





## Guidance Papers for Valuers & Property Professionals - Part A: Current Standards, Guidance Papers & Protocols

Document	Name	Effective date	Superseded/	Document Link	Notes
			Deleted Date		
nternational V	aluation Standards (published by IVSC effective 31 January 2022) The f	ollowing apply to PIN	Z and NZIV (including NZIV only) memb	pers in New Zealand.	
he following h	ave MANDATORY PRACTICE STATUS:				
General Standa	rds				
VS 101	Scope of Works	31 Jan 2022		https://propertyinstitute.nz/Category?Action=View&Category	Changes from previous editions of IVS
VS 102	Investigations and Compliance	31 Jan 2022		_id=1402	Changes from previous editions of IVS
VS 103	Reporting	31 Jan 2022			No changes
VS 104	Bases of Value	31 Jan 2022			Changes from previous editions of IVS
VS 105	Valuation Approaches and Methods	31 Jan 2022			Changes from previous editions of IVS
Asset Standard	s:			·	
VS 200	Business and Business Interests	31 Jan 2022		https://propertyinstitute.nz/Category?Action=View&Category	Changes from previous editions of IVS
VS 210	Intangible Assets	31 Jan 2022		_id=1402	Changes from previous editions of IVS
VS 220	Non Financial Liabilities	31 Jan 2022			Changes from previous editions of IVS
IVS 230	Inventory	31 Jan 2022			New IVS
VS 300	Plant and Equipment	31 Jan 2022			Changes from previous editions of IVS
VS 400	Real Property Interests	31 Jan 2022			Changes from previous editions of IVS
VS 410	Development Property	31 Jan 2022			Changes from previous editions of IVS
VS 500	Financial Instruments	31 Jan 2022			Changes from previous editions of IVS
API/PINZ/N	ZIV Guidance Papers				
he following h	ave BEST PRACTICE STATUS:				
ANZVGP101	Retrospective Valuations	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4795	Published 25 June 2021
ANZVGP102	Market Value of Property, Plant & Equipment in a Business	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4796	Published 25 June 2021
NZVGP103	Addressing the Concept of "Forced Sale"	1 July 2023	30 June 2023 – Updated paper	https://propertyinstitute.nz/Attachment?Action=Download&A	Updated paper published 14 December 202
				ttachment_id=4797	Effective 1 July 2023
ANZVGP104	Valuations for Insurance Purposes	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4798	Published 25 June 2021
ANZVGP105	Valuation of Self Storage Facilities	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4799	Published 25 June 2021
NZVGP106	The Valuation of Partial Interests in Property Held Within Co- Ownership Structures	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&Attachment_id=4800	Published 25 June 2021
ANZVGP107	Valuation of Accommodation Hotels	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment id=4801	Published 25 June 2021
NZVGP108	Valuations for use in Offer Documents	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4802	Published 25 June 2021
ANZVGP109	Market Value of Rural and Agribusiness Properties	1 July 2022		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4803	Updated paper published 1 March 2022 Effective 1 July 2022
NZVGP110	Considerations when Forming an Opinion of Value When There Is A Shortage of Market Transactions	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4828	Published 25 June 2021
ANZVGP111	Valuation Procedures – Real Property	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4805	Published 25 June 2021

Document	Name	ers, Registered Va	Superseded/	Document Link	Notes
Jocament	None	Lincoln's deli	Deleted Date	Document Link	Notes
ANZVGP112	Valuation for Mortgage and Loan Security Purposes	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
				ttachment_id=4806	
ANZVGP113	Valuations for Compensation and Compulsory Acquisition	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
1171/CD112 1DD	Compulsory Acquisition -	11.1:2021		<u>ttachment_id=4807</u> <a href="https://propertyinstitute.nz/Attachment?Action=Download&amp;A">https://propertyinstitute.nz/Attachment?Action=Download&amp;A</a>	- 10 1 1 1 25 1: - 2024
ANZVGP113.1RP	Valuations for Compensation and Compulsory Acquisition - Resource Pack	1 July 2021		ttachment_id=4808	Published 25 June 2021
ANZVGP115	Contamination Issues – Real Property	1 July 2023		https://propertyinstitute.nz/Attachment?Action=Download&A	Replaces NZVGP506
	<u> </u>			ttachment_id=6874	Published 1 February 2023
	<u> </u>			,	Effective 1 July 2023
ANZPGP201	Disclaimer Clauses and Qualification Statements	1 July 2023	30 June 2023 – Updated paper	https://propertyinstitute.nz/Attachment?Action=Download&A	Updated paper published 20 April 2023
MAZI C.	piscialitici ciaases and gammas :	1 341,	3030	ttachment_id=7095	Effective 1 July 2023
ANZPGP202	Property Advisors	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
AINZI GI ZGZ				ttachment_id=4783	
ANZPGP202.1RP	Property Advisors - Resource Pack	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
	· ·			ttachment_id=4784	
ANZPGP203	Acting as an Expert Witness	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4785	Published 25 June 2021
ANZPGP203.1 RP	Acting as an Expert Witness – Resource Pack	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4786	Published 25 June 2021
ANZPGP204	Development Management	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
	· · · · · · · · · · · · · · · · · · ·			ttachment_id=4788	
ANZPGP205	Feasibility Studies	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4827	Published 25 June 2021
ANZPGP206	Due Diligence	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4823	Published 25 June 2021
ANZPGP207	Property Research Guidelines	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
AIVLI GI 20,	Froperty Research Guidelines			ttachment id=4791	
ANZPGP208	Property Insurance Management	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4824	Published 25 June 2021
ANZPGP209	Preparing a Property for Sale	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
				ttachment id=4793	Tablished 25 same 2021
NZVGP501	Goods and Services Tax (GST) in Property	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4820	Published 25 June 2021
NZVGP502	Valuations of Real Property, Plant and Equipment for use in New	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
NZ.	Zealand Financial Reports	1 30.,		ttachment id=4825	1 40131164 23 333
NZVGP503	Valuation Reports prepared by Unregistered Valuers	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
				ttachment id=4812	
NZVGP504	Valuation of Houses Under Construction and Houses to be Built	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
	or Previously Unoccupied New Houses	· ·		ttachment_id=4813	
NZVGP505	Assessing Rental Value	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=6337	Published 25 June 2021
NZVGP506	Valuation of Contaminated Land	1 July 2021	Deleted 30 June 2023	ttachment_la=0557	Published 25 June 2021 deleted 30 June 2023
NEVGI 330	Valuation of Contaminated Land	1 July 2021	Replaced by ANZVGP115	,	Fubilished 25 June 2022 do. 333.
NZPGP601	Methods of Measurement	1 July 2023	30 June 2023 – Updated paper	https://propertyinstitute.nz/Attachment?Action=Download&A	Published 28 June 2023. Effective 1 July 2023
AZPGFOOL	Methods of inteasurement ,	1 July 2025	30 Julie 2023 — Opudica pape.	ttachment_id=4826	Published 20 June 2025. Effective 250., 2022
NZPGP602	Leasing Agent Services	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A ttachment_id=4817	Published 25 June 2021
NZPGP603	Leasing Incentives	1 July 2021		https://propertyinstitute.nz/Attachment?Action=Download&A	Published 25 June 2021
		1 30.,		ttachment_id=4818	T dononed 25 to
API/PINZ/NZIV	N Protocols				
	issued as GUIDANCE				
A.C.	Significant Valuation Uncertainty	1 July 2020		https://propertyinstitute.nz/Attachment?Action=Download&A	Replaces the previous protocols published or
	Significant valuation chief in the	1 30.7		ttachment id=4578	27 and 29 March 2020







## Australia and New Zealand Valuation and Property Standards - Part B: Historic Documents

Document	Suidance Papers & Protocols that apply to PINZ Memb	Effective date	Superseded/	Document Link	Notes
Document	Nume	Lifective date	Deleted Date	Bocament Link	Notes
International Va	aluation Standards (published by IVSC effective 31 January 2020) The	e following apply to PINZ	and NZIV (including NZIV or	nly) members in New Zealand.	
	ave MANDATORY PRACTICE STATUS:				
General Standar	rds				
IVS 101	Scope of Works	31 Jan 2020	31 Jan 2022	https://propertyinstitute.nz/Category?Action=View&Category_id=1402	
IVS 102	Investigations and Compliance	31 Jan 2020	31 Jan 2022		
IVS 103	Reporting	31 Jan 2020	31 Jan 2022		
IVS 104	Bases of Value	31 Jan 2020	31 Jan 2022		
IVS 105	Valuation Approaches and Methods	31 Jan 2020	31 Jan 2022		
Asset Standards	); ;;		•	•	
IVS 200	Business and Business Interests	31 Jan 2020	31 Jan 2022	https://propertyinstitute.nz/Category?Action=View&Category_id=1402	
IVS 210	Intangible Assets	31 Jan 2020	31 Jan 2022		
IVS 220	Non Financial Liabilities	31 Jan 2020	31 Jan 2022		
IVS 230	Inventory	31 Jan 2020	31 Jan 2022		
IVS 300	Plant and Equipment	31 Jan 2020	31 Jan 2022		
IVS 400	Real Property Interests	31 Jan 2020	31 Jan 2022		
IVS 410	Development Property	31 Jan 2020	31 Jan 2022		
IVS 500	Financial Instruments	31 Jan 2020	31 Jan 2022		
API/PINZ/NZ	ZIV Guidance Papers				
	ave BEST PRACTICE STATUS:				
ANZVGP101	Retrospective Valuations	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Formally ANZVTIP 1 effective 1 Jan 2020
		,			- renamed and issued with technical
					corrections.
ANZVGP102	Market Value of Property, Plant & Equipment in a Business	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Formally ANZVTIP 2 effective 1 Jan 2016
					- renamed and issued with technical
ANZVCD402	Addressing the Consent of "Forest Colo"	4 1.1. 2024	20 1 2022	https://propertyinstitute.nz/Category?Action=View&Category_id=1628	corrections.
ANZVGP103	Addressing the Concept of "Forced Sale"	1 July 2021	30 June 2023	nttps://propertymstitute.nz/category?Action=view&category_id=1628	Formally ANZVTIP 3 effective 1 July 2015 - renamed and issued with technical
					corrections.
ANZVGP104	Valuations for Insurance Purposes	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Formally ANZVTIP 4 effective 1 Jan 2021-
	Table 101 modiance i di poses	100,7 2021			renamed and issued with technical
					corrections.
ANZVGP105	Valuation of Self Storage Facilities	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Formally ANZVTIP 5 effective 1 July
					2019- renamed and issued with
					technical corrections.
ANZVGP106	The Valuation of Partial Interests in Property Held Within Co-	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Formally ANZVTIP 6 effective 1 July 2019
	Ownership Structures				- renamed and issued with technical
	Valuation of Appropriation Hatala	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	corrections.  Formally ANZVTIP 7 effective 1 July 2019
ANDV/CD107					
ANZVGP107	Valuation of Accommodation Hotels	1 July 2021			- renamed and issued with technical

Standards, Gui	tandards, Guidance Papers & Protocols that apply to PINZ Members, Registered Valuers and Plant & Machinery Valuers in New Zealand (as at 1st July 2022)					
Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes	
ANZVGP108	Valuations for use in Offer Documents	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVGN 8 effective 1 Oct 2009 - renamed and issued with technical corrections.	
ANZVGP109	Market Value of Rural and Agribusiness Properties	1 July 2021	1 <sup>st</sup> July 2022	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Updated ANZVGP109 Published 1 March 2022 Effective 1 July 2022	
ANZVGP110	Considerations when Forming an Opinion of Value When There Is A Shortage of Market Transactions	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 14 effective 1 Jan 2021- renamed and issued with technical corrections.	
ANZVGP111	Valuation Procedures – Real Property	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 11 effective 1 July 2019 - renamed and issued with technical corrections.	
ANZVGP112	Valuation for Mortgage and Loan Security Purposes	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 12 effective 1 Jan 2020 - renamed and issued with technical corrections.	
ANZVGP113	Valuations for Compensation and Compulsory Acquisition	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8_	Formally ANZVTIP 13 effective 1 Jan 2021- renamed and issued with technical corrections.	
ANZVGP113.1RP	Valuations for Compensation and Compulsory Acquisition - Resource Pack	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8_	Formally ANZVTIP 13 effective 1 Jan 2021 - renamed and issued with technical corrections.	
ANZPGP201	Disclaimer Clauses and Qualification Statements	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 1 effective 1 Oct 2009 - renamed and issued with technical corrections.	
ANZPGP202	Property Advisors	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 2 effective 1 Jan 2016 - renamed and issued with technical corrections.	
ANZPGP202.1RP	Property Advisors - Resource Pack	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8_	Formally ANZRPTIP 2 effective 1 Jan 2016 - renamed and issued with technical corrections.	
ANZPGP203	Acting as an Expert Witness	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 1 effective 1 July 2015 - renamed and issued with technical corrections.	
ANZPGP203.1 RP	Acting as an Expert Witness – Resource Pack	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 1 effective 1 July 2015 - renamed and issued with technical corrections.	
ANZPGP204	Development Management	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 4 effective 1 July 2019 - renamed and issued with technical corrections.	
ANZPGP205	Feasibility Studies	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 5 effective 1 Oct 2009 - renamed and issued with technical corrections.	
ANZPGP206	Due Diligence	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 6 effective 1 Oct 2009 - renamed and issued with technical corrections.	
ANZPGP207	Property Research Guidelines	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 6 effective 1 July 2020 - renamed and issued with technical corrections.	
ANZPGP208	Property Insurance Management	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 7 effective 1 Oct 2009 - renamed and issued with technical corrections.	
ANZPGP209	Preparing a Property for Sale	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Formally ANZRPTIP 5 effective 1 July 2019 - renamed and issued with technical corrections.	

Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
NZVGP501	Goods and Services Tax (GST) in Property	1 July 2021	Deleted Date	https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally NZVTIP 1 effective 1 July 2016
NZVGP3U1	Goods and Services Tax (GST) in Property	1 July 2021		2	renamed and issued with technical
					corrections.
NZVGP502	Valuations of Real Property, Plant and Equipment for use in New	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally NZVTIP 2 effective 1 Jan 2018
	Zealand Financial Reports	200., ===		8	renamed and issued with technical
				<u></u>	corrections.
NZVGP503	Valuation Reports prepared by Unregistered Valuers	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally NZVTIP 3 effective 1 July 2019
				8	renamed and issued with technical
					corrections.
NZVGP504	Valuation of Houses Under Construction and Houses to be Built	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally NZVGN 3 effective 1 Oct 2009
	or Previously Unoccupied New Houses			8	renamed and issued with technical
		<u> </u>		4	corrections.
NZVGP505	Assessing Rental Value	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVGN 9 effective 1 Sept
				8	2008 - renamed and issued with
				1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	technical corrections.
NZVGP506	Valuation of Contaminated Land	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally NZRPGN 1 effective 1 Oct 2009
				\\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\	- renamed and issued with technical
NZDCDC01	Marker de of Maragina and	4 1		https://propertyinstitute.nz/Category?Action=View&Category_id=162	corrections.  Formally ANZRPGN 4 effective 1 Oct
NZPGP601	Methods of Measurement	1 July 2021		o nttps://propertyinstitute.iiz/Category:Action=view@category_iu=102	2009 - renamed and issued with
					technical corrections.
NZPGP602	Leasing Agent Services	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZRPGN 10 effective 1 Oct
NZF GI UUZ	Leasing Agent Services	1 July 2021		8	2009 - renamed and issued with
					technical corrections.
NZPGP603	Leasing Incentives	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZRPGN 3 effective 1 Oct
NZI CI OU	Leading meentives	1 301, 2022		8	2009 - renamed and issued with
					technical corrections.
The following is	s issued as GUIDANCE				
	Significant Valuation Uncertainty	1 July 2020	Replaces the previous protocols	https://propertyinstitute.nz/Category?Action=View&Category_id=162	Replaces the previous protocols
	Significant valuation entering,	1 300,7 = 3==	published on 27 and 29 March	8	published on 27 and 29 March 2020
ANZVP 01/2020			2020	<del>-</del>	

Document	Name	Effective date	Superseded/	Document Link	Notes
			Deleted Date		
International Va	aluation Standards (published by IVSC effective 31 January 2021) The f	ollowing apply to PIN7	2 and NZIV (including NZIV only) mem	bers in New Zealand.	
The following h	ave MANDATORY PRACTICE STATUS:				
General Standard	rds				
IVS 101	Scope of Works	31 Jan 2020		https://propertyinstitute.nz/Category?Action=View&Category_id=1402	Changes from previous editions of IVS
IVS 102	Investigations and Compliance	31 Jan 2020		7	Changes from previous editions of IVS
IVS 103	Reporting	31 Jan 2020		7	Changes from previous editions of IVS
IVS 104	Bases of Value	31 Jan 2020		7	Changes from previous editions of IVS
IVS 105	Valuation Approaches and Methods	31 Jan 2020		7	Changes from previous editions of IVS
Asset Standards:	ş <del>.</del>				
IVS 200	Business and Business Interests	31 Jan 2020		https://propertyinstitute.nz/Category?Action=View&Category_id=1402	Changes from previous editions of IVS
IVS 210	Intangible Assets	31 Jan 2020		7	Changes from previous editions of IVS
IVS 220	Non Financial Liabilities	31 Jan 2020		7	New IVS
IVS 300	Plant and Equipment	31 Jan 2020		7	Changes from previous editions of IVS
IVS 400	Real Property Interests	31 Jan 2020		7	No changes
IVS 410	Development Property	31 Jan 2020		7	Changes from previous editions of IVS
IVS 500	Financial Instruments	31 Jan 2020		7	No changes
API/PINZ/N7	ZIV Guidance Papers				
	ave BEST PRACTICE STATUS:				
ANZVGP101 Retrospective Valuations	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 1 effective 1 Jan	
	The disposal of the disposal o	200., 2000		8	2020 – renamed and issued with
					technical corrections.
ANZVGP102	Market Value of Property, Plant & Equipment in a Business	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 2 effective 1 Jan
		/		8	2016 - renamed and issued with
				<u></u>	technical corrections.
ANZVGP103	Addressing the Concept of "Forced Sale"	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 3 effective 1 July
		,		8	2015 - renamed and issued with
	<u> </u>				technical corrections.
ANZVGP104	Valuations for Insurance Purposes	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 4 effective 1 Jan
				8	2021- renamed and issued with
					technical corrections.
ANZVGP105	Valuation of Self Storage Facilities	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 5 effective 1 July
				8	2019- renamed and issued with
					technical corrections.
ANZVGP106	The Valuation of Partial Interests in Property Held Within Co-	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	,
	Ownership Structures			8	2019 - renamed and issued with
					technical corrections.
ANZVGP107	Valuation of Accommodation Hotels	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 7 effective 1 July
				8	2019 - renamed and issued with
					technical corrections.
ANZVGP108	Valuations for use in Offer Documents	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVGN 8 effective 1 Oct
				8	2009 - renamed and issued with
					technical corrections.
ANZVGP109	Market Value of Rural and Agribusiness Properties	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 9 effective 1 Jan
				8	2018 - renamed and issued with
					technical corrections.
ANZVGP110	Considerations when Forming an Opinion of Value When There Is	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162	Formally ANZVTIP 14 effective 1 Jan
	A Shortage of Market Transactions			8	2021- renamed and issued with
					technical corrections.

Standards, Gu	andards, Guidance Papers & Protocols that apply to PINZ Members, Registered Valuers and Plant & Machinery Valuers in New Zealand (as at 1 July 2021)						
Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes		
ANZVGP111	Valuation Procedures – Real Property	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 11 effective 1 July 2019 - renamed and issued with technical corrections.		
ANZVGP112	Valuation for Mortgage and Loan Security Purposes	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 12 effective 1 Jan 2020 - renamed and issued with technical corrections.		
ANZVGP113	Valuations for Compensation and Compulsory Acquisition	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 13 effective 1 Jan 2021- renamed and issued with technical corrections.		
ANZVGP113.1RP	Valuations for Compensation and Compulsory Acquisition - Resource Pack	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVTIP 13 effective 1 Jan 2021 - renamed and issued with technical corrections.		
ANZPGP201	Disclaimer Clauses and Qualification Statements	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 1 effective 1 Oct 2009 - renamed and issued with technical corrections.		
ANZPGP202	Property Advisors	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 2 effective 1 Jan 2016 - renamed and issued with technical corrections.		
ANZPGP202.1RP	Property Advisors - Resource Pack	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 2 effective 1 Jan 2016 - renamed and issued with technical corrections.		
ANZPGP203	Acting as an Expert Witness	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 1 effective 1 July 2015 - renamed and issued with technical corrections.		
ANZPGP203.1 RP	Acting as an Expert Witness – Resource Pack	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162  8	Formally ANZRPTIP 1 effective 1 July 2015 - renamed and issued with technical corrections.		
ANZPGP204	Development Management	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162  8	Formally ANZRPTIP 4 effective 1 July 2019 - renamed and issued with technical corrections.		
ANZPGP205	Feasibility Studies	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 5 effective 1 Oct 2009 - renamed and issued with technical corrections.		
ANZPGP206	Due Diligence	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 6 effective 1 Oct 2009 - renamed and issued with technical corrections.		
ANZPGP207	Property Research Guidelines	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 6 effective 1 July 2020 - renamed and issued with technical corrections.		
ANZPGP208	Property Insurance Management	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 7 effective 1 Oct 2009 - renamed and issued with technical corrections.		
ANZPGP209	Preparing a Property for Sale	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPTIP 5 effective 1 July 2019 - renamed and issued with technical corrections.		
NZVGP501	Goods and Services Tax (GST) in Property	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally NZVTIP 1 effective 1 July 2016 - renamed and issued with technical corrections.		
NZVGP502	Valuations of Real Property, Plant and Equipment for use in New Zealand Financial Reports	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally NZVTIP 2 effective 1 Jan 2018 - renamed and issued with technical corrections.		

Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
NZVGP503	Valuation Reports prepared by Unregistered Valuers	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally NZVTIP 3 effective 1 July 2019 - renamed and issued with technical corrections.
NZVGP504	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8_	Formally NZVGN 3 effective 1 Oct 2009 - renamed and issued with technical corrections.
NZVGP505	Assessing Rental Value	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZVGN 9 effective 1 Sept 2008 - renamed and issued with technical corrections.
NZVGP506	Valuation of Contaminated Land	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162 8	Formally NZRPGN 1 effective 1 Oct 2009 - renamed and issued with technical corrections.
NZPGP601	Methods of Measurement	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 4 effective 1 Oct 2009 - renamed and issued with technical corrections.
NZPGP602	Leasing Agent Services	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 10 effective 1 Oct 2009 - renamed and issued with technical corrections.
NZPGP603	Leasing Incentives	1 July 2021		https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Formally ANZRPGN 3 effective 1 Oct 2009 - renamed and issued with technical corrections.
API/PINZ/NZ	ZIV Protocols				
The following is	issued as GUIDANCE				
ANZVP 01/2020	Significant Valuation Uncertainty	1 July 2020	Replaces the previous protocols published on 27 and 29 March 2020	https://propertyinstitute.nz/Category?Action=View&Category_id=162_8	Replaces the previous protocols published on 27 and 29 March 2020

Document	<b>Technical Information Papers and Guidance Notes that</b> Name	Effective date	Superseded/	Document Link	Notes
Document	Name	Lifective date	Deleted Date	Document Link	Notes
International	Valuation Standards (published by IVSC effective 31 January 2020) 1	he following apply to PINZ		members in New Zealand.	
	have mandatory practice status:				
IVS 101	Scope of Works	31 Jan 2020		https://propertyinstitute.nz/Category?Action=View&Category_id=1402	Changes from previous
					editions of IVS
IVS 102	Investigations and Compliance	31 Jan 2020			Changes from previous
	<u> </u>	1044 0000			editions of IVS
IVS 103	Reporting	31 Jan 2020			Changes from previous editions of IVS
IVS 104	Bases of Value	31 Jan 2020			Changes from previous
173 104	bases of value	31 Jan 2020			editions of IVS
IVS 105	Valuation Approaches and Methods	31 Jan 2020			Changes from previous
					editions of IVS
Asset Standar	ds:	·			·
IVS 200	Business and Business Interests	31 Jan 2020		https://propertyinstitute.nz/Category?Action=View&Category_id=1402	Changes from previous
					editions of IVS
IVS 210	Intangible Assets	31 Jan 2020			Changes from previous
IV.C 220	Non Financial Linkilities	21 Jan 2020			editions of IVS New IVS
IVS 220 IVS 300	Non Financial Liabilities  Plant and Equipment	31 Jan 2020 31 Jan 2020			Changes from previous
173 300	Flant and Equipment	31 Jan 2020			editions of IVS
IVS 400	Real Property Interests	31 Jan 2020			No changes
IVS 410	Development Property	31 Jan 2020			Changes from previous
	Development roperty				editions of IVS
IVS 500	Financial Instruments	31 Jan 2020			No changes
API/PINZ/I	NZIV Guidance Notes and Technical Information Pape	rs			
The following	have best practice status:				
ANZVGN 8	Valuations for use in Offer Documents	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZVGP108 -
ANZVGN 9	Assessing Rental Value	1 Sept 2008	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZVGP505 -
ANZVTIP 1	Retrospective Valuations	1 Jan 2020	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Effective 1 July 2015
					Revised 1 Jan 2020
					Renamed and reissued as
ANZVTIP 2	Market Value of Property, Plant & Equipment in a Business	1 Jan 2016	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	ANZVGP101  Renamed and reissued as
ANZVIIF Z	Market value of Property, Plant & Equipment in a business	1 Jan 2010	1 July 2021	inttps://propertyinstitute.nz/Article: Action=view&Article_id=157	ANZVGP102
ANZVTIP 3	Addressing the Concept of "Forced Sale"	1 July 2015	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as
•	3				ANZVGP103
ANZVTIP 4	Valuations for Insurance Purposes	1 Jan 2021	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Effective 1 Jan 2016
					Revised 1 Jan 2021
					Renamed and reissued as ANZVGP104
ANZVTIP 5	Valuation of Self Storage Facilities	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as
, v III J	valuation of sen storage radinates	1 3019 2013	1 3019 2021	https://propertymattate.hz/mitiole: Action=viewaArticle_lu=157	ANZVGP105
ANZVTIP 6	The Valuation of Partial Interests in Property Held Within Co-	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as
-	Ownership Structures	, , , ,			ANZVGP106
ANZVTIP 7	Valuation of Accommodation Hotels	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as
					ANZVGP107

Standards, 1	<b>Technical Information Papers and Guidance Notes that</b>	apply to PINZ Me	embers, Registered Valu	uers and Plant & Machinery Valuers in New Zealand (as at 1 Ja	nuary 2021)
Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
ANZVTIP 9	Market Value of Rural and Agribusiness Properties	1 Jan 2018	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZVGP109 -
ANZVTIP 11	Valuation Procedures – Real Property	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZVGP111 -
ANZVTIP 12	Valuation for Mortgage and Loan Security Purposes	1 Jan 2020	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZVGP112 -
ANZVTIP 13	Valuations for Compensation and Compulsory Acquisition and Resource Pack	1 Jan 2021	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZVGP113 & ANZVGP113.1RP
ANZVTIP 14	Considerations when Forming an Opinion of Value When There Is A Shortage of Market Transactions	1 Jan 2021	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZVGP110 -
NZVGN 3	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses.	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZVGP504 -
NZVTIP 1	Goods and Services Tax (GST) in Property	1 July 2016	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZVGP501 -
NZVTIP 2	Valuations of Real Property, Plant and Equipment for use in New Zealand Financial Reports	1 Jan 2018	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZVGP502 -
NZVTIP 3	Valuation Reports prepared by Unregistered Valuers	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZVGP503 -
ANZRPGN 1	Disclaimer Clauses and Qualification Statements	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP201 -
ANZRPGN 3	Leasing Incentives	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZPGP603 -
ANZRPGN 4	Methods of Measurement	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZPGP601 -
ANZRPGN 5	Feasibility Studies	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP205 -
ANZRPGN 6	Due Diligence	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP206 -
ANZRPGN 7	Property Insurance Management	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP208 -
ANZRPGN 10	Leasing Agent Services	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZPGP602 -
ANZRPTIP 1	Acting as an Expert Witness	1 July 2015	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP203 & ANZPGP203.1 RP -
ANZRPTIP 2	Property Advisors	1 Jan 2016	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP202 & ANZPGP202.1RP
ANZRPTIP 4	Development Management	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP204
ANZRPTIP 5	Preparing a Property for Sale	1 July 2019	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP209
ANZRPTIP 6	Property Research Guidelines	1 July 2020	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as ANZPGP207
NZRPGN 1	Valuation of Contaminated Land	1 Oct 2009	1 July 2021	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Renamed and reissued as NZVGP506
The following o	documents are Guidance only:	'	,		

Standards, T	Standards, Technical Information Papers and Guidance Notes that apply to PINZ Members, Registered Valuers and Plant & Machinery Valuers in New Zealand (as at 1 January 2021)							
Document Name Effective date Superseded/ Document Link								
			Deleted Date					
Valuation	Significant Valuation Uncertainty	1 July 2020	Replaces the previous protocols	https://propertyinstitute.nz/Category?Action=View&Category_id=1628	Replaces the previous			
Protocol			published on 27 and 29 March		protocols published on 27			
			2020		and 29 March 2020			

Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
	Valuation Standards (published by IVSC effective 31 January 2020) The following apply to	PINZ and NZIV (inclu	iding NZIV only) me	embers in New Zealand.	
The following VS 101	Scope of Works	31 Jan 2020		https://propertyinstitute.nz/Category?Action=View&Category_id=1402	Changes from previous
V3 101	Scope of Works	31 Jan 2020		integration of the state of the	editions of IVS
VS 102	Investigations and Compliance	31 Jan 2020			Changes from previous
					editions of IVS
VS 103	Reporting	31 Jan 2020			Changes from previous
					editions of IVS
VS 104	Bases of Value	31 Jan 2020			Changes from previous
VS 105	Valuation Approaches and Methods	31 Jan 2020		_	editions of IVS Changes from previous
V3 103	valuation Approaches and Methods	31 Jan 2020			editions of IVS
sset Standar	rds:				Calcions of 143
/S 200	Business and Business Interests	31 Jan 2020		https://propertyinstitute.nz/Category?Action=View&Category_id=1402	Changes from previous
					editions of IVS
VS 210	Intangible Assets	31 Jan 2020			Changes from previous
V0.05-			1		editions of IVS
VS 300	Plant and Equipment	31 Jan 2020			New IVS
/S 400	Real Property Interests	31 Jan 2020			Changes from previous editions of IVS
/S 410	Development Property	31 Jan 2020			No changes
. , ,	Financial Instruments	31 Jan 2020			Changes from previous
		02302020			editions of IVS
NPI/PINZ Valu	uation and Property Standards:		1		
NZPS 1	Valuations for Compulsory Acquisitions	1 July 2017	31 Dec 2020	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Withdrawn replaced wit
					ANZVTIP 13.
	NZIV Guidance Notes and Technical Information Papers				
	have best practice status:				
NZVGN 5	Valuations for Compulsory Acquisitions	1 Oct 2009	31 Dec 2020	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Withdrawn replaced wit ANZVTIP 13.
ANZVGN 8	Valuations for use in Offer Documents	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVGN 9	Assessing Rental Value	1 Sept 2008		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVTIP 1	Retrospective Valuations	1 Jan 2020		https://propertyinstitute.nz/Article?Action=View&Article_id=197	Effective 1 July 2015
·=···· •		- 33 32.0			Revised 1 Jan 2020
ANZVTIP 2	Market Value of Property, Plant & Equipment in a Business	1 Jan 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVTIP 3	Addressing the Concept of "Forced Sale"	1 July 2015		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVTIP 4	Valuations for Insurance Purposes	1 Jan 2016	31 Dec 2020	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Effective 1 Jan 2016
					Revised 1 Jan 2021
	Valuation of Self Storage Facilities	1 July 2019		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 5		1	+	https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 5	The Valuation of Partial Interests in Property Held Within Co-Ownership Structures	1 July 2019		integration for the state of th	
	The Valuation of Partial Interests in Property Held Within Co-Ownership Structures  Valuation of Accommodation Hotels	1 July 2019 1 July 2019		https://propertyinstitute.nz/Article?Action=View&Article_id=197	

Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
ANZVTIP 11	Valuation Procedures – Real Property	1 July 2019		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVTIP 12	Valuation for Mortgage and Loan Security	1 Jan 2020		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVGN 3	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses.	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 1	Goods and Services Tax (GST) in Property	1 July 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 2	Valuations of Real Property, Plant and Equipment for use in New Zealand Financial Reports	1 Jan 2018		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 3	Valuation Reports prepared by Unregistered Valuers	1 July 2019		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 1	Disclaimer Clauses and Qualification Statements	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 3	Leasing Incentives	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 4	Methods of Measurement	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 5	Feasibility Studies	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 6	Due Diligence	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 7	Property Insurance Management	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 10	Leasing Agent Services	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPTIP 1	Acting as an Expert Witness	1 July 2015		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPTIP 2	Property Advisors	1 Jan 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPTIP 4	Development Management	1 July 2019		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPTIP 5	Preparing a Property for Sale	1 July 2019		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZRPGN 1	Valuation of Contaminated Land	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	

	Technical Information Papers and Guidance Notes that apply to PINZ Members, R				
Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
nternational '	 Valuation Standards (published by IVSC and adopted by PINZ 1 July 2017) The following apply to PINZ an	d NZIV (includin		embers in New Zealand.	
	have mandatory practice status:				
VS 101	Scope of Works	1 July 2017	Revised IVS	https://propertyinstitute.nz/Article?Action=View&Article_id=124	Revised (effective 31 Janua
VS 102	Investigations and Compliance	1 July 2017	(effective 31		2020)
/S 103	Reporting	1 July 2017	January		
/S 104	Bases of Value	1 July 2017	2020)		
/S 105	Valuation Approaches and Methods	1 July 2017			
sset Standar	ds:				
/S 200	Business and Business Interests	1 July 2017	Revised IVS	https://propertyinstitute.nz/Article?Action=View&Article_id=124	Revised
/S 210	Intangible Assets	1 July 2017	(effective 31		(effective 31 January 2020
/S 300	Plant and Equipment	1 July 2017	January		
/S 400	Real Property Interests	1 July 2017	2020)		
/S 410	Development Property	1 July 2017			
/S 500	Financial Instruments	1 July 2017			
•	nation and Property Standards:	T	T		
NZPS 1	Valuations for Compulsory Acquisitions	31 Dec 2009	1 July 2017	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Section 2 Amended 1 Jan 2014. and 1 July 2017
	NZIV Guidance Notes and Technical Information Papers				
	have best practice status:				
NZVGN 1	Valuation Procedures – Real Property	1 Oct 2009	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by ANZVTIP 11
NZVGN 2	Valuations for Mortgage and Loan Security Purposes	1 Oct 2009	1 Jan 2020	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by ANZVTIP12
ANZVGN 4	Valuation for Rating and Taxing	1 Oct 2009	1 Jan 2020	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Withdrawn
NZVGN 5	Valuations for Compulsory Acquisitions	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVGN 6	Valuation of Accommodation Hotels	1 Oct 2009	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by ANZVTIP 7
NZVGN 7	The Valuation of Partial Interests in Property held within Co-Ownership Structures	1 Oct 2009	1 July 2019		Replaced by ANZVTIP 6
NZVGN 8	Valuations for use in Offer Documents	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVGN 9	Assessing Rental Value	1 Sept 2008		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVGN 11	Valuation of Self Storage Facilities	1 Jan 2011	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by ANZVTIP 5
ANZVTIP 1	Retrospective Valuations	1 July 2015	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Reviewed and Revised 1 July 2019
NZVTIP 2	Market Value of Property, Plant & Equipment in a Business	1 Jan 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 3	Addressing the Concept of "Forced Sale"	1 July 2015		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVTIP 4	Valuations for Insurance Purposes	1 Jan 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZVTIP 9	Market Value of Rural and Agribusiness Properties	1 Jan 2018		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
IZVGN 3	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 1	Goods and Services Tax (GST) in Property	1 July 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZVTIP 2	Valuations of Real Property, Plant and Equipment for use in New Zealand Financial Reports	1 Jan 2018		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZRPGN 1	Disclaimer Clauses and Qualification Statements	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	

Standards,	<b>Technical Information Papers and Guidance Notes that apply to PINZ Me</b>	embers, Registered Va	luers and Pla	ant & Machinery Valuers in New Zealand. (as at 1.	lanuary 2018)
Document	Name	Effective date	Superseded/ Deleted Date	Document Link	Notes
NZRPGN 3	Leasing Incentives	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZRPGN 4	Methods of Measurement	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 5	Feasibility Studies	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 6	Due Diligence	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 7	Property Insurance Management	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPGN 8	Preparing Property for Sale	1 Oct 2009	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by ANZRPTIP 5
ANZRPGN 9	Property Development, Management and 'Terms of Appointment'	1 Oct 2009	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by ANZRPTIP 4
NZRPGN 10	Leasing Agent Services	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
NZRPTIP 1	Acting as An Expert Witness	1 July 2015		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
ANZRPTIP 2	Property Advisors	1 Jan 2016		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
IZRPGN 1	Valuation of Contaminated Land	1 Oct 2009		https://propertyinstitute.nz/Article?Action=View&Article_id=197	
IZRPGN 2	Countersigning of Valuation Reports Prepared by Unregistered Valuers	1 Oct 2009	1 July 2019	https://propertyinstitute.nz/Article?Action=View&Article_id=197	Replaced by NZVTIP 3

Standards, Tecl	nnical Information Papers and Guidance Notes that apply to PINZ Members, Registered Valuers a	ind Plant & Mach	inery Valuers	in New Zealand (as at	t 1 January 2014)
Document	Name	Effective date	Superseded/ Deleted date	Superseded/Replaced/ Withdrawn	Notes
International Valua	tion Standards (published by PINZ/API July 2011i) The following apply to PINZ and NZIV (including NZIV only) members in	New Zealand.			
The following have	mandatory practice status:				
IVS 101	Scope of Works	1 Jan 2014	30 June 2017	Superseded	
IVS 102	Implementation	1 Jan 2014	30 June 2017	Superseded	
IVS 103	Reporting	1 Jan 2014	30 June 2017	Superseded	
<b>Asset Standards:</b>					
IVS 200	Businesses and Business Interests	1 Jan 2014	30 June 2017	Superseded	
IVS 210	Intangible Assets	1 Jan 2014	30 June 2017	Superseded	
IVS 220	Plant and Equipment	1 Jan 2014	30 June 2017	Superseded	
IVS 230	Real Property Interests	1 Jan 2014	30 June 2017	Superseded	
IVS 233	Investment Property Under Construction	1 Jan 2014	30 June 2017	Superseded	
IVS 250	Financial Instruments	1 Jan 2014	30 June 2017	Superseded	
Valuation Applicati	ons:				
IVS 300	Valuations for Financial Reporting	1 Jan 2014	30 June 2017	Superseded	
IVS 310	Valuations of Real Property for Secured Lending	1 Jan 2014	30 June 2017	Superseded	
ANZPS 1	Valuations for Compulsory Acquisitions	31 Dec 2009	31 Dec 2013	Superseded	Section 2 modified 31/12/13
The following have	best practice status:			<u>.                                      </u>	
ANZVGN 1	Valuation Procedures – Real Property	1 Oct 2009			
ANZVGN 2	Valuations for Mortgage and Loan Security Purposes	1 Oct 2009			
ANZVGN 3	Valuations for Mortgage and Loan Security Purposes (Forced Sale)	1 Oct 2009	31 Dec 2015	Superseded	Replaced by ANZVTIP3 31/12/15
ANZVGN 4	Valuation for Rating and Taxing	1 Oct 2009		·	, , , , , , , , , , , , , , , , , , , ,
ANZVGN 5	Valuations for Compulsory Acquisitions	1 Oct 2009			
ANZVGN 6	Valuation of Accommodation Hotels	1 Oct 2009			
ANZVGN 7	The Valuation of Partial Interests in Property held within Co-ownership Structures	1 Oct 2009			
ANZVGN 8	Valuations for use in Offer Documents	1 Oct 2009			
ANZVGN 9	Assessing Rental Value	1 Sept 2008			
ANZVGN 10	Valuation of Agricultural Properties	1 Sept 2008	1 Jan 2018	Superseded	Replaced by ANZVTIP9 1/1/18
ANZVGN 11	Valuation of Self Storage Facilities	1 Jan 2011		·	
ANZVGN 12	Market Value of a Property, Plant and Equipment as Part of a Going Concern Business	1 Aug 2011	31 Dec 2015	Superseded	Replaced by ANZVTIP2 31/12/15
ANZVGN 13	Valuation for Insurance Purposes	1 Oct 2011	31 Dec 2015	Superseded	Replaced by ANZVTIP4 31/12/15
ANZVTIP 1	Retrospective Valuations	1 Jan 2016			
ANZVTIP 2	Market Value of Property, Plant & Equipment in a Business	1 Jan 2016			
ANZVTIP 3	Addressing the Concept of Forced Sale	1 July 2015			
ANZVTIP 4	Valuations for Insurance purposes	1 Jan 2016			
NZVTIP 1	Goods and Services Tax (GST) in Property	1 July 2016			
ANZRPTIP 1	Acting as An Expert Witness	1 July 2015			
ANZRPTIP 2	Property Advisors	1 Jan 2016			
NZVGN 1	Valuations for use in New Zealand Financial Reports	1 Oct 2009	21 Jan 2018	Superseded	Replaced by NZVTIP2 - 1/1/18
NZVGN 3	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses	1 Oct 2009			
ANZRPGN 1	Disclaimer Clauses and Qualification Statements	1 Oct 2009			
ANZRPGN 2	Acting as an Expert Witness, Advocate or Arbitrator	1 Oct 2009	1 Jan 2016	Superseded	Replaced by ANZRPTIP1 1/1/16
ANZRPGN 3	Leasing Incentives	1 Oct 2009			
ANZRPGN 4	Methods of Measurement	1 Oct 2009			
ANZRPGN 5	Feasibility Studies	1 Oct 2009			
ANZRPGN 6	Due Diligence	1 Oct 2009			
ANZRPGN 7	Property Insurance Management	1 Oct 2009			
ANZRPGN 8	Preparing Property for sale	1 Oct 2009			
ANZRPGN 9	Property Development, Management and 'Terms of Appointment'	1 Oct 2009			
ANZRPGN 10	Leasing Agent Services	1 Oct 2009		_1	

NZRPGN 1	Valuation of Contaminated Land	1 Oct 2009		
NZRPGN 2	Countersigning of Valuation Reports Prepared by Unregistered Valuers	1 Oct 2009		

Document	Name	Effective date	Superseded/	Superseded/Replaced/	Notes
			Deleted date	Withdrawn	
	ation Standards (published by PINZ/API July 2011ii) The following apply to PINZ and NZIV (including NZIV only) members in the control of the	ers in New Zealand.			
	e mandatory practice status:	4.12042	24 D 2042	6	
IVS 101	Scope of Works	1 Jan 2012	31 Dec 2013	Superseded	
IVS 102	Implementation	1 Jan 2012	31 Dec 2013	Superseded	
IVS 103	Reporting	1 Jan 2012	31 Dec 2013	Superseded	<u> </u>
Asset Standards 1		4.12042	24 D 2042		
IVS 200	Businesses and Business Interests	1 Jan 2012	31 Dec 2013	Superseded	
IVS 210	Intangible Assets	1 Jan 2012	31 Dec 2013	Superseded	
IVS 220	Plant and Equipment	1 Jan 2012	31 Dec 2013	Superseded	
IVS 230	Real Property Interests	1 Jan 2012	31 Dec 2013	Superseded	
IVS 233	Investment Property under Construction	1 Jan 2012	31 Dec 2013	Superseded	
IVS 250	Financial Instruments	1 Jan 2012	31 Dec 2013	Superseded	
	Valuations for Financial Reporting	1 lon 2012	21 Dec 2012	Cuparcadad	
IVS 300	Valuations for Financial Reporting  Valuations of Real Property for Secured Lending	1 Jan 2012	31 Dec 2013	Superseded	
IVS 310		1 Jan 2012	31 Dec 2013	Superseded	Continuo 2 difin d 24 /4 2 /4 2
ANZPS 1	Valuations for Compulsory Acquisitions	1 Oct 2009	31 Dec 2013	Superseded	Section 2 modified 31/12/13
ANZVGN 1	best practice status:	1 Oct 2000	<u> </u>		
ANZVGN 1 ANZVGN 2	Valuation Procedures – Real Property	1 Oct 2009 1 Oct 2009	+		
ANZVGN 2 ANZVGN 3	Valuations for Mortgage and Ioan Security Purposes  Valuations for Mortgage and Loan Security Purposes (Forced Sale)	1 Oct 2009	31 Dec 2013	Cuparcadad	Replaced by ANZVTIP3 31/12/15
ANZVGN 3 ANZVGN 4	Valuation for Rating and Taxing	1 Oct 2009	31 Dec 2013	Superseded	Replaced by ANZVIIPS 31/12/13
ANZVGN 5	Valuation for Compulsory Acquisitions	1 Oct 2009	+		
ANZVGN 5 ANZVGN 6	Valuation of Accommodation Hotels	1 Oct 2009	+	1	
ANZVGN 7		1 Oct 2009	+	1	
ANZVGN 7 ANZVGN 8	The Valuation of Partial Interests in Property held within Co-Ownership Structures  Valuations for use in Offer Documents	1 Oct 2009	+		
ANZVGN 8 ANZVGN 9	Assessing Rental Value	1 Sept 2008	+		
ANZVGN 9  ANZVGN 10		1 Sept 2008	9 June 2016	Superseded	
ANZVGN 10 ANZVGN 11	Valuation of Agricultural Properties  Valuation of Self Storage Facilities	1 Jan 2011	9 Julie 2016	Superseueu	
			31 Dec 2015	Cuparadad	Depleted by ANZV/TID2 21/12/15
ANZVGN 12	Market Value of a Property, Plant and Equipment as Part of a Going Concern Business  Valuation for Insurance Burneses	1 Aug 2011.		Superseded	Replaced by ANZVTIP2 31/12/15
ANZVGN 13 NZVGN 1	Valuation for Insurance Purposes  Valuations for use in New Zeeland Financial Paperts	1 Oct 2011 1 Oct 2009	31 Dec 2015	Superseded	Replaced by ANZVTIP4 31/12/15
NZVGN 1 NZVGN 2	Valuations for use in New Zealand Financial Reports  Insurance Valuation Reports	1 Oct 2009	7 July 2017 1 Oct 2011	Superseded Superseded	Replaced by ANZVGN13 1/10/11
NZVGN 2 NZVGN 3	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses.	1 Oct 2009	1 001 2011	Superseueu	Replaced by ANZVGN13 1/10/11
ANZRPGN 1	Disclaimer Clauses and Qualification Statements	1 Oct 2009	+		
ANZRPGN 1	Acting as an Expert Witness, Advocate or Arbitrator	1 Oct 2009			
ANZRPGN 3		1 Oct 2009			
ANZRPGN 3 ANZRPGN 4	Leasing Incentives  Methods of Measurement	1 Oct 2009			
ANZRPGN 4 ANZRPGN 5	Feasibility Studies	1 Oct 2009			
ANZRPGN 5	Due Diligence	1 Oct 2009			
ANZRPGN 6 ANZRPGN 7	Property Insurance Management	1 Oct 2009			
ANZRPGN 7 ANZRPGN 8	Preparing Property for sale	1 Oct 2009			
ANZRPGN 8 ANZRPGN 9	Property Development, Management and 'Terms of Appointment'	1 Oct 2009			
ANZRPGN 9 ANZRPGN 10	Leasing Agent Services	1 Oct 2009	1		
NZRPGN 10 NZRPGN 1	Valuation of Contaminated Land	1 Oct 2009			
NZRPGN 1 NZRPGN 2	Countersigning of Valuation Reports Prepared by Unregistered Valuers	1 Oct 2009			<u> </u>

Standards, Ted	chnical Information Papers and Guidance Notes that apply to PINZ Members, Registered Valu	ers and Plant & Mach	inery Valuers	in New Zealand (as a	t 1 October 2009)
Document	Name	Effective date	Superseded/ Deleted date	Superseded/Replaced/ Withdrawn	Notes
	Zealand Valuation and Property Standards (published by PINZ/API June 200iii) The following apply to PINZ and NZIV	(including NZIV only) memb	ers in New Zealar	nd.	
The following have	e mandatory practice status:				
IVS 1	Market Value Basis of Valuation	1 Oct 2009	31 Dec 2011	Superseded	
IVS 2	Bases Other than Market Value	1 Oct 2009	31 Dec 2011	Superseded	
IVS 3	Valuation Reporting	1 Oct 2009	31 Dec 2011	Superseded	
IVA 1	Valuation for Financial Reporting	1 Oct 2009	31 Dec 2011	Superseded	
IVA 2	Valuation for Secured Lending Purposes	1 Oct 2009	31 Dec 2011	Superseded	
IVA 3	Valuation of Public Sector Assets for Financial Reporting	1 Oct 2009	31 Dec 2011	Superseded	
ANZPS 1	Valuations for Compulsory Acquisitions	1 Oct 2009			
IVGN 1	Real Property Valuation	1 Oct 2009			
IVGN 2	Valuation of Lease Interests	1 Oct 2009			
IVGN 3	Valuation of Plant and Equipment	1 Oct 2009			
IVGN 4	Valuation of Intangible Assets	1 Oct 2009			
IVGN 5	Valuation of Personal Property	1 Oct 2009			
IVGN 6	Business Valuation	1 Oct 2009			
IVGN 7	Consideration of Hazardous and Toxic Substances in Valuation	1 Oct 2009			
IVGN 8	Cost Approach for Financial Reporting-DRC	1 Oct 2009			
IVGN 9	(DCF) Analysis for Market Valuations and Investment Analysis	1 Oct 2009			
IVGN 10	Valuation of Agricultural Properties	1 Oct 2009			
IVGN 11	Reviewing Valuations	1 Oct 2009			
IVGN 12	Valuation of Trade Related Property previously - Valuation of Specialised Trading Property	1 Oct 2009			
IVGN 13	Mass Appraisal for Property Taxation	1 Oct 2009			
IVGN 14	Valuation of Properties in Extractive Industries	1 Oct 2009			
IVGN 15	Valuation of Historic Property	1 Oct 2009			
The following have	e best practice status:		_		
ANZVGN 1	Valuation Procedures – Real Property	1 Oct 2009			
ANZVGN 2	Valuations for Mortgage and Ioan Security Purposes	1 Oct 2009			
ANZVGN 3	Valuations for Mortgage and Loan Security Purposes (Forced Sale)	1 Oct 2009	31 Dec 2015	Replaced	Replaced by ANZVTIP3 31/12/15
ANZVGN 4	Valuation for Rating and Taxing	1 Oct 2009		'	
ANZVGN 5	Valuations for Compulsory Acquisitions	1 Oct 2009			
ANZVGN 6	Valuation of Accommodation Hotels	1 Oct 2009			
ANZVGN 7	The Valuation of Partial Interests in Property held within Co-Ownership Structures	1 Oct 2009			
ANZVGN 8	Valuations for use in Offer Documents	1 Oct 2009			
ANZVGN 9	Assessing Rental Value	1 Sept 2008			
ANZVGN 10	Valuation of Agricultural Properties	1 Sept 2008			
NZVGN 1	Valuations for use in New Zealand Financial Reports	1 Oct 2009			
NZVGN 2	Insurance Valuation Reports	1 Oct 2009	1 Oct 2011	Replaced	Replaced by ANZVGN13 1/10/11
NZVGN 3	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses	1 Oct 2009	1 000 2011	Replaced	110014004 57 / 11127 01125 1/ 10/ 11
ANZRPGN 1	Disclaimer Clauses and Qualification Statements	1 Oct 2009			
ANZRPGN2	Acting as an Expert Witness, Advocate or Arbitrator	1 Oct 2009	31 Dec 2015	Replaced	Replaced by ANZRPTIP1 31/12/15
ANZRPGN 3	Leasing Incentives	1 Oct 2009	01 200 2013		
ANZRPGN 4	Methods of Measurement	1 Oct 2009			
ANZRPGN 5	Feasibility Studies	1 Oct 2009			
ANZRPGN 6	Due Diligence	1 Oct 2009			
ANZRPGN 7	Property Insurance Management	1 Oct 2009	+	1	
ANZRPGN 7	Preparing Property for sale	1 Oct 2009			
ANZRPGN 9	Property Development, Management and 'Terms of Appointment'	1 Oct 2009			
ANZRPGN 10	Leasing Agent Services	1 Oct 2009			
	Valuation of Contaminated Land			+	
NZRPGN 1	valuation of Contaminated Land	1 Oct 2009			

NZRPGN 2	Countersigning of Valuation Reports Prepared by Unregistered Valuers	1 Oct 2009	T	
FND OF AUSTR	ALIA & NEW ZEALAND VALUATION & PROPERTY STANDARDS.			
		nd NZIV (including NZ	IV only) mom	hors in Now Zooland
	actice FIFTH EDITION (published by PINZ/API November 2006) The following apply to PINZ a	ilu NZIV (Iliciuullig NZ	iv only) mem	bers in New Zealand.
	mandatory practice status:	4.84	1.0.1.2000	Committee
IVS 1	Market Value Basis of Valuation	1 March 2007	1 Oct 2009	Superseded
IVS 2	Bases Other than Market Value	1 March 2007	1 Oct 2009	Superseded
IVS 3	Valuation Reporting	1 March 2007	1 Oct 2009	Superseded
IVA 1	Valuation for Financial Reporting	1 March 2007	1 Oct 2009	Superseded
IVA 2	Valuation for Lending Purposes	1 March 2007	1 Oct 2009	Superseded
ANZPS 1	Valuations for Compulsory Acquisitions	1 March 2007	1 Oct 2009	Superseded
IVGN 1	Real Property Valuation	1 March 2007	1 Oct 2009	Superseded
IVGN 2	Valuation of Lease Interests	1 March 2007	1 Oct 2009	Superseded
IVGN 3	Valuation of Plant and Equipment	1 March 2007	1 Oct 2009	Superseded
IVGN 4	Valuation of Intangible Assets	1 March 2007	1 Oct 2009	Superseded
IVGN 5	Valuation of Personal Property	1 March 2007	1 Oct 2009	Superseded
IVGN 6	Business Valuation	1 March 2007	1 Oct 2009	Superseded
IVGN 7	Consideration of Hazardous and Toxic Substances in Valuation	1 March 2007	1 Oct 2009	Superseded
IVGN 8	Depreciated Replacement Cost	1 March 2007	1 Oct 2009	Superseded
IVGN 9	Discounted Cash Flow (DCF) Analysis for Market and Non-Market Based Valuations	1 March 2007	1 Oct 2009	Superseded
IVGN 10	Valuation of Agricultural Properties	1 March 2007	1 Oct 2009	Superseded
IVGN 11	Reviewing Valuations	1 March 2007	1 Oct 2009	Superseded
IVGN 12	Valuation of Specialised Trading Properties	1 March 2007	1 Oct 2009	Superseded
IVGN 13	Mass Appraisal for Property Taxation	1 March 2007	1 Oct 2009	Superseded
IVGN 14	Valuation of Properties in Extractive Industries	1 March 2007	1 Oct 2009	Superseded
The following have	best practice status:			
ANZVGN 1	Valuation Procedures – Real Property	1 March 2007	1 Oct 2009	Superseded
ANZVGN 2	Valuations for Mortgage and Loan Security Purposes	1 March 2007	1 Oct 2009	Superseded
ANZVGN 3	Valuations for Mortgage and Loan Security Purposes (Forced Sale)	1 March 2007	1 Oct 2009	Superseded
ANZVGN 4	Valuation for Rating and Taxing	1 March 2007	1 Oct 2009	Superseded
ANZVGN 5	Valuations for Compulsory Acquisitions	1 March 2007	1 Oct 2009	Superseded
ANZVGN 6	Valuation of Accommodation Hotels	1 March 2007	1 Oct 2009	Superseded
ANZVGN 7	The Valuation of Partial Interests in Property held within Co-Ownership Structures	1 March 2007	1 Oct 2009	Superseded
ANZVGN 8	Prospectus Valuations	1 March 2007	1 Oct 2009	Superseded
NZVGN 1	Valuations for use in New Zealand Financial Reports	1 March 2007	1 Oct 2009	Superseded
NZVGN 2	Insurance Valuation Reports	1 March 2007	1 Oct 2009	Superseded
NZVGN 3	The Valuation of Rural Properties.	1 March 2007	1 Oct 2009	Superseded
NZVGN 4	Valuation of Houses Under Construction and Houses to be Built or Previously Unoccupied New Houses.	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 1	Disclaimer Clauses and Qualification Statements	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 2	Acting as an Expert Witness, Advocate or Arbitrator	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 3	Leasing Incentives	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 4	Methods of Measurement	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 5	Feasibility Studies	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 6	Due Diligence	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 7	Property Insurance Management	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 8	Preparing Property for sale	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 9	Property Development, Management and 'Terms of Appointment'	1 March 2007	1 Oct 2009	Superseded
ANZRPGN 10	Leasing Agent Services	1 March 2007	1 Oct 2009	Superseded
NZRPGN 1	Valuation of Contaminated Land	1 March 2007	1 Oct 2009	Superseded
NZRPGN 2	Countersigning of Valuation Reports Prepared by Unregistered Valuers	1 March 2007	1 Oct 2009	Superseded
The following addit	ions to Professional Practice Fifth Edition were issued in 2008 and have guidance status.			
ANZVGN 8	Valuations for use in Offer Documents	25 June 2008	1 Oct 2009	Superseded
ANZVGN 9	Assessing Rental Value	25 June 2008	1 Oct 2009	Superseded
ANZVGN 10	Valuation of Agricultural Properties	25 June 2008	1 Oct 2009	Superseded

## **END OF PROFESSIONAL PRACTICE FIFTH EDITION**

API/NZPI Professional PRACTICE 2004 (published by API February 2004 Fourth Edition) The following apply to PINZ and NZIV (including NZIV only) members in New Zealand. All have good practice status however the practice status of PS 1, 2, 3 & 4 was upgraded from good to mandatory from 21 July 2004.

practice stat	practice status nowever the practice status of PS 1, 2, 3 & 4 was upgraded from good to mandatory from 21 July 2004.					
The following h	had good practice status however the status of Practice Standards (PS) was upgraded from good to	mandatory from 21 July 2004.iv				
PS 1	Valuation Procedures	1 May 2004 1 March 2007 Superseded				
PS 2	Valuations for Mortgage & Loan Security Purposes	1 May 2004 1 March 2007 Superseded				
PS 3	Valuations for Financial Reporting Purposes	1 May 2004 1 March 2007 Superseded				
IVS 1	Market Value Basis of Valuation	1 May 2004 1 March 2007 Superseded				
IVS 2	Valuation Bases Other than Market Value	1 May 2004 1 March 2007 Superseded				
IVA 1v	Valuation for Financial Reporting	1 May 2004 1 March 2007 Superseded				
IVA 2	Valuation for Lending Purposes	1 May 2004 1 March 2007 Superseded				
GN 1.1	Valuation Procedures - Real Property	1 May 2004 1 March 2007 Superseded				
GN 2.1	Valuations for Mortgage and Loan Security Purposes	1 May 2004 1 March 2007 Superseded				
GN 3.1	Valuations for Financial Reporting Purposes in Australia	1 May 2004 1 March 2007 Superseded				
GN 3.2	Valuation for Financial Reporting Purposes in New Zealand	1 May 2004 1 March 2007 Superseded				
The following P	Practice Standard (PS) had exposure status from 1 May 2004 and mandatory status from 1 May 200	i.				
PS 4	Valuations for Compulsory Acquisitions	1 May 2004 1 March 2007 Superseded				
The following h	had exposure status from 1 May 2004 and good practice status from 1 May 2005.					
GN 1.2	Valuation Procedures - Plant and Equipment	1 May 2005 1 March 2007 Superseded				
GN 1.3	Land Contamination Issues	1 May 2005 1 March 2007 Superseded				
GN 1.4	Native Title Issues	1 May 2005 1 March 2007 Superseded				
GN 1.5	Valuation of Accommodation Hotels	1 May 2005 1 March 2007 Superseded				
GN 1.6	Valuation of Owner Occupied property	1 May 2005 1 March 2007 Superseded				
GN 1.7	Disclaimer Clauses and Qualification Statements	1 May 2005 1 March 2007 Superseded				
GN 1.8	Leasing Incentives	1 May 2005 1 March 2007 Superseded				
GN 1.9	Electronic Transmission of Documents	1 May 2005 1 March 2007 Superseded				
GN 2.2	Valuations for Mortgage and Loan Security Purposes (Forced Sale)	1 May 2005 1 March 2007 Superseded				
GN 4.1	Valuations for Compulsory Acquisitions	1 May 2005 1 March 2007 Superseded				
GN 5.1	Valuation for Rating and Taxing	1 May 2005 1 March 2007 Superseded				
GN 6.1	Methods of Measurementvi	1 May 2005 1 March 2007 Superseded				
GN 6.2	Feasibility Studies	1 May 2005 1 March 2007 Superseded				
GN 6.3	Due Diligence	1 May 2005 1 March 2007 Superseded				
GN 6.4	Property Insurance	1 May 2005 1 March 2007 Superseded				
GN 6.5	Preparing Property for sale	1 May 2005 1 March 2007 Superseded				
GN 6.6	Property Development, Management and 'Terms of Appointment'	1 May 2005 1 March 2007 Superseded				
GN 6.7	Leasing Agent Services	1 May 2005 1 March 2007 Superseded				
GN 6.8	Prospectus Valuations	1 May 2005 1 March 2007 Superseded				
GN 6.9	Acting as an Expert Witness, Advocate or Arbitrator	1 May 2005 1 March 2007 Superseded				

IPMV Plant & Machine	ry Valuation Standards (published by the Institute of Plant & Machinery Valuers April 1998 and effective from 20 N	March 1998.) The following a	applied to membe	ers carrying out Plant and Machinery Valuations in New
Zealand. All had best p				
GP 1	General Principles	20 March 1998	1 May 2004	Superseded
PS 1	Market Value Basis	20 March 1998	1 May 2005	Superseded
PS 2	Depreciated Replacement Cost Basis	20 March 1998	1 May 2005	Superseded
GN 1	Value in Exchange	20 March 1998	1 May 2005	Superseded
GN 2	Valuations for Financial Statements	20 March 1998	1 May 2004	Superseded
GN 3	Value for Security Against Loan	20 March 1998	1 May 2004	Superseded
GN 4	Value for Insurance Purposes	20 March 1998	1 May 2005	Superseded
GN 5	Receivership, Liquidation and Insolvency Valuations	20 March 1998	1 May 2005	Superseded
VP 1	Plant and Machinery Valuation Procedures	20 March 1998	1 May 2004	Superseded
<b>END IPMV PLANT</b>	& MACHINERY VALUATION STANDARDS 1998			
NZIV Technical Handbo	ok: NZIV Valuation Standards (published by NZIV 1 January 1995 REVISION) The following apply to NZIV members	in New Zealand.		
	t practice status from 1 January 1995			
Practice Standard 1	The Valuation of Residential Properties	1 Jan 1995	1 May 2004	Superseded
Practice Standard 2	The Valuation of Residential Properties for Mortgage Purposes	1 Jan 1995	1 May 2004	Superseded
Practice Standard 3	The Valuation of Rural Properties	1 Jan 1995	1 May 2007	Superseded
Practice Standard 4	The Valuation of Suburban Commercial Property	1 Jan 1995	1 March 1997	Withdrawn
Valuation Standard	General Valuation Concepts and Principles	1 Jan 1995	1 May 2004	Superseded
Valuation Standard 1	Market Value Basis of Valuation	1 Jan 1995	1 May 2004	Superseded
Valuation Standard 2	Valuation Bases other than Market Value	1 Jan 1995	1 May 2004	Superseded
Valuation Standard 3	Valuations for Financial Statements	1 Jan 1995	1 May 2004	Superseded
Valuation Standard 4	Valuations for Loan Security, Mortgages and Debentures	1 Jan 1995	1 May 2004	Superseded
The following have gui	dance status from 1 January 1995.			
Background Paper 1	The Valuer	1 Jan 1995	1 May 2005	Superseded
Background Paper 2	The Valuer's Relationship with the Client	1 Jan 1995	1 May 2005	Superseded
Background Paper 3	The Valuer's Relationship with the Auditor	1 Jan 1995	1 May 2005	Superseded
Background Paper 4	The Valuer's Relationship with other Experts	1 Jan 1995	1 May 2005	Superseded
Guidance Note 1	Valuations and GST	1 Jan 1995	1 May 2005	Superseded
Guidance Note 2	Risk Assessment and the Valuer Relationship to Third Parties	1 Jan 1995	1 May 2005	Superseded
Guidance Note 3	Valuation of Contaminated Land; and Bibliography	1 Jan 1995	1 March 2007	Superseded
Guidance Note 4	Use of Discounted Cash Flow in Property Valuations	1 Jan 1995	1 May 2005	Superseded
Guidance Note 5	Insurance Valuation Reports	1 Jan 1995	1 March 2007	Superseded
Guidance Note 6	Letters of Engagement; and Disclaimers	1 Jan 1995	1 May 2005	Superseded
The following had prov	isional status for 12 months from 1 March 1997 and full practice standard or guidance note status from 1 March 19	998.		
Practice Standard 4	The Valuation of Commercial Property	1 March 1998	1 May 2004	Superseded
Guidance Note 7	Valuation of Houses Under Construction; and Houses to be Built or Previously Unoccupied New Houses	1 March 1998	1 March 2007	Superseded
Guidance Note 8	Fractional Valuations	1 March 1998	1 May 2005	Superseded
Guidance Note 9	Counter-signing of Valuation Reports Prepared by Unregistered Valuers.	1 March 1998	1 March 2007	Superseded
The following had prov	isional status from 1 March 1998			

## END OF NZIV TECHNICAL HANDBOOK

Guidance Note 10

**END API/NZPI PROFESSIONAL PRACTICE 2004** 

Note: it is acknowledged that some content from the existing NZIV/NZPI guidance notes is not currently covered. Work is proceeding on the development of a guidance note on the Valuation of Rural Properties, Insurance Valuations and the Valuation of Houses under Construction and Houses to be built or Previously Unoccupied.

1 March 1998 1 March 2007 | Superseded

Independence of a Professional Advisor.