



# SPECIAL RELEASE

## Q1 2018 PRIVATE CONSTRUCTION

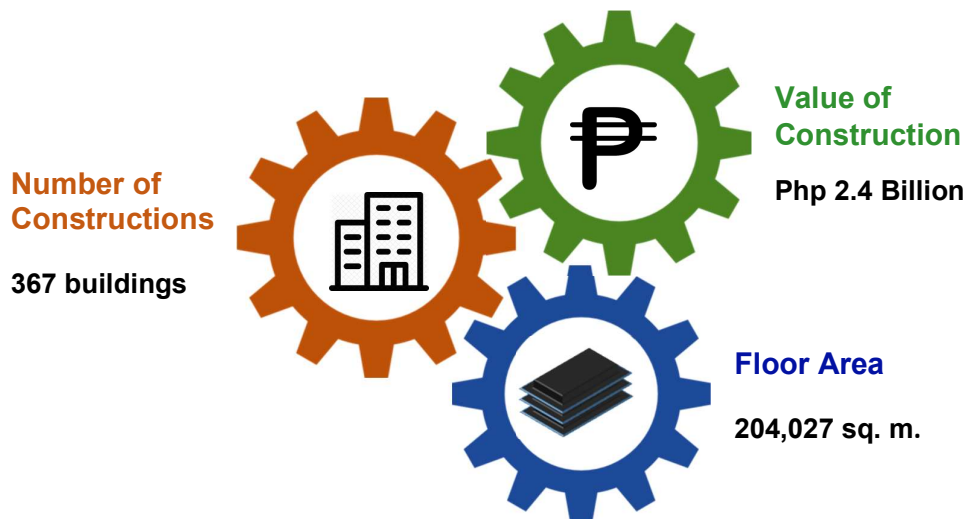
Date of Release: November 7, 2018  
Reference No. SR 2018-30

Private construction statistics from approved building permits relate to data on new constructions and additions, alterations and repairs of existing residential and nonresidential buildings, and other structures undertaken in all cities/municipalities of the country.

### CAR contributes 1.0 percent to the Philippine private construction

- The contribution of constructions of buildings in the region increased to 1.0 percent to the country's total building constructions in the first quarter of 2018 compared to the region's share of 0.7 percent during the same quarter of 2017.
- The total number of private constructions in CAR in the first quarter of 2018 increased to 367 buildings, an increase of 46.0 percent from the 251 buildings constructed in the same quarter in 2017.

**Figure 1. Number, Floor Area and Value of Constructions, CAR: Q1 2018**



Source: Philippine Statistics Authority

#### 4 in 5 buildings constructed are in Benguet

- Benguet including Baguio City remains to be the top province with the most number of buildings constructed. These constructions had a total floor area of 145,224 sq.m. with total value of PHP1.9 billion. Apayao followed with 59 buildings constructed valued at PHP34.0 million and Kalinga with 29 buildings valued at PHP65.0 million.
- The provinces with few buildings constructed in the first quarter of 2018 were Ifugao (12), Abra (4), and Mt. Province (1). Despite one of least number of constructions, the province of Ifugao spent PHP310 million for building constructions, much higher than Apayao and Kalinga.

**Table 1. Number, Floor Area and Value of Constructions by Province, CAR: Q1 2018**

Country/ Region/ Province	Number		Floor Area (sq. m.)		Value (Php 1,000)	
	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018
<b>Philippines</b>	<b>35,101</b>	<b>36,002</b>	<b>7,675,349</b>	<b>8,569,328</b>	<b>76,605,109</b>	<b>101,729,310</b>
CAR	251	367	64,077	204,027	752,506	2,414,554
Abra	5	4	690	675	620,772	8,822
Apayao	48	59	3,666	4,267	6,727	33,968
Benguet	149	262	49,464	145,224	17,203	1,995,055
Ifugao	21	12	2,544	47,536	77,115	310,448
Kalinga	27	29	7,099	6,119	5,199	65,021
Mountain Province	1	1	614	206	25,491	1,240

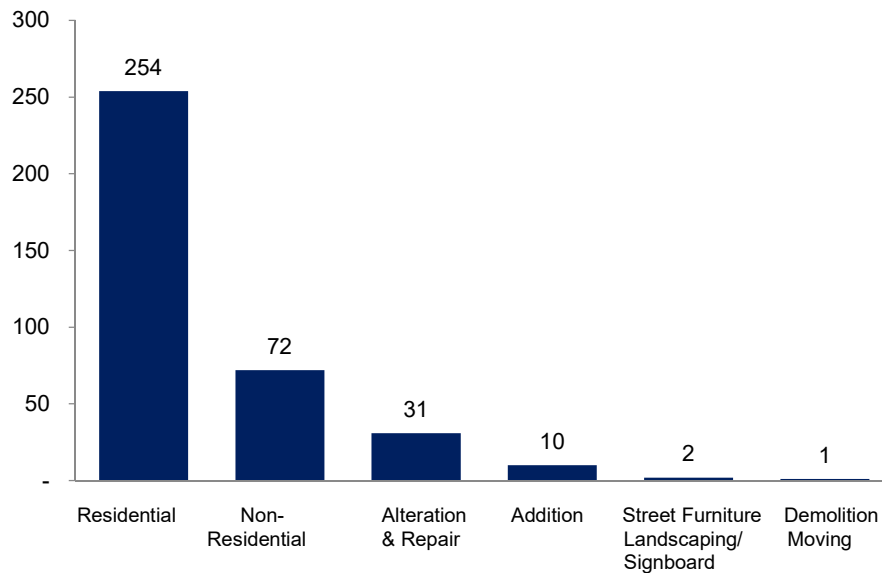
Source: Philippine Statistics Authority

#### Most of the new buildings are for dwelling purposes

- All types of constructions increased in the first quarter of 2018. These were residential, non-residential, addition, alteration and repair, demolition/moving, and street furniture/landscaping/signboard.
- The residential constructions or buildings for dwelling purposes had the biggest share with 69.2 percent of the total number of private building constructions in the region during the first quarter of 2018. The constructions were valued at PHP1.2 billion with total floor area of 96,421 sq.m.

- The non-residential constructions shared 19.6 percent of the total building constructions in 2018 with a total area of 103,172 sq.m. and valued at PHP1.0 billion.
- Additions to existing structures made up 2.7 percent. Alteration and repair of structures comprised 8.4 percent. Meanwhile, demolition/moving and street furniture/landscaping/signboard constructions shared 0.3 percent and 0.5 percent, respectively.

**Figure 2. Number of Constructions by Type, CAR: Q1 2018**



Source: Philippine Statistics Authority

### **Additional single-occupancy houses built**

- Out of the total residential buildings constructed in the region, 240 were designed for single occupancy. These constructions were valued at PHP704 million with a total area of 53,834 sq.m. About three of five of these houses were built in Baguio-Benguet area.
- More duplex/quadruplex, apartment/accessoria, and residential condominium were constructed in Benguet and Baguio City in the first quarter of 2018. No house of these types of occupancy was built in other provinces during the reference period.

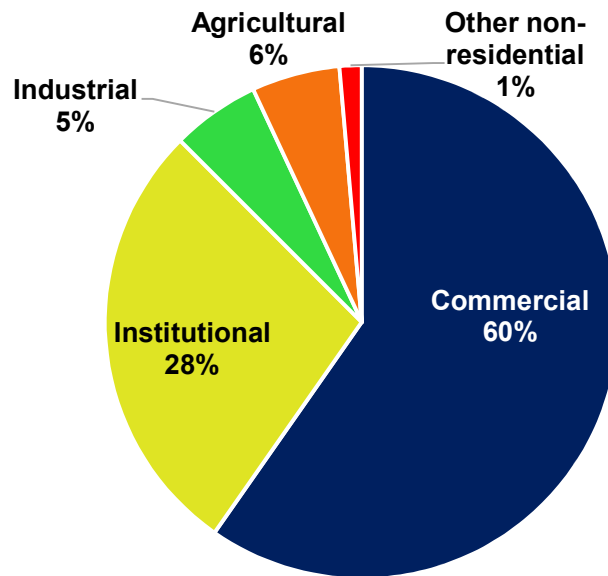
### Commercial building leads non-residential construction

- Non-residential buildings consist of commercial buildings, industrial buildings, institutional, agricultural, and other non-residential construction.

Out of the 72 non-residential buildings constructed in the region, 43 were commercial buildings that was valued at PHP1.0 billion. These new buildings include stores (27), hotel/motels (5), bank (1), and other commercial buildings (10). These commercial buildings were mostly built in Baguio-Benguet.

- Institutional buildings came next with 20 buildings constructed with a total value of PHP114 million. Twelve new school projects were approved in the provinces of Benguet, Ifugao, Kalinga, and Mt. Province and constructions of these schools were valued at PHP90.9 million.
- One church was built in Kalinga province with a project cost of PHP457 thousand. Two hospital projects were approved for construction in Benguet and Kalinga valued at PHP5.1 million.
- Both industrial and agricultural buildings had four building projects amounting to PHP333 million and PHP1.2 million, respectively.

**Figure 3. Percent Distribution of Non-Residential Constructions by Type, CAR: Q1 2018**



Source: Philippine Statistics Authority

**VILLAFE P. ALIBUYOG**  
Regional Director

## Technical Notes

**Building** refers to any independent, free-standing structure comprised of one or more rooms or other spaces, covered by a roof and enclosed with external walls or dividing walls, which extend from the foundation to the roof.

**Residential building** is a building for which its major parts or more than half of its gross floor area is built for dwelling purposes.

**Apartment** is a structure, usually of two storeys, made up of independent living quarters, with independent entrances from internal walls and courts.

Accesoria is a one or two-floor structure divided into several dwelling units, each dwelling unit having its own separate entrance from the outside.

**Residential condominium** is a structure, usually of several storeys, consisting of multiple dwelling units.

**Commercial buildings** refer to office buildings and all buildings which are intended for use primarily in wholesale, retail and service trades; i.e. stores, hotels, restaurants, banks, disco.

**Industrial buildings** are all buildings used to house the production, assembly and warehousing activities of industrial establishments; i.e. factories, plants, mills, repair shops, machine shops, printing press, storage plant, electric generating plants.

**Institutional buildings** are buildings which primarily engaged in providing educational instructions and hospital/health care; ports, airports and other government buildings; i.e. school, museums, libraries, sanitarium, churches, hospitals.

**Agricultural buildings** are buildings used to house livestock, plants and agricultural products such as barn, poultry house, piggeries, stables, greenhouses and grain mill.

**Other non-building constructions** include cemetery structures, street furniture, waiting sheds, communication towers, etc.

**Addition** refers to any new construction which increases the height or area of an existing building/structure.

**Alteration** is a construction in a building/structure involving changes in the materials used, partitioning and location/size of openings, structural parts, existing utilities and equipment but does not increase the overall area thereof.

**Repair** is a remedial work done on any damaged or deteriorated portion/s of a building/structure to restore its original condition.

**Demolitions** refer to the systematic dismantling or destruction of a building/structure or in part.

**Street furnitures** are street structures consisting of monuments, waiting sheds, benches, plant boxes, lampposts, electric poles and telephone poles.

**Floor area of building** refers to the sum of the area of each floor of the building measured to the outer surface of the outer walls including the area of lobbies, cellars, elevator shafts and all communal spaces in multi-dwellings. Areas of balconies are excluded.

**Total value of construction** refers to the sum of the cost of building, electrical, mechanical, plumbing, and others.

---