

**RULES AND SYLLABI FOR THE PROFESSIONAL EXAMINATIONS**  
**SUB DIVISION – III – VALUATION SURVEYING**

**Sub – Division – III “ Valuation Surveying”:** There are four examinations as below:-

- (a) First Examinations
- (b) Intermediate Examinations
- (c) Final Examinations
- (d) Direct Final Examinations

The Examinations are normally conducted commencing from the fourth Monday ( or the day following it, in case the Monday happens to be holiday) in April/September each year.

Fees for the various examinations are (Subject to revised from time to time):-

First Examination : Rs. 6200.00 (including enrollment)  
Intermediate Examinations : Rs. 7200.00 (including enrollment)  
Final Examinations : Rs. 5700.00  
Direct Final Examinations : Rs. 8700.00 (including enrollment)

**Note :** Examination fee once paid is neither refundable nor transferable to a subsequent examination or to any other account.

In all matters connected with the Examinations, the decision of the Council shall be final and binding on candidates.

**Eligibility for enrolment as Student Member:** A student must be above 16 years of age and have passed the Higher Secondary (10+2) system) examinations with Mathematics, Physics and Chemistry upto class X level or Degree in Arts, Science, Commerce, Law or Passed the certificate course in “Valuation of Immovable Properties” from the Institute of Urban Management, Kolkata Municipal Corporation.

There are Four examinations for the candidates enrolled under above qualification :-

- (a) First Examinations
- (b) Intermediate Examinations
- (c) Final Part – I Examinations
- (d) Final Part-II Examinations

**First Examinations:-**

**Subjects of First Examinations:-**

S.No.	Subjects	Maximum Marks
<b>Group-I</b>		
1.	Mathematics	100
2.	Physics & Chemistry	100
3.	Building Technology-1	100

4.	Surveying and Measurement	100
5.	Use & Development of Land	100
6.	Valuation – I	100
7.	Civil Engg. Drawing & Quantity & Costing	100
<b>Group - II</b>		
8.	English & Sociology	100
9.	Economics – I	100
10.	Law – I	100
11.	Accountancy & Book Keeping	100

**Intermediate Examinations: Eligibility :** Must have passed First Examination and have attained the age of 19 years.

**Subjects of Intermediate Examinations:-**

S.No.	Subjects	Maximum Marks
<b>Group-I</b>		
1.	Building Technology - II	100
2.	Valuation – II	100
3.	Town & Country Planning	100
4.	Computer Assisted Cartography & Mapping	100
<b>Group - II</b>		
5.	Taxation	100
6.	Law – II	100
7.	Economics – II	100
8.	Urban Land Economics	100

**Final (Part-1) Examinations Eligibility:-** Must have passed the Intermediate Examinations

**Subjects of Final (Part-1) Examinations:-**

S.No.	Subjects	Maximum Marks
<b>Group-I</b>		
1.	Valuation – III	100
2.	Applied valuation	100
3.	Statutory Valuation	100
4.	Valuation of Industrial Estate including Plant & Machinery	100
<b>Group - II</b>		
5.	Urban Land Economics	100
6.	Investment Appraisal	100
7.	Seminar	100

**Final (Part-II) Examinations: Eligibility:-** Must have passed the Final (Part-1) Examinations

**Subjects of Final (Part-II) Examinations:-**

S.No.	Subjects	Maximum Marks
<b>Group-I</b>		
1.	Real Estate Management	100
<b>Group - II</b>		
2.	Project Report (any one of the following):- (a) Project on Redevelopment of Industrial Estate (b) Project on Development of large area and its Marketing Exercise (c) Project on Management of a Housing Complex (d) Project on Management & Marketing of a Commercial Complex (e) Development of Health Resort (f) Development of School Complex (g) Development of Recreational Complex (h) Development of Hospital Complex	500
3.	Viva – Voce	100

**Direct Final Examinations Eligibility :** A candidate for the Direct Final Examination must be minimum 21 years of age and atleast Degree in Civil Engineering or Architecture .

OR

Diploma in Civil Engineering having 06 years practical experience in a Valuer's Office approved by the Council.

**Subjects of Direct Final Examinations:-**

S.No.	Subjects	Maximum Marks
<b>Group-I</b>		
1.	Valuation I,II & III	100
2.	Urban Land Development	100
3.	Investment Appraisal	100
4.	Statuary Valuation	100
5.	Valuation of Industrial Estate including Plant & Machinery	100
6.	Applied Valuation	100
<b>Group - II</b>		
7.	Law – II	100
8.	Taxation	100
9.	Economics - II	100
10.	Urban Land Economics	100
11.	Real Estate Management	100
12.	Seminar	100
<b>Group-III</b>		
13.	Project Report (any one of the following):- (a) Project on Redevelopment of Industrial Estate (b) Project on Development of large area and its Marketing Exercise (c) Project on Management of a Housing Complex (d) Project on Management & Marketing of a Commercial Complex (e) Development of Health Resort (f) Development of School Complex	500

	(g) Development of Recreational Complex (h) Development of Hospital Complex	
14.	Viva - Voce	100

**Pass Marks:** Candidates for the various examinations are required to score the under mentioned minimum percentage marks to become eligible for being declared as successful:-

If a candidate appears for all the subjects of an examination at a time, he is required to score minimum of 50% marks in the aggregate and a minimum of 40% marks in each subject.

**Exempted Subjects:- (First Examinations)**

B.A./B.Sc. with maths, B.Com with Business Mathematics, 10+2 with maths, Diploma in Civil Engineering/Surveying/Architecture with maths are exempted in the following Subjects of First Examinations:-

- (a) Mathematics

B.A. with English or Political Science, Diploma in Civil Engineering/Surveying/Architecture with English & Sociology are exempted in the following Subjects of First Examinations:-

- (a) English & Sociology

B.Sc. with Physics & Chemistry, Higher Secondary with Physics & Chemistry, Diploma in Civil Engineering/Surveying/Architecture are exempted in the following Subjects of First Examinations:-

- (a) Physics & Chemistry

Passed First Examination of Sub Div – II or Higher Examination, Degree or Diploma in Civil Engineering/Surveying/Architecture, B.A./B.Sc. with Geography are exempted in the following Subjects of First Examinations:-

- (a) Surveying & Measurement

B.A./B.Com. with Economics or Business Economics are exempted in the following Subjects of First Examinations:-

- (a) Economics – I

LLB,/Passed Intermediate Examinations of Sub Div – II are exempted in the following Subjects of First Examinations:-

- (a) Law – I

Passed First Examination of Sub Div – II or Higher Examination, Diploma in Civil Engineering/Surveying/Architecture are exempted in the following Subjects of First Examinations:-

- (a) Civil Engineering Drawing

B.Com with accountancy & Book Keeping are exempted in the following Subjects of First Examinations:-

- (a) Accountancy & Book Keeping

**Exempted Subjects:- (Intermediate Examinations)**

Passed First Examination of Sub Div – II or Higher Examination, Diploma in Civil Engineering/Surveying/Architecture are exempted in the following Subjects:-

- (a) Building Technology – II

B.Com. with Taxation, Passed Intermediate Examination of the Institute of Chartered Accountants are exempted in the following subjects:-

- (a) Taxation

Degree in Law are exempted in the following Subjects:-

- (a) Law – II

Degree or Diploma in Town & Country Planning are exempted in the following subjects:-

- (a) Town & Country Planning

Graduate with Economics, B.Com., Member of ICA are exempted in the following subjects:-

- (a) Economics - II