

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<b>Concepts and Principles</b>	General Valuation Concepts and Principles	Purposes of Valuation and Their Bases (PS 3) Definitions of Bases of Valuation: Assumptions (PS 4)		Ethics Standard, Appraisal Standard, Review Standard, Consulting Standard	Property and Valuation—General Concepts, Principles and Definition
<b>Ethics and Competence</b>	Code of Conduct	Qualifications and Conflicts of Interest (PS 2)	Ethics Rule	Ethics Standard (Code of Conduct)	Ethics and Conduct of Members (Code of Ethics; Rules of Conduct)
<i>Confidentiality</i>	Code of Conduct (section 4)	Rules of Conduct	Confidentiality Rule of the Ethics Provision (SMT-5)	Disclosure Rule, L. 603	<b>Ethics and Conduct of Members (Code of Ethics; Rules of Conduct)</b>
<i>Competence</i>	Code of Conduct (section 5)	Qualifications and Conflicts of Interest (PS 2)	Competency Rule	Ethics Standard, L. 189	Guidance Note 19 Disclaimer Clauses and Qualification Statements
<i>Departure</i>	Departure sections (8.0) of IVS 1 & IVS 2, IVA 1 & IVA	Application of These Practice Statements (PS 1)	Departure Rule—Limited Appraisal	Extraordinary Limiting Condition, L. 1498	<b>Rules of Conduct, Code of Ethics</b>
<i>Due Diligence</i>					Guidance Note 3 Due Diligence
<i>Conditions of Engagement</i>					<b>Client Focus 2 Feedback to API Members and /or the API.</b> <b>GN30 Property Development Management and “Terms of Appointment”.</b>

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Compliance</i>					
<i>Jurisdictional Exception</i>	IVS 1, IVA 1, IVA 2 IVS GNs 1, 4, 6 & 8			Jurisdictional Exception Foreword, L. 80 Rule	
<i>Homebuyer Survey and Valuation Service (Competence and Terms of Engagement)</i>		The RICS/ISVA  [Incorporated Society of Valuers and Auctioneers] HOMEBUYER Survey and Valuation Service (PS 11) The RICS/IVSA HOMEBUYER Survey of Valuation Service: Practice Notes (PSA 12)			
<i>Supplemental Standards</i>				Supplemental Standards Rule [supplemental standards are issued by public agencies and certain client groups]	
<i>Valuations Exempt From US Federal Agencies Guidelines</i>				Performing Evaluations of Real Property Collateral to Conform with USPAP [ <i>i.e.</i> , <i>valuations for certain real-estate-related transactions exempt from the U.S. Federal Agencies Guidelines</i> ] (AO-13)	

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<b>Property Types and the Valuation Thereof</b>	Property Types ( <i>Real Property, Personal Property, Businesses, Financial Interests</i> )				
<i>Real Property</i>	IVS GN 1 (Real Property)		Real Property Valuation Appraisal Standard— — Development and Reporting (Standards 1 & 2)	Comments to Appraisal Standard	<b>Property and Valuation – General Concepts, Principles and Definitions</b> <b>PS 9 Financial Reporting of Real Property &amp; related Assets.</b>
<i>Personal Property</i>			Personal Property Valuation— Development and Reporting (Standards 7 & 8)	Effect on Property Value, L. 1059	
<i>Lease Interests</i>	IVS GN 2 ( <i>Valuation of Lease Interests</i> )	Analysis of Commercial Rental Transactions and Lease Inducements (GN 4)		Rule 19, L. 1050	Guidance Note 35 Leasing Incentives
<i>Plant and Equipment</i>	IVS GN 3 ( <i>Plant and Equipment</i> )	Plant and Machinery Normally Included in  Valuation of Land and Buildings (PSA 1) Plant and Machinery  (GN 6)			Practice Standard 10 Valuations of Plant, Machinery & Equipment for Financial Reporting Purposes Practice Standard 13 Valuations of Plant, Machinery & Equipment for Loan Security Purposes Guidance Note 13 Valuations of Plant, Machinery & Equipment for Loan Security Purposes
<i>Intangible Assets</i>	IVS GN 4 ( <i>Intangible</i> )	Trading-Related Valuations and Goodwill (GN 7)			

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(Intangible Assets) and Goodwill (GN 7)

*Owner-Occupied Property*

Guidance Note 10  
Valuation of Owner-Occupied Property

*Property with Trading Potential*

*Businesses*

IVS GN 6 (Business Valuation)

Valuation of Business Property: Guidance to Clients and Model Conditions of Engagement for Valuation (PSA 4)

Business Valuation—  
Development and Reporting (Standards 9 & 10)

*Investment Property*

IVA 1 & Addendum A to IVA 1

Purposes of Valuation and Their Bases (PS 3)  
Definitions of Bases of Valuation: Assumptions (PS 4)

*Development Properties*

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<b>Topic</b>	<b>IVS</b>	<b>RICS Red Book</b>	<b>USPAP</b>	<b>The Standards of the Appraisal Institute of Canada</b>	<b>Professional Practice of the Australian Property Institute</b>
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Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Residential Property</i>		Valuation of Residential Property: Guidance to Clients and Model Conditions of Engagement for Valuation (PSA 2)			GN 32 Forced Sale Value for Mortgage Purposes
<i>Trading Stock and Work in Progress</i>		Valuation of Trading Stock and Work in Progress, including Land and Buildings (PS 21) ( <i>trading stock is real or personal property being either i) property such as is sold in the ordinary course of trade or would be sold if its manufacture or construction were complete, or ii) materials used in the preparation of such property</i> )			CF 2 – Introducing Valuers – A Guide for the Mortgage Industry
<i>Mineral-Bearing Land</i>		Valuation of Mineral-Bearing Land and Other Wasting Assets (PS 22)			
<i>Trading-Related Companies and Goodwill</i>		Trading-Related Valuations And Goodwill (GN 7) ( <i>trading-related refers to a company that trades as opposed to one that invests; trading potential is defined as the goodwill attached to an operational entity which is personal to the present owner or management and which would not pass with the property on sale with vacant possession.</i> )			
<i>Petrol Stations</i>		Capital Valuation of Petrol Filling Stations (GN 8) ( <i>capital value = the value of an asset as distinct from its value based on periodic or rental income</i> )			
<i>Restaurants</i>		The Capital and Rental Valuation of Restaurants (GN 9)			

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Surgery Premises</i>		Valuation of Surgery Premises Used for Medical or Health Purposes (GN 10)			
<i>Forestry or Woodland Properties</i>		Valuation of Forestry and Woodland Properties (GN 12)			
<i>Land</i>	IVS GN 1 <i>Real Property</i> (section 6.9)	Development of Land: Valuation and Calculation of Worth (GN 17)			
<i>Public Sector Asset Valuation</i>	<i>Public Sector Asset Valuation</i> Commentary			Compliance with the Standards, L. 6902	PS & GN 9 Asset Valuation for Financial Reports of Local Government and Government Departments
<i>Wasting Assets</i>					
<i>Joint Ventures and Limited Partnerships</i>					
<i>Agricultural Properties</i>					
<i>Historical</i>					

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
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Properties

Special Properties

Hotel Accommodation

GN 43 Accommodation Hotel Valuations

<b>Market Value and Non-Market Values</b>	IVS 1 & IVS 2	Purposes of Valuation and Their Bases (PS 3) Definitions of Bases of Value and Assumptions (PS 4)		Practice Notes (Value), L. 5142	Property and Valuation- General Concepts, Principles and Definition (Market Value Basis of Valuation) Guidance Note 32 Forced Sale Value for Mortgage Purposes
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Fair Value      IVS 2 and IVA 1      Market Value vs Fair Value in Real Property Appraisals (AO-8)

Going Concern Value      Trading-Related Valuations and Goodwill (GN 7)

<b>Valuer-Client Relationship</b>	Code of Conduct	Clarification and Agreement of Conditions of	Identification of the	Appraisal Standard; Review Standard; Consulting	Client Focus (Types of Services Provided by API Members, Instructing
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Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
	(sections 4 & 5)	Engagement (PS 2)	Client's "Intended Use" in Developing	Standard (Client and Intended Users), L. 1011, L. 2037, L. 3012, L. 6009	Valuers—A Guide for the Mortgage Industry, Feedback to API Members and/or the API)
			and Reporting Appraisal, Consulting or Review Assignment Opinions and Conclusions (STM-9) The Appraiser-Client Relationship (AO-10)		
<i>Homebuyer Survey and Valuation Service (Competence and Terms of Engagement)</i>		The RICS/ISVA <i>[Incorporated Society of Valuers and Auctioneers]</i> HOMEBUYER Survey and Valuation Service (PS 11) The RICS/IVSA HOMEBUYER Survey of Valuation Service: Practice Notes (PSA 12)			
<b>Valuer-Auditor Relationship</b>	IVA 1 (4.7 & 5.5)	The Valuer's Relationship with the Auditor and Information Required from Valuers by Auditors (GN 13)		Practice Notes (Audits & Technical Inspections), L. 2018	
<b>The Uses or Purposes of Valuations</b>	Introduction Property Types (sections 2.4, 3.3.1, 4.5, 5.3)	Purposes of Valuation and Their Bases (PS 3)		Appraisal Standard; Review Standard; Consulting Standard; Practice Notes (Intended Use; Purpose), L. 1013, L. 1015, L. 2079, L. 2041, L. 3014, I. 3016	
<i>Financial Reporting</i>	IVA 1	For Company Accounts and Financial Statements (PS 12) Valuation of Local Authority Assets for  Financial Statements  (including Balance Sheets)(GN 11)(a local authority is an			Practice Standard 9  Financial Reporting of Real Property and Related Assets Practice Standard 10  Valuations of Plant, Machinery & Equipment for Financial Reporting Purposes Guidance Note 9

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
		<i>elected corporate body which is responsible for the administration of specific public services to the community in a defined area, e.g., county councils, district councils, parish or community councils, and in London, the Common Council. Analogous in North America to city/</i>			Asset Valuation for Financial
<i>Lending</i>	IVA 2	<i>municipal council or county board)</i> For Secured Lending and Disposal— Commercial Land			Reports of Local Government and Government Departments Practice Standard 12 Mortgage Security Reports
	Commentary on the Possible Impact of Standards and Statements of the Basel Committee on Banking Supervision on Valuation for Loan Purposes				
		and Buildings (PS 8)			Practice Standard 13
<i>Investment</i>				Investment Analysis,	Valuations of Plant, Machinery & Equipment for Loan Security Purposes Guidance Note 13 Valuations of Plant, Machinery & Equipment for Loan Security Purposes

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
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L. 7005

*Real Estate Indices*

*Joint Ventures and Limited Partnerships*

*Residential Mortgages*

Valuation of Residential Properties for Mortgage Purposes (PS 9)

Residential Mortgage

Valuation (GN 3)

*Privately or Publicly Owned Subsidized Housing*

Valuation and Appraisal of Housing  
 Stock of Registered  
 Social Landlords for Secured Lending Purposes (PS 10)

Appraisals for Subsidized Housing [subject to below-market financing with unusual conditions or incentive](AO-14)

*(social housing = privately owned housing subject to rent ceilings; n.b., council housing in the UK equates with public housing in North America)*

Valuation and Appraisal of Residential Freehold Shared Ownership Interests for Secured

PropertyPRO1

PS 12 Mortgage Security Reports

GN12 Mortgage Security Reports on Real Property

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
		Lending Purposes (GN 20) ( <i>freehold</i> <i>shared ownership interest = co-ownership, under which an equity stake would be let by a Registered Social Landlord on shared ownership leases;</i> <i>supplements RICS</i> GN 20)			
<i>For Use in Stock Prospectuses</i>		For Incorporation or Reference in Stock Exchange Prospectuses or Circulars (PS 13)			
<i>Property Assets of Life Assurance Companies</i>		Of Unit Linked Property Assets of Life Assurance Companies (PS 17)			
<i>Property Assets of Property Unit Trusts</i>		Of Land and Buildings Owned by Unregulated Property Unit Trusts (PS 18) Of Land and Buildings Owned by Property Funds (Authorised Property Unit Trusts)(PS 19)			
<i>Property Assets of Pension or Superannuation Funds</i>		For Pensions and Superannuation Funds (PS 20)			
<i>Ad Valorem Taxation</i>			Mass Appraisal (Standard 6)	L. 665	
<i>Identifying the Client's "Intended Use"</i>			Identification of the Client's "Intended Use" in Developing and Reporting Appraisal	L. 6942	
<i>Property with Proposed Improvements</i>		Development of  Land: Valuation and Calculation of Worth (GN 17)	Appraisals of Real Property with Proposed Improvements (AO-17)	L. 1081	

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<b>Professional Practice</b>					
<i>Valuer Status (Internal, External, or Independent)</i>	IVS Code of Conduct (sections 3 & 4)	Application of These Practice Statements (PS 1) Clarification and Agreement of Conditions of Engagement (PS 2) Qualifications of Valuers and Conflicts of Interest (PS 5)		Responsibility, L. 6902	
<i>Appraisal Review and Management</i>			Real Property Appraisal Review, Development, And Reporting (Standard 3, SMT 1) The Review Appraisal Function (AO-6)	Review Standard—Comments to Review Standard; Practice Notes (Technical Review), L.2000	
<i>Leasing Agent Services Professional Activities</i>					Practice Standard 15 Leasing Agent Services Business Focus 1— Professional Activities
<i>Continuing Professional Development (CPD)</i>					Business Focus 7— Continuing Professional Development, Activity Planner & Recorder
<i>Outside Assistance</i>	IVS Code of Conduct (section 5)	Qualifications of Valuers and Conflicts of Interest (PS 5)	Assistance in the Preparation of an Appraisal (AO-5)	L. 6917	
<i>Limited Appraisal</i>			Using the DEPARTURE RULE in Developing a Limited Appraisal (AO-15)	L. 1498	

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Supplemental Standards</i>			Supplemental Standards Rule <i>[supplemental standards are issued by public agencies and certain client groups]</i>		
<i>Valuations Exempt From US Federal Agencies Guidelines</i>			Performing Evaluations of Real Property Collateral to Conform with USPAP <i>[i.e., valuations for certain real-estate-related transactions exempt from the U.S. Federal Agencies Guidelines]</i> (AO-13)		
<b>Consulting Assignments</b>			Real Property/Real Estate Consulting, Reporting (Standard 5) Development (Standard 4)  Real Property/Real Estate Consulting, Reporting (Standard 5)	Consulting Standard—Comments to Consulting Standard, L. 3000	Business Focus 5—Property Action Plans
<b>Cross-Border Valuations</b>					
<b>Opinion of Value as of Some Past or Future Date</b>				Appraisal Standard; Practice Notes (Retrospective Value Opinion; Prospective Value Opinion), L. 1019	
<i>Retrospective Value</i>			Retrospective Value Opinions (SMT-3)		
<i>Prospective Value</i>			Prospective Value Opinions (SMT 4)		
<b>Updating a Value Opinion</b>			Update of an Appraisal (AO 3)	Appraisal Standard; Practice Notes (Updated Value Opinion), L. 1408	
<b>Valuation of Property Subject to Subsequent</b>		Development of	Appraisals of Real Property with Proposed Improvements	L. 1031	

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
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<b>Development or Improvement</b>		Land: Valuation and Calculation of Worth (GN 17)	(AO-17)		
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<b>Application, Methodology, and Valuation Analysis</b>				Appraisal Standard (Appraisal Procedures); Practice Notes (Direct Comparison, DCF Analysis, Automated Valuation Model, Market Analysis, Cash Flow/Investment Analysis, Feasibility Analysis), L. 1043	Guidance Note 1 Feasibility Studies (Buildings) Practice Standard 18 Financial Modeling: Discounted Cash Flow Guidance Note 5 Measurement of Buildings
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Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
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<i>DRC</i>	IVS GN 8 <i>DRC</i>			L. 1605	GN 3 Due Diligence PS 9 Financial Reporting of Real Property & Related Assets. PS 9 Financial Reporting of Real Property & Related Assets.
<i>Accounting Procedures</i>		Accounting for Depreciation (GN 5) Current Cost Accounting (GN 13)			
<i>DCF</i>	IVS 10 <i>DCF</i>		Discounted Cash Flow Analysis (SMT 2)	L. 6734	

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Sales History</i>			Sales History (AO-1)	L. 1059, L. 1061	
<i>Consideration of Transfer of Title</i>			Standards Rule 1-5(b) [voluntary transfer of title in lieu of foreclosure or foreclosure sale should be considered among prior sales of a property] (AO-4)	L. 1477	
<i>Reasonable Exposure Time</i>			Reasonable Exposure Time in Market Value Opinions (AO-7)	L. 1021	
<i>Marketing Time Estimates</i>			Marketing Time Estimates (AO-7)	L. 1441, L. 6299	
<i>Automated Valuation Model</i>			Use of Automated Valuation Model (AVM) (AO-18)	L. 6797	
<i>Commercial Rental Transactions And Lease Inducements</i>		Analysis of Commercial Rental Transactions and Lease Inducements (GN 4)			
<i>Joint Development Contracts and Joint Ventures</i>		Joint Development Contracts and Joint Ventures (GN 18)			
<b>Valuation Reports and Reporting Options</b>	IVS Code of Conduct, sections 6 & 7; disclosure sections of IVS 1 & 2, IVA 1 and 2 and GNS 1-8 IVS GN 10	Valuation Reports and Published References to Them (PS 7)	Real Property Appraisal, Reporting (Standard 2)  The Content of the Appraisal Report  Options of Standard 2 (AO-11)	Appraisal Standard; Review Standard; Consulting Standard; Practice Notes (Report; Disclosure, Scope of Work, Intended Use, Purpose, Assumptions & Limiting Conditions; Extraordinary Assumptions; Extraordinary Limiting Conditions)  L. 1000, L. 2000, L. 3000  Definitions (Appraisal, Appraisal practice)	Business Focus 4—Reports, Content & Compilation  Practice Standard 12  Mortgage Security Reports  Guidance Note 12  Mortgage Security Reports on Real Property

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
	<i>Valuation Reporting</i>		Use of the Appraisal Report Options of Standard 2 (AO-12)		Guidance Note 19
					Disclaimer Clauses and Qualification Statements
<i>Reports for Consulting Assignments</i>			Real Property/Real Estate Consulting, Reporting (Standard 5)		
<i>Reports for Personal Property Appraisals</i>			Personal Property Appraisal, Reporting (Standard 8)		
<i>Reports for Business Appraisals</i>			Business Appraisal, Reporting (Standard 10)		
<i>Reports for Investment Properties</i>					
<i>Reports for Intangible Assets</i>					
<i>Typical or Model Report Content</i>		Typical Paragraphs in Valuation Reports (PSA 3)		L. 6031	
		Example of Form of Schedules Appended to a Valuation Report (PSA 4)			
		Examples of Acceptable Published References to Valuation Reports (PSA 7)			
		Model Report Form: Valuation of Residential Property for Mortgage Purposes (PSA 9)			

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Homebuyer Survey and Valuation Service; Residential Reports</i>		Model Report Form: Reinspection of Residential Property for Mortgage Purposes (PSA 10) Model Report Form: Valuation of Residential Property in Relation to Further Advances (PSA 11) The RICS/ISVA <i>[Incorporated Society of Valuers and Auctioneers]</i> HOMEBUYER Survey and Valuation Service (PS 11) The RICS/IVSA HOMEBUYER Survey of Valuation Service: Practice Notes (PSA 12)			<i>PropertyPRO™</i> (PP1) Residential Valuation and  Security Assessment Pro- forma Supporting Memorandum (Pro- forma = the API prescribed report format) <i>PropertyPRO™</i> (PP2) Restricted Assessment Supporting Memoranda <i>(for residential mortgage purposes only)</i>
	<i>Limited Appraisals</i>		Departure Rule— Limited Appraisal Using the DEPARTURE RULE in Developing a Limited Appraisal (AO-15) Fair Housing Laws and Appraisal Report Content (AO-16)	L. 1498	
<i>Fair Housing Laws and Report Content</i>					
<i>Electronic Transmission Of Reports</i>			Electronic Transmission of Appraisal Reports (SMT 8)		

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<b>Property Inspection</b>		Inspections and Material Considerations (PS 6)	Inspections of Subject Property Real Estate (AO-2)	Practice Notes (Inspection of Subject Property), L. 6408	
<i>Inspection For Leasing Purposes</i>					PS 15 Leasing Agent Services
<i>Reinspection of Residential Property for Mortgage Purposes</i>		Model Report Form: Reinspection of Residential Property for Mortgage Purposes (PSA 10)			GN12 Mortgage Security Reports on Real Property
<i>Homebuyer Survey and Valuation Service</i>		The RICS/ISVA [Incorporated Society of Valuers and Auctioneers] HOMEBUYER Survey and Valuation Service (PS 11)			
		The RICS/IVSA HOMEBUYER Survey of Valuation Service: Practice Notes (PSA 12)			
<b>Environmental Issues</b>	IVS GN 7 <i>Consideration of Hazardous and Toxic Substances In Valuation</i>	Environmental Factors, Contamination and Valuation (GN 2)	Responsibility of Appraisers Concerning Toxic or Hazardous Substance Contamination (AO-9)	Practice Notes (Inspection of Property; Environmental Impacts, Recognition of Contamination, Remediation and Compliance Cost Estimation), L. 1480	Guidance Note 15 Reporting on Contaminated Land
Valuation in Emerging Markets	Commentary on Valuation in Emerging Markets				
<b>Specific Legislation or Exemption Affecting Valuation</b>	Not Applicable to IVS			Jurisdictional Exception, L 80	
<i>City Code</i>		Valuations under City Code on Take-Overs and Mergers (PS 14)			

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Insurance Companies Regulation 1994</i>		Valuations under the Insurance Companies Regulation 1994 (PS 16)			PS 9 Financial Reporting of real Property and Related Assets
<i>Securities and Investment Board Regulations</i>		Securities and Investments Board Regulations in Respect of Authorised Property Unit Trusts (PSA 14)			
<i>Leasehold Reform, Housing, and Urban Development Act of 1993</i>		Valuation for Collective Enfranchisement			
		Purposes under Schedule 6 (as amended) of the Leasehold Reform, Housing and Urban Development Act of 1993 (GN 15)			
		Valuation for Grant of New Leases under Schedule 13 (as amended) of the Leasehold Reform, Household and Urban Development Act of 1993 (GN 16)			
<i>Leasehold Reform Act of 1967, as Amended</i>		Valuation for the Enfranchisement of Houses under the Leasehold Reform Act 1967, as amended (GN 19)			
<i>Valuations Exempt From US Federal Agencies Guidelines</i>			Performing Evaluations of Real Property Collateral to Conform with USPAP [ <i>i.e.</i> , <i>valuations for certain real-estate-related transactions exempt from the U.S. Federal Agencies Guidelines</i> ] (AO-1)		
<i>Fair Housing Laws</i>			Fair Housing Laws and Appraisal Report Content (AO-16)		
<i>Native Title</i>					Guidance Note 27 Native Title: The Valuation and Management of Land Subject to Native Title

Topic	IVS	RICS Red Book	USPAP	The Standards of the Appraisal Institute of Canada	Professional Practice of the Australian Property Institute
<i>Contaminated Land Legislation</i>					GN 15 Reporting on Contaminated Land (Appendix 6)
<i>Accommodation and Hotel Valuation Legislations</i>					GN 43 Accommodation Hotel Valuations
<b>Ancillary Real Estate Disciplines</b>					Guidance Note 6 Commercial Property Management Service - Appointment and Agreement Guidance Note 7 Preparing Property for Sale Guidance Note 22 Property Insurance Guidance Note 30 Property Development Management & Terms of Appointment1

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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Standard 4

Valuation Bases (Valuation Principles and Reporting  
Practice)

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Appendix 4 (European Code of Ethics)

Standard 3

Conditions of Engagement

(Professional Code)

Standard 2

The Qualified Valuer (European Accreditation, Mutual  
Recognition, Local Regulation and Licensing;  
Certification by TEGOVA; The Qualified Valuer—  
Definition, Competence, and Qualifications)

Appendix 2

Certification

Guidance Note 7

Business Valuations (Purposes of Valuation and the  
Professional Role of the Valuer; Professional  
Competence and Liabilities)

Guidance Note 8

Valuations of Intangible Assets (Competence and  
Professional Liability)

Standard 3

Conditions of Engagement

(Summary of what should be included in the conditions  
of engagement)

Standard 6

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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Valuations for the Purpose of Securing Loans and  
Mortgage-backed Securities on Properties/Real Estate  
(conditions of engagement)

Standard 1

Compliance Issues (International Standards; European  
Directives and National Law and Practice; Derogation  
from European Standards)

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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Guidance Note 3

Valuation of Plant & Machinery

(Fixed plant normally included in valuations of land and  
buildings; Regulatory measures; Specialist items)

Guidance Note 1

Special Factors Affecting Value

(Non-Process plant, machinery

and equipment valued with

buildings)

Guidance Note 2

Valuations of Special Properties (Process plant,  
machinery and equipment)

Guidance Note 8

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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Valuations of Intangible Assets (Principles of Intangible Asset Valuation; Special education, training, skills and experience; Classification of intangible assets; Goodwill; Intellectual property; Other identifiable intangible assets; Data gathering, documentation and information sources; Basis of valuation; Intangible asset valuation approaches; Income approach; Cost approach; Market approach; Reconciliation processes; Legal requirements; Competence and professional liability; Relationship to accounting standards; Reporting the final value)

Standard 6

Valuations for the Purpose of Securing Loans and Mortgage-backed Securities on Properties/Real Estate (Owner occupied properties)

Standard 6

Valuations for the Purpose of Securing Loans and Mortgage-backed Securities on Properties/Real Estate (Properties usually valued on the basis of their trading potential)

Guidance Note 2

Valuations of Special Properties (Business Valuations)

Guidance Note 7

Business Valuations (Purposes of valuation and the professional role of the valuer; Obtaining data, documentation and sources of information; Classification of assets: Principles of business valuation; Income Approach: DCF; cash flow calculation, sensitivity analysis; Capitalisation of income method; Asset-based [comparison method]; Concepts of the report; Professional competence and liabilities; Relationship to accounting standards) approach; Market Approach

Standard 6

Valuations for the Purpose of Securing Loans and Mortgage-backed Securities on Properties/Real Estate

(Investment Properties)

Guidance Note 4

Valuations of Assets for

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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Development

(Intensively managed)

Investments and development sites; Specialised technical and judgmental skills; Special assumptions; Methodology employed; Special value; The valuation of a portfolio)

Standard 6

Valuations for the Purpose of Securing Loans and Mortgage-backed Securities on Properties/Real Estate (Development Properties)

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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**European Valuation Standards/‘Guide Bleu’ of  
The European Group of Valuation  
Associations (TEGoVA)**

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Standard 6

Valuations for the Purpose of Securing Loans and  
Mortgage-backed Securities on Properties/Real Estate  
(Wasting Assets)

Guidance Note 2

Valuations of Special

Properties (Wasting Assets)

Guidance Note 11

Valuations for Joint Ventures and Limited Partnerships  
(Experience and general abilities of the valuer; Types of  
joint ventures; Proper authorization or registration)

Guidance Note 5

Valuations of Agricultural Properties

(Part 1 farmland, farms and estates; Part 2 perennial  
crops;

Part 1 includes the general nature of agricultural  
property; the distinction between categories of  
agricultural properties [bare farmland, equipped farms,  
agricultural estates, agricultural investment property],  
important physical characteristics and other valuation  
factors, tenure occupation and farming arrangements,  
relevant valuation methodology, likely sources of  
information, and determination of market value; Part 2  
includes an introduction, matters to be considered when  
valuing perennial crops, and approaches to the  
valuation of perennial crops)

Guidance Note 6

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Valuation of Historical Properties (Financial and cultural value of historic buildings; Recommendations for repair work or alterations; The subject of the valuation; Unique features of historical properties; Sources of data and information about historical properties; General rules for determining the historical property’s value; Determination of the market value of the historical property; The determination of the replacement value of historical properties)

Guidance Note 2

Valuations of Special Properties

(Types of property and their valuation methods; Business valuations; Wasting assets; Process plant, machinery and equipment; Public sector assets)

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Standard 4

Valuation Bases

(The purpose of valuation and uniform bases of valuation; [definition of] Market Value; Fair Value; Existing Use Value; Alternative Use Value; Depreciated Replacement Cost)

Market Value; Market Rental

Value, European Union

Standard 7

Estimates, forecasts and other appraisals (The Concept of Worth [or Value in Use]—Investment Value; Replacement Valuation; Value in Use; Forced Sale Value; Brick and Mortar Valuations; Forecasts; Retrospective Valuations; Valuation Reviews; Other Bases of Valuation)

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Standard 2

The Qualified Valuer (relations with the Client)

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Standard 3

Conditions of Engagement (Summary of what should be included in the conditions of engagement; Professional Code)

Appendix 5

Model Conditions of Engagement and Valuation Checklist

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Standard 2

The Qualified Valuer

(The Qualified Valuer's Relationship with the Auditor)

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Standard 5

Valuations for the purpose

of Financial Reporting (Background; Classification

of Assets; The Selection of Consistent Bases of Valuation; Definitions; Standard Apportionment between Land and Buildings; Disclosure Provisions; Methodology; Special Properties)

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Standard 6

Valuations for the Purpose of Securing Loans and  
Mortgage-backed Securities on Properties/Real Estate

(The importance of consistent valuation across the  
European Union; the valuation basis; Mortgage Lending  
Value; Special fiduciary responsibilities and obligations  
of a valuer; The independence of the valuer; Specialist  
knowledge; Forced sale value, alternative use value and  
forecasts of future value; Forced sale value, or  
liquidation value)

Standard 8

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Valuations for Investment—Insurance Companies, Property Unit Trusts, and Pension Funds, etc. (The European Council Directive on the annual and consolidated accounts of insurance undertakings; The European Union definition of Market Value; Categories of property; Reporting Practice; Transaction Costs; The Qualified Valuer; Departure Provisions; The Valuation Certificate; Methodology)

Guidance Note 4

Valuations of Assets for Development (Intensively managed investments and development sites; Special assumptions; The valuation of a portfolio)

Guidance Note 9

Valuations for real estate indices

Guidance Note 11

Valuations for Joint Ventures and Limited Partnerships (Experience and general abilities of the valuer; Types of joint ventures; Proper authorization or registration)

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Standard 7

Estimates, forecasts and other  
appraisals

(Valuation Reviews)

Appendix 3

Reviewing Valuations

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Guidance Note 10

Cross-Border Valuations (Certification of Valuers;  
Carrying out valuations in  
countries other than the valuer's own country, including  
the necessary suitable experience or competence  
required and the valuation report)

Appendix 2

Certification

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Standard 7

Estimates, forecasts and other appraisals  
(Forecasts; Retrospective Valuations)

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Guidance Note 4

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Valuations of Assets for

Development

(Intensively managed investments and development

sites; Specialised technical and judgmental skills;  
Special

assumptions; Methodology

employed; Special value; The

valuation of a portfolio)

Standard 6

Valuations for the Purpose of Securing Loans and  
Mortgage-

backed Securities on Properties/

Real Estate

(Development Properties)

Guidance Note 1

Special Factors affecting value

(Buildings in the course of

development-work in progress)

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Appendix 1

Valuation Methodology

Standard 5

Valuation for the Purpose of Financial Reporting

(Methodology)

Standard 8

Valuations for Investment

(Methodology)

Guidance Note 4

Valuations of Assets for Development

(Methodology employed)

Guidance Note 7

Business Valuations (Obtaining data, documentation  
and sources of Information; Classification of assets:  
Principles of business

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valuation; Income Approach: DCF; cash flow calculation,

sensitivity analysis; Capitalisation of income method;  
Asset-based approach; Market Approach [comparison  
method]; Relationship to accounting standards)

Guidance Note 8

Valuations of Intangible Assets

(Classification of intangible

assets; Goodwill; Intellectual

property; Other identifiable

Intangible assets; Data gathering, documentation and

Information sources; Basis of

valuation; Intangible asset

valuation approaches; Income

approach; Cost approach;

Market approach; Reconciliation processes;  
Relationship to accounting standards)

Guidance Note 12

Apportionment between Land  
and Buildings (Depreciation;

The land element; Life of a

building or group of buildings;

Deduction from gross to net

replacement cost)

Appendix 6

European Code of Measuring

Practice

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**Standard 9**

Valuation Reporting (The form

of certificate used; The contents of the certificate)

**Standard 4**

Valuation Bases (Valuation principles and reporting  
practice)

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Appendix 5

Model Conditions of Engagement and Valuation  
Checklist

Guidance Note 7

Business Valuations

(Purposes of valuation and the professional role of the  
valuer; Concepts of the report; Professional competence  
and liabilities)

Standard 8

Valuations for Investment – Insurance Companies,  
Property Unit Trusts & Pension Funds

(Reporting Practice; The

Valuation Certificate)

Guidance Note 8

Valuations for Intangible Assets

(Reporting the final value)

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Guidance Note 1

Special Factors affecting value (Environmental factors  
—the impact of the presence of toxic and hazardous  
substances; Flow chart on contamination;

Damaged property)

Standard 6

Valuations for the Purpose of Securing Loans and  
Mortgage-backed Securities on Properties/Real Estate  
(The presence of hazardous substances)

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Guidance Note 13

Country-Specific Legislation

and Practice (Introduction; Republic of Belarus; Czech  
Republic; Finland; France; Germany; Greece; Poland;  
Russia; U.K.)

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