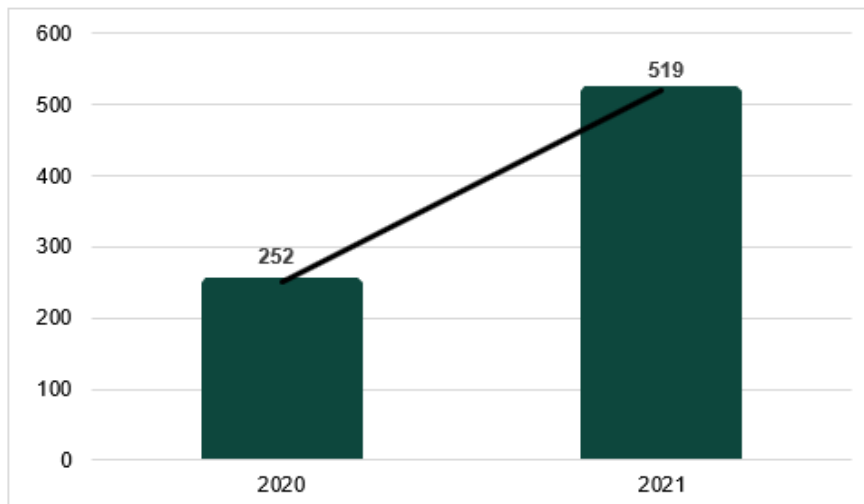




SPECIAL RELEASE

Non Residential Construction Statistics from Approved Building Permits La Union: 2021 (Preliminary Result)

Date of Release: 16 February 2022
Reference No. 2022-005



**Figure 1. Number of Non-Residential Buildings
La Union: 2020 and 2021**

The total number of new non residential building constructions from approved building permits in 2021 was recorded at 519, reflecting an increase of 105.95 percent from 252 constructions a year ago.

**Table 1. Number, Floor Area and Value
of Non Residential Buildings
La Union: 2020 and 2021**

Quarter/Year	Number	Floor Area (sq.m.)	Value (PhP 1,000)
2020	252	79,388	907,859
2021	519	104,377	1,057,163

Source: *Approved Building Permits (2020 and 2021)*
Note: Data presented are preliminary

The total floor area occupied for the new construction projects also increased by 31.48 percent from 79,388 square meters in 2020 to 104,377 square meters in 2021.



Moreover, the value of new construction projects was recorded at PhP1,057.16 million in 2021, posting an increase of 16.45 percent from PhP907.86 million a year ago.

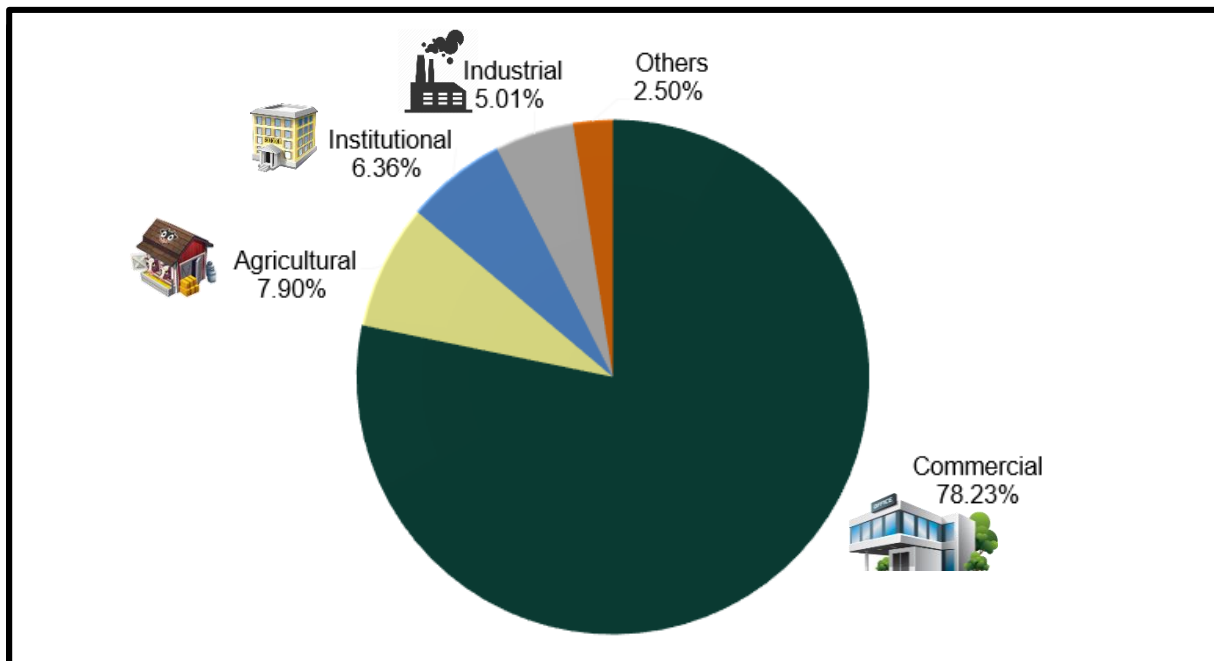


FIGURE 2. Percent Distribution of Non Residential Constructions by Type, La Union: 2021

Commercial-type building constructions posted the biggest proportion of non residential constructions with (406 construction projects) 78.23 percent of the total non residential constructions. The total value of constructions for this type was estimated at PhP561.51 million covering a floor area of 64,118 square meters or an average cost of PhP8,757.37 per square meter.

Agricultural buildings distantly followed with 7.90 percent share to the total non residential constructions (41 constructions). Total value for this construction was estimated at PhP31.73 million with a total floor area of 7,161 square meters or an average cost of PhP4,430.81 per square meter.

Institutional buildings ranked third with 6.36 percent share to the total non residential constructions (33 constructions). Total value for industrial buildings was estimated at PhP260.39 million with a total floor area of 18,876 square meters or an average cost of PhP13,794.61 per square meter.

TABLE 2. Number, Floor Area and Value of Non Residential Buildings by City/Municipality, La Union: 2021

Province/Municipality	Number	Floor Area	Value
		(sq.m.)	(PHP1,000)
La Union	519	104,377	1,057,163
Agoo	30	6,456	63,869
Aringay	39	2,432	23,066
Bacnotan	39	9,134	154,960
Balaoan	7	438	3,989
Bangar	12	822	11,211
Bauang	27	10,171	74,566
Caba	7	1,560	17,963
Luna	16	1,497	13,781
Naguilian	87	6,289	41,053
Pugo	11	2,189	17,696
Rosario	32	7,920	58,928
San Fernando City	133	44,091	460,948
San Gabriel	2	90	867
San Juan	35	5,781	57,852
Sto. Tomas	8	1,024	8,845
Santol	14	485	9,686
Sudipen	3	560	3,487
Tubao	17	3,438	34,398

Source: Approved Building Permits (2021)

Note: Data presented are preliminary

In La Union, the City of San Fernando occupied the top rank in terms of the number of non residential constructions in 2021 with a share of 25.63 percent (133 constructions) to the provincial total. The municipality of Naguilian ranked second with a share of 16.76 percent (87 constructions) while the municipalities of Aringay and Bacnotan ranked third both with a share of 7.51 percent each (39 constructions).

TECHNICAL NOTES

Scope and Coverage

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

For this publication, the scope and coverage are all city/municipalities in La Union.

Source of Information

Data were taken from the original application forms of approved building permits collected every month by PSA field personnel from the offices of Local Building Officials (LBOs) provincewide.

Limitation

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 collection of applications filed with the LBOs. Hence, private building constructions without approved building permits are excluded in the tabulation of data.

Definition of Terms

Building Permit is a written authorization granted by the 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 (RA 6541).

Building is 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.



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

Commercial Building includes office buildings and all buildings which are intended for use primarily in wholesale, retail and service trades; i.e. stores, hotels, restaurants, banks, disco houses, etc.

Industrial Buildings are 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.

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

Agricultural Buildings are buildings which are 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 refers to construction in a 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.

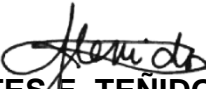
Repair refers to remedial work done on any damaged or deteriorated portion/s of a structure to restore its original condition.

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. The value is derived from the approved building permit and represents the estimated value of the building or structure when completed.


DANITES E. TENIDO, Ph.D.
Chief Statistical Specialist


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