

FIN 145: REAL ESTATE DEVELOPMENT AND LAND USE

In Workflow

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Approval Path

1. Thu, 14 Nov 2019 21:30:23 GMT
Marty Wilson (mcwilson): Rollback to Initiator
2. Wed, 01 Apr 2020 19:31:15 GMT
Jai Joon Lee (jlee): Approved for CBA College Committee Chair
3. Fri, 05 Jun 2020 02:08:45 GMT
Andrey Mikhailitchenko (mikhaili): Approved for CBA Dean

New Course Proposal

Date Submitted: Thu, 27 Feb 2020 21:13:36 GMT

Viewing: FIN 145 : Real Estate Development and Land Use

Last edit: Thu, 27 Feb 2020 21:13:35 GMT

Changes proposed by: Hao Lin (102088972)

Contact(s):

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Catalog Title:

Real Estate Development and Land Use

Class Schedule Title:

Real Estate Dev. and Land Use

Academic Group: (College)

CBA - Business Administration

Academic Organization: (Department)

Business Administration

Will this course be offered through the College of Continuing Education (CCE)?

No

Catalog Year Effective:

Fall 2020 (2020/2021 Catalog)

Subject Area: (prefix)

FIN - Finance

Catalog Number: (course number)

145

Course ID: (For administrative use only.)

TBD

Units:

3

In what term(s) will this course typically be offered?

Fall, Spring

Does this course require a room for its final exam?

Yes, final exam requires a room

Does this course replace an existing experimental course?

No

This course complies with the credit hour policy:

Yes

Justification for course proposal:

The need for this course was identified in formal and informal discussions with real estate industry leaders in the Sacramento region. Following the housing and financial crisis of 2008, fewer young people chose real estate as a career or studied real estate in college. In addition, professionals in many areas of real estate left the profession entirely. As a result, large majorities of many real estate professional organizations are nearing retirement age. These organizations are in dire need of a new generation of college graduates with quality real estate education.

Understanding the process of real estate development and the federal and state laws that regulate development is an important part of a well-rounded real estate education.

In discussion with the College faculty many industry professionals suggested that the College should offer a course in real estate development, as well as a course in land use regulations. However, due to resource and credit-hour constraints, we are proposing creating one course that covers both development and land use regulations.

Course Description: (Not to exceed 80 words and language should conform to catalog copy.)

Process of real estate development and the federal and state laws that regulate development. Topics may include creating industrial real estate, office space, shopping centers, and hotel/recreation facilities, strategy, market and feasibility analysis; site planning/design; capital cost analysis; construction; financial structuring; federal and state laws that regulate environment impact; land use and real estate development. Emphasis on case studies and a project analysis.

Are one or more field trips required with this course?

No

Fee Course?

No

Is this course designated as Service Learning?

No

Does this course require safety training?

No

Does this course require personal protective equipment (PPE)?

No

Does this course have prerequisites?

Yes

Prerequisite:

FIN 19 or FIN 101; must be BSBA major or RELU minor

Prerequisites Enforced at Registration?

Yes

Does this course have corequisites?

No

Graded:

Letter

Approval required for enrollment?

No Approval Required

Course Component(s) and Classification(s):

Lecture

Lecture Classification

CS#02 - Lecture/Discussion (K-factor=1 WTU per unit)

Lecture Units

3

Is this a paired course?

No

Is this course crosslisted?

No

Can this course be repeated for credit?

No

Can the course be taken for credit more than once during the same term?

No

Description of the Expected Learning Outcomes: Describe outcomes using the following format: 'Students will be able to: 1), 2), etc.'

Students will be able to:

- 1) Explain and apply the key components of a commercial real estate development analysis.
- 2) Describe the role of the developer in the development process as a catalyst, capital source and risk mitigating agent.
- 3) Appraise the risk/reward trade-offs and the gamut of risk mitigation techniques in Real Estate development.
- 4) Demonstrate the effective oral and written communication protocols, skills and techniques necessary for real estate deal-making and project assessment.
- 5) Create a preliminary site design for new construction, allowing for zoning limits, setbacks, storm water, open space, parking and circulation.

Attach a list of the required/recommended course readings and activities:

FIN 145 sample syllabus.docx

Assessment Strategies: A description of the assessment strategies (e.g., portfolios, examinations, performances, pre-and post-tests, conferences with students, student papers) which will be used by the instructor to determine the extent to which students have achieved the learning outcomes noted above.

Assessment strategies will include activities such as case studies and analysis of a local development opportunity

For whom is this course being developed?

Majors in the Dept
 Minors in the Dept

Is this course required in a degree program (major, minor, graduate degree, certificate?)

No

Does the proposed change or addition cause a significant increase in the use of College or University resources (lab room, computer)?

No

Will there be any departments affected by this proposed course?

No

I/we as the author(s) of this course proposal agree to provide a new or updated accessibility checklist to the Dean's office prior to the semester when this course is taught utilizing the changes proposed here.

I/we agree

University Learning Goals**Undergraduate Learning Goals:**

Competence in the disciplines
 Knowledge of human cultures and the physical and natural world
 Intellectual and practical skills

Is this course required as part of a teaching credential program, a single subject, or multiple subject waiver program (e.g., Liberal Studies, Biology) or other school personnel preparation program (e.g., School of Nursing)?

No

GE Course and GE Goal(s)

Is this a General Education (GE) course or is it being considered for GE?

No

Reviewer Comments:

Marty Wilson (mcwilson) (Thu, 14 Nov 2019 21:30:23 GMT):Rollback: editing

Key: 14160