

Course Schedule

SECTION 1. (Day 1 Morning)

Overview		
8:00—8:30	30 minutes	Registration Course description, classroom rules, procedures
Part 1. Cost Approach Introduction		
		Diagnostic Quiz Why Use the Cost Approach? Procedure Principles and Concepts Market Analysis Overview Highest and Best Use Considerations Cost Approach Applications Challenges in Applying the Cost Approach Scope of Work Considerations Review Quiz MORNING BREAK
Part 2. Characteristics of Improvements		
		Building Inspection Overview Construction Classifications Problem 2.2 Problem 2.3 Building Codes Review Quiz MORNING BREAK

Part 3. Characteristics of Improvements, cont.

Building Measurement
Problem 3.1
Building Condition Analysis
Use of Plans and Specifications
Components of Construction Documents
Problem 3.2
Practice Test—Section 1
LUNCH

SECTION 2. (Day 1 Afternoon)

Part 4. Introduction to the Summerville Case Study

Exercise 1-Case Study
Review Exercise 1-Case Study Solution
AFTERNOON BREAK

Part 5. Current Construction Cost

Building Cost Analysis
Problem 5.4
What Do Data Sources Include?
Cost Estimating Methods
Problem 5.6
Problem 5.8
AFTERNOON BREAK

Part 6. Summerville Case Study—Estimating Construction Cost

Exercise 2-Case Study
Review Exercise 2-Case Study Solution
Practice Test—Section 2

SECTION 3. (Day 2 Morning)

Part 7. Depreciation Concepts

Major Considerations in Depreciation Analysis
Problem 7.1
Depreciation— Concepts and Definitions
Building Utility Analysis
Review Quiz
MORNING BREAK

Part 8. Economic Age-Life Depreciation Estimates

Economic Age-Life Method—Total Building Depreciation
Economic Age-Life Applications
Modified Economic Age-Life Method
Problem 8.6
Problem 8.7
Problem 8.8
MORNING BREAK

Part 9. Market Extraction Method

Market Extraction Concepts
Market Extraction Procedure
Market Extraction Calculations
Applications and Limitations
Problem 9.1
Problem 9.3
Practice Test—Section 3
LUNCH

SECTION 4. (Day 2 Afternoon)

Part 10. Types of Depreciation in the Breakdown Method

Curable Physical Deterioration
Incurable Physical Deterioration—Short-Lived Components
Incurable Physical Deterioration—Long-Lived Components
Problem 10.3
Problem 10.4
Functional Obsolescence Considerations
Measuring Functional Obsolescence
External Obsolescence
Problem 10.12
Review Quiz
AFTERNOON BREAK

Part 11. Exercises in Depreciation

Problem 11.1
Problem 11.2
Problem 11.3
Problem 11.4
AFTERNOON BREAK

Part 12. Exercises in Depreciation, cont.

Problem 12.1
Problem 12.2
Practice Test—Section 4

SECTION 5. (Day 3 Morning)

Part 13. Cost Approach Review Problems

Problem 13.1

Problem 13.2

Problem 13.3

MORNING BREAK

Part 14. Summerville Case Study: Depreciation Estimates

Exercise 3-Case Study

Exercise 4-Case Study

MORNING BREAK

Part 15. Site Valuation Perspectives

Land-Site Considerations

Principles Affecting Site Valuation

Identification of Land-Site Characteristics

Site Valuation Influences

Practice Test—Section 5

LUNCH

SECTION 6. (Day 3 Afternoon)

Part 16. Market Analysis and Highest and Best Use in Site Valuation

Competitive Market Analysis and Site Valuation

Performing Market Analysis

Problem 16.2

Highest and Best Use and Site Valuation

Problem 16.5

Problem 16.6

Review Quiz

AFTERNOON BREAK

Part 17. Site Valuation Procedures

Site Valuation Methods

Valuing a Site Using Sales Comparison Analysis (up to C. Data sources)

Problem 17.1

Valuing a Site Using Sales Comp Analysis

Problem 17.3

AFTERNOON BREAK

Market Data Grids

Types of Adjustments

Price Adjustment Procedure

Quantitative Adjustments

Problem 17.6, Problem 17.7

Qualitative Analysis

Problem 17.11

Reconciliation

Practice Test—Section 6

SECTION 7. (Day 4 Morning)

Part 18. Oakvale Terrace Case Study: Site Valuation

Oakvale Terrace Case Study-Exercise
Review Case Study Exercise solutions
MORNING BREAK

Part 19. Extraction and Allocation Methods of Site Valuation

Extraction Method, Problem 19.1
Allocation Method, Problem 19.3, Problem 19.4
Problem 19.5
MORNING BREAK

Part 20. Summerville Case Study: Site Valuation

Case Study Exercises 5, 6, and 7
Review Case Study Exercises 5, 6, and 7 solutions
LUNCH

SECTION 8. (Day 4 Afternoon)

Part 21. Cost Approach Review	
	Cost Approach Review Cost Approach Reconciliation Conclusion Comment on Scope of Work Site Valuation Construction Costs Depreciation Estimates
Part 22. Exam Content Review	
	Program Evaluations Content Covered in Course Self-Study AFTERNOON BREAK Exam Preparation
Exam	
	Exam