

THE 2008 CONSTRUCTION AREA

Quarter 1/2008

1. Background and Objective

The National Statistical Office has collected data on permitted area both new construction, and addition or alteration 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 under the Construction Control Act : B.E. 2522 in Q1/2008 (January - March 2008) in the nation.

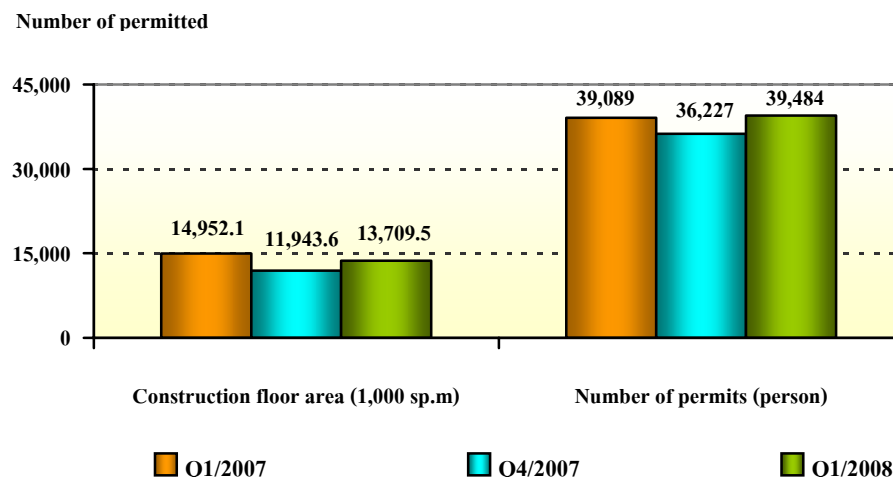
2. The summary are as follows :

2.1 Number of permits and construction area

In Q1/2008, the number of permitted of construction building were 39,484 with the floor area of 13.7 million square metres. The new construction was 97.7 % and those of addition or alteration construction was 2.3 %.

Comparing to the Q4/2007, the permitted number has increased about 9.0 % and the floor area has increased by 14.8 %. If compare to the Q1/2007, the number of permitted construction has increased about 1.0 % and consequently to the floor area was decreased by 8.3 %.

Figure 1 Number of permitted and floor areas of new construction building, addition or alteration of building between Q1/2007, Q4/2007 and Q1/2008



For the civil engineering construction, the number of permits of civil engineering construction were 4,972 persons, most of them (about 98.8 %) were new construction and 1.2 % was addition or alteration construction. In term of floor area such as the Car Park, Sport Ground, Petrol Station, Advertising Board, Swimming Pool etc, were totally 281,895 square meters. In term of the length of the engineering construction such as Water Drain, Road, Fence/Wall, Bridge, Dam etc, were totally 690,709 meters.

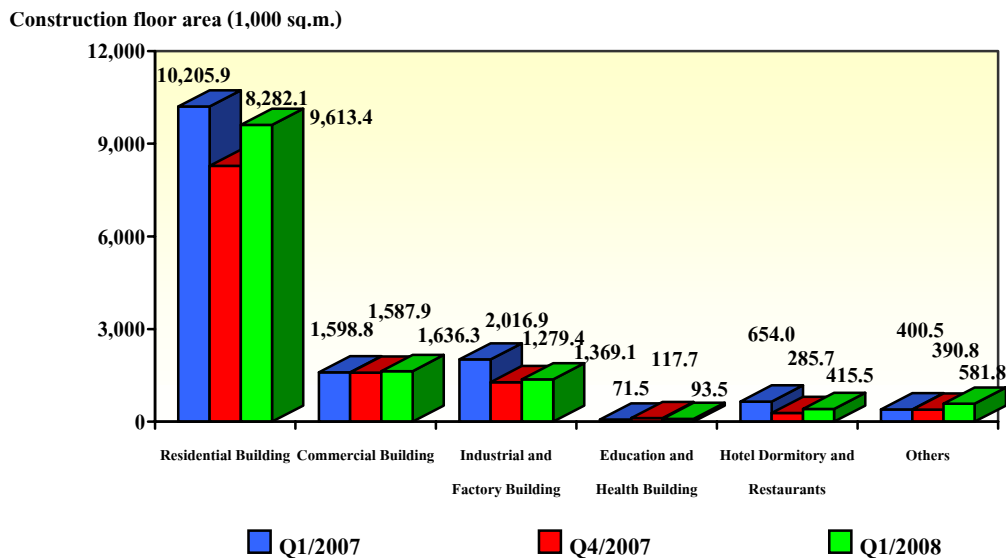
Comparing to the Q4/2007, the number of permitted construction was decreased by 1.0 %. The floor area has decreased 21.9 % whereas the length was increased 26.9 %. If compare to the Q1/2007 it was found that the number of permitted construction has decreased about 7.3 %. The floor area of the construction were decreased 31.6 % but the length of the construction decreased by 11.1 %.

2.2 Type of construction building

Most of permitted construction building in Q1/2008 was the Residential Buildings with 9.6 million square metres of floor area (70.1 %). Followed by the Commercial Building was 1.6 million square metres (11.9 %). Industrial and Factory Building was 1.4 million square metres (10.0 %). Hotel, Dormitory and Restaurants was 415,462 square metres (3.0 %). Education and Health Building was 93,446 square metres (0.7 %) of floor areas permitted.

Comparing to the Q4/2007, the overall permitted construction floor area have increased 14.8 %, especially the construction for Hotel , Dormitory and Restanrants was increased by 45.4 %. Followed by Residential Building was decreased by 16.1 %. But the construction for Education and Health Building was decreased by 20.6 %. If compare to the Q1/2007 it was found that the permitted construction floor area have decreased by 8.3 %.

Figure 2 Permitted floor areas of construction building by type of building between Q1/2007 , Q4/2007 and Q1/2008



For the civil engineering construction, most of them were Water Drain construction with 318,313 meters (46.1 %). The civil engineering construction such as Water Drain was 226,455 meters (32.8%) of permitted, and 127,903 meters (18.5 %) of Fence/Wall. In term of the floor area such as Car Park has been permitted 162,829 square meters (57.8 %) and Petrol Station were 32,030 square meters (9.0 %).

Comparing to the Q4/2008, it was found that the total length (meters) of civil engineering construction permitted have increased by 26.9 % but decreased 11.1 % from Q4/2006. The floor area of civil engineering construction has decreased about 21.9 % from Q3/2007 but decreased about 31.6 % from Q1/2007.