



12 May 2016

Sue Wilkinson
CEO Colac Otway Shire

Via Email

Dear Sue

Land Valuations for bushfire affected properties

At our recent Progress Association Committee Meeting on Sunday 1 May, we noted that Land Valuations are due to be reviewed throughout the Shire from June 2016. While the community greatly appreciates the Shire's initiative to provide rates relief for destroyed and bushfire impacted properties for the coming year, our discussion led to the following questions being raised:

- How will COS consider a valuation of destroyed homes? Obviously there won't be any capital improvement going from a building to no building, however the value of the land has also been degraded somewhat with potential multitude of issues, ie landslip, vegetation loss etc.
- Will the Land Valuer's take into account the additional cost to building under higher BAL Ratings, which in-turn could de-value the cost of a block of land?

We appreciate if you could investigate these questions and respond accordingly so we can pass accurate information onto our community members.

Yours sincerely

Juliet Le Feuvre
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