

MEET YOUR LOCAL EXPERT



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Peter Knowles has been with RLB for over 30 years & is a recognized expert in the field of construction cost management. As a degreed Quantity Surveyor, he has assisted owners, design professionals & lenders in the control of cost & time aspects of their projects so they can realize the most efficient, cost conscious, & environmentally sustainable project results.

Let's connect!

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COST CONSIDERATIONS THINGS TO WATCH OUT FOR



CONSTRUCTION OUTLOOK Denver is seeing construction continue to boom with many Contractors, Architects, and Engineers fully backlogged. Projects that were postponed due to COVID are now in full swing and we anticipate seeing this trend for the next few years, especially in the Healthcare, Infrastructure, and Residential sectors.



EMERGING SECTOR TRENDS Mixed-use buildings that include office, retail, and residential units are consuming the construction market. The number of people relocating to Colorado exceeds the development of residential construction. Due to the work-from-home lifestyle, residents are willing to spend more for increased living space.



CONSTRUCTION ENVIRONMENT The increased volume of construction projects breaking ground is causing high demand for qualified labor and bulk materials. Supply chain disruptions continue and have caused material prices, particularly metals, to soar with escalating time delays.

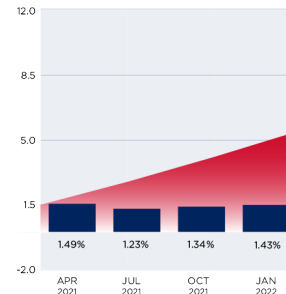


ADVICE ON THE CURRENT MARKET Similar to 2021, the construction industry is still trying to reduce long lead times for materials and labor shortages caused by the pandemic. It is imperative to ensure that clients provide enough time within their construction schedule to accommodate for these factors.

CONSTRUCTION COST DRIVERS

MATERIALS	APPROX. CHANGE Q4 2021 - Q1 2022
Rebar	▲ 2.6%
Structural Steel	▲ 1.7%
Ready-Mix Concrete	▲ 1.5%
Lumber	▲ 38.8%
Copper	▲ 1.3%
Plumbing Fixtures	▲ 2.8%
Diesel	▲ 4.1%

CITY COST INDEX



PROJECTED MARKET TRENDS

5.6%
Denver YOY
escalation rate

8.04%
RLB YOY
escalation rate



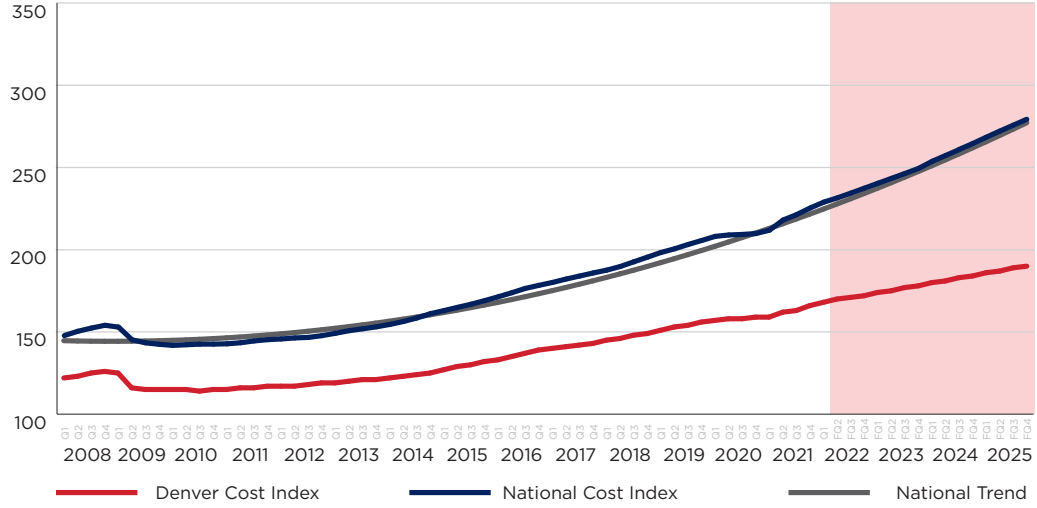
DON'T MISS OUT ON FUTURE INSIGHTS!



For more than 20 years, we have published a quarterly construction cost report to provide you with the most accurate and up-to-date construction pricing information in the market.

SCAN TO SUBSCRIBE

CONSTRUCTION COST INDEX, ESCALATION, AND TRENDS



ABOUT THE CHART

This chart compares our National Construction Cost Index with local escalation, the construction cycle trend, and provides our projection through 2025.

WHAT THIS MEANS FOR YOU

We anticipate supply chain disruptions to continue to have an impact on construction in the near term. Overall, Colorado's construction industry will continue to thrive and we anticipate an escalation between 5%-6% over the next year.