

From: Information Management Team

Sent: Friday, 16 December 2022 10:08 am

To: [REDACTED]

Subject: LGOIMA request for information - LGOIMA2022-0062 -

Kia ora John

Thank you for your information request dated 20 November 2022. You have requested:

- *Figures for the growth in retail employment in Hutt City relative to other industries since 2004.*
- *Figures for the loss of car assembly and componentry employment in Hutt City from 1984- 1990.*

Hutt City Council does not hold the specific information you have requested, however I have attached Lower Hutt City's Annual Economic Profile for 2013 as this provides those statistics that are held about employment in Lower Hutt.

Statistics about regional employment can be compiled using data available on Statistics New Zealand's website (www.statistics.govt.nz) or you may like to ask Statistics New Zealand or Hutt Valley Chamber of Commerce if they can supply the specific data you seek.

You have the right to seek an investigation and review by the Ombudsman of this response. Information about how to make a complaint is available at www.ombudsman.parliament.nz or freephone 0800 802 602.

Please note that this letter may be published on the Council's website.

Nāku noa, nā

Susan Sales

Senior Advisor, Official Information and Privacy

ANNUAL ECONOMIC PROFILE

Lower Hutt City



2013

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ECONOMY

The New Zealand economy expanded by 2.6% in the March 2013 year, up from 2.3% growth in 2012. Although drought conditions throughout much of New Zealand took the edge off growth during the March 2013 quarter, rising construction activity, coupled with increases to consumer and business demand, ensured that annual economic growth over the year still picked up.

The drought's effects on the primary sector were stark, with value added by the agriculture, forestry, and fishing industry falling by 0.9% over the year to March 2013, compared with growth of close to 11% the previous year. Offsetting this decrease was rising construction activity and business investment, which helped push up private investment by 14%. Private consumption continued to climb at a moderate pace (up 2.5%), driven by increased purchases of durable goods. The increases to private consumption and investment more than offset fiscal drag from central government belt tightening.

How fast has Lower Hutt City's economy grown?

This section measures economic performance in Lower Hutt City during the year to March 2013 and previous years. All GDP estimates are measured in constant 2010 prices.

- GDP in Lower Hutt City measured \$4,966m in the year to March 2013, up 1.0% from a year earlier. New Zealand's GDP increased by 2.6% over the same period.
- Economic growth in Lower Hutt City averaged 1.4%pa over the last 10 years compared with an average of 2.2%pa in the national economy.
- Growth in Lower Hutt City reached a high of 6.1% in 2005 and a low of -5.7% in 2009.
- Lower Hutt City accounted for 2.5% of national GDP in 2013.

Figure 1. GDP growth (year to March 2013)

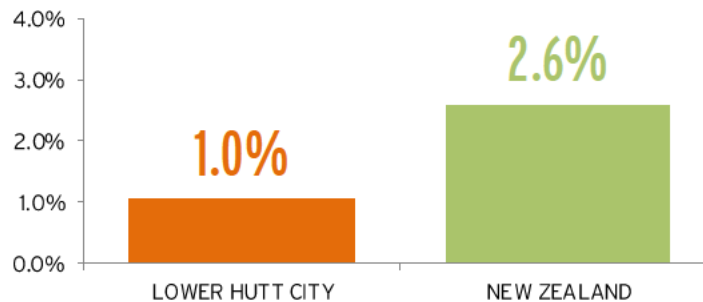


Figure 2. Annual average GDP growth (2002-2013)

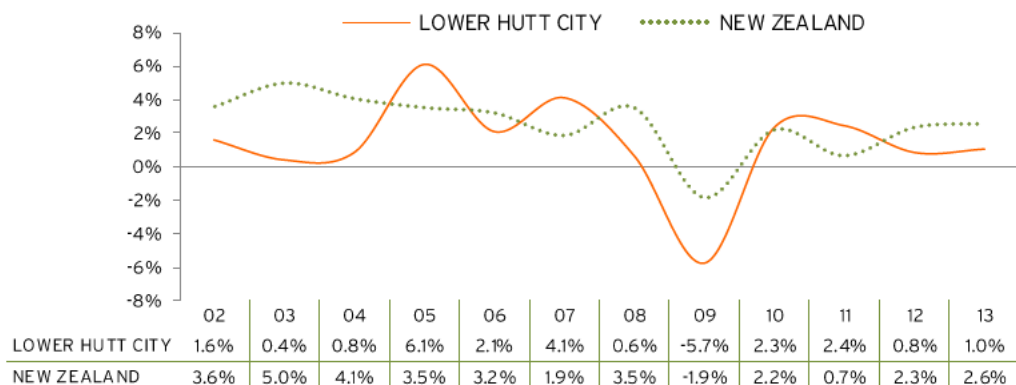


Figure 3. GDP growth last 1, 2, 5 and 10 years

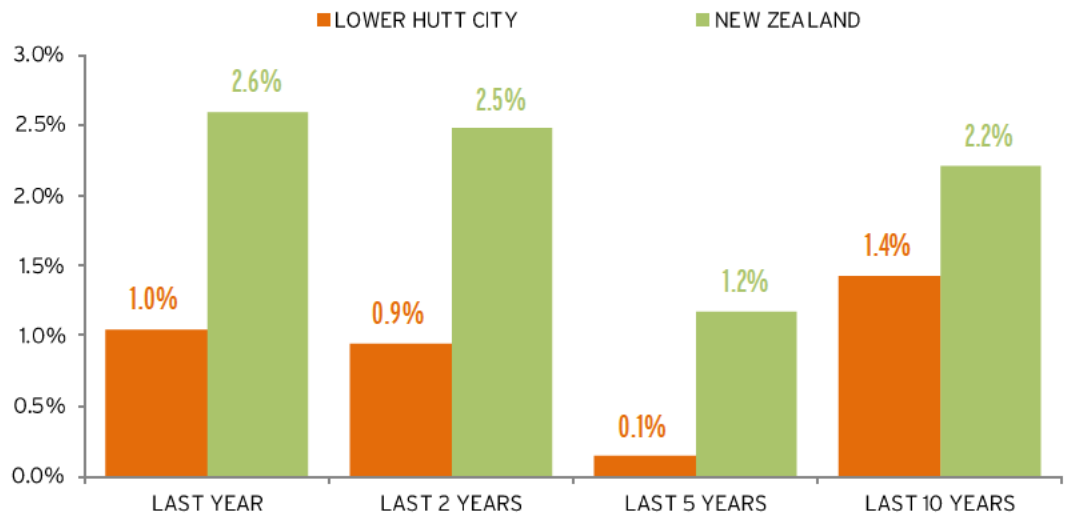


Figure 4 shows how Lower Hutt City's GDP growth compares with other districts in New Zealand. It shows which growth decile Lower Hutt City is placed over the past one, two, five and ten year periods. Decile one contains the 10% of districts with the fastest growth rates while decile ten contains the 10% with the lowest growth rates.

- Lower Hutt City's GDP growth of 1.0% in the year to March 2013 ranked it number 42 among the 66 territorial authorities in New Zealand. This ranking put it in the seventh growth decile (decile one = fastest 10% of TAs, decile ten = slowest 10%).
- Over the past two years (2013-2011) GDP in Lower Hutt City grew by an average of 0.9%pa ranking it number 47 (decile 8).
- Over the past five years (2013-2008) GDP in Lower Hutt City grew by an average of 0.1%pa ranking it number 48 (decile 8).
- Over the past ten years (2013-2003) GDP in Lower Hutt City grew by an average of 1.4%pa ranking it number 44 (decile 7).

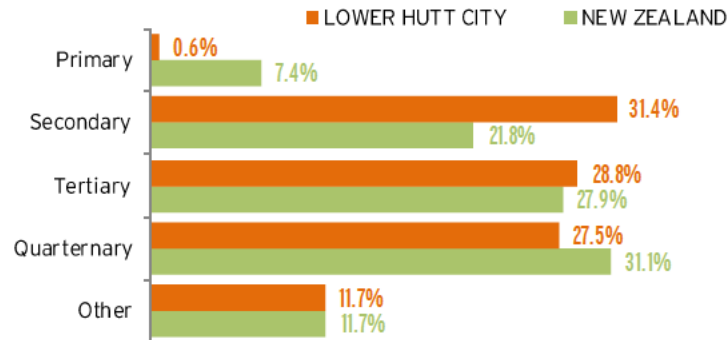
Figure 4. GDP growth decile rankings: last 1, 2, 5 and 10 years

Decile	Last year	Last 2 years	Last 5 years	Last 10 years
1 Fastest 10%				
2				
3				
4				
5				
6				
7	Lower Hutt City			Lower Hutt City
8		Lower Hutt City	Lower Hutt City	
9				
10 Slowest 10%				

What is the industrial structure of Lower Hutt City's economy?

This section describes the structure of the economy in terms of the broad sectors: primary, secondary, tertiary and quarternary. The primary sector makes direct use of natural resources. It extracts or harvests products from the earth. The secondary sector produces manufactured and other processed goods. The tertiary sector includes the lower value-adding service industries while the quarternary sector includes the higher value-adding, knowledge-based service industries. A full definition of the sectors is given in the technical appendix.

Figure 5. Share of total GDP (2013)



- Secondary industries accounted for the largest proportion of GDP (31.4%) in Lower Hutt City, which is higher than in the national economy (21.8%).
- Tertiary industries accounted for 28.8% of GDP which was higher than for New Zealand as a whole (27.9%)
- Quarternary industries accounted for 27.5% compared with 31.1% in the national economy.
- Primary industries accounted for the smallest proportion in Lower Hutt City: 0.6% compared with 7.4% in the national economy.

Table 1. 1-digit industries ranked by contribution to GDP (2013)

Broad industry	GDP (M, 2010 PRICES)		% OF TOTAL	
	Lower Hutt City	New Zealand	Lower Hutt City	New Zealand
Manufacturing	829	25,416	16.7%	12.6%
Electricity, Gas, Water and Waste Services	384	6,271	7.7%	3.1%
Professional, Scientific and Technical Services	366	15,811	7.4%	7.5%
Health Care and Social Assistance	350	11,960	7.1%	5.9%
Construction	348	12,199	7.0%	6.1%
Wholesale Trade	297	10,540	6.0%	5.2%
Rental, Hiring and Real Estate Services	263	13,013	5.3%	6.5%
Education and Training	208	8,876	4.2%	4.4%
Transport, Postal and Warehousing	203	8,591	4.1%	4.3%
Retail Trade	203	8,998	4.1%	4.5%
Public Administration and Safety	177	8,593	3.6%	4.3%
Financial and Insurance Services	161	11,448	3.2%	5.7%
Administrative and Support Services	147	4,368	3.0%	2.2%
Other Services	144	3,881	2.9%	1.9%
Information Media and Telecommunications	105	6,589	2.1%	3.3%
Arts and Recreation Services	101	2,506	2.0%	1.2%
Accommodation and Food Services	70	4,224	1.4%	2.1%
Mining	25	3,640	0.5%	1.8%
Agriculture, Forestry and Fishing	3	11,325	0.1%	5.6%
Owner-occupied property operation	256	11,131	5.1%	5.5%
Unallocated	325	12,506	6.5%	6.2%
Total	4,966	201,255	100%	100%

- Manufacturing was the largest industry in Lower Hutt City in 2013 accounting for 16.7% of total GDP.
- The second largest industry was electricity, gas, water & waste services (7.7%) followed by professional, scientific & technical services (7.4%).
- The industry most highly represented in Lower Hutt City relative to the national economy is electricity, gas, water & waste services. This industry contributes 7.7% to the district's economy compared with 3.1% to the national economy.
- The next most highly represented industries are arts & recreation services (2.0% compared to 1.2% nationally) and other services (2.9% compared with 1.9% nationally).

Figure 6. Share of total GDP (2013)

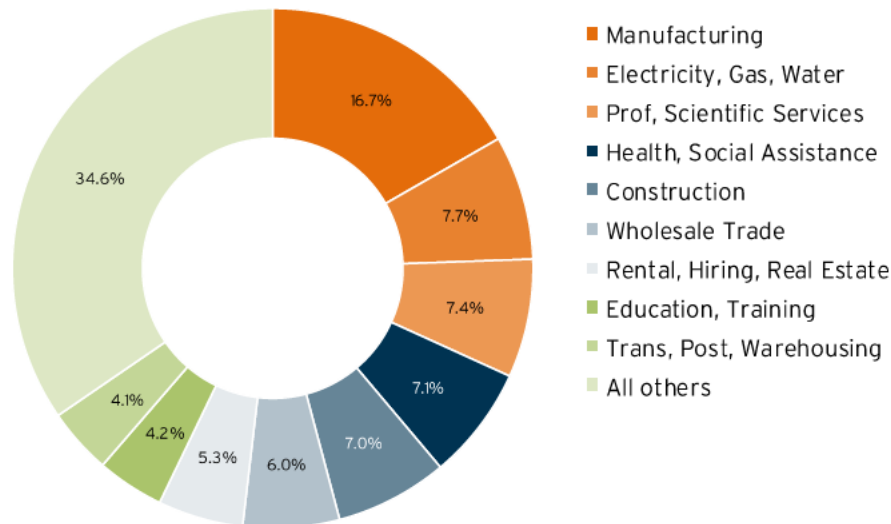


Table 2 on the following page shows 54 industries ranked according to their contribution to GDP. These industry categories are used by Statistics New Zealand in the national accounts. They are a mix of various levels of industries on the ANZSIC-06 classification. Further information about the industrial classification is given in the Technical Notes at the end of the document.

- Professional, Scientific & Technical Services was the largest industry in Lower Hutt City in 2013 accounting for 7.4% of total GDP.
- The second largest industry was health care & social assistance (7.1%) followed by wholesale trade (6%).
- The industry most highly represented in Lower Hutt City relative to the national economy is water, sewerage, drainage & waste services. This industry contributes 2% to the district's economy compared with 0.5% to the national economy.
- The next most highly represented industries are pulp, paper & converted paper product manufacturing (1.3% and 0.4%) and printing (1% and 0.3%).

Table 2. GDP by 54 industry categories (2013)

Rank	Industry	Lower Hutt City		New Zealand
		GDP (\$ m)	% of total	% of total
1	Professional, Scientific & Technical Services	366	7.4%	7.5%
2	Health Care & Social Assistance	350	7.1%	5.9%
3	Wholesale Trade	297	6.0%	5.2%
4	Electricity & Gas Supply	287	5.8%	2.6%
5	Education & Training	208	4.2%	4.4%
6	Property Operators & Real Estate Services	206	4.2%	5.2%
7	Construction Services	199	4.0%	3.1%
8	Central Government Administration, Defence & Public Safety	153	3.1%	3.8%
9	Administrative & Support Services	147	3.0%	2.2%
10	Other Services	144	2.9%	1.9%
11	Other Store-Based Retailing & Non Store Retailing	119	2.4%	2.6%
12	Postal, Courier Transport Support, & Warehousing Services	103	2.1%	1.9%
13	Arts & Recreation Services	101	2.0%	1.2%
14	Finance	99	2.0%	3.8%
15	Heavy & Civil Engineering Construction	99	2.0%	1.7%
16	Water, Sewerage, Drainage & Waste Services	97	2.0%	0.5%
17	Machinery & Other Equipment Manufacturing	97	1.9%	1.4%
18	Road Transport	95	1.9%	1.4%
19	Polymer Product & Rubber Product Manufacturing	93	1.9%	0.6%
20	Basic Chemical & Chemical Product Manufacturing	87	1.7%	1.5%
21	Beverage & Tobacco Product Manufacturing	84	1.7%	0.9%
22	Fabricated Metal Product Manufacturing	75	1.5%	0.9%
23	Accommodation & Food Services	70	1.4%	2.1%
24	Fruit, Oil, Cereal & Other Food Product Manufacturing	68	1.4%	1.1%
25	Pulp, Paper & Converted Paper Product Manufacturing	64	1.3%	0.4%
26	Telecommunications, Internet & Library Services	58	1.2%	2.4%
27	Rental & Hiring Services (except Real Estate)	57	1.1%	1.3%
28	Supermarket, Grocery Stores & Specialised Food Retailing	53	1.1%	1.3%
29	Auxiliary Finance & Insurance Services	53	1.1%	0.9%
30	Textile, Leather, Clothing & Footwear Manufacturing	52	1.0%	0.4%
31	Building Construction	50	1.0%	1.3%
32	Printing	48	1.0%	0.3%
33	Information Media Services	47	0.9%	0.9%
34	Transport Equipment Manufacturing	43	0.9%	0.6%
35	Primary Metal & Metal Product Manufacturing	43	0.9%	0.6%
36	Motor Vehicle & Motor Vehicle Parts & Fuel Retailing	31	0.6%	0.6%
37	Mining	25	0.5%	1.8%
38	Local Government Administration	24	0.5%	0.5%
39	Wood Product Manufacturing	20	0.4%	0.7%
40	Furniture & Other Manufacturing	20	0.4%	0.3%
41	Petroleum & Coal Product Manufacturing	18	0.4%	0.5%
42	Non-Metallic Mineral Product Manufacturing	13	0.3%	0.5%
43	Insurance & Superannuation Funds	9	0.2%	0.9%
44	Rail, Water, Air & Other Transport	6	0.1%	1.0%
45	Meat & Meat Product Manufacturing	3	0.1%	1.4%
46	Dairy Product Manufacturing	2	0.0%	0.4%
47	Fishing & Aquaculture	1	0.0%	0.1%
48	Sheep, Beef Cattle & Grain Farming	1	0.0%	1.4%
49	Forestry & Logging	1	0.0%	0.7%
50	Horticulture & Fruit Growing	1	0.0%	0.6%
51	Agriculture, Forestry & Fishing Support Services & Hunting	0	0.0%	0.6%
52	Poultry, Deer & Other Livestock Farming	0	0.0%	0.2%
53	Dairy Cattle Farming	0	0.0%	2.2%
54	Seafood Processing	0	0.0%	0.2%
	Owner-Occupied Property Operation	256	5.1%	5.5%
	Unallocated	325	6.5%	6.2%
	Total	4,966	100.0%	100.0%

Which broad industries made the largest contribution to economic growth?

Although an industry may be growing rapidly, if it is small relative to a region's total economy its contribution to overall GDP growth may also be small. This section therefore investigates which broad industries made the largest contribution to the overall growth of Lower Hutt City's economy taking into account their relative sizes.

- Construction made the largest contribution to overall growth in Lower Hutt City between 2012 and 2013. The industry grew by 9.1% over the year and contributed 0.6 percentage points to the district's total growth of 1.0%.
- The next largest contributor was electricity, gas, water & waste services (0.3 percentage points) followed by health care & social assistance (0.2 percentage points).
- The largest detractor from growth over the year was manufacturing which declined by 1.2% and contributed -0.2 percentage points to the total growth of 1%. Rental, Hiring & Real Estate Services (-0.1 percentage points) and information media & telecommunications (-0.1 percentage points) were the next largest detractors.

Table 3. 1-digit industries ranked by % point contribution to GDP growth (2012 -2013)

Rank	Industry	GDP		% point contribution to growth	Annual % growth
		2012	2013		
1	Construction	319	348	0.6%	9.1%
2	Electricity, Gas, Water & Waste Services	371	384	0.3%	3.7%
3	Health Care & Social Assistance	340	350	0.2%	3.0%
4	Retail Trade	196	203	0.1%	3.3%
5	Professional, Scientific & Technical Services	363	366	0.1%	0.9%
6	Administrative & Support Services	144	147	0.1%	2.1%
7	Financial & Insurance Services	159	161	0.0%	15%
8	Agriculture, Forestry & Fishing	4	3	0.0%	-5.5%
9	Accommodation & Food Services	71	70	0.0%	-0.3%
10	Public Administration & Safety	177	177	0.0%	-0.4%
11	Other Services	145	144	0.0%	-0.7%
12	Education & Training	209	208	0.0%	-0.7%
13	Mining	27	25	0.0%	-8.5%
14	Arts & Recreation Services	104	101	-0.1%	-2.7%
15	Wholesale Trade	301	297	-0.1%	-12%
16	Transport, Postal & Warehousing	207	203	-0.1%	-18%
17	Information Media & Telecommunications	109	105	-0.1%	-3.9%
18	Rental, Hiring & Real Estate Services	269	263	-0.1%	-2.3%
19	Manufacturing	839	829	-0.2%	-12%
	Owner-Occupied Property Operation	253	256	0.1%	10%
	Unallocated	308	325	0.4%	5.7%
	Total	4,915	4,966	1.0%	1.0%

Table 4. 1-digit industries percentage point contribution to growth: last 1, 2, 5 and 10 years

Industry	Last year 12 to 13	Last 2 years 11 to 13	Last 5 years 08 to 13	Last 10 years 03 to 13
Agriculture, Forestry & Fishing	0.0%	0.0%	0.0%	0.0%
Mining	0.0%	0.0%	-0.1%	0.0%
Manufacturing	-0.2%	0.0%	-0.5%	-0.3%
Electricity, Gas, Water & Waste Services	0.3%	0.4%	0.4%	0.7%
Construction	0.6%	0.3%	-0.1%	0.2%
Wholesale Trade	-0.1%	-0.2%	-0.2%	0.0%
Retail Trade	0.1%	0.1%	0.0%	0.1%
Accommodation & Food Services	0.0%	0.0%	0.0%	0.0%
Transport, Postal & Warehousing	-0.1%	-0.1%	-0.1%	-0.1%
Information Media & Telecommunications	-0.1%	0.1%	0.0%	-0.2%
Financial & Insurance Services	0.0%	0.1%	0.0%	0.1%
Rental, Hiring & Real Estate Services	-0.1%	0.2%	0.1%	0.1%
Professional, Scientific & Technical Services	0.1%	0.0%	0.1%	0.0%
Administrative & Support Services	0.1%	-0.1%	0.0%	0.0%
Public Administration & Safety	0.0%	-0.1%	-0.1%	0.0%
Education & Training	0.0%	0.0%	0.1%	0.0%
Health Care & Social Assistance	0.2%	0.0%	0.1%	0.3%
Arts & Recreation Services	-0.1%	-0.1%	0.0%	0.1%
Other Services	0.0%	0.0%	0.0%	0.0%
Owner-Occupied Property Operation	0.1%	0.1%	0.0%	0.1%
Unallocated	0.4%	0.2%	0.3%	0.2%
Total	1.0%	0.9%	0.1%	1.4%

- Over the past 10 years the broad industries making the largest contribution to GDP growth in Lower Hutt City were electricity, gas, water and waste services (0.7 percentage points), health care and social assistance (0.3 percentage points), and construction (0.2 percentage points).
- The broad industries making the lowest contributions were manufacturing (-0.3 percentage points), information media and telecommunications (-0.2 percentage points), and transport, postal and warehousing (-0.1 percentage points).

Which detailed industries made the largest contribution to economic growth?

Table 5 shows a ranking of the detailed industries by their contribution to economic growth over the past year.

- Heavy & Civil Engineering Construction made the largest contribution to growth in Lower Hutt City in the year to March 2013. The industry grew by 26.8% over the year and contributed 0.4 percentage points to the district's total growth of 1.0%.
- The next largest contributor was electricity & gas supply which contributed 0.2 percentage points followed by health care & social assistance (0.2 percentage points).
- The largest detractor from growth over the year was primary metal & metal product manufacturing which declined by 18.8% and contributed -0.2 percentage points to the total growth of 1%. Meat & Meat Product Manufacturing (-0.2 percentage points) and rental & hiring services (except real estate) (-0.2 percentage points) were the next largest detractors.

Table 5. 54 industries ranked by percentage point contribution to growth (2012 -2013)

Rank	Industry	GDP (\$ m)		% point contribution to growth	Annual % growth
		2012	2013		
1	Heavy & Civil Engineering Construction	77.8	98.6	0.4%	26.8%
2	Electricity & Gas Supply	275.9	287.4	0.2%	4.2%
3	Health Care & Social Assistance	340.1	350.4	0.2%	3.0%
4	Beverage & Tobacco Product Manufacturing	75.9	84.2	0.2%	10.9%
5	Construction Services	192.1	198.9	0.1%	3.6%
6	Fruit, Oil, Cereal & Other Food Product Manufacturing	61.7	68.0	0.1%	10.2%
7	Textile, Leather, Clothing & Footwear Manufacturing	46.1	51.7	0.1%	12.1%
8	Finance	93.5	98.7	0.1%	5.5%
9	Professional, Scientific & Technical Services	362.8	366.1	0.1%	0.9%
10	Other Store-Based Retailing & Non Store Retailing	115.6	118.8	0.1%	2.8%
11	Administrative & Support Services	143.8	146.8	0.1%	2.1%
12	Rail, Water, Air & Other Transport	2.8	5.8	0.1%	106.8%
13	Motor Vehicle & Motor Vehicle Parts & Fuel Retailing	27.7	30.6	0.1%	10.4%
14	Water, Sewerage, Drainage & Waste Services	94.7	96.9	0.0%	2.4%
15	Fabricated Metal Product Manufacturing	73.2	74.6	0.0%	1.9%
16	Building Construction	48.9	50.2	0.0%	2.6%
17	Property Operators & Real Estate Services	205.1	206.3	0.0%	0.6%
18	Non-Metallic Mineral Product Manufacturing	11.6	12.8	0.0%	10.2%
19	Basic Chemical & Chemical Product Manufacturing	85.8	86.7	0.0%	1.1%
20	Dairy Product Manufacturing	0.9	1.6	0.0%	68.5%
21	Supermarket, Grocery Stores & Specialised Food Retailing	53.2	53.5	0.0%	0.5%
22	Sheep, Beef Cattle & Grain Farming	0.5	0.8	0.0%	51.6%
23	Pulp, Paper & Converted Paper Product Manufacturing	63.6	63.8	0.0%	0.3%
24	Central Government Administration, Defence & Public Safety	153.0	153.2	0.0%	0.1%
25	Auxiliary Finance & Insurance Services	53.0	53.1	0.0%	0.2%
26	Horticulture & Fruit Growing	0.6	0.6	0.0%	8.0%
27	Poultry, Deer & Other Livestock Farming	0.0	0.0	0.0%	223.1%
28	Dairy Cattle Farming	0.0	0.0	0.0%	0.0%
29	Seafood Processing	0.0	0.0	0.0%	0.0%
30	Forestry & Logging	0.9	0.8	0.0%	-10.2%
31	Agriculture, Forestry & Fishing Support Services & Hunting	0.5	0.3	0.0%	-36.7%
32	Accommodation & Food Services	70.6	70.4	0.0%	-0.3%
33	Fishing & Aquaculture	1.2	1.0	0.0%	-20.6%
34	Local Government Administration	24.5	23.6	0.0%	-3.4%
35	Information Media Services	48.0	47.1	0.0%	-1.8%
36	Wood Product Manufacturing	2.10	2.01	0.0%	-4.4%
37	Other Services	144.9	143.8	0.0%	-0.7%
38	Transport Equipment Manufacturing	44.6	43.3	0.0%	-2.8%
39	Polymer Product & Rubber Product Manufacturing	94.3	93.0	0.0%	-1.4%
40	Education & Training	209.0	207.6	0.0%	-0.7%
41	Furniture & Other Manufacturing	2.14	1.97	0.0%	-8.3%
42	Road Transport	96.5	94.6	0.0%	-2.1%
43	Mining	27.2	24.9	0.0%	-8.5%
44	Arts & Recreation Services	103.9	101.1	-0.1%	-2.7%
45	Insurance & Superannuation Funds	1.20	0.91	-0.1%	-24.0%
46	Petroleum & Coal Product Manufacturing	2.13	1.84	-0.1%	-13.6%
47	Machinery & Other Equipment Manufacturing	99.7	96.8	-0.1%	-2.9%
48	Telecommunications, Internet & Library Services	6.14	5.80	-0.1%	-5.5%
49	Wholesale Trade	300.9	297.4	-0.1%	-1.2%
50	Postal, Courier Transport Support, & Warehousing Services	107.6	102.9	-0.1%	-4.4%
51	Printing	53.6	47.9	-0.1%	-10.7%
52	Rental & Hiring Services (except Real Estate)	64.4	57.0	-0.2%	-11.5%
53	Meat & Meat Product Manufacturing	1.14	0.34	-0.2%	-69.9%
54	Primary Metal & Metal Product Manufacturing	53.3	43.3	-0.2%	-18.8%
	Owner-Occupied Property Operation	253.0	255.7	0.1%	1.0%
	Unallocated	307.5	325.1	0.4%	5.7%
	Total	4,915	4,966	1.0%	1.0%

Table 6. 54 industries contribution to growth: last 1, 2, 5 and 10 years

Industry	Last year 12 to 13	Last 2 years 11 to 13	Last 5 years 08 to 13	Last 10 years 03 to 13
Horticulture & Fruit Growing	0.0%	0.0%	0.0%	0.0%
Sheep, Beef Cattle & Grain Farming	0.0%	0.0%	0.0%	0.0%
Dairy Cattle Farming	0.0%	0.0%	0.0%	0.0%
Poultry, Deer & Other Livestock Farming	0.0%	0.0%	0.0%	0.0%
Forestry & Logging	0.0%	0.0%	0.0%	0.0%
Fishing & Aquaculture	0.0%	0.0%	0.0%	0.0%
Agriculture, Forestry & Fishing Support Services & Hunting	0.0%	0.0%	0.0%	0.0%
Mining	0.0%	0.0%	-0.1%	0.0%
Meat & Meat Product Manufacturing	-0.2%	-0.1%	0.0%	0.0%
Seafood Processing	0.0%	0.0%	0.0%	0.0%
Dairy Product Manufacturing	0.0%	0.0%	0.0%	0.0%
Fruit, Oil, Cereal & Other Food Product Manufacturing	0.1%	0.1%	-0.2%	0.0%
Beverage & Tobacco Product Manufacturing	0.2%	0.2%	0.1%	0.1%
Textile, Leather, Clothing & Footwear Manufacturing	0.1%	0.0%	0.0%	0.0%
Wood Product Manufacturing	0.0%	0.0%	0.0%	0.0%
Pulp, Paper & Converted Paper Product Manufacturing	0.0%	0.1%	0.1%	0.1%
Printing	-0.1%	-0.1%	-0.1%	0.0%
Petroleum & Coal Product Manufacturing	-0.1%	0.0%	0.0%	0.0%
Basic Chemical & Chemical Product Manufacturing	0.0%	-0.3%	-0.1%	-0.3%
Polymer Product & Rubber Product Manufacturing	0.0%	0.2%	0.2%	0.1%
Non-Metallic Mineral Product Manufacturing	0.0%	0.0%	0.0%	-0.1%
Primary Metal & Metal Product Manufacturing	-0.2%	-0.1%	-0.1%	-0.1%
Fabricated Metal Product Manufacturing	0.0%	0.0%	-0.1%	0.0%
Transport Equipment Manufacturing	0.0%	0.0%	-0.1%	0.0%
Machinery & Other Equipment Manufacturing	-0.1%	0.1%	0.0%	0.1%
Furniture & Other Manufacturing	0.0%	0.0%	-0.1%	0.0%
Electricity & Gas Supply	0.2%	0.5%	0.3%	0.5%
Water, Sewerage, Drainage & Waste Services	0.0%	-0.1%	0.1%	0.2%
Building Construction	0.0%	0.0%	0.0%	0.0%
Heavy & Civil Engineering Construction	0.4%	0.3%	-0.1%	0.0%
Construction Services	0.1%	0.1%	0.0%	0.1%
Wholesale Trade	-0.1%	-0.2%	-0.2%	0.0%
Motor Vehicle & Motor Vehicle Parts & Fuel Retailing	0.1%	0.0%	0.0%	0.0%
Supermarket, Grocery Stores & Specialised Food Retailing	0.0%	0.0%	0.0%	0.0%
Other Store-Based Retailing & Non Store Retailing	0.1%	0.1%	0.0%	0.1%
Accommodation & Food Services	0.0%	0.0%	0.0%	0.0%
Road Transport	0.0%	0.0%	0.0%	0.0%
Rail, Water, Air & Other Transport	0.1%	0.0%	0.0%	0.0%
Postal, Courier Transport Support, & Warehousing Services.	-0.1%	-0.1%	-0.1%	0.0%
Information Media Services	0.0%	0.1%	0.0%	0.0%
Telecommunications, Internet & Library Services	-0.1%	0.0%	0.0%	-0.2%
Finance	0.1%	0.0%	0.0%	0.1%
Insurance & Superannuation Funds	-0.1%	0.0%	0.0%	0.0%
Auxiliary Finance & Insurance Services	0.0%	0.0%	0.0%	0.0%
Rental & Hiring Services (except Real Estate)	-0.2%	0.0%	-0.1%	0.0%
Property Operators & Real Estate Services	0.0%	0.2%	0.2%	0.1%
Professional, Scientific & Technical Services	0.1%	0.0%	0.1%	0.0%
Administrative & Support Services	0.1%	-0.1%	0.0%	0.0%
Local Government Administration	0.0%	-0.1%	-0.1%	0.0%
Central Government Administration, Defence & Public Safety	0.0%	0.0%	0.0%	0.0%
Education & Training	0.0%	0.0%	0.1%	0.0%
Health Care & Social Assistance	0.2%	0.0%	0.1%	0.3%
Arts & Recreation Services	-0.1%	-0.1%	0.0%	0.1%
Other Services	0.0%	0.0%	0.0%	0.0%
Ownership of owner-occupied dwellings	0.1%	0.1%	0.0%	0.1%
Unallocated	0.4%	0.2%	0.3%	0.2%
Total	1.0%	0.9%	0.1%	1.4%

In which industries does Lower Hutt City have a comparative advantage?

A high concentration of certain industries in a region may be indicative of that region having a comparative advantage in those industries. This may be due to its natural endowments, location, skills of its labour force or other reasons. The location quotient indicates in which industries a region has comparative advantage. A region has a location quotient larger (smaller) than one when the share of that industry in the regional economy is greater (less) than the share of the same industry in the national economy.

Table 7 shows a ranking of 54 industries by their location quotients.

- The industries in which Lower Hutt City has the largest comparative advantages are water, sewerage, drainage & waste services (location quotient = 3.7), pulp, paper & converted paper product manufacturing (3.4), and printing (3.3).

Table 7. Location quotient as a measure of comparative advantage

Rank	Industry	Location Quotient	Share of total GDP	
			Lower Hutt City	New Zealand
1	Water, Sewerage, Drainage & Waste Services	3.7	2.0%	0.5%
2	Pulp, Paper & Converted Paper Product Manufacturing	3.4	13%	0.4%
3	Printing	3.3	10%	0.3%
4	Polymer Product & Rubber Product Manufacturing	3.1	19%	0.6%
5	Textile, Leather, Clothing & Footwear Manufacturing	2.9	10%	0.4%
6	Electricity & Gas Supply	2.2	5.8%	2.6%
7	Beverage & Tobacco Product Manufacturing	1.9	17%	0.9%
8	Arts & Recreation Services	1.6	2.0%	12%
9	Fabricated Metal Product Manufacturing	1.6	15%	0.9%
10	Other Services	1.5	2.9%	1.9%
11	Furniture & Other Manufacturing	1.5	0.4%	0.3%
12	Transport Equipment Manufacturing	1.4	0.9%	0.6%
13	Primary Metal & Metal Product Manufacturing	1.4	0.9%	0.6%
14	Machinery & Other Equipment Manufacturing	1.4	19%	14%
15	Administrative & Support Services	1.4	3.0%	2.2%
16	Road Transport	1.3	19%	14%
17	Construction Services	1.3	4.0%	3.1%
18	Fruit, Oil, Cereal & Other Food Product Manufacturing	1.3	14%	1.1%
19	Health Care & Social Assistance	1.2	7.1%	5.9%
20	Auxiliary Finance & Insurance Services	1.2	1.1%	0.9%
21	Heavy & Civil Engineering Construction	1.2	2.0%	1.7%
22	Basic Chemical & Chemical Product Manufacturing	1.1	1.7%	1.5%
23	Wholesale Trade	1.1	6.0%	5.2%
24	Postal, Courier Transport Support, & Warehousing Services.	1.1	2.1%	1.9%
25	Information Media Services	1.1	0.9%	0.9%
26	Professional, Scientific & Technical Services	1.0	7.4%	7.5%
27	Motor Vehicle & Motor Vehicle Parts & Fuel Retailing	1.0	0.6%	0.6%
28	Education & Training	0.9	4.2%	4.4%
29	Other Store-Based Retailing & Non Store Retailing	0.9	2.4%	2.6%
30	Rental & Hiring Services (except Real Estate)	0.9	1.1%	1.3%
31	Supermarket, Grocery Stores & Specialised Food Retailing	0.8	1.1%	1.3%
32	Property Operators & Real Estate Services	0.8	4.2%	5.2%
33	Building Construction	0.8	10%	1.3%
34	Petroleum & Coal Product Manufacturing	0.7	0.4%	0.5%
35	Accommodation & Food Services	0.7	14%	2.1%
36	Wood Product Manufacturing	0.6	0.4%	0.7%
37	Non-Metallic Mineral Product Manufacturing	0.6	0.3%	0.5%
38	Finance	0.5	2.0%	3.8%
39	Telecommunications, Internet & Library Services	0.5	12%	2.4%
40	Mining	0.3	0.5%	1.8%
41	Fishing & Aquaculture	0.2	0.0%	0.1%
42	Insurance & Superannuation Funds	0.2	0.2%	0.9%
43	Rail, Water, Air & Other Transport	0.1	0.1%	1.0%
44	Dairy Product Manufacturing	0.1	0.0%	0.4%
45	Meat & Meat Product Manufacturing	0.1	0.1%	1.4%
46	Forestry & Logging	0.0	0.0%	0.7%
47	Horticulture & Fruit Growing	0.0	0.0%	0.6%
48	Sheep, Beef Cattle & Grain Farming	0.0	0.0%	1.4%
49	Agriculture, Forestry & Fishing Support Services & Hunting	0.0	0.0%	0.6%
50	Dairy Cattle Farming	0.0	0.0%	2.2%
51	Poultry, Deer & Other Livestock Farming	0.0	0.0%	0.2%
52	Seafood Processing	0.0	0.0%	0.2%

How diversified is Lower Hutt City's economy?

The more concentrated a region's economy is in a few industries the more vulnerable it is to adverse events such as climatic conditions and commodity price fluctuations. This section presents the Herfindahl–Hirschman Index which measures the level of diversification of Lower Hutt City's economy. An index of 0 represents a diversified economy with economic activity evenly spread across all industries. The higher the index the more concentrated economic activity is in a few industries.

- Lower Hutt City had a standardised HHI of 22.1 in 2013 which ranks it number 6 among all 66 territorial authorities ranked from most to least diverse. This means that 60 districts had a less diversified economy than Lower Hutt City.
- Since 2001 Lower Hutt City's HHI has decreased from 23.7 indicating an increase in industrial diversity. During the same period the national economy has become less diversified with the HHI increasing from 14.9 to 17.5.

Figure 7. Herfindahl–Hirschman Index of industrial diversity

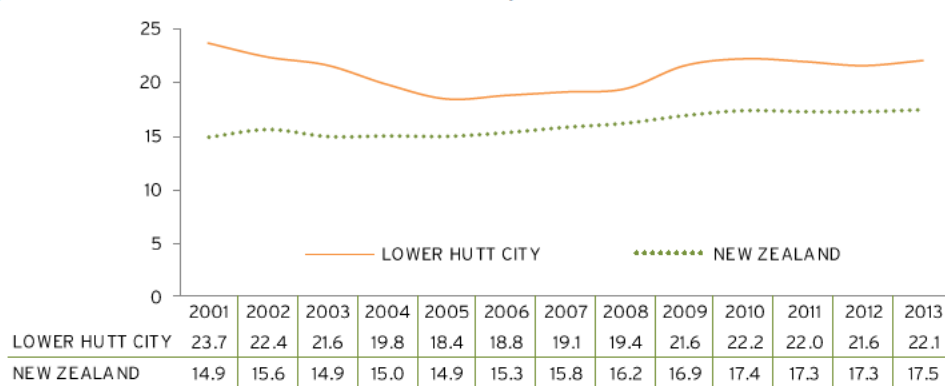


Table 8. Districts ranked by the value of the Herfindahl–Hirschman Index

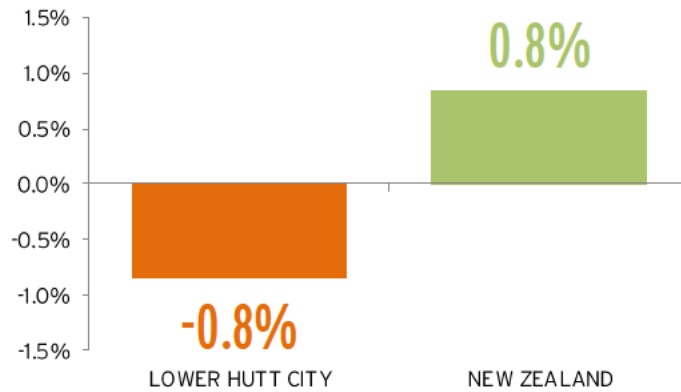
Rank	District	HHI	Rank	District	HHI
1	Timaru	16.1	34	South Wairarapa	38.1
2	Tasman	19.3	35	Kaipara	40.0
3	Far North	21.3	36	Opotiki	42.5
4	Napier City	21.7	37	Queenstown-Lakes	43.4
5	Rotorua	22.0	38	Ashburton	44.6
6	Lower Hutt City	22.1	39	Ruapehu	45.6
7	Hastings	22.9	40	Grey	45.8
8	Christchurch City	23.0	41	Carterton	46.6
9	Waimakariri	23.4	42	Gore	51.5
10	Invercargill City	23.7	43	Central Hawke's Bay	51.6
11	Gisborne	23.9	44	Waikato	51.7
12	Western Bay of Plenty	24.7	45	Tararua	52.7
13	Thames-Coromandel	25.4	46	Waitaki	54.4
14	Masterton	25.5	47	Clutha	55.8
15	Central Otago	25.6	48	South Waikato	56.8
16	Wanganui	26.3	49	Hauraki	57.9
17	Auckland	27.7	50	Wellington City	58.3
18	Whakatane	29.1	51	Rangitikei	59.1
19	Porirua City	29.5	52	Matamata-Piako	61.2
20	Waipa	30.0	53	Hurunui	66.1
21	Hamilton City	30.0	54	Westland	66.2
22	Tauranga City	30.2	55	Upper Hutt City	68.4
23	Kapiti Coast	30.7	56	Waitomo	73.3
24	Taupo	31.6	57	Wairoa	75.4
25	Nelson City	31.7	58	South Taranaki	90.1
26	Kaikoura	31.8	59	New Plymouth	105.9
27	Whangarei	33.5	60	Mackenzie	115.8
28	Dunedin City	35.0	61	Waimate	125.9
29	Palmerston North	36.2	62	Southland	127.6
30	Manawatu	36.5	63	Otorohanga	128.5
31	Horowhenua	36.6	64	Buller	136.2
32	Selwyn	37.4	65	Kawerau	157.9
33	Marlborough	38.1	66	Stratford	177.1

EMPLOYMENT AND UNEMPLOYMENT

How fast has employment grown in Lower Hutt City?

Employment growth provides new opportunities for the region's population to earn income and contribute to the region's economy. This section contrasts Lower Hutt City's recent performance in creating jobs with other regions in the country.

Figure 8. Employment growth (year to March 2013)



- Total employment in Lower Hutt City averaged 48,418 in the March 2013 year, down 0.8% from a year earlier. Employment in New Zealand increased by 0.8% over the same period.
- Employment growth in Lower Hutt City averaged 0.7%pa over the last ten years compared with 1.3%pa in the national economy.
- Employment growth in Lower Hutt City reached a high of 3.6% in 2005 and a low of -1.9% in 2010.

Figure 9. Annual average employment growth (2002-2013)

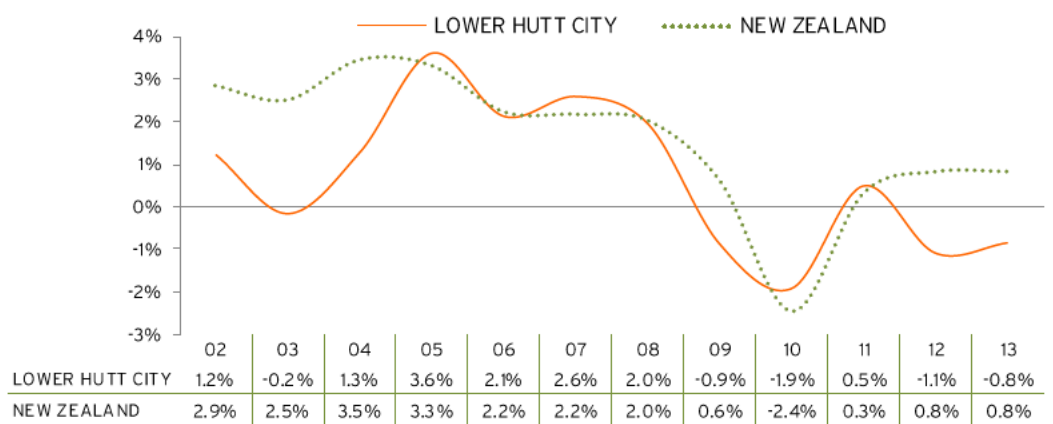


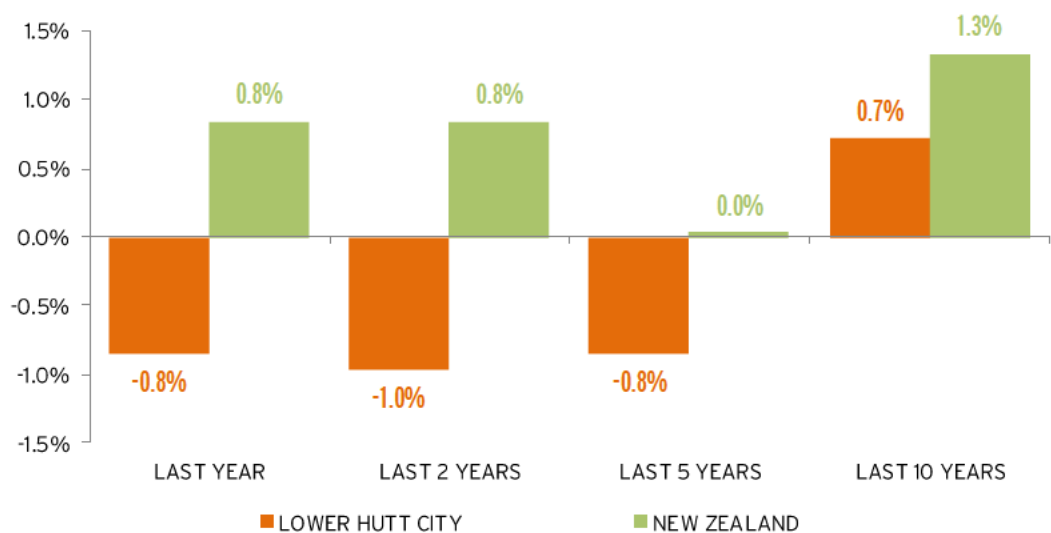
Table 9 shows how Lower Hutt City's employment growth compares with other districts in New Zealand. It shows which growth decile Lower Hutt City is placed over the past one, two, five and ten years. Decile one contains the 10% of districts with the fastest growth rates while decile ten contains 10% with the lowest growth rates.

Table 9. Employment growth decile rankings: last 1, 2, 5 and 10 years

Decile	Last year	Last 2 years	Last 5 years	Last 10 years
1 Fastest 10%				
2				
3				
4				
5				
6				
7				Lower Hutt City
8	Lower Hutt City		Lower Hutt City	
9		Lower Hutt City		
10 Slowest 10%				

- Lower Hutt City's employment change of -0.8% between 2012 and 2013 ranked it number 53 among the 66 territorial authorities. This ranking put it in the eighth decile (decile one = fastest 10% of TAs, decile ten = slowest 10%).
- Over the past two years (2011 to 2013) employment change in Lower Hutt City was -1.0%pa ranking it number 57 (decile 9).
- Over the past five years (2008 to 2013) employment change in Lower Hutt City was -0.8%pa ranking it number 48 (decile 8).
- Over the past ten years (2003 to 2013) employment change in Lower Hutt City was 0.7%pa ranking it number 41 (decile 7).

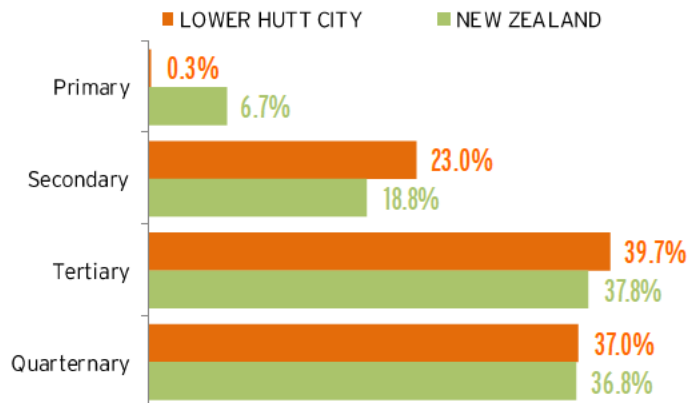
Figure 10. Employment growth over last 1, 2, 5 and 10 years



What is the industrial structure of employment in Lower Hutt City?

This section describes the structure of the labour market in terms of the primary, secondary, tertiary and quarternary categories and the industries that fall within these categories. The primary sector makes direct use of natural resources. It extracts or harvests products from the earth. The secondary sector produces manufactured and other processed goods. The tertiary sector includes the lower value-adding service industries while the quarternary sector includes the higher value-adding, knowledge-based service industries. A list of industries making up the quarternary sector is given in the technical appendix.

Figure 11. Employment by broad sector (2013)



- Tertiary industries accounted for the largest proportion of employment (39.7%) in Lower Hutt City, which is higher than in the national economy (37.8%).
- Quarternary industries accounted for 37.0% of employment which was higher than in New Zealand (36.8%).
- Secondary accounted for 23.0% in Lower Hutt City compared with 18.8% in the national economy.
- Primary accounted for 0.3% in Lower Hutt City compared with 6.7% in the national economy.

Which are the largest employing industries in Lower Hutt City?

This section identifies the broad industries that make the largest contribution to employment in Lower Hutt City.

Table 10. 1-digit industries ranked by size of employment (2013)

Rank	Industry	Lower Hutt City		New Zealand
		Employment	% of total	% of total
1	Health Care & Social Assistance	5,625	11.6%	10.0%
2	Construction	5,279	10.9%	8.0%
3	Manufacturing	5,105	10.5%	10.1%
4	Retail Trade	4,844	10.0%	9.5%
5	Professional, Scientific & Technical Services	4,658	9.6%	9.2%
6	Education & Training	4,074	8.4%	8.0%
7	Wholesale Trade	2,975	6.1%	5.2%
8	Administrative & Support Services	2,820	5.8%	4.8%
9	Accommodation & Food Services	2,368	4.9%	6.2%
10	Transport, Postal & Warehousing	2,224	4.6%	4.2%
11	Other Services	2,002	4.1%	3.8%
12	Public Administration & Safety	1,840	3.8%	4.7%
13	Arts & Recreation Services	999	2.1%	1.8%
14	Rental, Hiring & Real Estate Services	862	1.8%	2.3%
15	Financial & Insurance Services	832	1.7%	2.8%
16	Information Media & Telecommunications	741	1.5%	2.0%
17	Electricity, Gas, Water & Waste Services	691	1.4%	0.6%
18	Agriculture, Forestry & Fishing	80	0.2%	6.3%
19	Mining	42	0.1%	0.3%
Total		48,418	100%	100%

- Among broad industries health care & social assistance was the largest employer in Lower Hutt City in 2013, accounting for 11.6% of total employment.
- The second largest employer was construction (10.9%) followed by manufacturing (10.5%).
- The industry most highly represented in Lower Hutt City relative to the national economy is electricity, gas, water & waste services. This industry accounts for 1.4% of the district's employment compared with 0.6% to the national economy.
- The next most highly represented industries are construction (10.9% compared with 8.0% nationally) and administrative & support services (5.8% compared with 4.8% nationally).

Table 11 on the following page shows the 50 detailed industries among the approximately 500 7-digit ANZSIC industry categories which employ the highest number of people in Lower Hutt City.

- Hospitals (except Psychiatric Hospitals) was the largest 7-digit industry in Lower Hutt City in 2013 employing 1,651 persons and accounting for 3.4% of total employment in the district. By contrast this industry accounted for 2.9% of total employment in the national economy.
- The second largest employing industries were primary education (1,390) followed by supermarket & grocery stores (1,253).

Table 11. 50 largest employing 7-digit ANZSIC industries (2013)

Rank	Industry	Lower Hutt City		New Zealand
		Jobs	% of total	% of total
1	Hospitals (except Psychiatric Hospitals)	1651	3.4%	2.9%
2	Primary Education	1390	2.9%	2.2%
3	Supermarket & Grocery Stores	1253	2.6%	2.5%
4	Other Allied Health Services	1241	2.6%	13%
5	Cafes & Restaurants	925	1.9%	2.5%
6	Computer Systems Design & Related Services	922	1.9%	15%
7	Central Government Administration	866	1.8%	12%
8	Higher Education	827	1.7%	15%
9	Road Freight Transport	824	1.7%	13%
10	Buildings Cleaning Services	776	1.6%	10%
11	Management Advice & Other Consulting Services	760	1.6%	15%
12	Scientific Research Services	700	1.4%	0.4%
13	Secondary Education	685	1.4%	16%
14	Electrical Services	664	1.4%	0.8%
15	Other Heavy & Civil Engineering Construction	647	1.3%	0.8%
16	Preschool Education	637	1.3%	1.1%
17	Takeaway Food Services	623	1.3%	10%
18	Other Residential Care Services	606	1.3%	0.7%
19	House Construction	606	1.3%	14%
20	Aged Care Residential Services	586	1.2%	14%
21	Labour Supply Services	559	1.2%	12%
22	Office Administrative Services	514	1.1%	0.4%
23	Printing	509	1.1%	0.4%
24	Hardware & Building Supplies Retailing	490	1.0%	0.7%
25	Other Social Assistance Services	464	1.0%	0.9%
26	Clothing Retailing	419	0.9%	0.7%
27	Department Stores	413	0.9%	0.7%
28	Engineering Design & Engineering Consulting Services	412	0.8%	10%
29	Other Electrical & Electronic Goods Wholesaling	410	0.8%	0.5%
30	Postal Services	399	0.8%	0.4%
31	Other Grocery Wholesaling	388	0.8%	0.4%
32	Local Government Administration	380	0.8%	0.9%
33	Real Estate Services	379	0.8%	0.9%
34	Corporate Head Office Management Services	375	0.8%	12%
35	Plumbing Services	372	0.8%	0.5%
36	Accounting Services	361	0.7%	10%
37	Painting & Decorating Services	352	0.7%	0.5%
38	Other Gambling Activities	347	0.7%	0.1%
39	Scientific Testing & Analysis Services	343	0.7%	0.2%
40	Employment Placement & Recruitment Services	340	0.7%	0.4%
41	Other Automotive Repair & Maintenance	338	0.7%	0.7%
42	Hairdressing & Beauty Services	334	0.7%	0.6%
43	Air Conditioning & Heating Services	321	0.7%	0.3%
44	Other Administrative Services n.e.c.	318	0.7%	0.6%
45	Car Retailing	297	0.6%	0.5%
46	General Practice Medical Services	296	0.6%	0.7%
47	Catering Services	282	0.6%	0.5%
48	Legal Services	279	0.6%	0.8%
49	Other Auxiliary Finance & Investment Services	277	0.6%	0.4%
50	Other Store-Based Retailing n.e.c.	274	0.6%	0.5%
	All other industries	19,993	41.3%	52.9%
	Total	48,418	100%	100%

Which industries have created the most jobs?

This section investigates which industries have created and lost the most number of jobs in Lower Hutt City. The employment numbers differ from those published in Business Demography by Statistics New Zealand. The reasons for these differences are explained in the technical appendix.

Table 12. 1-digit industries ranked by number of jobs created (2012 -2013)

Rank		Employment		Jobs created	Annual % growth
		2012	2013		
1	Accommodation & Food Services	2,198	2,368	170	7.7%
2	Health Care & Social Assistance	5,489	5,625	136	2.5%
3	Public Administration & Safety	1,734	1,840	106	6.1%
4	Financial & Insurance Services	742	832	90	12.1%
5	Electricity, Gas, Water & Waste Services	664	691	27	4.1%
6	Other Services	1,975	2,002	27	1.4%
7	Education & Training	4,050	4,074	23	0.6%
8	Agriculture, Forestry & Fishing	57	80	23	39.4%
9	Professional, Scientific & Technical Services	4,659	4,658	-1	0.0%
10	Mining	44	42	-3	-6.5%
11	Arts & Recreation Services	1,028	999	-30	-2.9%
12	Retail Trade	4,875	4,844	-30	-0.6%
13	Information Media & Telecommunications	773	741	-33	-4.2%
14	Rental, Hiring & Real Estate Services	904	862	-43	-4.7%
15	Transport, Postal & Warehousing	2,317	2,224	-93	-4.0%
16	Construction	5,389	5,279	-110	-2.0%
17	Wholesale Trade	3,109	2,975	-133	-4.3%
18	Manufacturing	5,308	5,105	-203	-3.8%
19	Administrative & Support Services	3,129	2,820	-308	-9.9%
	Unallocated	384	360	-25	-6.4%
	Total	48,830	48,418	-412	-0.8%

- Accommodation & Food Services made the largest contribution to employment growth in Lower Hutt City between 2012 and 2013 with the industry adding 170 jobs.
- The next largest contributor was health care & social assistance (136 jobs) followed by public administration & safety (106 jobs).
- The largest detractor from growth over the year was administrative & support services in which employment declined by 308.

- Over the past 10 years the broad industries making the largest contribution to employment growth in Lower Hutt City were health care & social assistance (1,710 jobs), construction (1,136 jobs), and professional, scientific & technical services (679 jobs).
- The industries making the lowest contribution to employment growth in Lower Hutt City were manufacturing (-1,586 jobs), wholesale trade (-415 jobs), and information media & telecommunications (-401 jobs).

Table 13. Job creation by broad industries: last 1, 2, 5 and 10 years

Industry	Last year 12 to 13	Last 2 years 11 to 13	Last 5 years 08 to 13	Last 10 years 03 to 13
Agriculture, Forestry & Fishing	23	26	12	-15
Mining	-3	2	-15	14
Manufacturing	-203	-110	-1,360	-1,586
Electricity, Gas, Water & Waste Services	27	45	202	546
Construction	-110	-150	-322	1,136
Wholesale Trade	-133	-305	-571	-415
Retail Trade	-30	-114	-538	384
Accommodation & Food Services	170	162	50	594
Transport, Postal & Warehousing	-93	-164	-394	-393
Information Media & Telecommunications	-33	62	9	-401
Financial & Insurance Services	90	86	15	12
Rental, Hiring & Real Estate Services	-43	-11	-69	19
Professional, Scientific & Technical Services	-1	-31	233	679
Administrative & Support Services	-308	-411	-440	-299
Public Administration & Safety	106	-14	12	-2
Education & Training	23	-56	247	575
Health Care & Social Assistance	136	63	804	1,710
Arts & Recreation Services	-29	-2	110	550
Other Services	27	54	25	260
Unallocated	-25	-75	-106	-117
Total	-412	-944	-2,097	3,350

Table 14 on the next page shows the 50 industries (out of a total of approximately 500 industries of the ANZSIC 2006 industry classification¹) that created the most number of jobs over the past year. Table 31 shows the 50 detailed industries that made the lowest contribution to job creation over the same period.

- Catering Services was the largest creator of jobs in Lower Hutt City between 2012 and 2013 generating an additional 177 positions.
- This was followed by other heavy & civil engineering construction (+96 jobs) and other administrative services n.e.c. (+88 jobs).

Table 14. The 50 seven-digit industries that created most jobs between 2012 and 2013

Rank	Industry	Jobs		Change (2012- 2013)	% of total (2013)
		2012	2013		
1	Catering Services	105	282	177	0.6%
2	Other Heavy & Civil Engineering Construction	551	647	96	1.3%
3	Other Administrative Services n.e.c.	230	318	88	0.7%
4	Other Residential Care Services	527	606	79	1.3%
5	Buildings Cleaning Services	700	776	76	1.6%
6	Banking	201	274	72	0.6%
7	Primary Education	1,323	1,390	67	2.9%
8	Other Allied Health Services	1,177	1,241	65	2.6%
9	Central Government Administration	804	866	62	1.8%
10	Car Retailing	248	297	49	0.6%
11	Scientific Testing & Analysis Services	300	343	43	0.7%
12	Solid Waste Collection Services	51	88	37	0.2%
13	Cigarette & Tobacco Product Manufacturing	163	198	36	0.4%
14	Local Government Administration	344	380	35	0.8%
15	Electricity Distribution	11	46	35	0.1%
16	Road & Bridge Construction	223	252	29	0.5%
17	Other Interest Group Services n.e.c.	193	222	29	0.5%
18	Child Care Services	241	268	27	0.6%
19	Scientific Research Services	673	700	27	1.4%
20	Preschool Education	611	637	26	1.3%
21	Other Auxiliary Finance & Investment Services	252	277	25	0.6%
22	Other Transport n.e.c.	12	34	22	0.1%
23	Other Food Products Manufacturing n.e.c.	117	137	20	0.3%
24	Pharmaceutical & Toiletry Goods Wholesaling	233	250	17	0.5%
25	Concreting Services	80	97	17	0.2%
26	Other Store-Based Retailing n.e.c.	258	274	16	0.6%
27	Electricity Transmission	10	25	16	0.1%
28	Other Personal Services n.e.c.	78	93	15	0.2%
29	Motion Picture & Video Production	112	127	15	0.3%
30	Metal & Mineral Wholesaling	155	169	14	0.3%
31	Real Estate Services	365	379	14	0.8%
32	Hospitals (except Psychiatric Hospitals)	1,638	1,651	13	3.4%
33	Regulatory Services	59	71	13	0.1%
34	Cafes & Restaurants	913	925	12	1.9%
35	Other Machinery & Equipment Manufacturing n.e.c.	218	230	12	0.5%
36	Laundry & Dry-Cleaning Services	141	152	11	0.3%
37	Hardware & Building Supplies Retailing	479	490	11	1.0%
38	Other Specialised Design Services	151	162	11	0.3%
39	Fire & Security Alarm Installation Services	249	260	11	0.5%
40	Takeaway Food Services	613	623	11	1.3%
41	Data Processing & Web Hosting Services	16	27	10	0.1%
42	Waste Remediation & Materials Recovery Services	129	138	10	0.3%
43	Performing Arts Venue Operation	2	12	10	0.0%
44	Interurban & Rural Bus Transport	27	36	9	0.1%
45	Other Sheet Metal Product Manufacturing	70	79	9	0.2%
46	Nursery Production (Under Cover)	1	10	9	0.0%
47	Grain Mill Product Manufacturing	16	25	9	0.1%
48	Other Converted Paper Product Manufacturing	11	20	9	0.0%
49	Motor Vehicle New Part Wholesaling	142	150	9	0.3%
50	Specialist Medical Services	153	161	8	0.3%
	All other industries	33,458	31,508	-1,949	65.1%
	Total	48,830	48,418	-412	100%

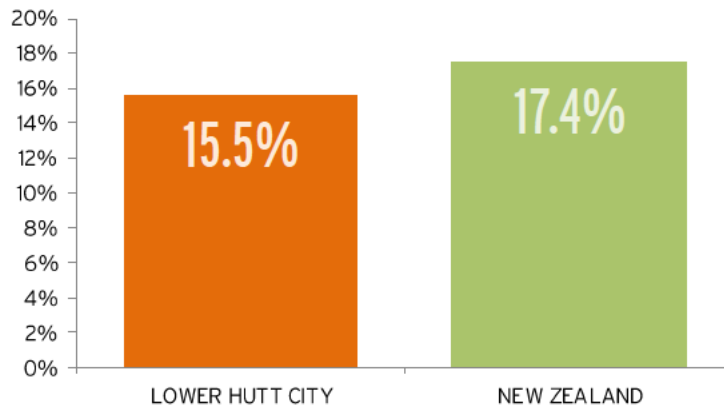
Table 15. The 50 seven-digit industries that lost the most jobs between 2012 and 2013

Rank	Industry	Jobs		Change (2012- 2013)	% of total (2013)
		2012	2013		
1	Labour Supply Services	963	559	-404	12%
2	Road Freight Transport	898	824	-74	1.7%
3	Other Grocery Wholesaling	455	388	-67	0.8%
4	Electrical Services	726	664	-63	1.4%
5	Cured Meat & Smallgoods Manufacturing	74	19	-55	0.0%
6	Air Conditioning & Heating Services	371	321	-51	0.7%
7	Paint & Coatings Manufacturing	290	242	-48	0.5%
8	Landscape Construction Services	175	128	-48	0.3%
9	Office Administrative Services	557	514	-42	1.1%
10	Supermarket & Grocery Stores	1,295	1,253	-42	2.6%
11	Printing	546	509	-37	1.1%
12	Other Electrical & Electronic Goods Wholesaling	445	410	-35	0.8%
13	Free-to-Air Television Broadcasting	86	52	-34	0.1%
14	Fossil Fuel Electricity Generation	168	140	-28	0.3%
15	Metal Furniture Manufacturing	102	74	-27	0.2%
16	Other Health Care Services n.e.c.	71	44	-27	0.1%
17	Other Specialised Industrial Machinery & Equipment Wholesaling	258	231	-27	0.5%
18	Courier Pick-up & Delivery Services	211	185	-27	0.4%
19	House Construction	631	606	-25	1.3%
20	Other Social Assistance Services	489	464	-25	1.0%
21	Adult, Community & Other Education n.e.c.	225	201	-24	0.4%
22	Department Stores	437	413	-24	0.9%
23	Higher Education	851	827	-24	1.7%
24	Sports & Recreation Venues & Grounds & Operation	80	57	-23	0.1%
25	Other Goods Wholesaling n.e.c.	292	271	-21	0.6%
26	Non-Residential Property Operators	165	144	-21	0.3%
27	Management Advice & Other Consulting Services	781	760	-21	1.6%
28	Other Warehousing & Storage Services	200	179	-20	0.4%
29	Computer Systems Design & Related Services	942	922	-20	1.9%
30	Clothing Manufacturing	229	210	-19	0.4%
31	Call Centre Operation	89	70	-19	0.1%
32	Pubs, Taverns & Bars	230	211	-19	0.4%
33	Antique & Used Goods Retailing	72	54	-19	0.1%
34	Other Waste Collection Services	47	29	-19	0.1%
35	Non-Residential Building Construction	270	252	-18	0.5%
36	Other Goods & Equipment Rental & Hiring n.e.c.	116	98	-18	0.2%
37	Painting & Decorating Services	369	352	-18	0.7%
38	Site Preparation Services	201	184	-17	0.4%
39	Secondary Education	702	685	-17	1.4%
40	Copper, Silver, Lead, & Zinc Smelting & Refining	20	3	-17	0.0%
41	Accommodation	233	217	-16	0.4%
42	Waste Treatment & Disposal Services	110	94	-16	0.2%
43	Other Gambling Activities	363	347	-16	0.7%
44	Meat, Poultry & Smallgoods Wholesaling	66	51	-15	0.1%
45	Religious Services	130	115	-15	0.2%
46	Boatbuilding & Repair Services	25	11	-14	0.0%
47	Internet Access Services	33	19	-14	0.0%
48	Automotive Body, Paint & Interior Repair	256	243	-13	0.5%
49	Potato Crisps & Corn Chips Manufacturing	61	48	-13	0.1%
50	Other Electrical Equipment Manufacturing	214	201	-13	0.4%
	All other industries	32,216	33,529	1,313	69.2%
		48,830	48,418	-412	100%

What proportion of the workforce is self-employed in Lower Hutt City?

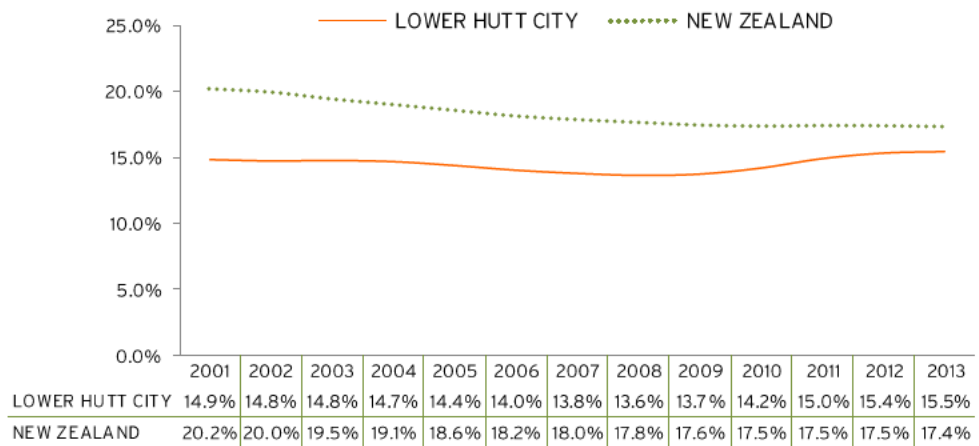
Self-employment makes up a sizeable proportion of total employment in New Zealand although it declined through the economic boom years and stabilised since the recession. This section contrasts self-employment in Lower Hutt City with the national economy.

Figure 12. Self-employment rate (year to March 2013)



- Self-employed workers accounted for 15.5% of the workforce in Lower Hutt City in 2013, which was a lower rate than in the national economy (17.4%).
- A total of 7,521 workers were self-employed in Lower Hutt City in 2013.
- The self-employment rate reached a high of 15.5% in 2013 and a low of 13.6% in 2008.

Figure 13. Self-employment rate (2001-2013)



Which industries have the highest self-employment rate in Lower Hutt City?

Self-employment rates differ across industries with agriculture, construction, and rental, hiring and real estate services typically having high self-employment rates. This section describes self-employment rates by industry in Lower Hutt City.

Table 16. Self-employment by 1-digit industry (2013)

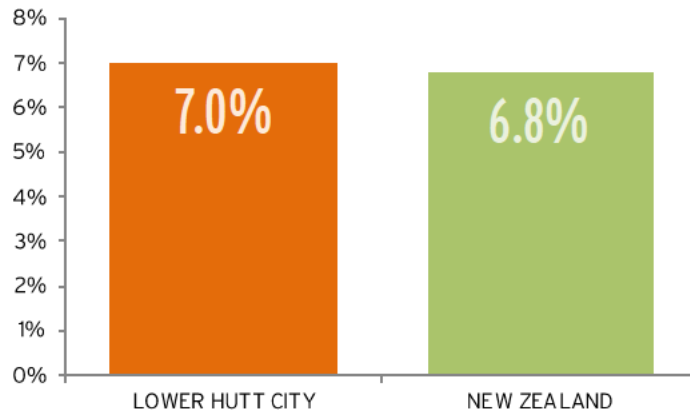
Industry	Lower Hutt City			New Zealand Self-employment rate
	Employees	Self-employed	Self-employment rate	
Agriculture, Forestry & Fishing	26	54	67.5%	37.4%
Mining	39	3	7.2%	4.8%
Manufacturing	4,691	414	8.8%	9.7%
Electricity, Gas, Water & Waste Services	649	42	6.1%	6.1%
Construction	3,734	1,545	29.3%	35.0%
Wholesale Trade	2,732	243	8.2%	12.0%
Retail Trade	4,307	537	11.1%	12.0%
Accommodation & Food Services	2,062	306	12.9%	11.9%
Transport, Postal & Warehousing	1,840	384	17.3%	15.0%
Information Media & Telecommunications	504	237	32.0%	19.0%
Financial & Insurance Services	679	153	18.4%	12.0%
Rental, Hiring & Real Estate Services	511	351	40.7%	49.7%
Professional, Scientific & Technical Services	3,260	1,398	30.0%	27.3%
Administrative & Support Services	2,385	435	15.4%	18.0%
Public Administration & Safety	1,750	90	4.9%	3.6%
Education & Training	3,936	138	3.4%	3.3%
Health Care & Social Assistance	5,340	285	5.1%	7.2%
Arts & Recreation Services	861	138	13.8%	16.3%
Other Services	1,537	465	23.2%	23.7%
Unallocated	57	303	84.2%	0.0%
Total	40,897	7,521	15.5%	17.4%

- Agriculture, Forestry & Fishing had the highest self-employment rate (67.5%) in Lower Hutt City in 2013. This was followed by Rental, Hiring & Real Estate Services (40.7%) and Information Media & Telecommunications (32.0%).
- Education & Training had the lowest (3.4%) self-employment rate.

What is Lower Hutt City's unemployment rate?

The unemployment rate is the number of unemployed people expressed as a percentage of the labour force. An unemployed person is someone of working-age who is without work, but is actively seeking employment and is available to immediately begin work. The labour force is the sum of people who are currently in employment and those that are unemployed.

Figure 14. Unemployment rate (year to March 2013)



- The unemployment rate in Lower Hutt City was 7.0% in March 2013, which was higher than the national rate of 6.8%.
- Since 2002 the unemployment rate in Lower Hutt City reached a high of 7.0% in the March 2013 year, and a low of 4.0% in the March 2008 year.

Figure 15. Unemployment rate (2002-2013)

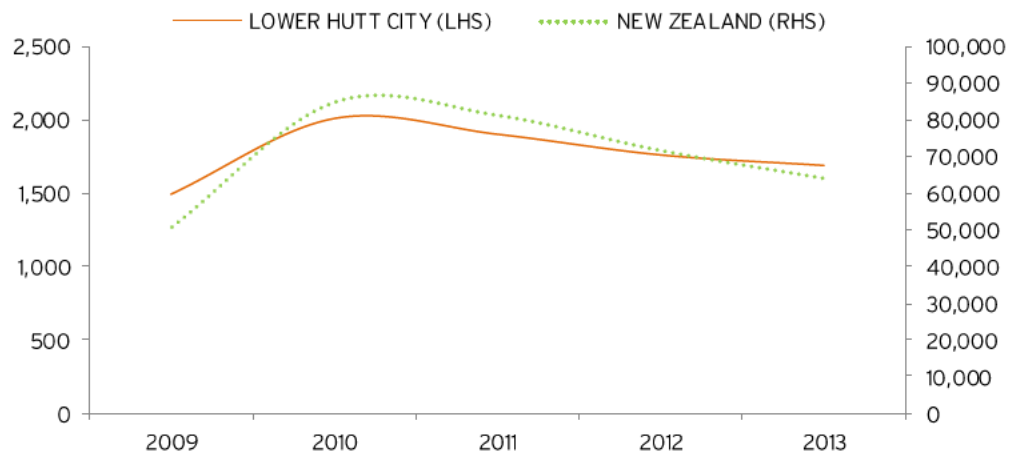


How many unemployment beneficiaries are there in Lower Hutt City?

The number of unemployment beneficiaries in the national economy has fallen significantly since peaking at more than 65,000 in September 2010 following the recent recession. Gradual improvements to the domestic economy will have contributed slightly to this overall downward trend, but with the underlying unemployment rate still elevated, the government's tightening of benefit eligibility conditions will have also played a significant role.

- There were 1,693 unemployment beneficiaries in Lower Hutt City in March 2013, down from 1,763 in March 2012.
- The number declined by 4.0% over the year to March 2013 compared with a decrease of 10.6% at the national level.

Figure 16. Number of unemployment beneficiaries (2009-2013)



PERFORMANCE OF KEY INDUSTRIES

How well has the high and medium technology industry performed?

The section describes the performance of the first key industry in Lower Hutt City: high and medium technology industries. It compares how the sector has performed relative to the rest of the district's economy in terms of economic output, employment and business unit growth.

Table 17. Economic indicators for the high and medium technology industry

Indicator	2013	% of district total	% of national industry	Growth (2012 to 2013)	
				Lower Hutt City	New Zealand
GDP (\$ million)	\$473.9	9.5%	2.6%	-0.3%	4.3%
Employment	3,912	8.1%	2.6%	0.3%	2.9%
Business Units	829	8.7%	2.8%	17%	1%

Economic output

- The high and medium technology industry contributed \$473.9 million towards GDP in Lower Hutt City in 2013. This amounted to 9.5% of the district's economic output in 2013, down from 16.4% ten years ago.
- Economic output in Lower Hutt City's high and medium technology industry declined by 0.3% in 2013 compared with growth of 4.3% in the industry nationally.
- Growth in the industry in Lower Hutt City has averaged -3.9%pa over the last ten years, varying from a low of -16.3% in 2008 to a high of 25% in 2011.

Figure 17. Output growth in the high and medium technology industry

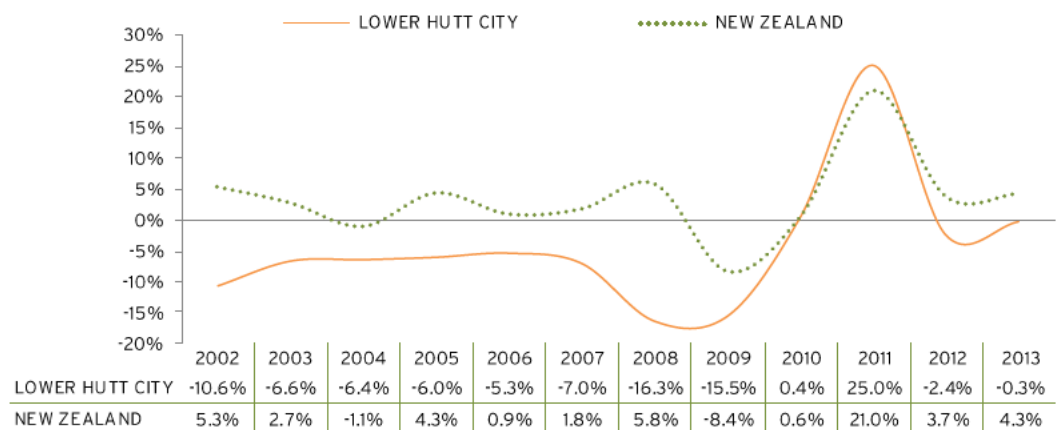
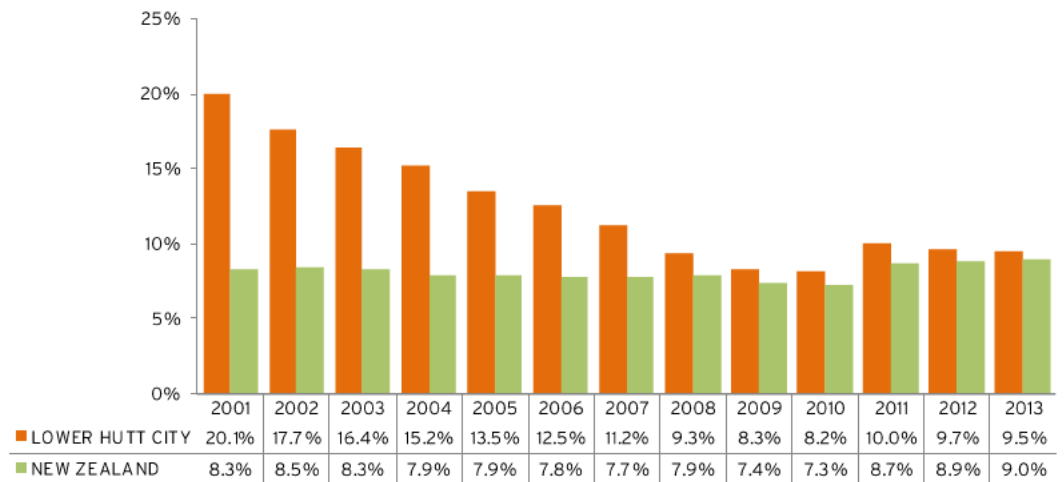


Figure 18. High and medium technology industry's share of total economic output



Employment

- The high and medium technology industry employed an average of 3,912 persons in Lower Hutt City in 2013 which was up from 3,901 in 2012.
- Employment growth in the industry averaged -1.0% over the past ten years compared with total employment growth in the district of 0.7%.
- Employment growth in the industry peaked at 6.8% in 2011.

Business units

- Approximately 829 business units were in operation in the high and medium technology industry in Lower Hutt City in 2013, which was up from 815 in 2012.
- The number of business units peaked at 829 in 2013.

How well has the education, health and community services industry performed?

The section describes the performance of the second key industry in Lower Hutt City: education, health and community services. It compares how the sector has performed relative to the rest of the district's economy in terms of economic output, employment and business unit growth.

Table 18. Economic indicators for the education, health and community services industry

Indicator	2013	% of district total	% of national industry	Growth (2012 to 2013)	
				Lower Hutt City	New Zealand
GDP (\$ million)	\$558.0	11.2%	2.7%	16%	2.3%
Employment	9,699	20.0%	2.5%	17%	0.8%
Business Units	623	6.5%	2.1%	18%	0.7%

Economic output

- The education, health and community services industry contributed \$558.0 million towards GDP in Lower Hutt City in 2013. This amounted to 11.2% of the district's economic output in 2013, up from 9.9% ten years ago.
- Economic output in Lower Hutt City's education, health and community services industry grew by 1.6% in 2013 compared with growth of 2.3% in the industry nationally.
- Growth in the industry in Lower Hutt City has averaged 2.7%pa over the last ten years, varying from a low of -1% in 2012 to a high of 6.5% in 2002.

Figure 19. Output growth in the education, health and community services industry

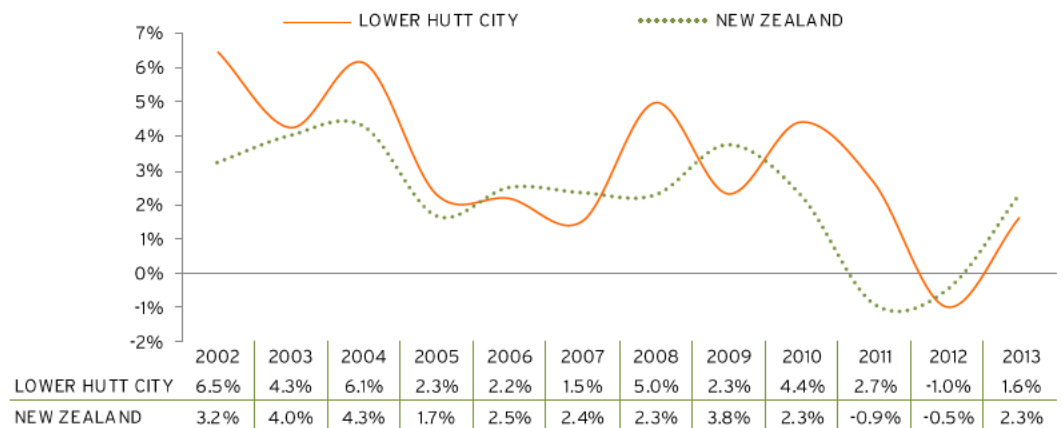
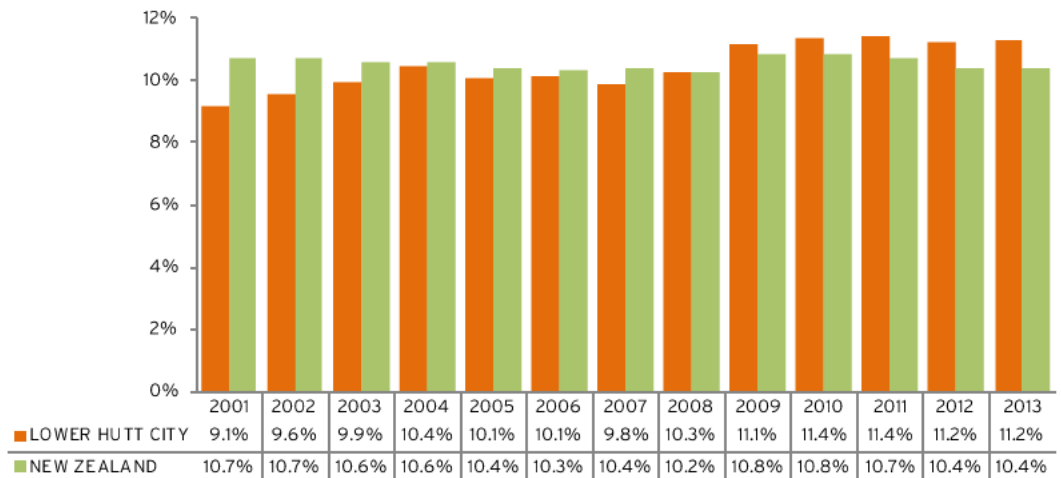


Figure 20. Education, health and community services's share of total economic output



Employment

- The education, health and community services industry employed an average of 9,699 persons in Lower Hutt City in 2013 which was up from 9,540 in 2012.
- Employment growth in the industry averaged 2.7% over the past ten years compared with total employment growth in the district of 0.7%.
- Employment growth in the industry peaked at 8.2% in 2002.

Business units

- Approximately 623 business units were in operation in the education, health and community services industry in Lower Hutt City in 2013, which was up from 612 in 2012.
- The number of business units peaked at 623 in 2013.

How well has the retail, accommodation, bars, cafes and restaurants industry performed?

The section describes the performance of the third key industry in Lower Hutt City: retail, accommodation, bars, cafes and restaurants. It compares how the sector has performed relative to the rest of the district's economy in terms of economic output, employment and business unit growth.

Table 19. Economic indicators for the retail, accommodation, bars, cafes and restaurants industry

Indicator	2013	% of district total	% of national industry	Growth (2012 to 2013)	
				Lower Hutt City	New Zealand
GDP (\$ million)	\$273.2	5.5%	2.1%	2.3%	3.2%
Employment	7,213	14.9%	2.1%	2.0%	0.4%
Business Units	1,097	11.5%	2.1%	1.9%	0.6%

Economic output

- The retail, accommodation, bars, cafes and restaurants industry contributed \$273.2 million towards GDP in Lower Hutt City in 2013. This amounted to 5.5% of the district's economic output in 2013, up from 4.6% ten years ago.
- Economic output in Lower Hutt City's retail, accommodation, bars, cafes and restaurants industry grew by 2.3% in 2013 compared with growth of 3.2% in the industry nationally.
- Growth in the industry in Lower Hutt City has averaged 3.3%pa over the last ten years, varying from a low of -7.5% in 2009 to a high of 9.1% in 2007.

Figure 21. Output growth in the retail, accommodation, bars, cafes and restaurants industry

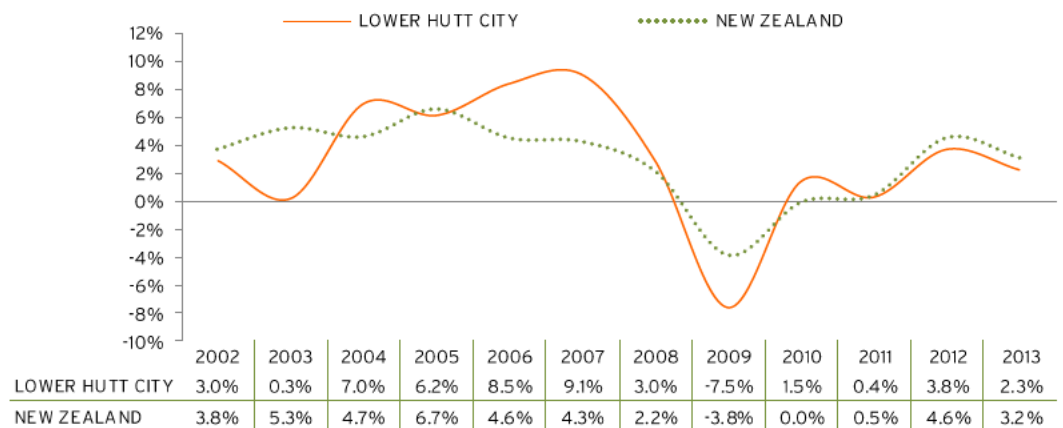
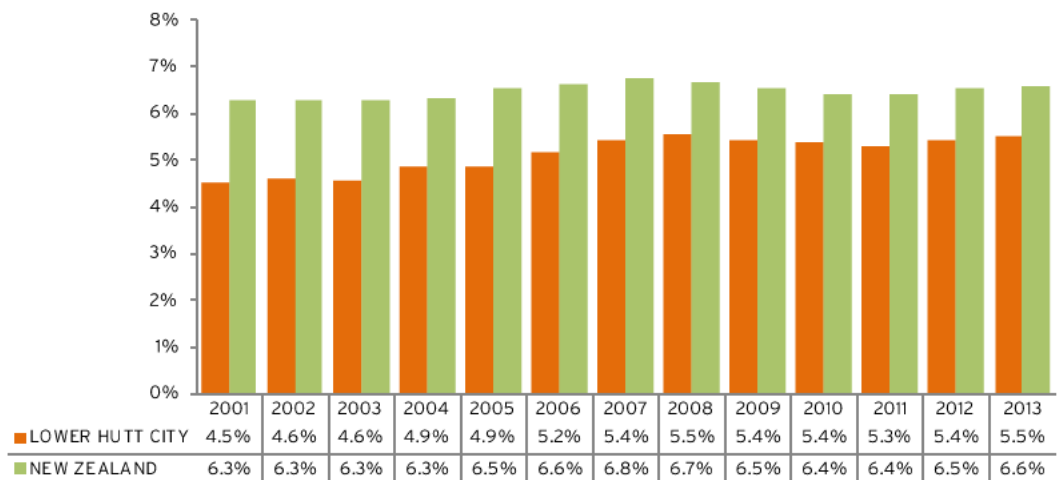


Figure 22. Retail, Accommodation, Bars, Cafes and Restaurants's share of total economic output



Employment

- The retail, accommodation, bars, cafes and restaurants industry employed an average of 7,213 persons in Lower Hutt City in 2013 which was up from 7,073 in 2012.
- Employment growth in the industry averaged 1.5% over the past ten years compared with total employment growth in the district of 0.7%.
- Employment growth in the sector peaked at 8.0% in 2007.

Business units

- Approximately 1,097 business units were in operation in the retail, accommodation, bars, cafes and restaurants industry in Lower Hutt City in 2013, which was up from 1077 in 2012.
- The number of business units peaked at 1,115 in 2008.

How well has the building and construction industry performed?

The section describes the performance of the fourth key industry in Lower Hutt City: building and construction. It compares how the sector has performed relative to the rest of the district's economy in terms of economic output, employment and business unit growth.

Table 20. Economic indicators for the building and construction industry

Indicator	2013	% of district total	% of national industry	Growth (2012 to 2013)	
				Lower Hutt City	New Zealand
GDP (\$ million)	\$347.6	7.0%	2.8%	9.1%	14.6%
Employment	5,279	10.9%	3.0%	-2.0%	2.9%
Business Units	1,249	13.1%	2.5%	-2.0%	0.1%

Economic output

- The building and construction industry contributed \$347.6 million towards GDP in Lower Hutt City in 2013. This amounted to 7.0% of the district's economic output in 2013, up from 6.0% ten years ago.
- Economic output in Lower Hutt City's building and construction industry grew by 9.1% in 2013 compared with growth of 14.6% in the industry nationally.
- Growth in the industry in Lower Hutt City has averaged 2.9%pa over the last ten years, varying from a low of -9.4% in 2009 to a high of 10.5% in 2008.

Figure 23. Output growth in the building and construction industry

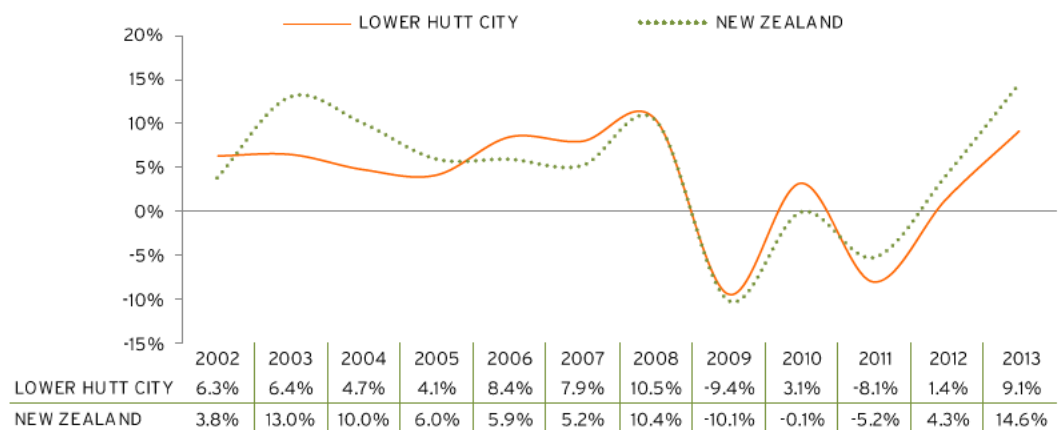
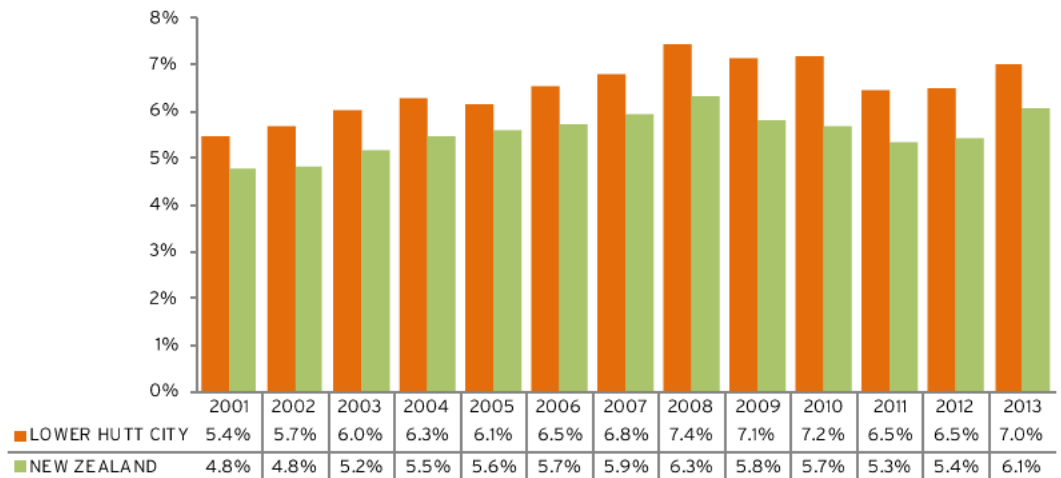


Figure 24. Building and Construction's share of total economic output



Employment

- The building and construction industry employed an average of 5,279 persons in Lower Hutt City in 2013 which was down from 5,389 in 2012.
- Employment growth in the industry averaged 2.5% over the past ten years compared with total employment growth in the district of 0.7%.
- Employment growth in the industry peaked at 7.7% in 2006.

Business units

- Approximately 1,249 business units were in operation in the building and construction sector in Lower Hutt City in 2013, which was down from 1275 in 2012.
- The number of business units peaked at 1,356 in 2009.

How well has the high value services industry performed?

The section describes the performance of the fifth key industry in Lower Hutt City: high value services. It compares how the sector has performed relative to the rest of the district's economy in terms of economic output, employment and business unit growth.

Table 21. Economic indicators for the high value services industry

Indicator	2013	% of district total	% of national industry	Growth (2012 to 2013)	
				Lower Hutt City	New Zealand
GDP (\$ million)	\$ 1,562.2	31.5%	2.6%	-0.7%	2.4%
Employment	12,334	25.5%	2.2%	-14%	0.8%
Business Units	2,672	28.0%	2.2%	0.2%	-0.4%

Economic output

- The high value services industry contributed \$1562.2 million towards GDP in Lower Hutt City in 2013. This amounted to 31.5% of the district's economic output in 2013, down from 39.7% ten years ago.
- Economic output in Lower Hutt City's high value services industry declined by 0.7% in 2013 compared with growth of 2.4% in the industry nationally.
- Growth in the industry in Lower Hutt City has averaged -0.9%pa over the last ten years, varying from a low of -11.6% in 2009 to a high of 11.6% in 2011.

Figure 25. Output growth in the high value services industry

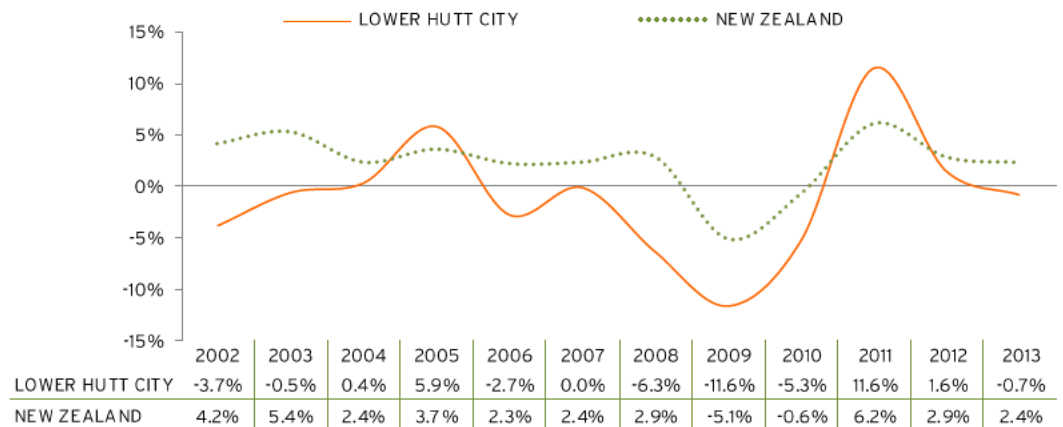


Figure 26. High Value Services's share of total economic output



Employment

- The high value services industry employed an average of 12,334 persons in Lower Hutt City in 2013 which was down from 12,511 in 2012.
- Employment growth in the industry averaged -0.5% over the past ten years compared with total employment growth in the district of 0.7%.
- Employment growth in the industry peaked at 3.9% in 2005.

Business units

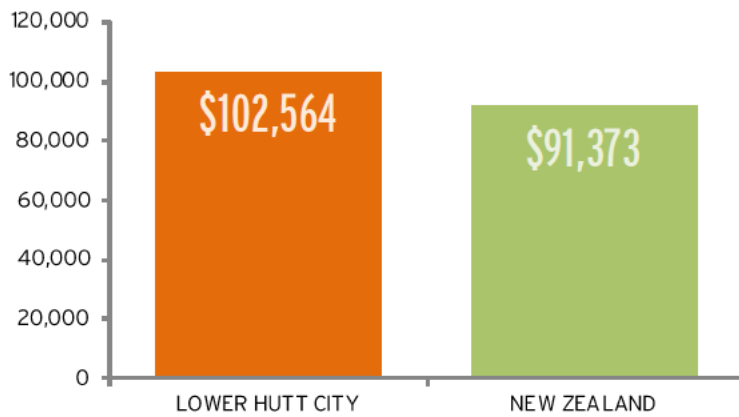
- Approximately 2,672 business units were in operation in the high value services industry in Lower Hutt City in 2013, which was up from 2667 in 2012. The number of business units peaked at 2,740 in 2010.

PRODUCTIVITY

Productivity is a way of describing the efficiency of production. In this section, we investigate GDP per employee to determine how much economic activity is generated on average by each employee. When looking at this indicator, one needs to consider that labour is only one input into production. As a result, a comparison of a region's labour productivity growth to its own history or to other districts, implicitly assumes that each worker has the same access to machinery, technology, and land.

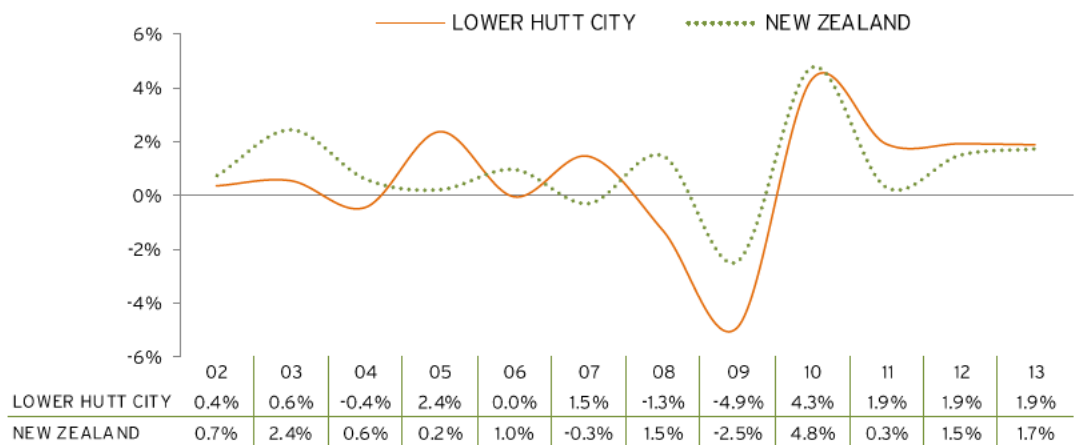
This section describes Lower Hutt City's productivity level during the year to March 2013 and previous years. Productivity is measured by GDP per employee (in constant 2010 prices).

Figure 27. GDP per employee (year to March 2013)



- GDP per employee in Lower Hutt City measured \$102,564 in the year to March 2013, which was 12.2% higher than at the national level.
- Productivity in Lower Hutt City, increased by 1.9% from a year earlier compared with an increase of 1.7% in the national economy.
- Productivity growth in Lower Hutt City averaged 0.7%pa over the last ten years compared with an average of 0.9%pa in the national economy.

Figure 28. Annual average productivity growth (2001-2013)



What are the most productive industries in Lower Hutt City?

This section ranks industries according to their level of GDP per employee in Lower Hutt City. The level of GDP per employee may differ between industries because of the skill levels of workers and their inherent efficiency, as well as due to different amounts of machinery, technology, and land being used as production inputs. Table 22 below ranks broad industries by GDP per employee in Lower Hutt City and shows the corresponding GDP per employee in the national economy. Since the capital intensity of industries is often a significant explainer of productivity we also show the capital intensity of each industry in the table. Capital intensity is measured as the share of GDP which is attributable to capital. Industries with a high proportion are thus highly capital intensive.

Table 22. 1-digit industries ranked by productivity (2013)

Industry	GDP per employee		Capital intensity
	Lower Hutt City	New Zealand	New Zealand
Mining	600,013	546,080	0.78
Electricity, Gas, Water and Waste Services	556,587	450,147	0.86
Rental, Hiring and Real Estate Services	305,638	258,400	0.82
Financial and Insurance Services	193,460	184,373	0.56
Manufacturing	162,408	114,982	0.42
Information Media and Telecommunications	141,909	150,284	0.66
Arts and Recreation Services	101,217	62,461	0.51
Wholesale Trade	99,942	93,001	0.42
Public Administration and Safety	96,135	82,851	0.20
Transport, Postal and Warehousing	91,382	92,781	0.40
Professional, Scientific and Technical Services	78,591	75,763	0.20
Other Services	71,843	46,607	0.22
Construction	65,857	69,688	0.23
Health Care and Social Assistance	62,302	54,786	0.22
Administrative and Support Services	52,052	41,819	0.20
Education and Training	50,957	50,604	0.22
Agriculture, Forestry and Fishing	43,386	81,611	0.41
Retail Trade	41,875	43,492	0.31
Accommodation and Food Services	29,717	31,105	0.29
Total	102,564	91,373	0.42

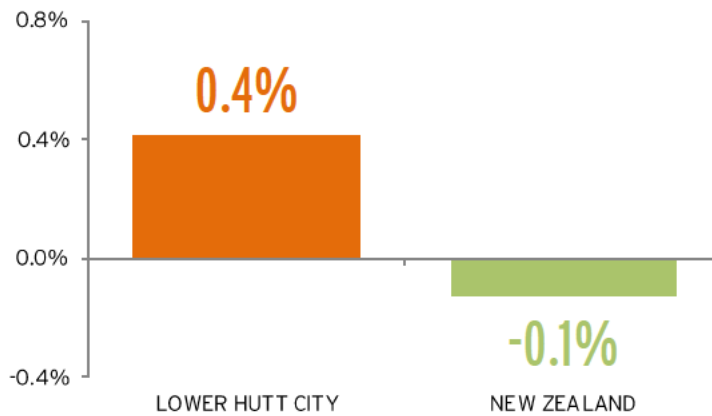
- Mining was the industry with the highest GDP per employee in Lower Hutt City in 2013 with GDP per employee of \$600,013.
- The second highest was electricity, gas, water and waste services (\$556,587) followed by rental, hiring and real estate services (\$305,638).
- The industries with the lowest GDP per employee were accommodation and food services (\$29,717), retail trade (\$41,875) and agriculture, forestry and fishing (\$43,386).

BUSINESS GROWTH

How fast did the number of business units grow in Lower Hutt City?

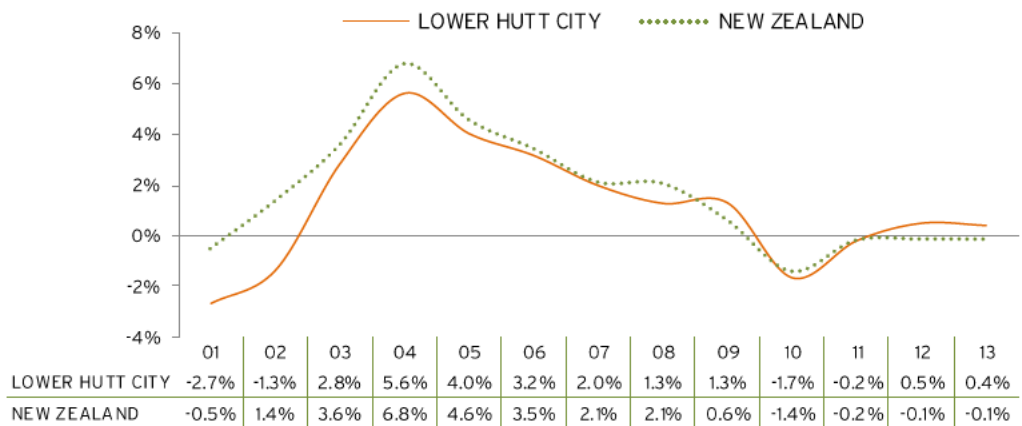
Growth in the number of business units is an indicator of entrepreneurial activity. It indicates an environment in which entrepreneurs are prepared to take risks to start new ventures. This section contrasts Lower Hutt City's recent performance in business unit growth with other regions in the country.

Figure 29. Business unit growth (year to March 2013)



- A total of 9,542 business units were recorded in Lower Hutt City in 2013, up 0.4% from a year earlier.
- The number of business units in New Zealand declined by 0.1% over the same period.
- Growth in the number of business units in Lower Hutt City averaged 1.6%pa over the past 10 years compared with 1.8%pa in the national economy.
- Business unit growth in Lower Hutt City varied from a high of 5.6% in 2004 to a low of -2.7% in 2001.

Figure 30. Annual average business unit growth (2001-2013)

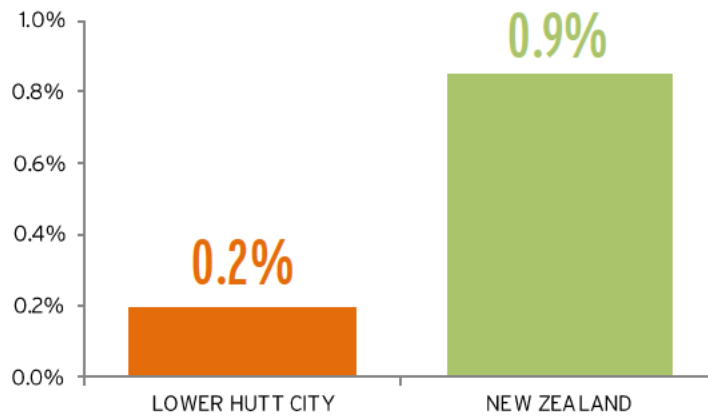


POPULATION GROWTH

How fast has Lower Hutt City's population grown?

Population growth is an indicator of a region's attractiveness as a place to live and work. A strong regional economy with plentiful job opportunities will help a region retain its population and attract new residents from other regions and abroad. This section contrasts Lower Hutt City's recent population growth with other districts and the country as a whole.

Figure 31. Population growth (year to June 2013)



- Lower Hutt City's population was 102,900 in 2013, up 0.2% from a year earlier. New Zealand's total population grew by 0.9% over the same period.
- Population growth in Lower Hutt City averaged 0.3%pa over the last 10 years compared with 1.1%pa in the national economy.
- Since 2000 growth in Lower Hutt City reached a high of 0.7% in 2002 and a low of -0.3%pa in 2012.

Figure 32. Annual population growth (June years)

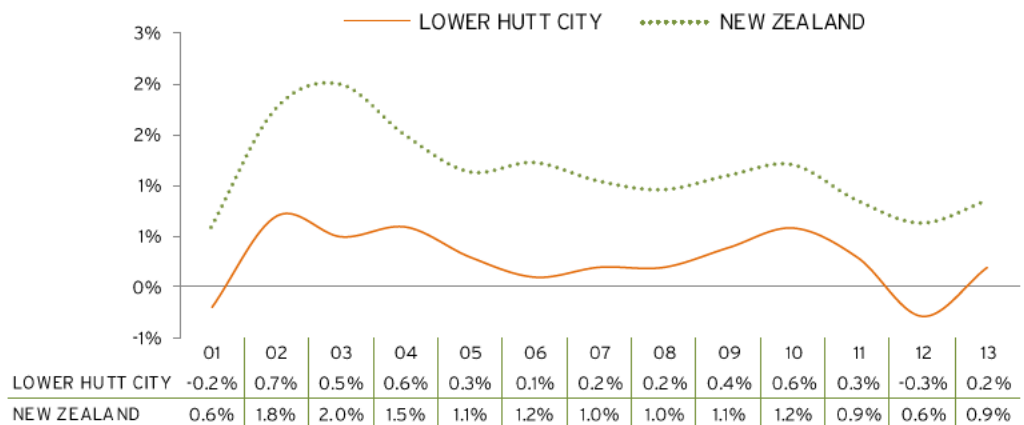
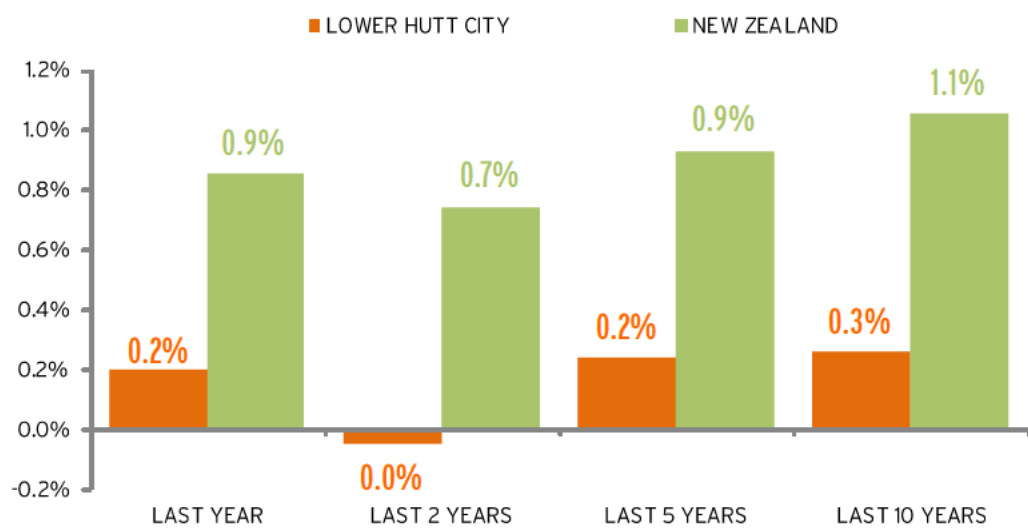


Table 23. Districts ranked by population growth

Rank	2012 to 2013	2011 to 2013	2010 to 2013	2009 to 2013	2008 to 2013	2007 to 2013	2006 to 2013	
1	Selwyn	4.5%	Selwyn	3.7%	Selwyn	3.3%	Queenstown-Lakes	4.0%
2	Queenstown-Lakes	3.4%	Queenstown-Lakes	2.6%	Queenstown-Lakes	2.7%	Selwyn	3.6%
3	Waimakariri	3.0%	Waimakariri	2.1%	Waimakariri	1.9%	Waimakariri	2.3%
4	Ashburton	1.6%	Ashburton	1.6%	Ashburton	1.6%	Central Otago	1.8%
5	Central Otago	1.6%	Hamilton City	1.6%	Hamilton City	1.6%	Tauranga City	1.7%
6	Auckland	1.4%	Hurunui	1.5%	Auckland	1.5%	Hamilton City	1.7%
7	Hamilton City	1.3%	Auckland	1.4%	Hurunui	1.3%	Auckland	1.7%
8	Hurunui	1.3%	Central Otago	1.2%	Central Otago	1.3%	Ashburton	1.5%
9	Carterton	1.2%	Carterton	1.1%	Carterton	1.2%	Waikato District	1.4%
10	Tauranga City	1.0%	Wellington City	1.0%	Tauranga City	1.2%	Wellington City	1.3%
11	Waimate	0.9%	Palmerston North	0.8%	Wellington City	1.1%	Western Bay of Plenty	1.2%
12	Timaru	0.9%	Tauranga City	0.8%	Waikato District	1.1%	Hurunui	1.2%
13	Wellington City	0.9%	Waimate	0.7%	Palmerston North	1.0%	Waipa	1.1%
14	Christchurch City	0.8%	Nelson City	0.6%	Nelson City	0.9%	Whangarei	1.1%
15	Manawatu	0.7%	New Plymouth	0.6%	Tasman	0.9%	Kapiti Coast	1.0%
16	Palmerston North	0.7%	Dunedin City	0.6%	Porirua City	0.9%	Tasman	1.0%
17	New Plymouth	0.7%	Porirua City	0.6%	New Plymouth	0.8%	Carterton	0.9%
18	Matamata-Piako	0.6%	Timaru	0.6%	Whangarei	0.8%	Marlborough	0.9%
19	Whangarei	0.6%	Manawatu	0.5%	Waipa	0.7%	Westland	0.8%
20	Westland	0.6%	Tasman	0.5%	Waimate	0.7%	Palmerston North	0.8%
21	Waitaki	0.5%	Whangarei	0.5%	Upper Hutt City	0.7%	Upper Hutt City	0.8%
22	Dunedin City	0.5%	Waikato District	0.5%	Dunedin City	0.7%	Nelson City	0.7%
23	Marlborough	0.4%	Taupo	0.4%	Western Bay of Plenty	0.7%	New Plymouth	0.7%
24	Waipa	0.4%	Southland District	0.3%	Manawatu	0.7%	Hastings	0.6%
25	Nelson City	0.4%	Marlborough	0.3%	Kapiti Coast	0.7%	Waimate	0.6%
26	Tasman	0.4%	Waipa	0.3%	Marlborough	0.6%	Mackenzie	0.6%
27	Porirua City	0.4%	Matamata-Piako	0.3%	Mackenzie	0.6%	Porirua City	0.6%
28	Thames-Coromandel	0.4%	Mackenzie	0.2%	Taupo	0.6%	Manawatu	0.6%
29	Rangitikei	0.3%	Upper Hutt City	0.2%	Timaru	0.6%	Dunedin City	0.5%
30	South Wairarapa	0.3%	Waitaki	0.2%	South Wairarapa	0.5%	Christchurch City	0.5%
31	Waikato District	0.3%	Stratford	0.2%	Matamata-Piako	0.5%	Matamata-Piako	0.5%
32	Taupo	0.3%	Kapiti Coast	0.2%	Invercargill City	0.5%	South Wairarapa	0.5%
33	Hastings	0.3%	Thames-Coromandel	0.2%	Hastings	0.5%	Timaru	0.4%
34	Upper Hutt City	0.2%	Hastings	0.1%	Kaipara	0.5%	Kaipara	0.4%
35	Western Bay of Plenty	0.2%	Gisborne	0.1%	Southland District	0.5%	Taupo	0.4%
36	Kapiti Coast	0.2%	Otorohanga	0.1%	Westland	0.4%	Thames-Coromandel	0.3%
37	Lower Hutt City	0.2%	Hauraki	0.0%	Hauraki	0.4%	Napier City	0.3%
38	Hauraki	0.0%	Western Bay of Plenty	0.0%	Gisborne	0.3%	Hauraki	0.3%
39	Napier City	0.0%	Napier City	0.0%	Waitaki	0.3%	Grey	0.3%
40	Clutha	0.0%	Horoehua	0.0%	Napier City	0.3%	Kaikoura	0.3%
41	Southland District	0.0%	South Wairarapa	0.0%	Otorohanga	0.2%	Lower Hutt City	0.3%
42	Invercargill City	0.0%	Lower Hutt City	0.0%	Lower Hutt City	0.2%	Far North	0.2%
43	Far North	-0.2%	Westland	-0.1%	Thames-Coromandel	0.2%	Gisborne	0.2%
44	Gisborne	-0.2%	Invercargill City	-0.1%	Stratford	0.2%	Waitaki	0.2%
45	Otorohanga	-0.2%	Far North	-0.2%	Buller	0.2%	Buller	0.2%
46	Stratford	-0.2%	South Taranaki	-0.2%	Masterton	0.2%	Invercargill City	0.2%
47	Wanganui	-0.2%	Masterton	-0.2%	Rotorua	0.1%	Southland District	0.1%
48	Kaipara	-0.3%	Rotorua	-0.2%	Far North	0.1%	Stratford	0.1%
49	Rotorua	-0.3%	Christchurch City	-0.2%	Central Hawke's Bay	0.0%	Rotorua	0.1%
50	Horoehua	-0.3%	Buller	-0.2%	South Taranaki	0.0%	Central Hawke's Bay	0.1%
51	South Taranaki	-0.4%	Kaipara	-0.3%	Horoehua	0.0%	Masterton	0.0%
52	Central Hawke's Bay	-0.4%	Gore	-0.4%	Kaikoura	0.0%	Whakatane	0.0%
53	Gore	-0.4%	Whakatane	-0.4%	Grey	0.0%	Horoehua	0.0%
54	Masterton	-0.4%	Wanganui	-0.5%	Clutha	0.0%	Clutha	-0.1%
55	Mackenzie	-0.5%	Rangitikei	-0.5%	Gore	-0.1%	Otorohanga	-0.2%
56	Whakatane	-0.6%	Clutha	-0.6%	Whakatane	-0.1%	Wanganui	-0.2%
57	Ruapehu	-0.8%	South Waikato	-0.7%	Wanganui	-0.1%	Waitomo	-0.4%
58	Kaikoura	-0.8%	Central Hawke's Bay	-0.7%	Christchurch City	-0.2%	Gore	-0.4%
59	Tararua	-0.9%	Tararua	-0.9%	South Waikato	-0.3%	South Taranaki	-0.4%
60	South Waikato	-0.9%	Grey	-0.9%	Tararua	-0.4%	Tararua	-0.4%
61	Buller	-1.0%	Waitomo	-1.1%	Waitomo	-0.4%	Rangitikei	-0.5%
62	Wairoa	-1.1%	Kaikoura	-1.2%	Rangitikei	-0.4%	South Waikato	-0.6%
63	Waitomo	-1.4%	Ruapehu	-1.3%	Ruapehu	-0.9%	Kawerau	-0.8%
64	Opotiki	-1.4%	Kawerau	-1.6%	Kawerau	-1.0%	Opotiki	-1.0%
65	Grey	-1.4%	Wairoa	-1.8%	Wairoa	-1.0%	Wairoa	-1.2%
66	Kawerau	-2.7%	Opotiki	-2.0%	Opotiki	-1.1%	Ruapehu	-1.2%
	New Zealand	0.9%	New Zealand	0.7%	New Zealand	0.9%	New Zealand	1.1%

- Total population in Lower Hutt City increased by 0.2%pa between 2012 and 2013, which ranks it number 37 among the 66 districts for rate of growth.
- The highest ranking district was Selwyn which grew by 4.5% followed by Queenstown-Lakes (3.4 percentage points)
- Over the last two years Lower Hutt City ranked number 42 with total population unchanged on 0% between 2011 and 2013.
- Lower Hutt City ranked number 42 over the last five years, with its population increasing by 0.2%pa between 2008 and 2013.
- Over a ten year period Lower Hutt City ranked number 41 with its population increasing by 0.3%pa.

Figure 33. Population growth last 1, 2, 5 and 10 years

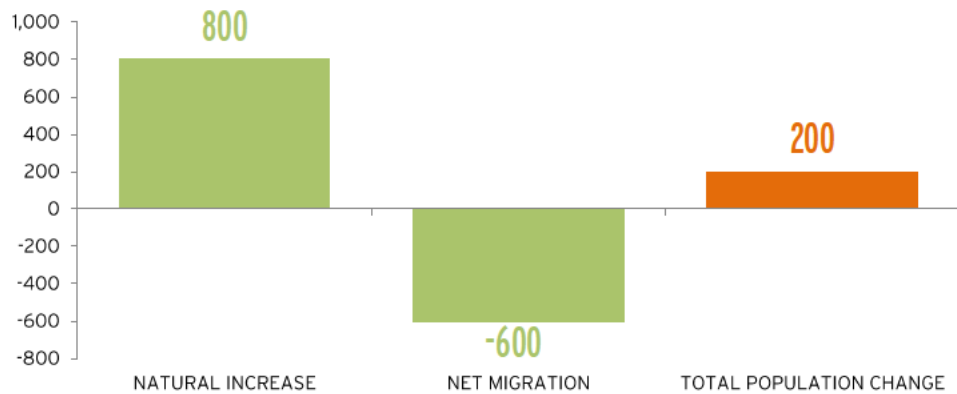


What is the source of Lower Hutt City's population growth?

A region's population can grow through natural growth (births less deaths) and net migration (arrivals less departures). This section describes the relative contributions of these two sources to population growth in Lower Hutt City.

- Lower Hutt City's population increased by 200 people in the year to June 2013. This net increase was made up of net migration of -600 and natural increase of 800.

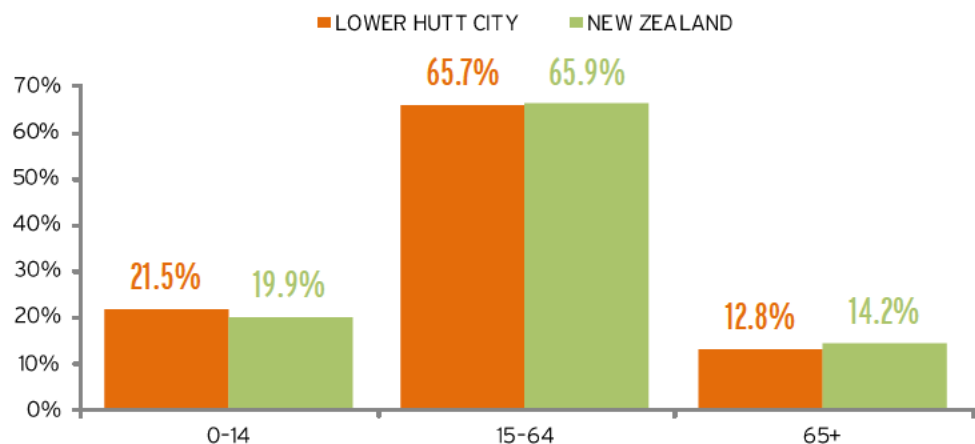
Figure 34. Source of population growth (year to June 2013)



What is the age structure of Lower Hutt City's population?

- Lower Hutt City's median age of 36.4 years in 2013 was slightly lower than the median age of the national population (37.1).
- In 2013, 65.7% of Lower Hutt City's population was of working age (15-64). This was slightly lower than the proportion of the national population (65.9%).
- Lower Hutt City had a significantly higher proportion (21.5%) of young people (0-14) than the country as a whole (19.9%) and a significantly lower proportion (12.8%) of people 65 years and older compared with the national (13.8%). Overall the dependency ratio in Lower Hutt City (52.2%) was higher than in the national economy (51.8%). The dependency ratio expresses the number of persons outside of the working age as a proportion of the number of persons of working age (15 to 64 years).

Figure 35. Age composition of the population (year to June 2013)



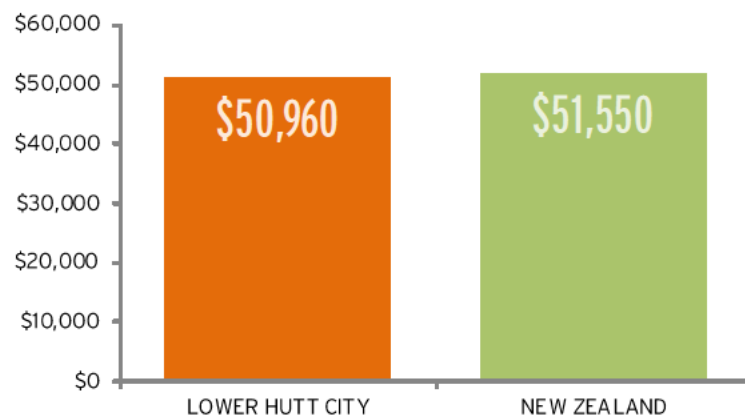
STANDARD OF LIVING

This section describes a few indicators of economic standard of living. It investigates average earnings, house prices and housing affordability. Note that due to data constraints earnings data are provided for the year to March 2012.

What are the mean earnings in Lower Hutt City?

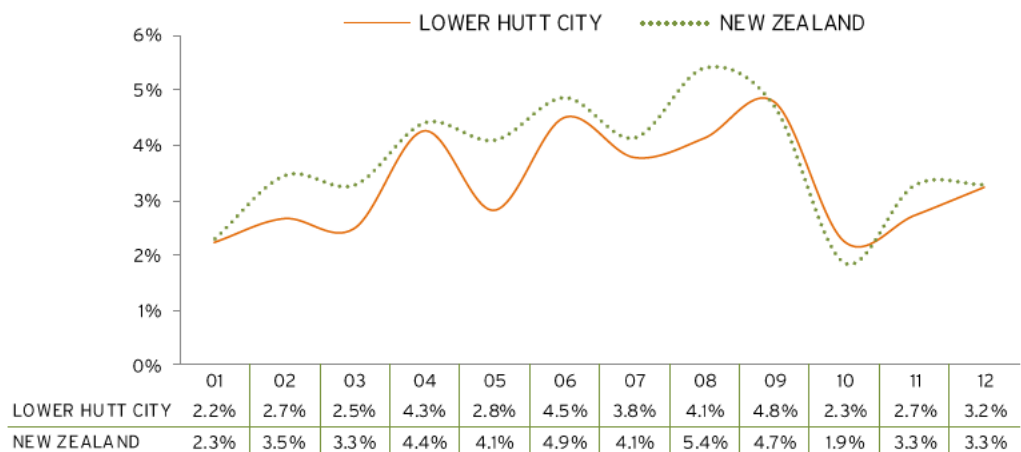
Income earned in the labour market is an important source of household income. This section contrasts Lower Hutt City's mean annual earnings with the country as a whole.

Figure 36. Mean annual earnings (year to March 2012)



- The mean annual earnings in Lower Hutt City was \$50,960 in the year to March 2012, which was lower than the national mean of \$51,550.
- Mean earnings in Lower Hutt City increased by 3.2% over the year to March 2012 compared with an increase of 3.3% at the national level.
- Over the last ten years earnings growth in Lower Hutt City reached a maximum of 4.8% in 2009 and a minimum of 2.2% in 2001.

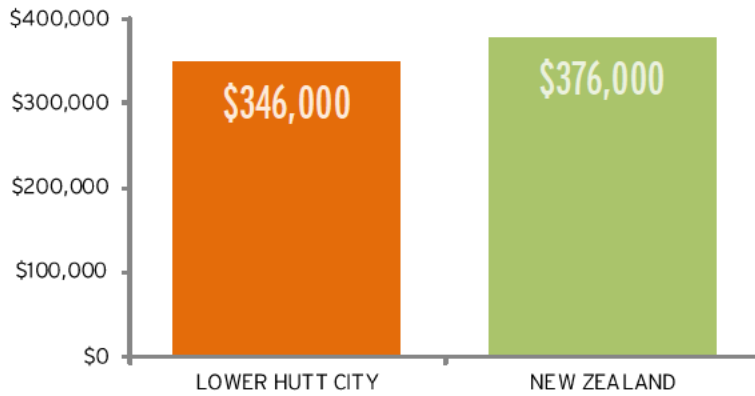
Figure 37. Earnings growth (2001-2012)



How do house prices in Lower Hutt City compare?

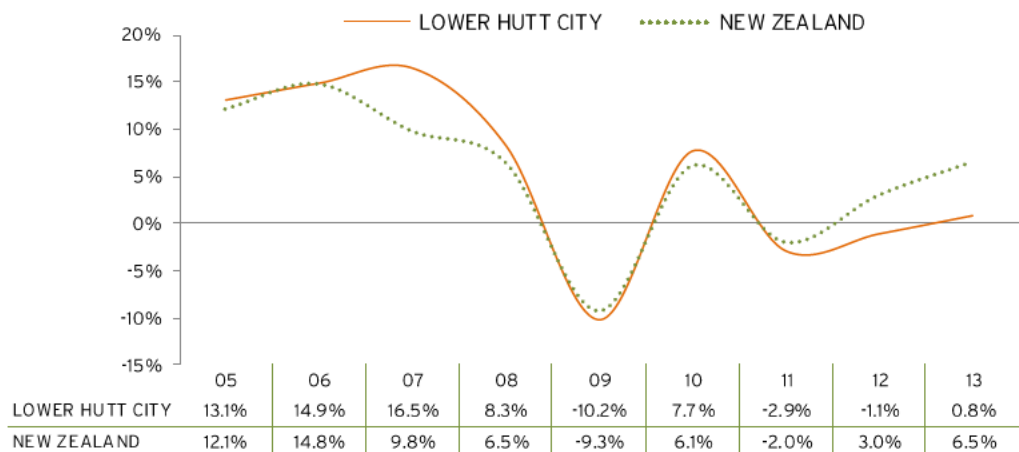
The cost of housing is a major component of household spending. This section describes the cost of housing in Lower Hutt City relative to the rest of the country.

Figure 38. Median house price (year to March 2013)



- The median house price in Lower Hutt City was \$346,000 in 2013, which was 8% lower than the national median of \$376,000.
- House prices in Lower Hutt City increased by 0.8% over the year to March 2013 compared with an increase of 6.5% at the national level.
- Since 2005 house price growth in Lower Hutt City reached a maximum of 16.5% in 2007 and a minimum of -10.2% in 2009.

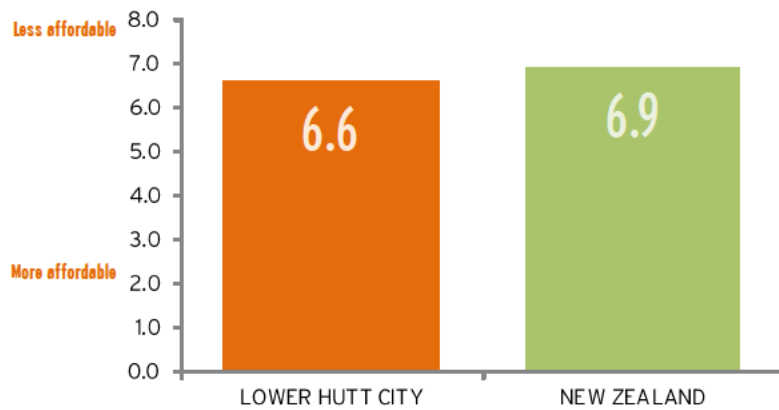
Figure 39. Annual median house price growth (2005-2013)



How affordable is housing in Lower Hutt City?

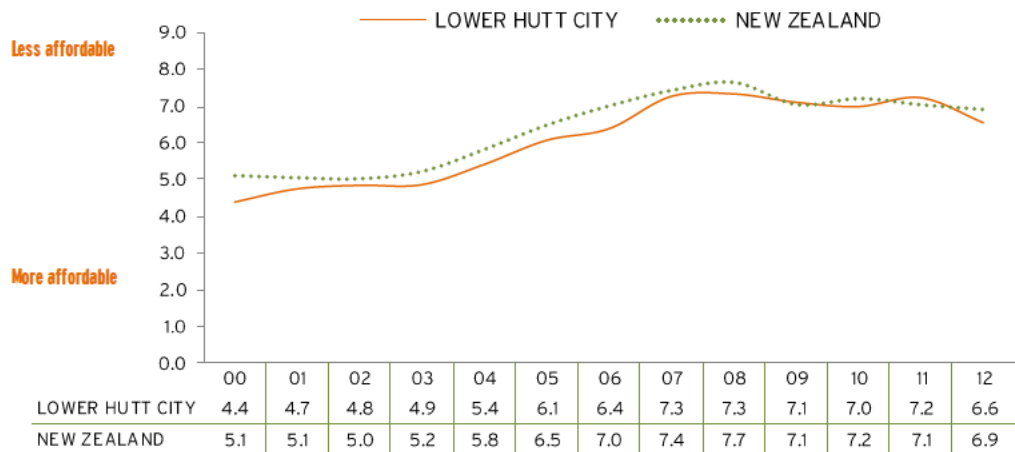
This section investigates the affordability of housing by comparing median house prices with average earnings. We have estimated a housing affordability index which is the ratio of the median house price to annual average earnings measured in the Linked Employer Employee Data. A higher ratio therefore indicates lower housing affordability.

Figure 40. Housing affordability index (year to March 2012)



- The housing affordability index in Lower Hutt City was 6.6 in the year to March 2012, which was lower than the national index of 6.9. This means that housing is more affordable in Lower Hutt City than in the country as a whole.
- Since 2000 housing in Lower Hutt City has become less affordable relative to the national average level.

Figure 41. Housing affordability index (2000-2012)



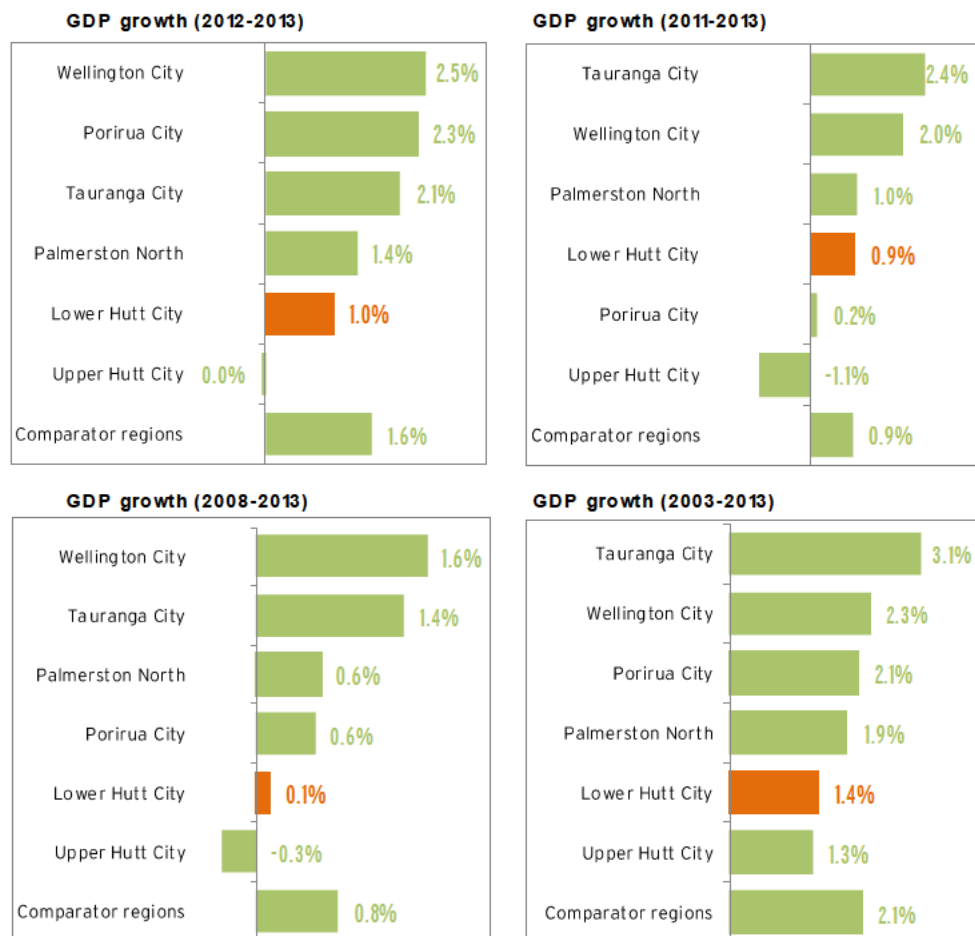
HOW DOES LOWER HUTT CITY COMPARE?

This section contrasts the performance of Lower Hutt City with five comparator districts according to a number of indicators. The selected comparator regions are: Upper Hutt City, Porirua City, Wellington City, Palmerston North and Tauranga City.

How does Lower Hutt City's economic growth compare?

This section compares Lower Hutt City's GDP growth with the five comparator districts over the past one, two, five and 10 year periods.

Figure 42. Change in GDP: Lower Hutt City versus comparator regions over various time periods

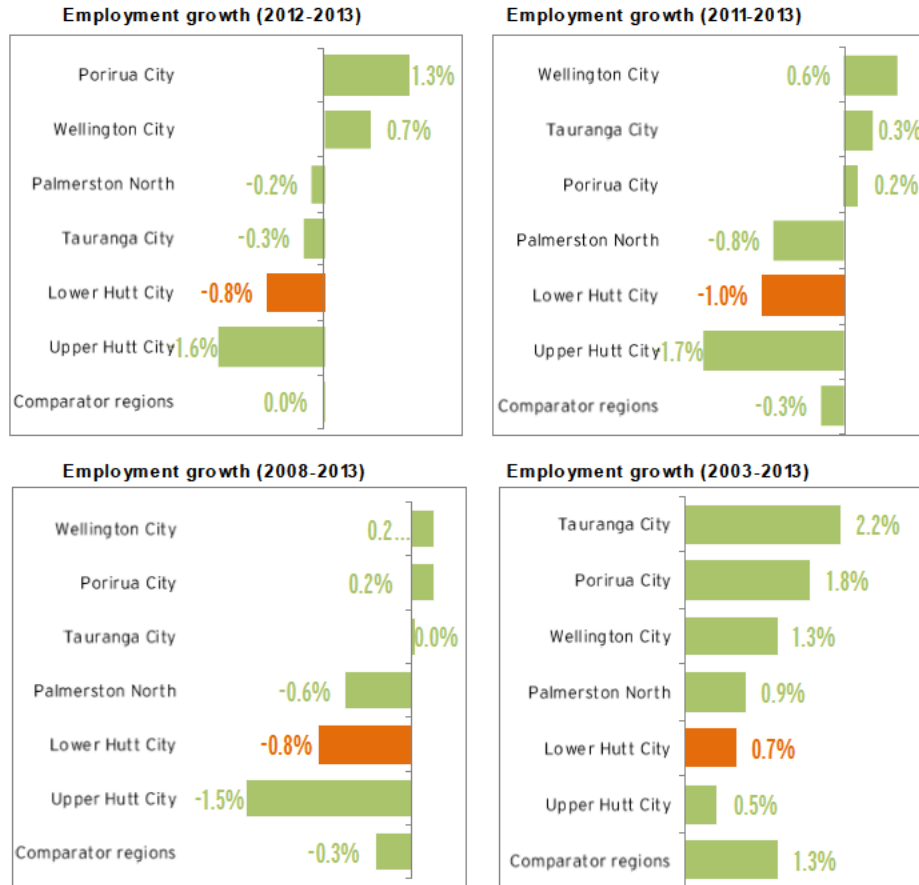


- Over the last year (2012-2013) Lower Hutt City's GDP increased by 1.0%, ranking it fifth among the six comparator districts.
- The district's GDP increased by 0.9% over the last two years (2011-2013), ranking it fourth among the six comparator districts.
- Lower Hutt City ranked fifth over the last five years (2008-2013) and fifth over the last ten years (2003-2013).

How does Lower Hutt City's employment growth compare?

This section compares Lower Hutt City's employment growth with the five comparator regions over the past one, two, five and 10 year periods.

Figure 43. Change in employment: Lower Hutt City versus comparator regions over various time periods



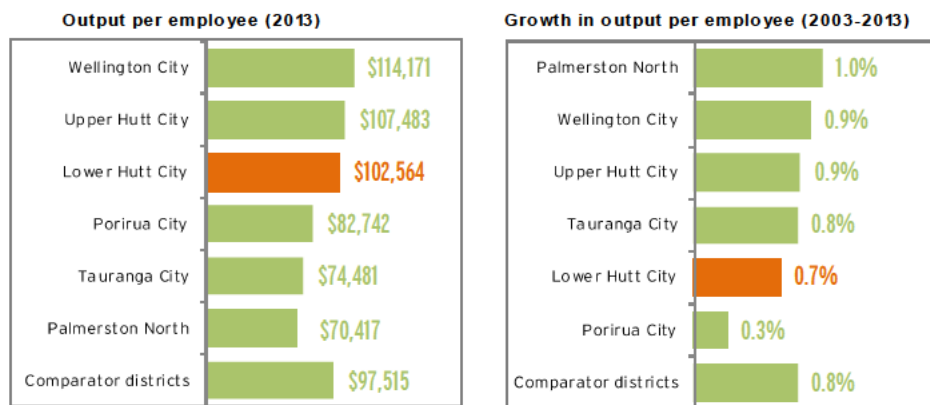
- Over the last year (2012-2013) employment in Lower Hutt City decreased by 0.8%, ranking it fifth among the six comparator districts.
- The region's employment decreased by 1.0% over the last two years (2011-2013), ranking it fifth among the six comparator districts.
- Lower Hutt City ranked fifth over the last five years (2008-2013) and fifth over the last ten years (2003-2013).

How does Lower Hutt City's productivity compare?

This section compares Lower Hutt City's productivity with the five comparator regions. We use GDP per employee as a proxy for productivity. Productivity is a measure of the value created by each employee in the region's economy. Growth in productivity can lead to sustainable growth in real wages.

- Lower Hutt City's GDP per employee was \$102,564 in 2013 ranking it third among the six districts being compared. This compares with a weighted average of \$97,515 for the comparator districts.
- Over the past decade Lower Hutt City's GDP per employee has increased by 0.7% per annum, ranking it fifth among the comparator districts. On average GDP per employee of the comparator districts grew by 0.8%.

Figure 44. Comparative productivity measures

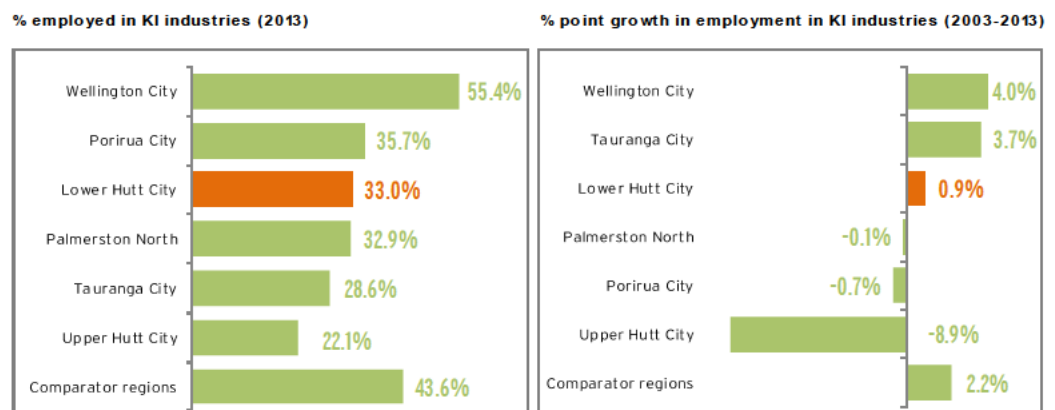


How does Lower Hutt City's employment in knowledge intensive industries compare?

This section compares employment in knowledge intensive industries in Lower Hutt City with the five comparator regions. Knowledge intensive industries are those in which the generation and exploitation of knowledge play the predominant part in the creation of wealth.

An industry is defined as knowledge intensive if it meets two criteria: at least 25 per cent of the workforce is qualified to degree level and at least 30 per cent of the workforce is in professional, managerial and scientific and technical occupations. Further details of the definition are providing in the technical notes at the end of the report.

Figure 45. Comparative measures of employment in knowledge intensive industries

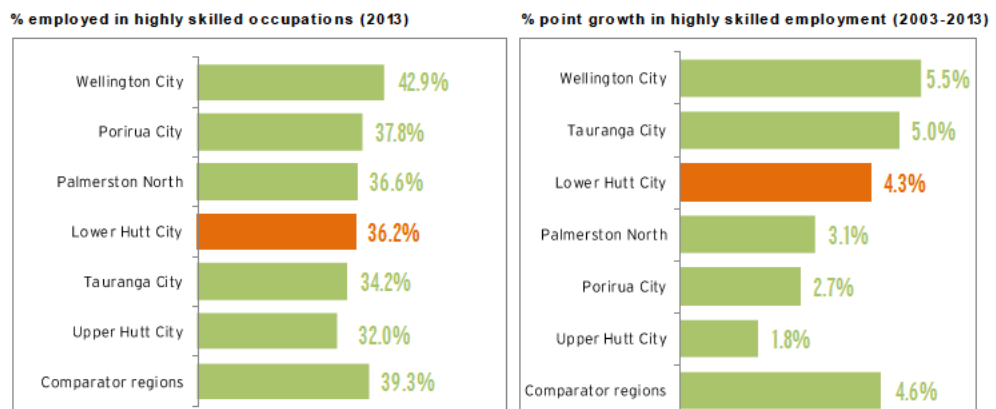


- Approximately 33.0% of Lower Hutt City's employment was in knowledge intensive industries in 2013. This ranks it third highest among the six districts being compared. By comparison the weighted average of comparator districts was 43.6%.
- Over the past decade Lower Hutt City's share of employment in knowledge intensive industries increased by 0.9 percentage points, ranking it third among the comparator districts. By comparison the comparator districts increased by 2.2%.

How does Lower Hutt City's employment in highly skilled occupations compare?

This section compares employment in highly skilled occupations in Lower Hutt City with the five comparator regions. We define highly skilled occupations as those consistent with skill level 1 in the Australia New Zealand Standard Classification of Occupations. These occupations have a level of skill commensurate with a bachelor degree or higher qualification. The category includes the vast majority of managerial and professional occupations.

Figure 46. Comparative measures of employment in highly skilled occupations



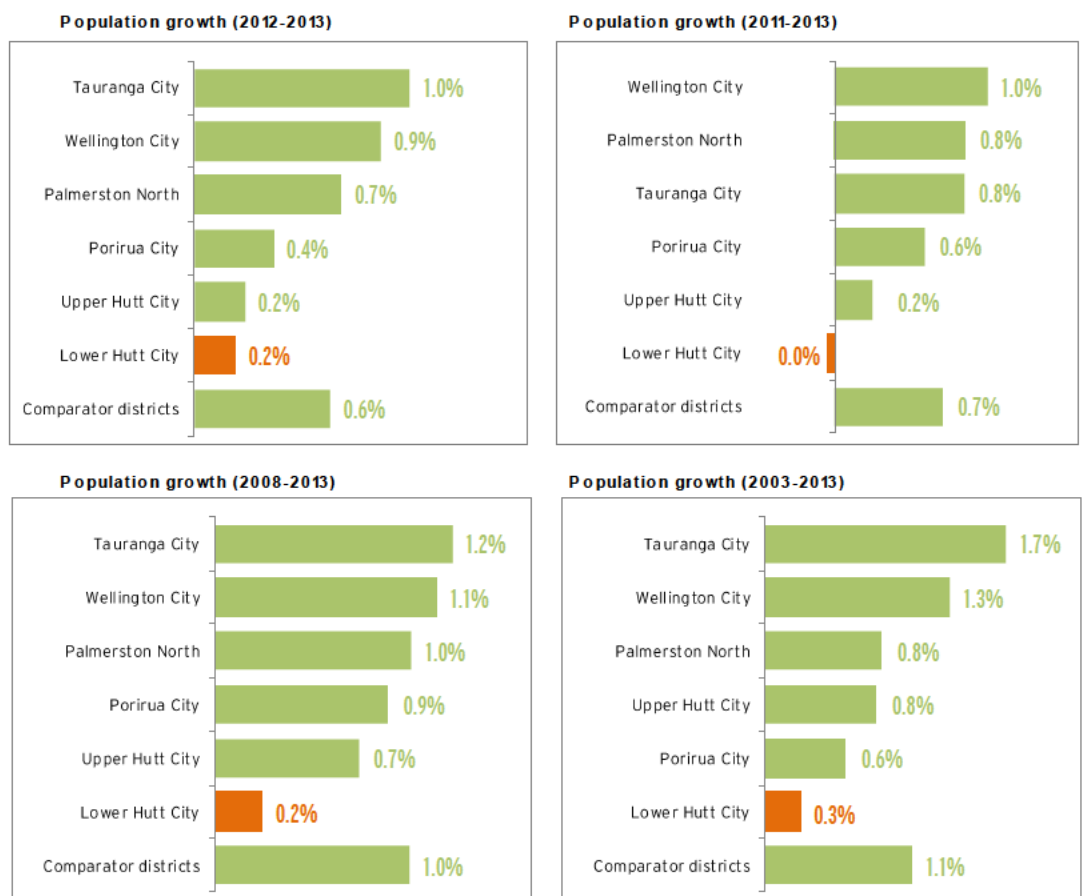
- Approximately 36.2% of Lower Hutt City's workforce was employed in highly skilled occupations in 2013. This ranks it fourth highest among the six districts being compared. By comparison the weighted average of comparator districts was 39.3%.
- Over the past decade the proportion of Lower Hutt City's workers employed in highly skilled positions increased by 4.3 percentage points, ranking it third among the comparator districts. By comparison the proportion in comparator districts as a whole increased by 4.6%.

How does Lower Hutt City's population growth compare?

This section compares Lower Hutt City's population growth with the five comparator regions.

- Over the last year (2012-2013) the population in Lower Hutt City increased by 0.2%, ranking it sixth among the six comparator districts.
- The district's population decreased by 0.0% over the last two years (2011-2013), ranking it sixth among the six comparator districts.
- Lower Hutt City ranked sixth over the last five years (2008-2013) and sixth over the last ten years (2003-2013).

Figure 47. Comparative measures of population growth



TECHNICAL NOTES

Time period

This annual profile reports on March years (eg 2013 refers to the 12 months to March 2013) for all indicators except population. Population statistics are presented for the year to June.

Industrial classification

This report uses industry categories from the 2006 Australia New Zealand Standard Industrial Classification (ANZSIC). The ANZSIC is a hierarchical classification with four levels, namely divisions (the broadest level also referred to as 1-digit categories), subdivisions (3-digit), groups (4-digit) and classes (7-digit). There are approximately 500 7-digit industries.

Gross Domestic Product

Gross Domestic Product for each region and district is estimated by Infometrics. The methodology used in this current report differs from that used in previous regional economic profiles. A top down approach breaks national production-based GDP (published by Statistics New Zealand) down to TA level by applying TA shares to the national total. Each TA's share of industry output is based on the share of earnings measured in LEED. This captures differences in productivity between TAs and over time. GDP is measured in 2010 prices. Further details of this methodology can be obtained from Infometrics.

Employment by industry

Employment in this report is measured as an average of the four quarters making up each year.

Regional employment is estimated by Infometrics' Regional Industry Employment Model (RIEM). The model draws heavily on quarterly and annual Linked Employer Employee Data (LEED) and Business Demography (BD) series published by Statistics New Zealand. RIEM differs from BD in that it is a quarterly series (BD is annual) and it includes both employees and self-employed whereas BD only includes employees. Further details of this methodology can be obtained from Infometrics.

Industry sectors

The report uses four broad industry sectors: primary, secondary, tertiary and quaternary. The quaternary sector includes the higher value-adding, knowledge-based service industries which are: Information Media Services, Telecommunications, Internet and Library Services, Finance, Insurance and Superannuation Funds, Auxiliary Finance and Insurance Services, Professional, Scientific and Technical Services, Local Government Administration, Central Government Administration, Defense and Public Safety, Education and Training, and Health Care and Social Assistance.

Unemployment rate

Regional level unemployment rates are sourced from Statistics New Zealand's Household Labour Force Survey. Trends in the number of unemployment beneficiaries at TA level are used to break down regional unemployment rates to TA level.

Earnings

Earnings data are from the quarterly Linked Employer Employee Data. Average annual earnings are the sum of mean earnings for each quarter of full quarter jobs.

House prices

House price levels (dollar value) are sourced from REINZ. The levels are based on median sale prices for the month when the sale and purchase becomes unconditional.

Business Units

Data on the number of business units are sourced from the Business Demography statistics from Statistics New Zealand.

Population

Demographic statistics are sourced from Statistics New Zealand.