

REPUBLIC OF THE PHILIPPINES

**PHILIPPINE STATISTICS AUTHORITY**

NATIONAL CAPITAL REGION IV (CALOOCAN, MALABON, NAVOTAS, VALENZUELA)



**BAGONG PILIPINAS**

## SPECIAL RELEASE

### PRIVATE BUILDING CONSTRUCTION STATISTICS: National Capital Region Provincial Statistical Office IV (NCR PSO IV-CAMANAVA): June 2023-2022

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Reference No. 2023-SR-023

This special release presents data on construction statistics from approved building permits of National Capital Region Provincial Statistical Office IV, (NCR PSO IV- Caloocan, Malabon, Navotas and Valenzuela) for the month of June 2023. Figures are based on the preliminary results of the tabulated data from collected approved building permits.

#### Number of Building Permit Decreased to 19.49 percent

The total number of approved building permits in the NCR PSO IV (CAMANAVA) was recorded at 219 during the month of June 2023 this number represents a decrease of 19.49 percent compared to 272 with the same month of 2022. On the other hand, total value of construction projects during the month of June 2023 went down by 8.82 percent to PHP672,915 from PHP737,989 of the same month in 2022.

Across the country, NCR PSO IV (CAMANAVA) contributed 2.01 percent to the total number of approved building permits and 2.47 percent to the total value of construction projects during the month of June 2023 while within the National Capital Region, the Provincial Statistical Office IV (CAMANAVA) contributed 40.18 percent to the number of approved building permits and 26.75 percent to the total value of construction during the month of June 2023. (Table 1.)

Table 1. Number, Floor Area and Value of Building Construction by City, NCR PSO IV (CAMANAVA): June 2023 and 2022

City	June 2023 <sup>P</sup>			June 2022		
	Number	Floor Area (sq. m.)	Value (P1,000)	Number	Floor Area (sq. m.)	Value (P1,000)
(1)	(2)	(3)	(4)	(5)	(6)	(7)
Philippines	10,876	2,102,651	27,296,396	12,859	2,830,179	32,030,749
National Capital Region	545	161,870	2,515,434	870	266,712	4,612,669
NCR PO IV (CAMANAVA)	219	65,850	672,915	272	77,540	737,989

Source: Private Construction Statistics, Industry Statistics Division, PSA

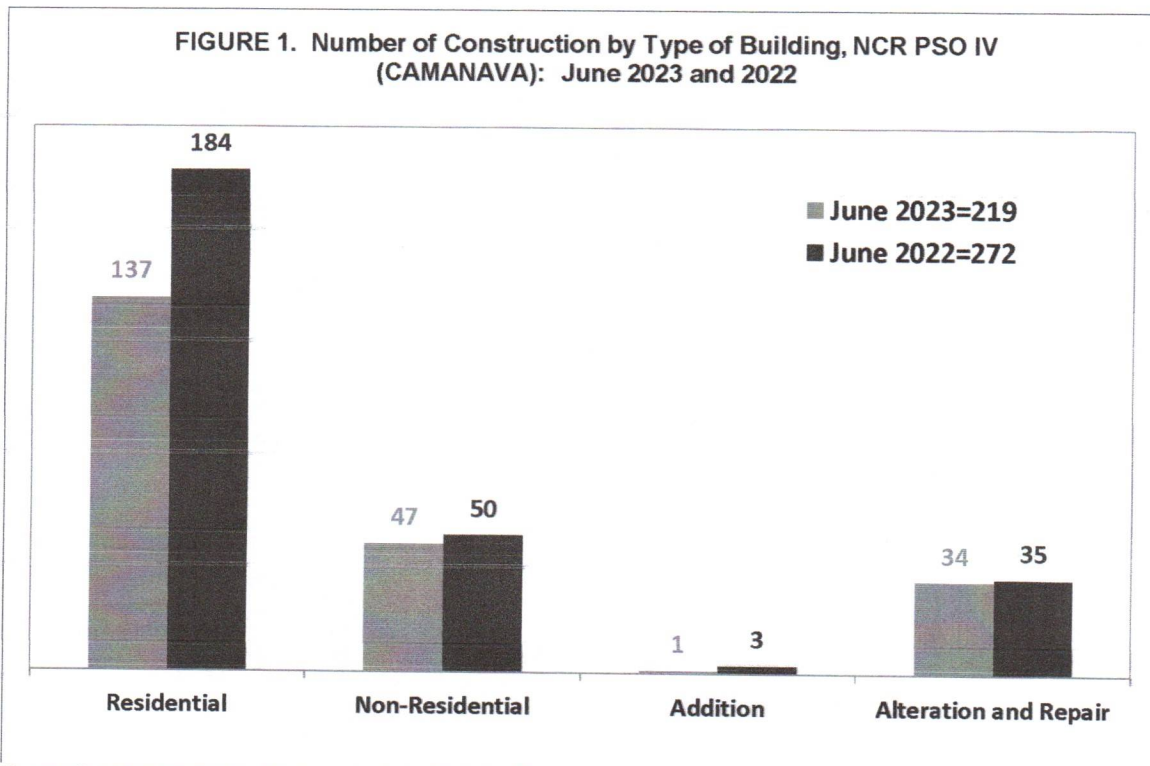


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## Number of Construction Decreases

Residential constructions went down by 25.54 percent to 137 from 184 reported during the same period of June 2022. Likewise, non-residential constructions went down by 6.00 percent to 47 from 50 construction projects reported in the month of June 2022. Additions to existing structures showed a decreased of 66.67 percent to 1 from 3 in the same month of 2022, Alterations and repair with 34 projects went down by 2.86 percent compared to 35 projects during the same month of 2022.

Figure1 shows the comparison in the number of approved building permits by type of building in the NCR PSOIV (CAMANAVA) during the month of June 2023 and 2022



Source: Private Construction Statistics, Industry Statistics Division, PSA

## Value for Residential Building Construction Decreases

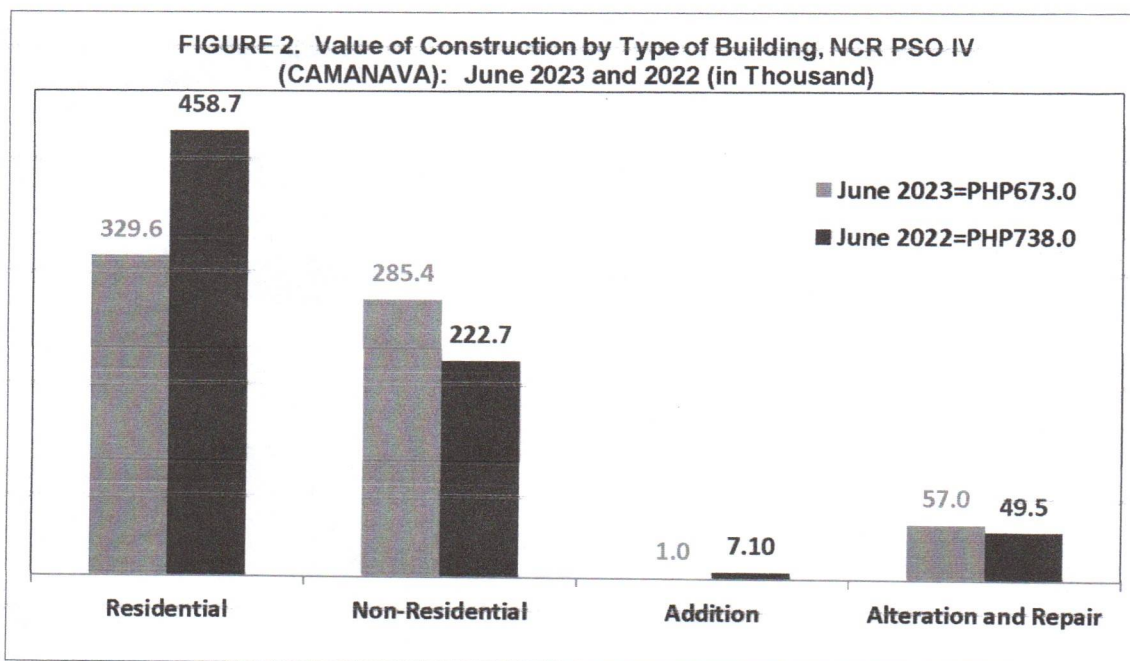
The value of construction for residential buildings estimated at PHP329,555 thousand decreased by 28.14 percent from PHP 458.7 thousand recorded during the same month of 2022. Likewise, value of non-residential construction increased by 28.15 percent to PHP285.4 thousand from PHP222.7 thousand during the same period of 2022. While Value of additions to existing structures decreased by 85.92 percent to PHP1.0 thousand from PHP 7.1 thousand posted on the same month in 2022. Alterations and repairs amounting to PHP57.0 thousand increased by 15.15 percent from PHP49.5 thousand reported in the same period of 2022.

Figure 2 shows the comparison in the value of approved building permits by type of building in the NCR PSO IV (CAMANAVA) during the month of June 2023 and 2022



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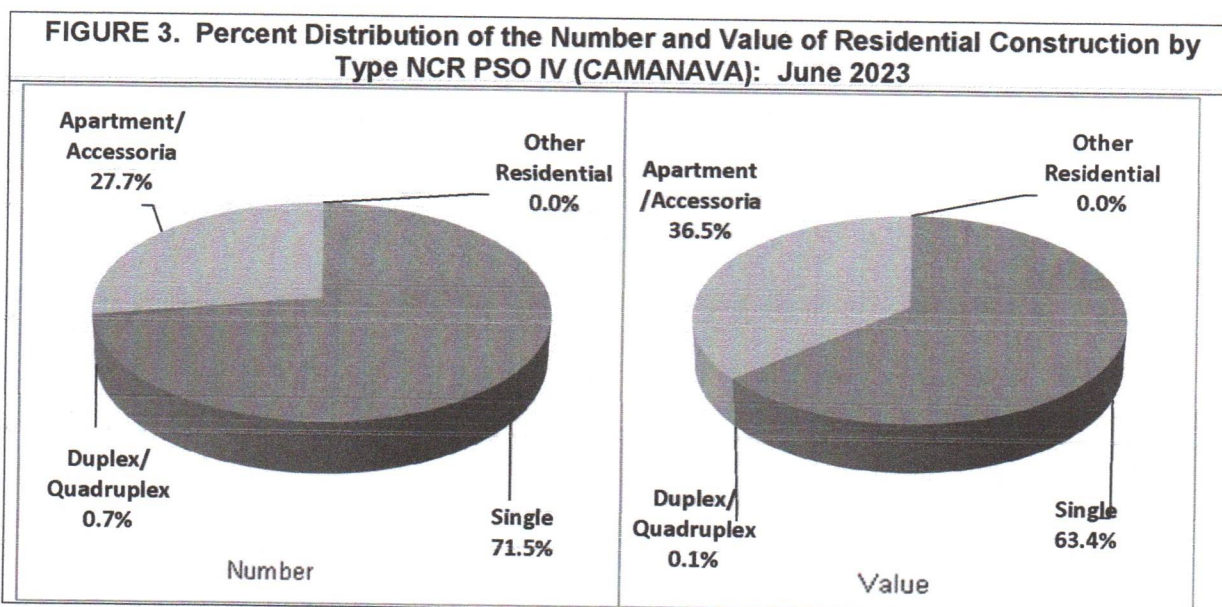


Source: Private Construction Statistics, Industry Statistics Division, PSA  
 Details of floor area and value may not add up to their respective totals due to rounding)

### Single type of residential building dominated all other types of residential building constructions

Among residential constructions, single type recorded the greatest number of projects with 98 representing 71.5 percent of the total. Total value of construction for this type amounted to PHP 208.9 thousand has the greatest share of 63.4 percent to the gross value of PHP 329.6 thousand.

Figure 3 shows the percentage distribution of the number and value of residential construction by type in the NCR PSO IV (CAMANAVA) for June 2023.



Source: Private Construction Statistics, Industry Statistics Division, PSA  
 Details of floor area and value may not add up to their respective totals due to rounding

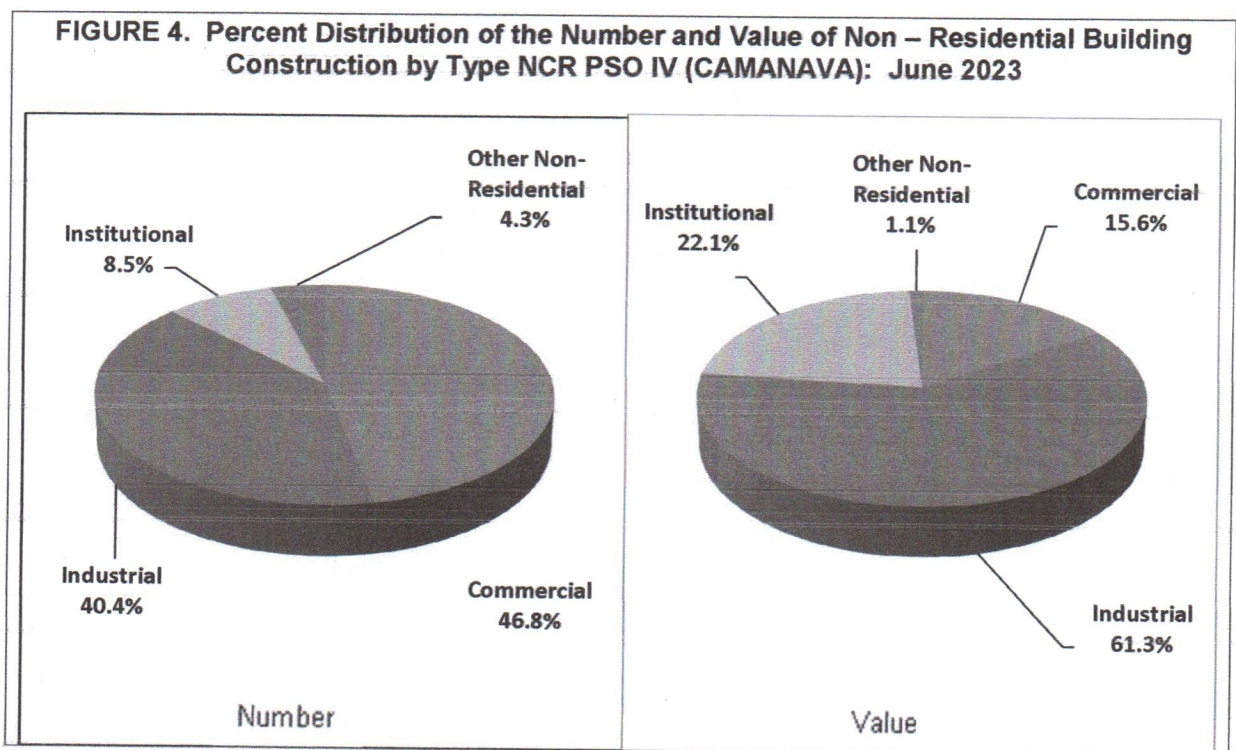


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## Commercial Type of Building registers the highest among Non-residential Building Constructions

Among the non-residential building constructions, commercial type dominated all other types of non-residential constructions with 22 projects or 46.8 percent of the total. Construction value of for this type amounted to PHP44.5 thousand or 15.6 percent share of the total value Industrial type of buildings ranked second with 19 projects or 40.4 percent of the total with construction value amounted to PHP174.9 thousand. Other Nonresidential construction with two 2 projects recorded 4.3 percent of the total number while the value of PHP3.1 thousand contributed 1.1% of the total value 285.4 thousand for June 2023.

Figure 4 shows the percentage distribution of the number and value of non- residential construction by type in the NCR PSO IV (CAMANAVA) for June 2023



Source: Private Construction Statistics, Industry Statistics Division, PSA



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**Table 2. Number, Floor Area, Value and Average Cost per Floor Area of Building Construction by Type, NCR PSO IV (CAMANAVA): June 2023 and June 2022**

Type of building	June 2023 <sup>P</sup>				June 2022			
	Number	Floor Area	Value	Ave. Cost per Floor area	Number	Floor Area	Value	Ave. Cost per Floor area
		(Sq. m)	(P1,000)			(Sq. m)	(P1,000)	
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)
<b>Total</b>	219	65,850	672,915	10.22	272	77,540	737,989	9.52
<b>Residential</b>	137	28,309	329,555	11.64	184	49,577	458,716	9.25
Single	98	18,049	208,931	11.58	143	35,469	323,437	9.12
Duplex/ Quadruplex	1	101	431	4.27	1	170	3,450	20.29
Apartment and Accesoria	38	10,159	120,193	11.83	40	13,938	131,829	9.46
Other Residential	-	-	-	-	-	-	-	-
<b>Non-Residential</b>	47	37,417	285,351	7.63	50	27,046	222,680	8.23
Commercial	22	4,894	44,456	9.08	28	14,230	137,651	9.67
Industrial	19	23,667	174,866	7.39	9	10,485	62,867	6.00
Institutional	4	8,856	62,925	7.11	7	2,331	15,674	6.72
Other Non-Residential	2	-	3,104	-	6	-	6,488	-
<b>Addition</b>	1	124	1,032	8.32	3	917	7,056	7.69
<b>Alteration and Repair</b>	49	-	234,925	-	38	-	49,537	-

Source: Private Construction Statistics, Industry Statistics Division, PSA

## Explanatory Notes

### Scope and Coverage

Private construction statistics from approved building permits relate to new constructions and additions, alterations and repairs of existing residential and non-residential buildings and other structures undertaken in all regions/provinces of the country. Presented in this special release were data from NCR PSO IV (CAMANAVA).

### Source of Information

Data are taken from the original applications of approved building permits collected by PSA field personnel from the Offices of Local Building Officials.

### Limitations:

1. Data on private building constructions refer to those proposed to be constructed during the reference period and not to construction work completed during the reference period.
2. The completeness of the number of building permits collected relies on the approval of applications filed with the Office of Local Building Officials (LBOs). Hence, private building constructions without approved building permits are excluded in the tabulation of data.



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## Definition of Terms:

**Building Permit**-A written authorization granted by the Local Building Official (LBO) to an applicant allowing him to proceed with the construction of a specific project after plans, specifications and other pertinent documents have been found to be in conformity with the National Building Code (PD 1096).

**Building**-Any independent, freestanding 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.

**Construction**-All on-site work done from site preparation, excavation, foundation, assembly of all the components and installation of utilities and equipment of buildings/structures.

**Residential Building**-A building for which its major parts or more than half of its gross floor area is built for dwelling purposes. This type of building can be of the single type, duplex, an apartment and/or accessoria and residential condominium.

**Single House**-A complete structure intended for a single family or household, i.e. bungalow, 2-storey house, nipa hut.

**Duplex**-A structure intended for two households, with complete living facilities for each; it is a single structure divided into two dwelling units by a wall extending from the floor to the ceiling.

**Apartment**-A structure, usually of two storeys, made up of independent living quarters, with independent en-trances from internal walls and courts.

**Accessoria**-A one or two-floor structure divided into several dwelling units, each dwelling unit having its own separate entrance from the outside.

**Residential Condominium**-A structure, usually of several storey's, consisting of multiple dwelling units.

**Other residential constructions**-Consist of school or company staff houses, living quarters for drivers and maids and guardhouses.

**Non-Residential Building**-This type includes commercial, industrial, agricultural and institutional buildings.

**Commercial Buildings**-Office buildings and all buildings that are intended for use primarily in wholesale, retail and service trades; i.e. stores, hotels, restaurants, banks, disco houses, etc.

**Industrial Buildings**-All buildings which are 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.



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**Institutional Buildings** - All buildings that are 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** - All buildings, which are used to house live stocks, plants and agricultural products such as barn, poultry house, piggeries, stables, greenhouses and grain mill.

**Other Non-Buildings Constructions** - These include cemetery structures, street furniture, waiting sheds, communication towers, etc.

**Addition** - Any new construction that increases the height or area of an existing building/structure.

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

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

**Demolitions** - The systematic dismantling or destruction of a building/structure or in part.

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

**Floor Area of Building** - 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** - The sum of the cost of building, electrical, mechanical, plumbing and others. The value is derived from the approved building permit and represents the estimated value of the building or structure when completed.

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