## Course Schedule

### SECTION 1. (Day 1 Morning)

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<td><strong>Introduction and Part 1. Identifying Green Buildings and Green Features</strong></td>
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<td>Course Overview, Big Picture</td>
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<td>Self-Assessment Quiz</td>
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<td>Green Building Defined</td>
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<td>A Closer Look at a Green Building</td>
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<td>What Is Sustainability?</td>
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<td>Green Building Rating Systems</td>
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<td>Scope of Work</td>
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<td>Case Study 5.B: What Went Wrong</td>
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<td>BREAK</td>
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<td>1.2 Case Study</td>
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| **Part 2. Integrating Green Building into the Cost Approach** |
| Relevance and Effects of the Cost Approach |
| Life Cycle, Whole Building, Passive Design, Integrative Process |
| Using Cost Manuals |
| 2.3 Case Study: Using a Cost Manual for Green Components |
| LUNCH |
SECTION 2. (Day 1 Afternoon)

Part 2. Integrating Green Building into the Cost Approach, cont.

2.4 Case Study: Green Construction Budget
2.5 Case Study: Reducing Costs Through Synergies
Green Building Obsolescence
Incentives in Green Building Appraisal
Incentives vs. Concessions

Part 3. Integrating Green Building into the Sales Comparison Approach

Introduction: Myths and Limitations
Sustainability and Sustainability Orientation
Expanded Elements of Comparison
Using GBIG for Market Research
BREAK
3.2 Case Study: LEED Gold Class B Office Building
EUI
Studies and Secondary Support
Cost and Income-Based Adjustments
3.3 Case Study: Cost and Income-Based Adjustments
Practice Test Section 2

SECTION 3. (Day 2 Morning)

Part 4. Integrating Green Building into the Income Approach

Introduction: Areas of Effect
Income Effects: Rent Premiums and Marketability
Expense Effects: Operating Expense vs. Reserves
Risk Effects: OAR and Discount Rate
Green Leases and Split Incentive
Operating Expense Effects
4.3 Case Study: Paired Energy Use Data
4.4 Case Study: Stabilizing Energy Expense
Case Study 7.A: Disaggregating Utilities
Other Operating Expense Effects
BREAK
4.5 Case Study: Income and Expense Effects
Overall Rate and Yield Rate Considerations
Practice Test Section 3
LUNCH
## SECTION 4. (Day 2 Afternoon)

### Part 5. Distributed Energy Generation
- Definition, Key Terms, and Concepts
- First Five Questions
- Cost and Income Approach Considerations
- Net Zero Energy Buildings
- 5.1 Case Study: Redefining “Green Grocer”

### Part 6. Land Value and Highest and Best Use Considerations
- Property and Site Analysis Effects
- Resilience

### Part 7. Conclusion and Wrap-Up
- Emerging Topics, Resources
- Practice Test Section 4
- Instructor Led Review
- Self Study
- BREAK
- Exam Instructions, Q&A
- Exam