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CONTENTS

KEY FINDINGS: CONTRACT PRICE ADJUSTMENT PROVISIONS (CPAP)	3
KEY FINDINGS: CONSTRUCTION INPUT PRICE INDICES (CIPi)	3
DETAILED RESULTS	4
Table 1 - Contract price adjustment provisions (CPAP) work group indices	4
Table 2 - Construction input price index (CIPi): material purchases by type of service	6
Table 3 - Construction input price index (CIPi): material purchases for whole industry	7
Table 4 - Mining and construction plant and equipment price index	8
Table 5 - Mechanical and electrical engineering input price indices	8
Table 6 - Civil engineering material price indices ¹	8
EXPLANATORY NOTES	9
GLOSSARY	9
GENERAL INFORMATION	10

KEY FINDINGS: CONTRACT PRICE ADJUSTMENT PROVISIONS (CPAP)

In December 2019, month-on-month percentage changes in the CPAP work group indices ranged from -7,2% for work group 120 to 3,1% for work group 129 (Table 1).

Noteworthy changes in December 2019 were as follows:

- **Work group 129:** The index increased by 3,1% month-on-month. There was an increase of 5,5% month-on-month in the PPI for ceiling boards (accounting for 60,0% of this work group).
- **Work group 116:** The index increased by 1,7% month-on-month. There was an increase of 3,8% month-on-month in the PPI for clay bricks (accounting for 45,0% of this work group).
- **Work group 141:** The index decreased by 2,2% month-on-month. There were decreases of 4,5% month-on-month in SEIFSA for stainless steel flat products cold rolled 316b (accounting for 25,0% of this work group) and 4,1% month-on-month in SEIFSA for stainless steel flat products cold rolled 304b (accounting for 25,0% of this work group).
- **Work group 154:** The index decreased by 2,5% month-on-month. There was a decrease of 11,1% month-on-month in the PPI for bituminous mixtures (accounting for 21,0% of this work group).
- **Work group 120:** The index decreased by 7,2% month-on-month. There was a decrease of 11,1% month-on-month in the PPI for bituminous mixtures (accounting for 65,0% of this work group).

KEY FINDINGS: CONSTRUCTION INPUT PRICE INDICES (CIPI)

- **Total construction:** The index decreased by 0,9% month-on-month (Table 2).
- **Civil engineering material – total:** The index decreased by 2,4% 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 Alterations	104 Earthworks	106 Piling	110 Concrete (excluding formwork)	111 Formwork	112 Precast concrete	113 Post tensioning	114 Reinforcement
2018	Dec	109,4	106,9	111,0	115,9	110,9	114,7	145,3	121,8
2019	Jan	109,2	108,1	112,2	117,3	110,9	115,2	145,3	121,5
	Feb	110,1	108,2	112,4	118,3	111,5	115,8	145,5	121,7
	Mar	111,0	108,7	113,0	120,4	111,9	116,7	145,7	121,5
	Apr	111,7	109,1	113,3	120,7	112,5	116,9	145,9	121,7
	May	112,0	109,2	114,0	123,7	112,6	118,0	146,0	121,8
	Jun	112,4	109,4	113,4	120,7	112,8	117,1	146,1	121,9
	Jul	112,8	109,9	113,7	121,0	113,0	117,6	146,2	122,0
	Aug	113,1	110,1	114,9	121,6	113,2	118,8	146,3	127,9
	Sep	113,4	110,3	115,2	122,5	113,4	119,2	146,4	128,0
	Oct	113,4	110,3	115,2	122,3	113,4	119,1	146,4	128,0
	Nov	113,5	110,4	115,0	121,5	113,5	118,8	146,4	128,0
	Dec	113,8	110,5	115,0	121,3	113,6	118,9	146,5	128,1

Year and month		116 Brick and block work	118 Masonry	120 Water proofing	122 Non metal roofing	124 Metal roofing (steel)	125 Metal roofing (aluminium)	126 Carpentry and joinery	129 Ceilings
2018	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
	Jun	104,6	108,4	123,2	112,7	105,7	110,7	110,7	103,6
	Jul	106,3	107,2	120,7	114,9	110,2	110,7	111,4	104,0
	Aug	106,5	109,4	122,2	116,3	110,2	110,8	111,5	103,5
	Sep	108,3	108,6	119,0	116,3	111,3	110,8	112,0	104,3
	Oct	108,2	108,8	122,5	117,1	111,3	110,8	112,0	103,7
	Nov	108,2	108,7	115,3	114,1	111,3	110,8	112,0	104,4
	Dec	110,0	108,2	107,0	114,2	111,3	110,8	112,2	107,6

Year and month		130 Resilient floor and wall coverings	132 Ironmongery	134 Structural steelwork in buildings	136 Metalwork	138 Partitioning systems	140 Aluminium work	141 Stainless steel work	142 In situ finishes
2018	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	117,4	118,5
	Jun	113,4	113,2	115,8	116,8	111,6	112,8	118,0	117,3
	Jul	113,5	113,3	113,9	114,5	111,9	113,1	116,5	118,1
	Aug	113,6	113,4	114,2	114,8	112,1	113,6	115,8	118,5
	Sep	113,6	113,4	114,5	115,0	112,8	114,9	117,4	119,1
	Oct	113,6	113,4	114,5	115,0	112,8	114,9	121,7	119,0
	Nov	113,7	113,5	114,5	115,0	112,9	114,9	124,0	118,7
	Dec	113,7	113,5	114,6	115,1	113,0	115,0	121,3	118,9

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	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
	Jun	109,6	110,4	108,1	109,1	103,6	114,8	120,5	111,5
	Jul	109,8	110,9	108,1	109,4	103,6	115,1	118,4	111,8
	Aug	109,9	111,0	108,0	109,6	103,6	115,3	118,8	111,8
	Sep	110,1	111,4	108,6	110,2	103,7	115,5	118,0	113,5
	Oct	110,1	111,5	109,5	110,2	103,7	115,5	118,8	113,3
	Nov	110,1	111,7	110,1	110,3	103,7	115,5	116,0	113,4 r
	Dec	110,2	112,0	109,8	110,4	103,7	115,7	113,1	113,4

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	Dec	112,4	109,5	113,8	114,0	112,9	108,6	110,5	110,4
2019	Jan	111,6	109,8	111,4	111,3	113,0	108,1	110,2	108,9
	Feb	107,4	109,6	111,4	113,5	112,3	109,0	110,6	109,2
	Mar	111,9	109,9	111,4	116,8	111,8	110,4	111,8	111,0
	Apr	114,3	111,0	111,1	116,4	112,0	111,0	112,6	112,5
	May	113,6	110,8	110,4	114,0	111,8	111,2	112,9	112,7
	Jun	111,2	110,5	110,4	113,0	111,9	111,1	112,5	113,4
	Jul	110,6	113,1	115,2	115,0	114,7	111,6	112,9	112,8
	Aug	111,2	113,4	115,2	116,6	114,6	111,9	113,4	112,8
	Sep	113,5	113,7	115,8	116,2	115,0	112,7	113,9	113,3
	Oct	112,7	113,9	115,8	116,5	115,8	112,8	114,1	113,7
	Nov	112,9	113,9	115,8	116,5	115,6	112,7	113,9	113,5
	Dec	112,9	113,7	115,8	116,9	115,5	113,0	113,9	113,5

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

Service		Weight	Index (Dec 2016=100)			Percentage change	
			Dec 2018	Nov 2019	Dec 2019	Dec 2019 vs. Nov 2019	Dec 2019 vs. Dec 2018
Total construction		100,00	113,4	115,8	114,8	-0,9	1,2
	Site preparation	0,97	110,8	116,8	117,5	0,6	6,0
	Construction of buildings	23,96	106,2	110,5	110,7	0,2	4,2
	Civil engineering	36,88	121,0	122,0	119,1	-2,4	-1,6
	Other structures	1,54	113,5	116,3	116,4	0,1	2,6
	Construction by specialist trade contractors	6,07	111,0	111,7	112,7	0,9	1,5
	Plumbing	1,72	103,2	107,9	108,1	0,2	4,7
	Electrical contractors	8,06	112,1	113,1	113,2	0,1	1,0
	Shopfitting	0,52	107,9	112,5	112,6	0,1	4,4
	Other building installation	7,63	109,3	110,8	110,8	0,0	1,4
	Painting and decorating	1,06	108,4	117,5	117,6	0,1	8,5
	Other building completion	8,35	111,1	114,1	113,1	-0,9	1,8
	Renting of construction or demolition equipment with operators	3,24	113,3	118,5	119,2	0,6	5,2

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

Product	Weight	Index (Dec 2016=100)			Percentage change	
		Dec 2018	Nov 2019	Dec 2019	Dec 2019 vs. Nov 2019	Dec 2019 vs. Dec 2018
Total construction	100,00	113,4	115,8	114,8	-0,9	1,2
Construction stone and sand	9,23	137,8	129,4	129,3	-0,1	-6,2
Aggregate stone	7,93	137,9	127,0	126,8	-0,2	-8,0
Sand	0,82	141,4	150,1	152,5	1,6	7,9
Granite, sandstone and other monumental and building stone	0,48	131,2	132,1	130,8	-1,0	-0,3
Carpets (excluding mats and rugs)	1,00	115,1	115,1	115,1	0,0	0,0
Boards of wood	1,69	110,3	115,7	115,7	0,0	4,9
Builders' carpentry of wood	1,59	100,7	104,3	104,3	0,0	3,6
Paints	2,92	109,2	119,3	119,3	0,0	9,2
Prepared explosives	0,34	115,0	120,8	120,8	0,0	5,0
Construction tyres	0,63	109,9	113,3	113,3	0,0	3,1
Construction pipes, tubes and fittings	3,24	105,5	109,9	110,4	0,5	4,6
Tubes, pipes, tube-fittings and pipe-fittings of copper	1,23	101,3	104,9	106,1	1,1	4,7
Concrete pipes	0,38	138,7	155,0	155,0	0,0	11,8
Construction plastic pipes, tubes and fittings	1,63	100,9	103,3	103,3	0,0	2,4
Adhesive and sealant	0,31	116,1	124,9	124,9	0,0	7,6
Vinyl sheeting and flooring	0,04	111,4	117,1	117,1	0,0	5,1
Non-structural ceramic ware	0,34	100,3	94,9	94,9	0,0	-5,4
Construction bricks and tiles	11,93	99,7	107,6	108,9	1,2	9,2
Bricks	10,77	98,7	107,7	109,1	1,3	10,5
Tiles	1,16	108,9	106,8	106,8	0,0	-1,9
Cement	11,67	110,9	124,2	123,0	-1,0	10,9
Ready-mix concrete	5,68	85,2	88,1	88,0	-0,1	3,3
Ceiling boards	1,38	93,7	91,1	96,1	5,5	2,6
Prefabricated cement and concrete components	0,98	114,6	123,6	123,6	0,0	7,9
Pre-mix asphalt	0,08	118,8	110,0	109,2	-0,7	-8,1
Bituminous mixtures	8,28	127,7	122,0	108,5	-11,1	-15,0
Construction structural and reinforcing steel	18,41	123,3	122,1	122,1	0,0	-1,0
Bars and rods of iron or steel	9,16	125,8	123,6	123,6	0,0	-1,7
Reinforcing metal work	2,38	120,7	121,0	120,4	-0,5	-0,2
Angles, shapes, sections and similar products of iron or steel	1,21	136,6	131,1	131,1	0,0	-4,0
Equipment for scaffolding, shuttering and propping	1,95	118,7	119,4	119,4	0,0	0,6
Welded angles, shapes and sections for use in manufactured structures	2,97	118,7	118,1	118,8	0,6	0,1
Steel door and window frames	0,74	110,3	115,8	115,8	0,0	5,0
Wire of iron or steel	0,18	115,8	123,9	124,0	0,1	7,1
Construction taps, cocks and valves	1,33	100,0	106,1	106,1	0,0	6,1
Construction pumps, compressors and refrigerator machinery	4,94	105,7	107,0	107,0	0,0	1,2
Construction electric motors, generators or transformers	0,90	109,5	114,2	114,5	0,3	4,6
Electrical components	1,97	111,9	118,9	118,9	0,0	6,3
Electrical cable	3,55	115,9	111,8	112,0	0,2	-3,4
Construction, distribution and control equipment	5,44	109,3	111,4	111,4	0,0	1,9
Construction vehicle parts	1,95	109,5	117,6	119,2	1,4	8,9

Table 4 - Mining and construction plant and equipment price index

Product	Weight	Index (Dec 2016=100)			Percentage change	
		Dec 2018	Nov 2019	Dec 2019	Dec 2019 vs. Nov 2019	Dec 2019 vs. Dec 2018
Plant and equipment	100,00	103,5	106,2	106,3	0,1	2,7
Lifting and handling equipment and parts thereof	7,57	105,4	107,5	107,5	0,0	2,0
Machinery for mining, quarrying and construction and parts thereof	36,90	101,7	102,8	102,8	0,0	1,1
Moving, grading, levelling, scraping, excavating, tamping, compacting and extracting machinery	28,38	101,1	101,7	101,9	0,2	0,8
Machinery for sorting, screening, separating, washing, crushing, grinding, mixing and kneading of construction material	8,52	103,9	106,5	105,9	-0,6	1,9
Lorries, trucks and vans exceeding 3,5 tons	55,53	104,4	108,4	108,4	0,0	3,8

Table 5 - Mechanical and electrical engineering input price indices

Service	Weight	Index (Dec 2016=100)			Percentage change	
		Dec 2018	Nov 2019	Dec 2019	Dec 2019 vs. Nov 2019	Dec 2019 vs. Dec 2018
Mechanical engineering	100,00	109,8	113,9	113,0	-0,8	2,9
Electrical engineering	100,00	112,9	115,0	113,8	-1,0	0,8

Table 6 - Civil engineering material price indices¹

Product	Index (Dec 2016=100)			Percentage change	
	Dec 2018	Nov 2019	Dec 2019	Dec 2019 vs. Nov 2019	Dec 2019 vs. Dec 2018
Civil engineering material - total	121,0	122,0	119,1	-2,4	-1,6
Civil engineering material (excluding bitumen)	119,3	122,1	122,0	-0,1	2,3
Civil engineering material (excluding reinforcing metal work)	119,9	122,0	118,0	-3,3	-1,6
Civil engineering material (excluding reinforcing metal work and bitumen)	117,9	121,8	121,6	-0,2	3,1
Civil engineering material - structures (excluding bitumen)	124,4	125,1	124,9	-0,2	0,4
Civil engineering material - roads, general	128,8	127,1	124,3	-2,2	-3,5
Civil engineering material - roads, general (excluding bitumen)	128,9	128,0	127,8	-0,2	-0,9
Civil engineering material - roads, refurbishment	128,8	126,5	122,0	-3,6	-5,3
Civil engineering material - roads, refurbishment (excluding bitumen)	129,4	128,6	128,3	-0,2	-0,9
Civil engineering material - roads, reseal	127,7	123,7	114,8	-7,2	-10,1
Civil engineering material - roads, reseal (excluding bitumen)	126,5	126,5	126,1	-0,3	-0,3
Civil engineering material - bulk earthworks	123,3	123,8	122,7	-0,9	-0,5
Civil engineering material - bulk earthworks (excluding bitumen)	123,7	124,2	123,9	-0,2	0,2

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.
Contract Price Adjustment Provisions Steering Committee	The Committee is the oversight structure for the Construction Price Adjustment Provisions published by Statistics South Africa as release number P0151.1 and comprises of representatives of the following industry associations and organisations: The Association of South African Quantity Surveyors, Electrical Contractors' Association (SA), Master Builders South Africa, the South African Institute of Architects, and the National Department of Public Works and Statistics South Africa.
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 8077.
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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