

Course Schedule

SECTION 1. (Day 1 Morning)

Overview	Registration Course Description, Classroom Rules, Procedures
Part 1. Cost Approach Introduction	Diagnostic Quiz Why Use the Cost Approach? Procedure Principles and Concepts Cost Approach Applications, Challenges in Applying the Cost Approach, and Scope of Work Considerations Review Quiz MORNING BREAK
Part 2. Site Valuation Perspectives	Land-Site Considerations Principles Affecting Site Valuation Identification of Land-Site Characteristics: Physical and Legal Site Valuation Influences Review Quiz MORNING BREAK
Part 3. Market Analysis and Highest and Best Use in Site Valuation	Market Analysis Overview Market Analysis and Site Valuation Performing Market Analysis 3.2 Problem Highest and Best Use Considerations Highest and Best Use and Site Valuation 3.10 Problem 3.11 Problem Practice Test—Section 1 LUNCH

SECTION 2. (Day 1 Afternoon)

Part 4. Site Valuation Procedures

Site Valuation Methods
Valuing a Site Using Sales Comparison Analysis
4.1 Problem
4.5 Problem
AFTERNOON BREAK
Market Data Grids
Types of Adjustments
Price Adjustment Procedures
Quantitative Adjustments
4.8 Problem
4.9 Problem
4.10 Problem
Qualitative Analysis
4.13 Discussion Question
Reconciliation
Review Quiz
AFTERNOON BREAK

Part 5. Extraction and Allocation Methods of Site Valuation

Extraction Method
5.1 Problem
Allocation Method
5.3 Problem
5.4 Problem
5.5 Problem
Practice Test—Section 2

SECTION 3. (Day 2 Morning)

Part 6. Introduction to the Summerville Case Study	
	Introduction to the Summerville Case Study Exercise 1
Part 7. Summerville Case Study: Site Valuation	
	Summerville Case Study: Site Valuation Exercise 2 MORNING BREAK
Part 8. Characteristics of Improvements	
	Building Inspection Overview Construction Classifications (Not BOMA) MORNING BREAK Building Codes Practice Test—Section 3 LUNCH

SECTION 4. (Day 2 Afternoon)

Part 9. Characteristics of Improvements, cont.

Building Measurement
9.1 Problem
Building Condition Analysis
Use of Plans and Specifications
Components of Construction Documents
9.2 Problem
Review Quiz
AFTERNOON BREAK

Part 10. Current Construction Cost

Building Cost Analysis
10.1 Problem
10.2 Problem
10.6 Problem
Sources for Cost Data
Cost Estimating Methods
10.8 Problem
AFTERNOON BREAK
10.10 Problem
10.12 Problem
Review Quiz

Part 11. Summerville Case Study: Estimating Current Construction Cost

Exercise 3
Practice Test—Section 4

SECTION 5. (Day 3 Morning)

Part 12. Depreciation Concepts and Economic Age-Life Methods

Major Considerations in Depreciation Analysis
12.1 Problem
Depreciation—Concepts and Definitions
12.2 Problem
Building Utility Analysis
Economic Age-Life Applications
Modified Economic Age-Life Method
MORNING BREAK
12.9 Problem
12.10 Problem
12.11 Problem
Review Quiz

Part 13. Market Extraction Method

Market Extraction to Derive Estimates of Total Depreciation
Market Extraction Procedure
Market Extraction Calculations
Applications and Limitations
13.2 Problem
13.4 Problem
Review Quiz
MORNING BREAK

Part 14. Types of Depreciation in the Breakdown Method

Curable Physical Deterioration
Incurable Physical Deterioration—Short-Lived Building Components
Incurable Physical Deterioration—Long-Lived Building Components
14.3 Problem
14.4 Problem
Functional Obsolescence Considerations
Measuring Functional Obsolescence
External Obsolescence—Caused by Negative Influences Outside the Property
14.12 Problem
LUNCH

SECTION 6. (Day 3 Afternoon)

Part 15. Exercises in Depreciation

Practice Test—Section 5
15.1 Problem
15.2 Problem
AFTERNOON BREAK
15.3 Problem
15.4 Problem
15.5 Problem
15.6 Problem
AFTERNOON BREAK

Part 16. Summerville Case Study: Depreciation Estimates

Exercises 4 and 5

SECTION 7. (Day 4 Morning)

Part 17. Cost Approach Review

Cost Approach Review
Cost Approach Reconciliation
Conclusion
Scope of Work
Site Valuation
Construction Cost
Depreciation Estimates
MORNING BREAK

Part 18. Review Questions on Market Analysis, Highest and Best Use, and Site Valuation Procedures

Review Questions on Market Analysis, Highest and Best Use, and Site Valuation Procedures
MORNING BREAK

Part 19. Comprehensive Depreciation Problem Using the Breakdown Method

Comprehensive Depreciation Problem Using the Breakdown Method
LUNCH

SECTION 8. (Day 4 Afternoon)

Part 20. Exam Content Review	
	Preparing for the Exam Content Covered in Course (Brief Review of Material) Program and Instructor Evaluations Self-Study and AFTERNOON BREAK Exam Preparation
Exam	
	Exam