

THE 2006 CONSTRUCTION AREA

Quarter 2/2006

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 Q2/2006 (April - June 2006) in the nation.

2. The summary are as follows :

2.1 Number of permits and construction area

In Q2/2006, the number of permits of construction building were 39,593 with the floor area of 13.42 million square metres. And number of permits for civil engineering construction were 6,534. Whereas the total floor area of Car Park, Sport Ground, Petrol Station, Advertising Board etc, were 625,093 square metres. And the total length of Water Drain, Road, Fence/Wall etc, were 574,889 metres.

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

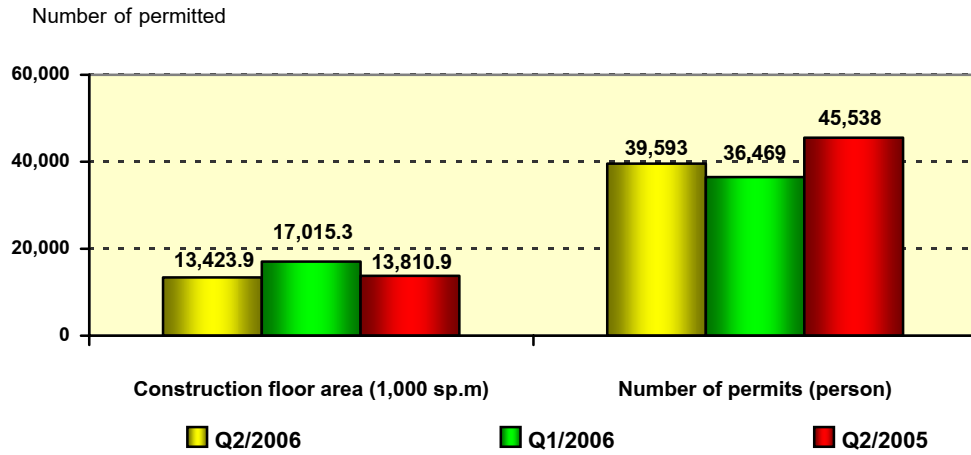
Type of Construction.	Q2/2006	Percent Change	
		Q1/2006	Q2/2005
Construction Building			
- Number of Permits (person)	39,593	8.6	-13.1
New Construction (percent)	98.1	-0.3	0.2
Addition or Alteration (percent)	1.9	0.3	-0.2
- Floor Area (sq.m.)	13,423,964	-21.1	-2.8
Civil Engineering Construction			
- Number of Permits (person)	6,534	31.6	-12.4
New Construction (percent)	99.5	0.3	-
Addition or Alteration (percent)	0.5	-0.3	-
- Floor Area			
Floor Area (sq.m.) ^{1/}	625,093	103.3	125.9
Length (metre) ^{2/}	574,889	5.1	-9.0

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

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

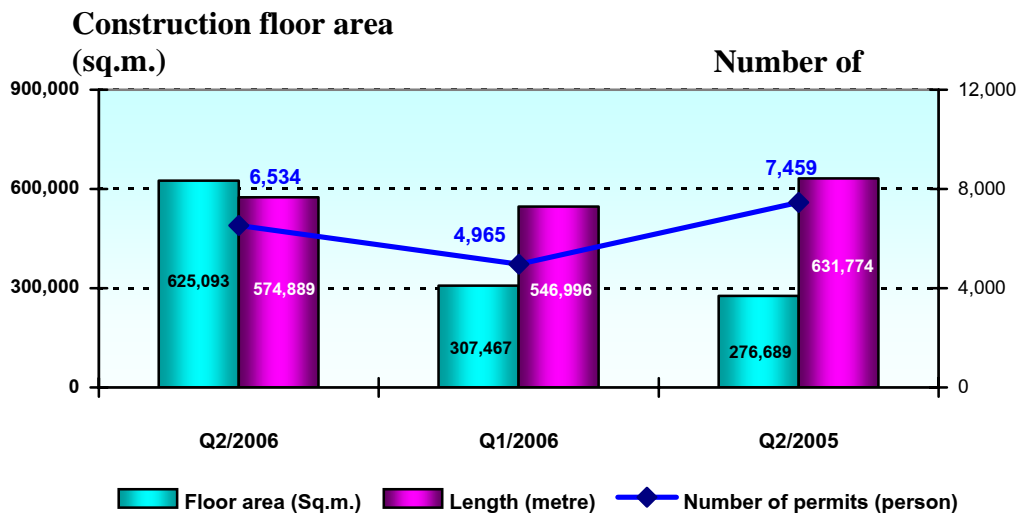
In Q2/2006 the number of permits of new construction about 98.1 % and those of addition or alteration construction was 1.9 %. Comparing to the Q1/2006, the permits number has increased about 8.6 % but the floor area has decreased about 21.1 %. If compare to the Q2/2005 it was found that the number of permitted construction and the floor area were decreased about 13.1 % and 2.8 % respectively. (Table 1)

Figure 1 Number of permits and floor areas of new construction building, addition or alteration of building between Q2/2006, Q1/2006 and Q2/2005



For the civil engineering construction, the number of permitted construction was increased by 31.6 % from Q1/2006, where the floor area such as Car Park, Sport Ground, Petrol Station and Advertising Board was increased by 103.3 %. And the length of the construction such as Water Drain, Road, Fence/Wall has increased 5.1 %. If compare to the Q2/2005 it was found that the number of permitted construction was decreased by 12.4 %, whereas the floor area was increased 125.9 %, but the length has decreased 9.0 %. (Table 1)

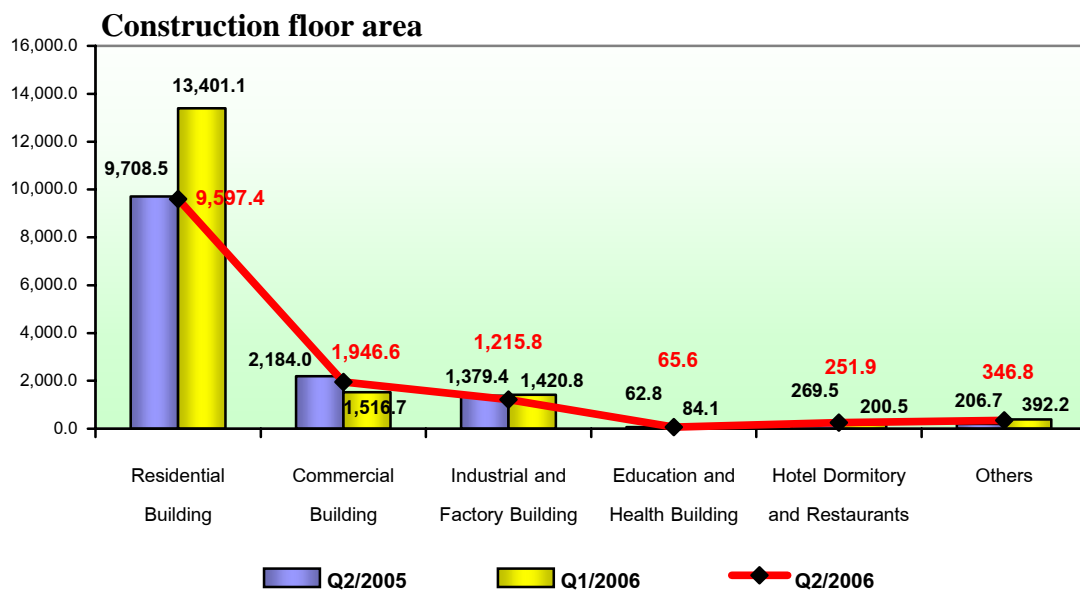
Figure 2 Number of permits and floor areas of new construction, addition or alteration of civil engineering construction between Q2/2006, Q1/2006 and Q2/2005



2.2 Type of construction building

Most of permitted construction building in Q2/2006 was the residential buildings with 9.60 million square metres of floor area (71.5 %). Followed by the commercial building with 1.95 million square metres (14.5 %). Industrial and factory building with 1.22 million square metres (9.1 %). Hotel and Restaurants with 251,906 square metres (1.9 %). Education and Health Building of floor areas permitted with 65,551 square metres (0.5 %). (Table 2)

Figure 3 Permitted floor areas of construction building by type of building between Q2/2005, Q1/2006 and Q2/2006



Comparing to the Q1/2006 and Q2/2005 it was found that, the permitted construction floor area have decreased, 21.1 % and 2.8 % respectively, especially the construction for Residential Building Building have decreased by 28.4 % from Q1/2006 and 1.1 % from Q2/2005. The commercial Building have increased 28.3 % from Q1/2006 but decreased 10.9 % from Q2/2005. And the Hotel Dormitory and Restaurants have increased 25.7 % from Q1/2006 but decreased 6.5 % from Q2/2005 (Table 2)

The number of civil engineering construction, most of them were water drain construction with 298,573 metres (51.9 %), The Road has 141,083 metres (24.5 %) of permitted, and 108,877 metres (18.9 %) of Fence/Wall. The floor area of Car Park has been permitted 307,754 square metres (49.2 %) and Petrol Station are 53,440 square meters (8.6 %).

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

Type of Building and Construction	Q2/2006	Percent Change	
		Q1/2006	Q2/2005
Construction Building			Square metres
Total	13,423,964	-21.1	-2.8
Residential Building	9,597,398	-28.4	-1.1
Commercial Building	1,946,551	28.3	-10.9
Industrial and Factory Building	1,215,754	-14.4	-11.9
Education and Health Building	65,551	-22.1	4.3
Hotel and Restaurants	251,906	25.7	-6.5
Others ^{1/}	346,804	-11.6	67.8
Civil Engineering Construction			
Length (metres)	574,889	5.1	-9.0
Water Drain	298,573	-4.8	-22.4
Road	141,083	1.7	67.2
Fence/Wall	108,877	25.8	-24.1
Others ^{2/}	26,356	225.3	37.5
Floor Area (sq.m.)	625,093	103.3	125.9
Car Park	307,754	38.0	116.6
Sport Ground	11,025	210.7	977.7
Petrol Station	53,440	318.6	11.8
Advertising Board	17,886	8.4	-7.2
Others ^{3/}	234,988	355.6	253.6

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

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

^{2/} Bridge

^{3/} Foot path, Archway

Source : The Construction Area, April - June 2006, National Statistical Office