

ARBE3304: Development Economics and Facilities Management

Singapore BCA, Callaghan and Online
Semester 1 - 2024



THE UNIVERSITY OF
NEWCASTLE
AUSTRALIA

OVERVIEW

Course Description	This course develops the students understanding of development economics and facilities management through a case study of a commercial property project. It investigates the theory and practice of facilities management including elements of operational and strategic facilities management. It explore development economics through examination of site analysis, market research, property finance and methods of investment appraisal, and develops the students ability to prepare a feasibility study report to evaluate property investment performance.
Academic Progress Requirements	Nil
Requisites	This course replaces ARBE2300. If you have successfully completed ARBE2300 you cannot enrol in this course.
Contact Hours	Singapore BCA Lectorial Online 3 hour(s) per week(s) for 13 week(s) starting Week 1 Online students will receive equivalent instruction through online or other distance education strategies. Callaghan Lectorial Face to Face On Campus 3 hour(s) per week(s) for 13 week(s) starting Week 1 Online Lectorial Online 3 hour(s) per week(s) for 13 week(s) starting Week 1 Online students will receive equivalent instruction through online or other distance education strategies.
Unit Weighting Workload	10 Students are required to spend on average 120-140 hours of effort (contact and non-contact) including assessments per 10 unit course.

COURSE OUTLINE

CONTACTS

Course Coordinator **Singapore BCA, Callaghan and Online**
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SYLLABUS

Course Content

- Introduction to the process of feasibility study
- Site analysis and market research
- Operational facilities management
- Strategic facilities management and life-cycle costing analysis
- Valuation of property
- Property finance and tax implication/capital allowances
- Time value of money
- Present and future value calculation
- Methods of investment appraisal
- Discounted cash flow analysis
- Risk analysis in discounted cash flow
- Review of discounted cash flow analysis and process of feasibility study

Course Learning Outcomes **On successful completion of this course, students will be able to:**

1. Understand the operation of facilities management
2. Conduct life-cycle costing analysis for strategic facilities management
3. Identify sources of property finance
4. Understand taxation implications and capital allowances in the property development process
5. Apply methods of investment appraisal
6. Prepare a feasibility analysis for a commercial facility

Course Materials **Recommended Text:**

- Rowland, P. (2010), Australian Property Investment and Financing, Sydney.
- Sayce, S. et al. (2006), Real Estate Appraisal: From Value to Worth, Oxford: Blackwell

SCHEDULE

Week	Week Begins	Topic	Learning Activity	Assessment Due
1	26 Feb	Introduction to the course, and facilities management	Review assessment documents	
2	4 Mar	Strategic facilities management	Critically review strategic aspects of a given facilities management plan	
3	11 Mar	Operational facilities management	Critically review operational aspects of a given facilities management plan	
4	18 Mar	Introduction to feasibility study and market research	Assessment 1 Q&A	
5	25 Mar	Site analysis and Introduction to Assessment 3	Conduct market research and site analysis for a given project	Assessment 1 Facilities management principles report (30%) 29 March 2024, 11.59pm
6	1 Apr	Property valuation	Exercise on property valuation	
7	8 Apr	Time value of money	Calculations on time value of money	
Mid-Semester Recess				
Mid-Semester Recess				
8	29 Apr	Investment appraisal	Calculations on investment appraisal	
9	6 May	Discounted cashflow, Property finance and taxation	Exercise on discounted cashflow, property finance and taxation	Assessment 2 Online quiz (20%) 12 May 2024 11.59pm
10	13 May	Risk analysis	Exercise on risk analysis	
11	20 May	Course summary	Workshop on Assessment 3	
12	27 May	Q&A session		
13	3 Jun	Q&A session		Assessment 3 Feasibility report (50%) 2 June 2024, 11.59pm
Examination Period				
Examination Period				

ASSESSMENTS

This course has 3 assessments. Each assessment is described in more detail in the sections below.

	Assessment Name	Due Date	Involvement	Weighting	Learning Outcomes
1	Operational and strategic facilities management plan	29 March 2024, 11.59pm	Individual	30%	1, 2
2	Online quiz - Investment Evaluation	Between 2 May 2024 and 12 May 2024, 11.59pm	Individual	20%	5
3	Feasibility Study Report	2 June 2024, 11.59pm	Individual	50%	3, 4, 5, 6

Late Submissions

The mark for an assessment item submitted after the designated time on the due date, without an approved extension of time, will be reduced by 10% of the possible maximum mark for that assessment item for each day or part day that the assessment item is late. Note: this applies equally to week and weekend days.

Assessment 1 - Operational and strategic facilities management plan

Assessment Type	Proposal / Plan
Description	Written report on facilities management principles. Refer to the "ARBE3304_Assessment 1 brief_S1 2024" document on Canvas
Weighting	30%
Due Date	29 March 2024, 11.59pm
Submission Method	Online In the "Assessment" area on Canvas
Assessment Criteria	Refer to the "ARBE3304_Assessment 1 brief_S1 2024" document on Canvas
Return Method	Not Returned
Feedback Provided	Online

Assessment 2 - Online quiz - Investment Evaluation

Assessment Type	Quiz
Description	The quiz will consist of multiple-choice questions to be completed in a set time. The quiz will be conducted online through Canvas. The quiz will be available for 11 days, and students will be able to access the quiz any time within the available period. Students are required to complete the quiz within the specified time in one sitting.
Weighting	20%
Due Date	Between 2 May 2024 and 12 May 2024, 11.59pm
Submission Method	Online Access to the quiz will be in the "Assessment" area on Canvas
Assessment Criteria	Multiple choice questions
Return Method	Not Returned
Feedback Provided	Online

Assessment 3 - Feasibility Study Report

Assessment Type	Report
Description	Feasibility study report submitted as a written document. Refer to the "ARBE3304_Assessment 3 brief_S1 2024" document on Canvas
Weighting	50%
Due Date	2 June 2024, 11.59pm
Submission Method	Online In the "Assessment" area on Canvas
Assessment Criteria	Refer to the "ARBE3304_Assessment 3 brief_S1 2024" document on Canvas
Return Method	Not Returned
Feedback Provided	Online

ADDITIONAL INFORMATION

Grading Scheme

This course is graded as follows:

Range of Marks	Grade	Description
85-100	High Distinction (HD)	Outstanding standard indicating comprehensive knowledge and understanding of the relevant materials; demonstration of an outstanding level of academic achievement; mastery of skills*; and achievement of all assessment objectives.
75-84	Distinction (D)	Excellent standard indicating a very high level of knowledge and understanding of the relevant materials; demonstration of a very high level of academic ability; sound development of skills*; and achievement of all assessment objectives.
65-74	Credit (C)	Good standard indicating a high level of knowledge and understanding of the relevant materials; demonstration of a high level of academic achievement; reasonable development of skills*; and achievement of all learning outcomes.
50-64	Pass (P)	Satisfactory standard indicating an adequate knowledge and understanding of the relevant materials; demonstration of an adequate level of academic achievement; satisfactory development of skills*; and achievement of all learning outcomes.
0-49	Fail (FF)	Failure to satisfactorily achieve learning outcomes. If all compulsory course components are not completed the mark will be zero. A fail grade may also be awarded following disciplinary action.

*Skills are those identified for the purposes of assessment task(s).

Communication Methods

Communication methods used in this course include:

- Canvas Course Site: Students will receive communications via the posting of content or announcements on the Canvas course site.
- Email: Students will receive communications via their student email account.

Course Evaluation

Each year feedback is sought from students and other stakeholders about the courses offered in the University for the purposes of identifying areas of excellence and potential improvement.

Oral Interviews (Vivas)

As part of the evaluation process of any assessment item in this course an oral examination (viva) may be conducted. The purpose of the oral examination is to verify the authorship of the material submitted in response to the assessment task. The oral examination will be conducted in accordance with the principles set out in the [Oral Examination \(viva\) Procedure](#). In cases where the oral examination reveals the assessment item may not be the student's own work the case will be dealt with under the [Student Conduct Rule](#).

Academic Misconduct

All students are required to meet the academic integrity standards of the University. These standards reinforce the importance of integrity and honesty in an academic environment. Academic Integrity policies apply to all students of the University in all modes of study and in all locations. For the Student Academic Integrity Policy, refer to <https://policies.newcastle.edu.au/document/view-current.php?id=35>.

Adverse Circumstances

The University acknowledges the right of students to seek consideration for the impact of allowable adverse circumstances that may affect their performance in assessment item(s). Applications for special consideration due to adverse circumstances will be made using the online Adverse Circumstances system where:

1. the assessment item is a major assessment item; or
2. the assessment item is a minor assessment item and the Course Co-ordinator has specified in the Course Outline that students may apply the online Adverse Circumstances system;
3. you are requesting a change of placement; or
4. the course has a compulsory attendance requirement.

Before applying you must refer to the Adverse Circumstance Affecting Assessment Items Procedure available at:

<https://policies.newcastle.edu.au/document/view-current.php?id=236>

**Important Policy
Information**

The Help button in the Canvas Navigation menu contains helpful information for using the Learning Management System. Students should familiarise themselves with the policies and procedures at <https://www.newcastle.edu.au/current-students/respect-at-uni/policies-and-procedures> that support a safe and respectful environment at the University.

This course outline was approved by the Head of School. No alteration of this course outline is permitted without Head of School approval. If a change is approved, students will be notified and an amended course outline will be provided in the same manner as the original.

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