

Liverpool John Moores University

Title: THE DEVELOPMENT PROCESS
Status: Definitive
Code: **7025BEPG** (102546)
Version Start Date: 01-08-2016

Owning School/Faculty: Built Environment
Teaching School/Faculty: Built Environment

Team	Leader
Michael Riley	Y

Academic Level: FHEQ7 **Credit Value:** 20 **Total Delivered Hours:** 51
Total Learning Hours: 200 **Private Study:** 149

Delivery Options

Course typically offered: Standard Year Long

Component	Contact Hours
Lecture	40
Seminar	8

Grading Basis: 40 %

Assessment Details

Category	Short Description	Description	Weighting (%)	Exam Duration
Exam	AS1	closed book	50	3
Report	AS2	professional essay/presentation	50	

Aims

To introduce the student to the philosophy and concept of the property development process in the built environment.

To critically examine the concept of changing or intensifying land use as a commercial investment.

To identify the essential financial and legal requirements and key property assumptions necessary to complete a successful development project.

Learning Outcomes

After completing the module the student should be able to:

- 1 Interpret and appraise the main economic principles underlying the process of property development.
- 2 Distinguish and critically debate the key stage of the development process and demonstrate an awareness of how these stages overlap and interact with each other.
- 3 Systematically evaluate the legal, financial and planning issues that constrain development activity whilst formulating a strategy designed to produce a competitive and successful development project within the confines of the key variables.

Learning Outcomes of Assessments

The assessment item list is assessed via the learning outcomes listed:

EXAM	1	2
REPORT	3	

Outline Syllabus

The Development Process.
Economic Framework.
Development Players
Constraints and key variables.
Evaluation of the Development Project
Market Research
Financial Appraisal and Risk.
Land Assembly and Acquisition
Funding and finance.
Development and legislation.
Planning and the environment.
Regeneration.
Procurement and contracts
Design and Construction.
Marketing/Letting and Disposal.

Learning Activities

Lectures, seminars and presentations.

Notes

The module is designed to take the student through the practice and theory of the property development process. It provides a systematic understanding of land use planning in the commercial property market with the application of strategy and research to make informed decisions for the successful completion of a development project.