

2011 Census of Canada

Dwelling and Collective

September 21, 2012

Structural Type of Dwelling and Collective

Total Occupied Dwellings

Alberta continues to lead the provinces in total occupied dwelling growth; however, the rate of growth has moderated...

The third data release on the 2011 Census indicated that as of May 10, 2011, there were 1,393,515 dwellings occupied by usual residents in Alberta, which included 1,390,275 private dwellings and 3,240 collective dwellings (please refer to the text box on the right for detailed definitions). This represents an increase of 10.7% from the 2006 Census, the fastest growth rate among provinces, and well above the national average of 7.1% (Table 1). Alberta's strong growth in dwellings was mainly driven by a nation-leading 10.8% increase in population over this period.

Although Alberta had the fastest growth in total dwelling counts among provinces, the growth rate has slowed over the past five years. In fact, the 10.7% growth rate was the lowest among the past three censuses. Furthermore, it was the first time over the past eight censuses that the total number

of occupied dwellings grew slower than the overall population (Figure 1). This slower growth was in line with the weaker housing market conditions in Alberta during this period, a result of the global financial crisis. For instance, housing starts in Alberta dropped from almost 49,000 units in 2006 to almost 26,000 in 2011.

As a share of the population, 97.9% of Albertans lived in private dwellings in 2011, while the other 2.1% lived in collective dwellings. This composition was similar to the previous censuses. For Canada as a whole, 98.2% of its population lived in private dwellings in 2011 and 1.8% of Canadian lived in collectives.

Private Dwellings

Albertans have strong preference for single-detached houses...

Of the 1,390,275 private dwellings occupied by usual residents in Alberta in 2011, 883,265, or 63.5% of them were single-detached houses (Table 2). (Please see appendix for detailed definitions of different dwelling types.). The next most common type of

dwelling for private households was an apartment building with fewer than five storeys, which accounted for 14.2% of Alberta's total occupied private dwellings. Row houses ranked third with 7.0%. About 20.8% of Alberta's private households lived in some kind of apartment building in 2011, lower than the 21.8% recorded in 2006.

A similar preference pattern was observed in most parts of Canada. However, variation in structural preferences does exist across provinces due to differences in affordability, availability and household size. For example,

Definitions:

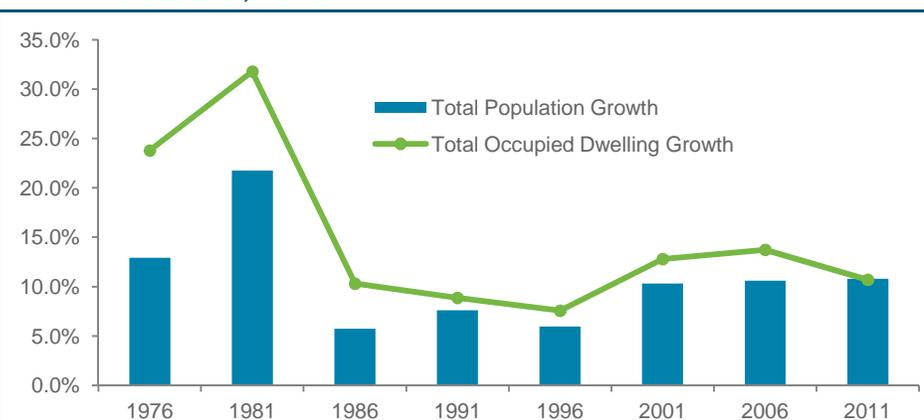
A **dwelling** refers to a set of living quarters in which a person or a group of people live or could live. Dwellings can be classified into two main categories, private dwelling and collective dwelling. A **private dwelling** is defined as a separate set of living quarters with a private entrance either directly from outside or from a common hall, lobby, vestibule or stairway inside the building. Furthermore, a private dwelling must have a source of heat or power and must be an enclosed space that provides shelter from the elements.

A **collective dwelling** is a dwelling used for commercial, institutional or communal purposes. Examples include hotels, hospitals, work camps, shelters etc..

A dwelling may be occupied or unoccupied. If a dwelling is occupied, it can be occupied by usual residents (i.e., who live there permanently), or by foreign and/or temporary residents. This highlight only focuses on dwellings occupied by usual residents.

Source: Statistics Canada

FIGURE 1: TOTAL OCCUPIED DWELLING AND TOTAL POPULATION GROWTH IN ALBERTA, 1976-2011



Source: Statistics Canada

in British Columbia, where it is much less affordable to live in a single detached house and the population is denser in its metropolitan areas, particularly in Vancouver, more households live in apartments. The latest census data show that less than half of BC's private households lived in single detached houses, while over 39% of them lived in apartments in 2011 (Table 2).

Among provinces, Newfoundland and Labrador and Saskatchewan had the two highest proportions of single-detached homes, occupied by three quarters of private households. This may be because single-detached houses are more affordable in these provinces. Quebec had the lowest proportion (46.0%) of private households living in single-detached houses and the highest proportion (45.3%) living in apartments. This was less likely due to affordability but more likely due to the fact that two-third of Quebec's private households had one or two persons only, compared to 61.7% for Canada and 59.0% for Alberta. For Canada as a whole, 55.0% of its private households lived in a single-detached house in 2011 and about 32.6% lived in apartments.

Couple-with-children families tend to live in single-detached houses while non-census family households tend to live in apartments...

A non-census family household consists either of one person living alone or two or more persons who share a dwelling, but do not constitute a family, such as roommates. In

2011, 81.7% of the couple-with-children families in Alberta lived in single-detached houses, more than double the proportion of 39.4% for non-census family households (Table 3). In particular, more than 44% of one-person households lived in apartments in Alberta. This is expected since as the household size expands, it needs more living space. Furthermore, children have a significant impact on the type of dwelling that a household chooses. In 2011, 70.4% of couples without children lived in single detached housing compared with 81.7% of couples with children. However, affordability is another important factor as well, which likely explains why only 55.9% of lone-parent families lived in single-detached houses in Alberta in 2011.

Collective Dwellings

Health care facilities accounted for the highest share of collectives in Alberta ...

There were 3,240 collective dwellings in Alberta in 2011, an increase of 18% from 2006 (Table 4). Almost half of Alberta's collective dwellings, or 1,530, were health care related facilities, such as hospitals and special care facilities. Service collective dwellings like hotels and motels was the second biggest category, accounting for 28.4%.

In terms of population, more than half of the population living in collective dwellings stayed in health care related facilities in 2011. There were 15,600 Hutterites living in 165 Hutterite colonies (classified as collective dwellings) in Alberta in 2011, accounting for more than 20% of the province's

TABLE 1: TOTAL DWELLINGS OCCUPIED BY USUAL RESIDENTS, CANADA AND PROVINCES

Province	2006			2011			% Growth in Total
	Private Dwellings	Collective Dwellings	Total	Private Dwellings	Collective Dwellings	Total	
Canada	12,435,520	27,915	12,463,435	13,320,614	28,835	13,349,449	7.1%
NL	197,245	470	197,715	208,842	450	209,292	5.9%
PEI	53,085	275	53,360	56,462	250	56,712	6.3%
NS	376,830	1,085	377,915	390,279	1,050	391,329	3.5%
NB	295,875	950	296,825	314,007	970	314,977	6.1%
QC	3,188,710	7,960	3,196,670	3,395,343	7,365	3,402,708	6.4%
ON	4,554,255	7,895	4,562,150	4,887,508	8,530	4,896,038	7.3%
MB	448,765	1,165	449,930	466,138	1,315	467,453	3.9%
SK	387,160	1,140	388,300	409,645	1,160	410,805	5.8%
AB	1,256,190	2,750	1,258,940	1,390,275	3,240	1,393,515	10.7%
BC	1,642,715	3,965	1,646,680	1,764,637	4,300	1,768,937	7.4%

Source: Statistics Canada

TABLE 2: PERCENTAGE DISTRIBUTION OF OCCUPIED PRIVATE DWELLINGS BY STRUCTURAL TYPE, CENSUS 2011

	Canada	NL	PEI	NS	NB	QC	ON	MB	SK	AB	BC
Total	100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0
Single-detached House	55.0	74.4	71.4	66.7	70.1	46.0	55.6	69.2	74.0	63.5	47.7
Total Apartment, All Types (=1+2+3)	32.6	16.0	15.2	22.1	19.2	45.3	29.6	22.6	17.2	20.8	39.1
Apt. ≥ 5 Stories (1)	9.3	0.3	0.1	4.6	1.3	5.0	16.2	8.1	2.6	4.2	8.2
Apartment, duplex (2)	5.3	10.2	1.6	3.1	4.5	7.8	3.3	1.3	1.7	2.4	10.4
Apt. < 5 Stories (3)	18.0	5.4	13.5	14.5	13.4	32.5	10.2	13.2	12.9	14.2	20.5
Movable Dwelling	1.4	0.7	4.6	3.6	4.5	0.7	0.3	1.8	2.1	3.4	2.7
Semi-detached House	4.9	4.0	5.3	5.0	3.4	5.0	5.7	3.1	2.9	5.2	3.0
Row House	5.9	4.8	3.2	2.4	2.5	2.5	8.5	3.1	3.5	7.0	7.4
Other single-attached house	0.3	0.2	0.2	0.2	0.3	0.5	0.2	0.2	0.2	0.1	0.2

Source: Statistics Canada

total population in collective dwellings. Populations living in service collectives such as hotels, motels and lodging houses has decreased by 7% over the past five years, likely due to the decline in the total number of this type of dwelling.

More seniors stay in assisted living facilities...

As Alberta's population ages, more seniors are staying in special care facilities. Between

2006 and 2011, Alberta's total senior population (aged 65 and over) increased by more than 52,000, or 14.8%, higher than the overall population growth of 10.8%. During the same period, the number of seniors living in collective dwellings in Alberta increased by 41%, from 28,085 in 2006 to 39,615 in 2011 (Table 4). More specifically, almost 95% of these seniors lived in health care and related facilities. Due to this increasing

demand, Alberta has established 345 more health care facilities over the past five years. As more baby boomers become seniors, the demand for assisted living facilities is expected to increase even further in the future.

TABLE 3: PERCENTAGE DISTRIBUTION OF DWELLING TYPE BY HOUSEHOLD TYPE, ALBERTA, 2011

	Single-detached House	Total Apartment All Types (= 1+2+3)	Apt. ≥ 5 Stories (1)	Apt, duplex (2)	Apt. < 5 Stories (3)	Movable Dwelling	Semi-detached House	Row House	Other single-attached house
Census family households	63.5	20.8	4.2	2.4	14.2	3.4	5.2	7.0	0.1
One-family only households	74.0	11.3	1.9	1.8	7.6	3.2	5.1	6.4	0.1
Couple family households	76.5	10.5	2.0	1.5	7.0	3.2	4.6	5.2	0.1
Without children	70.4	15.2	3.3	1.6	10.3	3.7	5.3	5.3	0.1
With children	81.7	6.4	0.8	1.4	4.3	2.7	4.0	5.2	0.0
Lone-parent family households	55.9	18.1	2.1	2.7	13.3	3.8	7.8	14.3	0.1
Non-census family households	39.4	42.9	9.6	3.9	29.5	3.6	5.4	8.5	0.1
One-person households	38.7	44.2	10.0	3.5	30.7	3.7	5.1	8.2	0.1
Two-or-more-person households	42.6	37.5	7.8	5.6	24.0	3.1	6.7	10.1	0.1

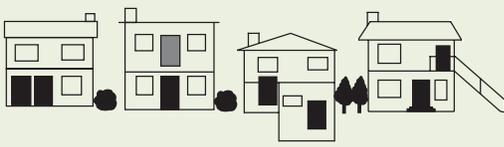
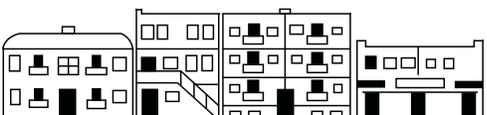
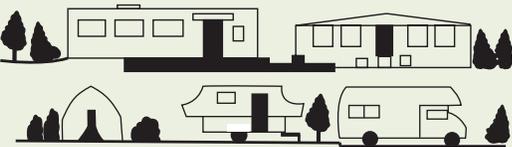
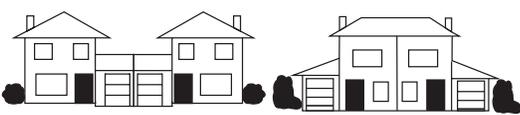
Source: Statistics Canada

TABLE 4: COLLECTIVE DWELLINGS BY TYPE AND POPULATION IN COLLECTIVE DWELLING BY TYPE, ALBERTA, 2006 AND 2011

	Total Collective Dwellings			Total Population in Collective Dwellings			Senior Population in Collective Dwellings		
	2006	2011	% Chg	2006	2011	% Chg	2006	2011	% Chg
Total - Type of collective dwelling	2,755	3,240	18%	61,850	76,925	24%	28,085	39,615	41%
Health care and related facilities	1,185	1,530	29%	32,370	45,030	39%	26,140	37,435	43%
Correctional and penal institutions	30	25	-17%	2,625	2,695	3%	20	30	50%
Shelters	80	95	19%	3,450	3,815	11%	100	120	20%
Group homes for children and youth	90	105	17%	495	570	15%	0	0	-
Service collective dwellings	955	920	-4%	5,090	4,745	-7%	495	520	5%
Lodging and rooming houses	105	125	19%	980	930	-5%	95	105	11%
Hotels, motels and tourist homes	580	610	5%	2,570	2,410	-6%	295	235	-20%
Other service collective dwellings	270	195	-28%	1,540	1,400	-9%	110	185	68%
Religious establishments	60	70	17%	375	530	41%	225	220	-2%
Hutterite colonies	165	165	0%	14,995	15,600	4%	940	1,205	28%
Other	190	325	71%	2,460	3,940	60%	160	90	-44%

Source: Statistics Canada

APPENDIX: STRUCTURAL TYPE OF DWELLING

<p>Single-detached house – A single dwelling not attached to any other dwelling or structure (except its own garage or shed). A single-detached house has open space on all sides, and has no dwellings either above it or below it.</p>	
<p>Apartment in a building that has five or more storeys – A dwelling unit in a high-rise apartment building which has five or more storeys.</p>	
<p>Apartment or flat in a duplex – One of two dwellings, located one above the other, may or may not be attached to other dwellings or buildings.</p>	
<p>Apartment in a building that has fewer than five storeys – A dwelling unit attached to other dwelling units, or other non-residential space in a building that has fewer than five storeys.</p>	
<p>Movable dwelling – A single dwelling, designed and constructed to be transported on its own chassis and capable of being moved to a new location on short notice.</p>	
<p>Semi-detached house – One of two dwellings attached side by side (or back to front) to each other, but not to any other dwelling or structure (except its own garage or shed). A semi-detached dwelling has no dwellings either above it or below it, and the two units together have open space on all sides.</p>	
<p>Row house – One of three or more dwellings joined side by side (or occasionally side to back), such as a town house or garden home, but not having any other dwellings either above or below.</p>	
<p>Other single-attached house – A single dwelling that is attached to another building and that does not fall into any of the other categories, such as a single dwelling attached to a non-residential structure (e.g., a store or a church) or occasionally to another residential structure (e.g., an apartment building).</p>	

Sources: Statistics Canada and Alberta Treasury Board and Finance.