

THE 2005 CONSTRUCTION AREA

Quarter 3/2005

1. Background and Objective

The National Statistical Office has collected data on permitted area both new construction, and addition or alteration under the Municipal Act since 1966. The data use for calculating the National Account (Gross Fixed Capital Formation) and real estate information center.

Data presented are the permitted construction area in Q3/2005 (July - September 2005) in every province where are under the Construction Control Act : B.E. 2522

2. The summary of the construction area in Q3/2005, are as follows :

2.1 Number of permits and construction area

In Q3/2005, the number of permits of construction building were 46,332 persons with floor area of 15.26 million square metres. And number of permits for civil engineering construction were 8,401 persons. Whereas the total floor area of Car Park, Sport Ground, Petrol Station, Advertising Board etc, were 352,211 square metres. And the total length of Water Drain, Road, Fence/Wall etc, were 552,297 metres.

Table 1 Permitted number and floor area of new construction, addition or alteration by type of Construction.

Type of Construction.	Q3/2005	Percent Change	
		Q2/2005	Q3/2004
Construction Building			
- Number of Permits (person)	46,332	1.8	10.7
New Construction (percent)	98.0	0.1	-0.6
Addition or Alteration (percent)	2.0	-0.1	0.6
- Floor Area (sq.m.)	15,264,884	10.5	9.6
Civil Engineering Construction			
- Number of Permits (person)	8,401	12.6	32.7
New Construction (percent)	99.4	-0.1	0.3
Addition or Alteration (percent)	0.6	0.1	-0.3
- Floor Area			
Floor Area (sq.m.) ^{1/}	352,211	27.3	22.9
Length (metre) ^{2/}	552,297	-12.6	-12.2

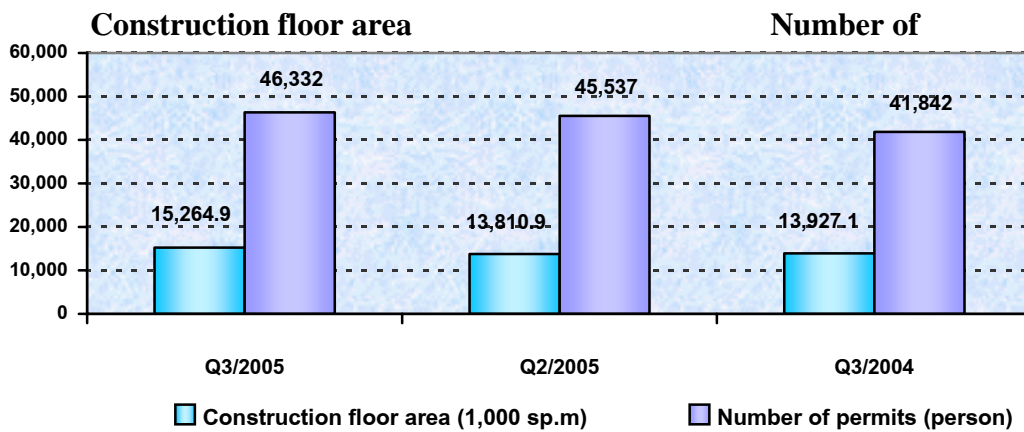
^{1/} Car Park, Sport Ground, Petrol Station, Advertising Board

^{2/} Dam, Water Drain, Road Bridge, Fence/Wall

The Number of permits in Q3/2005 was the new construction about 98.0 percent and those of addition or alteration construction was 2.0 percent.

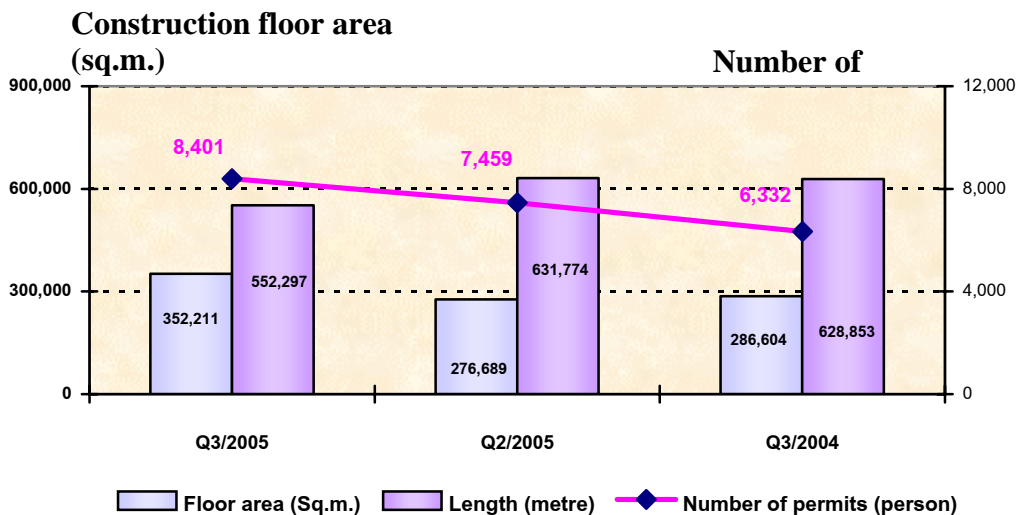
Comparing the permits number to the Q2/2005 it was found that it has increased about 1.8 percent and floor area has increased about 10.5 percent. If compare to the Q3/2004 it was found that both the number of permitted construction and floor area were increased 10.7 percent and 9.6 percent respectively.

Figure 1 Number of permits and floor areas of new construction building, addition or alteration of building between Q3/2005, Q2/2005 and Q3/2004



For the civil engineering construction, the number of permitted construction was increased by 12.6 percent from Q2/2005. Where floor area (such as Car Park, Sport Ground, Petrol Station and Advertising Board) was increased by 27.3 percent. And the length of the construction (such as Water Drain, Road, Fence/Wall) has decreased 12.6 percent. Comparing to the Q3/2004 it was found that the number of permitted construction was increased by 32.7 percent, and floor area was increased 22.9 percent, while the length has decreased 12.2 percent. (Table 1)

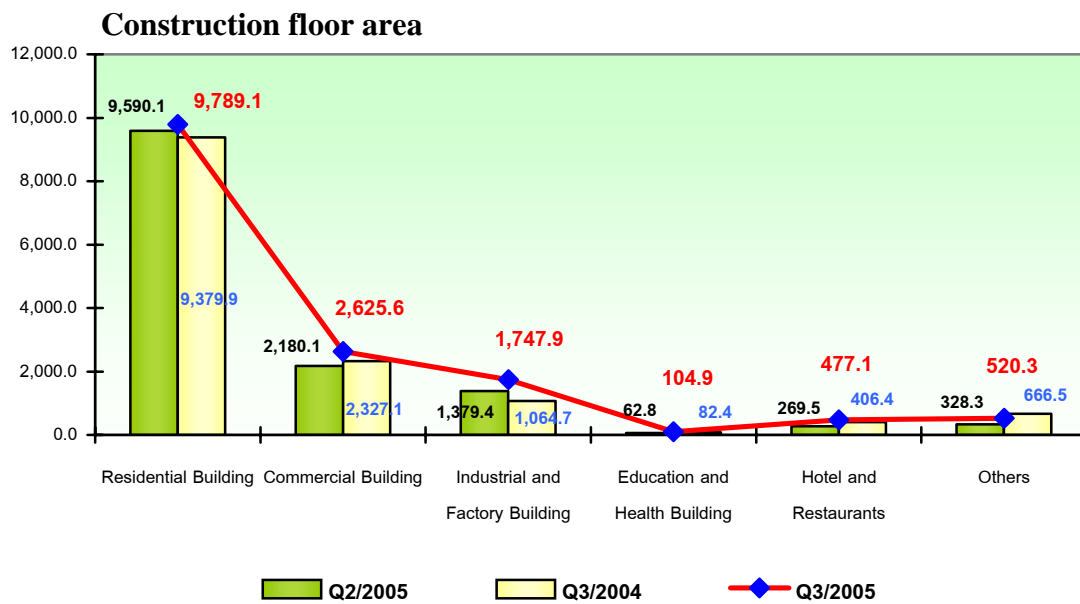
Figure 2 Number of permits and floor areas of new construction, addition or alteration of civil engineering construction between Q3/2005, Q2/2005 and Q3/2004



2.2 Type of construction building

Most of permitted construction building in Q3/2005 was the residential buildings with 9.79 million square metres of floor area. Followed by the commercial building with 2.63 million square metres. Industrial and factory building with 1.75 million square metres. Hotel and Restaurants with 477,070 square metres. Education and Health Building of floor areas permitted with 104,925 square metres.

Figure 2 Permitted floor areas of construction building by type of building between Q3/2005, Q2/2005 and Q3/2004



Comparing to the Q2/2005 it was found that, most of permitted construction floor area have increased, especially the construction for Hotel and Restaurants Building have increased by 77.1 percent and increased 17.4 percent from Q3/2004. The Education and Health Building have increased 67.0 percent from Q2/2005 and increased 27.3 percent from Q3/2004 (Table 2)

The number of civil engineering construction, most of them were water drain construction with 287,289 metres (52.0 percent), The civil engineering construction such as Fence/Wall was 136,908 metres (24.8 percent) of permitted. and 114,485 metres (20.7 percent) of Road. The floor area of Car Park has been permitted 197,732 square metres (56.1 percent) and Advertising Board are 49,697 square meters (14.1 percent).

Comparing to the Q2/2005 and Q3/2004 it was found that, the length of the civil engineering construction permitted have 12.6 percent decreased from Q2/2005 and 12.2 percent from Q3/2004. The floor area of the engineering construction has increased 27.3 percent from Q2/2005. And 22.9 percent from Q3/2004.

Table 2 Floor Area and Length of new construction building, Addition or alteration by type of Building and Construction

Type of Building and Construction	Q3/2005	Percent Change	
		Q2/2005	Q3/2004
Construction Building			Square metres
Total	15,264,884	10.5	9.6
Residential Building	9,789,052	2.1	4.4
Commercial Building	2,625,638	20.4	12.8
Industrial and Factory Building	1,747,934	26.7	64.2
Education and Health Building	104,925	67.0	27.3
Hotel and Restaurants	477,070	77.1	17.4
Others ^{1/}	520,265	58.5	-21.9
Civil Engineering Construction			
Length (meter)	552,297	-12.6	-12.2
Water Drain	287,289	-25.3	-23.2
Road	114,485	35.7	-13.1
Fence/Wall	136,908	-4.6	24.7
Others ^{2/}	13,615	-28.9	2.3
Floor Area (sq.m.)	352,211	27.3	22.9
Car Park	197,732	39.1	29.4
Sport Ground	11,416	1,015.9	229.6
Petrol Station	14,440	-69.8	-16.6
Advertising Board	49,697	157.8	-26.2
Others ^{3/}	78,926	18.7	72.9

Note : Data presented included those have not started the construction yet.

^{1/} Condominium, Sewerage Building, Water Supply and Filter Plant, Agricultural Building, Entertainment

^{2/} Bridge, Dam

^{3/} Foot path, Archway

Source : The Construction Area, July - September 2005, National Statistical Office