

13<sup>TH</sup> EDITION

#### Q1 2020 RLB CRANE INDEX® HIGHLIGHTS

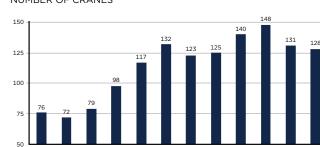
 Total of 128 long-term cranes on construction sites in the major centres. (88 in Auckland, 12 in Queenstown and 12 in Christchurch), down from 131

RLB CRANE INDEX®

Q1 - 2020

- Introduction of sector locality maps to highlight the location of long-term cranes and their market sector within each city.
- RLB Crane Index<sup>®</sup> fell slightly to 162, down from 166 previously.
- Cranes on residential projects fell by 10 (-18.5%) to 44 in this edition
- Activity rising in civil and commercial sectors with strong increases of six & five long-term cranes respectively
- South Island key centres grew by five cranes with North Island centres falling by eight
- The \$12 billion New Zealand Upgrade Programme, which involves proposals to build and upgrade roads, rail, schools and hospitals over the coming years should see continuing growth in non residential cranes across the country.
- Significant uncertainty in the short to medium term due to COVID-19

CRANE ACTIVITY - NEW ZEALAND NUMBER OF CRANES



**RLB** Levett

#### Q4 '14 Q2 '15 Q4 '15 Q2 '16 Q4 '16 Q2 '17 Q4 '17 Q1 '18 Q3 '18 Q1 '19 Q3 '19 Q1 '20

### Q3 2019 RLB CRANE INDEX® SUMMARY

CITIES		KEY SECTORS			
AUCKLAND		CIVIC		HOTEL	F
CHRISTCHURCH	1~	CIVIL	1~	MISC.	1~
DUNEDIN	1-	COMMERCIAL	1~	RECREATION	1~
HAMILTON	17	EDUCATION	1-	RESIDENTIAL	1~
QUEENSTOWN	1~	HEALTH	1-	RETAIL	12
TAURANGA		MISC. INCLUDES MIXED	USE ANI	O OTHER SECTOR PROJ	ECTS
WELLINGTON				N NUMBER 🛛 🦲 NI	RANE JMBERS IFADY



# NEW ZEALAND

The 13th edition (Q1 2020) of the RLB Crane Index<sup>®</sup> fell 11 per cent from the record high seen twelve months ago. As outlined within the latest RLB NZ Forecast Report, although construction demand in Auckland remains strong, there are signs of an easing in capacity pressures in the Auckland construction sector and a lowering of its share of the total New Zealand market. This is reflected in the total crane numbers across New Zealand where Auckland's share of total cranes has fallen from a high of 72.5% in the last edition to the current 68.8%.

The share of residential cranes has fallen to 34%, the lowest number since our Q2 2016 report. This reflects completion of a number of apartment projects and the growth being seen in the non-residential sectors over the past year. In Wellington, this can be seen in the increases in number of commercial cranes. Meanwhile, growth in Auckland was driven by a stronger spend in infrastructure projects and demand for office and hotel buildings.

Auckland contributed to almost all of the net fall of cranes across the country with seven, with the South Island centres of Christchurch and Queenstown showing strong combined gains of 5 cranes. Across the North Island, Wellington was the only region with a positive movement in long term crane numbers (+1).

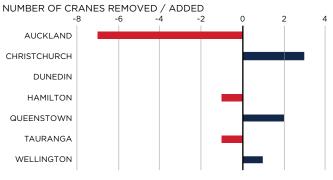
Both the civil and commercial sectors saw strong gains across the country offset by residential cranes falling by double digits.

The dynamic and evolving nature of the COVID-19 pandemic is now impacting projects in the design phase with a handful of projects 'on hold', together with suspension of nearly all live projects on or before 25th March 2020 with a minimum period of 4 weeks.

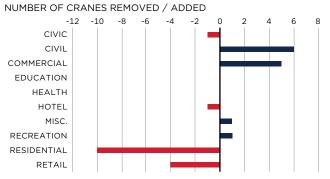
The pipeline of forward work across the country is expected to change fairly significantly, trending downwards, especially in the tourism sector.



#### NEW ZEALAND NET CRANE MOVEMENT BY CITY



#### NEW ZEALAND NET CRANE MOVEMENT BY SECTOR



#### **CRANE ACTIVITY - NEW ZEALAND**

	OPENING Q3 2019	COUNT %	МО +	VEMI -	ENT NET	CLOSING Q1 2020	COUNT %
AUCKLAND	95	72.5%	27	-34	-7	88	68.8%
CHRISTCHURCH	9	6.9%	8	-5	3	12	9.4%
DUNEDIN	1	0.8%	0	0	0	1	0.8%
HAMILTON	4	3.1%	2	-3	-1	3	2.3%
QUEENSTOWN	10	7.6%	8	-6	2	12	9.4%
TAURANGA	6	4.6%	2	-3	-1	5	3.9%
WELLINGTON	6	4.6%	2	-1	1	7	5.5%
TOTAL	131	100.0%	49	-52	-3	128	100.0%

## CRANE ACTIVITY - NEW ZEALAND BY SECTOR

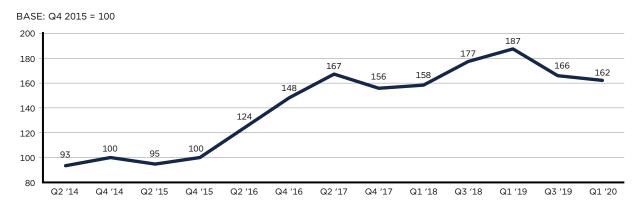
	OPENING	COUNT	мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	7	5.3%	3	-4	-1	6	4.7%
CIVIL	22	16.8%	9	-3	6	28	21.9%
COMMERCIAL	20	15.3%	16	-11	5	25	19.5%
EDUCATION	1	0.8%	0	0	0	1	0.8%
HEALTH	2	1.5%	0	0	0	2	1.6%
HOTEL	11	8.4%	3	-4	-1	10	7.8%
MISC.	4	3.1%	4	-3	1	5	3.9%
RECREATION	2	1.5%	1	0	1	3	2.3%
RESIDENTIAL	54	41.2%	12	-22	-10	44	34.4%
RETAIL	8	6.1%	1	-5	-4	4	3.1%
TOTAL	131	100.0%	49	-52	-3	128	100.0%



# NEW ZEALAND

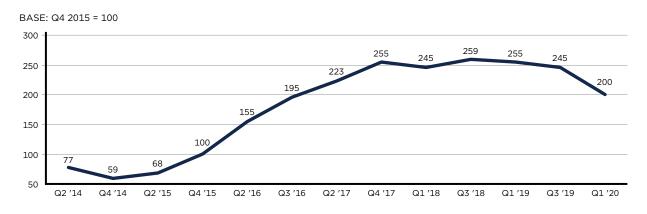
### **RLB CRANE INDEX® - NEW ZEALAND**

The New Zealand RLB Crane Index<sup>®</sup> fell slightly for this edition. The index fell 4 points to 162. Since the low of 93 in Q2 2014, the index has risen by 74%, however the index is now 13% below the peak in Q1 2019.



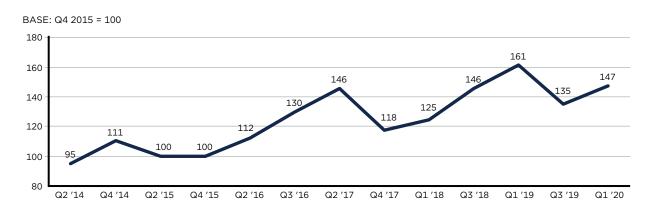
### **RESIDENTIAL INDEX**

The Residential Index dropped sharply by 18% to 200 for this edition reflecting the completion of a number of residential apartment projects across the country. The Residential Index peak of 259 was in Q3 2018.



#### NON-RESIDENTIAL INDEX

The Non-Residential Index has generally trended upwards since the re-indexing in 04 2015. The current period highlights the positive impact of increased infrastructure spend within New Zealand. The 9% increase in the index reflects the increases in crane numbers within the civil and commercial sectors across the country.





# AUCKLAND

Auckland's RLB Crane Index<sup>®</sup> continued its fall from the peak, twelve months ago. Cranes across Auckland fell by 7%. The Q1 2020 index fell from 288 to 267, a net fall of 7 cranes

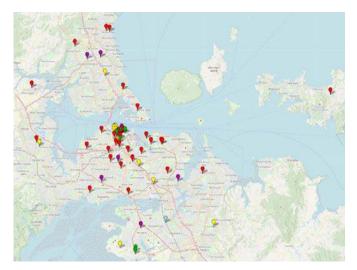
The net decrease of seven cranes across Auckland was a result of 27 new long-term cranes being added to new projects and 34 removals, bringing the regions current total to 88 cranes.

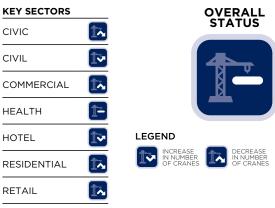
The drop in crane numbers is in contrast to the increased volume of work put in place throughout Auckland for the twelve months to December 2019, Total volume grew 17% from the previous 12 months, now totalling \$10.7b. Increases were seen in both the residential and non-residential sectors, with increases in work of 10% and 30% respectively The rise in non residential work is reflected in the steady numbers of cranes on these sites across Auckland.

The pipeline of new projects has been strong in Auckland, with the value of new and altered building consents rising by 12% for the twelve months to December 2019. Consents for both residential and non residential increased by 15% and 6% respectively.

Residential cranes remain at 44% of the 88 cranes across Auckland with 39 long-term cranes on residential projects across the city. Increases in crane numbers were seen within the hotel (two) and the civil (five) sectors.

Continued growth has been seen in the civil and infrastructure sector which is using 28% of all Auckland cranes supporting important long-term assets for Auckland. Three long-term cranes were added to the ferry terminal and wharves bringing the total number of long-term cranes to five. New cranes seen include Watercare projects and an additional crane at the Ameti Busway project. Continuing sites include the America's Cup base, SH1 widening in Rosedale and Mt Eden Station.





MISC. INCLUDES MIXED USE AND OTHER SECTOR PROJECTS

## **RLB CRANE INDEX® - AUCKLAND**

BASE: Q4 2015 = 100



#### **CRANE ACTIVITY - AUCKLAND**

	OPENING	COUNT	мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	4	4.2%	1	-3	-2	2	2.3%
CIVIL	20	21.1%	8	-3	5	25	28.4%
COMMERCIAL	14	14.7%	5	-7	-2	12	13.6%
EDUCATION	0	0.0%	0	0	0	0	0.0%
HEALTH	1	1.1%	0	0	0	1	1.1%
HOTEL	7	7.4%	3	-1	2	9	10.2%
MISC.	0	0.0%	0	0	0	0	0.0%
RECREATION	0	0.0%	0	0	0	0	0.0%
RESIDENTIAL	46	48.4%	10	-17	-7	39	44.3%
RETAIL	3	3.2%	0	-3	-3	0	0.0%
TOTAL	95	100.0%	27	-34	-7	88	100.0%



# AUCKLAND

Other additions to the skyline in Auckland by sector include:

#### Commercial

- Orams Development (2)
- Waiirua Rd, Glenfield
- Douglas Pharmaceuticals, Henderson

#### Hotel

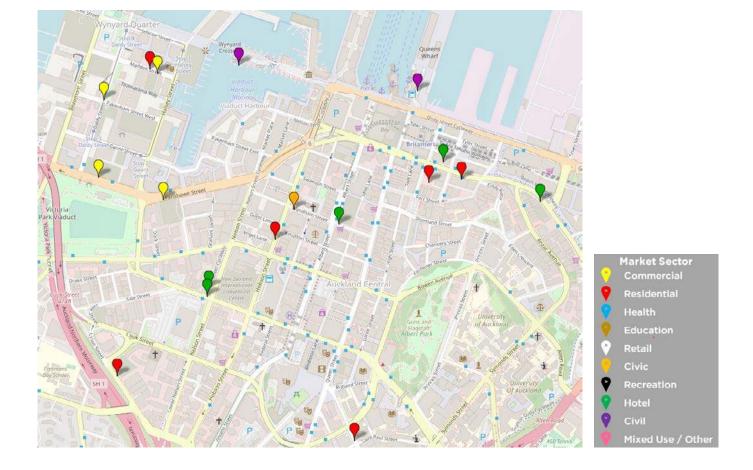
- Pullman Hotel
- Hotel 4 Auckland Airport
- DoubleTree Hilton Hotel, Papakura

### Residential

- Ryman, Henderson
- CAB Apartments, Auckland
- Eden View Apartments, Sandringham
- The Vanguard, Newmarket
- Large residential house, Waiheke
- On Point Apartments, Point Chevalier

Key projects that have seen long-term cranes removed include:

- Convention Centre and Auckland Museum (civic)
- CRL Contract 2 and Ports of Auckland Multi-Storey Carpark (civil)
- Ormiston town centre development, office and industrial buildings in Albany, Les Mills carpark, Mansons office, Downtown / Commercial Bay and in Great South Rd in Epsom (commercial)
- Wynyard 100 (hotel)
- Seventeen cranes were removed from residential projects across Auckland including Alexander Park, Waiparuru Hall, Unilodge and Fiore amongst others
- Sylvia Park expansion and at Westfield in Newmarket (retail)





# CHRISTCHURCH

Crane activity for Q1 2020 rose from the lows of the last publication with the index rising 34% to 39 representing a total of 12 cranes across Christchurch. Building work put in place also rose for the first time in three years in 2019, up 0.3% from 2018 levels.

Eight long-term cranes were added to projects and five removals, resulting in an increase of three cranes.

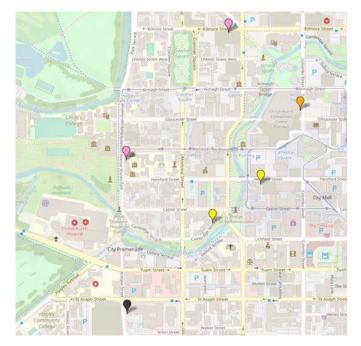
Building consents fell by 4% for the twelve months ending December 2019. This follows on from the 0.7% fall in 2018 over 2017. Residential consents were 5% higher for the year but non-residential consents fell by 15%.

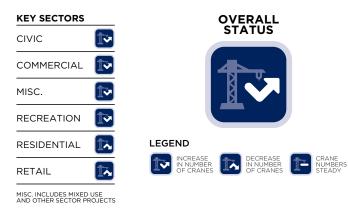
The Christchurch Convention Centre and Metro Sports Facility dominate crane numbers with almost 60% of all Christchurch's long-term cranes assisting with the developments. Only four other sites currently have cranes, these include:

- New Hereford Street Carpark
- 64 Kilmore street
- Cambridge Terrace
- Ravenscar House

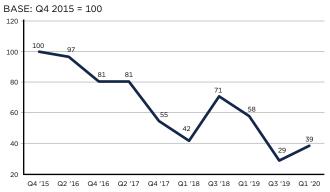
The Metro Sports Facility currently has a giant Liebherr LR 1500 crawler crane which is one of only 12 in the world. The specifications include

- Max load capacity 500t
- Max hoist height 164m
- Max Radius 144m





## **RLB CRANE INDEX® - CHRISTCHURCH**



## **CRANE ACTIVITY - CHRISTCHURCH**

	OPENING	COUNT	мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	3	33.3%	2	-1	1	4	33.3%
CIVIL	0	0.0%	0	0	0	0	0.0%
COMMERCIAL	2	22.2%	3	-2	1	3	25.0%
EDUCATION	0	0.0%	0	0	0	0	0.0%
HEALTH	0	0.0%	0	0	0	0	0.0%
HOTEL	0	0.0%	0	0	0	0	0.0%
MISC.	0	0.0%	2	0	2	2	16.7%
RECREATION	2	22.2%	1	0	1	3	25.0%
RESIDENTIAL	1	11.1%	0	-1	-1	0	0.0%
RETAIL	1	11.1%	0	-1	-1	0	0.0%
TOTAL	9	100.0%	8	-5	3	12	100.0%



# DUNEDIN

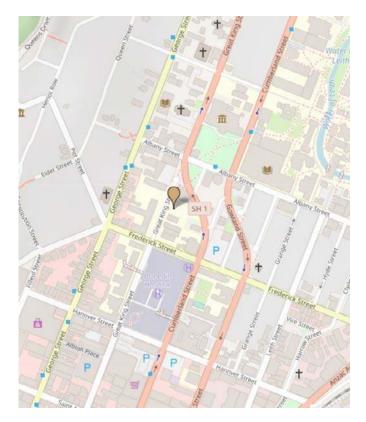
One crane remains at the University of Otago Eccles building (formally Research Support Facility project) in Dunedin.

Dunedin now has confirmation of new hospital projects and these should commence in late 2020, providing a boost to the local and wider South Island construction industry.









## **RLB CRANE INDEX® - DUNEDIN**

BASE: Q4 2015 = 100



## **CRANE ACTIVITY - DUNEDIN**

	OPENING	COUNT	мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	0	0.0%	0	0	0	0	0.0%
CIVIL	0	0.0%	0	0	0	0	0.0%
COMMERCIAL	0	0.0%	0	0	0	0	0.0%
EDUCATION	1	100.0%	0	0	0	1	100.0%
HEALTH	0	0.0%	0	0	0	0	0.0%
HOTEL	0	0.0%	0	0	0	0	0.0%
MISC.	0	0.0%	0	0	0	0	0.0%
RECREATION	0	0.0%	0	0	0	0	0.0%
RESIDENTIAL	0	0.0%	0	0	0	0	0.0%
RETAIL	0	0.0%	0	0	0	0	0.0%
TOTAL	1	100.0%	0	0	0	1	100.0%



# HAMILTON

Hamilton's crane count fell to three for this edition, resulting in a fall in the RLB Crane Index<sup>®</sup> to 150 from 200.

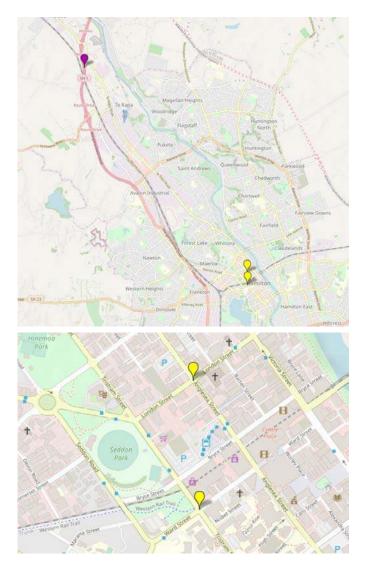
The value of building work put in place within the Waikato region increased to \$2.4b for the 12 months ending December 2019, a 16% increase on the previous twelve months. Residential work put in place increased by 13%, while non-residential work put in place jumped 23%.

Two commercial cranes have been placed within the Tristram precinct and Urban Homes new offices in the old AMI building.

One crane has been removed within Innovation Park.

One long-term civil crane remains on the Tamahere Bridge on the Waikato Expressway.

The tower crane in Alma Street for the Novotel Hotel extension has been removed.







#### **RLB CRANE INDEX® - HAMILTON**

BASE: Q4 2015 = 100



### **CRANE ACTIVITY - HAMILTON**

	OPENING	COUNT	мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	0	0.0%	0	0	0	0	0.0%
CIVIL	1	25.0%	0	0	0	1	33.3%
COMMERCIAL	1	25.0%	2	-1	1	2	66.7%
EDUCATION	0	0.0%	0	0	0	0	0.0%
HEALTH	0	0.0%	0	0	0	0	0.0%
HOTEL	1	25.0%	0	-1	-1	0	0.0%
MISC.	1	25.0%	0	-1	-1	0	0.0%
RECREATION	0	0.0%	0	0	0	0	0.0%
RESIDENTIAL	0	0.0%	0	0	0	0	0.0%
RETAIL	0	0.0%	0	0	0	0	0.0%
TOTAL	4	100.0%	2	-3	-1	3	100.0%



# QUEENSTOWN

For the past seven editions the RLB Crane Index<sup>®</sup> has maintained a value of over 300, highlighting the strength of the Queenstown construction sector. Queenstown's index rose to a new high of 400, representing 12 cranes across the region.

Eight new long-term cranes were placed with six removed from projects.

New cranes were seen for:

- Commercial works, George Road
- Fire Station upgrade, Isle Street
- Residential build, Belfast Terrace
- Residential build, Livingstone Lane
- Industrial projects on Red Oakes Drive
- Industrial works on Golden Elm Lane and Mountain Ash Drive

Cranes were removed from:

- Oak Shores, Frankton Road
- Storage King, Glenda Drive
- Residential projects in Marina Village (two) and Queenstown Hill



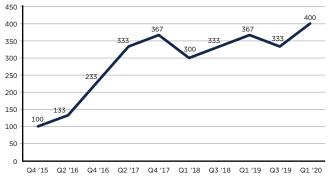


MISC. INCLUDES MIXED USE AND OTHER SECTOR PROJECTS



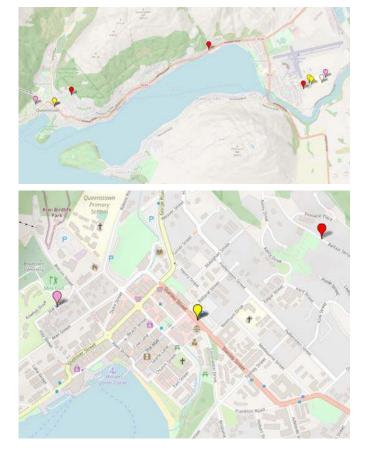
#### **RLB CRANE INDEX® - QUEENSTOWN**

BASE: Q4 2015 = 100



### **CRANE ACTIVITY - QUEENSTOWN**

	OPENING		мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	0	0.0%	0	0	0	0	0.0%
CIVIL	0	0.0%	0	0	0	0	0.0%
COMMERCIAL	0	0.0%	4	0	4	4	33.3%
EDUCATION	0	0.0%	0	0	0	0	0.0%
HEALTH	0	0.0%	0	0	0	0	0.0%
HOTEL	3	30.0%	0	-2	-2	1	8.3%
MISC.	1	10.0%	2	-1	1	2	16.7%
RECREATION	0	0.0%	0	0	0	0	0.0%
RESIDENTIAL	4	40.0%	2	-3	-1	3	25.0%
RETAIL	2	20.0%	0	0	0	2	16.7%
TOTAL	10	100.0%	8	-6	2	12	100.0%



#### **RLB CRANE INDEX**<sup>®</sup> | Q1 2020 | 13<sup>TH</sup> EDITION



# TAURANGA

Tauranga's RLB Crane Index<sup>®</sup> fell for the second consecutive publication to 250. Five cranes now dot the landscape around the city.

Three long-term cranes were removed and two new cranes have been placed since our last edition.

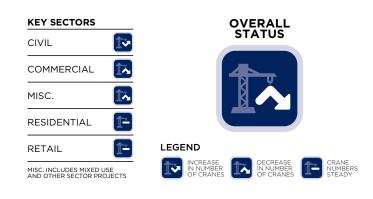
Newly placed cranes include:

- Wairoa Bridge
- An additional crane at Farmers in Elizabeth Street.

Cranes that were removed include:

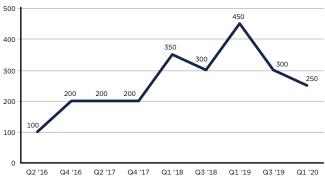
- Bayfair Shopping Centre
- Harington Street transport hub
- Mainfreight in Mount Manganui

Cranes remain at Baypark & Bayfair Road link, Farmers on Elizabeth Street and Melrose retirement village.



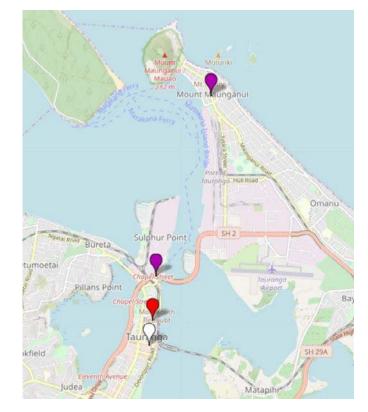
#### **RLB CRANE INDEX® - TAURANGA**

BASE: Q2 2016 = 100



## **CRANE ACTIVITY - TAURANGA**

	OPENING Q3 2019	COUNT %	MO +	VEM -	ENT NET	CLOSING Q1 2020	COUNT %
CIVIC	0	0.0%	0	0	0	0	0.0%
CIVIL	1	16.7%	1	0	1	2	40.0%
COMMERCIAL	1	16.7%	0	-1	-1	0	0.0%
EDUCATION	0	0.0%	0	0	0	0	0.0%
HEALTH	0	0.0%	0	0	0	0	0.0%
HOTEL	0	0.0%	0	0	0	0	0.0%
MISC.	1	16.7%	0	-1	-1	0	0.0%
RECREATION	0	0.0%	0	0	0	0	0.0%
RESIDENTIAL	1	16.7%	0	0	0	1	20.0%
RETAIL	2	33.3%	1	-1	0	2	40.0%
TOTAL	6	100.0%	2	-3	-1	5	100.0%





# WELLINGTON

Wellington's RLB Crane Index<sup>®</sup> rose by 9 points to 78 for this edition, resulting from a lift in long-term crane numbers to seven.

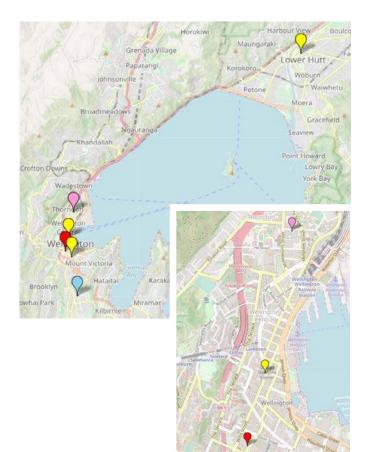
Seven cranes remain visible on the skyline around Wellington. Only one crane was removed from site with two new long-term cranes placed on new projects since our last count.

The value of building work put in place for Wellington increased 7% for the 12 months ending 31 December 2019, compared with the same period in 2018. This rise was driven by a 12% increase in residential work put in place during the period, while non-residential work also rose by 10%.

One crane was removed from Dixon Street.

New cranes were observed at a new commercial development in Taranaki Street, and an additional one on the Queensgate shopping mall in Lower Hutt.

Cranes remained onsite assisting the construction of Wellington Children's Hospital, residential apartments in Victoria Street, a commercial project in Willis Street and at the Indian High Commission on Pipitea Street.







**RLB CRANE INDEX® - WELLINGTON** 

BASE: Q4 2015 = 100



## CRANE ACTIVITY - WELLINGTON

	OPENING	COUNT	мо	VEM	ENT	CLOSING	COUNT
	Q3 2019	%	+	-	NET	Q1 2020	%
CIVIC	0	0.0%	0	0	0	0	0.0%
CIVIL	0	0.0%	0	0	0	0	0.0%
COMMERCIAL	2	33.3%	2	0	2	4	57.1%
EDUCATION	0	0.0%	0	0	0	0	0.0%
HEALTH	1	16.7%	0	0	0	1	14.3%
HOTEL	0	0.0%	0	0	0	0	0.0%
MISC.	1	16.7%	0	0	0	1	14.3%
RECREATION	0	0.0%	0	0	0	0	0.0%
RESIDENTIAL	2	33.3%	0	-1	-1	1	14.3%
RETAIL	0	0.0%	0	0	0	0	0.0%
TOTAL	6	100.0%	2	-1	1	7	100.0%





### ABOUT THE RLB CRANE INDEX®

The RLB Crane Index<sup>®</sup> is published by Rider Levett Bucknall biannually in Australia, New Zealand, USA, Gulf States and Southern Africa. The New Zealand RLB Crane Index<sup>®</sup> tracks the numbers of cranes in the key cities within New Zealand.

The RLB Crane Index<sup>®</sup> gives a simplified measure of the current state of the construction industry's workload in each of these locations.

Each RLB office physically counts all fixed cranes on each city's skyline twice yearly which provides the base information for the index. This information is then applied to a base date (4th edition Q4 2015), which enables the RLB Crane Index<sup>®</sup> to be calculated highlighting the relative movement of crane data over time for each city.

Subsequent movements in crane numbers were applied to the base RLB Crane Index<sup>®</sup> to highlight the crane movements in each city over time based on the relative count in Q4 2015.

Using the RLB Crane Index<sup>®</sup> table data makes for quick comparisons in determining city by city crane activity. For example, when comparing Auckland cranes for the base period of Q4 2015, against the count in Q1 2020, the following formula can be used to determine the percentage increase (or decrease).



where Crane  $Index_{cp}$  is the RLB Crane  $Index_{cp}$  for the current period and Crane  $Index_{pp}$  is the RLB Crane  $Index^{\$}$  for the previous period.

## LOCALITY MAPS

The RLB Crane Index<sup>®</sup> locality maps offer a pictorial representation of the collected data for each city using a pin locator for the approximate location and sector of the development to where cranes are located.

The pins color indicates the market sector of the development. The pins are not an indication of the numbers of cranes in that location.

The location of the pins are indicative only and have been positioned to convey the general spread of cranes within a city and to indicate the spread of cranes within market sectors.

Locality maps have been created by RLB at GPSVisualiser.com using Leaflet and map data from OpenStreetMap.org

## CONTACT DETAILS

For further comments, please contact:

Contact:	Chris Haines Director	Contact:	John Cross Oceania Research & Development Manager
Email:	chris.haines@nz.rlb.com	Email:	john.cross@au.rlb.com
Tel:	(09) 309 1074	Tel:	+61 3 9690 6111

# **RLB.com**