

Qualifications of David H. Brooks, CRE, MAI
Senior Managing Director
Valbridge Property Advisors | Baltimore Washington Metro



Independent Valuations for a Variable World

State Certifications

State of Maryland
Commonwealth of Virginia
State of Delaware
District of Columbia
State of Pennsylvania

Membership/Affiliations

Executive Vice President: Valbridge Property Advisors, Inc.
Member: Appraisal Institute - MAI Designation
Member: Counselors of Real Estate - CRE Designation
Past President: Appraisal Institute - Maryland Chapter
Licensed Broker: Maryland Real Estate Commission
Past President: Comprehensive Housing Assistance, Inc. (CHAI)

Education

American University
Master of Science
Real Estate & Urban Development

Bachelor of Science
Urban Development & Accounting

Appraisal Institute & Related Courses

Urban Development; Real Estate Principles; Real Estate Investment Strategy; Basic Appraisal Principles; Residential Development Process; Land Use & Development; Real Estate Market Analysis; Urban Properties; Standards of Professional Practice; Litigation Valuation; Capitalization Theory & Techniques; Housing Economics & Community Development; Seminar in Real Estate & Urban Development; Appraising Historic Preservation Easements; Fundamentals of Separating Real Property, Personal Property & Intangible Business Assets

Contact Details

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(443) 277-3909 (mobile)
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Marriottsville, MD 21104
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Background

Owner: Valbridge | Baltimore Washington Metro (2016-Present)
Partner: Valbridge | Lipman Frizzell & Mitchell LLC (2013-2016)
Partner: Lipman Frizzell & Mitchell LLC (1985 to 2013)
Associate: Lipman Frizzell & Mitchell LLC (1978 to 1985)
Past President – Maryland Chapter – Appraisal Institute, 1997
Managing General Partner – Marbrook Realty LLLP, & others, since 1979
President – Brooks Management Company, Inc., since 1979
Past President – CHAI, (non-profit housing), 2000-2002

Expert Witness Experience

Federal Tax Court	Federal Bankruptcy Court
Maryland Tax Court	DC Tax Court,
Prince George's Co. Circuit Court	Circuit Court of Loudoun County
Various County Board hearings	Property Tax Assessment Appeals Board

Instructor

John's Hopkins University – Master's Degree Program – Real Estate Appraisal; Maryland and Northeastern Association of Assessing Officers Educational Conference – Hotel Appraisal for Ad Valorem Purposes (2016); MICPEL, Seminar on Real Estate Tax Assessment; University of Maryland, School of Public Affairs – Seminar on Housing, Land Use Planning & Zoning

Competency

Assignment types include appraisal/valuation, evaluation, marketability, economic feasibility, highest & best use, pricing, absorption and investment analysis. Property types include developed & undeveloped land, investment class - income producing real estate including: hotels, motels & restaurants; rental & condominium office buildings; shopping centers, outlet centers and regional malls; manufacturing, distribution, research & development and warehouse facilities; office, business and industrial parks; rental and condominium apartments; nursing homes and assisted living facilities; residential subdivisions; farms; marinas; and special purpose properties including a recreational lake; quarry; cemetery; local airport; athletic fields; and others. Assignments also include HUD-MAP valuations and market studies, Tax Credit (LIHTC) valuations, plus FNMA and Freddie Mac apartment valuations. Assignments have been concentrated within the Baltimore and Washington DC Metropolitan areas, Ocean City, Northern Virginia, Delaware and Western Maryland.