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Richard Klaas
(012) 310 2185

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www.statssa.gov.za
info@statssa.gov.za
T +27 12 310 8911
F +27 12 310 8500

Private Bag X44, Pretoria, 0001, South Africa
ISibalo House, Koch Street, Salvokop, Pretoria, 0002



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KEY FINDINGS: CONTRACT PRICE ADJUSTMENT PROVISIONS (CPAP)

In May 2019, month-on-month percentage changes in the CPAP work group indices ranged from -2,1% for work group 172 to 2,5% for work groups 110 and 141 (Table 1).

Noteworthy changes in May 2019 were as follows:

- **Work group 110:** The index increased by 2,5% month-on-month. There was an increase of 6,5% month-on-month in the PPI for cement (accounting for 45,0% of this work group).
- **Work group 141:** The index increased by 2,5% month-on-month. There were increases of 4,8% month-on-month in SEIFSA for stainless steel flat products cold rolled 304b (accounting for 25,0% of this work group) as well as in SEIFSA for stainless steel flat products cold rolled 316b (accounting for 25,0% of this work group).
- **Work group 142:** The index increased by 1,4% month-on-month. There was an increase of 6,5% month-on-month in PPI for cement (accounting for 20,0% of this work group).
- **Work group 120:** The index increased by 1,2% month-on-month. There was an increase of 1,7% month-on-month in the PPI for bituminous mixtures (accounting for 65,0% of this work group).
- **Work group 172:** The index decreased by 2,1% month-on-month. There was a decrease of 4,8% month-on-month in SEIFSA metal price – Copper – metric ton (accounting for 40,0% of this work group).
- **Work group 122:** The index decreased by 1,3% month-on-month. There was a decrease of 3,4% month-on-month in the PPI for roof tiles (accounting for 40,0% of this work group).

KEY FINDINGS: CONSTRUCTION INPUT PRICE INDICES (CIPI)

- **Total construction:** The index increased by 0,9% month-on-month, mainly due to civil engineering (1,7%) (Table 2).
- **Civil engineering material – total:** The index increased by 1,7% month-on-month (Table 6).

Risenga Maluleke
Statistician-General

DETAILED RESULTS

Table 1 - Contract price adjustment provisions (CPAP) work group indices

Base: Dec 2016=100

Year and month		102	104	106	110	111	112	113	114
		Alterations	Earthworks	Piling	Concrete (excluding formwork)	Formwork	Precast concrete	Post tensioning	Reinforcement
2018	May	107,2	104,8	108,2	112,2	106,9	110,0	116,7	117,4
	Jun	107,6	105,1	108,2	111,9	107,3	110,1	116,8	117,5
	Jul	108,5	105,6	109,1	113,0	108,6	111,7	121,5	120,1
	Aug	108,4	106,3	109,7	113,2	108,6	111,9	121,5	120,1
	Sep	108,9	106,7	110,9	113,6	109,4	113,4	136,9	125,6
	Oct	109,4	106,9	112,0	114,8	110,7	115,5	145,3	130,3
	Nov	109,6	107,1	112,3	115,3	111,3	116,0	145,4	130,4
	Dec	109,4	106,9	112,3	115,9	110,9	116,1	145,3	130,3
2019	Jan	109,2	108,1	113,6	117,3	110,9	116,6	145,3	130,3
	Feb	110,1	108,2	113,8	118,3	111,5	117,2	145,5	130,5
	Mar	111,0	108,7	114,5	120,4	111,9	118,1	145,7	130,7
	Apr	111,7	109,1	114,7	120,7	112,5	118,4	145,9	130,9
	May	112,0	109,2	115,5	123,7	112,6	119,4	146,0	131,0

Year and month		116	118	120	122	124	125	126	129
		Brick and block work	Masonry	Water proofing	Non metal roofing	Metal roofing (steel)	Metal roofing (aluminium)	Carpentry and joinery	Ceilings
2018	May	100,3	103,1	105,4	109,2	99,9	110,2	106,5	102,1
	Jun	100,3	104,7	110,7	109,8	100,0	110,2	106,2	103,1
	Jul	100,5	105,3	115,0	109,7	102,9	110,3	106,6	103,8
	Aug	100,7	106,4	113,1	110,4	102,9	110,3	106,8	103,5
	Sep	101,0	108,5	113,6	110,3	106,0	110,3	107,1	103,2
	Oct	100,1	107,6	118,0	109,5	111,6	110,4	107,3	104,6
	Nov	100,2	106,4	120,9	109,6	111,6	110,4	108,2	105,0
	Dec	100,8	106,6	116,8	109,9	111,6	110,4	108,1	104,8
2019	Jan	99,6	105,9	110,7	110,1	107,5	110,4	108,2	102,6
	Feb	103,0	105,9	111,5	112,6	107,6	110,5	108,8	102,8
	Mar	103,9	107,5	116,4	114,2	107,7	110,5	109,6	103,2
	Apr	103,6	107,1	120,2	114,9	106,7	110,6	110,1	103,7
	May	103,6	107,7	121,7	113,4	105,6	110,6	110,5	103,6

Year and month		130	132	134	136	138	140	141	142
		Resilient floor and wall coverings	Ironmongery	Structural steelwork in buildings	Metalwork	Partitioning systems	Aluminium work	Stainless steel work	In situ finishes
2018	May	107,5	103,9	107,2	106,8	106,7	107,3	110,9	109,8
	Jun	107,6	104,0	108,1	107,7	107,0	111,0	111,1	110,0
	Jul	107,8	105,4	110,3	110,6	107,6	111,3	114,2	110,9
	Aug	107,8	105,4	110,3	110,5	107,6	111,3	115,5	111,0
	Sep	108,2	105,5	112,1	112,8	108,3	111,8	115,6	111,6
	Oct	108,7	105,6	114,7	116,3	109,0	113,1	114,5	112,4
	Nov	109,7	105,7	114,8	116,3	109,1	112,7	115,8	112,6
	Dec	109,6	105,6	114,0	115,4	109,0	112,6	113,5	112,8
2019	Jan	109,6	108,2	113,9	115,3	109,0	111,9	113,2	113,6
	Feb	109,8	108,4	114,3	115,6	109,3	111,2	113,2	114,5
	Mar	110,0	112,9	114,7	115,9	110,4	111,9	114,2	116,3
	Apr	113,2	113,1	116,2	117,4	111,4	112,5	114,6	116,9
	May	113,2	113,1	115,6	116,6	111,5	112,6	117,5	118,5

Table 1 - Contract price adjustment provisions (CPAP) work group indices (concluded)

Base: Dec 2016=100

Year and month		144	146	148	149	150	152	154	160
		Tiling	Drainage	Plumbing	Aluminium shop fronts and pre-glazed windows	Glazing	Painting	Roadwork	Electrical installations
2018	May	106,1	104,0	103,7	104,7	100,7	108,2	112,8	107,3
	Jun	106,3	104,2	103,9	106,3	100,8	108,5	114,3	109,6
	Jul	106,6	105,5	105,3	106,7	100,9	109,1	116,8	114,0
	Aug	106,7	105,5	105,6	106,7	100,8	108,8	116,3	108,7
	Sep	106,9	107,1	106,7	107,3	101,8	109,1	116,4	112,1
	Oct	107,1	107,7	106,9	108,5	103,3	109,4	119,3	115,2
	Nov	107,2	107,9	107,3	108,4	103,3	109,5	121,3	114,9
	Dec	107,1	107,4	106,5	108,4	103,3	109,3	119,3	112,9
2019	Jan	108,3	107,6	106,6	108,0	103,2	109,5	116,5	111,4
	Feb	108,7	108,8	107,4	107,9	103,3	110,2	116,6	109,0
	Mar	109,0	109,2	107,8	108,4	103,4	113,5	117,8	112,5
	Apr	109,3	110,2	107,4	108,8	103,5	114,1	119,7	114,8
	May	109,4	110,3	108,0	109,0	103,5	114,4	119,8	113,6

Year and month		162	170	171	172	173	180	181	190
		Electrical reticulation	Mechanical services	Ductwork installations	Refrigeration installations	Steel water pipe installations	Lump sum domestic buildings	Commercial/industrial buildings	Lump sum preliminaries
2018	May	110,2	105,3	102,9	107,3	105,7	105,5	107,0	107,1
	Jun	111,9	106,2	102,9	109,0	106,8	106,0	107,6	108,4
	Jul	116,8	109,0	107,9	116,6	110,0	107,3	109,1	109,2
	Aug	107,9	108,8	107,9	111,7	110,1	106,9	108,7	109,5
	Sep	113,6	109,3	110,0	112,9	111,1	107,9	109,8	109,9
	Oct	116,3	109,8	113,8	115,3	112,6	108,8	111,1	111,9
	Nov	116,2	109,8	113,8	115,7	112,5	109,1	111,5	112,7
	Dec	112,4	109,5	113,8	114,0	112,9	108,7	110,9	110,4
2019	Jan	111,6	109,8	111,4	111,3	113,0	108,2	110,6	108,9
	Feb	107,4	109,6	111,4	113,5	112,3	109,1	111,0	109,2
	Mar	111,9	109,9	111,4	116,8	111,8	110,5	112,2	111,0
	Apr	114,3	111,0	111,1	116,4	112,0	111,1	113,0	112,5
	May	113,6	110,8	110,4	114,0	111,8	111,3	113,3	112,7

Table 2 - Construction input price index (CIPI): material purchases by type of service

Service	Weight	Index (Dec 2016=100)			Percentage change	
		May 2018	Apr 2019	May 2019	May 2019 vs. Apr 2019	May 2019 vs. May 2018
Total construction	100,00	107,8	115,2	116,2	0,9	7,8
Site preparation	0,97	104,5	112,6	112,9	0,3	8,0
Construction of buildings	23,96	104,3	108,9	109,8	0,8	5,3
Civil engineering	36,88	112,3	122,6	124,7	1,7	11,0
Other structures	1,54	107,0	113,7	114,2	0,4	6,7
Construction by specialist trade contractors	6,07	103,9	109,9	110,1	0,2	6,0
Plumbing	1,72	100,7	104,7	104,6	-0,1	3,9
Electrical contractors	8,06	105,8	114,7	114,4	-0,3	8,1
Shopfitting	0,52	106,6	110,5	110,5	0,0	3,7
Other building installation	7,63	105,9	110,7	110,7	0,0	4,5
Painting and decorating	1,06	108,9	116,5	116,7	0,2	7,2
Other building completion	8,35	106,4	112,5	112,9	0,4	6,1
Renting of construction or demolition equipment with operators	3,24	106,9	113,8	114,2	0,4	6,8

Table 3 - Construction input price index (CIPI): material purchases for whole industry

Product	Weight	Index (Dec 2016=100)			Percentage change	
		May 2018	Apr 2019	May 2019	May 2019 vs. Apr 2019	May 2019 vs. May 2018
Total construction	100,00	107,8	115,2	116,2	0,9	7,8
Construction stone and sand	9,23	132,4	135,7	134,6	-0,8	1,7
Aggregate stone	7,93	132,9	134,5	133,2	-1,0	0,2
Sand	0,82	132,2	151,1	150,0	-0,7	13,5
Granite, sandstone and other monumental and building stone	0,48	125,7	130,3	131,2	0,7	4,4
Carpets (excluding mats and rugs)	1,00	107,5	115,1	115,1	0,0	7,1
Boards of wood	1,69	110,3	110,9	110,9	0,0	0,5
Builders' carpentry of wood	1,59	101,1	108,1	108,1	0,0	6,9
Paints	2,92	110,0	118,6	118,9	0,3	8,1
Prepared explosives	0,34	105,9	117,7	117,7	0,0	11,1
Construction tyres	0,63	106,7	110,6	110,6	0,0	3,7
Construction pipes, tubes and fittings	3,24	100,0	108,8	108,7	-0,1	8,7
Tubes, pipes, tube-fittings and pipe-fittings of copper	1,23	99,9	105,3	104,9	-0,4	5,0
Concrete pipes	0,38	130,4	144,1	144,3	0,1	10,7
Construction plastic pipes, tubes and fittings	1,63	93,1	103,3	103,3	0,0	11,0
Adhesive and sealant	0,31	115,0	124,6	124,6	0,0	8,3
Vinyl sheeting and flooring	0,04	111,4	117,0	117,0	0,0	5,0
Non-structural ceramic ware	0,34	100,3	94,9	94,9	0,0	-5,4
Construction bricks and tiles	11,93	100,4	102,2	101,6	-0,6	1,2
Bricks	10,77	99,5	101,0	100,5	-0,5	1,0
Tiles	1,16	108,6	113,3	111,1	-1,9	2,3
Cement	11,67	108,5	119,5	127,3	6,5	17,3
Ready-mix concrete	5,68	85,9	88,0	88,9	1,0	3,5
Ceiling boards	1,38	92,8	91,3	91,0	-0,3	-1,9
Prefabricated cement and concrete components	0,98	114,5	116,7	116,8	0,1	2,0
Pre-mix asphalt	0,08	100,3	112,9	113,2	0,3	12,9
Bituminous mixtures	8,28	110,3	130,5	132,7	1,7	20,3
Construction structural and reinforcing steel	18,41	110,2	119,8	120,2	0,3	9,1
Bars and rods of iron or steel	9,16	112,0	124,2	124,2	0,0	10,9
Reinforcing metal work	2,38	106,2	120,7	120,7	0,0	13,7
Angles, shapes, sections and similar products of iron or steel	1,21	120,9	123,8	125,8	1,6	4,1
Equipment for scaffolding, shuttering and propping	1,95	106,9	111,6	114,4	2,5	7,0
Welded angles, shapes and sections for use in manufactured structures	2,97	106,9	111,6	111,6	0,0	4,4
Steel door and window frames	0,74	105,0	110,3	110,3	0,0	5,0
Wire of iron or steel	0,18	108,2	117,6	116,7	-0,8	7,9
Construction taps, cocks and valves	1,33	100,0	100,0	100,0	0,0	0,0
Construction pumps, compressors and refrigerator machinery	4,94	104,6	105,9	106,0	0,1	1,3
Construction electric motors, generators or transformers	0,90	105,5	109,3	109,3	0,0	3,6
Electrical components	1,97	111,6	118,9	118,9	0,0	6,5
Electrical cable	3,55	103,0	116,6	115,6	-0,9	12,2
Construction, distribution and control equipment	5,44	106,1	112,5	112,5	0,0	6,0
Construction vehicle parts	1,95	103,4	111,4	112,1	0,6	8,4

Table 4 - Mining and construction plant and equipment price index

Product	Weight	Index (Dec 2016=100)			Percentage change	
		May 2018	Apr 2019	May 2019	May 2019 vs. Apr 2019	May 2019 vs. May 2018
Plant and equipment	100,00	101,6	105,6	105,5	-0,1	3,8
Lifting and handling equipment and parts thereof	7,57	105,4	107,6	107,6	0,0	2,1
Machinery for mining, quarrying and construction and parts thereof	36,90	99,9	101,5	101,3	-0,2	1,4
Moving, grading, levelling, scraping, excavating, tamping, compacting and extracting machinery	28,38	99,1	101,0	100,8	-0,2	1,7
Machinery for sorting, screening, separating, washing, crushing, grinding, mixing and kneading of construction material	8,52	102,7	103,1	103,0	-0,1	0,3
Lorries, trucks and vans exceeding 3,5 tons	55,53	102,1	108,0	108,0	0,0	5,8

Table 5 - Mechanical and electrical engineering input price indices

Service	Weight	Index (Dec 2016=100)			Percentage change	
		May 2018	Apr 2019	May 2019	May 2019 vs. Apr 2019	May 2019 vs. May 2018
Mechanical engineering	100,00	105,4	109,9	110,1	0,2	4,5
Electrical engineering	100,00	108,1	114,0	112,9	-1,0	4,4

Table 6 - Civil engineering material price indices¹

Product	Index (Dec 2016=100)			Percentage change	
	May 2018	Apr 2019	May 2019	May 2019 vs. Apr 2019	May 2019 vs. May 2018
Civil engineering material - total	112,3	122,6	124,7	1,7	11,0
Civil engineering material (excluding bitumen)	112,8	120,6	122,6	1,7	8,7
Civil engineering material (excluding reinforcing metal work)	112,9	123,5	126,2	2,2	11,8
Civil engineering material (excluding reinforcing metal work and bitumen)	112,9	119,8	122,3	2,1	8,3
Civil engineering material - structures (excluding bitumen)	116,1	124,4	126,1	1,4	8,6
Civil engineering material - roads, general	119,8	129,2	130,3	0,9	8,8
Civil engineering material - roads, general (excluding bitumen)	121,9	128,6	129,5	0,7	6,2
Civil engineering material - roads, refurbishment	119,2	129,9	131,4	1,2	10,2
Civil engineering material - roads, refurbishment (excluding bitumen)	123,5	129,6	131,0	1,1	6,1
Civil engineering material - roads, reseal	114,1	129,3	131,4	1,6	15,2
Civil engineering material - roads, reseal (excluding bitumen)	120,9	127,3	129,3	1,6	6,9
Civil engineering material - bulk earthworks	116,1	124,5	126,0	1,2	8,5
Civil engineering material - bulk earthworks (excluding bitumen)	117,2	124,6	125,9	1,0	7,4

¹ The information in this table is published in conjunction with engineering associations SAFCEC and SAICE.

EXPLANATORY NOTES

Contract Price Adjustment Provisions (CPAP)	The CPAP work group indices are used for making adjustments based on cost fluctuations in labour, plant and materials.
Sources for CPAP	The CPAP work group indices are derived from changes in the cost structures prevailing in 37 different sectors of the building industry and are published by Stats SA on a monthly basis. The indices reported on in this publication are mainly based on a combination of PPI, SEIFSA and CPI indices for the particular month.
Tax	Value added tax (VAT) are not included in these indices.
CPAP manuals	The updated CPAP manuals "CPAP Application Manual" and "CPAP Work Groups Composition and Weighting of Sub-Indices" are obtainable from The Association of the South African Quantity Surveyors – ASAQS, website: www.asaqs.co.za - search for CPAP, or by phoning (012) 310 2185.
Construction Input Price Indices (CIPI)	The index reflects material purchases in the construction industry

GLOSSARY

SAFCEC	South African Forum of Civil Engineering Contractors
SAICE	South African Institution of Civil Engineering
SEIFSA	Steel and Engineering Industries Federation of Southern Africa
PPI	Producer Price Index
CPI	Consumer Price Index
CPAP	Contract Price Adjustment Provisions
CIPI	Construction Input Price Indices
r	Revised

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Enquiries

Telephone number - technical enquiries	Richard Klaas (012) 310 2185
Telephone number - other	(012) 310 8600 / 8390 / 8351 / 4892 / 8496 / 8095 (user information services) (012) 310 8490 (library)
Fax number	(012) 310 8332
Email address	RichardK@statssa.gov.za (technical enquiries) info@statssa.gov.za (user information services) Enquiries in connection with contract price adjustment provisions should be directed, in writing, to Mr HOFFIE CRUYWAGEN (Hoffie.Cruywagen@up.ac.za).
Postal address	Private Bag X44, Pretoria, 0001

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