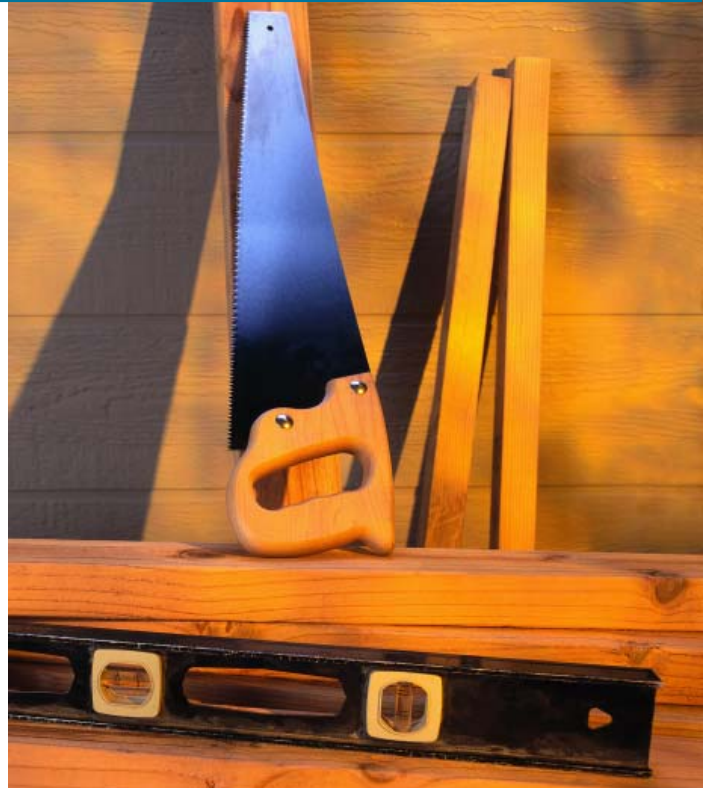


# RENOVATION DETAILED TABLES

St. John's



CANADA MORTGAGE AND HOUSING CORPORATION

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# METHODOLOGY

The Renovation and Home Purchase Survey was conducted in March of 2007.

## **How do we define households who performed renovations in 2006?**

Homeowner households who completed renovations on their primary residence in 2006, spending any amount, are deemed to have performed renovations last year.

## **How do we define households who intend to renovate in 2007?**

Homeowner households who identified that they had commenced renovations of \$1,000 or more in 2007 or plan to commence renovations of \$1,000 or more in 2007 are considered to be renovation intenders. Intenders are divided into three categories – those having very high confidence that they will renovate their home in 2007, those having high confidence that they will renovate their home in 2007, and those having low confidence that they will renovate their home in 2007. Those that have already started renovations are classified as having a very high intention of renovating. Characteristics are only gathered from those households that have a high or very high intention of renovating.

## **How do we define households who purchased a home in 2006?**

All households who signed a final purchase agreement in 2006 are classified as home purchasers.

## **How do we define households who intend to purchase a home in 2007?**

All households who signed a final purchase agreement in 2007 or indicated that they are intending to buy home in 2007 are considered home purchase intenders. Intenders are asked if this intention is very high, high, or low. Households who have signed a final purchase agreement in 2007 are deemed to have a very high intention of purchasing a home. Characteristics are only gathered from those households that have a high or very high intention of purchasing a home.

## **Sample and geographic coverage**

The Renovation and Home Purchase Survey was conducted in the Census Metropolitan Areas of St. John's, Halifax, Québec, Montréal, Ottawa, Toronto, Winnipeg, Calgary, Edmonton and Vancouver. Households in these centres were classified as renovators, renovation intenders, home purchasers, and home purchase intenders. Profile characteristics were collected for renovators in all centres; however, profile characteristics for home purchasers, renovation intenders, and home purchase intenders were only collected for households in five major centres: Halifax, Montréal, Toronto, Calgary, and Vancouver.

The survey was conducted on a random sample of households in each CMA by using a list of geographically stratified telephone numbers. The actual number of households telephoned varied by centre. The sample size was set to get profile characteristics for 400 purchase intenders, 800 renovating households and 1,200 households who intend to renovate. The actual sample size was determined based on the centre's expected response rate and the incidence rate of the four characteristics of interest.

The survey results were weighted according to the sampling scheme and adjusted for non-response. The weights were then adjusted to add up to the projected number of households in the CMA as of

March 2007. The weights for households who were asked profile questions were adjusted to aggregate to the number of households expected to have that characteristic in the CMA based on the high level survey results.

## **IMPORTANT: COLUMN TOTALS ARE ROUNDED NUMBERS**

## Abbreviations

DK= Do Not Know

NR = No Response

Hhlds = Households

CMA = Census Metropolitan Area

RRSP = Registered Retirement Savings Plan

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**Table 1: Households by Type of Renovation and Period of Construction**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Period of Construction	Total Owned Hhlds <sup>1</sup>	Type of Renovation <sup>2</sup>									
		Renovation		Repairs or Maintenance		Improvements or Alterations		Both		DK/NR	
		Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%
1920 or before	2,553	1,288	50%	598	46%	882	68%	222	17%	30	2%
1920-1945	2,173	979	45%	463	47%	753	77%	237	24%	--	--
1946-1960	5,800	2,389	41%	1,150	48%	1,649	69%	410	17%	--	--
1961-1970	5,851	2,454	42%	1,148	47%	1,689	69%	410	17%	27	1%
1971-1980	10,243	5,190	51%	2,459	47%	3,705	71%	974	19%	--	--
1981-1990	9,393	4,715	50%	2,036	43%	3,523	75%	845	18%	--	--
1991-1995	3,972	1,787	45%	688	39%	1,419	79%	320	18%	--	--
1996-2000	4,688	1,483	32%	307	21%	1,286	87%	110	7%	--	--
2001-2006	5,753	1,272	22%	163	13%	1,134	89%	52	4%	27	2%
DK/NR	2,241	690	31%	320	46%	400	58%	55	8%	26	4%
<b>Total</b>	<b>52,667</b>	<b>22,247</b>	<b>42%</b>	<b>9,332</b>	<b>42%</b>	<b>16,440</b>	<b>74%</b>	<b>3,635</b>	<b>16%</b>	<b>110</b>	<b>0%</b>

<sup>1</sup>This refers to households residing in the CMA at the time of the survey who owned and lived in their primary residence in the same CMA last year

<sup>2</sup>As a proportion of those performing renovations in 2006

**Table 2: Households by Type of Renovation and age of Respondent**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Age	Total Owned Hhlds <sup>1</sup>	Type of Renovation <sup>2</sup>									
		Renovation		Repairs or Maintenance		Improvements or Alterations		Both		DK/NR	
		Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%
18-24 years	324	144	44%	33	23%	144	100%	33	23%	--	--
25-34 years	6,520	2,832	43%	1,121	40%	2,241	79%	530	19%	--	--
35-44 years	14,690	6,407	44%	2,119	33%	5,292	83%	1,030	16%	27	0%
45-54 years	12,686	5,943	47%	2,758	46%	4,090	69%	934	16%	30	1%
55-64 years	11,022	4,356	40%	1,829	42%	3,158	72%	658	15%	27	1%
65+ years	7,230	2,520	35%	1,429	57%	1,472	58%	407	16%	26	1%
DK/NR	196	43	22%	43	100%	43	100%	43	100%	--	--
<b>Total</b>	<b>52,668</b>	<b>22,245</b>	<b>42%</b>	<b>9,332</b>	<b>42%</b>	<b>16,440</b>	<b>74%</b>	<b>3,635</b>	<b>16%</b>	<b>110</b>	<b>0%</b>

<sup>1</sup>This refers to households residing in the CMA at the time of the survey who owned and lived in their primary residence in the same CMA last year

<sup>2</sup>As a proportion of those performing renovations in 2006

**Table 3: Households by Type of Renovation and Household Income**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Income	Total Owned Hhlds <sup>1</sup>	Type of Renovation <sup>2</sup>									
		Renovation		Repairs or Maintenance		Improvements or Alterations		Both		DK/NR	
		Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%
Less than \$40,000	8,500	3,160	37%	1,511	48%	2,293	73%	644	20%	--	--
\$40,000 - \$59,999	8,625	3,961	46%	1,834	48%	2,710	68%	582	15%	--	--
\$60,000-\$79,999	6,063	2,517	42%	987	48%	1,970	78%	440	17%	--	--
\$80,000 - \$99,999	8,231	3,677	45%	1,314	48%	2,763	75%	457	12%	57	2%
\$100,000+	12,420	5,858	47%	2,195	48%	4,564	78%	929	16%	27	0%
Income Not Provided	8,829	3,073	35%	1,491	48%	2,140	70%	583	19%	26	1%
<b>Total</b>	<b>52,668</b>	<b>22,246</b>	<b>42%</b>	<b>9,332</b>	<b>48%</b>	<b>16,440</b>	<b>74%</b>	<b>3,635</b>	<b>16%</b>	<b>110</b>	<b>0%</b>

<sup>1</sup>This refers to households residing in the CMA at the time of the survey who owned and lived in their primary residence in the same CMA last year

<sup>2</sup>As a proportion of those who performed renovations in 2006

**Table 4: Households by Type of Renovation**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Type of Renovation <sup>1</sup>	Hhlds	%
Structural additions or extensions	2,714	12%
Remodeling of rooms	6,818	31%
Fences, driveways, patios, swimming pools or major landscaping	4,166	19%
Roofs and eavestroughing	3,130	14%
Exterior walls	1,855	8%
Windows and doors	6,515	29%
Painting or wallpapering	7,718	35%
Interior walls and ceilings	3,559	16%
Hard surface flooring and wall-to-wall carpeting	8,663	39%
Plumbing fixtures and equipment	2,777	12%
Heating and/or air conditioning equipment	1,249	6%
Electrical Fixtures and Equipment	2,154	10%
Built-in Appliances	766	3%
Other	929	4%
Don't know/No Response	50	0%
<b>Households</b>	<b>22,246</b>	

<sup>1</sup>Multiple responses permitted.

**Table 5: Reasons Households Decide to Renovate**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Reasons <sup>1</sup>	Hhlds	%
<b>Needed Repairs</b>	<b>6,342</b>	<b>29%</b>
Major Repairs	3,012	14%
Minor Repairs	3,330	15%
Don't Know	--	--
<b>Needed Maintenance</b>	<b>4,430</b>	<b>20%</b>
<b>Wanted to update or add value, or are preparing to sell the residence</b>	<b>12,801</b>	<b>58%</b>
<b>Needed more space</b>	<b>2,015</b>	<b>9%</b>
<b>To make the home more energy efficient</b>	<b>1,392</b>	<b>6%</b>
<b>Other</b>	<b>1,290</b>	<b>6%</b>
<b>DK/NR</b>	<b>199</b>	<b>1%</b>
<b>Households</b>	<b>22,246</b>	

<sup>1</sup>Multiple responses permitted.

**Table 6: How the Renovation Work was Completed**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

How was the work completed?	Hhlds	%
<b>Contracted out all the work (Paid)</b>	<b>6,049</b>	<b>27%</b>
<b>Did the work myself with friends/family (Unpaid)</b>	<b>9,025</b>	<b>41%</b>
<b>Both</b>	<b>5,131</b>	<b>23%</b>
<b>Bought Materials and contracted out the labour</b>	<b>1,614</b>	<b>7%</b>
<b>Other</b>	<b>348</b>	<b>2%</b>
<b>DK/NR</b>	<b>80</b>	<b>0%</b>
<b>Total</b>	<b>22,246</b>	<b>100%</b>



**Table 7: Average Cost of Renovations by Period of Construction**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Period of Construction	Households performing Renovations			Households performing Alterations/Improvements			Households performing Repairs/Maintenance		
	Number	Average Cost	Hhlds not providing costs	Number	Average Cost	Hhlds not providing costs	Number	Average Cost	Hhlds not providing costs
1920 or Before	1,288	\$6,322	66	882	\$6,385	66	598	\$4,341	66
1921-1945	979	\$12,654	29	753	\$15,580	93	463	\$2,755	121
1946-1960	2,389	\$10,253	256	1,649	\$10,730	142	1,150	\$4,953	170
1961-1970	2,454	\$8,448	162	1,689	\$8,424	162	1,148	\$5,839	81
1971-1980	5,190	\$6,690	427	3,705	\$6,549	445	2,459	\$4,035	347
1981-1990	4,715	\$6,673	247	3,523	\$6,283	248	2,036	\$4,594	86
1991-1995	1,787	\$7,987	54	1,419	\$8,151	51	688	\$4,296	78
1996-2000	1,483	\$9,563	113	1,286	\$10,481	146	307	\$3,514	34
2001-2006	1,272	\$12,928	48	1,134	\$7,404	48	163	\$4,888	0
DK/NR	690	\$5,208	135	400	\$4,274	86	320	\$5,286	85
<b>Total</b>	<b>22,246</b>	<b>\$8,128</b>	<b>1,537</b>	<b>16,440</b>	<b>\$7,954</b>	<b>1,489</b>	<b>9,332</b>	<b>\$4,530</b>	<b>1,068</b>

**Table 8: Average Cost of Renovations by Household Income**  
**St. John's CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2007**

Income	Households performing Renovations			Households performing Alterations/Improvements			Households performing Repairs/Maintenance		
	Number	Average Cost	Hhlds not providing costs	Number	Average Cost	Hhlds not providing costs	Number	Average Cost	Hhlds not providing costs
Less than \$40,000	3,160	\$5,011	253	2,293	\$4,221	191	1,511	\$3,604	223
\$40,000 - \$59,999	3,961	\$7,363	56	2,710	\$8,190	131	1,834	\$3,377	75
\$60,000 - \$79,999	2,517	\$6,778	164	1,970	\$6,166	166	987	\$5,360	139
\$80,000 - \$99,999	3,677	\$8,883	98	2,763	\$9,339	71	1,314	\$4,991	23
\$100,000+	5,858	\$10,298	203	4,564	\$9,201	314	2,195	\$5,339	196
DK/NR	3,073	\$8,233	762	2,140	\$8,895	616	1,491	\$4,813	412
<b>Total</b>	<b>22,246</b>	<b>\$8,128</b>	<b>1,537</b>	<b>16,440</b>	<b>\$7,954</b>	<b>1,489</b>	<b>9,332</b>	<b>\$4,530</b>	<b>1,068</b>

**Table 9: How was the Renovation Work Paid for?**  
**St. John's CMA**  
**Renovation and Home Purchaser Survey**  
**Survey Date: March 2007**

How was the renovation work paid for? <sup>1</sup>	Hhlds	%
Pay for it from savings	16,281	73%
Using a Loan	781	4%
Credit Card/Line of Credit	5,616	25%
Financed through Mortgage	1,498	7%
Borrow from Family/Friend	213	1%
Other	318	1%
DK/NR	359	2%
<b>Total</b>	<b>22,246</b>	

<sup>1</sup>Multiple responses permitted.



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