

The Daily

Statistics Canada

Monday, March 9, 1987

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Major Releases

New Housing Price Index January 1987

The New Housing Price Index (1981=100) for Canada stood at 111.3 in January, up 0.9% from December. This index of Canadian housing-contractors' selling prices now stands 12.0% higher than the year-earlier level. Between December, 1986 and January 1987 the estimated house only index increased 1.1%, while the estimated land only index increased 0.3%.

The largest monthly increase in new housing prices was recorded for Kitchener-Waterloo, which with this gain of 1.9% is now over 50% above the 1981 level. Significant monthly increases were also recorded for Quebec City (1.5%), Montreal (1.4%), Toronto (1.4%) and London (1.3%).

Large monthly and yearly gains have generally prevailed in southwestern Ontario cities. These increases can be attributed, in large part, to higher costs of building materials and labour and increased overhead costs, due to longer construction periods. Demand for houses remains high, due to lower interest rates and the continuing vigor of the local economy. In Quebec, price increases have also been substantial, but outside of Central Canada gains have been more modest.

(see table on page 3)

Available on CANSIM: matrix 198.

Order the first quarter 1987 issue of *Construction Price Statistics* (62-007, \$15/\$60) available in March 1987. Contact: Prices Division (613-990-9601).

New Housing Price Indexes

January 1987

(1981 = 100)

	Weights ¹ 1987	Jan. 1987	Dec. 1986	Jan. 1986	% change	
					Jan. '87/ Dec. '86	Jan. '87/ Jan. '86
Canada Total²	100.0	111.3	110.3	99.4	0.9	12.0
Canada						
(House only)		117.4	116.1	102.5	1.1	14.5
Canada						
(Land only)		100.1	99.8	94.6	0.3	5.8
St. John's	0.94	108.9	108.9	106.1	-	2.6
Halifax	2.42	125.6	125.6	123.6	-	1.6
Saint John-Moncton	0.91	127.7	127.7	123.7	-	3.2
Quebec City	2.38	140.2	138.1	128.7	1.5	8.9
Montreal	9.97	141.6	139.6	127.1	1.4	11.4
Ottawa-Hull	6.26	133.1	132.1	127.6	0.8	4.3
Toronto	30.44	132.2	130.4	106.0	1.4	24.7
Hamilton	2.75	147.1	146.8	128.3	0.2	14.7
St. Catharines-						
Niagara	1.06	148.7	148.7	132.7	-	12.1
Kitchener-Waterloo	1.65	151.1	148.3	133.3	1.9	13.4
London	1.26	139.7	137.9	119.1	1.3	17.3
Windsor	0.49	116.3	115.3	109.3	0.9	6.4
Winnipeg	2.92	130.7	130.3	122.9	0.3	6.3
Regina	1.10	115.0	115.0	110.5	-	4.1
Saskatoon	1.50	108.6	108.6	103.1	-	5.3
Calgary	5.29	91.0	90.8	89.2	0.2	2.0
Edmonton	5.79	87.0	87.0	83.5	-	4.2
Vancouver	19.53	74.4	74.4	72.7	-	2.3
Victoria	2.54	66.9	66.9	71.8	-	-6.8

¹ Surveys in Sudbury and Thunder Bay account for the remaining weight and are secured due to insufficient sample size. The survey has been discontinued in Prince George.

² It should be noted that the linking method and annually updated cityweights are such that aggregate indexes cannot be considered as the direct average of their respective associated indexes. In exceptional cases, this may cause the level of an aggregate index and its corresponding percentage change figures to fall slightly outside the range of those exhibited by the associated indexes.

Building Permits

November 1986

The seasonally adjusted value of building permits issued in Canada reached \$2,176.4 million in November from \$2,161.4 in October, recording a gain of 0.7%. This increase was entirely attributable to the non-residential sector.

The seasonally adjusted value of residential permits decreased 3.9% in November to \$1,248.8 million from \$1,299.4 million in October. A slowdown of construction in the multi-family dwelling sector and to a lesser extent in the single-family dwelling was responsible for this drop. On a seasonally adjusted basis, the number of units approved was 17,552 in November (10,164 single detached and 7,388 multiple dwellings), down 8% from the 19,079 units authorized in October (10,342 single detached and 8,737 multiple dwellings). In annual terms, these approvals

represent 210,600 units in November compared to 228,900 in October. On a regional basis, decreases in residential building permits issued occurred in all provinces.

The seasonally adjusted value of non-residential projects rose to \$927.6 million, up 7.6% from October. The gain registered by the commercial component (+15.6%) more than offset decreases in the industrial (-1.0%) and the governmental (-3.8%) components. The value of non-residential permits increased in Western Canada while all other regions recorded decreases.

Available on CANSIM: matrices 129, 137, 443, 989-991, 994, 995 and 4073.

Order the November 1986 issue of *Building Permits* (64-001, \$20/\$200), scheduled for release the first week of April 1987. Contact: Francine Monette (613-991-2583), Science, Technology and Capital Stock Division.

Building Permits Issued in Canada

(Millions of Dollars)

	Unadjusted				Adjusted				% change	
	Nov. 1986	Oct. 1986	Nov. 1985	Oct. 1985	Nov. 1986 ¹	Oct. 1986	Nov. 1985	Oct. 1985	Nov. '86/ Oct. '86	Nov. '86/ Nov. '85
Residential	982.4	1,434.2	916.8	1,116.7	1,248.8	1,299.4	938.1	1,014.9	-3.9	33.1
Industrial	163.5	197.5	169.1	229.9	172.0	173.8	163.5	192.2	-1.0	5.2
Commercial	462.8	606.7	450.8	541.3	556.2	481.0	442.3	427.4	15.6	25.7
Institutional and governmental	179.9	280.1	202.8	209.8	199.4	207.2	171.0	164.2	-3.8	16.6
Total	1,788.8	2,518.5	1,739.6	2,097.8	2,176.4	2,161.4	1,714.9	1,798.7	0.7	26.9

¹ Data include an estimate of late returns.

Farm Product Price Index

January 1987

The Farm Product Price Index (1981=100) for Canada stood at 88.9 in January 1987, down 1.7% from the revised December 1986 level of 90.4. This was the second decrease in the index after three consecutive monthly increases. The January 1987 index stood 5.2% lower than the year-earlier level of 93.8.

The percentage changes in the index from December 1986 to January 1987 for the provinces were as follows:

• Newfoundland	0.7%,
• Prince Edward Island	-0.3%,
• Nova Scotia	-1.2%,
• New Brunswick	-0.3%,
• Quebec	-3.5%,
• Ontario	-2.4%,
• Manitoba	-1.4%,
• Saskatchewan	0.1%,
• Alberta	-0.9%,
• British Columbia	-0.5%,
• Canada	-1.7%.

Livestock and Animal Products

The total livestock and animal products index fell 2.6% in January 1987 to 110.5. Lower hog and poultry prices offset higher prices for cattle. Milk and egg prices showed little change. Despite the decrease in January 1987, the livestock and animal products index stood 3.7% above its year-earlier level.

- Hog prices decreased 13.9% in January 1987. The index at 106.7 has fallen 26.6% since its peak in August 1986 but remained above the level of January 1986.
- The cattle index rose 1.2% in January 1987 largely due to increases in slaughter and feeder cattle prices in Western Canada. The index stood at 110.0, up 7.0% above its January 1986 level.

Crops

The crops index was unchanged in January 1987 and stood at 65.4. The index has been steady since August 1986 and was 18.1% below

its January 1986 level. Cereal and oilseed prices were lower in January 1987 while potato prices rose.

- The cereals index stood at 54.6, a 0.4% decrease from December 1986. Largely due to lower initial prices for wheat, oats and barley delivered to the Canadian Wheat Board, the cereals index stood 25.2% below its level of one year ago. The index, which has been relatively stable since August 1986, is now in the range set in July 1978.
- The oilseeds index fell 0.4% in January 1987 to reach a level of 73.6. The index has fallen 25.4% during the past 12 months. Prices dropped marginally for canola and flaxseed in January while soybean prices were unchanged.
- The potato index rose 5.1% in January 1987 to 90.9 due largely to higher prices for table potatoes in most provinces. The index has risen 58.1% since January 1986.

User Note

The index is designed to measure (as closely as can be determined) changes in prices received by producers when ownership of a commodity first changes hands. Prices used in the index for Western wheat, oats and barley sold to the Canadian Wheat Board prior to August 1985 are final prices. Beginning in August 1985, initial prices are used and therefore exclude any forthcoming adjustment or final payments. Sub-indexes for livestock, crops and their components are also available on a provincial basis.

Available on CANSIM: matrix 176.

Order the January issue of *Farm Product Price Index* (62-003, \$6/\$6), scheduled for release March 31, 1987. Contact: Paul Murray (613-991-2437), Farm Income and Prices Section, Agriculture/Natural Resources Division.

Data Availability Announcement

Railway Carloadings

Seven Days Ending February 21, 1987

Freight tonnages loaded by railways in Canada for the week ending February 21, 1987 totalled 5.0 million tonnes, an increase of 13.4% from the 1986 figure. Loadings increased in the East by 6.0% and increased in the West by 20.6%.

Container-trailer or piggyback tonnages (included above) in the East by 8.4% and in the West by 9.0%; there was an over-all national increase of 8.5%.

The year-to-date rail freight loadings totalled 33.3 million tonnes, an increase of 1.4% from the previous year. During the same period, piggyback cars loaded increased 3.7%.

Order the Vol. 3, No. 7, issue of *Railway Carloadings* (52-005, \$75 a year), scheduled for release the week of March 9, 1987. Contact: Mamady Kaba (613-990-6154), Surface Transport Section, Transportation Division.

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Publications Released

Fruit and Vegetable Preservation Service Bulletin, Vol. 15, No. 9 – Pack of Processed Plums, 1986. Catalogue number 32-023
(Canada: \$6/\$100; Other Countries: \$7/\$110).

Fruit and Vegetable Preservation Service Bulletin, Vol. 15, No. 11 – Pack of Processed Peaches, 1986. Catalogue number 32-023
(Canada: \$6/\$100; Other Countries: \$7/\$110).

Fruit and Vegetable Preservation Service Bulletin, Vol. 15, No. 12 – Pack of Processed Apricots, 1986. Catalogue number 32-023
(Canada: \$6/\$100; Other Countries: \$7/\$110).

Fruit and Vegetable Preservation Service Bulletin, Vol. 15, No. 14 – Pack of Processed Beets, 1986. Catalogue number 32-023
(Canada: \$6/\$100; Other Countries: \$7/\$110).

Railway Carloadings, 7-day Period Ending February 14, 1987. Catalogue number 52-005
(Canada: \$75; Other Countries: \$100).

Quarterly Estimates of Trusteed Pension Funds, Second Quarter 1986. Catalogue number 74-001
(Canada: \$10/\$40; Other Countries: \$11/\$44).

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