



ACT
Government

Chief Minister, Treasury and
Economic Development

Freedom of Information Publication Coversheet

The following information is provided pursuant to section 28 of the *Freedom of Information Act 2016*.

FOI Reference: CMTEDDFOI 2018-0263

Information to be published	Status
1. Access application	Published
2. Decision notice	Published
3. Documents and schedule	Published
4. Additional information identified	No
5. Fees	N/A
6. Processing time (in working days)	7
7. Decision made by Ombudsman	N/A
8. Additional information identified by Ombudsman	N/A
9. Decision made by ACAT	N/A
10. Additional information identified by ACAT	N/A

From: [REDACTED]
To: [CMTEDD FOI](#)
Subject: Freedom of Information request
Date: Thursday, 27 September 2018 8:32:23 AM

Please find online enquiry details below. Please ensure this enquiry is responded to within fourteen working days.

Your details

All fields are optional, however an email address OR full postal address must be provided for us to process your request. An email address and telephone contact number will assist us to contact you quickly if we need to discuss your request.

Title:

First Name:

Last Name:

Business/Organisation:

Address:

Suburb:

Postcode:

State/Territory:

Phone/mobile:

Email address:



Request for information

(Please provide as much detail as possible, for example subject matter and relevant dates, and also provide details of documents that you are not interested in.)

Under the Freedom of Information Act 2016 I want to access the following document/s (*required field):

I would like to access all documents related to my Freedom of Information Request received on 24 September 2018 your ref: CMTEDDFOI2018-0262 including communication between the FOI officer and the relevant department.

I do not want to access the following documents in relation to my request::

Thank you.
Freedom of Information Coordinator



ACT
Government

Chief Minister, Treasury and
Economic Development

Our ref: CMTEDDFOI 2018-0263

[REDACTED]
via email: [REDACTED]

Dear [REDACTED]

FREEDOM OF INFORMATION REQUEST

I refer to your request submitted under section 30 of the *Freedom of Information Act 2016* (the Act), received by the Chief Minister, Treasury and Economic Development Directorate (CMTEDD) on 27 September 2018, in which you sought access to information under the *Freedom of Information Act 2016* (the Act).

Specifically, you sought access to

"...all documents related to my Freedom of Information Request received on 24 September 2018 your ref: CMTEDDFOI2018-0262 including communication between the FOI officer and the relevant department."

Authority

I am an Information Officer appointed by the Director-General of CMTEDD under section 18 of the Act to deal with access applications made under Part 5 of the Act.

Timeframes

In accordance with section 40 of the Act, CMTEDD is required to provide a decision on your access application by 26 October 2018.

Decision on access

A search for documents was conducted and resulted in 17 documents being identified that fall within scope of your request.

I have decided to release the documents to you in full. I have included as Attachment A to this decision the schedule of the documents. The documents released to you are provided as Attachment B to this letter. Please note that duplicates of emails have been removed from the document binder.

Charges

Pursuant to *Freedom of Information (Fees) Determination 2017 (No 2)* processing charges are not applicable for this request because the total number of folio's to be released to you is below the charging threshold of 50 pages.

Online publishing – Disclosure Log

Under section 28 of the Act, CMTEDD maintains an online record of access applications called a disclosure log. Your original access application, my decision and documents released to you in response to your access application will be published in the CMTEDD disclosure log after 12 October 2018. Your personal contact details will not be published. The CMTEDD disclosure log is at:

<https://www.cmtedd.act.gov.au/functions/foi/disclosure-log>.

Ombudsman Review

My decision on your access request is a reviewable decision as identified in Schedule 3 of the Act. You have the right to seek Ombudsman review of this outcome under section 73 of the Act within 20 working days from the day that my decision is published in CMTEDD disclosure log, or a longer period allowed by the Ombudsman.

If you wish to request a review of my decision you may write to the Ombudsman at:

The ACT Ombudsman
GPO Box 442
CANBERRA ACT 2601
Via email: actfoi@ombudsman.gov.au

ACT Civil and Administrative Tribunal (ACAT) Review

Under section 84 of the Act, if a decision is made under section 82(1) on an Ombudsman review, you may apply to the ACAT for review of the Ombudsman decision. Further information may be obtained from the ACAT at:

ACT Civil and Administrative Tribunal
Level 4, 1 Moore St
GPO Box 370
Canberra City ACT 2601
Telephone: (02) 6207 1740
<http://www.acat.act.gov.au/>

Should you have any queries in relation to your request please contact me by telephone on 6207 7754 or email CMTEDDFOI@act.gov.au

Yours sincerely,



Daniel Riley
Information Officer
Information Access Team
Chief Minister, Treasury and Economic Development Directorate

9 October 2018



ACT
Government

Chief Minister, Treasury and
Economic Development

FREEDOM OF INFORMATION REQUEST SCHEDULE

NAME	WHAT ARE THE PARAMETERS OF THE REQUEST	Reference NO.
[REDACTED]	Documents related to the Freedom of Information Request received on 24 September 2018 ref: CMTEDDFOI2018-0262 including communication between the FOI officer and the relevant department.	CMTEDDFOI 2018-0263

Ref No	Page number	Description	Date	Status	Reason for Exemption	Online Release Status
1	1	Email – FOI request	24/9/18	Full	n/a	Yes
2	2	Email – request for documents from relevant business unit	24/9/18	Full	n/a	Yes
3	3	Email – advice from business unit re request for documents	25/9/18	Full	n/a	Yes
4	4	Email – no document confirmation provided to the FOI team	25/9/18	Full	n/a	Yes
5	5	Email – request for additional information	25/9/18	Full	n/a	Yes
6	6	Email – response to the FOI team re request for additional information	25/9/18	Full	n/a	Yes
7	7	Email – draft decision letter provided to business unit	25/9/18	Full	n/a	Yes
8	8-10	Attachment to previous email	undated	Full	n/a	Yes
9	11	Email – draft decision letter provided to business unit <i>Attachment to the email – see Ref No. 8</i>	26/9/18	Full	n/a	Yes
10	12	Email – suggested edits to the draft decision letter	26/9/18	Full	n/a	Yes
11	13-15	Attachment to previous email	undated	Full	n/a	Yes
12	16	Email – response to suggested edits	26/9/18	Full	n/a	Yes
13	17	Email – decision letter provided to the applicant	26/9/18	Full	n/a	Yes

14	18-20	Attachment to previous email	26/9/18	Full	n/a	Yes
15	21-22	Brief to the Information Officer – draft	25/9/18	Full	n/a	Yes
16	23-24	Brief to the Information Officer – final <i>Attachment A to the Brief – see Ref No. 1</i> <i>Attachment B to the Brief – see Ref No. 3</i>	26/9/18	Full	n/a	Yes
17	25-26	Freedom of Information Checklist	undated	Full	n/a	Yes
Total No of Docs						
17						

From: [REDACTED]
To: [CMTEDD FOI](#)
Subject: FOI Request for the Land Valuation Report for [REDACTED]
Date: Monday, 24 September 2018 3:47:21 PM

Hi,

I am wanting to make a request under The ACT Freedom of Information Act 2016 (the FOI Act).

I would like to receive the land valuation report for my property located at [REDACTED]
[REDACTED]

At present I am questioning my rates assessment notice given that it indicates my unimproved land value has increased by \$50K despite a significant widening of Horse Park Drive ([REDACTED]). Also, a neighbour has given me a copy of his rates notice which shows that he is paying the same amount as me despite 1. being a fair distance from the Horse Park Drive duplication, and 2. having a bigger block than mine. Subsequently, I would like to understand how rates are calculated on my property by the ACT government. The [ACT Revenue Office](#) website informs concerning land values that: "Valuers assess the unimproved value of EACH block by looking at the sale prices of similar properties." I assume therefore from this that a valuation report exists for my block.

I look forward to receiving this information as soon as possible.

Regards,

[REDACTED]

From: [Wilesmith, Brett](#)
To: [Blundell, Maddison](#); [King, Carlo](#)
Cc: [Cain, Peter](#)
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Monday, 24 September 2018 4:03:00 PM

Hi Maddi, Carlo

For your advice please.

Regards

Brett

Brett Wilesmith | Senior Manager

Support – Objections & Policy | Revenue Management | Chief Minister, Treasury & Economic Development |

ACT Government

Phone. 620 50202 | Email. brett.wilesmith@act.gov.au

Level 4, 220 Northbourne Ave, Braddon | GPO Box 293 CIVIC SQUARE ACT 2608 | www.act.gov.au

From: Yang, Francesca **On Behalf Of** CMTEDD FOI
Sent: Monday, 24 September 2018 4:00 PM
To: Ellis, David <David.Ellis@act.gov.au>; Wilesmith, Brett <Brett.Wilesmith@act.gov.au>
Subject: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Good afternoon David and Brett

Please see below an FOI request regarding land valuation report for a block in Forde. Could you please advise if RO hold the document requested by the application?

Thank you.

Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government

Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: [REDACTED]
Sent: Monday, 24 September 2018 3:47 PM
To: CMTEDD FOI <CMTEDDFOI@act.gov.au>
Subject: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED]

Hi,

From: [King, Carlo](#)
To: [Wilesmith, Brett](#)
Cc: [Cain, Peter](#); [Blundell, Maddisson](#)
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Tuesday, 25 September 2018 9:36:13 AM

Hi Brett,

A land valuation report for unimproved purposes has not been created for this property.

This is an extract from the proposed ACTVO website which I think is relevant.

“Whilst individually crafted valuations would be desirable the cost of producing individual valuations on every rateable property makes the exercise financially unfeasible. Therefore the ACTVO uses a mass appraisal benchmarking method which is commonly used by rating authorities in residential rating programs. Simply put, the benchmarking method includes the grouping of properties from which a single benchmark is selected. The benchmark is revalued every year in the ACT and any variations to the unimproved value of the benchmark will be applied equally across properties collected in the group. This ensures some consistency in the way that rating valuations are generated.”

Cheers,

Carlo

From: Wilesmith, Brett
Sent: Monday, 24 September 2018 4:04 PM
To: Blundell, Maddisson <Maddisson.Blundell@act.gov.au>; King, Carlo <Carlo.King@act.gov.au>
Cc: Cain, Peter <Peter.Cain@act.gov.au>
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi Maddi, Carlo

For your advice please.

From: [Wilesmith, Brett](#)
To: [CMTEDD FOI](#)
Cc: [Salisbury, Kim](#); [Blundell, Maddisson](#); [King, Carlo](#)
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Tuesday, 25 September 2018 12:27:24 PM

Good morning Francesca

I am advised that Revenue Office does not hold the requested document. Please see comments from ACT Valuation Office below.

Please let me know if you require anything further.

Kind regards

Brett

Brett Wilesmith | Senior Manager

Support – Objections & Policy | Revenue Management | Chief Minister, Treasury & Economic Development |

ACT Government

Phone. 620 50202 | Email. brett.wilesmith@act.gov.au

Level 4, 220 Northbourne Ave, Braddon | GPO Box 293 CIVIC SQUARE ACT 2608 | www.act.gov.au

From: King, Carlo

Sent: Tuesday, 25 September 2018 9:36 AM

To: Wilesmith, Brett <Brett.Wilesmith@act.gov.au>

Cc: Cain, Peter <Peter.Cain@act.gov.au>; Blundell, Maddisson <Maddisson.Blundell@act.gov.au>

Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi Brett,

A land valuation report for unimproved purposes has not been created for this property.

This is an extract from the proposed ACTVO website which I think is relevant.

“Whilst individually crafted valuations would be desirable the cost of producing individual valuations on every rateable property makes the exercise financially unfeasible. Therefore the ACTVO uses a mass appraisal benchmarking method which is commonly used by rating authorities in residential rating programs. Simply put, the benchmarking method includes the grouping of properties from which a single benchmark is selected. The benchmark is revalued every year in the ACT and any variations to the unimproved value of the benchmark will be applied equally across properties collected in the group. This ensures some consistency in the

From: [King, Carlo](#)
To: [Wilesmith, Brett](#)
Cc: [Salisbury, Kim](#); [Blundell, Maddisson](#)
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Tuesday, 25 September 2018 12:50:10 PM

Brett,

Suggest this response to Francesca...

Hi Francesca,

The Managing Valuer wrote the extract.

I understand the website is under construction and no element has been approved for web deployment.

Hope this helps.

Etc...

From: Yang, Francesca **On Behalf Of** CMTEDD FOI
Sent: Tuesday, 25 September 2018 12:44 PM
To: Wilesmith, Brett <Brett.Wilesmith@act.gov.au>
Cc: Salisbury, Kim <Kim.Salisbury@act.gov.au>; Blundell, Maddisson <Maddisson.Blundell@act.gov.au>; King, Carlo <Carlo.King@act.gov.au>
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Thank Brett, I will prepare a decision letter to this effect and make a note of the extract from the website.

Is it possible for you to provide a [link to the website](#) that contains those wordings so I can include it in the decision letter?

Many thanks
Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government
Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: Wilesmith, Brett

From: [Yang, Francesca](#)
To: [Wilesmith, Brett](#)
Cc: [King, Carlo](#)
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Tuesday, 25 September 2018 1:39:24 PM

Hi Brett

Yes it does. Thanks very much for the clarification. I will prepare the decision letter and send it to you for review tomorrow.

Many thanks
Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government
Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: Wilesmith, Brett
Sent: Tuesday, 25 September 2018 1:26 PM
To: CMTEDD FOI <CMTEDDDFOI@act.gov.au>
Cc: King, Carlo <Carlo.King@act.gov.au>
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi Francesca,

The Managing Valuer wrote the extract. I understand the website is under construction and no element has yet been approved for web deployment.

Hope this helps.

Regards
Brett

From: Yang, Francesca **On Behalf Of** CMTEDD FOI
Sent: Tuesday, 25 September 2018 12:44 PM
To: Wilesmith, Brett <Brett.Wilesmith@act.gov.au>
Cc: Salisbury, Kim <Kim.Salisbury@act.gov.au>; Blundell, Maddisson <Maddisson.Blundell@act.gov.au>; King, Carlo <Carlo.King@act.gov.au>
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Thank Brett, I will prepare a decision letter to this effect and make a note of the extract from the website.

From: [Yang, Francesca](#)
To: [Wilesmith, Brett](#)
Cc: [King, Carlo](#)
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Tuesday, 25 September 2018 4:41:00 PM
Attachments: [Decision letter to applicant.docx](#)

Hi Brett

Thanks very much for providing the additional information about this request. I have attached the draft decision letter to this email. In the letter I have included the extract provided by Carlo under the section 'Additional Information'.

Would you mind having a look of the letter and, if you have any comment, let me know by **COB tomorrow 26 September**? If you have no comments on the letter we will provide the decision to the applicant on Thursday 27 September.

Happy to discuss if needed.

Many thanks
Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government
Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: Wilesmith, Brett
Sent: Tuesday, 25 September 2018 1:26 PM
To: CMTEDD FOI <CMTEDDDFOI@act.gov.au>
Cc: King, Carlo <Carlo.King@act.gov.au>
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi Francesca,

The Managing Valuer wrote the extract. I understand the website is under construction and no element has yet been approved for web deployment.

Hope this helps.

Regards
Brett

From: Yang, Francesca **On Behalf Of** CMTEDD FOI

Our ref: CMTEDDFOI 2018-0262

[REDACTED]
via email: [REDACTED]

Dear [REDACTED]

FREEDOM OF INFORMATION REQUEST

I refer to your application received by the Chief Minister, Treasury and Economic Development Directorate (CMTEDD) on 24 September 2018, in which you sought access under section 30 of the *Freedom of Information Act 2016* (the Act) to the land valuation report for your property located at [REDACTED]

Authority

I am an Information Officer appointed by the Director-General of CMTEDD under section 18 of the Act to deal with access applications made under Part 5 of the Act.

Timeframes

In accordance with section 40 of the Act, CMTEDD is required to provide a decision on your access application by 23 October 2018.

Decision on access

A search was conducted for CMTEDD records and the relevant business area has confirmed that a land valuation report for unimproved purposes has not been created for your property.

I am satisfied that appropriate searches were completed and that no documents relevant to your request are held by CMTEDD.

Additional Information

Please note whilst individually crafted valuations would be desirable the cost of producing individual valuations on every rateable property makes the exercise financially unfeasible. Therefore the ACT Valuation Office uses a mass appraisal benchmarking method which is commonly used by rating authorities in residential rating programs.

The benchmarking method includes the grouping of properties from which a single benchmark is selected. The benchmark is revalued every year in the ACT and any variations to the unimproved value of the benchmark will be applied equally across properties collected in the group.

Charges

Processing charges are not applicable for this request because no documents are to be released.

Online publishing – Disclosure Log

Under section 28 of the Act, CMTEDD maintains an online record of access applications called a disclosure log. Your original access application and my decision in response to your access application will be published in the CMTEDD disclosure log after 28 September 2018. Your personal contact details will not be published. You may view CMTEDD disclosure log at: <https://www.cmtedd.act.gov.au/functions/foi/disclosure-log>.

Ombudsman Review

My decision on your access request is a reviewable decision as identified in Schedule 3 of the Act. You have the right to seek Ombudsman review of this outcome under section 73 of the Act within 20 working days from the day that my decision is published in the CMTEDD disclosure log, or a longer period allowed by the Ombudsman.

If you wish to request a review of my decision you may write to the Ombudsman at:

The ACT Ombudsman
GPO Box 442
CANBERRA ACT 2601
Via email: actfoi@ombudsman.gov.au

ACT Civil and Administrative Tribunal (ACAT) Review

Under section 84 of the Act, if a decision is made under section 82(1) on an Ombudsman review, you may apply to the ACAT for review of the Ombudsman decision. Further information may be obtained from the ACAT at:

ACT Civil and Administrative Tribunal
Level 4, 1 Moore St
GPO Box 370
Canberra City ACT 2601
Telephone: (02) 6207 1740
<http://www.acat.act.gov.au/>

Should you have any queries in relation to your request please contact me by telephone on 6207 7754 or email CMTEDDFOI@act.gov.au.

Yours sincerely,

Daniel Riley
Information Officer
Information Access Team
Chief Minister, Treasury and Economic Development Directorate
September 2018

From: [Ellis, David](#)
To: [Wilesmith, Brett](#); [Yang, Francesca](#)
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Wednesday, 26 September 2018 11:30:40 AM
Attachments: [Decision letter to applicant.docx](#)

Hi Francesca – Brett is now the FOI contact for the Revenue Office.

Thanks
David

From: Yang, Francesca **On Behalf Of** CMTEDD FOI
Sent: Wednesday, 26 September 2018 11:17 AM
To: Ellis, David <David.Ellis@act.gov.au>
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi David

FYI, not sure if you would also like to see the draft decision.

If no comments are received, the decision will be provided to the applicant after **10am Tomorrow 27 September**.

Many thanks
Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government
Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: Yang, Francesca **On Behalf Of** CMTEDD FOI
Sent: Tuesday, 25 September 2018 4:42 PM
To: Wilesmith, Brett <Brett.Wilesmith@act.gov.au>
Cc: King, Carlo <Carlo.King@act.gov.au>
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi Brett

Thanks very much for providing the additional information about this request. I have attached the draft decision letter to this email. In the letter I have included the extract provided by Carlo under the section 'Additional Information'.

Would you mind having a look of the letter and, if you have any comment, let me know by **COB**

From: [Wilesmith, Brett](#)
To: [CMTEDD FOI](#)
Cc: [Ee. Shu-Yen](#); [Salisbury, Kim](#); [King, Carlo](#)
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Wednesday, 26 September 2018 1:11:29 PM
Attachments: [Decision letter to applicant.docx](#)

Hi Francesca

Please see a couple of suggested edits to the draft decision letter.

Kind regards

Brett

Brett Wilesmith | Senior Manager

Support – Objections & Policy | Revenue Management | Chief Minister, Treasury & Economic Development |

ACT Government

Phone. 620 50202 | Email. brett.wilesmith@act.gov.au

Level 4, 220 Northbourne Ave, Braddon | GPO Box 293 CIVIC SQUARE ACT 2608 | www.act.gov.au

From: Yang, Francesca **On Behalf Of** CMTEDD FOI

Sent: Tuesday, 25 September 2018 4:42 PM

To: Wilesmith, Brett <Brett.Wilesmith@act.gov.au>

Cc: King, Carlo <Carlo.King@act.gov.au>

Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
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Happy to discuss if needed.

Many thanks

Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government

Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: Wilesmith, Brett



Our ref: CMTEDDFOI 2018-0262

[REDACTED]

via email: [REDACTED]

Dear [REDACTED]

FREEDOM OF INFORMATION REQUEST

I refer to your application received by the Chief Minister, Treasury and Economic Development Directorate (CMTEDD) on 24 September 2018, in which you sought access under section 30 of the *Freedom of Information Act 2016* (the Act) to the land valuation report for your property located at [REDACTED]

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I am an Information Officer appointed by the Director-General of CMTEDD under section 18 of the Act to deal with access applications made under Part 5 of the Act.

Timeframes

In accordance with section 40 of the Act, CMTEDD is required to provide a decision on your access application by 23 October 2018.

Decision on access

A search was conducted for CMTEDD records and the relevant business area has confirmed that a land valuation report for unimproved [value](#) purposes has not been created for your property.

I am satisfied that appropriate searches were completed and that no documents relevant to your request are held by CMTEDD.

Additional Information

Please note whilst individually crafted valuations would be desirable the cost of producing individual valuations on every rateable property makes the exercise financially unfeasible. Therefore the ACT Valuation Office uses a mass appraisal benchmarking method which is commonly used by rating authorities in residential rating programs.

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GPO Box 442
CANBERRA ACT 2601
Via email: actfoi@ombudsman.gov.au

ACT Civil and Administrative Tribunal (ACAT) Review

Under section 84 of the Act, if a decision is made under section 82(1) on an Ombudsman review, you may apply to the ACAT for review of the Ombudsman decision. Further information may be obtained from the ACAT at:

ACT Civil and Administrative Tribunal
Level 4, 1 Moore St
GPO Box 370
Canberra City ACT 2601
Telephone: (02) 6207 1740
<http://www.acat.act.gov.au/>

Should you have any queries in relation to your request please contact me by telephone on 6207 7754 or email CMTEDDFOI@act.gov.au.

Formatted: No underline, Font color: Auto

Yours sincerely,

Daniel Riley
Information Officer
Information Access Team
Chief Minister, Treasury and Economic Development Directorate

September 2018

From: [Yang, Francesca](#)
To: [Wilesmith, Brett](#)
Cc: [Ee, Shu-Yen](#); [Salisbury, Kim](#); [King, Carlo](#)
Subject: RE: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Wednesday, 26 September 2018 1:24:00 PM

Hi Brett

Thanks very much for your advice. Apparently I've made some silly mistakes. All changes are accepted.

As your area is the only relevant area for this request, I will provide the decision letter to the Information Officer shortly and the decision will be released to the applicant as soon as it's signed off.

Thanks again.
Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government
Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: Wilesmith, Brett
Sent: Wednesday, 26 September 2018 1:11 PM
To: CMTEDD FOI <CMTEDDDFOI@act.gov.au>
Cc: Ee, Shu-Yen <Shu-Yen.Ee@act.gov.au>; Salisbury, Kim <Kim.Salisbury@act.gov.au>; King, Carlo <Carlo.King@act.gov.au>
Subject: FW: REQUEST FOR DOCS: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED] CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]

Hi Francesca

Please see a couple of suggested edits to the draft decision letter.

Kind regards
Brett

Brett Wilesmith | Senior Manager

Support – Objections & Policy | Revenue Management | Chief Minister, Treasury & Economic Development |

ACT Government

Phone. 620 50202 | Email. brett.wilesmith@act.gov.au

Level 4, 220 Northbourne Ave, Braddon | GPO Box 293 CIVIC SQUARE ACT 2608 | www.act.gov.au

From: Yang, Francesca **On Behalf Of** CMTEDD FOI
Sent: Tuesday, 25 September 2018 4:42 PM
To: Wilesmith, Brett <Brett.Wilesmith@act.gov.au>
Cc: King, Carlo <Carlo.King@act.gov.au>

From: [Yang, Francesca](#)
To: [REDACTED]
Subject: RE: FOI Request for the Land Valuation Report CMTEDDDFOI 2018-0262 [SEC=UNCLASSIFIED]
Date: Wednesday, 26 September 2018 3:55:00 PM
Attachments: [Decision letter to applicant.pdf](#)

Good afternoon [REDACTED]

Please find attached the decision letter in response to your Freedom of Information request.

Kind regards
Francesca

Francesca Yang | Freedom of Information Coordinator | Information Access Team

Phone: 02 6205 1359 | Email: Francesca.Yang@act.gov.au

Corporate | Chief Minister, Treasury and Economic Development Directorate | ACT Government
Level 2, Canberra Nara Centre | GPO Box 158 Canberra ACT 2601 | www.act.gov.au

From: [REDACTED]

Sent: Monday, 24 September 2018 3:47 PM

To: CMTEDD FOI <CMTEDDDFOI@act.gov.au>

Subject: FOI Request for the Land Valuation Report for [REDACTED]
[REDACTED]

Hi,

I am wanting to make a request under The ACT Freedom of Information Act 2016 (the FOI Act).

I would like to receive the land valuation report for my property located at [REDACTED]
[REDACTED]

At present I am questioning my rates assessment notice given that it indicates my unimproved land value has increased by \$50K despite a significant widening of Horse Park Drive ([REDACTED]). Also, a neighbour has given me a copy of his rates notice which shows that he is paying the same amount as me despite 1. being a fair distance from the Horse Park Drive duplication, and 2. having a bigger block than mine. Subsequently, I would like to understand how rates are calculated on my property by the ACT government. The [ACT Revenue Office](#) website informs concerning land values that: "Valuers assess the unimproved value of EACH block by looking at the sale prices of similar properties." I assume therefore from this that a valuation report exists for my block.

I look forward to receiving this information as soon as possible.



ACT
Government

Chief Minister, Treasury and
Economic Development

Our ref: CMTEDDFOI 2018-0262

[REDACTED]
via email: [REDACTED]

Dear [REDACTED]

FREEDOM OF INFORMATION REQUEST

I refer to your application received by the Chief Minister, Treasury and Economic Development Directorate (CMTEDD) on 24 September 2018, in which you sought access under section 30 of the *Freedom of Information Act 2016* (the Act) to the land valuation report for your property located at [REDACTED]

Authority

I am an Information Officer appointed by the Director-General of CMTEDD under section 18 of the Act to deal with access applications made under Part 5 of the Act.

Timeframes

In accordance with section 40 of the Act, CMTEDD is required to provide a decision on your access application by 23 October 2018.

Decision on access

A search was conducted for CMTEDD records and the relevant business area has confirmed that a land valuation report for unimproved value purposes has not been created for your property.

I am satisfied that appropriate searches were completed and that no documents relevant to your request are held by CMTEDD.

Additional Information

Please note whilst individually crafted valuations would be desirable the cost of producing individual valuations on every rateable property makes the exercise financially unfeasible. Therefore the ACT Valuation Office uses a mass appraisal benchmarking method which is commonly used by rating authorities in residential rating programs.

The benchmarking method includes the grouping of properties from which a single benchmark is selected. The benchmark is revalued every year in the ACT and any variations to the unimproved value of the benchmark will be applied equally across properties collected in the group.

Charges

Processing charges are not applicable for this request because no documents are to be released.

Online publishing – Disclosure Log

Under section 28 of the Act, CMTEDD maintains an online record of access applications called a disclosure log. Your original access application and my decision in response to your access application will be published in the CMTEDD disclosure log after 28 September 2018. Your personal contact details will not be published. You may view CMTEDD disclosure log at: <https://www.cmtedd.act.gov.au/functions/foi/disclosure-log>.

Ombudsman Review

My decision on your access request is a reviewable decision as identified in Schedule 3 of the Act. You have the right to seek Ombudsman review of this outcome under section 73 of the Act within 20 working days from the day that my decision is published in the CMTEDD disclosure log, or a longer period allowed by the Ombudsman.

If you wish to request a review of my decision you may write to the Ombudsman at:

The ACT Ombudsman
GPO Box 442
CANBERRA ACT 2601
Via email: actfoi@ombudsman.gov.au

ACT Civil and Administrative Tribunal (ACAT) Review

Under section 84 of the Act, if a decision is made under section 82(1) on an Ombudsman review, you may apply to the ACAT for review of the Ombudsman decision. Further information may be obtained from the ACAT at:

ACT Civil and Administrative Tribunal
Level 4, 1 Moore St
GPO Box 370
Canberra City ACT 2601
Telephone: (02) 6207 1740
<http://www.acat.act.gov.au/>

Should you have any queries in relation to your request please contact me by telephone on 6207 7754 or email CMTEDDFOI@act.gov.au

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Daniel Riley', with a stylized flourish at the end.

Daniel Riley
Information Officer
Information Access Team
Chief Minister, Treasury and Economic Development Directorate

26 September 2018

MINUTE



ACT
Government

Chief Minister, Treasury and
Economic Development

Date	25 September 2018	Ref No: 2018-0262
<hr/>		
To	Daniel Riley, Information Officer CMTEDD	
<hr/>		
From	Francesca Yang, Freedom of Information Coordinator, Information Access Team	
<hr/>		
Subject	Freedom of Information Request from [REDACTED]	
<hr/>		

Background

On 24 September 2018, [REDACTED] wrote to this office requesting access under the *Freedom of Information Act 2016* (the Act) to the land valuation report for his property located at [REDACTED]

A copy of the original request is at [Attachment A](#).

Authority

You are the authorised decision maker appointed by the Director-General of CMTEDD under section 18 of the Act to deal with access applications made under Part 5 of the Act.

Issues

A search of CMTEDD records was conducted within the Revenue Management team and resulted in no documents been identified that fall within the scope of the request:

Mr Carlo King, Senior Manager of the ACT Valuation Office has advised in his email dated 25 September 2018 that “...a land valuation report for unimproved purposes has not been created for this property...”

Mr King has also provided an extract from the proposed valuation office website advising that “...whilst individually crafted valuations would be desirable the cost of producing individual valuations on every rateable property makes the exercise financially unfeasible. Therefore the ACTVO uses a mass appraisal benchmarking method which is commonly used by rating authorities in residential rating programs...”

A copy of Mr King’s email is at [Attachment B](#).

The Act requires access applications be published through the open access scheme unless publication is contrary to public interest. It is recommended you publish the access application and your decision on the disclosure log.

A decision and response is due on 23 October 2018.

Recommendation

That you

- agree that all required steps within the Information Access Team standard operating procedures have been completed (refer to Freedom of Information Checklist).

AGREED/NOT AGREED/PLEASE DISCUSS

- sign the letter to [REDACTED] informing him of your decision in accordance with the Act.

AGREED/NOT AGREED/PLEASE DISCUSS

- agree to publish the access application and decision letter online in accordance with open access requirements in the Act.

AGREED/NOT AGREED/PLEASE DISCUSS

Action Officer: Francesca Yang

Phone: 6205 1359

Daniel Riley _____

September 2018

MINUTE



ACT
Government

Chief Minister, Treasury and
Economic Development

Ref No: 2018-0262

Date 26 September 2018

To Daniel Riley, Information Officer CMTEDD

From Francesca Yang, Freedom of Information Coordinator, Information Access Team

Subject Freedom of Information Request from [REDACTED]

Background

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AGREED/NOT AGREED/PLEASE DISCUSS

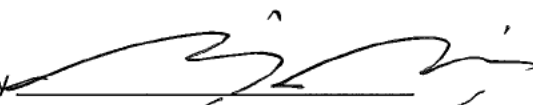
- agree to publish the access application and decision letter online in accordance with open access requirements in the Act.

AGREED/NOT AGREED/PLEASE DISCUSS

Action Officer: Francesca Yang

Phone: 6205 1359

Daniel Riley



26 September 2018

Freedom of Information – Checklist

Ref #	Applicant Name	Due Date	Action Officer
2018-0262	██████████	23-Oct-18	Francesca Yang
Action Item			Y/N
(1) Scope			
i. FOI request received and assessed under s30.			✓
a) Applicant consulted under s31 and scope updated.			n/a
(2) Acknowledgement letter sent to applicant (PDF format).			
(3) Recordkeeping			
i. FOI tracking spreadsheet updated.			✓
ii. Outlook folder, G drive folder, and TRIM container created.			✓
(4) Document search			
i. Relevant business units identified and contacted.			✓
ii. Email sent to business units requesting search for documents.			✓
iii. Documents received from business units.			N
iv. Email returned from business unit verifying document search completed, sensitivities listed and list of consultations.			✓
(5) Folio and schedule			
i. Identify relevant documents.			n/a
ii. Relevant documents combined in chronological order and scheduled.			
(6) Third party consultation required?			
i. Folio third party documents and complete schedules.			N
ii. Consultation letters and brief prepared.			
iii. Letters and brief signed by Information officer.			
iv. Consultation letters sent to applicant and third party (PDF format).			
v. Third party submission received.			
vi. Third party submission agreed?			n/a
a) Decision letter to third party prepared advising review rights.			
b) Decision letter signed by Information Officer.			
c) Decision letter sent to third party (PDF format).			
d) Review period expired/third party advised not to appeal the decision.			n/a

(7) Decision		
i.	Business units consulted on exempt material.	
ii.	Proposed reductions applied to documents.	n/a
iii.	Decision brief and letter drafted.	✓
iv.	Ministerial Notification required?	n/a
	a) Ministerial Notification drafted in consultation with business units.	
v.	Briefs and letter reviewed by business units.	✓
vi.	Briefs and letter signed by Information Officer.	✓
vii.	Executive advised of decision by Information Officer by phone	
(8) Release		
i.	Redactions applied and documents sanitised.	n/a
ii.	Decision letter and documents released to applicant (PDF format).	✓
iii.	Ministerial Notification, decision letter and schedule sent to Minister's Office and includes relevant Executive – after a response is released to applicant.	n/a
iv.	A copy of final decision provided to business units for their records.	
v.	Documents upload to disclosure log?	
	a) Further redactions applied to documents.	
	b) All documents combined into a single PDF document	
	c) Documents uploaded to disclosure log.	
vi.	Documents moved to TRIM container and tracking sheet updated.	

Key Dates	
Date received	24-Sep-2018
Acknowledgement letter sent	
Document search conducted	31-Jul-2018
Date to decision maker	24-Sep-2018
Decision letter sent	26-Sep-2018
Case Finalised / Administrative actions all finalised	