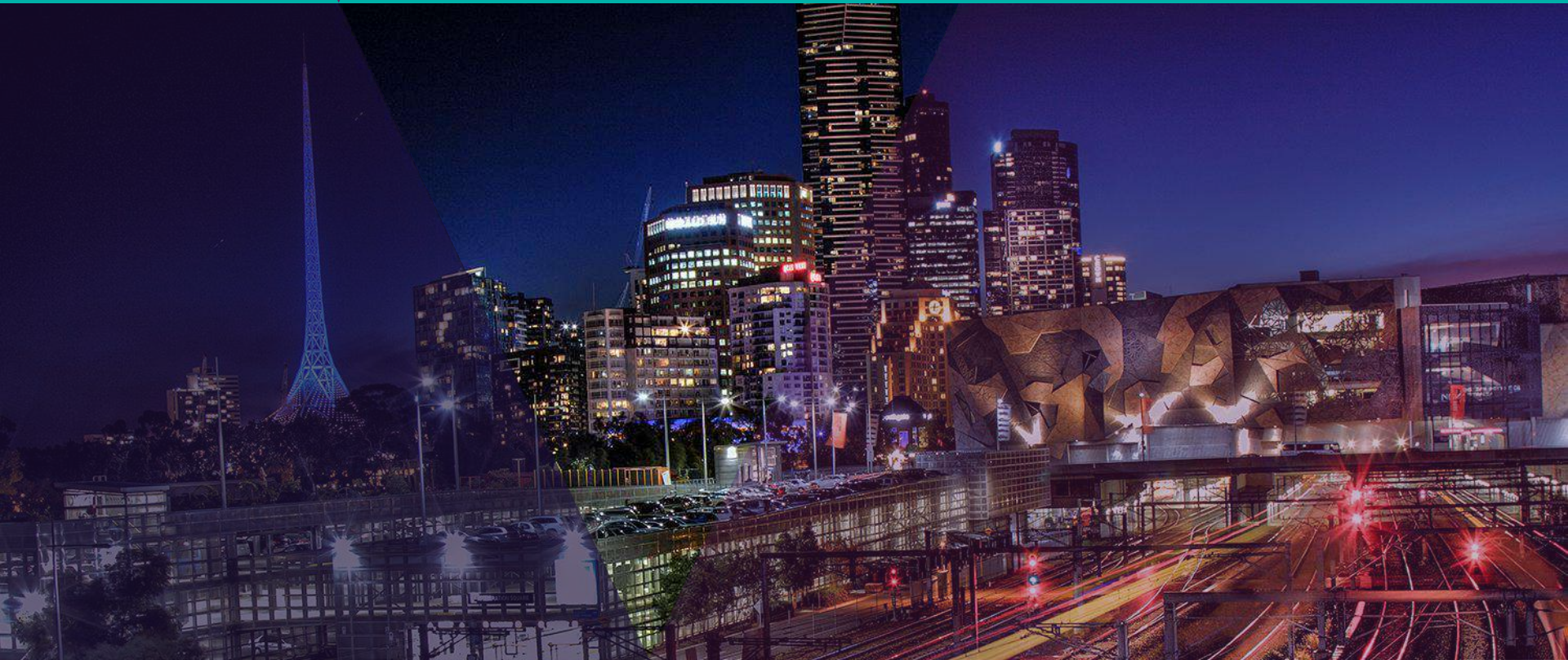


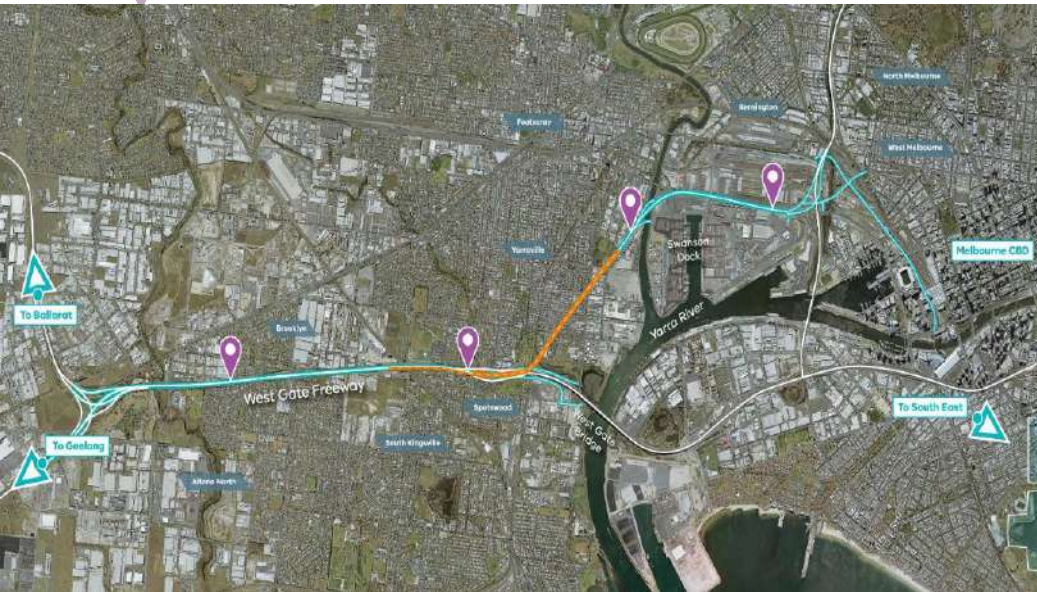
FinPro Professional Development Seminar



Robert Marsh
Valuer General
22 February 2019



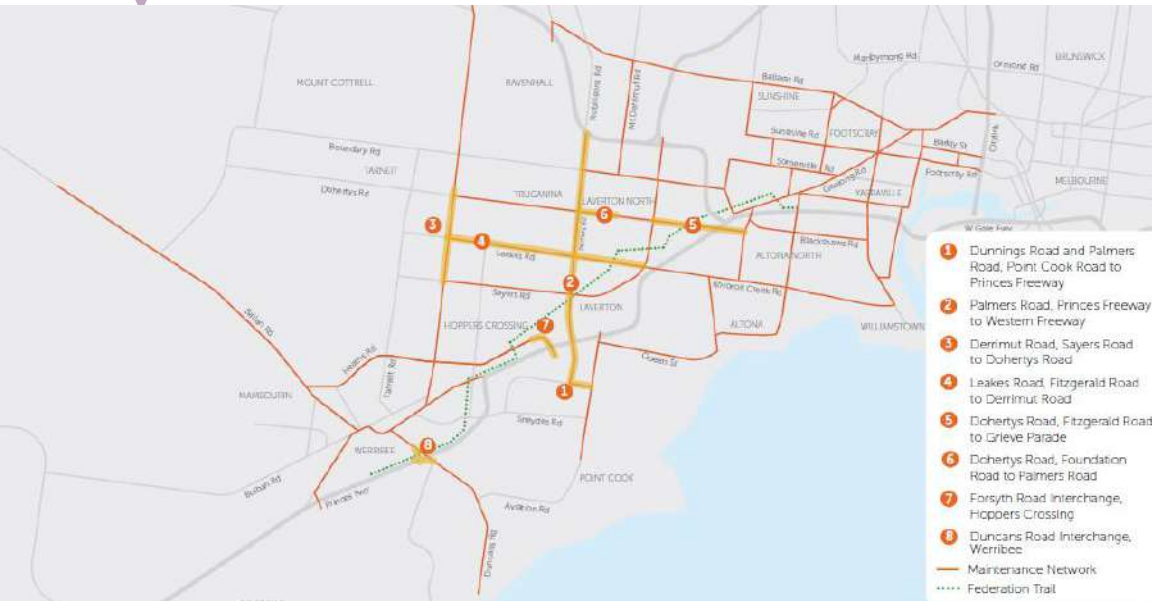
Environment,
Land, Water
and Planning



West Gate Tunnel Project – Altona to Docklands (72 Valuations – Surface acquisitions)

- Freehold and lessees interests
- Business Valuations
- Relocation assessments
- Subterranean land beneath 15.2m of surface now vests with crown.
- Owners may claim compensation for loss of stratum land.

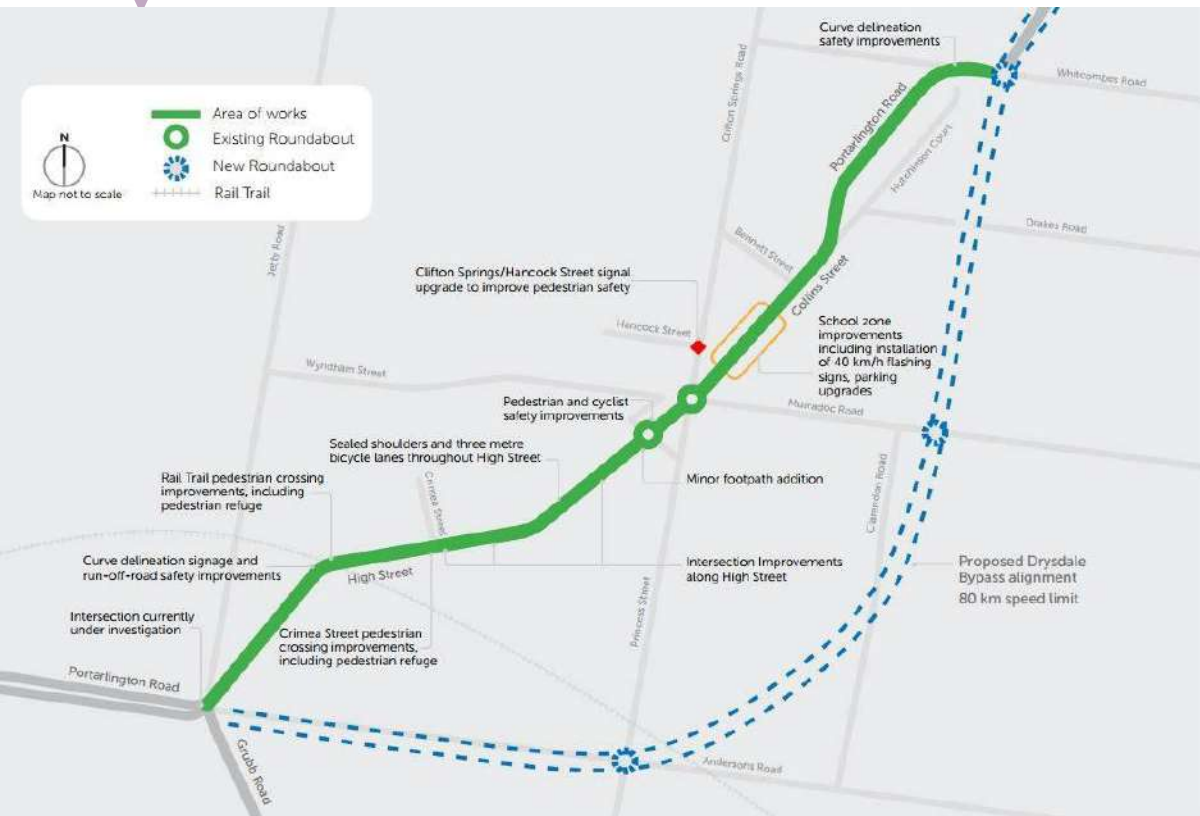




Outer Suburban Arterial Road Program – Western Package (140 Vals)

- Industrial improved properties
- Inglobo industrial/residential land
- Commercial properties
- Freehold and lessees interests





Drysdale Bypass Project (30 Vals)

- Mainly rural residential properties, improved and vacant land
- Planning issue concerning Pointe Gourde Principal ie if not for Bypass where would town boundary have been.

Plenty Road Duplication Project



- McDondal's Road – Bridge Inn Road, Mernda
- 60 Properties

Level Crossing Removal Authority – Carrum (9 Vals)

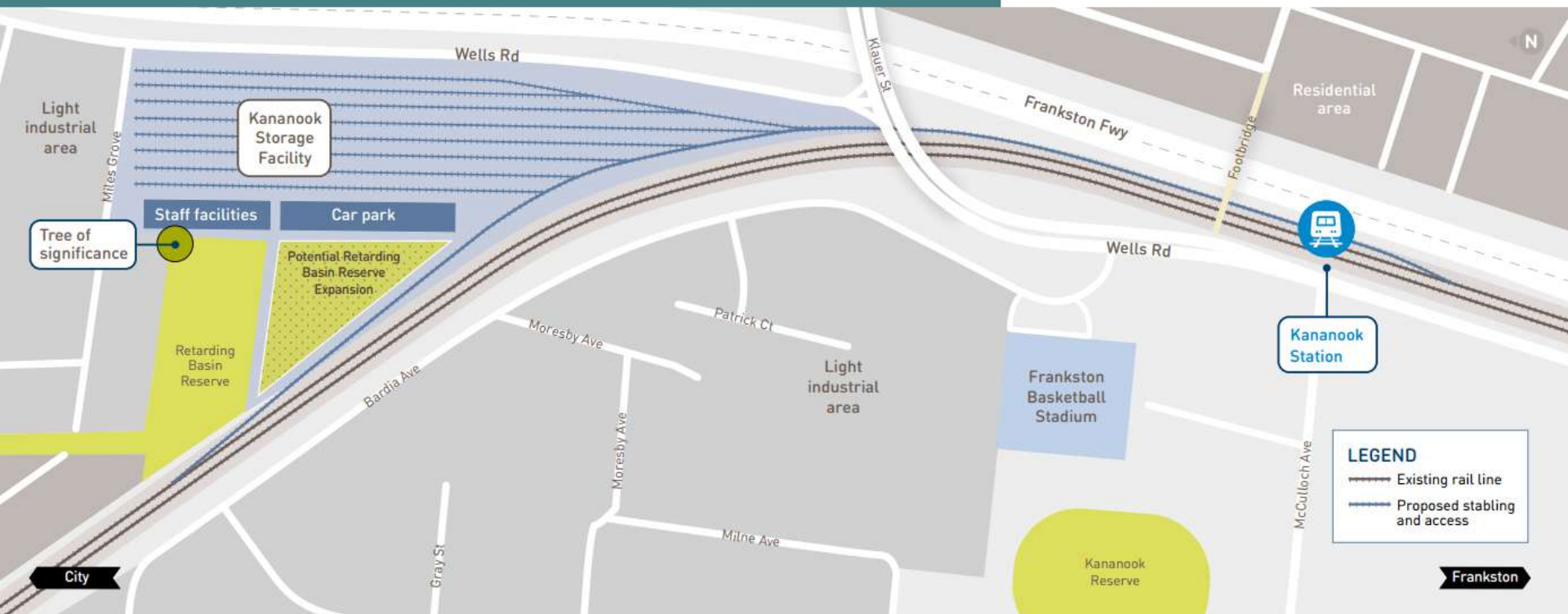
- Commercial shops
- Vacant development sites with permits and presold apartments



Level Crossing Removal Authority – Kananook (7 Vals)

- Jayco caravans/motor homes
- Sims Metal
- Various Industrial improved properties

Kananook Train Storage Facility



Cheltenham Level Crossing Removal Project - Conferences

- 22 Properties
- Residential and Commercial

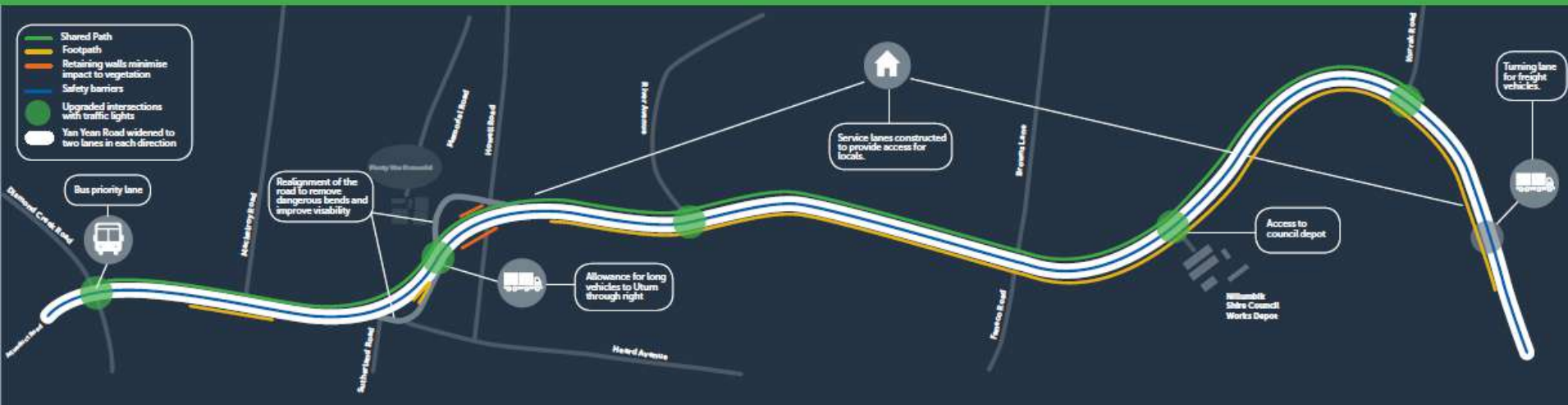


Yan Yean Road Duplications (70 Vals)

- Combination of residential dwellings, rural lifestyle properties and commercial operations.

Yan Yean Road Diamond Creek to Kurrak Road

For the detailed design map, visit our website

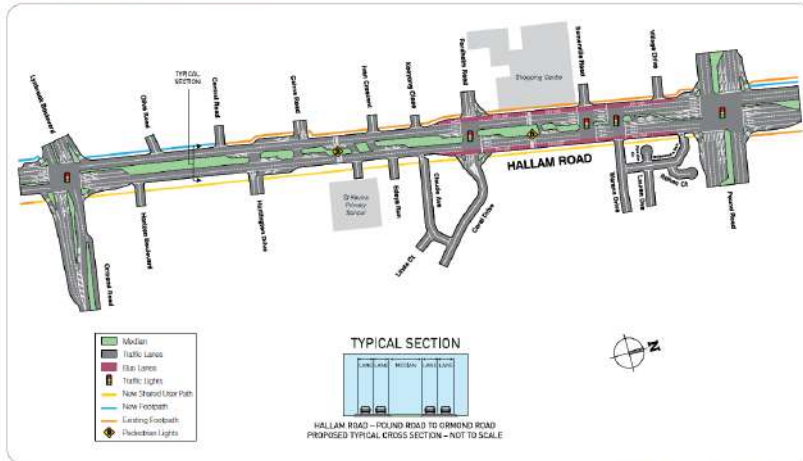


Hallam/Thompson Road duplication (20 Properties)

Hallam Road Upgrade

Pound Road to Ormond Road, Hampton Park

Concept plan

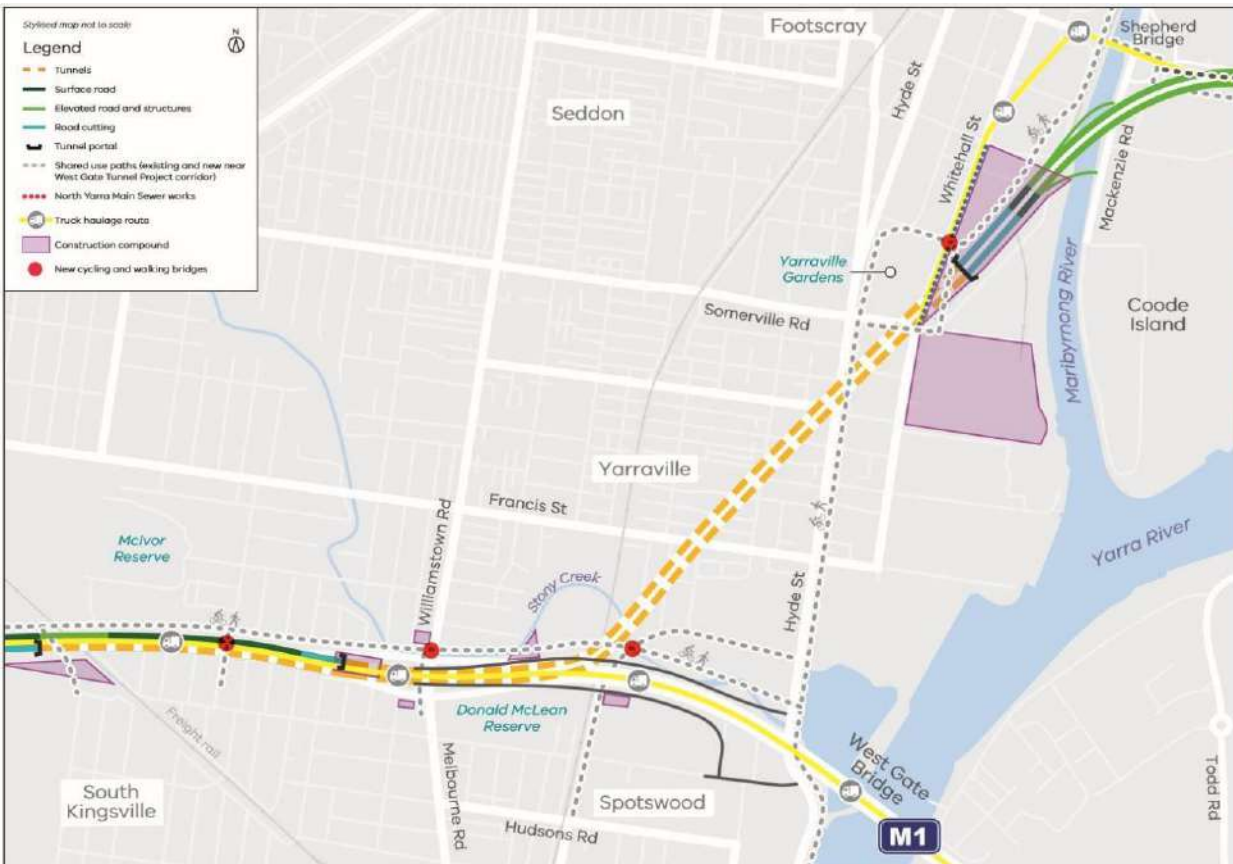


Thompsons Road Upgrade

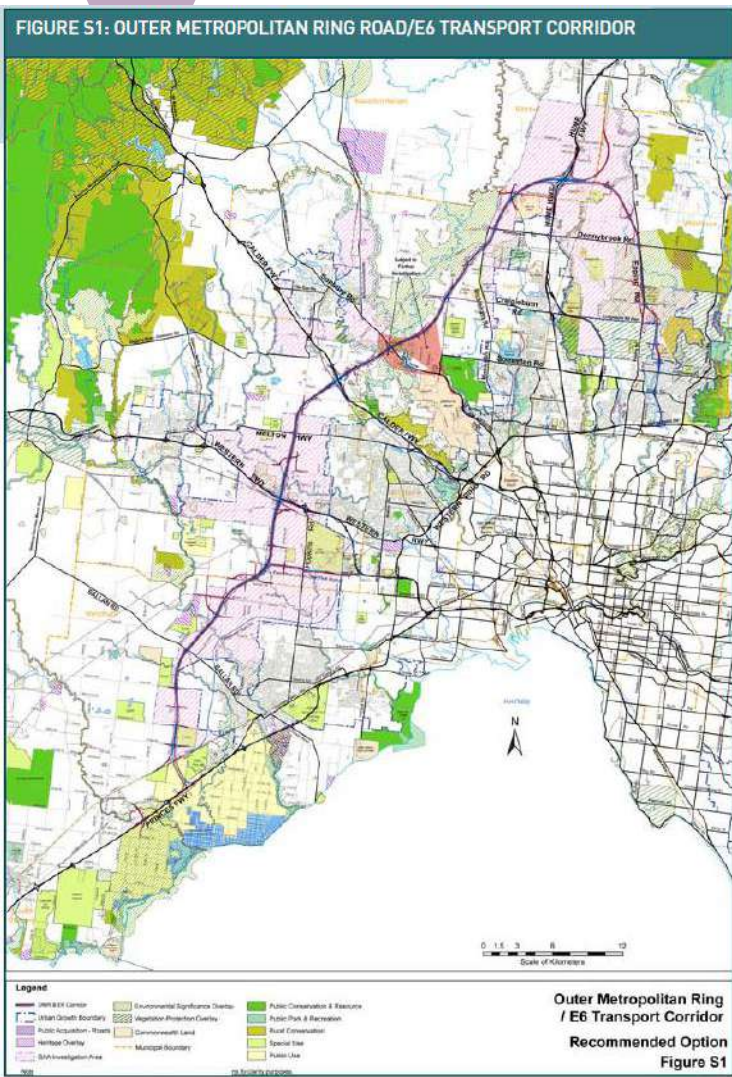
Project overview map



Hyde Street Yarraville Hardship Cases (10 Properties)



- Residential dwellings located opposite Mobil Petrol Terminal
- Hyde Street will become truck route as a result of the West Gate Tunnel

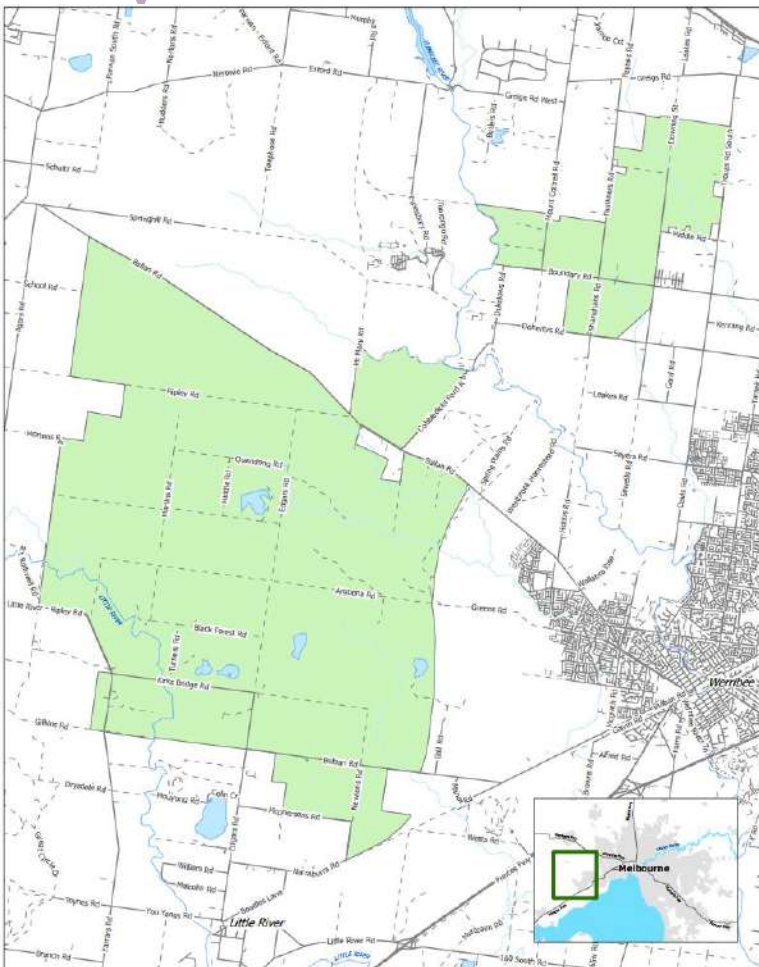


Outer Metropolitan Ring /E6 Transport Corridor – Financial Loss Claims (P&E Act)

- Approx 1,000 properties are directly affected by corridor reservation which is 100kms in length – Werribee → Epping
- Mainly large tracts of inglobo residential development land
- Ongoing requests for assessments of compensation for Loss on Sale and Refusal of Permit.

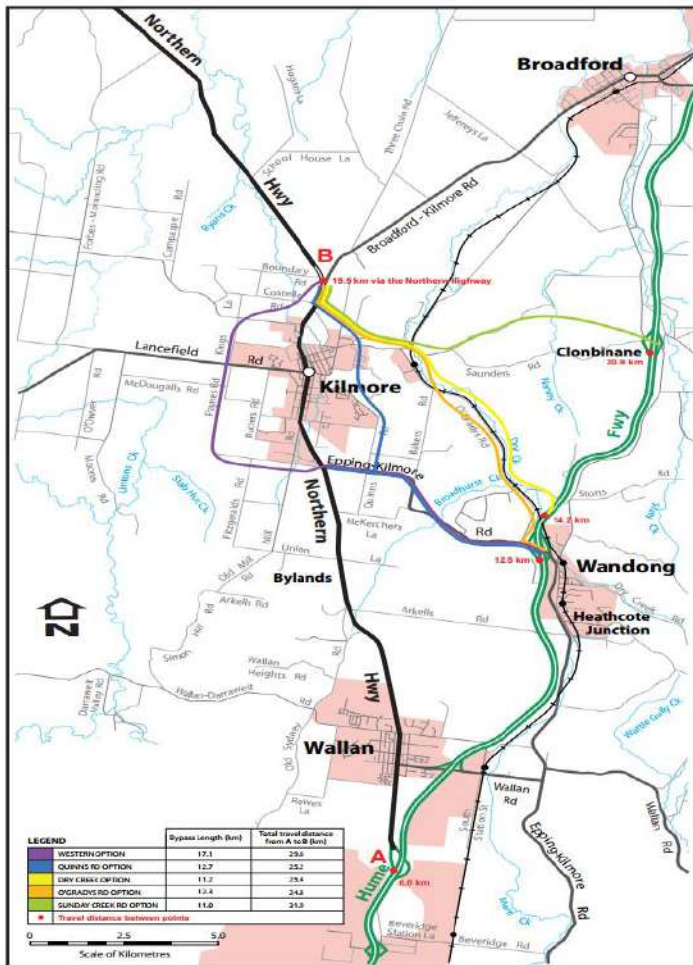
Western Grassland Reserves – Financial Loss, P&E Act

- 10,000 hectares within Reserves
- Ongoing requests for Financial loss compensation and requests to purchase on hardship grounds
- Land subject to high levels of native vegetation



Kilmore/Wallan Bypass

- Financial Loss Claims P&E Act
- Approx 50 properties
- Rural residential lifestyle properties and inglobo residential land



Melbourne Metro Rail Project Acquisitions

- Parkville – Melbourne University Campus
- CBD North – RMIT campus, Swanston and La Trobe Street properties
- CBD South – City Square & MCC underground carpark and Brunettis
- Swanston St – Hungry Jacks, McDonalds, KFC, shops.
- Federation Square Visitor Centre
- Flinders St – Port Phillip Arcade



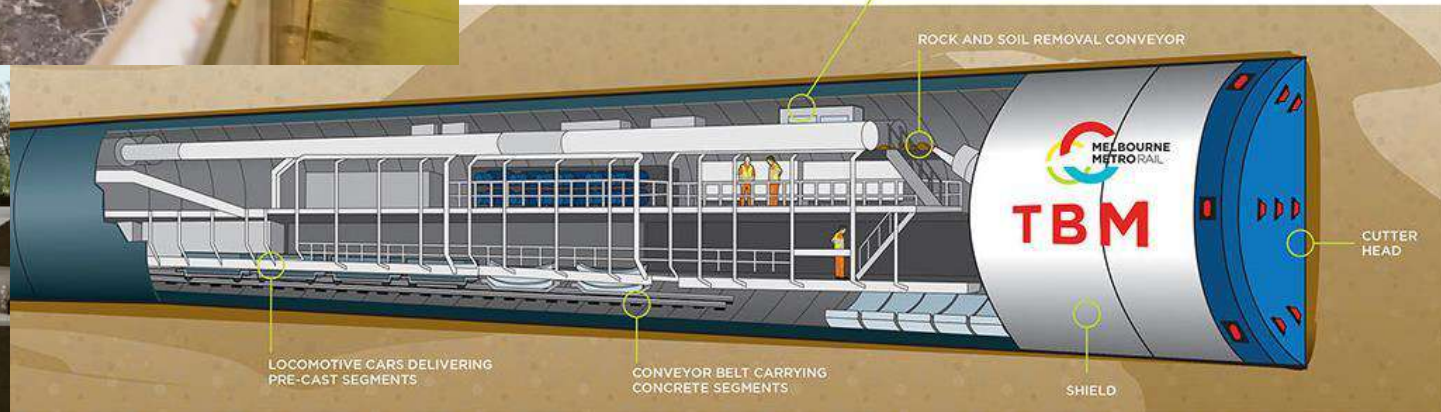
Melbourne Metro Tunnel Affected Sales Monitoring Project



- Approx 3500 properties affected by Tunnel
- Land beneath 15.2 metres of surface to vest with Crown
- Owners may claim compensation for loss of subterranean land
- Project monitoring what if any affect to sale prices of properties located above proposed tunnel



OPERATING ROOM
The TBM is operated and monitored here



North East Link (NELA)



- Option A estimates of compensation
- 180 properties
- Residential, commercial, industrial, recreational, Commonwealth Army Barracks



Mordialloc Bypass



- 13 Properties

Shepparton Alternative Route Improvements Project – Old Dookie Road and Doyles Road; and New Dookie Road and Doyles Road

- 12 Properties

