres	40 637	59 635	39 593	527 459	607 446	+15,2
Total value at current prices (R'000)	69 874	140 850	83 338	971 072	1 233 964	+27,1
Flats and townhouses						
Number of flats and townhouses	141	269	121	2 143	2 770	+29,3
Total square metres	23 887	59 468	19 491	349 847	518 559	+48,2
Total value at current prices (R'000)	47 773	147 357	48 950	818 428	1 267 931	+54,9
Other residential buildings <sup>1</sup>						
Total square metres	3 734	2 797	717	26 486	66 065	+149,4
Total value at current prices (R'000)	13 956	15 550	900	69 798	803 151	+1 050,7
<b>Total value of residential buildings at current prices (R'000)</b>	<b>136 585</b>	<b>319 167</b>	<b>145 530</b>	<b>2 079 957</b>	<b>3 462 541</b>	<b>+66,5</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	4 062	6 034	11 918	32 533	80 297	+146,8
Total value at current prices (R'000)	8 288	14 635	29 090	67 634	180 131	+166,3
Shopping space						
Total square metres	7 269	5 605	2 572	135 457	66 719	-50,7
Total value at current prices (R'000)	15 736	9 908	3 323	706 029	229 558	-67,5
Industrial and warehouse space						
Total square metres	25 852	8 638	25 384	168 971	185 804	+10,0
Total value at current prices (R'000)	27 384	15 421	40 536	233 270	332 509	+42,5
Other non-residential space <sup>2</sup>						
Total square metres	2 557	4 643	3 964	32 131	45 139	+40,5
Total value at current prices (R'000)	3 100	10 800	8 133	55 593	105 416	+89,6
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>54 508</b>	<b>50 764</b>	<b>81 082</b>	<b>1 062 526</b>	<b>847 614</b>	<b>-20,2</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	33 373	55 018	44 175	515 599	604 596	+17,3
Total value at current prices (R'000)	47 804	102 175	85 207	734 445	1 080 039	+47,1
Other buildings <sup>3</sup>						
Total square metres	10 648	24 817	11 011	207 401	200 089	-3,5
Total value at current prices (R'000)	19 681	90 123	19 101	428 838	567 532	+32,3
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>67 485</b>	<b>192 298</b>	<b>104 308</b>	<b>1 163 283</b>	<b>1 647 571</b>	<b>+41,6</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>258 578</b>	<b>562 229</b>	<b>330 920</b>	<b>4 305 766</b>	<b>5 957 726</b>	<b>+38,4</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 15 - Recorded building plans passed by municipalities by type of building and province: North West**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	16	64	19	3 723	631	-83,1
Total square metres	1 053	3 789	1 139	123 358	32 671	-73,5
Total value at current prices (R'000)	1 129	4 998	1 417	79 260	39 902	-49,7
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	99	232	128	1 184	1 856	+56,8
Total square metres	21 340	46 676	23 732	239 336	353 754	+47,8
Total value at current prices (R'000)	49 099	85 131	45 982	407 136	643 014	+57,9
Flats and townhouses						
Number of flats and townhouses	46	150	40	737	788	+6,9
Total square metres	6 192	31 891	3 481	69 019	100 679	+45,9
Total value at current prices (R'000)	10 451	79 297	6 120	122 776	211 698	+72,4
Other residential buildings <sup>1</sup>						
Total square metres	0	648	0	12 495	6 781	-45,7
Total value at current prices (R'000)	0	797	0	23 683	16 674	-29,6
<b>Total value of residential buildings at current prices (R'000)</b>	<b>60 679</b>	<b>170 223</b>	<b>53 519</b>	<b>632 855</b>	<b>911 288</b>	<b>+44,0</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	572	602	0	19 515	8 938	-54,2
Total value at current prices (R'000)	1 144	903	0	33 119	18 917	-42,9
Shopping space						
Total square metres	7 463	368	2 619	20 970	61 780	+194,6
Total value at current prices (R'000)	19 404	552	3 661	44 532	157 529	+253,7
Industrial and warehouse space						
Total square metres	0	4 768	1 814	24 676	30 722	+24,5
Total value at current prices (R'000)	0	7 782	3 173	31 185	50 050	+60,5
Other non-residential space <sup>2</sup>						
Total square metres	301	1 132	0	22 496	12 999	-42,2
Total value at current prices (R'000)	783	1 912	0	41 451	29 010	-30,0
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>21 331</b>	<b>11 149</b>	<b>6 834</b>	<b>150 287</b>	<b>255 506</b>	<b>+70,0</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	6 328	14 593	8 532	102 172	124 733	+22,1
Total value at current prices (R'000)	8 930	23 159	14 343	142 753	190 707	+33,6
Other buildings <sup>3</sup>						
Total square metres	2 024	4 668	1 960	23 193	36 593	+57,8
Total value at current prices (R'000)	4 073	10 499	5 393	37 842	68 928	+82,1
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>13 003</b>	<b>33 658</b>	<b>19 736</b>	<b>180 595</b>	<b>259 635</b>	<b>+43,8</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>95 013</b>	<b>215 030</b>	<b>80 089</b>	<b>963 737</b>	<b>1 426 429</b>	<b>+48,0</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 16 - Recorded building plans passed by municipalities by type of building and province: Gauteng**

Type of building	December 2003 *	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	349	529	266	10 311	9 094	-11,8
Total square metres	16 379	25 661	12 905	415 676	383 981	-7,6
Total value at current prices (R'000)	24 016	50 068	23 889	511 899	483 612	-5,5
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	569	1 357	949	9 309	12 523	+34,5
Total square metres	152 357	327 027	240 080	2 505 507	3 247 243	+29,6
Total value at current prices (R'000)	320 737	741 301	537 156	5 005 942	7 211 665	+44,1
Flats and townhouses						
Number of flats and townhouses	443	1 296	604	7 891	9 083	+15,1
Total square metres	74 213	214 861	113 537	1 339 707	1 544 249	+15,3
Total value at current prices (R'000)	157 428	462 774	257 941	2 656 061	3 392 334	+27,7
Other residential buildings <sup>1</sup>						
Total square metres	0	0	9 107	42 280	30 924	-26,9
Total value at current prices (R'000)	0	0	19 188	71 692	63 870	-10,9
<b>Total value of residential buildings at current prices (R'000)</b>	<b>502 181</b>	<b>1 254 143</b>	<b>838 174</b>	<b>8 245 594</b>	<b>11 151 481</b>	<b>+35,2</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	23 087	10 364	46 200	229 588	222 243	-3,2
Total value at current prices (R'000)	46 375	25 866	113 950	452 575	505 933	+11,8
Shopping space						
Total square metres	17 229	18 922	14 068	281 392	206 427	-26,6
Total value at current prices (R'000)	34 844	45 771	35 234	510 129	473 591	-7,2
Industrial and warehouse space						
Total square metres	87 771	36 385	54 494	496 931	461 040	-7,2
Total value at current prices (R'000)	200 551	79 539	121 289	1 007 719	961 682	-4,6
Other non-residential space <sup>2</sup>						
Total square metres	14 777	17 966	9 682	137 415	228 253	+66,1
Total value at current prices (R'000)	28 480	42 353	23 401	265 911	469 382	+76,5
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>310 250</b>	<b>193 529</b>	<b>293 874</b>	<b>2 236 334</b>	<b>2 410 588</b>	<b>+7,8</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	74 566	197 391	121 700	1 219 441	1 477 144	+21,1
Total value at current prices (R'000)	130 681	377 061	271 913	2 211 582	3 054 410	+38,1
Other buildings <sup>3</sup>						
Total square metres	58 174	24 292	21 287	498 443	395 656	-20,6
Total value at current prices (R'000)	119 197	58 600	52 322	1 032 998	974 292	-5,7
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>249 878</b>	<b>435 661</b>	<b>324 235</b>	<b>3 244 580</b>	<b>4 028 702</b>	<b>+24,2</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>1 062 309</b>	<b>1 883 333</b>	<b>1 456 283</b>	<b>13 726 508</b>	<b>17 590 771</b>	<b>+28,2</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

\* Revised.

**Table 17 - Recorded building plans passed by municipalities by type of building and province: Mpumalanga**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	138	52	81	912	1 029	+12,8
Total square metres	6 545	2 954	3 721	42 099	50 429	+19,8
Total value at current prices (R'000)	4 190	6 963	3 968	35 475	49 167	+38,6
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	84	196	182	1 368	1 657	+21,1
Total square metres	18 517	40 065	34 168	293 006	339 147	+15,7
Total value at current prices (R'000)	24 265	72 236	75 251	405 897	543 312	+33,9
Flats and townhouses						
Number of flats and townhouses	15	86	120	254	790	+211,0
Total square metres	2 192	11 518	18 002	32 482	111 034	+241,8
Total value at current prices (R'000)	2 280	13 681	31 520	41 749	150 660	+260,9
Other residential buildings <sup>1</sup>						
Total square metres	192	1 299	0	3 131	6 537	+108,8
Total value at current prices (R'000)	290	3 003	0	7 005	17 182	+145,3
<b>Total value of residential buildings at current prices (R'000)</b>	<b>31 025</b>	<b>95 883</b>	<b>110 739</b>	<b>490 126</b>	<b>760 321</b>	<b>+55,1</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	511	159	11 388	6 053	-46,8
Total value at current prices (R'000)	0	810	400	17 771	9 025	-49,2
Shopping space						
Total square metres	3 232	4 193	6 774	56 211	72 296	+28,6
Total value at current prices (R'000)	3 800	15 072	17 110	85 182	134 288	+57,6
Industrial and warehouse space						
Total square metres	2 458	10 452	4 292	49 431	43 198	-12,6
Total value at current prices (R'000)	3 142	21 015	3 083	61 208	67 087	+9,6
Other non-residential space <sup>2</sup>						
Total square metres	1 720	849	3 640	10 014	15 675	+56,5
Total value at current prices (R'000)	2 610	1 524	6 100	13 209	21 831	+65,3
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>9 552</b>	<b>38 421</b>	<b>26 693</b>	<b>177 370</b>	<b>232 231</b>	<b>+30,9</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	7 758	23 238	22 910	146 253	181 795	+24,3
Total value at current prices (R'000)	9 696	35 066	32 453	177 057	223 394	+26,2
Other buildings <sup>3</sup>						
Total square metres	3 322	7 484	2 516	38 968	40 007	+2,7
Total value at current prices (R'000)	4 625	11 954	8 784	52 624	65 045	+23,6
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>14 321</b>	<b>47 020</b>	<b>41 237</b>	<b>229 681</b>	<b>288 439</b>	<b>+25,6</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>54 898</b>	<b>181 324</b>	<b>178 669</b>	<b>897 177</b>	<b>1 280 991</b>	<b>+42,8</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 18 - Recorded building plans passed by municipalities by type of building and province: Limpopo**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	20	31	318	631	1 419	+124,9
Total square metres	1 249	1 849	14 640	31 461	65 794	+109,1
Total value at current prices (R'000)	2 000	4 024	9 883	32 844	57 822	+76,1
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	49	90	69	668	816	+22,2
Total square metres	11 130	17 797	10 254	126 851	165 412	+30,4
Total value at current prices (R'000)	16 654	33 047	21 118	183 898	305 491	+66,1
Flats and townhouses						
Number of flats and townhouses	71	40	20	216	435	+101,4
Total square metres	8 120	5 407	3 321	27 367	47 693	+74,3
Total value at current prices (R'000)	11 367	11 252	7 638	38 612	78 131	+102,3
Other residential buildings <sup>1</sup>						
Total square metres	0	0	0	0	1 031	..
Total value at current prices (R'000)	0	0	0	0	1 577	..
<b>Total value of residential buildings at current prices (R'000)</b>	<b>30 021</b>	<b>48 323</b>	<b>38 639</b>	<b>255 354</b>	<b>443 021</b>	<b>+73,5</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	275	0	13 092	15 499	+18,4
Total value at current prices (R'000)	0	550	0	27 942	32 879	+17,7
Shopping space						
Total square metres	810	2 977	1 034	40 592	32 922	-18,9
Total value at current prices (R'000)	1 320	5 500	1 956	92 430	65 726	-28,9
Industrial and warehouse space						
Total square metres	408	1 935	4 749	7 980	17 122	+114,6
Total value at current prices (R'000)	898	3 870	8 590	15 394	32 069	+108,3
Other non-residential space <sup>2</sup>						
Total square metres	402	0	0	8 052	9 253	+14,9
Total value at current prices (R'000)	724	0	0	16 063	18 777	+16,9
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>2 942</b>	<b>9 920</b>	<b>10 546</b>	<b>151 829</b>	<b>149 451</b>	<b>-1,6</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	2 422	8 294	6 888	54 629	80 087	+46,6
Total value at current prices (R'000)	3 269	17 446	16 130	73 883	131 456	+77,9
Other buildings <sup>3</sup>						
Total square metres	1 166	3 530	1 819	12 479	27 504	+120,4
Total value at current prices (R'000)	1 865	5 842	2 910	28 234	47 512	+68,3
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>5 134</b>	<b>23 288</b>	<b>19 040</b>	<b>102 117</b>	<b>178 968</b>	<b>+75,3</b>
<b>Total value of recorded building plans passed at current prices (R'000)</b>	<b>38 097</b>	<b>81 531</b>	<b>68 225</b>	<b>509 300</b>	<b>771 440</b>	<b>+51,5</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 19 - Buildings reported as completed to municipalities by type of building: South Africa**

Type of building	December 2003 *	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	1 102	1 894	1 750	29 555	36 551	+23,7
Total square metres	50 787	77 098	71 837	1 131 718	1 424 039	+25,8
Total value at current prices (R'000)	64 729	85 151	79 934	983 467	1 245 825	+26,7
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	1 196	2 071	1 820	15 296	17 638	+15,3
Total square metres	268 571	465 972	349 056	3 344 622	3 886 028	+16,2
Total value at current prices (R'000)	506 563	966 052	778 595	5 833 145	7 921 902	+35,8
Flats and townhouses						
Number of flats and townhouses	1 190	1 913	1 187	11 856	14 273	+20,4
Total square metres	160 822	260 712	182 917	1 448 249	1 996 125	+37,8
Total value at current prices (R'000)	296 436	615 490	402 124	2 562 674	4 260 557	+66,3
Other residential buildings <sup>1</sup>						
Total square metres	3 006	67 009	5 952	159 247	128 760	-19,1
Total value at current prices (R'000)	6 107	805 566	21 605	819 054	951 432	+16,2
<b>Total value of residential buildings at current prices (R'000)</b>	<b>873 835</b>	<b>2 472 259</b>	<b>1 282 258</b>	<b>10 198 340</b>	<b>14 379 716</b>	<b>+41,0</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	32 247	14 278	18 384	483 277	518 734	+7,3
Total value at current prices (R'000)	78 050	27 066	40 079	979 697	1 080 973	+10,3
Shopping space						
Total square metres	20 002	24 326	36 983	291 139	312 684	+7,4
Total value at current prices (R'000)	34 998	49 165	154 805	518 708	1 016 459	+96,0
Industrial and warehouse space						
Total square metres	37 656	82 012	59 653	534 041	729 220	+36,5
Total value at current prices (R'000)	63 876	157 811	116 286	819 630	1 319 088	+60,9
Other non-residential space <sup>2</sup>						
Total square metres	3 580	19 360	32 110	379 198	162 880	-57,0
Total value at current prices (R'000)	5 434	39 385	41 272	737 861	285 037	-61,4
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>182 358</b>	<b>273 427</b>	<b>352 442</b>	<b>3 055 896</b>	<b>3 701 557</b>	<b>+21,1</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	91 234	158 424	117 514	1 460 323	1 502 889	+2,9
Total value at current prices (R'000)	141 775	291 730	223 810	2 050 407	2 608 789	+27,2
Other buildings <sup>3</sup>						
Total square metres	45 494	62 479	31 331	588 983	533 930	-9,3
Total value at current prices (R'000)	101 383	127 440	74 118	1 312 095	1 235 271	-5,9
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>243 158</b>	<b>419 170</b>	<b>297 928</b>	<b>3 362 502</b>	<b>3 844 060</b>	<b>+14,3</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>1 299 351</b>	<b>3 164 856</b>	<b>1 932 628</b>	<b>16 616 738</b>	<b>21 925 333</b>	<b>+31,9</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

\* Revised.



**Table 20 - Buildings reported as completed to municipalities by type of building and province: Western Cape**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	258	569	565	3 939	8 106	+105,8
Total square metres	13 404	22 502	21 153	157 098	311 719	+98,4
Total value at current prices (R'000)	20 221	24 960	20 694	180 088	279 237	+55,1
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	427	651	612	5 597	5 615	+0,3
Total square metres	82 362	150 596	119 509	1 134 389	1 214 581	+7,1
Total value at current prices (R'000)	151 595	306 673	243 813	1 941 834	2 341 825	+20,6
Flats and townhouses						
Number of flats and townhouses	152	451	599	2 283	3 577	+56,7
Total square metres	22 273	64 521	70 531	253 691	409 146	+61,3
Total value at current prices (R'000)	45 822	145 869	146 074	464 640	840 198	+80,8
Other residential buildings <sup>1</sup>						
Total square metres	1 631	0	0	78 989	25 545	-67,7
Total value at current prices (R'000)	2 457	0	0	277 701	58 824	-78,8
<b>Total value of residential buildings at current prices (R'000)</b>	<b>220 095</b>	<b>477 502</b>	<b>410 581</b>	<b>2 864 263</b>	<b>3 520 084</b>	<b>+22,9</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	12 800	1 887	5 176	119 599	51 924	-56,6
Total value at current prices (R'000)	30 980	4 246	9 993	225 141	106 700	-52,6
Shopping space						
Total square metres	1 210	8 882	2 085	28 935	123 275	+326,0
Total value at current prices (R'000)	2 662	16 643	5 788	43 620	245 551	+462,9
Industrial and warehouse space						
Total square metres	7 717	14 509	26 272	166 430	193 919	+16,5
Total value at current prices (R'000)	13 240	18 703	42 729	219 524	247 989	+13,0
Other non-residential space <sup>2</sup>						
Total square metres	630	2 859	14 812	44 990	32 180	-28,5
Total value at current prices (R'000)	1 392	4 245	7 209	63 964	37 374	-41,6
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>48 274</b>	<b>43 837</b>	<b>65 719</b>	<b>552 249</b>	<b>637 614</b>	<b>+15,5</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	32 464	55 860	50 220	504 495	553 231	+9,7
Total value at current prices (R'000)	52 929	96 491	91 964	699 798	890 475	+27,2
Other buildings <sup>3</sup>						
Total square metres	8 025	10 673	13 429	169 339	176 674	+4,3
Total value at current prices (R'000)	19 728	20 301	36 094	381 071	381 371	+0,1
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>72 657</b>	<b>116 792</b>	<b>128 058</b>	<b>1 080 869</b>	<b>1 271 846</b>	<b>+17,7</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>341 026</b>	<b>638 131</b>	<b>604 358</b>	<b>4 497 381</b>	<b>5 429 544</b>	<b>+20,7</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 21 - Buildings reported as completed to municipalities by type of building and province: Eastern Cape**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	101	121	155	1 987	4 524	+127,7
Total square metres	4 570	5 198	6 544	91 181	194 630	+113,5
Total value at current prices (R'000)	5 773	4 168	4 882	103 106	176 577	+71,3
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	105	158	97	777	1 015	+30,6
Total square metres	16 839	31 377	17 139	141 384	187 363	+32,5
Total value at current prices (R'000)	28 580	55 778	26 215	222 395	327 282	+47,2
Flats and townhouses						
Number of flats and townhouses	11	27	0	267	165	-38,2
Total square metres	3 842	4 954	0	28 785	29 115	+1,1
Total value at current prices (R'000)	6 470	8 668	0	47 084	49 531	+5,2
Other residential buildings <sup>1</sup>						
Total square metres	0	2 437	0	6 400	2 880	-55,0
Total value at current prices (R'000)	0	4 911	0	10 689	5 966	-44,2
<b>Total value of residential buildings at current prices (R'000)</b>	<b>40 823</b>	<b>73 525</b>	<b>31 097</b>	<b>383 274</b>	<b>559 356</b>	<b>+45,9</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	2 248	170	0	6 438	9 674	+50,3
Total value at current prices (R'000)	3 825	391	0	7 678	13 501	+75,8
Shopping space						
Total square metres	0	1 075	301	17 644	4 223	-76,1
Total value at current prices (R'000)	0	1 957	660	24 003	8 546	-64,4
Industrial and warehouse space						
Total square metres	663	1 028	0	17 703	10 379	-41,4
Total value at current prices (R'000)	544	1 258	0	26 323	15 983	-39,3
Other non-residential space <sup>2</sup>						
Total square metres	0	0	0	11 268	8 785	-22,0
Total value at current prices (R'000)	0	0	0	19 013	15 653	-17,7
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>4 369</b>	<b>3 606</b>	<b>660</b>	<b>77 017</b>	<b>53 683</b>	<b>-30,3</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	7 039	11 335	6 706	101 437	104 865	+3,4
Total value at current prices (R'000)	11 344	19 793	12 299	146 883	174 340	+18,7
Other buildings <sup>3</sup>						
Total square metres	1 783	7 370	1 298	56 848	52 169	-8,2
Total value at current prices (R'000)	3 997	13 734	3 178	91 073	74 540	-18,2
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>15 341</b>	<b>33 527</b>	<b>15 477</b>	<b>237 956</b>	<b>248 880</b>	<b>+4,6</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>60 533</b>	<b>110 658</b>	<b>47 234</b>	<b>698 247</b>	<b>861 919</b>	<b>+23,4</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 22 - Buildings reported as completed to municipalities by type of building and province: Northern Cape**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	0	1	0	64	160	+150,0
Total square metres	0	68	0	2 589	6 500	+151,1
Total value at current prices (R'000)	0	122	0	2 451	5 310	+116,6
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	17	9	0	83	92	+10,8
Total square metres	2 928	1 592	0	14 835	16 463	+11,0
Total value at current prices (R'000)	4 791	2 866	0	23 499	28 341	+20,6
Flats and townhouses						
Number of flats and townhouses	0	26	0	47	84	+78,7
Total square metres	0	4 230	0	5 068	14 335	+182,9
Total value at current prices (R'000)	0	7 939	0	8 214	26 452	+222,0
Other residential buildings <sup>1</sup>						
Total square metres	0	0	0	0	0	..
Total value at current prices (R'000)	0	0	0	0	0	..
<b>Total value of residential buildings at current prices (R'000)</b>	<b>4 791</b>	<b>10 927</b>	<b>0</b>	<b>34 164</b>	<b>60 103</b>	<b>+75,9</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	823	0	134	2 390	+1 683,6
Total value at current prices (R'000)	0	1 811	0	201	5 220	+2 497,0
Shopping space						
Total square metres	0	0	0	5 875	2 299	-60,9
Total value at current prices (R'000)	0	0	0	12 640	4 402	-65,2
Industrial and warehouse space						
Total square metres	0	0	0	2 685	1 796	-33,1
Total value at current prices (R'000)	0	0	0	4 872	3 309	-32,1
Other non-residential space <sup>2</sup>						
Total square metres	0	797	0	125	3 175	+2 440,0
Total value at current prices (R'000)	0	1 753	0	188	6 599	+3 410,1
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>0</b>	<b>3 564</b>	<b>0</b>	<b>17 901</b>	<b>19 530</b>	<b>+9,1</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	4 159	2 982	601	27 439	25 364	-7,6
Total value at current prices (R'000)	6 952	4 924	1 082	45 282	43 579	-3,8
Other buildings <sup>3</sup>						
Total square metres	89	271	0	5 251	4 626	-11,9
Total value at current prices (R'000)	1 527	327	80	11 724	12 278	+4,7
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>8 479</b>	<b>5 251</b>	<b>1 162</b>	<b>57 006</b>	<b>55 857</b>	<b>-2,0</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>13 270</b>	<b>19 742</b>	<b>1 162</b>	<b>109 071</b>	<b>135 490</b>	<b>+24,2</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 23 - Buildings reported as completed to municipalities by type of building and province: Free State**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	62	224	226	3 751	3 663	-2,3
Total square metres	2 878	9 429	9 417	159 966	152 848	-4,4
Total value at current prices (R'000)	2 027	6 354	6 182	89 578	84 087	-6,1
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	22	42	29	337	270	-19,9
Total square metres	5 073	5 318	6 094	57 671	49 068	-14,9
Total value at current prices (R'000)	7 039	8 948	10 960	77 369	78 853	+1,9
Flats and townhouses						
Number of flats and townhouses	126	186	36	686	608	-11,4
Total square metres	10 553	18 227	3 316	67 513	62 533	-7,4
Total value at current prices (R'000)	16 701	34 495	4 963	103 059	102 916	-0,1
Other residential buildings <sup>1</sup>						
Total square metres	387	0	0	5 081	1 575	-69,0
Total value at current prices (R'000)	700	0	0	10 384	1 675	-83,9
<b>Total value of residential buildings at current prices (R'000)</b>	<b>26 467</b>	<b>49 797</b>	<b>22 105</b>	<b>280 390</b>	<b>267 531</b>	<b>-4,6</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	99	90	1 007	8 605	10 125	+17,7
Total value at current prices (R'000)	149	225	2 518	11 764	32 744	+178,3
Shopping space						
Total square metres	5 897	0	0	22 767	6 825	-70,0
Total value at current prices (R'000)	8 360	0	0	38 102	12 279	-67,8
Industrial and warehouse space						
Total square metres	805	1 340	0	11 779	11 069	-6,0
Total value at current prices (R'000)	800	837	0	13 708	8 106	-40,9
Other non-residential space <sup>2</sup>						
Total square metres	0	0	0	8 885	6 157	-30,7
Total value at current prices (R'000)	560	0	0	18 446	7 518	-59,2
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>9 869</b>	<b>1 062</b>	<b>2 518</b>	<b>82 020</b>	<b>60 647</b>	<b>-26,1</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	3 333	8 601	1 818	59 158	50 978	-13,8
Total value at current prices (R'000)	4 631	13 006	2 659	67 848	69 913	+3,0
Other buildings <sup>3</sup>						
Total square metres	1 516	4 385	1 260	18 235	19 797	+8,6
Total value at current prices (R'000)	3 421	8 627	1 627	51 805	73 534	+41,9
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>8 052</b>	<b>21 633</b>	<b>4 286</b>	<b>119 653</b>	<b>143 447</b>	<b>+19,9</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>44 388</b>	<b>72 492</b>	<b>28 909</b>	<b>482 063</b>	<b>471 625</b>	<b>-2,2</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 24 - Buildings reported as completed to municipalities by type of building and province: KwaZulu-Natal**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	239	444	276	8 720	5 277	-39,5
Total square metres	9 799	15 215	9 399	312 802	180 287	-42,4
Total value at current prices (R'000)	9 123	14 754	10 961	196 014	172 495	-12,0
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	104	162	116	1 340	1 518	+13,3
Total square metres	27 630	34 051	25 168	281 832	325 719	+15,6
Total value at current prices (R'000)	51 091	76 334	60 458	440 699	663 182	+50,5
Flats and townhouses						
Number of flats and townhouses	39	179	102	678	1 352	+99,4
Total square metres	8 497	40 953	18 984	108 878	273 029	+150,8
Total value at current prices (R'000)	18 415	152 965	42 776	204 871	710 016	+246,6
Other residential buildings <sup>1</sup>						
Total square metres	0	64 241	1 905	39 892	71 876	+80,2
Total value at current prices (R'000)	0	800 158	9 000	467 734	826 473	+76,7
<b>Total value of residential buildings at current prices (R'000)</b>	<b>78 629</b>	<b>1 044 211</b>	<b>123 195</b>	<b>1 309 318</b>	<b>2 372 166</b>	<b>+81,2</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	212	2 562	2 664	36 811	47 005	+27,7
Total value at current prices (R'000)	100	4 000	6 565	89 157	95 687	+7,3
Shopping space						
Total square metres	1 144	6 432	19 212	44 381	85 504	+92,7
Total value at current prices (R'000)	1 400	15 064	112 727	81 793	555 811	+579,5
Industrial and warehouse space						
Total square metres	351	28 944	5 077	94 871	162 518	+71,3
Total value at current prices (R'000)	417	66 040	8 800	124 805	310 901	+149,1
Other non-residential space <sup>2</sup>						
Total square metres	2 168	3 375	0	27 780	16 760	-39,7
Total value at current prices (R'000)	2 630	4 819	0	52 931	37 794	-28,6
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>4 547</b>	<b>89 923</b>	<b>128 092</b>	<b>348 686</b>	<b>1 000 193</b>	<b>+186,8</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	22 010	30 675	18 731	302 195	305 779	+1,2
Total value at current prices (R'000)	27 920	65 972	33 494	355 300	558 913	+57,3
Other buildings <sup>3</sup>						
Total square metres	9 546	18 512	4 029	114 813	101 616	-11,5
Total value at current prices (R'000)	17 789	42 661	10 528	286 130	252 883	-11,6
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>45 709</b>	<b>108 633</b>	<b>44 022</b>	<b>641 430</b>	<b>811 796</b>	<b>+26,6</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>128 885</b>	<b>1 242 767</b>	<b>295 309</b>	<b>2 299 434</b>	<b>4 184 155</b>	<b>+82,0</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 25 - Buildings reported as completed to municipalities by type of building and province: North West**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	22	24	117	284	5 087	+1 691,2
Total square metres	1 152	1 507	4 095	16 124	160 993	+898,5
Total value at current prices (R'000)	1 079	1 775	3 184	18 484	92 066	+398,1
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	45	78	74	750	866	+15,5
Total square metres	8 938	13 211	10 876	145 312	160 644	+10,6
Total value at current prices (R'000)	17 721	23 634	18 834	233 189	282 710	+21,2
Flats and townhouses						
Number of flats and townhouses	13	2	31	630	674	+7,0
Total square metres	1 481	386	4 743	59 123	56 088	-5,1
Total value at current prices (R'000)	1 825	579	8 920	99 666	97 309	-2,4
Other residential buildings <sup>1</sup>						
Total square metres	0	331	0	1 296	2 980	+129,9
Total value at current prices (R'000)	0	497	0	2 140	8 747	+308,7
<b>Total value of residential buildings at current prices (R'000)</b>	<b>20 625</b>	<b>26 485</b>	<b>30 938</b>	<b>353 479</b>	<b>480 832</b>	<b>+36,0</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	110	861	8 229	9 104	+10,6
Total value at current prices (R'000)	0	300	2 500	12 110	21 321	+76,1
Shopping space						
Total square metres	1 939	1 218	1 954	17 631	25 086	+42,3
Total value at current prices (R'000)	4 338	1 258	2 704	34 933	46 360	+32,7
Industrial and warehouse space						
Total square metres	9 998	1 312	0	17 502	12 332	-29,5
Total value at current prices (R'000)	20 000	1 500	0	28 912	16 278	-43,7
Other non-residential space <sup>2</sup>						
Total square metres	0	0	0	13 041	2 325	-82,2
Total value at current prices (R'000)	0	0	0	43 253	3 666	-91,5
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>24 338</b>	<b>3 058</b>	<b>5 204</b>	<b>119 208</b>	<b>87 625</b>	<b>-26,5</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	674	2 254	999	35 776	37 167	+3,9
Total value at current prices (R'000)	869	3 879	1 162	37 780	46 962	+24,3
Other buildings <sup>3</sup>						
Total square metres	1 098	1 556	848	18 953	21 258	+12,2
Total value at current prices (R'000)	6 822	3 288	1 158	33 271	43 407	+30,5
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>7 691</b>	<b>7 167</b>	<b>2 320</b>	<b>71 051</b>	<b>90 369</b>	<b>+27,2</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>52 654</b>	<b>36 710</b>	<b>38 462</b>	<b>543 738</b>	<b>658 826</b>	<b>+21,2</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 26 - Buildings reported as completed to municipalities by type of building and province: Gauteng**

Type of building	December 2003*	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	398	415	353	9 451	7 149	-24,4
Total square metres	17 618	17 906	17 938	332 101	293 450	-11,6
Total value at current prices (R'000)	24 378	26 266	28 757	340 688	347 622	+2,0
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	435	864	799	5 598	7 233	+29,2
Total square metres	116 105	210 648	152 620	1 405 938	1 745 572	+24,2
Total value at current prices (R'000)	233 124	457 570	390 494	2 666 989	3 890 501	+45,9
Flats and townhouses						
Number of flats and townhouses	829	1 020	406	6 599	7 543	+14,3
Total square metres	112 066	124 282	83 130	876 724	1 108 166	+26,4
Total value at current prices (R'000)	204 560	260 128	195 715	1 571 823	2 361 086	+50,2
Other residential buildings <sup>1</sup>						
Total square metres	0	0	3 578	22 792	21 973	-3,6
Total value at current prices (R'000)	0	0	9 805	39 268	42 017	+7,0
<b>Total value of residential buildings at current prices (R'000)</b>	<b>462 062</b>	<b>743 964</b>	<b>624 771</b>	<b>4 618 768</b>	<b>6 641 226</b>	<b>+43,8</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	16 888	7 679	7 898	292 134	381 163	+30,5
Total value at current prices (R'000)	42 996	14 179	17 003	616 965	794 746	+28,8
Shopping space						
Total square metres	6 320	6 391	13 103	91 568	53 546	-41,5
Total value at current prices (R'000)	15 738	13 587	32 638	184 219	123 397	-33,0
Industrial and warehouse space						
Total square metres	17 861	33 163	27 819	202 089	323 817	+60,2
Total value at current prices (R'000)	28 770	67 242	62 757	382 182	695 053	+81,9
Other non-residential space <sup>2</sup>						
Total square metres	502	11 156	17 298	271 585	89 524	-67,0
Total value at current prices (R'000)	852	25 998	34 063	537 691	168 858	-68,6
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>88 356</b>	<b>121 006</b>	<b>146 461</b>	<b>1 721 057</b>	<b>1 782 054</b>	<b>+3,5</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	20 698	40 710	33 964	389 176	385 057	-1,1
Total value at current prices (R'000)	36 041	79 463	74 210	645 474	766 964	+18,8
Other buildings <sup>3</sup>						
Total square metres	23 123	18 590	9 637	191 414	145 826	-23,8
Total value at current prices (R'000)	47 771	37 198	19 417	432 285	378 305	-12,5
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>83 812</b>	<b>116 661</b>	<b>93 627</b>	<b>1 077 759</b>	<b>1 145 269</b>	<b>+6,3</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>634 230</b>	<b>981 631</b>	<b>864 859</b>	<b>7 417 584</b>	<b>9 568 549</b>	<b>+29,0</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

\* Revised.

**Table 27 - Buildings reported as completed to municipalities by type of building and province: Mpumalanga**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	6	75	35	854	1 926	+125,5
Total square metres	385	4 011	1 743	34 876	92 659	+165,7
Total value at current prices (R'000)	496	4 242	1 903	29 133	59 595	+104,6
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	20	65	61	524	685	+30,7
Total square metres	4 429	11 819	12 467	111 891	124 940	+11,7
Total value at current prices (R'000)	6 158	18 899	16 747	150 229	193 651	+28,9
Flats and townhouses						
Number of flats and townhouses	12	18	4	607	188	-69,0
Total square metres	1 062	2 473	1 036	40 967	31 552	-23,0
Total value at current prices (R'000)	1 132	3 567	1 120	53 010	54 700	+3,2
Other residential buildings <sup>1</sup>						
Total square metres	988	0	469	4 054	1 399	-65,5
Total value at current prices (R'000)	2 950	0	2 800	10 000	6 250	-37,5
<b>Total value of residential buildings at current prices (R'000)</b>	<b>10 736</b>	<b>26 708</b>	<b>22 570</b>	<b>242 372</b>	<b>314 196</b>	<b>+29,6</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	0	778	6 701	4 512	-32,7
Total value at current prices (R'000)	0	0	1 500	9 284	5 699	-38,6
Shopping space						
Total square metres	0	328	328	55 837	5 235	-90,6
Total value at current prices (R'000)	0	656	288	91 922	7 645	-91,7
Industrial and warehouse space						
Total square metres	261	1 068	485	19 093	10 274	-46,2
Total value at current prices (R'000)	105	935	2 000	16 465	14 743	-10,5
Other non-residential space <sup>2</sup>						
Total square metres	0	0	0	371	802	+116,2
Total value at current prices (R'000)	0	0	0	400	1 604	+301,0
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>105</b>	<b>1 591</b>	<b>3 788</b>	<b>118 071</b>	<b>29 691</b>	<b>-74,9</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	517	5 550	3 953	29 469	29 875	+1,4
Total value at current prices (R'000)	509	7 446	5 909	35 854	41 025	+14,4
Other buildings <sup>3</sup>						
Total square metres	314	686	33	12 476	8 582	-31,2
Total value at current prices (R'000)	328	641	123	18 053	13 156	-27,1
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>837</b>	<b>8 087</b>	<b>6 032</b>	<b>53 907</b>	<b>54 181</b>	<b>+0,5</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>11 678</b>	<b>36 386</b>	<b>32 390</b>	<b>414 350</b>	<b>398 068</b>	<b>-3,9</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.



**Table 28 - Buildings reported as completed to municipalities by type of building and province: Limpopo**

Type of building	December 2003	November 2004	December 2004	January 2003 to December 2003	January 2004 to December 2004	Percentage change between January 2003 to December 2003 and January 2004 to December 2004
<b>Residential buildings</b>						
Dwelling-houses smaller than 80 square metres						
Number of dwelling-houses	16	21	23	505	659	+30,5
Total square metres	981	1 262	1 548	24 981	30 953	+23,9
Total value at current prices (R'000)	1 632	2 510	3 371	23 925	28 836	+20,5
Dwelling-houses equal to or larger than 80 square metres						
Number of dwelling-houses	21	42	32	290	344	+18,6
Total square metres	4 267	7 360	5 183	51 370	61 678	+20,1
Total value at current prices (R'000)	6 464	15 350	11 074	76 942	115 557	+50,2
Flats and townhouses						
Number of flats and townhouses	8	4	9	59	82	+39,0
Total square metres	1 048	686	1 177	7 500	12 161	+62,1
Total value at current prices (R'000)	1 511	1 280	2 556	10 307	18 349	+78,0
Other residential buildings <sup>1</sup>						
Total square metres	0	0	0	743	532	-28,4
Total value at current prices (R'000)	0	0	0	1 138	1 480	+30,1
<b>Total value of residential buildings at current prices (R'000)</b>	<b>9 607</b>	<b>19 140</b>	<b>17 001</b>	<b>112 312</b>	<b>164 222</b>	<b>+46,2</b>
<b>Non-residential buildings</b>						
Office and banking space						
Total square metres	0	957	0	4 626	2 837	-38,7
Total value at current prices (R'000)	0	1 914	0	7 397	5 355	-27,6
Shopping space						
Total square metres	3 492	0	0	6 501	6 691	+2,9
Total value at current prices (R'000)	2 500	0	0	7 476	12 468	+66,8
Industrial and warehouse space						
Total square metres	0	648	0	1 889	3 116	+65,0
Total value at current prices (R'000)	0	1 296	0	2 839	6 726	+136,9
Other non-residential space <sup>2</sup>						
Total square metres	0	1 173	0	1 153	3 172	+175,1
Total value at current prices (R'000)	0	2 570	0	1 975	5 971	+202,3
<b>Total value of non-residential buildings at current prices (R'000)</b>	<b>2 500</b>	<b>5 780</b>	<b>0</b>	<b>19 687</b>	<b>30 520</b>	<b>+55,0</b>
<b>Additions and alterations</b>						
Dwelling-houses						
Total square metres	340	457	522	11 178	10 573	-5,4
Total value at current prices (R'000)	580	756	1 031	16 188	16 618	+2,7
Other buildings <sup>3</sup>						
Total square metres	0	436	797	1 654	3 382	+104,5
Total value at current prices (R'000)	0	663	1 913	6 683	5 797	-13,3
<b>Total value of additions and alterations at current prices (R'000)</b>	<b>580</b>	<b>1 419</b>	<b>2 944</b>	<b>22 871</b>	<b>22 415</b>	<b>-2,0</b>
<b>Total value of buildings reported as completed at current prices (R'000)</b>	<b>12 687</b>	<b>26 339</b>	<b>19 945</b>	<b>154 870</b>	<b>217 157</b>	<b>+40,2</b>

<sup>1</sup> Other residential buildings include institutions for the disabled, boarding houses, old people's homes, hostels, hotels, motels, guest-houses, holiday chalets, entertainment centres, bed-and-breakfast accommodation and casinos.

<sup>2</sup> Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

<sup>3</sup> Other buildings include additions and alterations to other residential buildings, non-residential buildings and internal alterations.

**Table 29 - Subsidised low-cost dwelling-houses completed or under construction<sup>2</sup> by province<sup>1</sup>**

Province	Year	Number of subsidised dwelling-houses completed or under construction <sup>1</sup>	Square metres <sup>3</sup>	Value of low-cost dwelling-houses R'000 <sup>3</sup>
Western Cape	2002	19 534	531 116	168 852
	2003	16 926	507 780	247 187
Eastern Cape	2002	46 700	1 575 675	473 806
	2003	35 005	1 050 150	511 213
Northern Cape	2002	5 189	164 906	68 078
	2003	4 354	130 620	63 586
Free State	2002	8 617	348 492	154 121
	2003	14 848	445 440	216 840
KwaZulu-Natal	2002	21 958	831 349	234 041
	2003	31 372	941 160	458 157
North West	2002	21 309	630 115	210 439
	2003	13 809	414 270	201 667
Gauteng	2002	29 939	991 571	321 943
	2003	42 862	1 285 860	625 957
Mpumalanga	2002	19 883	660 505	253 931
	2003	21 336	640 080	246 079
Limpopo	2002	15 382	605 877	183 769
	2003	15 596	467 880	227 764
South Africa	2002	188 511	6 339 606	2 068 980
	2003	196 108	5 883 240	2 798 450

<sup>1</sup> Source: Provincial Governments co-ordinated by the National Department of Housing.

<sup>2</sup> As soon as building commences, dwelling-houses are recorded as completed or under construction.

<sup>3</sup> Estimates.

## Explanatory notes

<b>Introduction</b>	<p><b>1</b> Statistics South Africa (Stats SA) conducts a monthly building statistics survey collecting information regarding building plans passed and buildings completed, financed by the private sector, from the largest local government institutions in South Africa. According to these institutions, they are not always notified about low-cost housing projects. Data regarding subsidised low-cost dwelling-houses completed or under construction, supplied by the provincial governments and co-ordinated by the National Department of Housing, are shown in table 29 (page 33).</p> <p><b>2</b> In order to improve timeliness of the publication, some information for the current month has been estimated due to late submission by respondents. These estimates will be revised in the next statistical release(s) as soon as actual information is available.</p>
<b>Purpose of the survey</b>	<p><b>3</b> The monthly survey data are used in monitoring the state of economy and formulation of economic policy. Furthermore, the results are important inputs to estimation of the Gross Domestic Product (GDP) and are extensively used by the private sector.</p>
<b>Scope of the survey</b>	<p><b>4</b> This survey covers local government institutions conducting activities for the private sector regarding -</p> <ul style="list-style-type: none"> <li>• passing of building plans; and</li> <li>• final inspection of completed buildings.</li> </ul>
<b>Classification</b>	<p><b>5</b> Building activities is classified in division 5 according to the 1993 edition of the <i>Standard Industrial Classification of all Economic Activities, (SIC) Fifth Edition, Report No. 09-90-02</i>. The <i>SIC</i> is based on the 1990 <i>International Standard Industrial Classification of all Economic Activities (ISIC)</i> with suitable adaptations for local conditions.</p>
<b>Statistical unit</b>	<p><b>6</b> The statistical unit for the collection of information is a local government institution. Local government institutions include district municipalities, metropolitan municipalities and local municipalities.</p>
<b>Survey methodology and design</b>	<p><b>7</b> Stats SA conducts a monthly survey of metropolitan municipalities and large local municipalities on building plans passed and buildings completed. An annual survey of the remaining municipalities is conducted regarding buildings completed. The monthly survey represents approximately 90 percent of the total value of buildings completed. Information regarding building plans passed and buildings completed for the private sector is collected by mail, fax and telephone.</p> <p>According to the municipalities, they are not always notified about low-cost housing projects. Data regarding subsidised low-cost dwelling-houses completed or under construction, supplied by the provincial governments and co-ordinated by the National Department of Housing, are shown in table 29 (page 33).</p>
<b>Constant prices</b>	<p><b>8</b> The value of building plans passed and buildings completed at constant prices measures building activities in terms of ruling prices in a specific base year, which is currently 2000. The value of building plans passed at constant prices for each month is obtained by deflating the values at current prices with a price index known as the 'lump sum domestic buildings' as published in statistical release P0151: <i>JBCC Contract Price Adjustment Provisions Work Group Indices</i>. In order to be applicable, these indices (base February 1991=100) are converted to the base year 2000=100.</p> <p><b>9</b> The value of buildings completed at constant prices is obtained by deflating the values at current prices with the price index which is used to calculate building plans passed at constant prices (see paragraph 8). Since the completion of buildings may extend over a few months to a few years, the current value of buildings completed is deflated by price indices which prevailed at the time the plans were passed. Therefore, the duration of the completion of different types of buildings are taken into account in ascertaining the deflators e.g. the value of dwelling-houses completed at constant prices at January 2000 is obtained by deflating the current value of dwelling-houses completed for January 2000 with the price index of a month six months prior to January 2000. Furthermore, the value of other residential buildings, non-residential buildings and additions and alterations at constant prices is obtained by deflating the current values with price indices of 12 months, 18 months and 12 months prior to the relevant month, respectively.</p>

<b>Seasonal adjustment</b>	<b>10</b>	Seasonally adjusted estimates of building plans passed and buildings completed are generated each month, using the X-11 Seasonal Adjustment Program developed by US Bureau of the Census Economic Research and Analyses Division, 1968.
	<b>11</b>	Seasonal adjustment is a means of removing the estimated effects of normal seasonal variation from the series so that the effects of other influences on the series can be more clearly recognised. Seasonal adjustment does not aim to remove irregular or non-seasonal influences which may be present in any particular month. Influences that are volatile or unsystematic can still make it difficult to interpret the movement of the series even after adjustment for seasonal variations. Therefore, the month-to-month movements of seasonally adjusted estimates may not be reliable indicators of trend behaviour.
<b>Trend cycle</b>	<b>12</b>	The trend is a long-term pattern or movement of a time series. The X-11 Seasonal Adjustment Program is used for smoothing seasonally adjusted data.
<b>Revised figures</b>	<b>13</b>	Revised figures are due to late submission of data to Stats SA, or to respondents reporting revisions or corrections to their figures. Figures for the latest month are therefore preliminary. Data are edited at municipal level.
	<b>14</b>	Once a year the annual statistical release P5041.3 is published with the revised and updated information at provincial and municipal level for the previous calendar year. Due to this comprehensive revision, the monthly statistical release P5041.1 reflects provincial revision for 2003 where applicable.
<b>Related publications</b>	<b>15</b>	Users may also wish to refer to the following publications: <ul style="list-style-type: none"> <li>• P5041.3: <i>Selected building statistics of the private sector as reported by local government institutions</i> issued annually.</li> <li>• P9101.2: <i>Actual and expected expenditure on construction by the public sector per statistical region</i> issued annually.</li> <li>• <i>Bulletin of Statistics</i> issued quarterly.</li> <li>• <i>South African Statistics</i> issued annually.</li> </ul>
<b>Unpublished statistics</b>	<b>16</b>	In some cases Stats SA can also make available statistics which are not published. The statistics can be made available in one or more of the following ways: computer printouts, CD and diskette. Generally a charge is made for providing unpublished statistics.
<b>Rounding-off of figures</b>	<b>17</b>	The figures in the tables have, where necessary, been rounded off to the nearest digit shown. There may, therefore, be slight discrepancies between the sums of the constituent items and the totals shown.
<b>Pre-release policy</b>	<b>18</b>	Stats SA's pre-release policy may be inspected at its website, <a href="http://www.statssa.gov.za">www.statssa.gov.za</a>
<b>Symbols and abbreviations</b>	<b>19</b>	.. no meaningful percentage change between two specified periods available since either one or both of the totals are nil
	0	nil or figure too small to publish
	*	revised
	Stats SA	Statistics South Africa
	SIC	Standard Industrial Classification of all Economic Activities
	ISIC	International Standard Industrial Classification of all Economic Activities
	JBCC	Joint Building Contracts Committee
	CD	Compact Disc
	US	United States
	SARB	South African Reserve Bank
	DTI	Department of Trade and Industry

## Glossary

<b>Additions and alterations</b>	Additions and alterations include extensions to existing buildings as well as internal and external alterations of existing buildings.
<b>Blocks of flats</b>	Blocks of flats are regarded as high-density housing consisting of a number of self-contained dwelling-units, each with at least one living-room together with a kitchen and bathroom, conjoined to similar units in one building.
<b>Dwelling-house</b>	A dwelling-house refers to a free-standing, complete structure on a separate stand or a self-contained dwelling-unit, granny flat, on the same premises as an existing residence. Out-buildings and garages are included.
<b>Local government institutions</b>	Local government institutions include – <ul style="list-style-type: none"> <li>• District municipalities;</li> <li>• Metropolitan municipalities; and</li> <li>• Local municipalities.</li> </ul>
<b>Municipality</b>	Municipality is a generic term describing the “unit” of government in the local spheres responsible for local government in a geographically demarcated area and including district, metropolitan and local municipalities. A municipality is an institution consisting of a municipal council (elected political representatives) and municipal administration (appointed officials).
<b>District municipality</b>	District municipality means municipality that has municipal executive and legislative authority in an area that includes more than one municipality, and which is described in section 155(1) of the Constitution as a category C municipality (Refer to Local Government: Municipal Structure Act, 1998 (Act No. 117 of 1998)).
<b>Metropolitan municipality</b>	Metropolitan municipality means municipality that has municipal executive and legislative authority in an area that includes more than one municipality, and which is described in section 155(1) of the Constitution as a category A municipality (Refer to Local Government: Municipal Structure Act, 1998 (Act No. 117 of 1998)).
<b>Local municipality</b>	Local municipality means municipalities that share municipal executive and legislative authority in its areas with a district municipality within whose area it falls, that is described in section 155(1) of the constitution as a category B municipality.
<b>Non-residential buildings</b>	Non-residential buildings comprise factories, commercial, financial and other office buildings, as well as other buildings not used for residential purposes, such as churches, halls, clubs, schools and hospitals.
<b>Other residential buildings</b>	Other residential buildings include institutions for the disabled, boarding houses, old people’s homes, hostels, hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation, entertainment centres and casinos.
<b>Percentage change</b>	<p>When using monthly actual values, the percentage change is the change in actual values of building activities (building plans passed or buildings completed) of the relevant month compared with the actual values of building activities (building plans passed or buildings completed) of the same month in the previous year expressed as a percentage.</p> <p>When using annual actual values, the percentage change is the change in the actual values of building activities (building plans passed or buildings completed) of the relevant year compared with the actual values of building activities (building plans passed or buildings completed) of the previous year expressed as a percentage.</p> <p>When using seasonally adjusted values, the percentage change is the change in the seasonally adjusted values of building activities (building plans passed or buildings completed) of the relevant month compared with the seasonally adjusted values of building activities (building plans passed or buildings completed) of the previous month expressed as a percentage.</p>
<b>Reference period</b>	Reference period is one calendar month.

Residential buildings comprise dwelling-houses, flats, townhouses and other residential buildings.

**Townhouses**

Townhouses are multiple, medium-density dwelling-units and include cluster housing, group housing, simplexes, duplexes, triplexes and other similar dwelling-units which are usually grouped together, with one level of each unit on ground level. This excludes blocks of flats.

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