

RELEASE

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May 2011 Housing Starts in Vancouver Census Metropolitan Area

Vancouver, June 8, 2011 – Canada Mortgage and Housing Corporation (CMHC) reports that May housing starts in the Vancouver Census Metropolitan Area (CMA) increased compared to the same month a year ago, totalling 1,991 homes. Most of these home starts were in Vancouver City, City of Richmond and City of Surrey.

“An increase in residential building permits during the latter half of last year and the first quarter of this year resulted in increased housing starts compared to 2010 levels,” noted Robyn Adamache, CMHC’s Senior Market Analyst. “So far this year, the increase in housing starts has been concentrated in multiple family dwelling types (semi-detached, row and apartment) in the Vancouver CMA.” added Adamache.

The Abbotsford CMA reported 27 housing starts in May, down from the 44 housing starts recorded during the same month a year ago.

Nationally, the seasonally adjusted annual rate¹ of total housing starts increased to 183,600 units in May, from 178,700 units in April. In British Columbia, May’s seasonally adjusted rate of urban housing starts moved higher to 30,000 units from 22,500 units in the previous month.

As Canada’s national housing agency, CMHC draws on 65 years of experience to help Canadians access a variety of quality, environmentally sustainable and affordable homes. CMHC also provides reliable, impartial and up-to-date housing market reports, analysis and knowledge to support and assist consumers and the housing industry in making vital decisions.

For more information, and to download CMHC’s housing reports, please visit CMHC’s website at www.cmhc.ca/housingmarketinformation or call 1-800-668-2642.

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Preliminary housing starts numbers are summarized in the attached tables.

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(Ce document existe également en français)

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¹ All starts figures in this release, other than actual starts, are seasonally-adjusted annual rates (SAAR) – that is, monthly figures adjusted to remove normal seasonal variation and multiplied by 12 to reflect annual levels. This facilitates the comparison of the current pace of activity to annual forecasts as well as to historical annual levels.

Vancouver CMA Housing Starts

MAY						
	Single-Detached*		Multiples**		TOTAL	
	2011	2010	2011	2010	2011	2010
Bowen Island	1	1	0	0	1	1
Burnaby	19	21	132	74	151	95
Coquitlam	3	4	276	6	279	10
Delta	16	16	19	52	35	68
Langley City	0	0	68	69	68	69
Langley District	34	19	93	34	127	53
Maple Ridge	27	31	46	0	73	31
New West	2	5	101	0	103	5
North Van. City	1	1	6	13	7	14
North Van. District	3	12	31	0	34	12
Pitt Meadows	1	2	0	0	1	2
Port Coquitlam	0	2	4	6	4	8
Port Moody	0	1	0	0	0	1
Richmond	19	44	285	91	304	135
Surrey	133	180	168	74	301	254
Vancouver City	65	78	374	324	439	402
West Vancouver	6	7	0	0	6	7
White Rock	1	0	10	6	11	6
Other	0	0	47	0	47	0
Van CMA TOTAL	331	424	1,660	749	1,991	1,173
TOTAL Change	-22%		##		70%	
Abbotsford	9	28	6	8	15	36
Mission	12	8	0	0	12	8
Other	0	0	0	0	0	0
Abbotsford CMA	21	36	6	8	27	44
TOTAL Change	-42%		-25%		-39%	
Chilliwack CA	11	29	14	44	25	73
TOTAL Change	-62%		-68%		-66%	

Source: CMHC

YEAR-TO-DATE						
	Single-Detached		Multiples		TOTAL	
	2011	2010	2011	2010	2011	2010
Bowen Island	4	4	6	4	10	8
Burnaby	107	102	456	343	563	445
Coquitlam	55	89	717	227	772	316
Delta	50	72	29	139	79	211
Langley City	3	0	119	69	122	69
Langley District	93	87	284	202	377	289
Maple Ridge	123	152	76	52	199	204
New West	25	50	152	109	177	159
North Van. City	9	1	171	28	180	29
North Van. District	13	25	253	151	266	176
Pitt Meadows	2	7	71	0	73	7
Port Coquitlam	4	2	14	23	18	25
Port Moody	2	7	5	13	7	20
Richmond	95	103	1,071	356	1,166	459
Surrey	409	921	976	569	1,385	1,490
Vancouver City	255	261	1,292	1306	1,547	1,567
West Vancouver	39	34	0	0	39	34
White Rock	5	1	22	49	27	50
Other	2	11	119	62	121	73
Van CMA TOTAL	1,295	1,929	5,833	3,702	7,128	5,631
TOTAL Change	-33%		58%		27%	
Abbotsford	44	116	130	45	174	161
Mission	41	45	0	0	41	45
Other	0	0	0	0	0	0
Abbotsford CMA	85	161	130	45	215	206
TOTAL Change	-47%		##		4%	
Chilliwack CA	68	160	43	190	111	350
TOTAL Change	-58%		-77%		-68%	

Source: CMHC

Vancouver - Other incl. Anmore, Belcarra, Lions Bay, UEL, Unorgan., Indian Reserves.

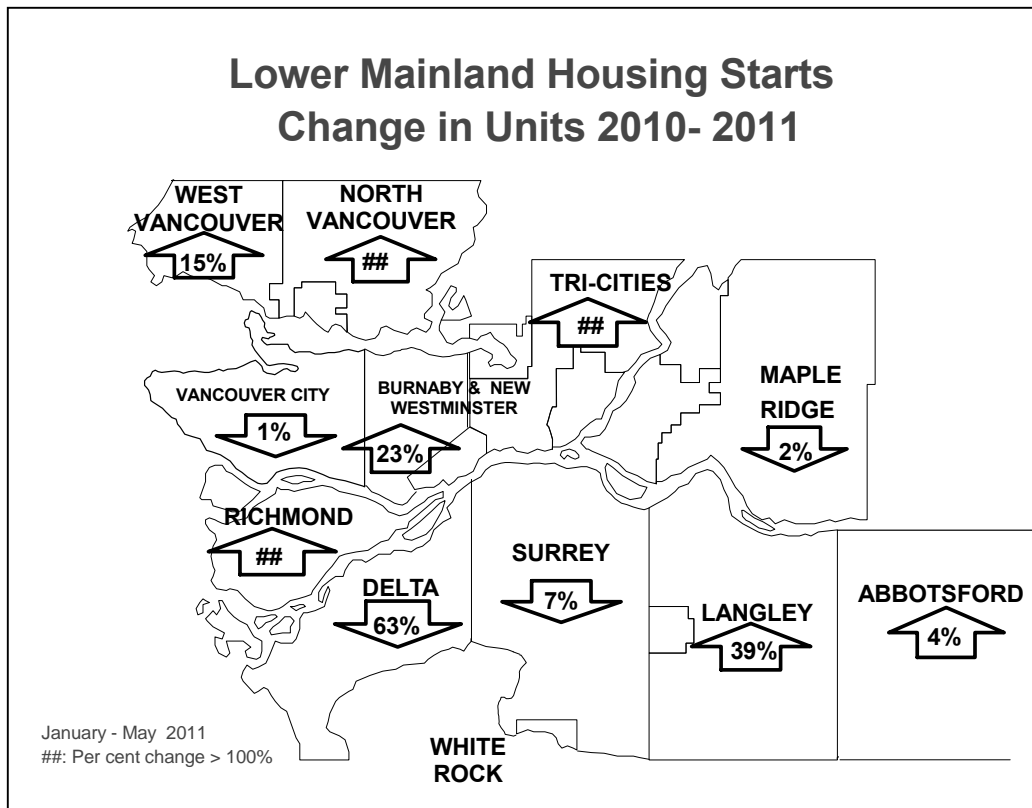
Abbotsford - Other incl. Indian Reserves.

* Single Detached refers to single family homes.

**Multiples refer to semi-detached, townhouse and apartment units.

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas.

##: Per cent change > 100%



British Columbia - Urban Areas (10,000+ population)

Housing Starts (Units) - B.C. - May

Area	Single Detached			Multiples			Total		
	2010	2011	%Chg.	2010	2011	%Chg	2010	2011	%Chg
Vancouver CMA	424	331	-21.9%	749	1660	##	1,173	1,991	69.7%
Victoria CMA	73	49	-32.9%	59	91	54.2%	132	140	6.1%
Abbotsford CMA	36	21	-41.7%	8	6	-25.0%	44	27	-38.6%
Kelowna CMA	58	67	15.5%	24	24	0.0%	82	91	11.0%
Chilliwack CA	29	11	-62.1%	44	14	-68.2%	73	25	-65.8%
Kamloops CA	40	27	-32.5%	65	4	-93.8%	105	31	-70.5%
Nanaimo CA	51	14	-72.5%	36	23	-36.1%	87	37	-57.5%
Prince George CA	16	19	18.8%	9	0	-100.0%	25	19	-24.0%
Vernon CA	20	14	-30.0%	4	6	50.0%	24	20	-16.7%
Other Centres	131	95	-27.5%	56	101	80.4%	187	196	4.8%
Urban B.C.	878	648	-26.2%	1,054	1,929	83.0%	1,932	2,577	33.4%

Per cent change > 100%

Source: CMHC

Housing Starts (units) - Urban B.C., January - May

Area	Single Detached			Multiples			Total		
	2010	2011	%Chg.	2010	2011	%Chg	2010	2011	%Chg
Vancouver CMA	1,929	1,295	-32.9%	3,702	5,833	57.6%	5,631	7,128	26.6%
Victoria CMA	398	245	-38.4%	581	340	-41.5%	979	585	-40.2%
Abbotsford CMA	161	85	-47.2%	45	130	##	206	215	4.4%
Kelowna CMA	236	193	-18.2%	172	154	-10.5%	408	347	-15.0%
Chilliwack CA	160	68	-57.5%	190	43	-77.4%	350	111	-68.3%
Kamloops CA	140	80	-42.9%	176	157	-10.8%	316	237	-25.0%
Nanaimo CA	200	87	-56.5%	190	152	-20.0%	390	239	-38.7%
Prince George CA	44	37	-15.9%	18	36	100.0%	62	73	17.7%
Vernon CA	87	42	-51.7%	13	9	-30.8%	100	51	-49.0%
Other Centres	616	360	-41.6%	322	290	-9.9%	938	650	-30.7%
Urban B.C.	3,971	2,492	-37.2%	5,409	7,144	32.1%	9,380	9,636	2.7%

Per cent change > 100%

Source: CMHC