

RED 020: INTRODUCTION TO REAL ESTATE DEVELOPMENT

Originator

zbecker

Co-Contributor(s)**Name(s)**

Bitanga, Bert

Justification / Rationale

Add distance Education modality.

Effective Term

Fall 2020

Credit Status

Credit - Degree Applicable

Subject

RED - Real Estate Development

Course Number

020

Full Course Title

Introduction to Real Estate Development

Short Title

INTRO REAL EST DEV

Discipline**Disciplines List**

Real Estate

Modality

Face-to-Face

100% Online

Hybrid

Catalog Description

This course introduces the student to the real estate development process, providing an overview from the project idea to the cursory feasibility stage. Topics include evaluating development potential, analysis, land acquisition, site planning, design, and economic feasibility.

Schedule Description

This course introduces the student to the real estate development process, providing an overview from the project idea to the cursory feasibility stage. Advisory: RDG 061 & MATH 060

Lecture Units

3

Lecture Semester Hours

54

Lab Units

0

In-class Hours

54

Out-of-class Hours

108

Total Course Units

3

Total Semester Hours

162

Prerequisite Course(s)

Advisory: RDG 061 & MATH 060

Required Text and Other Instructional Materials**Resource Type**

Book

Author

Peiser, Richard B./ Frej, Anne B.

Title

Professional Real Estate Development: The ULI Guide to the Business

Edition

3

City

Washington, D.C.

Publisher

Urban Land Institute

Year

2012

College Level

Yes

Flesch-Kincaid Level

12.1

ISBN #

978-0874201635

For Text greater than five years old, list rationale:

This is the most recent edition and the material is still relevant.

Class Size Maximum

26

Entrance Skills

Apply the basic operations appropriately to solve application problems that involve their use.

Requisite Course Objectives

MATH 060-Compute using the four basic operations of addition, subtraction, multiplication, and division on the rational numbers in both fraction and decimal form.

MATH 060-Apply methods of conversion between percents, decimals, and fractions.

MATH 060-Recognize and convert between units of measurements in the American and metric systems.

MATH 060-Use unit measure appropriately in applications.

Entrance Skills

Use various reading strategies to prepare, read and comprehend expository text

Requisite Course Objectives

RDG 061-Use SQ3R /or SOAR along with outlining, note-taking, mapping summarizing and other strategies to prepare, read, comprehend expository text.

Entrance Skills

Read a variety of texts fluently.

Requisite Course Objectives

RDG 061-Read a variety of texts fluently.

Entrance Skills

Write organized summaries reactions that capture main idea and supporting details.

Requisite Course Objectives

RDG 061-Write organized summaries reactions that capture main idea and supporting details.

Entrance Skills

Understand multiple word meanings, uses synonyms.

Requisite Course Objectives

RDG 061-Understand multiple word meanings, uses synonyms

Course Content

- a. Overview of real estate developing
- b. Organizing for development
- c. Land development
- d. Multifamily residential development
- e. Office development
- f. Industrial development
- g. Retail development
- h. Trends and issues

Course Objectives

	Objectives
Objective 1	Discuss site selection
Objective 2	Explain stages of real estate development
Objective 3	Discuss the development team and the duties of each member
Objective 4	Discuss project feasibility
Objective 5	Discuss design and site planning
Objective 6	Discuss development financing and marketing
Objective 7	Explain development operations and management
Objective 8	Explain changing market factors
Objective 9	Identify current and possible trends
Objective 10	Discuss social responsibility

Student Learning Outcomes

Upon satisfactory completion of this course, students will be able to:

Outcome 1	Explain the stages of real estate development.
Outcome 2	Determine site selection based on market and financial feasibility.
Outcome 3	Analyze project Pro Forma for project feasibility.
Outcome 4	Explain development operations and management.

Methods of Instruction

Method	Please provide a description or examples of how each instructional method will be used in this course.
Participation	Class discussion and questions.
Lecture	Presentation of topics in context.
Discussion	Students participate in case studies relevant to the content of the course.
Technology-based instruction	Students evaluate real-life studies of real estate opportunities.
Other (Specify)	Guest lectures

Methods of Evaluation

Method	Please provide a description or examples of how each evaluation method will be used in this course.	Type of Assignment
Written homework	Written analysis of case studies.	Out of Class Only
Student participation/contribution	Participation during in-class exercises	In Class Only
Mid-term and final evaluations	Comprehensive examinations covering the material presented in class.	In and Out of Class
Group activity participation/observation	Students observe real-life real estate situations and discuss the advantages, disadvantages and opportunities.	In and Out of Class
Self-paced testing	Students complete textbook readings and assignments.	Out of Class Only
Reading reports	Students submit written analysis of current event articles.	In and Out of Class

Assignments

Other In-class Assignments

1. Individual projects
2. Proforma
3. Current events discussion.
4. Small group projects to analyze real-life situations relevant to the course content.

Other Out-of-class Assignments

1. Textbook reading
2. Review questions
3. Vocabulary terms
4. Short response papers

Grade Methods

Letter Grade Only

Distance Education Checklist

Include the percentage of online and on-campus instruction you anticipate.

Instructional Materials and Resources

Effective Student/Faculty Contact

Which of the following methods of regular, timely, and effective student/faculty contact will be used in this course?

Within Course Management System:

Timely feedback and return of student work as specified in the syllabus
Discussion forums with substantive instructor participation
Regular virtual office hours
Online quizzes and examinations
Weekly announcements

External to Course Management System:

Direct e-mail
Listserves

Briefly discuss how the selected strategies above will be used to maintain Regular Effective Contact in the course.

Timely feedback and return of students work as described in the syllabus.
Discussion forums with substantive instructor participation.
Regular virtual office hours.
Online quizzes and examinations.
Weekly announcements.

If interacting with students outside the LMS, explain how additional interactions with students outside the LMS will enhance student learning.

Direct e-mail to ensure students are aware of assignments and grades.

Other Information

MIS Course Data

CIP Code

52.1501 - Real Estate.

TOP Code

051100 - Real Estate

SAM Code

C - Clearly Occupational

Basic Skills Status

Not Basic Skills

Prior College Level

Not applicable

Cooperative Work Experience

Not a Coop Course

Course Classification Status

Credit Course

Approved Special Class

Not special class

Noncredit Category

Not Applicable, Credit Course

Funding Agency Category

Not Applicable

Program Status

Program Applicable

Transfer Status

Transferable to CSU only

General Education Status

Not applicable

Support Course Status

Course is not a support course

Allow Audit

No

Repeatability

No

Materials Fee

No

Additional Fees?

No

Approvals**Curriculum Committee Approval Date**

3/3/2020

Academic Senate Approval Date

3/12/2020

Board of Trustees Approval Date

5/15/2020

Course Control Number

CCC000513234

Programs referencing this course

Real Estate Development Certificate of Achievement (<http://catalog.collegeofthedesert.eduundefined?key=102/>)

Real Estate Development Certificate of Achievement (<http://catalog.collegeofthedesert.eduundefined?key=103/>)