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### **Draft Code of Practice Submission**

Emailed to [codeofpractice@cif.ie](mailto:codeofpractice@cif.ie)

To whom it may concern,

The SCSI welcomes the draft Code of Practice for those registering as Providers of Building Works. The Providers of Building Works and Miscellaneous Provisions legislation is an important and necessary reform to enhance standards, accountability, and public confidence in our building industry. The SCSI acknowledges the efforts of all contributors to the passing of the legislation and the development of the Code of Practice. The mandating of the Register will begin in 2025 and to further enforce the objectives of the legislation, there are several key considerations, as detailed within, that we feel must be adopted to give it greater effectiveness.

Significant benefit of this legislation will be derived from the average person seeking building services from the industry as the mandatory register will provide a reliable register of building entities that comply with standards. This includes the construction, extension, alteration, repair, or renewal of buildings. SCSI acknowledges that only those officially registered with CIRI may use its branding and logo, and registrants are restricted to advertising only within their registered categories.

The draft Code of Practice, which is the subject of this submission, sets out clear obligations to ensure professionalism, compliance with regulations, and quality service to clients. It details principles for responsible business practices, quality customer service, adherence to legal and regulatory standards, and commitment to continuing professional development (CPD).

The draft Code is well presented and sufficiently detailed to ensure the onus and responsibilities on the provider of building services is clear. The SCSI considers that under point No.2 'Quality Customer Service', the reference to 'scales of charges' require further explanation and clarity. The SCSI is supportive of this obligation on

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building works providers, especially where construction contracts are not in place. However, further sufficient detail should be considered that Day Works charges be explicitly highlighted as an example of the level of charges detail required in quotations.

In Heading 3 'Legal and Regulatory Compliance', the requirement to inform the register of any convictions for breaches of building regulations is quite narrow and may be interpreted to exclude other proceedings such as breach of building control procedures being served with enforcement notices. We suggest the registrants be required to inform the registrar of 'any situation where they have been served with proceedings or enforcement notices under the Building Control Acts. This broader reporting requirement could deter non-compliant behaviour, as registrants would be aware that any enforcement action taken against them would be reportable to the registrar. This encourages a more proactive approach to compliance, leading to better outcomes for consumers and the industry.

Bullet point 3 under the same heading (Section 3) should refer to some standard suite of agreed forms of contract. For instance, the SCSI and CIF have a joint contract template in place with the RIAI providing another potential standard contract for reference. This would make it clear that the industry has an acceptable contract standard in place and therefore this would help promote their wider use in the industry, especially smaller works such as repairs and extensions.

In relation to bullet point 4 of the same heading related to 'Insurance', consideration should be to add additional clarity regarding acceptable minimum indemnity insurance in line with industry norms as captured in construction contracts used across the country on varying job contract values.

I hope our commentary is viewed as helpful and if you require any further information, please do not hesitate to contact me.

Yours sincerely,



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Edward McAuley,

Director of Practice & Policy