

PROFESSIONAL REGULATORY BOARD

PRC RESOLUTION NO. 22 SERIES OF 2011, November 11, 2011

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WHEREAS, Sec. 13 (a), Article III of R.A. No. 9646 known as the "Real Estate Service Act of the Philippines", and Sec. 13 (a), Rule III of the Board Resolution No. 02, Series of 2010, known as the "IRR of R.A. No. 9646", provide the Subjects in the Board Licensure Examination for Real Estate Consultants;

WHEREAS, Sec. 5 (b), Article II of supra law and Sec. 5 (b), Rule II of supra IRR empower the Professional Regulatory Board of Real Estate Service (the Board) to conduct licensure examination for the practice of the real estate service profession and prescribe the appropriate syllabi of the subjects for the examination;

WHEREAS, the adoption of the syllabi and Tables of Specifications (TOS) will appropriately incorporate the competencies covering the topics and sub-topics thereunder as well as the percentage weights therefor;

WHEREAS, the list of competencies includes in a generic manner those needed by the profession, academe, and industry; and

WHEREAS, the syllabi and TOS were formulated by the Board, with the assistance of PRC Consultants for Test Construction and Development;

NOW, THEREFORE, the BOARD RESOLVES, as it is hereby resolved, to adopt and promulgate the "Syllabi and Tables of Specifications (TOS) for the Subjects in the Board Licensure Examination for Real Estate Brokers (BLEREC)", an integral part of, and Annex "A" to, the therein Resolution.

RESOLVED FURTHER, this Resolution with Annex "A" hereof shall be used in the coming Board Licensure Examination for Real Estate Consultants (BLECREC) and subsequent schedules.

RESOLVED FURTHERMORE, this Resolution shall take effect after its full and complete publication in the Official Gazette or in any major daily newspaper of general circulation in the Philippines.

DONE in the City of Manila, this 16th day of November 2011.

(Sgd.) EDUARDO G. ONG
Chairman

(Sgd.) RAMON C. CUERVO III
Member

(Sgd.) BANSAN C. CHOA
Member

(Sgd.) RAFAEL M. FAJARDO
Member

(Sgd.) FLORENCIO C. DINO II
Member

Attested by:

(Sgd.) CARLOS G. ALMELOR
Secretary, Professional Regulatory Boards

Approved by:

(Sgd.) TERESITA R. MANZALA
Chairperson

(Sgd.) ALFREDO Y. PO
Commissioner

(Sgd.) JENNIFER JARDIN-MANALILI
Commissioner

ANNEX "A"

TABLE OF SPECIFICATIONS IN
FUNDAMENTALS OF REAL ESTATE CONSULTING
WEIGHT-30%
NO. OF ITEMS-100

Competency

Weight
(30%)

No. of Items
(100)

SCOPE:

- Identify, name, define, recall, apply, choose, select, distinguish, and demonstrate the fundamentals on consulting

6.0% 20

- Identify, name, and discuss the standards and ethics

4.5% 15

2.1 Identify, name, discuss, practice, interpret, categorize, classify, and compare the Uniform Standard of Professional Realty Consultant Practice (USPRCP)

3.0% 10

2.2 Identify, name, and discuss the National Code of Ethics

1.5% 5

- Define, describe, compute, calculate, and apply the real estate finance and economics

12.0% 40

- Name, identify, recall, classify, evaluate, compare, choose, distinguish, categorize, analyze, and formulate the land management system and real property laws

7.5% 25

4.1 P.D. 957 0.60% 2

4.2 B.P.220

0.60% 2

4.3 Family Code

0.60% 2

4.4 Civil Code

0.60% 2

4.5 Commercial Laws

0.60% 2

4.6 National Internal Revenue Code/Taxation

0.60% 2

4.7 RESA9646/IRR

1.20% 4

4.8 Condominium Law 0.90% 3

4.9 Real Estate Investment Trust

0.60% 2

4.10 Time Sharing

0.60% 2

4.11 Cooperatives

0.60% 2

TABLE OF SPECIFICATIONS IN PROFESSIONAL CONSULTANCY PRACTICE

WEIGHT - 30%

NO. OF ITEMS-100

Competency

Weight
(30%)

No. of Items
(100)

SCOPE:

1. Identify, name, define, recall, apply, choose, select, distinguish, and demonstrate the consulting tools and techniques which include project feasibility study and investment measurement tools 8.70% 29
2. Define, describe, and evaluate the real estate consulting and investment analysis 0.9% 3
3. Define, identify, describe, compare, choose, distinguish, categorize, and apply the consulting for specific engagement 13.50% 45
 - 3.1 Residential
1.50% 5
 - 3.2 Commercial
1.50% 5
 - 3.3 Industrial
1.50% 5
 - 3.4 Recreation
1.50% 5
 - 3.5 Resorts
1.50% 5
 - 3.6 Hotels
1.50% 5
 - 3.7 Government Owned and Controlled Corporations (GOCC)
1.50% 5
 - 3.8 Corporate
1.50% 5
 - 3.9 Financial Institutions
1.50% 5
4. Define, distinguish, analyze, and evaluate the consulting for distressed properties 1.50% 5
5. Compare, differentiate, categorize, choose, analyze and evaluate the leasing versus buying analysis 1.20% 4
6. Define, recall, and discuss the 4 business communication and technical writing 0.60% 2
7. Identify, discuss, analyze, and evaluate the Environmental Impact Assessment (EIA) study 1.50% 5
8. Identify; discuss, analyze and evaluate current events 1.20% 4
9. Identify, discuss, analyze and evaluate case studies 0.90% 3

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