



IAAO
INTERNATIONAL ASSOCIATION
of **ASSESSING OFFICERS**
Valuing the World

Workshop 265 – Valuing Residential Properties with Renewable Energy Features

Workshop Description

This 1.5-day workshop is for assessment professionals looking to learn more about methods and considerations for assessing residences with renewable energy features. Workshop 265 exposes learners to important facets of the rapidly evolving renewable energy landscape and the consumer market for residential renewable equipment. Through discussions, exercises, and a four-part interactive case study, learners will apply their fundamental residential assessment skills in a renewable energy context.

Objectives

Workshop Objective

By the end of the workshop, learners will be able to demonstrate their understanding of relevant renewable energy concepts and apply approaches to valuing residential properties with renewable energy features.

On completion of Chapter 1, students will be able to:

- Define and recall key facts about renewable energy.
- List and describe different forms of renewable energy sources.
- List and describe different types of renewable energy facilities.
- Explain factors that influence consumers' decisions regarding the adoption of renewable energy.

On completion of Chapter 2, students will be able to:

- Explain different factors that influence the valuation of properties with renewable energy features, including physical and non-physical characteristics.
- Apply key steps in each of the three valuation approaches.

- Recognize the unique considerations involved with valuing properties containing renewable energy features.
- Identify additional tools assessors may use alongside or in place of the traditional valuation methods.

On completion of Chapter 3, students will be able to:

- Apply paired sales analysis to determine contributory value of solar panels throughout the case study jurisdiction.

Timetable

Topic	Time Requirement	Day Covered
Chapter 1		
Introduction & Class Orientation	50 Minutes	Day One AM
Renewable Energy Defined	15 Minutes	Day One AM
Activity 1-1 Countries Transitioning to Renewable Energy	20 Minutes	Day One AM
Seven Types of Renewable Energy Sources	25 Minutes	Day One AM
Energy Facilities	25 Minutes	Day One AM
Activity 1-2 Consumers Pros and Cons	20 Minutes	Day One AM
Consumer Pros and Cons	30 Minutes	Day One AM
Decommissioning Solar Panels	20 Minutes	Day One AM
Review	25 Minutes	Day One AM
Chapter 2		
Assessor's Responsibility	20 Minutes	Day One PM
Discovery and Listing	45 Minutes	Day One PM
Valuation – Cost Approach	35 Minutes	Day One PM
Exercise 2-1 Calculation Percent Good	20 Minutes	Day One PM
Valuation – Sales Comparison Approach	35 Minutes	Day One PM
Exercise 2-2 Market Conditions (Time) Analysis Using Paired Sales	20 Minutes	Day One PM
Exercise 2-3 Paired Sales for Property Components	20 Minutes	Day One PM
Valuation – Income Approach	35 Minutes	Day One PM

Topic	Time Requirement	Day Covered
Valuation Considerations for Energy Facilities	20 Minutes	Day One PM
Beyond the Three Valuation Approaches	45 Minutes	Day Two AM
Review	30 minutes	Day Two AM
Chapter 3		
Case Study	120 Minutes	Day Two AM
Workshop Review	45 Minutes	Day Two AM
Exam		