



**INSTITUT TEKNOLOGI SEPULUH NOPEMBER
FACULTY OF CIVIL, PLANNING AND GEO ENGINEERING
DEPARTMENT OF GEOMATICS ENGINEERING
UNDERGRADUATE PROGRAM**

Document Code

SEMESTER LEARNING PLAN (SLP)

COURSE NAME		CODE	COURSE GROUP	CREDITS (SKS)		SEMESTER	Date of Preparation
Land and Property Valuation		CM234956	Surveying and Cadastral	T=2	P=0	Elective Course	-
AUTHORIZATION		SLP Developer		Course Group Coordinator		Head of Study Program	
		Udiana Wahyu Deviantari, S.T., M.T.		Yanto Budisusanto, ST, M.Eng		Putra Maulida, ST, MT, Ph.D	
Learning Outcomes (LO)	Expected Learning Outcomes (ELO) that Imposed in the Course						
	ELO-6	Able to identify, formulate, analyze and solve problems in the fields of geodesy, surveying, hydrographic, remote sensing, photogrammetry, and cadastral.					
	ELO-11	Able to be responsible to the community and adhere to professional ethics in solving technical problems in the fields of geodesy, surveying, hydrographic, remote sensing, photogrammetry, geographic information systems, and cadastral.					
	ELO-12	Able to apply the concepts of management, entrepreneurship, the latest technology-based innovation, sustainable, and environmentally wise.					
	Course Learning Outcomes (CLO)						
	CLO-1	Students know and understand the basic concept of land valuation					
	CLO-2	Students understand and explain the process of estimating prices in urban areas					
	CLO-3	Students understand about tax calculations related to property					
	CLO-4	Students understand and explain the process of making land value zones					

		<table><tr><td colspan="4">Matrix ELO – CLO</td></tr><tr><td>CPMK</td><td>ELO-6</td><td>ELO-11</td><td>ELO-12</td></tr><tr><td>CLO-1</td><td>v</td><td>v</td><td>v</td></tr><tr><td>CLO-2</td><td></td><td>v</td><td>v</td></tr><tr><td>CLO-3</td><td></td><td>v</td><td>v</td></tr><tr><td>CLO-4</td><td></td><td>v</td><td>v</td></tr></table>						Matrix ELO – CLO				CPMK	ELO-6	ELO-11	ELO-12	CLO-1	v	v	v	CLO-2		v	v	CLO-3		v	v	CLO-4		v	v
Matrix ELO – CLO																															
CPMK	ELO-6	ELO-11	ELO-12																												
CLO-1	v	v	v																												
CLO-2		v	v																												
CLO-3		v	v																												
CLO-4		v	v																												
Course Description		This course aims to introduce the basic concepts of land and property valuation, including the factors affecting land value and the process of property price estimation, especially in urban areas. The course also covers taxes related to property, such as PBB and BPHTB, as well as the process of creating land value zones. By studying this material, students are expected to understand the mechanisms of land valuation and the application of market value theory in determining property prices. This learning process will also equip students with the knowledge to understand land value calculations within the broader context of land use policies and management.																													
Course Materials		1.																													
References		Main:																													
		1.																													
		Additional :																													
		1.																													
Lecturer		1.																													
Prerequisite																															
Class/ Week	Lesson Learning Outcome (Sub-CLO)	Evaluation		Forms of Learning, Learning methods, Student Assignments/Task, [Estimated Time]		Learning Materials [References]	Weight (%)																								
		Indicators	Criteria and Form	Offline	Online																										
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)																								
1-2	- Understand and explain the notion of Value, Price, Cost - Factors affecting Value		1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [1 x 50’] 2. Discussion [1 x 50’]		•	10																								

3-4	- An important component in the imposition of PBB and BPHTB taxes - Issues related to land valuation	1.	1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [2 x 50'] 2. Discussion [1 x 50'] 3. Task [1 x 50']			20
5	- Market data - Properties of comparison - The effect of the purpose of the assessment on the stages of the assessment	1.	1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [2 x 50'] 2. Discussion [2 x 50']			10
6-7	- Market Data Approach - Assessment Approach based on PBB - Mechanism for determining NJOP - Value Reconciliation	1.	1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [2 x 50'] 2. Discussion, Task [1 x 50'] 3. Response/Exercise [1 x 50']			10
8	Midterm Evaluation / Midterm Exam						50
9-10	- Location theory - Von Thunen method	1.	1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [2 x 50'] 2. Discussion, Task [1 x 50'] 3. Response [1 x 50']			10
11-12	- The basic concept of BPHTB - BPHTB in buying and selling	1.	1. Completeness of the material 2. Depth of explanation and	1. Lecture [2 x 50'] 2. Discussion, Task [1 x 50'] 3. Response/exercise [1 x 50']			20

	- Calculation of BPHTB		effectiveness of communication				
13-14	Land value modeling	1.	1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [2 x 50'] 2. Discussion, Task [1 x 50'] 3. Response/exercise [1 x 50']			10
15	Land value zones	1.	1. Completeness of the material 2. Depth of explanation and effectiveness of communication	1. Lecture [1 x 50'] 2. Discussion, Task [1 x 50']			10
16	Final Semester Evaluation / Final Semester Examination						100