

RTM WHIPPLE - A DISTINGUISHED CAREER IN PROPERTY

GREG COSTELLO
Curtin University

ABSTRACT

This paper provides a chronological review of the career of the late RTM (Tom) Whipple. Tom is widely regarded as being Australia's first "senior" property academic and was considered as a leader to many within the academic community. He spent his entire working life within the property industry, both as a practitioner and esteemed academic. His career can be viewed as comprising four main periods; the early period in industry 1949-1966, the Sydney University period 1966-1989, the Curtin University period 1989-1997 and the retirement period 1997-2010. This paper reviews all of these periods. The paper provides a comprehensive bibliography of Tom's publications. So as to provide an appropriate context and to familiarise the reader with the work, these publications are discussed in the text by year and title with full publication details contained in the bibliography. The paper concludes with a discussion of Tom's final research contributions and a pertinent quotation taken from his final written communication to his many colleagues within the Pacific Rim Real Estate Society (PRRES) community.

INTRODUCTION

Reginald Thomas Milner Whipple was born in Sydney on the 21st of June 1931. His entire working life was spent in property, both as a practitioner and as an esteemed academic. This paper provides a chronological review of the career of RTM (Tom) Whipple. Tom's career can be viewed as comprising four main periods; the early period in industry 1949-1966, the Sydney University period 1966-1989, the Curtin University period 1989-1997 and the retirement period 1997-2010.

Tom is widely regarded as being Australia's first "senior" property academic and as such a leader to many within the academic community. It may surprise a number of readers therefore that Tom spent so much time, from the ages of 19-35 not in academia but actively involved as a practitioner within the property industry. On the other hand, this may not surprise some readers familiar with the broad characteristics of Tom's teaching and research contributions. In general, his teaching and research remained grounded in terms of applicability to the working circumstances of property professionals. This is an important feature of Tom Whipple's career; he started as a cadet for the Commonwealth Bank of Australia and occupied a number of senior roles

in private practice prior to commencing in academia. In the latter period of his industry employment, he demonstrated an aptitude for an academic career through his early research contributions. He successfully published four papers while working in industry prior to commencing his academic career. This first period of Tom's career is discussed in more detail in section 2.

After commencing his academic career at Sydney University in 1966, Tom developed some of the first formal University property courses in Australia. His previous employment within the property industry led to some innovative education programs designed for property professionals. In this period, Tom was instrumental in bridging the nexus between the formal University property environments of Architecture and Planning and the economic framework of property markets that characterised the educational requirements necessary for a number of professions within the property industry. Another important feature of this period relates to Tom's pioneering work in the development of computer technology applications towards property analysis. Tom spent 23 years at Sydney University. In the early period 1966-70, Tom was very research active, publishing a number of influential research pieces largely related to applied urban economic analysis of Australia's major urban centres (Sydney, Melbourne, Perth). These studies were frequently cited in subsequent Australian and international research from this period. In the latter period of his involvement at Sydney University, he was actively involved in university administration and leadership within the Australian property education community. He was also a guest by invitation to the universities of Princeton, Cambridge, Madison and Aberdeen during this period. Tom's period at Sydney University is discussed in more detail in section 3.

In 1989, Tom was appointed Growth Equities Mutual Professor in Valuation and Land Economy, at Curtin University of Technology, in Perth, Western Australia. This was an industry sponsored chair in property, the first property chair appointment in a Western Australian university. Tom's early period in Western Australia coincided with a significant review of teaching programs and continuing research. A most significant achievement was the formation of the Property Education Foundation (PEF), a charitable foundation established for the purposes of sponsoring property education activities within Western Australia, founded in this period in large part due to Tom's efforts and organisational skills. The Property Education Foundation has advanced significantly over the years and has become very influential in providing scholarships and other relevant funding for property education within Western Australia. In the latter part of his career with Curtin University, Tom devoted a significant effort to completing his textbook *Property Valuation and Analysis*. Tom's period at Curtin University is discussed in more detail in section 4.

Tom remained in Western Australia after his retirement in 1997, where he also remained active in the property environment, both in academia and in management

and consultancy activities. He continued to publish in retirement and maintained regular contact with his academic colleagues. Tom's post retirement activities are discussed in more detail in section 5. The paper concludes in section 6 with a summary of Tom's significant contributions and a relevant quotation from his last communication to his many academic colleagues throughout the region. Throughout his career, Tom was an active member of a number of professional associations. He had a lifelong association with the Australian Property Institute (API) from his early industry period, was a member of the Royal Australian Planning Institute (RAPI), and the Regional Science Association. He was a very active initial member of the Pacific Rim Real Estate Society (PRRES) and the recipient of the 1998 PRRES achievement award. He remains fondly remembered.

The sections that follow contain a large bibliography of Tom's publications throughout his career in property, together with some other references in which he was cited. So as to familiarise the reader with the context of the work, the papers are discussed in the text by year and title with full publication details contained in the bibliography.

EARLY INDUSTRY CAREER

In 1949, Tom Whipple's property career commenced when, while still a teenager, he entered a cadetship with the Commonwealth Bank of Australia (CBA). He was employed by the CBA from 1949-1956. During this period, Tom gained significant experience in general aspects of property and specific expertise in the areas of mortgage financing and real property conveyancing.

His work in private practice continued from 1956-59 with his appointment as a director of Wade Hickson Pty Ltd Estate Agents and Valuers. During this period, Tom was actively involved in project management, agency work and the valuation of industrial, commercial and residential property throughout Sydney. In 1959, he was appointed as senior executive of Savoy Corporation Ltd. In the period 1959-1962, he was initially the Savoy manager for Victoria and established the company's Melbourne office. In this role, he was responsible for the acquisition, development and sale of the company's property portfolio in Sydney, Brisbane and Melbourne. During this period, he assumed a more senior project management role with responsibilities of supervision of architects, town planning, engineering, sales and all other development activities at executive level. This involved assuming an active role in the firm's management committee. At this time, he also undertook a nine-month tour of duty in Southeast Asia, south and east Africa. It was also during this period in 1960 that Tom commenced a long and fruitful relationship with the Australian Property Institute (API), being appointed as Associate of the Australian Institute of Valuers following written and oral examinations.

In 1963, Tom completed his first formal property education qualification, being awarded a Diploma in Town and Country Planning from the University of Sydney. This also coincided with another change of employment when he was appointed as senior research officer for John Child & Coy (Australia) Pty Ltd, a US-based firm of economic planning consultants. In 1964, he was appointed general manager of the Australian office. This period coincided with significant travel throughout the Australian and Pacific region. In 1965, he was appointed as director of research, for the Urban Planning and Research Centre in Sydney.

Tom's many and varied research contributions throughout his career also commenced in this period. His first significant publication; Whipple (1962) "What Determines the Highest and Best Use?" focuses upon the analysis of highest and best use for valuation applications, an important theme developed significantly throughout his career in property research. This widely regarded paper was subsequently reprinted in the Canadian Appraisal Journal. Whipple (1963) "Indoor Bowling Centres - The Developer's Viewpoint" is a specific case study analysis of applied development principles. This early publication became a widely used student reference in valuation courses throughout Australia and represents a precursor for his later detailed development of feasibility models and principles, both in real estate development analysis and as an important framework for valuation theory and process. The Whipple (1964) "Trends in Metropolitan and Central City Space Demand" and Whipple (1965) "Some Economic and Growth Aspects of Sydney's Central Area" publications reflect his early career work in the economic analysis of urban property markets. These papers represent important early contributions to the analysis of economic growth and city space demand in Australia's major urban centres.

ACADEMIC CAREER - SYDNEY UNIVERSITY

Tom Whipple commenced his academic career in 1966 when he was appointed as Lecturer in Town and Country Planning at the University of Sydney. In this role, he introduced the first courses in the department covering land economics, research methods for property, and specialised topics in planning for retailing, industrial and central area studies. In addition, some of his early research work pioneered the application of computer technology for the analysis of property markets. At this time, he was also appointed a corporate member of the Royal Australian Planning Institute (RAPI) on completion of his thesis in 1966.

The commencement of his academic career coincided with a notable increase in research output. Following on from his research completed while working within the property industry, a common theme in his early academic career involved regional economic analysis and its impact upon specific property markets and segments. Whipple (1966) "Regional Differentials and Economic Planning" was an influential early paper in his academic career. This paper initiated further research within the

State Planning Authority of New South Wales and was cited by the NSW Development Corporation (1969) in its report on selective decentralisation. This paper is also cited in several related studies from this period (Paris 1970, Bunker 1971, Stilwell and Hardwick 1973). Whipple (1967) "Industrial Melbourne - Demand Trends and Land Market Structure" represents a continuation of previous research in this area comprising a detailed applied urban economic analysis of a major regional industrial land market. This paper was later cited in Rimmer (1969).

The year of 1968 was a particularly fruitful period of research in his developing academic career. Whipple (1968a) "Redevelopment and the Real Estate Market in Sydney's Central Area" was another influential piece of research. This work became an important input for the 1971 City of Sydney Strategic Plan and was referenced in a number of courses in planning, geography and urban studies. This paper has been widely cited both within Australia (Mayer and Nelson 1973, Alexander 1974, Alexander 1977) and also in several international publications (Archer 1972, Grotz 1987). Whipple (1968b) "Land Use Associations in Melbourne's Central Area", continues the theme of rigorous applied research within Australia's major urban centres. Whipple (1968c) "Land Taxation and Land Prices in Western Australia", extends this theme of rigorous applied regional research within Australia. In addition, Whipple (1968d) "Teaching Land Economics", represents an important early contribution towards the property education literature later cited by Woodruff (1969). Whipple (1968e) "On the Use of Capitalisation" represents one of a continuing number of influential guidance note research pieces to inform the valuation profession.

During this early period of his academic career, Tom was also an active participant and presenter at various professional association meetings and seminars. In 1967, he presented papers at the joint meeting of the New South Wales division of the Royal Australian Planning Institute and the Institution of Surveyors concerning statutory requirements for open space provision in residential subdivisions. In 1968, he presented a paper on economic planning for urban areas at the University of New England seminar on real estate.

This sustained research productivity was rewarded when, in 1969, Tom was promoted to Senior Lecturer in Town and Country Planning at the University of Sydney. It was during this period that he commenced the development of several influential postgraduate courses in urban land economics, statistics, urban and regional modelling, advanced research methods, and the analysis of land-use structure. At this time, he also began supervision of research by Masters students in property related thesis topics. A number of these students continued to become leaders within the Australian property industry, both as practitioners and also in academia.

With his promotion to Senior Lecturer, his research activity continued throughout the late 1960s period. Whipple (1969a) "Sinking Funds in Investment Property

Appraisal" represents another widely regarded guidance note for the valuation profession. This work was cited in Speedy (1974) and in Rost and Collins (1971), both widely used textbooks in property education at the time. The article is also referenced frequently in a number of subsequent articles in *The Valuer*. Whipple (1969b) "Comment on A.M. Woodruff: Valuation Education for Valuers " represents another contribution to the property education debate occurring at that time, and Whipple (1969c) "Land Use and Utilisation" is a further contribution to the land economics and feasibility analysis literature of the era.

In 1969, Tom also became very active in industry and professional association presentations, conferences and seminars. He was a member of the program committee for the 5th Pan Pacific Valuation and Appraisal Convention, hosted by the Australian Institute of Valuers and the American Institute of Real Estate Appraisers. He also presented two papers at the Australian and New Zealand Association for the Advancement of Science (ANZAAS) congress in Adelaide; Whipple (1969d) "Central Area Morphology - Towards an Objective Delimitation" (Geographical Sciences Section) and Whipple (1969e) "Computer Applications in Town Planning Research" (Town Planning Section). The latter paper provides one of the earlier detailed pieces of research on the application of the emerging computer technology towards analysis of property markets.

Tom's contributions to government, industry and professional associations continued in the early 1970s. In 1970, he was appointed as Secretary and Treasurer of the publications board for the Royal Australian Planning Institute (RAPI) and he continued in this role to 1974. He was also appointed as examiner continuing in this role to 1976. In 1971, he was appointed as treasurer of the Australia and New Zealand section of the Regional Science Association, continuing in this role to 1976. During this period, he was also appointed as examiner to the local government Department of New South Wales. He was also actively involved in reviewing and refereeing many publications during this period.

Tom's sustained contributions in applied property research also continued during this period. Whipple (1970) "Office Space Development in Sydney Central Area: a Temporal and Spatial Review" and Whipple (1971a) "Some Land Use Implications of High Rise Buildings" represent two significant research contributions from this period. In 1971, he also achieved his first major book publication, Whipple (1971b) *Urban Renewal and the Private Investor*. This book was favourably received and reviewed by the Australian Financial Review (28 April, 1972) and subsequently in Architectural Science Review (March 1974). The book was widely used in planning and valuation courses in Australia and overseas. Some of its research content is cited in Christie (1973). He also co-authored another influential publication during this period; "Retailing in Canberra 1970-1980 - A Review of Canberra's Shopping Structure" (Child, Poole, Rapkin and Whipple 1971) His contributions towards

planning research and policy in New South Wales also continued during this period. Whipple (1971c) "Information Required for Future Planning" represents another contribution to the city of Sydney strategic plan debate of the period. Whipple (1971d) represents a review of J.W Forrester's book, *Urban Dynamics* provided on request for *The Australian Geographer*. Whipple (1972a) "Comment on the Sydney Area Transportation Study" and Whipple (1972b) "Human Movements in the City System: Analysis of Journey-To-Work Patterns in Sydney in 1966" represent further important contributions to the town planning literature of the period.

In 1974, Tom was an active member of the *Building Science Forum* organising committee. His research contributions also continued; Whipple (1974a) "Land Reform and the Real Estate Market" is a book chapter from an influential publication of the period examining the reform of land and tenure systems. Whipple (1974b) "Use of Multiple Regression in Mass Appraisal Work - An Agnostic View" represents an important early contribution to the application of statistical method for mass appraisal work within Australia. This paper has been frequently cited within the Australian literature for subsequent research in this field (Behmber 1976, Newell 1980, Costello 1995).

The period 1975-1976 coincided with the completion of a PhD at Sydney University and extensive international travel and research. In 1975, Tom was invited as a Visiting Fellow at the School of Architecture and Urban Planning, Princeton University, New Jersey, USA. As a result of his work during this period, he contributed Whipple (1976b) "Classifying Urban Land Use: Principles in Practice", to the Princeton University working paper series. His PhD thesis "Central Area Structure - A Study of Sydney" (Whipple1976a) was also completed at this time. His travels continued in 1976 when he was invited to visit the Centre for Land Use and Built Form Studies at the University of Cambridge in England.

During this period, Tom's activities in teaching, program development and education leadership and administration increased significantly. His international travel and involvement with teaching programs at Princeton, Cambridge and the universities of Aberdeen and Reading had a significant influence on the introduction of postgraduate teaching programs at the University of Sydney that were to be introduced in the early 1980s. In 1976, he was also appointed as a member of the curriculum review committee of the South Australian board of advanced education to review property courses at the South Australian Institute of Technology.

This involvement with administration of property education programs continued in 1977 when he was appointed to the Education Advisory Panel for the Commonwealth Association of Surveying and Land Economy administered by the British Commonwealth Secretariat in London. During this period, he also became a frequent commentator on property matters within industry publications and forums. In 1977, he contributed frequently to the Building Owners and Managers Association (BOMA)

national newsletter; "Some Valuation and Compensation Problems in Land Reform" (May 1977), "Shrinking Rights of Private Landowners" (July 1977), "Why Taxing Land Value Increments Won't Work" (August 1977).

His involvement with university administration and leadership roles in property education continued in 1978. During this year, he was elected as a faculty member to the academic board of the University of Sydney and served on this board until completion of his term in 1979. He was also a member of the course advisory committee on health surveying for the Hawkesbury Agricultural College, Richmond, NSW and a member of the convocation of the same institution by invitation. In addition, he managed to present at conferences and continue publishing; Whipple, (1978) "The Planners' Contribution to Escalating Residential Land Prices", was published from the proceedings of the 7th National Congress of the Urban Development Institute of Australia (UDIA).

In 1979, he returned as visitor by invitation to the Department of Land Economy at the University of Cambridge, England. It was during this period that his involvement in teaching and research programmes within UK universities was to be highly influential in the development of subsequent teaching programs within Australian institutions. In 1980, he was again re-elected to the academic board of the University of Sydney for a further two year term completed in 1981. While his administration work limited publication output during this period, there were still regular contributions; Whipple (1980) "Emerging Requirements for Education in Property" represents an informed contribution to the education debate of this period that was developed significantly from Tom's involvement in university administration, international experiences and education leadership within the property industry over the period of the mid 1970s.

In 1981, Tom was appointed as a member of the NSW higher education board review committee for the proposed degree course in Land Studies at Hawkesbury Agricultural College. He also continued as representative of the Commonwealth Association of Surveying and Land Economy on the invitation of the NSW Minister for Education. In 1982, he was appointed as a member of the Professional Development Committee for the NSW division of the Australian Institute of Valuers and also to the 14th Pan Pacific Congress Executive Committee as convener of the technical papers subcommittee. It was also during 1982 that the post graduate program in Land Economy at Sydney University commenced. Under Tom's leadership, this program became widely respected and influential in the development of Australian property education. An important feature of the program was the foundation of the Sydney University Land Economy Society under Tom's presidency in 1982. It was through this academic society that a number of subsequent seminars were held throughout the 1980s, leading to a series of influential book publications. In January 1993, the Commonwealth Association of Surveying and Land Economy

appointed assessors to review the University of Sydney Land Economy program. Following their visit, the assessors recommended in their report:

"... that the degree of Master of Land Economy and the Post Graduate Diploma in Land Economy awarded by the University of Sydney be offered recognition by the Commonwealth Board of Surveying Education on the grounds that the content and characteristics go well beyond those educational standards considered as acceptable and that these courses are likely to make a particularly significant contribution to professional development in Australia and in the, Commonwealth."

In 1983, Tom was appointed to the editorial advisory board of *Land Development Studies*, London. His research activity continued during this period, with Whipple, (1983) "Pipe, Bowl and Fiddlers Three: a Commentary on the N.S.W. Coal Acquisition Act, 1981" representing an informed contribution to a topical development debate of the period.

In 1984, Tom was advanced in status to Fellow of the Australian Institute of Valuers. He also completed the first of a series of books where he acted as editor and significant contributor of chapters within these publications. These books were published by the Law Book Company Ltd and developed out of activities associated with the Sydney University Land Economy Society. One of the constitutional objectives of this society was to promote study and research in land economy within the University and where appropriate within the community generally. During the 1980s, the society achieved these aims by holding a number of influential symposia on relevant topics of interest to the property community. The first of these books, Whipple (Ed) (1984) "Real Estate Valuation Reports and Appraisals" addressed a topical issue of the period and developed out of a full day industry symposium. The book comprises eight chapters, with Tom contributing one chapter, Whipple (1984a) "Valuation and Reporting Standards in England and North America". The other chapters were contributed by senior members of the property community. Also published in this year was Whipple (1984b) "Regularities in the Vertical Arrangement of Land Uses in Sydney's Central Area" which represented a contemporary review of the material covered in his PhD thesis.

The book publications and symposia sponsored by the Sydney University Land Economy Society continued in 1985 with the publication of, Whipple (Ed), (1985) "Accounting for Property Development". Tom contributed one chapter, Whipple (1985) "Real Estate and Its Market". During 1985, Tom was also a visitor by invitation to the Department of Real Estate and Urban Land Economics, at the University of Wisconsin, Madison, USA. It was during this period that he first met Professor James A Graaskamp initially in Australia in 1984 and then in the USA in 1985. Professor Graaskamp was to become a significant influence and mentor to Tom in his later academic career. In 1985, he was also a visiting research fellow at the Department of Land Economy at the University of Aberdeen, Scotland UK and was

appointed to the editorial boards of *The Valuer* (Australia), and *Land Development Studies*, (London).

In 1986, another symposium series and book publication followed; Whipple (Ed), (1986) "Commercial Rent Reviews: Law and Valuation Practice", with Tom contributing four significant chapters, Whipple (1986a) "Commercial Rent Reviews: Disputations and Definitions", Whipple (1986b) "Office Building Rental Data Analysis", Whipple (1986c) "The Settlement of Rent Review Disputes: Procedures in England and North America" and Whipple (1986d) "The Segama Case". In this year, Tom was also promoted to Associate Professor at the University of Sydney.

In 1987, Tom was invited by the International Committee of the World Valuation Congress to address its second congress held at the University of British Columbia, Vancouver, on the valuation of development projects. In this year, he also published Whipple (1987) "Measuring Yields after Taxation and Inflation". At this time, he also commenced a long and successful relationship with the Securities Institute of Australia (SIA), completing the SIA diploma qualification, being appointed as an Associate Member and Principal Lecturer for the SIA for several Diploma course subjects including financial mathematics and statistics. This role involved national responsibilities for the SIA. He was also a frequent contributor to property investment analysis and commercial property management courses run by the Building Owners and Managers' Association of Australia (BOMA). In addition, he was also a member of the New South Wales higher education board accreditation committee for the Sydney Technical College Valuation program.

The year of 1988 was to be a significant year in terms of publications and career progression. Following his invitation to Vancouver to present at the World Valuation Congress the previous year, he completed Whipple (1988a) "Evaluating Development Projects", which was to become one of the most influential property publications of this period. Initially published in *Land Development Studies*, it was also to be republished in *Journal of Valuation*, *The New Zealand Valuers Journal*, and *The Valuer*. In addition, several technical notes were to follow; Whipple (1988b) "Mortgage Amortisation", Whipple (1988c) "Mortgage Trading", and Whipple (1988d) "The Refinancing Problem" were all published in the same year in *The Valuer*. The year of 1988 was also to be Tom's last year at the University of Sydney.

ACADEMIC CAREER - CURTIN UNIVERSITY

In 1989, Tom was appointed Growth Equities Mutual Professor in Valuation and Land Economy, at Curtin University of Technology, in Perth, Western Australia. This position was an industry sponsored chair in property, the first property chair appointment in a Western Australian University. The major sponsor, Growth Equities

Mutual was a successful property trust operating within Western Australia at that time.

In his early years in Western Australia, Tom made significant contributions towards the property education programs available in that State. Initially, his leadership led to a significant restructuring of the undergraduate programs and the development of a significant new postgraduate program, similar in structure to the programs that had been developed in Sydney in the early 1980s. Accompanying the development of these academic programs was the creation of the Curtin Land Society, a similar academic society as had existed within Sydney University. The role of the society required similar objectives with the resultant hosting of a number of influential symposia and short courses in Western Australia in the period of the late 1980s and early 1990s. During this period, Tom also commenced negotiations towards the formation of the Property Education Foundation (PEF), a charitable foundation established for the purposes of sponsoring property education activities within Western Australia. This represented a significant achievement. The capital requirements for the establishment of a foundation were significant, as were the legal, administration and management responsibilities required to establish the foundation. This Property Education Foundation has advanced significantly over the years and has become very influential in providing scholarships and other relevant funding for property education within Western Australia. In large part, this has been achieved from Tom's original ideas and efforts from when he first arrived in Western Australia.

For much of his time in Western Australia, Tom was acting in significant administrative roles, both developing teaching programs and at a senior level within Curtin University. During this period, he still managed to continue his research activity; Whipple (1990) "Valuations for Commercial Rent Review Purposes: Procedural Guidelines and Other Commentary" represents an extension of the work completed in the book relating to rent review procedures from 1986. Whipple (1991) "Property as an Investment: Some Strategic Considerations" represents an important avenue of research which would later be developed more fully within the content of Tom's valuation textbook completed later in the decade. Whipple (1992) "Valuations: A Problem Solving Imperative" represents another important theme to be developed both at conference presentations and in later publications during this decade.

During this period, Tom was also influential in the activities of the Australasian Real Estate Education Conferences, later to become the Pacific Rim Real Estate Society (PRRES). In this capacity, he was invited as a keynote speaker to the Auckland conference in January 1994. At this conference, his keynote address represented a significant contribution towards valuation governance issues that were topical in the region at that time given the influence and lingering aspects of the recession period that had commenced in the late 1980s. In this regard, his publication; "Issues in Valuation Reform" (Whipple, Kummerow, Fraser, 1993) written with co-authors from

Curtin University was considered quite controversial both within the academic and property practitioner communities at the time.

Following this period, Tom devoted the majority of his research activities towards the completion of his valuation textbook which would represent the culmination of his academic career, with regard to both his views on teaching property analysis skills and how property analysis should be conducted in practice. This textbook was commenced on the invitation of the Federal Council of the Australian Institute of Valuers a number of years previously. Tom's colleagues and the wider Australian property academic community associated with Tom during this period realised that this project was very important to him and consumed all of the last years of his academic career. A significant part of the process was wide consultation and peer review. Tom travelled extensively to other universities within the region to present content and to seek valuable feedback from colleagues, both in academia and in practice. Whipple (1995) *Property Valuation and Analysis* was published in 1995 and represented a significant contribution to the international valuation literature. It was the subject of several favourable international reviews and became an important textbook and reference within the majority of Australian universities and within practice. Tom Whipple retired as Emeritus Professor from Curtin University in 1997.

POST RETIREMENT ACTIVITIES

In retirement, Tom remained active, both in academic activities and University matters as emeritus professor. He also continued in a very active capacity in his role on the management committee of the Property Education Foundation (PEF) and in consulting activities, mainly as an expert witness for legal proceedings. Following his retirement, Tom was recognized with the 1998 Pacific Rim Real Estate Society (PRRES) Achievement Award: in recognition of "his leading role in property education and research in Australia over the past quarter century."

In retirement, he also continued with some important research activity. His textbook, *Property Valuation and Analysis*, was republished as a second edition with a more detailed and complete treatment of land development processes within a valuation context. This edition also provided a more complete exposition in light of several important legal cases which had been heard in the decade since the original publication.

In his final year, Tom was embarking upon a new period of research productivity before he encountered ill-health. During this period, a number of his colleagues within the Australian academic community received by e-mail his first instalment of a newsletter titled *NONNUMQUAM*, (Issue 1, September 2009), the Latin to English translation meaning "sometimes". Tom was a keen Latin scholar throughout his academic career and detailed study of Latin had become an important retirement

activity for him. *NONNUMQUAM* was designed to be provocative and intended to be an irregular communication with his colleagues in the Australian academic community. Issue one commenced with the following statement: "Issued occasionally to teachers and students of property studies" and also with the following quote from Confucius: "He who keeps reviewing his old and acquiring new knowledge is fit to be a teacher." (Confucius, *The Analects*, 2.11). The work from this issue of the newsletter was to be subsequently published; Hockley, J., and Whipple, R.T.M., (2009) "How relevant is Spencer's case 100 years on? The need for a new valuation definition: The most probable price". This was to be Tom Whipple's final publication. Following a brief period of ill health, he passed away on the 10th of January 2010. His passing was acknowledged in the proceedings of the Pacific Rim Real Estate Society Conference held in Wellington New Zealand in the week following his death.

CONCLUSION

Tom's contributions to property education and research both in Australia and within the international community were considerable. In Australia, particularly he will be remembered as the first truly "senior" property academic within our country. To the students taught by him, to the colleagues who worked with him and to the beneficiaries of his extensive publication record in the following bibliography, he will be remembered. It is appropriate to conclude with a quotation, being the introductory paragraph of issue one of *NONNUMQUAM*, Tom's last communication to many colleagues in the first edition of his informal newsletter:

"Whatever the profession, it is salutary to question its fundamental concepts from time to time. It is in this way that knowledge grows, our intellectual inheritance is sharpened to the advantage of both clear thinking and improved professional performance. To the extent that a profession does so signals its maturity and is good for the soul." (Dr R.T.M. Whipple, September 2009).

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Email contact: greg.costello@cbs.curtin.edu.au