



Alister Henskens SC MP
Parliamentary Secretary for Finance, Services and Property

Our reference: MIN18/249
Your reference:FSMIN18/102

The Hon Melinda Pavey MP
Minister for Roads, Maritime and Freight
GPO Box 5341
SYDNEY NSW 2000

Melinda

Dear Minister

Thank you for your representations to the Hon Victor Dominello MP, Minister for Finance, Services and Property, on behalf of Mr Michael Coulter, General Manager, Nambucca Shire Council asking the Valuer General to reconsider a valuation in respect to the acquisition of land (Lot 2 DP 562469 and Lot 2 DP 245262 –North Macksville Soccer Fields and Casey Drive) owned by Roads and Maritime Services (RMS). The Minister has asked me to respond to you.

The Valuer General is an independent statutory officer responsible for the provision of land values for use in rating and taxing and determining compensation when land is compulsorily acquired.

The independence of the Valuer General provides clear separation between the determination of land values and their use by the State Government and local councils for rating and taxing; and ensures land owners are fairly compensated when their land is compulsorily acquired.

The Valuer General determines the land value of all land in NSW annually. These values are determined under the specific requirements of *Valuation of Land Act 1916* for the purpose of rating and taxing. Land values are not intended to be used in the acquisition of land process.

If Nambucca Shire Council has concerns about land values for rating they can contact Mr Geoff Thompson, Acting Operations Manager, Valuation Services on geoffrey.thompson@property.nsw.gov.au or p 02 4925 9992 m 0421 616 107.

The Valuer General is responsible for determining compensation under the *Land Acquisition (Just Terms Compensation) Act 1991* when land is compulsorily acquired.

The acquisition of the land is currently a matter between Nambucca Shire Council and RMS. The Valuer General is not involved at this time.

It is important that the Valuer General remain independent of the negotiation process, should the land be compulsorily acquired and the Valuer General be required to determine compensation.

If you would like any further information about the Valuer General's role, land values or determining compensation when land is compulsorily acquired please contact Louise Robinson, Office of the Valuer General at Louise.Robinson@ovg.nsw.gov.au or m 0415 383 885.

Yours sincerely

Alister Henskens SC MP
Parliamentary Secretary for Finance, Services and Property

Date: 26 SEP 2018