

**Report to the 34th General Assembly
FIG Congress in Marrakech, Morocco 2011**

FIG Commission 9 – Valuation and the Management of Real Estate

End of Term Report 2007-2010

1. General

2007

In 2007 Commission 9's activities concentrated on FIG conferences in Hong Kong on 13-17 May and Costa Rica on 12-15 November, and in the Helsinki seminar on 6-8 September. In addition, the 5 Working Groups of the Commission have been working with their topics through out the year.

In Hong Kong the Commission held the commission meeting and all working groups had their own meetings, WG 9.2 even three meetings/dialogues. In addition there were several of presentations concerning valuation and real estate management in seven sessions. In Costa Rica the activities of Commission 9 were modest.

2008

In 2008 Commission 9's activities concentrated on FIG conference in Stockholm on 14-19 June, and on a joint seminar on Appraisal and Property Protection in Beijing on 18-19 October. In addition, the Working Groups of the Commission have been working with their topics through out the year.

In Stockholm the Commission held the commission meeting and all working groups had their own meetings, WG 9.2 even a special event. In addition there were several of presentations concerning valuation and real estate management in seven sessions. In Beijing the participation was very active. Commission 9 had also a meeting with China Institute of Real Estate Appraisers and Agents (CIREA).

2009

In 2009 Commission 9's activities concentrated on the FIG Working Week in Eilat on 3-8 May and FIG Regional Conference in Hanoi on 19-22 October. In Eilat the Commission had its annual meeting and the active Working Groups held their planning sessions. In addition, several presentations on the commission topics were presented in the seven technical sessions. In Hanoi, Commission 9 had three technical sessions and a round table on Compulsory Purchase and Compensation. In both conferences the participation in technical sessions was very active.

2010

In 2010 Commission 9's activities concentrated on the FIG Conference in Sydney, Australia, 11-16 April 2010.

In Sydney the Commission had its annual meeting and the active Working Groups held their planning sessions. In addition, several presentations on the commission topics were presented in eight technical sessions. Participation in technical sessions and sessions was very active. As a conclusion of the past period 2006-2011 can be said that the activities and participation have been very active and successful.

2. Working Groups

WG 9.1 – Compulsory Purchase and Compensations in Land Acquisition and Takings

Chair: Kauko Viitanen, Finland

Co-chairs: Thomas Kalbro, Sweden, Henning Elmstroem, Denmark and Paul Munro-Faure, FAO

WG 9.1's activities became concrete in the seminar on Compulsory Purchase and Compensation in Land Acquisition and Takings held in Helsinki in September 2007. The seminar was organised in conjunction to the Baltic Valuation Conference and in co-operation with FIG Commissions 7 and 8, FAO's Land Tenure Service, World Bank, Finnish Association for Real Estate Valuation, Finnish Association of Surveyors, Ministry of Agriculture and Forest in Finland, National Land Survey in Finland, Nordic Journal of Surveying and Real Estate Research, and Helsinki University of Technology/Department of Surveying. The Helsinki seminar was a valuable experience for Commission 9 also in scientific sense, as the authors of conference papers were also offered the possibility to participate in a peer review process. Altogether there were about 120 very active participants from 35 countries with more than 40 very interesting presentations. Of all papers, 21 went through the peer review process and in addition three will be reviewed in the connection of the FAO Land Journal. The presentation slides have been published on the seminar website <http://www.tkk.fi/Yksikot/Kiinteisto/FIG/index.htm> A part of the review papers will be published in the first issue of 2008 of the FAO Land Journal "*Land Reform, Land Settlement and Cooperatives*" themed on Compulsory Purchase and Compensation. The second part of the papers will be published in the special edition of the "*Nordic Journal of Surveying and Real Estate Research*" and the rest in the seminar book published in the research series of the Department of Surveying at the Helsinki.

In June 2008 WG 9.1 held a meeting in Stockholm in connection of FIG WW. There were about 10 participants and the discussion of continuing the work was very lively. In the WW there were also a few presentations concerning the subject of the WG. In October 2008 Commission 9 organised a joint seminar in Beijing. Also there were a few presentations dealing with the compulsory purchase and compensation and a lively discussion how to continue the work of the WG.

WG 9.1 continued its work with the recommendations on Compulsory Purchase and Compensations. The recommendations were published as the FIG Publication No. 54

[Compulsory Purchase and Compensation - Recommendations for Good Practice](#). FIG Policy Statement, 2010.

In addition, the guidelines for land acquisition in developing countries based on presentations in Hanoi Conference 2009 was launched in Sydney as a FIG Publication No. 51 [Hanoi Declaration: Land Acquisition in Emerging Economies](#). FIG Policy Statement, 2010

WG 9.2 – Improving Slum Conditions through Innovative Financing

Chair: Bengt Kjellson, Sweden

Co-Chair: Ann Jennervik, Sweden

The focus for the WG has been the FIG Working Week 2008 in Stockholm. During the WW the special event, in co-operation with UN-HABITAT, on *Improving Slum Conditions through Innovative Financing* was held. The seminar was very well attended and very successful. An important part of the event was the inclusion of dialogues as a way to stimulate discussion and exchanges of experiences across professional disciplines. In addition to a number of plenary sessions and presentations on the subject matter, a total of eight dialogues were held. This produced valuable outcome which has been documented jointly by FIG and UN-HABITAT. A report has been published (FIG Publication No.44), and the outcome of the seminar was presented during the Fourth World Urban Forum, in Nanjing, China in November 2008.

The WG has published its report as FIG Publication No. 44 [Improving Slum Conditions through Innovative Financing. FIG/UN-HABITAT Seminar, Stockholm, Sweden, 16–17 June 2008. Summary Report](#). FIG Report, 2008, and the outcome of the Stockholm seminar was presented during the fourth World Urban Forum, in China in November 2008. Summary and conclusions of the activity were presented in Sydney 2010.

WG 9.3 – Diagnostic Tools and Prescriptive Practices for the Valuation Profession

Chair: Steven Nystrom, USA

WG 9.3 was preparing a diagnostic tool for analyzing the practices of the valuation profession in different countries, being in the phase of acquainting oneself with the existing systems around the world and selecting case countries. The tool was presented in Sydney 2010.

WG 9.4 – Review of Valuation Methods and Standards Worldwide

Chair: David Smejkal, Czech Republic

WG 9.4 is collecting valuation report examples from different countries to prepare the review of valuation methods and standards.

WG 9.5 – GIS-analyses in Real Estate Market Analyses and Valuation

Chair: Dieter Kertscher, Germany

Co-chair: Steven Nystrom, USA

WG 9.5 was focusing in identifying the effects and possibilities of digitalization for of the profession in real estate markets. The results were presented in Sydney.

3. Cooperation

3.1 Cooperation with Other Commissions

There has been cooperation with Commissions 7 and 8 on WG 9.1. WG 9.2 is part of the FIG Task Force Developing Global Land Tools for Pro Poor Land Management, and it has been in co-operation with Commissions 3, 7, 8 and 10. WG 9.5 is a joint Working Group with Commission 3.

3.2 Cooperation with Sister Organisations

The contact person of Commission 9 for IVSC has been Brian Waldy, United Kingdom.

3.2 Cooperation with United Nations

WG 9.1 has continued the co-operation with UN FAO.

Prof. Kauko Viitanen
Chair, FIG Commission 9, 2007-2010

February 2011