

Growth Dashboard

March 2020



Overview of Horowhenua District

The Horowhenua economy continues to outstrip growth in the national economy. Our provisional estimate of GDP growth for the 2019 calendar year was 3.2%, well ahead of national growth of 2.3%.

Traffic growth, continues to increase by 2.0% over the year to December 2019. This compares with an increase of 1.7% in New Zealand.

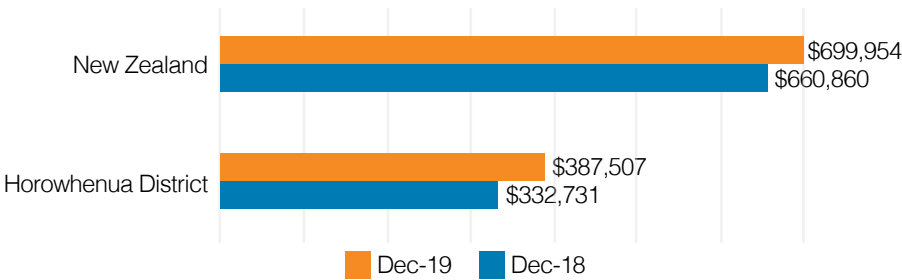
Consumer spending growth in Horowhenua (5.2%) remains well above the national growth rate (3.3%). Growth has been aided by strong employment growth in the district tracking down to 6.3% in December from 6.8% a year earlier. According to the 2019 Regional Economic Profile Horowhenua District added nearly 300 jobs over the year. The biggest contributors to growth were construction (68 new jobs), wholesale trade (45) and Public Administration and Safety (45).

Strong growth in demand for houses, and a lack of supply, have pushed the average house value up by 18% over the calendar year. The average house value is now nearly \$390,000 and housing affordability has been steadily declining despite falling interest rates.

Population growth in Horowhenua has exceeded national growth for four successive years. Waikawa Beach, Manakau, Ohau, Waitarere Beach and Foxton Beach being the location of choice, seeing building and resource consent numbers increasing higher each year. The new non residential build value has reached a record high at \$21.8m showing that Horowhenua is not just the district of choice to live in but also the district of choice for commercial and industrial.

Average Current House Value

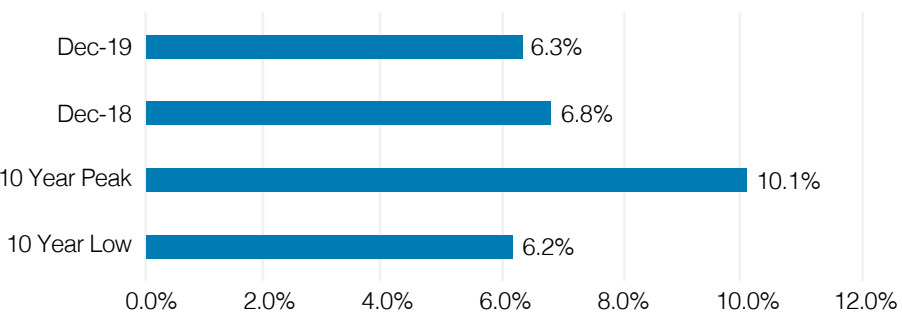
Average for 12 months to December 2019



The average current house value in Horowhenua District was up 17.8% in December 2019 compared with a year earlier.

Unemployment Rate

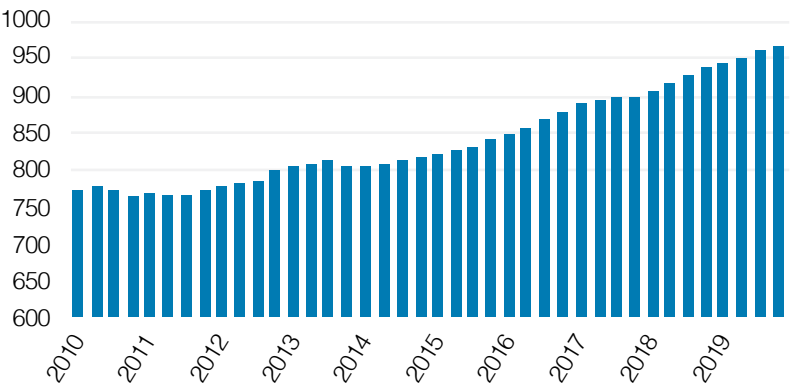
Annual Average (Horowhenua District)



The annual average unemployment rate in Horowhenua District is slowly tracking down to 6.3% in December 2019, down from 6.8% a year earlier.

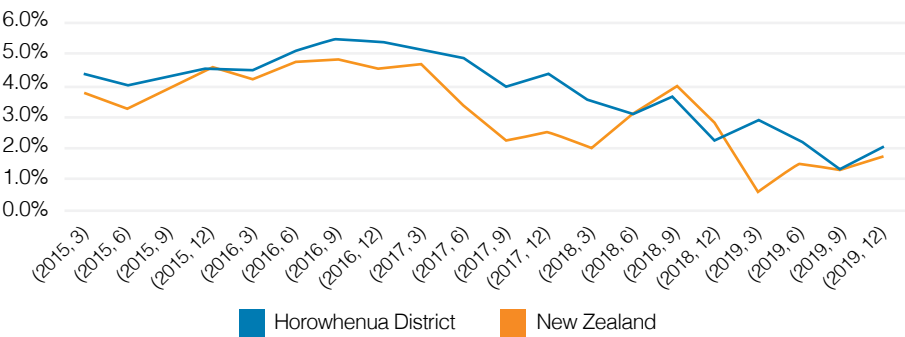
Gross Domestic Product

Annual level, Horowhenua District, \$m



Traffic Volume Growth

Annual Average % change (Horowhenua District)



Population

Urban Settlement Population (Census)	2013	2018	% Difference
Levin	13,935	15,096	8%
Ōhau	756	879	16%
Manakau	678	831	23%
Kuku	333	342	3%
Waikawa Beach	102	132	29%
Hokiō Beach	198	183	-8%
Waitārere Beach	588	681	16%
Foxton	2,886	3,153	9%
Foxton Beach	1,626	1,881	16%
Shannon	1,080	1,224	13%
Mangaore	78	78	0%
Tokomaru	747	843	13%
Other	7,089	7,938	12%



Building Consents

Value of consents issued as at 29 February 2020 is \$87,425,676 compared to \$69,557,881 for the same period last year

154 new dwelling consents were issued as at 29 February 2020 compared to 157 for the same period in the 2018/2019 year.

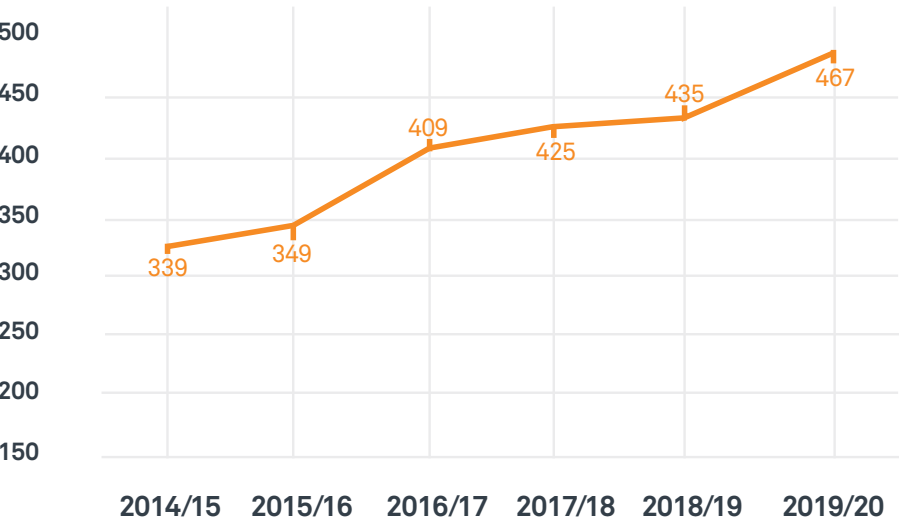
476 building consents were lodged as at 29 February 2020 compared to 432 for the same period in the 2018/19 year.

Consents have been issued for 188 New Residential Dwelling Units as at 29 February 2020. New residential dwelling units count each self-contained unit individually and include individual dwellings, multi-unit dwellings plus yard built and existing dwellings which are relocated onto a site.

YTD the level of Building Consenting activity is higher than the same period in 2018/19, the number of consents issued for new dwellings is the same as at the same period last year.

Building Consent Issued

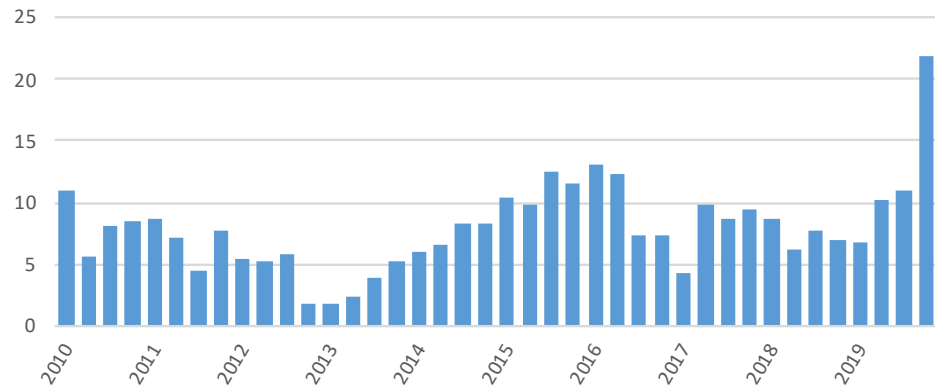
1 July - 29 February 2020 (Horowhenua District)



467 consents issued as at 29 February 2020, compared to 435 for the same period last year.

New Non Residential - Build Value

Annual Running Total \$m (Horowhenua District)



Non-residential building consents to the value of \$21.8 million were issued in Horowhenua District during the year to December 2019. The value of consents increased by 216% over the year to December 2019

Resource Consenting

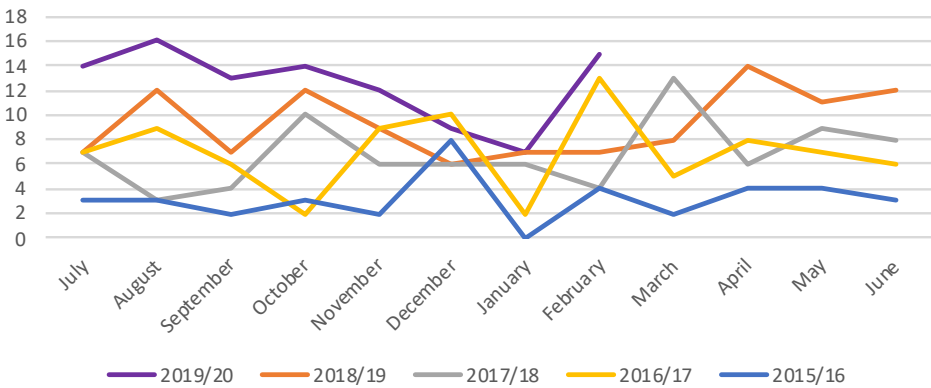
243 consents have been lodged as at 29 February 2020, compared to 181 at the same time last year.

As at 29 February 2020 a total of 143 new allotments have been created as a result of s223 (approval of title plan) & 132 new allotments have been created as a result of s224 (completion of physical works) certificates being issued for subdivisions.

YTD the level of Resource Consenting activity is higher than that was experienced over a similar period in 2018/19.

Subdivisions Consents Approved

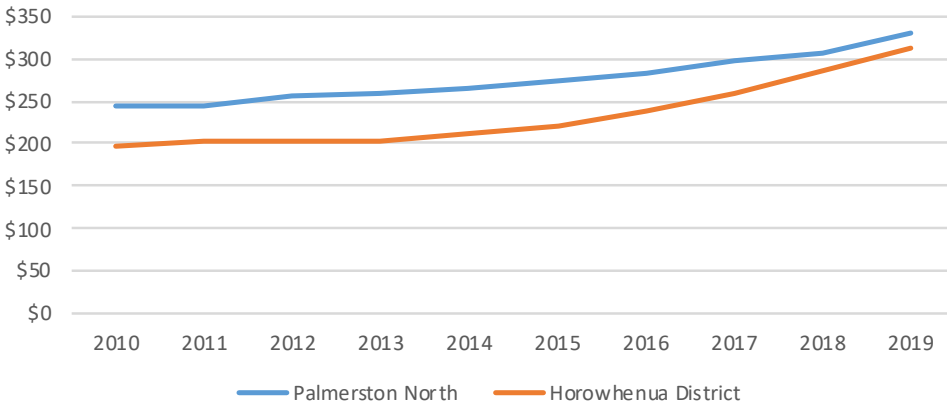
1 July - 29 February 2020 (Horowhenua District)



100 subdivision consents approved as at 29 February 2020, compared to 70 at the same time last year.

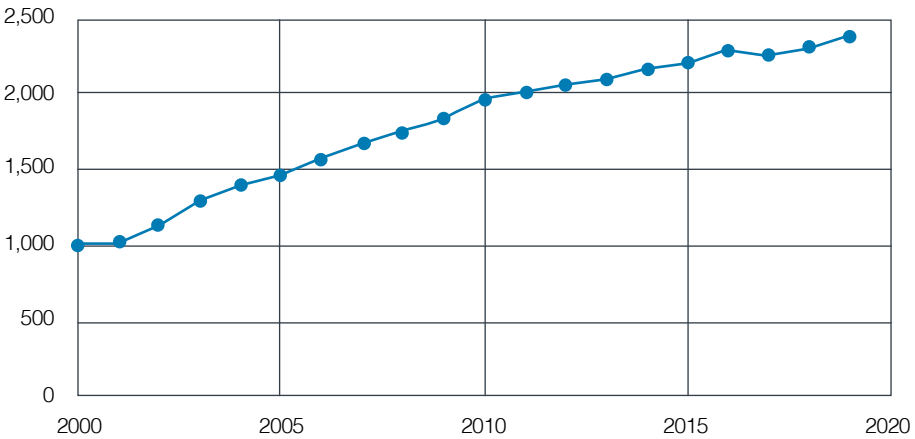
Annual Average Weekly Rent

Palmerston North vs Horowhenua District



Number of active rental bonds

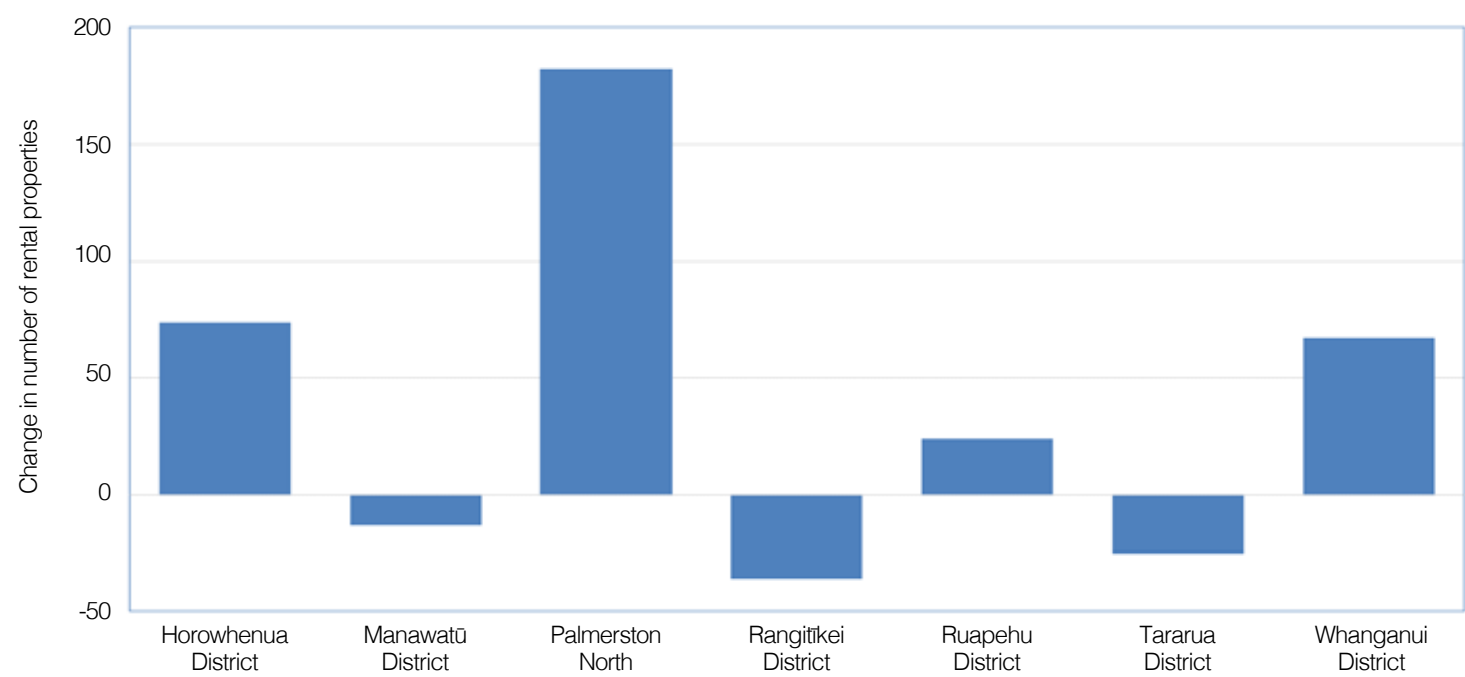
Year ended November, Horowhenua District



Number of bonds lodged with Tenancy Services.



Change in rental private sector housing stock between December 2016 and December 2018



Place of Work vs Place of Residence Commuter habits within the Horizons Region

2018 2013

Usual Residence	Ruapehu District	Whanganui District	Rangitīkei District	Manawatū District	Palmerston North City	Taranua District	Horowhenua District
Ruapehu District	5,061 / 4,458	9 / 30	12 / 18	0 / 6	0 / 42	0 / 0	0 / 0
Whanganui District	15 / 42	17,022 / 14,487	153 / 222	51 / 96	171 / 318	0 / 18	0 / 69
Rangitīkei District	66 / 129	264 / 402	5,454 / 4,497	309 / 408	366 / 495	0 / 9	12 / 21
Manawatū District	0 / 21	57 / 63	243 / 354	9,906 / 6,777	3,501 / 4,719	39 / 60	72 / 132
Palmerston North City	21 / 93	87 / 117	156 / 204	996 / 1,377	36,402 / 31,425	162 / 210	228 / 252
Taranua District	0 / 0	0 / 6	0 / 12	39 / 54	462 / 510	6,786 / 5,994	0 / 9
Horowhenua District	0 / 6	21 / 27	21 / 42	81 / 108	936 / 1,260	12 / 12	10,158 / 7,905

e.g. 21 people from Horowhenua District travelled to Whanganui for work in 2018.

Chart	Data Source	Timeframe
Gross Domestic Product	Infometrics - http://www.infometrics.co.nz/	Annual Average Dec 18 - Dec 19
Average Current House Value	Infometrics - http://www.infometrics.co.nz/	Dec 18 - Dec 19
Traffic Volume Growth	Infometrics - http://www.infometrics.co.nz/	Dec 18 - Dec 19
Unemployment Rate	Infometrics - http://www.infometrics.co.nz/	Dec 18- Dec 19
New Non Residential - Build Value	Stats NZ - http://archive.stats.govt.nz/infoshare/	Annual Total Dec 18- Dec 19
Place of Work vs Place of Residence	Stats NZ - http://archive.stats.govt.nz/infoshare/	Census 2013 to 2018
Population	Stats NZ - http://archive.stats.govt.nz/infoshare/	Census 2006 to 2018
Building Consents Issued	HDC Reporting	1 July - 29 February
Subdivision Consents Approved	HDC Reporting	1 July - 29 February
Annual Average Weekly Rent	Ministry of Business, Innovation, and Employment	January - November
Change in rental sector housing stock	Ministry of Business, Innovation, and Employment	December 2016 - December 2018
Number of active rental bonds	Ministry of Business, Innovation, and Employment	January - November

