

What? Another AVD already?

The 25th annual conference examining current issues facing the modern rating practitioner

THE 2019 CONFERENCE OF THE RATING DIPLOMA HOLDERS' SECTION OF THE ROYAL INSTITUTION OF CHARTERED SURVEYORS

Thursday 19th SEPTEMBER 2019

9.00 Registration and refreshments (hot bacon, sausage or egg rolls)

9.30 Introduction

John Webber BSc FRICS Dip Rating, Chairman RICS Rating Diploma Holders' Section

9.35 Non-domestic Rating – the latest context

John Webber BSc FRICS Dip. Rating, Colliers International; Tony Masella MRICS, MCIQB, FIRR, Chief Executive, Valuation Tribunal Service; Helen Zammit-Willson MRICS Dip. Rating IRRV (Hons), Director National Valuation Unit, VOA

- CCA – further improvements
- Revaluation 2021
- Group Pre-challenge Reviews – report
- Appeals – the first cases
- The Valuation Tribunal for England

10.50 Question and answer session

11.00 Networking refreshments

11.20 The Principle of Reality

Josh Myerson MRICS Dip. Rating, Vice-President Rating Surveyors' Association, Montagu Evans;
Wayne Cox MRICS Dip. Rating, Head of Leisure and Licensed, VOA

- Telereal Trillium
- Merlin Entertainments
- Wigan Athletic

12.05 Practical issues for the jobbing valuer

15 minutes on selected topics:

The Challenges of Revaluations at Different Dates– Guy Richardson BSc FRICS Dip. Rating ACMI, Colliers International

- **Tenants' Improvements?** Chris Royle MRICS Dip. Rating, VOA
- **"Is the rent the Cat B rent or Cat A rent or something else?"** Alex Stevens FRICS, Avison Young

12.50 Lunch – two courses in the first floor restaurant

2.00 The challenges of Analysing Evidence for the 2021 Revaluation

Stuart Hicks FRICS Dip Rating IRRV (Hons), Dunlop Heywood; Allen Evans BSc MRICS Dip Rating ACI Arb IRRV (Hons), Gilbert Evans; Emma Mackenzie, New River

- Market update as at AVD – retail, offices, industrial
- The impact of lease terms on rents – Break clauses, hypothetical lease terms, rent reviews and lease renewals
- The retail revolution. Real world perspectives structural change and the impact on value.
- Market realities and the 'correct' analysis conundrum.
- Company Voluntary Arrangements – Landlords under pressure – Are CVA's good evidence?
- Where does fitting out fit in?
- An examination of the evidence used for Rating – particularly at Revaluation

3.00 CCA FAQs

Alison Gidman MRICS, Valuation Office Agency

- Practical issues raised about 'Check, Challenge and Appeal' procedures

3.30 Networking Refreshments

3.50 Recent Cases on Rating

Duncan McLaren MRICS Dip. Rating, Technical Adviser, Valuation Office Agency

The traditional and rather popular forensic examination of recent Supreme Court, Court of Appeal, Upper Tribunal (Lands Chamber), valuation tribunal and Scottish cases from a valuer's perspective. Including:

- Alam v. Stoyles (VO) 2018
- Cemex UK Operations Ltd. v. O'Dwyer (VO) 2019
- Go Outdoors v. Lacey (VO) 2019

5.00 Conference Close

The Diploma – the Gold Standard of the Rating Surveyor

The RICS Rating Diploma qualification has been offered by the RICS since 1919 and indicates a rating surveyor who has studied the discipline to a very high level.

The Study Course provides an in-depth examination of rating valuation practice equipping the rating surveyor with a full understanding of this specialised discipline. Achieving the Diploma indicates a surveyor who does not merely undertake rating valuations but has the in-depth knowledge of the expert.

Recent candidates were asked whether they would recommend the course:

[m][purple]“Yes, I am very pleased and learnt a lot, I would recommend the course.”[/m][purple]

“I am very pleased I undertook this course as it undoubtedly has made me more confident and knowledgeable in rating matters. I have recommended it to others although I accept private practice continues to falsely believe this is more for Assessors/VOA staff.”

“I am delighted to have undertaken the course. The benefits to me in terms of how I approach any task in the workplace are obvious.”

“I would strongly recommend the course to anyone interested in bettering their professional skill set.”

“Absolutely, it was a considerable challenge but have no hesitation on recommending the course to others.”

“Yes, as it has helped me in my role. I would recommend it to others with caution as it is a massive commitment. It impacts on your family life and you need the support of family members.”

Enquiries about the study course to: [b]Helen Zammit-Willson, Hon. Secretary, RICS Rating Diploma Holders’ Section - helen.zammitwillson@voa.gsi.gov.uk[/b]

Applications required by the end of June for a September start.