



CONSTRUCTION INPUT PRICE INDEX AND CONSTRUCTION SECTOR INFLATION

APRIL 2023

1.0 Annual Construction Sector Inflation

Construction Sector Inflation as measured by the Construction Input Price Index for Uganda for the 12 months to April 2023 for inputs of the Construction Sector was recorded at 5.1 percent compared to 6.4 percent registered for the year ended March 2023. (see Table 1). This is mainly attributed to the annual Construction Sector Inflation of inputs for Construction of Buildings, which was registered at 4.0 percent for the year ending April 2023 compared to 5.6 percent registered in the year ended March 2023 as shown in Table 2.

The main driver for the Construction Sector Inflation of inputs into Construction of Buildings is Construction of Residential buildings whose Construction Sector Inflation was registered at 4.4 percent in the year ending April 2023 compared to 6.2 percent registered in the year ended March 2023. In addition, the Construction Sector Inflation of inputs for Construction of Non Residential Buildings was registered at 3.7 percent in the year ending April 2023 compared to 5.1 percent in the year ended March 2023.

The annual Construction Sector Inflation of inputs for Construction of Specialised Activities was registered at 6.4 percent for the year ending April 2023 compared to 7.3 percent registered in the year ended March 2023. This was mainly attributed to the Construction Sector Inflation of inputs into Building Completion and Finishing which was registered at 4.4 percent in the year ending April 2023 compared to 5.7 percent in the year ended March 2023. In addition, the Construction Sector Inflation of inputs for Demolition and Site Preparation was registered at 9.6 percent in the year ending April 2023 compared to 12.8 percent in the year ended March 2023 and the Construction Sector Inflation of inputs for Electrical, Plumbing and Other Construction Installation was registered at 7.4 percent in the year ending April 2023 compared to 5.7 percent registered in the year ended March 2023.

The annual Construction Sector Inflation of inputs into Civil Engineering / Works was registered at 3.0 percent in the year ending April 2023 compared to 5.1 percent registered for the year ended March 2023. This was mainly attributed to the Construction Sector Inflation of inputs for Construction of Roads and Railways that was registered at 2.5 percent in the year ending April 2023 compared to 4.6 percent registered in the year ended March 2023 and the Construction Sector Inflation of inputs for Construction

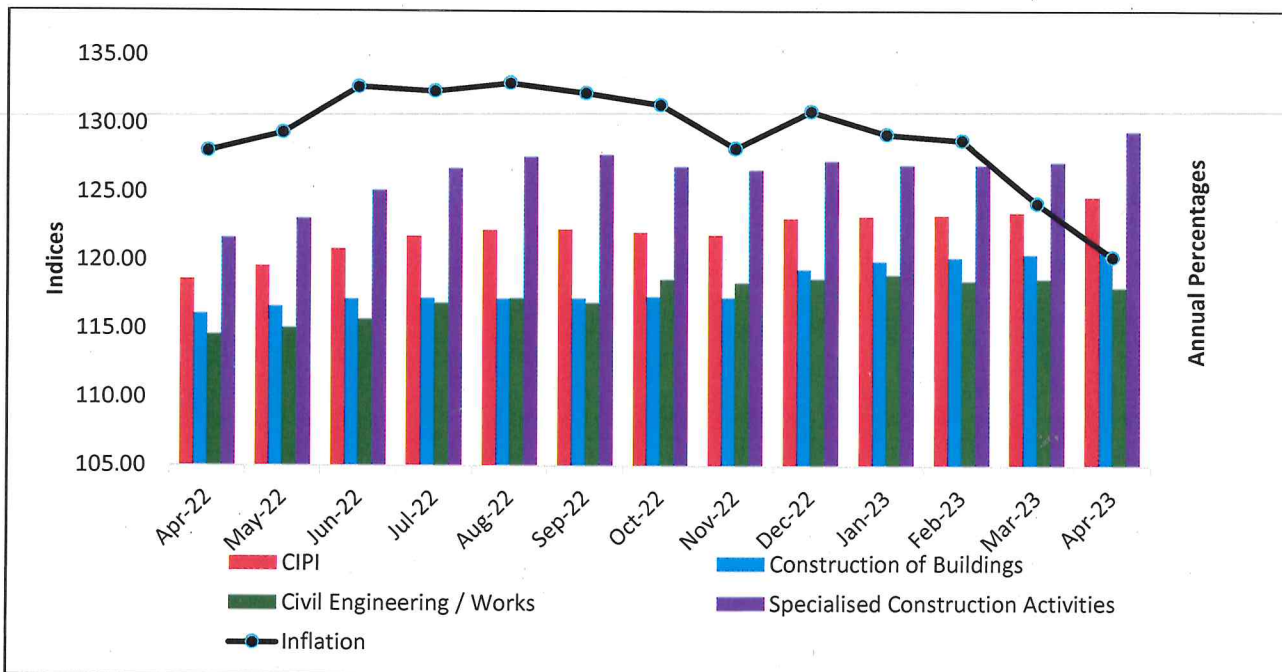
of Utility Projects was registered at 5.7 percent for the year ending April 2023 compared to 7.4 percent registered in the year ended March 2023 as shown in Table 2.

The overall annual Construction Input Price Index and Construction Sector Inflation for the 12 months to April 2023 are shown in Table 1 below.

Table 1: Overall Annual CIPI and Construction Sector Inflation (Base: 2016/17 = 100)

MONTH	OVER ALL CIPI	CONSTRUCTION SECTOR INFLATION
April 2023	124.66	5.1
March 2023	123.52	6.4
February 2023	123.29	7.9
January 2023	123.22	8.1
December 2022	123.09	8.6
November 2022	121.81	7.7
October 2022	121.99	8.8
September 2022	122.28	9.1
August 2022	122.22	9.3
July 2022	121.79	9.1
June 2022	120.86	9.2
May 2022	119.57	8.1
April 2022	118.63	7.7

Figure 1: Annual Headline Construction Sector Inflation: April 2022 – April 2023



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The overall monthly Construction Input Price Index and Construction Sector Inflation according to ISIC Divisions of Section F for the 12 months to April 2023 are shown in Table 2 below.

Table 2: Annual Construction Sector Inflation by ISIC Divisions (Base: 2016/17 = 100)

Description	Weights	Annual % Change for March 2023	Annual % Change for April 2023
Construction Input Price Index (CIPI)	1000.00	6.4	5.1
Construction of Buildings	421.08	5.6	4.0
Construction of Residential Buildings	195.00	6.2	4.4
Construction of Non Residential Buildings	226.07	5.1	3.7
Civil Engineering / Works	96.89	5.1	3.0
Construction of roads and railways	80.95	4.6	2.5
Construction of utility projects (Water projects)	15.94	7.4	5.7
Specialised Construction Activities	482.04	7.3	6.4
Demolition and site preparation	91.01	12.8	9.6
Electrical, plumbing and other construction installation activities	127.48	5.7	7.4
Building completion and finishing	263.55	5.7	4.4

2.0 Monthly Construction Sector Inflation

On a month to month basis, the Construction Sector Inflation of inputs into the Construction Sector increased by 0.9 percent in the month of April 2023 compared to an increase of 0.2 percent in the month of March 2023.

This was mainly due to 1.8 percent rise in Construction Sector Inflation of inputs for Specialised Construction Activities in April 2023 compared to 0.2 percent registered in March 2023. Specifically, Demolition and Site Preparation Construction Sector Inflation increased by 4.1 percent in April 2023 compared to a decrease of 0.9 percent registered in March 2023.

In addition Electrical, plumbing and other construction installation activities Construction Sector Inflation increased by 2.3 percent in April 2023 compared to 0.5 percent in March 2023 as shown in Table 3 below.

Table 3: Monthly Construction Sector Inflation by ISIC Divisions (Base: 2016/17 = 100)

Description	Weights	Monthly % Change for March 2023	Monthly % Change for April 2023
Construction Input Price Index (CIPI)	1000.00	0.2	0.9
Construction of Buildings	421.08	0.2	0.3
Construction of Residential Buildings	195.00	0.3	0.1
Construction of Non Residential Buildings	226.07	0.1	0.4
Civil Engineering / Works	96.89	0.1	-0.5
Construction of roads and railways	80.95	-0.1	-0.6
Construction of utility projects (Water projects)	15.94	1.2	-0.1
Specialised Construction Activities	482.04	0.2	1.8
Demolition and site preparation	91.01	-0.9	4.1
Electrical, plumbing and other construction installation activities	127.48	0.5	2.3
Building completion and finishing	263.55	0.5	0.4

In the month of April 2023, products whose Construction Sector Inflation increased were; Ceramic Wall & Floor Tiles by 2.0 percent compared to 1.3 percent increase in March 2023, Binding Wire by 3.0 percent compared to 2.1 percent decrease in March 2023 and Adhesives & Sealants by 1.2 percent compared to 1.2 percent decrease in March 2023.

However, the Construction Sector Inflation of Nails & Bolts decreased by 1.1 percent in April 2023 compared to 1.2 percent increase in March 2023, Doors, Windows & Frames decreased by 1.1 percent in April 2023 compared to 1.7 percent increase in the month of March 2023 and Cement decreased by 0.7 percent in April 2023 compared to 0.3 percent decrease registered in the month of March 2023.

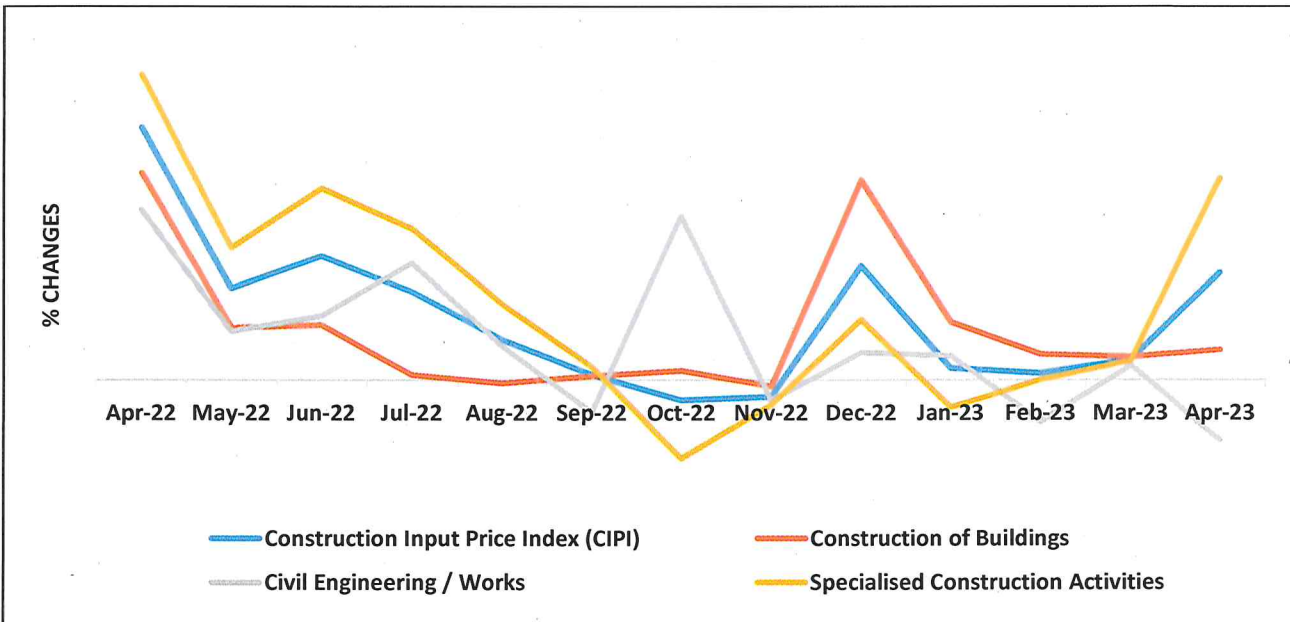
The overall monthly Construction Input Price Index for the 12 months to April 2023 are shown in Table 4 below.

Table 4: Overall Monthly CIPI and Construction Sector Inflation (Base: 2016/17 = 100)

MONTH	OVER ALL CIPI	CONSTRUCTION SECTOR INFLATION
April 2023	124.66	0.9
March 2023	123.52	0.2
February 2023	123.29	0.1
January 2023	123.22	0.1
December 2022	123.09	1.0
November 2022	121.81	-0.1
October 2022	121.99	-0.2
September 2022	122.28	0.0
August 2022	122.22	0.4
July 2022	121.79	0.8
June 2022	120.86	1.1
May 2022	119.57	0.8
April 2022	118.63	2.2

Figure 2 below shows the monthly trends for the overall Construction Input Price Index, Construction of Buildings, Civil Engineering/Civil Works and Specialised Construction Activities for one year period.

Figure 2: Monthly Headline Inflation: April 2022 – April 2023



Annex 1: OVERALL CONSTRUCTION INPUT PRICE INDEX

Base Period 2016/17=100

S No	Selected Products	Weight	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-22	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23	Apr-23
1	Aggregate, hardcore, crushed / broken stone	30.4496	125.32	125.80	125.99	126.14	126.14	123.24	122.64	122.84	124.91	127.11	127.87	128.54	127.81
2	Cement	105.7605	101.72	104.51	105.96	104.64	103.55	104.18	103.84	103.32	107.21	107.35	108.78	108.41	107.69
3	Ceramic wall and floor tiles	37.6980	151.14	151.14	153.10	153.27	151.85	153.27	155.54	155.54	153.72	153.72	153.72	155.76	158.95
4	Clay bricks and tiles	24.0773	133.80	134.62	133.20	132.79	132.49	133.74	137.91	137.85	141.18	141.11	141.31	143.98	143.98
5	Concrete bricks, blocks and slabs	12.6706	102.81	103.26	104.77	105.14	105.15	106.29	100.47	100.48	106.37	106.34	106.04	105.23	105.01
6	Diesel	86.2827	164.43	169.07	178.93	188.09	193.50	192.99	188.56	186.16	184.67	176.05	175.47	173.84	181.68
7	Eucalyptus Props	2.4599	121.23	123.76	128.41	128.41	128.41	129.58	142.76	144.09	150.26	150.26	154.26	151.56	146.99
8	High tensile steel bars	25.6560	148.26	148.24	150.09	150.09	150.24	150.07	156.22	155.74	163.75	163.06	161.90	159.53	159.46
9	Lime	3.8459	106.36	106.37	107.31	107.08	108.62	108.61	111.13	111.13	115.93	107.68	107.68	115.81	115.24
10	Nails, bolts & screws	30.4726	119.92	120.13	119.14	120.55	119.85	119.65	116.69	118.02	120.12	121.62	120.50	121.89	120.59
11	Paints and varnishes	45.5466	117.60	119.67	119.91	119.92	120.31	121.31	119.77	120.65	122.31	120.90	124.07	122.83	123.75
12	Plastic pipes and fittings	13.9662	107.29	107.29	107.98	107.98	107.98	105.73	110.36	110.36	111.57	111.34	111.20	111.62	110.37
13	Sand	15.9509	138.12	138.54	138.31	138.23	138.33	143.56	136.32	136.39	137.86	137.60	133.45	136.58	136.78
14	Sheet steel, roofing sheets and similar	9.0705	147.87	145.60	147.35	146.91	147.69	147.13	139.92	140.13	143.25	135.44	134.79	133.42	132.97
15	Timber, coniferous, greater than 6mm thick	22.7874	110.29	110.30	110.44	110.68	110.68	110.93	112.31	113.04	113.39	113.39	113.18	114.71	113.93
	Materials	802.6220	122.04	123.22	124.79	125.86	126.38	126.50	126.04	125.84	127.24	127.26	127.22	127.67	129.00
16	Utilities	7.1000	117.97	117.97	117.97	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05
17	Equipment	121.1523	101.18	101.16	101.30	101.30	101.37	100.72	100.72	100.72	101.27	100.75	101.13	101.09	100.95
18	Labour	69.1257	109.93	109.98	110.32	110.52	110.52	110.67	111.99	111.77	112.93	115.55	116.42	114.43	115.79
	OVERALL CONSTRUCTION INDEX	1000.0000	118.65	119.60	120.89	121.82	122.24	122.28	121.99	121.81	123.09	123.22	123.29	123.52	124.66

Annex 2: CONSTRUCTION OF BUILDINGS INDEX

Base Period 2016/17=100

S No	Selected Products	Weight	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-22	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23	Apr-23
1	Aggregate, hardcore, crushed or broken stone	14.8789	125.32	125.80	125.99	126.14	126.14	123.24	122.64	122.84	124.91	127.11	127.87	128.54	127.81
2	Cement	53.3576	101.72	104.51	105.96	104.64	103.55	104.18	103.84	103.32	107.21	107.35	108.78	108.41	107.69
3	Ceramic wall and floor tiles	9.1332	151.14	151.14	153.10	153.27	151.85	153.27	155.54	155.54	153.72	153.72	153.72	155.76	158.95
4	Clay bricks and tiles	16.0338	133.80	134.62	133.20	132.79	132.49	133.74	137.91	137.85	141.18	141.11	141.31	143.98	143.98
5	Concrete bricks, blocks slabs	6.9015	102.81	103.26	104.77	105.14	105.15	106.29	100.47	100.48	106.37	106.34	106.04	105.23	105.01
6	Diesel	4.2963	164.43	169.07	178.93	188.09	193.50	192.99	188.56	186.16	184.67	176.05	175.47	173.84	181.68
7	Eucalyptus Props	2.4419	121.23	123.76	128.41	128.41	128.41	129.58	142.76	144.09	150.26	150.26	154.26	151.56	146.99
8	High tensile steel bars	23.7058	148.26	148.24	150.09	150.09	150.24	150.07	156.22	155.74	163.75	163.06	161.90	159.53	159.46
9	Lime	2.1570	106.36	106.37	107.31	107.08	108.62	108.61	111.13	111.13	115.93	107.68	107.68	115.81	115.24
10	Nails, bolts & screws	10.0770	119.92	120.13	119.14	120.55	119.85	119.65	116.69	118.02	120.12	121.62	120.50	121.89	120.59
11	Paints and varnishes	10.8116	117.60	119.67	119.91	119.92	120.31	121.31	119.77	120.65	122.31	120.90	124.07	122.83	123.75
12	Plastic pipes and fittings	3.7058	105.73	105.73	105.73	105.73	105.73	105.73	110.36	110.36	111.57	111.34	111.20	111.62	110.37
13	Sand	8.7466	138.12	138.54	138.31	138.23	138.33	143.56	136.32	136.39	137.86	137.60	133.45	136.58	136.78
14	Sheet steel, roofing sheets & similar	9.0705	147.87	145.60	147.35	146.91	147.69	147.13	139.92	140.13	143.25	135.44	134.79	133.42	132.97
15	Timber, coniferous, greater than 6mm thick	17.7297	110.29	110.30	110.44	110.68	110.68	110.93	112.31	113.04	113.39	113.39	113.18	114.71	113.93
	Total Materials	315.0840	119.75	120.46	121.14	121.09	121.04	121.21	121.04	120.99	123.56	124.10	124.27	124.88	125.14
16	Utilities	2.9907	117.97	117.97	117.97	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05
17	Equipment	59.6470	101.18	101.16	101.30	101.30	101.37	100.72	100.72	100.72	101.27	100.75	101.13	101.09	100.95
18	Labour	43.3536	109.93	109.98	110.32	110.52	110.52	110.67	111.99	111.77	112.93	115.55	116.42	114.43	115.79
	Overall Building Index	421.0753	116.10	116.63	117.19	117.23	117.20	117.25	117.26	117.19	119.32	119.92	120.19	120.43	120.75

Annex 3: CIVIL ENGINEERING WORKS INDEX

Base Period 2016/17=100

S No	Selected Products	Weight	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-22	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23	Apr-23
1	Aggregate, hardcore, crushed/broken stone	14.8509	125.32	125.80	125.99	126.14	126.14	123.24	122.64	122.84	124.91	127.11	127.87	128.54	127.81
2	Bitumen and bitumen primer	22.4555	112.47	112.87	113.08	114.81	115.07	115.03	122.64	122.07	119.45	119.27	116.21	116.64	112.64
3	Cement	3.6797	101.72	104.51	105.96	104.64	103.55	104.18	103.84	103.32	107.21	107.35	108.78	108.41	107.69
4	Clays and murrum	4.2186	114.37	114.37	114.37	122.64	125.18	127.45	122.63	122.63	123.51	123.51	124.50	124.50	124.50
5	Concrete bricks, blocks and slabs	5.4440	102.81	103.26	104.77	105.14	105.15	106.29	100.47	100.48	106.37	106.34	106.04	105.23	105.01
6	Diesel	2.9294	164.43	169.07	178.93	188.09	193.50	192.99	188.56	186.16	184.67	176.05	175.47	173.84	181.68
7	High tensile steel bars	1.9412	148.26	148.24	150.09	150.09	150.24	150.07	156.22	155.74	163.75	163.06	161.90	159.53	159.46
8	Insulated Electrical Cables	1.4732	123.71	123.71	123.71	123.99	125.66	125.65	124.06	123.99	123.99	123.55	123.58	123.64	133.86
9	Iron pipes	0.1992	123.84	123.84	123.84	139.47	139.47	159.28	159.28	159.28	159.28	159.28	159.28	191.43	191.43
10	Nails, bolts & screws	0.6857	119.92	120.13	119.14	120.55	119.85	119.65	116.69	118.02	120.12	121.62	120.50	121.89	120.59
11	Plastic pipes and fittings	1.6945	118.60	118.60	124.30	124.30	124.30	105.73	110.36	110.36	111.57	111.34	111.20	111.62	110.37
12	Steel pipe fittings	0.1594	118.60	118.60	124.30	124.30	124.30	124.30	124.30	124.30	133.71	133.71	133.71	133.71	133.71
13	Steel tubes and pipes	0.9924	124.04	126.40	127.45	127.45	127.45	127.45	132.56	130.80	129.48	129.06	129.01	147.73	147.74
	Total Materials	73.4809	117.85	118.49	119.40	120.86	121.31	120.55	122.19	121.94	122.46	122.55	121.80	122.27	121.31
14	Utilities	0.6604	117.97	117.97	117.97	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05
15	Equipment	13.1711	101.18	101.16	101.30	101.30	101.37	100.72	100.72	100.72	101.27	100.75	101.13	101.09	100.95
16	Labour	9.5732	109.93	109.98	110.32	110.52	110.52	110.67	111.99	111.77	112.93	115.55	116.42	114.43	115.79
	Overall Civil Engineering works Index	96.8855	114.80	115.29	116.03	117.20	117.56	116.91	118.28	118.07	118.66	118.91	118.48	118.64	118.02

Annex 4: SPECIALISED CONSTRUCTION ACTIVITIES INDEX

Base Period 2016/17=100

S No	Selected Products	Weight	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-22	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23	Apr-23
1	Aggregate, hardcore, crushed / broken stone	0.7198	125.32	125.80	125.99	126.14	126.14	123.24	122.64	122.84	124.91	127.11	127.87	128.54	127.81
2	Cement	48.7231	101.72	104.51	105.96	104.64	103.55	104.18	103.84	103.32	107.21	107.35	108.78	108.41	107.69
3	Ceramic wall and floor tiles	28.5648	151.14	151.14	153.10	153.27	151.85	153.27	155.54	155.54	153.72	153.72	153.72	155.76	158.95
4	Clay bricks and tiles	8.0435	133.80	134.62	133.20	132.79	132.49	133.74	137.91	137.85	141.18	141.11	141.31	143.98	143.98
5	Concrete bricks, blocks and slabs	0.3251	102.81	103.26	104.77	105.14	105.15	106.29	100.47	100.48	106.37	106.34	106.04	105.23	105.01
6	Diesel	79.0569	164.43	169.07	178.93	188.09	193.50	192.99	188.56	186.16	184.67	176.05	175.47	173.84	181.68
7	Doors, windows & frames of iron, steel / aluminum	50.7817	109.70	110.26	111.01	111.30	111.56	111.52	106.55	106.20	105.94	114.80	115.55	117.49	116.25
8	Eucalyptus Props	0.0180	121.23	123.76	128.41	128.41	128.41	129.58	142.76	144.09	150.26	150.26	154.26	151.56	146.99
9	High tensile steel bars	0.0090	148.26	148.24	150.09	150.09	150.24	150.07	156.22	155.74	163.75	163.06	161.90	159.53	159.46
10	Insulated Electrical Cables	3.5327	123.71	123.71	123.71	123.99	125.66	125.65	124.06	123.99	123.99	123.55	123.58	123.64	133.86
11	Lime	1.6889	106.36	106.37	107.31	107.08	108.62	108.61	111.13	111.13	115.93	107.68	107.68	115.81	115.24
12	Nails, bolts & screws	19.7099	119.92	120.13	119.14	120.55	119.85	119.65	116.69	118.02	120.12	121.62	120.50	121.89	120.59
13	Paints and varnishes	34.7350	117.60	119.67	119.91	119.92	120.31	121.31	119.77	120.65	122.31	120.90	124.07	122.83	123.75
14	Plastic pipes and fittings	8.5659	105.73	105.73	105.73	105.73	105.73	105.73	110.36	110.36	111.57	111.34	111.20	111.62	110.37
15	Sand	7.2043	138.12	138.54	138.31	138.23	138.33	143.56	136.32	136.39	137.86	137.60	133.45	136.58	136.78
	Total Materials	414.0571	124.53	126.17	128.52	130.37	131.35	131.59	130.53	130.22	130.89	130.49	130.42	130.75	133.31
16	Utilities	3.4489	117.97	117.97	117.97	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05	125.05
17	Equipment	48.3343	101.18	101.16	101.30	101.30	101.37	100.72	100.72	100.72	101.27	100.75	101.13	101.09	100.95
18	Labour	16.1989	109.93	109.98	110.32	110.52	110.52	110.67	111.99	111.77	112.93	115.55	116.42	114.43	115.79
	Overall Specialised Construction Activities	482.0392	121.66	123.06	125.11	126.75	127.59	127.74	126.88	126.60	127.27	126.97	126.97	127.19	129.42