



**Valuer  
General**

Compensation & Special Valuations  
PO Box 745  
Bathurst NSW 2795  
Tel: 1300 136 226  
[www.valuergeneral.nsw.gov.au](http://www.valuergeneral.nsw.gov.au)  
ABN: 20 770 707 468  
DPE Valuer General NSW

CITY OF PARRAMATTA  
C/- MICHAEL GHOBRIAL – DEVELOPMENT MANAGER  
PO BOX 32  
PARRAMATTA NSW 2124

Our Ref: VVGC.JT03965

Dear Michael,

## **VALUER GENERAL'S DETERMINATION OF COMPENSATION**

### **1C – 1D UNWIN ST, ROSEHILL, 2142**

The Valuer General is an independent officer appointed by the Governor of NSW and is required by the *Land Acquisition (Just Terms Compensation) Act 1991* (the Act) to determine the amount of compensation to be paid to you by Sydney Metro.

The Valuer General is responsible for ensuring you are fairly compensated. Your compensation has been determined through a rigorous valuation approach, open exchange of information and the opportunity to raise concerns throughout the determination of the compensation process.

The determination of compensation, valuation report and issues response are attached. This information has also been provided to Sydney Metro.

### **Making the determination**

#### *Information sharing:*

All information considered in the determination of compensation has been shared with you and the Sydney Metro.

#### *Preliminary report:*

Before we finalised the determination of compensation, we wrote to you and Sydney Metro to provide you both with the opportunity to consider the preliminary valuation report.

All errors of fact identified by you in the preliminary report have been considered in the final determination report.

### **Quality assurance**

Your valuation report was prepared by a qualified, experienced valuer.

### **Completion of the Valuer General's role**

The determination of compensation and valuation report issued to you and the acquiring authority is the final part of the Valuer General's formal role in the determination of the compensation process.

You will soon receive a survey from the Valuer General about the service you have received during the determination of compensation process. You are encouraged to provide feedback to help the Valuer General monitor the quality of service and make improvements.

### **Next Steps**

#### *Compensation Notice:*

Sydney Metro will now issue you with a compensation notice.

If you are not satisfied with the amount of compensation determined by the Valuer General and offered to you by Sydney Metro, you can lodge an objection with the Land and Environment Court. Court proceedings involving claims for compensation are between you and Sydney Metro.

### **Objections to the Land & Environment Court**

Objections need to be lodged within 90 days of receiving the compensation notice. If an objection is not lodged within 90 days, the offer of compensation is deemed accepted.

For more information about the Land and Environment Court, visit their website at [www.lec.justice.nsw.gov.au](http://www.lec.justice.nsw.gov.au). The court can be contacted at:

Level 4, Windeyer Chambers  
225 Macquarie Street  
Sydney NSW 2000  
02 9113 8200

## Online information

You can find out more about compulsory acquisition by visiting the Valuer General's website at [http://www.valuergeneral.nsw.gov.au/compulsory\\_acquisitions](http://www.valuergeneral.nsw.gov.au/compulsory_acquisitions) and the NSW Property Acquisition website at <http://www.propertyacquisition.nsw.gov.au/>.

## Questions or concerns?

Your coordinator, Antonio Saveski, is available to help you with any questions or concerns you have.

You can contact Antonio on:

☎ 9240 8841 or  
Valuer General NSW: 1300 136 226

@ Antonio.saveski@property.nsw.gov.au or  
Valuer General NSW: Just\_Terms@property.nsw.gov.au

If you need an interpreter, please call TIS National on 131 450 and ask them to contact VGNSW on the numbers listed above.

Yours sincerely



Jane Murgatroyd  
Business Support Officer  
Compensation and Special Valuations  
Valuer General NSW

6 May 2022