



## Has your urban land been damaged by recent adverse weather?

Adverse weather events occur regularly and present challenges for landowners in many parts of Queensland. The following information explains how floods and other adverse weather events like cyclones are considered when assessing your land valuation, as well as what you can do if your land has been permanently damaged.

### Why does my property have to be valued?

Land valuations provide independent data that underpin decision-making and allow landowners to monitor the changing value of their land.

### How is the impact of adverse weather events considered when calculating my land valuation?

Your land valuation has a date of valuation of 1 October and reflects market evidence as at that date.

Your land valuation reflects the impact of historic flooding and other adverse weather events, which may also be reflected in property market sale transactions.

Valuers monitor the impact of flooding and other adverse weather events on property market sales. This information informs future land valuations.

### How are adverse weather events considered when valuing land?

When assessing valuations, Valuers consider a range of information including:

- the damage caused to land and the possibility of remediation
- property sales within flood-affected areas that have or may be subject to flooding events or other areas impacted by natural disasters
- the use of the land
- whether this type of natural event has occurred previously and is already reflected in the valuation
- the level, extent and duration of flood inundation
- the date when the damage or loss of value to the land occurred.

**As it's a valuation of your land only, improvements (e.g. houses, buildings, fencing and personal property) are not considered when calculating land value.**



### **What if this is the first time my land has flooded or been damaged by an adverse weather event?**

Where land has not previously been impacted or damaged by flooding or an adverse weather event, or where flooding has exceeded historic levels, landowners should contact the Valuation Enquiries call centre on **1300 664 217**.

### **What if the recent flooding or adverse weather event has caused permanent damage to my land?**

A land valuation may be amended if floods, cyclones or some other adverse natural cause (over which the landowner had no control), causes the land to be permanently damaged.

If this has happened to your property, you can apply for a change in valuation within six months of the permanent land damage occurring, by writing to the Valuer-General. You can lodge an application

- by email to [valuation.enquiries@resources.qld.gov.au](mailto:valuation.enquiries@resources.qld.gov.au)
- by post to your local business centre
- in person at one of our business centres.

Please include details to show the permanent damage caused such as photographs, maps or diagrams.

The Valuer-General will then consider if the damage has changed the land's value. More information can be found in the Landowner's Guides available at [www.qld.gov.au/landvaluation](http://www.qld.gov.au/landvaluation).



### **Want to know more about your land valuation?**

For further information about your land valuation, you can contact the Valuation Enquiries call centre on **1300 664 217** or visit our website at [www.qld.gov.au/landvaluation](http://www.qld.gov.au/landvaluation).

