



TEGOVA

RECOGNISED EUROPEAN VALUER

PROGRAMME

PROGRAMME





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Programme

Recognised European Valuer

REV, the mark of excellence in real estate valuation

REV status is the mark of excellence in real estate valuation, demonstrating to international and local clients that the valuer is qualified to a consistent high European standard of practice. Since its inception it has been awarded by leading valuation associations across Europe.

The letters 'REV' enable cross-border real estate investors to identify local valuers qualified to a recognisable European level. This gives both large and small local valuation firms the opportunity to tap into the steadily increasing market for pan-European investor clients.

Yet REV's greatest impact is on local clients. In times of economic uncertainty, local clients seek out professionals with special knowledge and experience who can help them make difficult investment and pricing decisions. Here, the competitive edge for REV valuers lies in their guaranteed minimum level of education and experience and the capacity to interpret global and local valuation impacts that comes from demonstrated familiarity with European Valuation Standards.

REV valuers display the initials 'REV' after their name on their business cards, are provided with a numbered REV impress stamp on their valuation reports and appear on the TEGOVA REV online register consulted by clients and practitioners from all over Europe.

How to attain REV status

Application for REV status is open to practising valuers who meet the required standards set by a TEGOVA Member Association that has been authorised to award REV status by demonstrating that it has in place an effective quality system to ensure that individual applicants meet the necessary requirements (AMA: Awarding Member Association).

The local AMA assesses the individual practising valuer in order to ascertain that the applicant meets the standards required by TEGOVA to use the designatory letters REV (Recognised European Valuer).

Once granted, the REV designation can be used by a valuer for five years, after which the status must be renewed.

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I. Recognised European Valuer (REV)

1. Application Requirements

Application for recognition is made by an individual practising valuer to an REV-awarding TEGOVA member association (AMA).

The applicant is either:

- a member of a Full or Associate TEGOVA Member Association that has obtained the consent of TEGOVA to award certificates (AMA)

or

- not a member of the AMA but meets all the qualification requirements (subject to the AMA having obtained the specific consent of TEGOVA to award certificates to that type of applicant). In this case the AMA shall ensure that the requirements and procedures applied to this type of applicant are identical to those applied to its own members

or

- a practising valuer member of a valuation company which itself is a member of an AMA

2. Professional and Educational Requirements

Recognition applicants must:

- have knowledge and professional experience in the theory and practice of valuation including the application of European Valuation Standards (EVS)

- belong to one of the following three categories:

1) Candidate with a recognised university degree or post-graduate diploma or professional qualification relevant to real estate valuation (see list p 6), who in addition:

a) has 2 years of professional experience in real estate valuation

b) has undertaken two EVS-compliant written real estate valuations within the last two years and can show a list of 20 valuation reports that can be wholly or partially examined as necessary.

c) fulfils such further requirements as may be deemed appropriate by the AMA or TEGOVA

2) Candidate with a recognised university degree, post-graduate diploma, or degree or professional qualification relevant to real estate but not part of the recognised certificates (see list p 6), who in addition:

- a) has 5 years of professional experience in the real estate business of which 3 years must include professional experience in real estate valuation
- b) has undertaken two EVS-compliant written real estate valuations within the last two years and can show a list of 20 valuation reports that can be wholly or partially examined as necessary
- c) fulfils such further requirements as may be deemed appropriate by the AMA or TEGOVA

3) Candidate without a university degree, post-graduate diploma or professional qualification relevant to asset valuation or to real estate, who:

- a) has 10 years professional experience in the real estate business of which 3 years must include professional experience in real estate valuation
- b) has undertaken two EVS-compliant written real estate valuations within the last two years and can show a list of 20 valuation reports that can be wholly or partially examined as necessary.
- c) fulfils the Minimum Education Requirements (MER) of TEGOVA
- d) fulfils such further requirements as may be deemed appropriate by the AMA or TEGOVA

Can be exempted altogether from the requirement to show and list valuation reports:

- Valuers occupying managerial or supervisory positions
 - Valuation reviewers
 - Others whose professional positions render it difficult to provide valuation reports: to be agreed by the Recognition Committee on a case-by-case basis
-
- maintain life-long learning through a programme of at least 20 hours per annum of relevant continuing professional development (CPD) as monitored and approved by the AMA
 - declare adherence to the code of ethics and valuation standards of the AMA, and to the rules and regulations of its country of origin with regard to real estate valuation

- where appropriate, be legally recognised to practice real estate valuation in his country of origin

Certificates relevant to real estate valuation recognised by TEGOVA

A University degree, post graduate diploma or professional qualification relevant to real estate valuation can be defined as recognised by TEGOVA if it prepares the valuer to carry out valuation services on the basis of a multidisciplinary knowledge that should be based on the following core areas of knowledge:

- a) Principles of economic theory including those relating to the real estate market
- b) Valuation principles, practice and standards including statutory valuations
- c) Real estate finance, investment and statistical analysis
- d) Real estate, planning and environmental law including real estate and property rights
- e) Principles of constitutional, contract and civil law
- f) Taxation of revenue
- g) Principles of accounting
- h) Land and property rights register
- i) Principles of building construction
- j) Professional ethics

These core areas can be subject to justified modification in consideration of the particularities of each country.

3. Submitting an Application

The candidate for TEGOVA recognition must submit an application to his home country AMA in the form prescribed by the AMA, supported by all necessary evidence showing that he has achieved the stipulated requirements, including:

1. written evidence of a minimum of 20 hours continuing professional development per year
2. a current signed CV
3. a list of 20 real estate valuations undertaken within the last two years including two recent sample EVS-compliant valuation reports

4. Granting of Recognised European Valuer Status & Designation REV

On receipt of an individual application with supporting evidence and after considered examination, the AMA will either:

- a) grant a valuer Recognised European Valuer status
- or
- b) request further evidence if necessary
- or
- c) reject the application

Recognition of competence is granted in the name of TEGOVA. The TEGOVA Board will hear any appeal against rejection once the local appeal process – where it exists – has been exhausted, and act as arbiter concerning the implementation of the Recognised European Valuer.

Recognition is granted for a period of 5 years.

A certificate granting the recognition to the individual valuer and carrying an identifying certificate number will be issued by the AMA following its joint signature by the President/Chairman of the AMA and the Chairman of TEGOVA or duly authorised deputy. The certificate should be printed in accordance with the design set by TEGOVA.

The name of the recognised valuer, his certificate number and date of expiry of recognition will appear on the REV Register on the TEGOVA website.

The applicant who has been granted 'Recognised European Valuer' status is authorised to use this title and the designation 'REV' after his/her name.

At the date of expiry, the valuer's right to use the title 'Recognised European Valuer' as well as the designation 'REV' expires automatically and immediately, and unless renewal of recognition has been granted, he is removed from the website register.

When a valuer ceases to be a member of the AMA, the right to use the 'Recognised European Valuer' title and 'REV' designation expire automatically and immediately and the valuer is removed from TEGOVA's website online register.

5. Renewal of Recognition

A valuer may apply for renewal of REV status for a further 5 years by submitting to the AMA:

1. written evidence of a minimum of 20 hours per annum of Continuous Professional Development over the previous 5 years
2. two recent EVS-compliant valuation reports edited where appropriate to assure confidentiality
3. further documentation proving professional valuation competence where required

On receipt of a renewal application and after considered examination, the AMA will either:

- a) grant the renewal of the Recognised European Valuer status
or
- b) request further evidence
or
- c) reject the application, in which case, at the date of expiry, the valuer's right to use the title 'Recognised European Valuer' as well as the designation 'REV' expires automatically and immediately, and he is removed from the website register

Renewal of recognition of competence is granted in the name of TEGOVA. The TEGOVA Board will hear any appeal against rejection once the local appeal process – where it exists – has been exhausted, and act as arbiter concerning the implementation of the RECOGNISED EUROPEAN VALUER.

Upon renewal of REV status:

- a. the valuer's certificate number remains unchanged.
- b. a new certificate will be issued by the IT system.

6. Use of Impress Stamp and Logo

Upon recognition:

- 1. a valuer may use without charge an impress stamp under his signature on his reports and other official documents



- 2. a valuer may use without charge a logo on its website or other support



The logo and stamp will be communicated by the AMA as appropriate.

7. Financial Aspects

The individual valuer who initially applies, is admitted, or re-admitted on renewal, as a Recognised European Valuer shall pay fees relevant to the REV award to the AMA. The fees are established by each AMA.

8. Language

All documentation required by TEGOVA has to be submitted in English.

All costs of translation are to be met by the AMA.

9. Award of Honorary Recognised European Valuer (Hon REV) Status

TEGOVA awards the Honorary Recognised European Valuer title for distinguished service to the development and progress of European valuation practice. The award is presented by the Chairman of TEGOVA at the General Assembly.

Honorary Recognised European Valuers shall be designated by the acronym 'Hon REV'. They do not pay fees.

Submitting a recommendation:

1. Recommendations for honorary membership shall be addressed to the Chairman.
2. They must be approved by the TEGOVA Board.
3. Approved Hon REVs are presented to the General Assembly.

II. Awarding Member Association (AMA)

Only TEGOVA Member Associations can apply for REV-awarding status.

To obtain this status the Member Association must demonstrate to TEGOVA that it has in place effective means and policies to ensure that REV applicants meet the appropriate requirements.

The awarding status of the Member Association is formalised in an agreement between the Member Association and TEGOVA which includes regular audit provisions to ensure continued compliance with the TEGOVA requirements.

1. Application Requirements

Applications to TEGOVA for Recognised European Valuer (REV) awarding status can be made by either Full or Associate members of TEGOVA.

All necessary documentation must be submitted in English. Any translations necessary are the responsibility of the Member Association/AMA, who bears all translation costs.

Information on application modalities and all financial aspects is obtained on request to the TEGOVA Secretariat.

Further information on the RECOGNISED EUROPEAN VALUER (REV) may be obtained from the TEGOVA Secretariat at info@tegova.org.

2. AMA

Upon approval by TEGOVA of a Member Association as a competent body to process and award applications by individual valuers to obtain the REV status, the Member and TEGOVA sign an agreement (in English) detailing roles, duties and all financial aspects between TEGOVA and the Member, by which it becomes an Awarding Member Association, or AMA.

Recognition of competence is granted in the name of TEGOVA.

The AMA is responsible for implementing RECOGNISED EUROPEAN VALUER Programme in accordance with the agreement. Inter alia:

1. the administrative processing and follow-up of individual applications and REV valuers
2. ensuring that REV valuers comply with all requirements

TEGOVA shall, inter alia:

1. monitor the AMA's continued compliance through periodical audits, on a case by case basis, through its chosen representatives
2. deliver a certificate with a number signed with the AMA for each REV valuer
3. maintain a public register of REV valuers on a dedicated section of the TEGOVA website

Right of appeal:

The TEGOVA Board will hear any appeal against rejection once the local appeal process – where it exists – has been exhausted, and act as arbiter concerning the implementation of the Recognised European Valuer.

3. Data Protection

The AMA must fully comply with its obligations as data controller under the GDPR (Regulation (EU) 2016/679 of 27 April 2016) and applicable data protection legislation. The AMA shall ensure that the personal data of individual valuers are lawfully obtained, accurate and up to date.

When processing personal data in the context of the REV programme, TEGOVA and the AMA act as joint controllers in the meaning of Article 26 of the GDPR. In view of the AMA's direct relationship with the individual valuers:

1. the AMA has primary responsibility for providing individual valuers with the information referred to in (*inter alia*) articles 13, 14 and 26.2 of the GDPR;
2. the AMA has primary responsibility for compliance with the obligations regarding data subject rights. The AMA shall inform the individual valuers that it acts as primary point of contact to respond to data subject rights requests and shall provide TEGOVA with all necessary assistance in case of data subject rights requests addressed directly to TEGOVA.

4. Use of Awarding Member Association Logo

An AMA may use the Awarding Member Association Logo (to be provided by TEGOVA).

