

# FHWA Right-of-Way Workshop: “Appraisal/Appraisal Review Requirements on Federal-aid Highway Projects

## AGENDA

- 8:00 a.m. Registration and Continental Breakfast
- 8:30 a.m. Introduction
- 8:40 a.m. Overview of course objectives and content
- 9:00 a.m. Historical context of the payment of “Just Compensation”;
- 9:30 a.m. The use of appraisal reports in Federal or Federal-aid projects; “Fair Market Value” vs. “Just Compensation”; other key terms defined
- 10:00 a.m. **BREAK**
- 10:15 a.m. Role of the real property appraiser in Federal or Federal-aid projects
- 11:15 a.m. Federal/Federal-Aid appraisal requirements – specific situations and issues
- 11:35 a.m. “Real World” Appraisal issues and problems in highway projects
- 12:00 p.m. **LUNCH BREAK**
- 1:00 p.m. Uniform Act (UA) and Uniform Standards of Professional Appraisal Practice (USPAP)
- 1:20 p.m. Scope of Work Issues – UA and USPAP
- 1:50 p.m. Waiver Valuations – What are they? When and how to use them? What can go wrong?
- 2:10 p.m. Case studies – Appraisals vs. Waiver Valuations
- 2:25 p.m. **BREAK**
- 2:40 p.m. The critical role(s) of the appraisal reviewer in Federal/Federal-aid projects
- 3:00 p.m. Federal-Aid appraisal review requirements
- 3:25 p.m. “Real World” issues in performing appraisal review assignments for highway Projects
- 3:40 p.m. Review course content and open discussion
- 4:00 p.m. **ADJOURN**

**Description** – This one day course provides all agencies with a working knowledge of Federal requirements and procedures for the appraisal and appraisal review of real property needed for Federally-assisted transportation projects. The course focuses on applying the Uniform Act and related Federal Regulations to specific appraisal situations and issues.

- Objectives:** The participants will be able to:
- (1). Explain how and why the appraisal is used as the basis for just compensation;
  - (2). Describe the role of the appraiser in the land acquisition process;
  - (3). Determine the appropriate valuation process for ROW acquisition;
  - (4). Apply Federal-Aid appraisal requirements to specific situations and issues;
  - (5). Apply appraisal techniques to problems unique to highway programs;
  - (6). Explain the proper use and application of the waiver evaluation process;
  - (7). Describe the roles of the appraisal reviewer in the land acquisition process;
  - (8). Apply Federal-Aid appraisal review requirements;
  - (9). Apply appraisal review techniques to Federal-Aid highway program.

**Who Should Attend?** – Those within local public agencies who are responsible for acquiring right-of-way for federally-funded projects, as well as those responsible for oversight of LPAs, ROW consultants, MDOT, Cities and Counties Personnel.

**Instructor** – Mr. Michael Jones, SR/WA, FHWA Realty Specialist, Office of Real Estate Services, Washington, D.C. Mr. Jones is a Certified General Appraiser in the State of Maryland. He has 25+ years of experience in the appraisal and appraisal review of property acquisitions in connection with the Federal-aid Highway Program, at the Federal and State DOT level.

**Registration Information** – This course offering through FHWA and LTAP is intended primarily for local, state, federal and private agencies. There is no registration fee for this course. Registration deadline is May 3, 2013. Lunch is “on your own”. Any registrant requiring a reasonable accommodation during training (i.e., mobility or access) should contact Mississippi LTAP prior to the course date so the appropriate arrangements can be made.

### Registration Form (Please Print or Type)

Name: \_\_\_\_\_  
 Agency: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Email: \_\_\_\_\_

**You may also fax this form to (601) 359-7652, or mail:  
 Attention: Kemba Ware or Chandra Jenkins  
 Mississippi Local Technical Assistance Program  
 Planning Division  
 Post Office Box 1850, Jackson, MS 39215  
 Contact: Kemba or Chandra at (601) 359-7685**

### FHWA Right-of-Way Workshops

Select course date below. Registration confirmation will be E-mailed or mailed if no e-mail address.

- Tupelo (Northeast) – May 14, 2013**  
District 1 – 1901 N Gloster Street, Tupelo, MS 38803
- Hattiesburg (South) – May 16, 2013**  
District 6 – 6356 Highway 49 N, Hattiesburg, MS 39401