

Welcome to IPAV's August 2022 Newsletter.



## IPAV Newsletter August 2022 Vol. 111

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### Congratulations to IPAV's New Presidential Team

On behalf of IPAV, we congratulate and welcome Gerry Coffey as IPAV's new President, Joanne Lavelle as IPAV new Senior-Vice President and John Kennedy as IPAV new Junior-Vice President. Gerry, Joanne and John were officially elected by IPAV Council Members on Saturday 9th July 2022 and we look forward to working closely with them over the next year.



Gerry Coffey  
IPAV President  
[info@gerrycoffey.ie](mailto:info@gerrycoffey.ie)



Joanne Lavelle  
IPAV Senior Vice President  
[joanne@lavelles.ie](mailto:joanne@lavelles.ie)



John Kennedy  
IPAV Junior Vice President  
[john@ckp.ie](mailto:john@ckp.ie)

Congratulations to Fintan McGill on his election to Council, and we also extend our sincere thanks to IPAV's immediate past President Paul McCourtney for his excellent work over the past year, and to retired Council Member Brian Dempsey for his many years of service to IPAV's Council and members.

Thank you to all speakers, members, guests and exhibitors who attended IPAV's 2022 Annual Conference. Thank you to photographer Padraig Devaney for his excellent pictures taken on the day, some of which we have put together to view [here](#)

### YPN AGM & Summer BBQ - Thursday 11th August

IPAV's Young Professionals Network (YPN) is hosting its AGM and Summer BBQ on Thursday 11th August at IPAV's Head Office, 129 Lower Baggot Street, Dublin 2.

This event is free of charge, and is a very relaxed and enjoyable way to spend a few hours after work with friends and colleagues.

**AGM: Members Only: 5pm - 6pm**

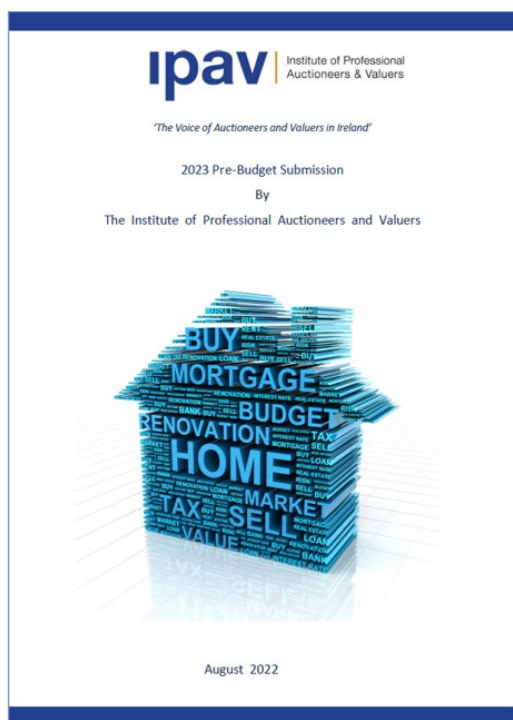
### BBQ: Members and Guests: 6pm - 8pm

Please email [jakub@ipav.ie](mailto:jakub@ipav.ie) not later than Tuesday 9th August to advise if you are attending the AGM and/or BBQ.

YPN Chairperson, Niamh Giffney says "YPN is a support system offering members an opportunity to extend their professional network and development together - Age is not a barrier to being part of our growing network"



### IPAV 2023 Pre-Budget Submission



IPAV were delighted to launch its 2023 Pre-Budget Submission this week, and have since circulated a copy to Paschal Donohoe, Minister for Finance and other Government Ministers for their consideration. To view or download a copy of our submission, simply click [IPAV Budget Submission 2023](#).

Among the many recommendations included in the submission, IPAV is calling on Government for;

- a reduction in the VAT rate for new houses;
- introduction of realistic tax incentives to bring vacant homes and shops back into use;
- introducing a tax regime that is relative to both landlords small and large investors of a common income tax rate of 25%;
- a reduction in VAT rate on new houses from 13.5% to 5% for a five-year period;
- A first time buyers grant for second hand homes of €20,000 should be brought in to enable first time purchasers to purchase second-hand homes.
- A €50,000 grant for purchasers to buy derelict homes and bring them back into use and finance to help them to buy these homes.

### IPAV PSRA CPD September Webinar

IPAV is pleased to announce it will be hosting its Autumn PSRA CPD webinar on Wednesday 21st September from 9am to 2pm. The webinar will cover both mandatory and additional topics and the cost is €75 per participant. All licensees must complete 5 PSRA CPD approved modules for 2022, and full attendance at this upcoming webinar will provide the necessary hours. If you have already completed your full 5 PSRA CPD hours, please do not register for this event as the hours will not be counted a second time. Registration is available at [IPAV PSRA CPD Webinar](#)



## First Home Scheme



The First Home Scheme launched by Minister Darragh O'Brien on 7<sup>th</sup> July aims to provide first time buyers with the ability to bridge the gap between their mortgage, deposit and the price of a new home. It does this by providing the home purchasers with up to 20% of the value of their new home in the form of equity (30% if not availing of the Help to Buy scheme). Up until now, these people have not been able to get on the property ladder, so the scheme opens up the possibility of home ownership to a whole new co-hort of first time buyer.

Information on the scheme including qualification criteria and how to apply can be found on the scheme website at [www.firsthomescheme.ie](http://www.firsthomescheme.ie). The scheme is an initiative between the Government of Ireland, AIB, Bank of Ireland and Permanent TSB.

## Dates For Your IPAV Diary 2022

As we are now in the latter part of the year, please take note of the below event dates;

- **Thursday 11th August** YPN AGM & BBQ, IPAV, 129 Lower Baggot St, D 2
- **Wednesday 21st September** IPAV PSRA Webinar (5 PSRA CPD hours)
- **Wednesday 9th November** European Valuation Conference, RDS (5 TEGOVA CPD hours)
- **Friday 25th November** Residential & Lettings Conference, Online (4 TEGOVA CPD hours)
- **Friday 2nd December** Presidents Christmas Lunch, Westbury Hotel, Dublin
- **Friday 9th December** Presidents Christmas Lunch, Imperial Hotel, Cork

## Appeal to IPAV Members for Homes for Ukrainian Refugees

It is clear from the current flow of Ukrainian Refugees coming into Ireland, that the Government is under great pressure to find every available bed space to house them. With this in mind I am appealing to all members if they know of any vacant homes or bed spaces that can be offered to the Government they will be very pleased to take them up. I thank all members for all the help so far, your contributions have to date yielded many homes and bed spaces. If you can offer any spaces please email [pat@ipav.ie](mailto:pat@ipav.ie)

## PROPERTY INDUSTRY EXCELLENCE AWARDS



**Irish Independent**

**PROPERTY INDUSTRY  
EXCELLENCE AWARDS**

See Pat Davitt, IPAV CEO [speaking of the Property Industry Excellence Awards](#) and the fact that they bring both a boost and professionalism to the industry. Calling all agencies to enter and have their excellence recognised and awarded, entry is free and available at [Residential Agency Award](#).

## Financial Action Task Force - RBA Guidance for the Real Estate Sector

The Financial Action Task Force (FATF) recently published its revised [Risk-based Approach Guidance for the Real Estate Sector](#), available on FATF's website. IPAV, as a member of the task force through CEPI, would like to thank Pat Davitt, IPAV CEO and Ed McDonald, IPAV's Anti-Money Laundering Lecturer for their



work and contribution to this document.



## Online IPAV Membership Applications

Why not take the next professional step and apply for IPAV membership through our [Online Application Form](#). IPAV membership will assure you that your professional interests are well represented by a body that knows and cares about your profession. Incoming membership applications will be considered in September and December 2022, so why not complete the form today. Any queries, simply email [valerie@ipav.ie](mailto:valerie@ipav.ie)



## Out and About



Congratulations to IAM Sold on their recent 10 year anniversary. Speaking at the event Pat Davitt, IPAV CEO paid tribute to directors Patrick Folan and Patrick Convey on their courage to start a property company in the middle of a recession and commented that it has certainly paid dividends. He also remarked on the service the company is providing to many other IPAV members.

Pictured at the event is (l-r) Gerry Coffey, IPAV President with Patrick Folan MIPAV and Patrick Convey, IAM Sold directors.

## EU Communication "Save gas for a safe winter"

The EU have issued their "[Save gas for a safe winter](#)" communication. It is a plan to end EU dependence on Russian gas as soon as possible. This is consistent with the European Green Deal and aims to reduce the potential of further disruptions - including a complete cutoff. While Ireland is significantly less impacted by Russian supply, voluntary energy reductions by businesses and countries improve the flexibility of the EU to meet energy demands.

Eamonn Galvin IPAV's Sustainability Advisor says "If you are looking for practical steps to support

the EU initiative to "Save gas for a safe winter" then look no further than the recent IPAV guide". **Sustainability, Climate Change and Your Business - A Guide for IPAV Members** issued on 2nd June, has many practical actions to reduce energy use. Becoming more sustainable not only improves our climate resilience but also reduces our dependency on Russian energy supplies.

## Mainstreet Trade Mission To Greece

IPAV members may be interested in partnering with Mainstreet for their Trade Mission to Greece, from 2nd October to 10th October. The main intention of this mission is to meet with Estate Agents for future connections, government officials to better understand the political landscape, and Master Developers to learn about opportunities for 2nd homes, investments, and the Schengen Visa Program – available with qualifying purchase, offering ease of travel through 26 European countries that are a part of the accord. For full details please see the link below;  
<https://www.succeedwithmore.com/calendar/10.2.22-trade-mission-to-greece/>



## IPAV Fine & Decorative Arts Programme

**ipav** Institute of Professional Auctioneers & Valuers

Fine &  
Decorative  
Arts

Programme  
2022/23

Registration is currently open for IPAV's 2 days per week Fine & Decorative Arts Diploma course, commencing this October. Full details can be found at [Fine & Decorative Arts Courses](#). IPAV's Fine & Decorative Arts Lecture Series 'Belgium, a rich tradition' is now fully booked. If you wish to add your name to our waiting list for this 16-week course, please email [genevieve@ipav.ie](mailto:genevieve@ipav.ie)

## Certificate in Real Estate Administration - Registration Closing Soon

Registration for this year's course will be closing at the end of August and is available directly through Technology University of the Shannon (TUS). The objective of the Certificate in Real Estate Administration programme is to give appropriate skills to individuals who are working in or those intending to work in real estate offices the knowledge and competencies required to support the property professional and their clients in a professional and competent manner. For full course information please [click here](#).



## IPAV: Media Commentary, Interviews & Press Releases

Available to listen back on interviews and read online articles:

-10.07.22 - Source - Sunday Independent Article by Wayne O'Connor  
[New regulations will hammer rentals, says IPAV President Gerry Coffey, as he pushes to open up planning](#)

- 12.07.22 - Source - Newstalk Breakfast  
Click: [IPAV CEO debating with Deputy Richard Boyd Barrett on his Bill to reduce rents](#)

- 23.07.22 - Source - Sunday Business Post Article by Killian Woods

[Estate agents accuse Daft of 'abusing its dominant position' in the market](#) (subscription)

- 30.07.22 - Source - Sunday Business Post Article by Killian Woods

Click: [Daft.ie sends mobile billboard to estate agents conference after being excluded](#) (subscription)

IPAV Press Release: [RTB Rent Index With Almost One-Third Drop In Tenancies Must Shock System Into Better Treatment Of Private Landlords Before It's Too Late- IPAV](#)

IPAV Press Release: [New Tenant Regulations Will Exacerbate Exit of Private Landlords - New IPAV President Warns](#)

IPAV Press Release: [House Prices – Market Impediments Likely To Keep Prices Elevated](#)

## Annual Conferences - Members Survey



Thank you to all our members who responded to our recent survey on IPAV's AGM, Annual Conferences and Gala Dinner. We received 242 responses, and the feedback received will be discussed by the board in early September.

**IPAV**

*"The Voice of Auctioneers & Valuers in Ireland"*

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