

ROUND TABLE – UNIQUE HOMES AND UNIQUE SITUATIONS

- 3 HOURS CONTINUING EDUCATION

TABLE 1 – LANDSLIDES & EARTHQUAKES – A REPORTING AND A VALUATION ISSUE: WHAT SHOULD WE BE TELLING OUR CLIENTS ABOUT WHAT HAPPENED & HOW DO WE WEIGH THE IMPACT OF THE “DISASTER” ON A HOME’S MARKETABILITY? IN OTHER WORDS WHAT ADJUSTMENTS MAKES SENSE & ARE SUPPORTABLE?

TABLE 2 – TINY HOMES – UNDERSTANDING WHAT MAKES A HOME “TINY”: HOW SHOULD WE DESCRIBE THEM? HOW DO WE RECOGNIZE THE VALUATION ISSUES CREATED BY THEIR SIZE? WHAT CONSTITUTES A COMP FOR A TINY HOME? ARE OTHER “TINY” HOMES THE ONLY POSSIBLE COMPARABLES?

TABLE 3 – FLOOD & FIRE – WHAT HAPPENED??? FLOODS AND FIRES ARE A RECURRING PROBLEM IN CALIFORNIA BECAUSE IT IS A “MEDITERRANEAN” CLIMATE. WE HAVE WET WINTERS AND DRY SUMMERS. WHAT SHOULD WE BE SAYING IN OUR REPORTS? HOW DO WE RECOGNIZE THE IMPACT OF RECURRING, CATASTROPHIC EVENTS? HOW DO WE VALUE PROPERTIES AFTER ONE OF THESE “REPEAT” DISASTERS?

EACH TABLE DISCUSSION IS 50 MINUTES – YOU WILL BE ABLE TO GO TO ALL TABLES – 5-10 MINUTE BRIEF INTRO AT START AND ROUND UP AT THE END