



# REIA

REAL ESTATE INSTITUTE  
OF AUSTRALIA

Real Estate Institute of Australia  
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Issue 30. August 2009



Australian Housing  
and Urban Research Institute

[www.ahuri.edu.au](http://www.ahuri.edu.au)

## AHURI receives funding increase

The Australian Housing and Urban Research Institute (AHURI) is a national, not-for-profit organisation that funds and conducts high quality research into housing and urban issues.

It aims to inform the policy making of governments, industry and the community sector and to stimulate debate on these issues in the broader community.

In the Real Estate Institute of Australia's (REIA) Pre Budget Submission to the Commonwealth Government, it proposed that the Commonwealth maintain their financial commitment to AHURI.

The submission stated that, "As the Commonwealth continues to address its policy agenda in the housing sector, it is imperative that the valuable work of AHURI continues."

Yesterday, Minister for Housing, Ms Plibersek announced that not only will funding for the National Housing Research program at AHURI continue, it will be increased by a further thirty per cent.

Some of AHURI's current research themes include:

- Housing policies and programs;
- Housing affordability;
- Indigenous housing;
- Homelessness;
- Care and support services;
- Urban and regional;
- Housing markets, and;
- Research theory and practice.

AHURI publish a range to research and policy bulletins relating to the property industry. To view recent bulletins, [click here](#).

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## APRA banking statistics released

The Australian Prudential Regulation Authority (APRA) has released the statistics publication, *Monthly Banking Statistics for June 2009*.

The Monthly Banking Statistics publication provides selected information on the banking business of individual banks within the domestic market.

It contains high-level breakdowns of the domestic assets and liabilities of each bank as well as more detail on loans & advances to and deposits by different sectors of the economy. Information on securitisation activity is also included. Both Australian-dollar denominated transactions and the Australian-dollar equivalent of foreign-currency denominated transactions are included.

Unless otherwise stated, the statistics within the publication relate to the operations/transactions conducted with residents that are recorded on the domestic books of licensed banks.

They provide information on the banking business of individual banks within the domestic market.

To view a copy of the report, [click here](#).

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Report and the Mortgage Choice Real  
Estate Market Facts publication

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Some particular AHURI bulletins and research papers of interest may be:

- [What motivates households to invest in the private rental market?](#)
- [International practice in planning for affordable housing: lessons for Australia](#)
- [What impact will the national rental affordability scheme have upon affordable housing?](#)
- [Patterns and trends in Australian no-metropolitan housing markets.](#)

## ATO Compliance Program

REIA participated in a briefing by the ATO on its Compliance Program for 2009-10. A copy of the program and the media release have been provided to REIA, to access the program, [click here](#). To access the media release, [click here](#).

Specific areas of the ATO's focus will include: businesses that don't declare income; employers who don't withhold and pay tax or do not make employee superannuation contributions, and; the monitoring of highly paid company directors and individuals with a net wealth of between \$5 and \$30 million.

Within that focus, some of the key priorities will be; work related expenses for truck drivers, sales and marketing managers, sales representatives and electricians; investors; property assets including unreported property sales and capital losses; FBT treatment of motor vehicles, and; the reduced concessional superannuation contribution caps.

## Interest rates remain on hold

At its meeting this week, the Reserve Bank of Australia's (RBA) Board decided to leave the cash rate unchanged at 3.0 per cent. The Board's judgment is that the present accommodative setting of monetary policy is appropriate given the economy's circumstances. The RBA said the Board would continue to monitor how economic and financial conditions unfold and how they impinge on prospects for sustainable growth in economic activity and achieving the inflation target.

REIA President, David Airey had urged the RBA the day before to have caution in making a decision about interest rates, saying that they needed to "Consider the medium term outlook for the housing sector and not to react hastily to the level of activity at the lower end of the residential market."

To view REIA's full media release on this issue, [click here](#).

## Budget 2009: Proposed expansion of the Do Not Call Register

The Minister for Broadband, Communications and the Digital Economy, Senator Stephen Conroy, has announced the Australian Government will provide funding of \$4.7 million over four years to widen the scope of the Do Not Call Register

## ABS House Price Indexes

The ABS data on house prices released today shows the resilience of housing as well as the impact of the combined actions of the government and the Reserve Bank of Australia (RBA) in their response to the global financial crisis.

The latest figures show the price index for established houses for the weighted average of the eight capital cities increased 4.2% in the June quarter 2009. There were price rises in all capital cities with Sydney (+4.9%), Melbourne (+5.2%), Perth (+2.7%), Brisbane (+2.5%) and Adelaide (+3.4%) the major contributors to the weighted average of the eight capital cities.

There were smaller contributions from Canberra (+3.6%), Hobart (+2.5%) and Darwin (+2.4%). Over the year to June 2009, preliminary estimates show that the price index for established houses for the weighted average of the eight capital cities decreased 1.4%.

Annually, house prices rose in Darwin (+11.0%), Adelaide (+2.7%) and Hobart (+0.1%), and fell in Perth (-3.7%), Brisbane (-3.3%), Melbourne (-1.5%), Sydney (-0.9%) and Canberra (-0.2%).

To view the REIA's media release, [click here](#).

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to include all telephone and fax numbers, including the numbers used by businesses and emergency service operators.

At present, the Register does not allow the registration of telephone numbers used primarily for business, emergency service numbers and fax numbers. The proposed expansion will allow all telephone and fax users, including businesses and emergency service providers, to receive the protections offered by the Register.

For further information on the extension of the Do Not Call Register, [click here](#). For further information on the current Do Not Call Register Guidelines, [click here](#).

### **ABA Council appoints new Deputy Chairman**

The Council of the Australian Bankers' Association (ABA) has elected David Liddy, Chief Executive Officer of Bank of Queensland, as the new Deputy Chairman of the industry organisation.

Mr Liddy succeeds Stuart Davis, the former Chief Executive Officer of HSBC Bank Australia. Mr Davis has been appointed CEO of The Hong Kong and Shanghai Banking Corporation in India.

To view the full media release, [click here](#).

### **Bell Financial Group forms real estate advisory business**

Listed brokerage firm Bell Financial Group (BFG) has formed a new real estate advisory business made up of former employees from firms including UBS, Babcock & Brown, Deutsche Bank Australia, Macquarie Group and Merrill Lynch.

The division will sit under BFG subsidiary Bell Potter Securities and provide dealer groups, financial advisers, high net worth individuals and other clients with research on securities in the Australian real estate investment trust (A-REIT) sector.

To read the full article, [click here](#).

## FIND YOUR REI

REIA has eight members, these members are the state and territory Real Estate Institutes.

Your state or territory body can assist you with information which is relevant to being an agent in your state or territory, for contact details, see below:

### **REIACT**

02 6282 4544

[www.reiact.com.au](http://www.reiact.com.au)

### **REINSW**

02 9264 2343

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### **REIT**

03 6223 4769

[www.reit.com.au](http://www.reit.com.au)

## What's on next week

- Pre-drafting conference at AIRC for modern award for the real estate industry

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**ABA Council appoints new Deputy Chairman**

**Bell Financial Group forms real estate advisory business**

The authorised editor of this document is Mr Neil Fisher, REIA CEO. If you have any concerns regarding the content of this publication, please contact the editor on 02 6282 4277 or at [neil.fisher@reia.com.au](mailto:neil.fisher@reia.com.au).

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