

## ENR's 20-city average cost indexes, wages and material prices. Historical data for ENR's 20 cities can be found at [ENR.com/economics](https://enr.com/economics)

Construction Cost Index		+8.5%		Building Cost Index		+15.3%		Materials Cost Index		+3.0%	
ANNUAL INFLATION RATE		MAY 2022		ANNUAL INFLATION RATE		MAY 2022		MONTHLY INFLATION RATE		MAY 2022	
1913=100	INDEX VALUE	MONTH	YEAR	1913=100	INDEX VALUE	MONTH	YEAR	1913=100	INDEX VALUE	MONTH	YEAR
CONSTRUCTION COST	13004.47	+0.8%	+8.5%	BUILDING COST	7785.64	+1.4%	+15.3%	MATERIALS COST	5693.87	+3.0%	+34.3%
COMMON LABOR	24511.71	0.0%	+1.1%	SKILLED LABOR	11125.38	+0.1%	+3.0%	CEMENT \$/TON	161.79	+1.8%	+6.7%
WAGE \$/HR.	47.10	0.0%	+1.1%	WAGE \$/HR.	61.48	+0.1%	+3.0%	STEEL \$/CWT	84.77	+1.7%	+39.8%
								LUMBER \$/MBF	1178.65	+5.5%	+30.3%

The Construction Cost Index's annual escalation rose 8.5%, while the monthly component rose 0.8%.

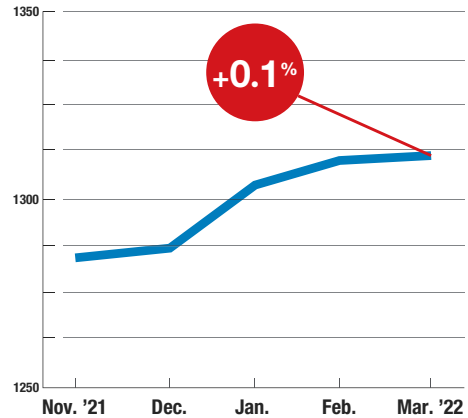
The Building Cost Index was up 15.3% on an annual basis, while the monthly component increased 1.4%.

The MCI rose 3% since last month, while the annual escalation rate increased 34.3%.

The dollar value of total construction put-in-place showed a seasonally adjusted monthly escalation rate of 0.1% in March, according to the U.S. Dept. of Commerce's seasonally adjusted data. On a yearly basis, total construction was 11.7% higher than in March 2021. Yearly private sector construction rose 14.6%, while public work increased 1.7%. Non-residential construction in the private market rose 8.5% over the past year, while public non-residential work rose 1.7%.

### TOTAL CONSTRUCTION

Seasonally adjusted rate in (\$) billions



SOURCE: DEPT. OF COMMERCE

**Non-Seasonally Adjusted Total Construction** | **376.62** 2022 MAR | **336.34** 2021 MAR | **11.9%** % CHG. MONTH | **+12.0%** % CHG. YEAR

CONSTRUCTION VALUE YEAR-TO-DATE, \$ BIL.	2022 MAR	2021 MAR	% CHG. MONTH	% CHG. YEAR	CONSTRUCTION VALUE YEAR-TO-DATE, \$ BIL.	2022 MAR	2021 MAR	% CHG. MONTH	% CHG. YEAR
<b>TOTAL PRIVATE</b>	<b>307.18</b>	<b>267.39</b>	<b>+12.6</b>	<b>+14.9</b>	<b>TOTAL PUBLIC</b>	<b>69.49</b>	<b>68.94</b>	<b>+9.0</b>	<b>+0.7</b>
RESIDENTIAL BUILDINGS	189.93	159.82	+18.4	+18.8	RESIDENTIAL BUILDINGS	2.01	2.02	+8.9	-0.2
LODGING	3.99	5.39	+7.6	-25.9	OFFICE	2.70	2.53	+6.6	+7.1
OFFICE	16.93	16.22	+4.9	+4.3	COMMERCIAL	0.79	0.83	+5.3	-4.9
COMMERCIAL	22.06	18.56	+3.6	+18.8	HEALTH CARE	2.61	2.30	+7.8	+13.5
HEALTH CARE	9.22	8.76	+3.1	+5.3	EDUCATIONAL	16.86	18.11	+6.0	-6.9
EDUCATIONAL	4.22	3.59	+5.0	+17.5	PUBLIC SAFETY	2.37	3.44	+7.2	-30.9
RELIGIOUS	0.65	0.73	+2.8	-11.0	AMUSEMENT AND RECREATION	2.88	2.96	+6.3	-2.7
AMUSEMENT AND RECREATION	2.96	2.68	+3.2	+10.2	TRANSPORTATION	8.75	8.76	+7.5	-0.1
TRANSPORTATION	3.48	3.47	+2.0	+0.2	POWER	2.18	1.79	+1.1	+22.1
COMMUNICATION	5.04	5.08	+13.3	-0.6	HIGHWAY AND STREET	16.17	14.99	+16.3	+7.9
POWER	25.86	26.00	0.0	-0.5	SEWAGE AND WATER DISPOSAL	5.99	5.47	+9.7	+9.6
MANUFACTURING	22.41	16.79	+4.9	+33.5	WATER SUPPLY	4.05	3.78	+6.0	+7.1
					CONSERVATION AND DEVELOPMENT	1.87	1.69	+9.0	+10.6

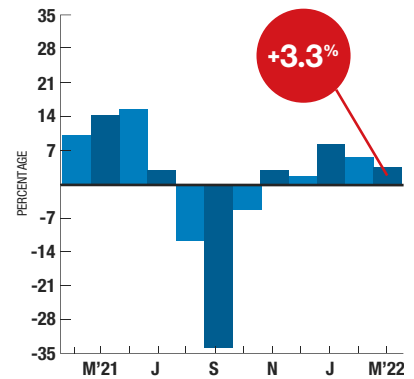
SOURCE: DEPT. OF COMMERCE. NON-SEASONALLY ADJUSTED CONSTRUCTION PUT-IN-PLACE. DETAILS MAY NOT ADD UP TO TOTAL SINCE ALL TYPES OF CONSTRUCTION ARE NOT SHOWN SEPARATELY.

**Plywood prices rose 3.3% in March, following an increase of 7.9% in February, according to the Bureau of Labor Statistics' producer price index.** The annual index sits at 17.2%. Prices for the most popular species of 2x4s saw a boost of 6% from May 2021's level, while monthly prices experienced a 3% increase, according to ENR's data. ENR's 20-city average monthly price for pine 2x4s increased 4.6% in May, while prices for fir 2x4s experienced a 0.1% decrease in the same time period.

## PRODUCER PRICE INDEX

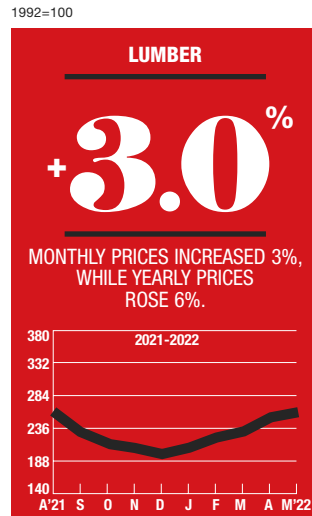
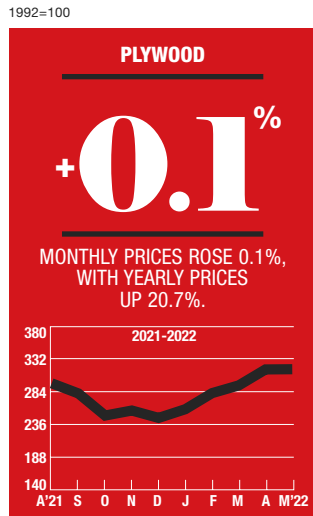
### PLYWOOD

Monthly percentage change



SOURCE: BUREAU OF LABOR STATISTICS

## ENR's Materials Prices For May 2022



## 20-CITY AVERAGE

ITEM	UNIT	\$PRICE	%MONTH	%YEAR
<b>2" X 4" S4S</b>				
Pine	MBF	1668.77	+4.6	+38.2
Fir	MBF	727.96	-0.1	-1.2
Common	MBF	1199.98	<b>+3.0</b>	+6.0
<b>2" X 6" S4S</b>				
Common	MBF	1385.13	+3.3	+16.5
<b>2" X 8" S4S</b>				
Common	MBF	1211.85	-0.5	+7.4
<b>2" X 10" S4S</b>				
Common	MBF	1301.66	+0.3	+12.6
<b>PLYWOOD</b>				
5/8" Thick	MSF	1416.83	<b>+0.1</b>	+20.7
<b>PLYFORM</b>				
3/4" Thick	MSF	1839.89	+0.2	+40.9
<b>PARTICLEBOARD: UNDERLAYMENT</b>				
5/8" Thick	MSF	1343.94	<b>-1.3</b>	+41.8
<b>GYPSUM BOARD: REGULAR</b>				
1/2"	MSF	343.35	<b>-1.8</b>	+8.5
<b>ROOFING INSULATION</b>				
Unfaced	SF	8.20	+2.5	+2.6
<b>WALL INSULATION</b>				
Unfaced	SF	8.23	+1.9	+25.2

SOURCE: ENR

## BLS PRODUCER PRICE INDEX: MARCH

Gypsum building products manufacturing	JUNE 1981=100	353.5	+1.4	+20.1
Softwood Lumber	1982=100	542.8	+7.6	+22.9
Plywood	1982=100	383.0	+3.3	+17.2

As of April 2019, ENR is publishing BLS producer price index numbers for lumber products.

SOURCE: BUREAU OF LABOR STATISTICS

## Lumber, Plywood, Plyform For May 2022

City prices reflect quotes from single sources and can be volatile. They are not meant to be the prevailing price for a city. Data are a mix of list and transaction prices and may include ENR estimates. Do not compare prices between locations. Use city information to analyze national trends.

ITEM	UNIT	ATLANTA	BALTIMORE	BIRMINGHAM	BOSTON	CHICAGO	CINCINNATI	CLEVELAND	DALLAS	DENVER	DETROIT
<b>2" x 4" S4S</b>											
PINE	MBF	+1485.97	+1754.40	1240.58	1315.90	+1482.45	+1732.70	+1792.88	1400.76	— —	+1772.65
FIR	MBF	— —	— —	657.32	— —	+756.21	503.59	480.00	— —	815.33	578.54
COMMON	MBF	+1250.38	+1291.82	1140.81	1208.26	+1239.64	+1298.60	-1254.54	1118.93	+1156.29	+1280.39
<b>2" x 6" S4S</b>											
COMMON	MBF	+1375.05	+1566.25	1129.44	1260.20	+1398.83	1492.50	+1510.20	1265.08	+1291.57	+1566.70
<b>2" x 8" S4S</b>											
COMMON	MBF	+1239.74	+1448.75	1041.38	1159.61	+1276.08	-1186.80	-1211.36	1196.00	+1178.43	-1142.64
<b>2" x 10" S4S</b>											
COMMON	MBF	-1161.31	+1680.54	1100.95	1215.82	+1357.55	-1277.64	-1218.48	1238.80	+1268.90	-1261.32
<b>PLYWOOD</b>											
5/8" THICK	MSF	1220.73	+1674.06	+1238.87	+1425.98	1205.51	-1402.19	-1417.81	+1400.69	1326.35	-1405.31
<b>PLYFORM</b>											
3/4" THICK	MSF	1419.29	-1974.70	+1390.46	+1610.25	1427.30	-1880.63	-1930.50	+1594.51	1683.77	-1940.20
<b>PARTICLEBOARD: UNDERLAYMENT</b>											
5/8" THICK	MSF	1065.45	-1696.75	+1195.53	+1329.17	958.65	-1620.70	-1539.22	+1210.46	1292.28	-1675.00
<b>GYPSUM BOARD: REGULAR</b>											
1/2"	MSF	+335.88	389.50	+305.64	371.26	369.82	-311.80	-288.20	+345.35	374.90	-310.20
<b>ROOFING INSULATION</b>											
UNFACED	SF	8.10	+9.24	7.71	8.68	8.53	+9.07	+8.80	+8.05	8.67	+8.92
<b>WALL INSULATION</b>											
UNFACED	SF	7.25	+10.28	6.30	8.18	7.72	+9.89	+10.05	+8.00	7.26	+10.20
ITEM	UNIT	KANSAS CITY	LOS ANGELES	MINNEAPOLIS	NEW ORLEANS	NEW YORK	PHILADELPHIA	PITTSBURGH	ST. LOUIS	SAN FRANCISCO	SEATTLE
<b>2" x 4" S4S</b>											
PINE	MBF	+1772.11	-1250.00	1660.40	+1408.00	— —	— —	+1796.10	1676.55	3498.00	1329.64
FIR	MBF	600.37	-833.75	490.00	— —	+822.10	+775.62	450.00	641.25	-1755.00	760.25
COMMON	MBF	1250.98	498.00	-1221.20	+1097.65	+1185.86	+1179.03	-1240.10	-1167.40	-1755.00	1164.68
<b>2" x 6" S4S</b>											
COMMON	MBF	-1570.92	756.92	+1497.50	1139.41	+1359.00	+1400.98	+1677.30	+1697.20	-1500.00	1247.59
<b>2" x 8" S4S</b>											
COMMON	MBF	-1188.35	931.00	-1435.63	1022.70	+1205.68	+1281.11	-1230.96	-1111.87	-158.400	1164.96
<b>2" x 10" S4S</b>											
COMMON	MBF	-1179.60	1415.00	-1280.70	1115.82	-1291.25	+1372.79	-1238.40	-1248.06	+1720.00	1390.18
<b>PLYWOOD</b>											
5/8" THICK	MSF	-1386.56	+1436.56	-1386.56	+1281.79	1298.93	1305.11	+1605.34	-1405.50	-2105.00	+1400.52
<b>PLYFORM</b>											
3/4" THICK	MSF	-2058.44	1850.00	+2058.44	+1415.84	1385.65	1330.56	-2140.45	+2046.25	3830.00	+1702.30
<b>PARTICLEBOARD: UNDERLAYMENT</b>											
5/8" THICK	MSF	-1605.93	-1185.88	-1696.88	+1206.12	955.00	1054.84	-1583.44	-1557.60	1229.00	+1228.95
<b>GYPSUM BOARD: REGULAR</b>											
1/2"	MSF	-301.95	+405.63	-326.70	338.02	349.38	358.73	-348.84	293.75	-385.00	356.43
<b>ROOFING INSULATION</b>											
UNFACED	SF	+8.67	8.75	+9.23	7.91	+8.00	+8.09	+9.18	+9.03	1.16	8.22
<b>WALL INSULATION</b>											
UNFACED	SF	+9.78	6.94	+9.92	6.64	+7.93	7.93	9.76	+9.54	6.42	7.15

+ OR - DENOTES PRICE HAS RISEN OR FALLEN SINCE PREVIOUS REPORT. QUOTES ARE DELIVERED PRICES. SOME PRICES MAY INCLUDE TAXES OR DISCOUNTS. PRODUCT SPECIFICATION MAY VARY, DEPENDING ON WHAT IS MOST COMMONLY USED OR MOST ACCESSIBLE IN A CITY. QUANTITIES ARE GENERALLY TRUCKLOADS. RCP PIPE IS ASTM C76; 12 IN. AND 24 IN. ARE RUBBER-GASKET JOINTED, OTHERS ARE NON-CORRUGATED. CORRUGATED STEEL PIPE IS PLAIN GALVANIZED; 12 IN. IS 16 GAUGE, 36 IN. IS 14 GAUGE, 60 IN. IS 12 GAUGE. PE PIPE IS M252, PERFORATED AND CORRUGATED. PVC SEWER PIPE IS ASTM D-3034, SDR-35. PVC WATER PIPE IS C900, CL 150. DIP PIPE IS CL 150 WITH A PUSH-ON JOINT. COPPER WATER TUBING PIPE IS HARD AND INTERIOR DIAMETER, TYPE L.

## Planning

**ALABAMA** Pate Properties plans to redevelop the 38.6-acre McFarland Mall in Tuscaloosa. The project entails leveling the site, except for the former Cheddars Scratch Kitchen building, and constructing an **open-air mall** blending a mix of anchor retail along with complementary small shops, as well as inline fast-casual and full-service restaurants. Plans may include a skate park, spaces for food trucks and areas for seniors to congregate. The project is valued at \$80 million. **Pate Properties, P.O. Box 468, Northport, 35476. DR#19-00807875.**

**COLORADO** The City of Aurora is planning to construct the **Wild Horse Dam and Reservoir**. Tetra Tech, the consulting engineer, is currently analyzing the core samples from borings completed last year. The feasibility design for the dam should be completed in late summer, and by the end of the year for the Homestake Pipeline. The reservoir could be up to 96,000 acre-ft capacity. The reservoir site is mostly undeveloped and unpopulated high plains grassland and does not have a stream or river running through it. The reservoir will be filled with water Aurora currently transports through the Otero pipeline. The project is valued at \$118 million. **City of Aurora, 15151 E. Alameda Parkway, Aurora, 80012. DR#17-00758296.**

**MASSACHUSETTS** The City of Revere is seeking statements of qualifications for construction management services for construction of **Revere High School**. The project entails building a 422,600-sq-ft building, with a 163,000-sq-ft underground parking garage. Additionally, the project will include the abatement and demolition of existing sub-grade foundations and utilities at a portion of the former Wonderland greyhound racing track. The new high school is being designed by Perkins Eastman/Design Partnership of Cambridge. The project is valued at \$312.8 million. **City of Revere Purchasing Dept., Attn: Mi-**

**chael Piccardi, 281 Broadway, Revere, 02151. DR#16-00560470.**

**MINNESOTA** Huber Engineered Woods is planning to build a **manufacturing plant** in Cohasset. The 750,000-sq-ft mill will produce oriented strand board panels for roof, wall and flooring construction. The plant will consume more than 400,000 cords of wood annually, primarily aspen. **Huber Engineered Woods, 10925 David Taylor Drive, Charlotte, N.C., 28262. DR#21-00668453.**

**OHIO** The City of Cincinnati and Hamilton County are planning to replace the **Western Hills Viaduct**, a 90-year-old structure that carries vehicles over the Mill Creek Valley and a large rail yard. The new span will be an extradosed bridge, which is a bridge whose deck provides primary load-bearing support with cable stays for supplemental support. It will have eight lanes, a protected, multi-use path on the south side and sidewalk on its north side. The project also includes the demolition of six buildings and the relocation of a Duke Energy substation and transmission line. Construction is expected to start in 2025 and be completed by 2030. The design engineer is AECOM. The city plans to hire a construction management firm this year through a qualifications-based selection process. The project is valued at \$398 million. **City of Cincinnati Transportation & Engineering, Attn: William Shefcik, Project Manager/Engineer, 801 Plum St., Cincinnati, 45202. DR#20-00624257.**

## Bids, Contracts, Proposals

**TEXAS** Port Houston and the U.S. Army Corps of Engineers are engaged in expanding the 58-mile-long **Houston Ship Channel**. Known as Project 11, it will widen the channel by 170 ft along its Galveston Bay reach, from 530 ft to 700 ft. It will also deepen some upstream segments to 46.5 ft, make other safety and efficiency improvements, and craft new environmental features. Some of the

dredged material will be used to construct four bird islands in Galveston Bay, creating up to 20 acres of new foraging and nesting habitat. Project 11 is broken into eight segments. The dredging contract for one segment was awarded in 2021. In January 2022 the Corps allocated \$142.5 million for Segment 3. Construction of the entire project is expected to be completed by 2025. The project is valued at \$1 billion. **Port of Houston Authority, Attn: Dean Ainuddin, 111 East Loop North, Houston, 77029.**

## Bid, Proposal Dates

**NORTH CAROLINA 5/25** Rodgers Builders is seeking subcontractor bidders for a 30-acre expansion to the **Deerfield Episcopal Retirement Community III** in Asheville. The project consists of four new buildings: the six-level, 214,000-sq-ft IL Building (90 apartments); the three-level, 65,000-sq-ft ALC building (apartments and commons areas); and two four-level, hybrid apartment buildings of 72,000 sq ft each. The expansion is being designed by Thompson Hancock Witte, and is valued at \$90 million. **Rodgers Builders, Attn: David Wright, Estimator, 531 S. Main St., Greenville, S.C., 29601. DR#21-00546741.**

**WASHINGTON 6/1** Absher Construction Co. is seeking subcontractor bidders to build the **Burl Apartment Building** in Shoreline. The seven-story, 213,000-sq-ft, 172-unit building will be located at the intersection of NE 148th Street and Fifth Avenue NE. It is being designed by Hewitt Architects and Encore Architects for project owner Spectrum Development Solutions. Construction of the estimated \$50-million project is expected to start in August 2022. **Absher Construction Co., 1001 Shaw Road, Puyallup, 98372. DR#22-00451355. ■**

Much information for Pulse is derived from Dodge Data & Analytics, the premier project information source in the construction industry. For more information on a project that has a Dodge Report (DR) number or for general information on Dodge products and services, call 1-800-393-6343 or visit the website at [www.construction.com](http://www.construction.com).