

Building and Construction

11

Introductory text and technical notes	251
Table 11.1 Private building and construction firms with 20 or more persons engaged, 2000	255
Table 11.2 Private building and construction firms with 20 or more persons engaged	255
Table 11.3 Employment index for private firms with 5 or more persons engaged	255
Table 11.4 Annual housing indicators	256
Table 11.5 Public capital expenditure on housing	256
Graph <i>Housing indicators</i>	256
Table 11.6 Annual house building cost index	257
Table 11.7 Total planning permissions granted for dwellings	257
Table 11.8 Value of construction output at current prices	258-259



11

Building and Construction

- The number of new houses granted planning permission increased by 73% from 1996 to 2002.
- Planning Permissions granted for new apartments more than trebled from 1996 to 2002.
- The value of total construction output at current prices increased by 157.2% between 1996 and 2002.
- Turnover value and gross value added in firms with 20 or more persons engaged more than doubled between 1996 and 2002.
- Between 1996 and 2002 public capital expenditure on housing more than trebled.

Introduction

This chapter contains information on the construction sector. The information is drawn from the annual Census of Building and Construction and various short-term releases of the CSO as well as from publications of the Department of the Environment and Local Government.

Construction statistics are compiled by the CSO using inquiries to construction firms or, in the case of planning permissions data, to the planning authorities. The most detailed inquiry is the Census of Building and Construction, which is an annual census of medium and large firms designed to provide information on the structure of the sector.

A couple of short-term inquiries provide short-term indicators for the sector on employment, earnings and hours worked.

A measure of new orders in the sector is provided by the CSO inquiry on planning permissions.

These CSO inquiries are complemented by data published by the Department of the Environment and Local Government, which are derived partly from administrative sources. These data provide measures either in value or in quantities of the output of the sector.

The tables

Tables 11.1 and 11.2 from the Census of Building provide aggregates over a five year period with a sub-sector breakdown for the most recent year. The Census covers firms with 20 or more persons engaged.

Table 11.3 shows for private building firms with 5 or more persons engaged the trend in employment (in index number form).

Table 11.4 gives for recent years indicators of housing output such as dwellings completed, housing grants approved and new loans approved.

Table 11.5 shows for recent years the amount of public capital expenditure on housing.

Table 11.6 gives a price index for house building costs.

Table 11.7 gives data on planning permissions granted for new dwellings, both on the number of permissions and the numbers of houses and of apartments involved. It is derived from a quarterly CSO series.

Table 11.8 shows for a number of years the value of construction output broken down into various categories. This is taken from publications of the Department of the Environment and Local Government.

The results

Table 11.2 shows that turnover value and gross value added in firms covered by the Census more than doubled between 1996 and 2000. The number of persons engaged rose by 97.4% in the period.

House completions as illustrated in table 11.4 shows that the number of local authority houses completed between 1996 and 2000 did not vary much from year to year whereas in 2001 there was an increase of 54.5% over 2000 and in 2002 there was an increase of 18.2% over 2001. There was a constant increase in non-local authority house completions, from 30,132 in 1996 to 51,932 in 2002.

Between 1996 and 2002 public capital expenditure on housing, as described in table 11.5, more than trebled in value terms with an increase of 20% in 2002 over 2001.

The rise in the house building cost index is illustrated in table 11.6. The index rose by 47.7% between 1996 and 2002. In 2002 the index was 71.8% higher than in the base year 1991. This index relates solely to labour and material costs and does not include items such as overheads, profit, interest charges, land development etc. It should not be regarded as an index of house prices.

Planning permissions granted for new dwellings, as shown in table 11.7, increased by 64% from 12,016 in 1996 to 19,728 in 2002. However, there was a 16.5% decrease in the number of planning permissions granted for new dwellings in 2002. The number of new houses involved increased by 73% from 1996 to 2002, however, in 2002, there was a decrease of 15.8% in the number of houses granted permission. The number of new apartments involved more than trebled from 5,354 in 1996 to 18,259 in 2002.

Table 11.8 shows that at current prices the value of total construction output increased by 157.2% between 1996 and 2002 from €7,886 million to €20,284 million. The increase in new construction was 190% while that in repair and maintenance was 93.5%. In 2002 new non-residential accounted for 50.6% of total new construction and new residential accounted for the remaining 49.4%. Of the new residential construction the vast bulk is private residential construction. From 2001 to 2002 in new non-residential construction, there were very marked increases in Education, Energy and Local Authority services.

Production value

Production value represents the net selling value of work done during the year whether sold or not.

Intermediate consumption

This represents the value of building materials, fuel, industrial services and other goods and services used in production.

Gross value added

This is the difference between production value and intermediate consumption and represents the value added by firms.

NACE Activity classification

45.1

Site preparation, demolition and wrecking of buildings, earth moving, test drilling and boring.

45.2

Building of complete constructions or parts thereof; civil engineering, construction of highways, roads, water projects and other construction work involving special trades.

45.3

Building installation, installation of electrical wiring and fittings, insulation, plumbing and other installation.

45.4

Building completion, plastering, joinery installation, floor and wall covering, painting and glazing and other building completion.

45.5

Renting of construction or demolition equipment with operator.

Table 11.1 Private building and construction firms with 20 or more persons engaged, 2000

	Unit	NACE 45.1	NACE 45.2	NACE 45.3	NACE 45.4	NACE 45.5	Total
Number of firms	No.	16	341	113	38	16	524
Total employees	No.	825	21,947	8,674	1,009	549	33,003
Total persons engaged	No.	996	31,391	10,310	1,643	572	44,910
Wages and salaries	€000	33,285	956,059	303,642	37,653	14,147	1,344,787
Total labour costs	€000	38,679	1,110,407	341,628	41,619	16,565	1,548,897
Total turnover	€000	167,486	5,466,721	1,025,067	89,601	56,901	6,805,775
Total purchases (excluding VAT)	€000	98,839	1,430,368	497,435	31,668	24,300	2,082,609
Total value of stocks at end of year	€000	114,977	1,104,077	145,709	7,038	1,048	1,372,849
Total value of stock changes	€000	15,326	298,945	42,237	1,476	-106	357,878
Acquisition of capital assets	€000	4,958	307,447	14,791	1,433	13,046	341,676
Sales of capital assets	€000	474	31,261	2,601	62	909	35,307
Production value	€000	182,259	5,776,476	1,058,326	90,641	56,872	7,164,574
Intermediate consumption	€000	134,380	3,813,357	628,942	39,886	25,752	4,642,318
Gross value added	€000	47,879	1,963,119	429,383	50,755	31,121	2,522,256

Source: CSO

Table 11.2 Private building and construction firms with 20 or more persons engaged

	Unit	1996	1997	1998	1999	2000
Number of firms	No.	331	376	417	497	524
Total employees	No.	17,930	22,087	24,404	29,641	33,003
Total persons engaged	No.	22,748	29,214	33,300	40,162	44,910
Wages and salaries	€000	514,593	674,632	832,529	1,081,947	1,344,787
Total labour costs	€000	600,783	779,270	953,397	1,239,852	1,548,897
Total turnover	€000	2,798,350	3,608,451	4,745,455	5,608,109	6,805,775
Total purchases (excluding VAT)	€000	990,369	1,278,315	1,612,550	1,861,375	2,082,609
Total value of stocks at end of year	€000	430,360	545,109	710,166	944,111	1,372,849
Total value of stock changes	€000	64,763	113,608	81,803	212,306	357,878
Acquisition of capital assets	€000	95,012	138,718	264,590	248,785	341,676
Sales of capital assets	€000	14,458	13,887	105,485	31,589	35,307
Production value	€000	2,858,801	3,723,470	4,814,795	5,811,224	7,164,574
Intermediate consumption	€000	1,982,050	2,586,299	3,200,763	3,849,056	4,642,318
Gross value added	€000	876,752	1,137,172	1,614,032	1,962,167	2,522,256

Source: CSO

Table 11.3 Employment index for private firms with 5 or more persons engaged

Base year 1990=100

	1996	1997	1998	1999	2000	2001	2002
Annual Index	103.2	112.8	122.6	130.6	138.6	140.9	137.6

Source: CSO

Table 11.4 Annual housing indicators

	1996	1997	1998	1999	2000	2001	2002
Dwellings completed							
Number of local authority dwellings completed	3,593	3,388	3,256	3,488	3,155	4,875	5,763
Number of non-local authority dwellings completed	30,132	35,454	39,093	43,024	46,657	47,727	51,932
Total number of dwellings completed	33,725	38,842	42,349	46,512	49,812	52,602	57,695
Number of new house grants approved	10,931	10,574	10,023	9,469	10,203	10,913	12,564
Number of home improvement grants approved	753	715	825	1,082	1,181	1,280	1,089
Number of new loans approved	61,006	64,652	68,925	78,572	80,856	69,062	93,136

Source: Department of the Environment and Local Government

Table 11.5 Public capital expenditure on housing

	1996	1997	1998	1999	2000	2001	2002
€m							
House purchase and improvement loans and local authority grants	26.2	23.9	25.3	29.3	38.6	49.2	89.2
Grants from Department of the Environment	46.6	46.5	46.9	46.3	59.4	70.3	80.4
Local authority housing	285.6	311.8	341.8	401.6	613.16	969.9	1164.6
Shared ownership	63.5	54.7	63.7	141.7	149.4	204.3	200.0
Affordable housing				25.9	5.5	22.1	50.0
Other	5.0	5.0	6.3	7.6	11.6	12.6	13.1
Total	427.1	442.1	484.0	652.4	877.6	1,328.4	1,597.1

Source: Department of the Environment and Local Government

Housing indicators

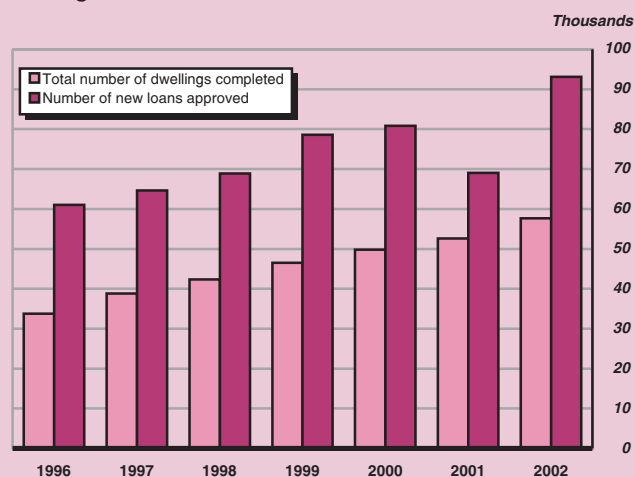


Table 11.6 Annual house building cost index*Base year 1991=100*

	1996	1997	1998	1999	2000	2001	2002
Annual Index	116.3	120.4	124.9	131.0	141.0	161.5	171.8

*Source: Department of the Environment and Local Government***Table 11.7 Total planning permissions granted for dwellings***Number*

	1996	1997	1998	1999	2000	2001	2002
Permissions for new dwellings	12,016	13,729	16,719	23,595	26,332	23,613	19,728
New houses for which planning permission was granted	29,510	29,762	39,958	63,795	73,828	60,666	51,055
New apartments for which planning permission was granted	5,354	7,298	7,431	12,801	17,415	17,780	18,259

Source: CSO

TABLE 11.6

TABLE 11.7

Table 11.8 Value of construction output at current prices

	€m						
	1996	1997	1998	1999	2000	2001	2002
Residential construction							
New private	2,203.8	2,938.3	3,878.7	4,937.9	5,948.0	6,663.8	6,529.7
New social housing	208.1	213.7	260.7	306.0	475.4	762.1	932.5
New voluntary	44.7	31.6	36.7	52.2	98.4	145.2	158.3
New local authority	163.4	182.1	224.0	253.8	377.0	616.9	774.2
Repair, maintenance and improvement (RMI)	1,742.2	1,903.7	2,018.2	2,680.7	3,073.0	3,528.4	3,406.9
RMI private	1,651.2	1,809.1	1,917.3	2,565.8	2,945.8	3,391.2	3,255.6
RMI social	91.0	94.6	100.9	114.9	127.2	137.2	151.3
Total residential	4,154.2	5,055.6	6,157.6	7,924.4	9,496.4	10,954.3	10,869.2
New non residential construction							
New private non residential construction							
Industry	402.8	565.5	709.1	643.1	768.4	871.4	666.7
Semi-state industry	18.0	33.8	55.9	58.0	45.6	69.9	71.6
Commercial							
Office development	279.6	447.5	628.1	785.2	1,020.7	1,146.0	818.2
Retail, wholesale	167.7	223.7	279.6	335.6	419.4	480.0	391.7
Agriculture	326.1	269.4	244.3	166.0	221.4	155.7	166.1
Tourism	251.4	433.6	584.7	798.3	691.6	392.6	312.6
Worship	1.5	1.1	3.2	1.0	5.7	3.6	13.4
Total	1,447.1	1,974.6	2,504.8	2,787.1	3,172.8	3,119.1	2,440.4
New productive infrastructure							
Roads	405.3	477.9	546.1	724.9	913.5	1,261.9	1,357.7
Water and sanitary services	150.3	192.1	223.5	348.2	493.8	547.5	537.6
Airport development	30.2	61.6	81.1	130.9	75.0	102.4	116.1
Ports and harbours	49.5	52.6	36.6	50.4	58.3	37.5	51.4
Energy	232.6	294.3	347.5	471.1	618.7	796.3	1,161.4
Transport	49.8	76.7	86.0	136.1	250.3	326.0	380.8
Telecommunications	56.5	63.1	118.7	225.4	174.2	193.6	103.7
Total	974.4	1,218.3	1,439.4	2,086.9	2,583.8	3,265.1	3,708.6
New social infrastructure							
Education	163.4	196.1	231.4	311.5	390.4	440.6	659.9
Health	126.3	124.2	105.4	161.6	199.5	231.5	303.2
Public buildings	79.5	101.1	135.4	167.2	219.7	331.6	331.9
LA services	10.4	24.8	24.8	21.8	45.1	96.8	190.7
Gaeltacht	0.4	3.3	5.3	7.9	13.7	17.9	15.7
Total	379.9	449.4	502.2	670.0	868.4	1,118.3	1,501.4
Total new non residential	2,801.6	3,642.2	4,446.5	5,544.0	6,624.9	7,502.6	7,650.3

Table 11.8 Value of construction output in current prices (continued)

€m

	1996	1997	1998	1999	2000	2001	2002
Non residential repair and maintenance							
Private non residential							
Industry	76.6	90.9	103.5	116.9	133.2	115.6	114.9
Semi-state industry	14.7	13.6	17.8	18.8	22.7	22.3	24.3
Commercial	115.2	130.2	164.2	200.9	240.1	271.7	285.4
Office development	72.0	86.7	113.6	140.7	170.1	191.5	193.0
Retail, wholesale	43.2	43.4	50.5	60.2	70.0	80.2	92.4
Agriculture	74.3	74.2	69.3	77.4	76.6	66.9	75.3
Tourism	50.3	86.7	116.9	127.0	138.3	78.5	62.5
Worship	19.3	19.6	18.4	21.8	36.3	36.0	55.6
Total	350.3	415.2	490.1	562.8	647.3	591.0	618.0
Productive infrastructure							
Roads	151.0	158.3	154.8	183.2	203.9	255.5	259.1
Water and sanitary services	110.3	119.4	131.0	144.5	152.4	172.2	194.0
Airport development	14.0	14.6	18.2	17.4	21.0	21.0	22.7
Ports and harbours	0.5	1.0	0.4	2.5	1.0	0.9	2.8
Energy	49.1	48.9	56.1	58.5	56.6	44.1	74.0
Transport	36.1	37.7	42.4	59.0	55.1	63.0	159.1
Telecommunications	6.1	5.2	24.9	34.4	45.7	51.6	36.5
Total	367.0	385.1	427.9	499.8	535.4	608.1	748.2
Social infrastructure							
Education	74.4	88.8	93.3	114.9	151.1	168.4	166.8
Health	70.2	88.5	101.8	99.2	106.5	124.7	127.0
Public buildings	49.8	52.2	88.5	64.6	71.5	91.8	83.3
LA services	18.9	32.4	31.2	31.2	18.3	23.5	21.2
Total	213.2	261.9	314.9	309.9	347.3	408.5	398.3
Total non residential repair and maintenance	930.5	1,062.1	1,232.9	1,372.5	1,530.2	1,607.6	1,764.5
New construction output	5,213.4	6,794.1	8,585.8	10,787.8	13,048.4	14,928.4	15,112.6
Repair and maintenance	2,672.7	2,965.9	3,251.2	4,053.2	4,603.2	5,136.1	5,171.4
Total construction output	7,886.1	9,760.0	11,837.0	14,841.0	17,651.5	20,064.5	20,284.0

Source: Department of the Environment and Local Government

TABLE 11.8

