



Gross Rental Value Valuation Policy 3.112 Disclosure of Rental Evidence

Background

Rental evidence, unlike sales evidence, is not in the public domain.

Rental evidence is collected from a variety of sources with a broad range of expectations regarding confidentiality.

The following policy applies solely to the determination of Gross Rental Value objections and formal queries.

The *Valuation of Land Act 1978* Section 13(3) expressly permits the disclosure of information to a tribunal or court.

Section 13(2) of the Act makes it an offence to divulge or communicate any information acquired under the Act 'except in the exercise of a power or the performance of a function or duty under or in connection with this Act'.

Policy

The determination of an objection or query is considered to be a performance of a function or duty under the Valuation of Land Act.

In the first instance Valuers are to discuss comparable rental information in a general way without identification of particular properties.

In circumstances where it is practically impossible to demonstrate the correctness of a Gross Rental Value without referencing specific evidence, the Valuer may divulge the actual rent, in absolute or per rate terms, and identify the property.

Without the direct written approval of the owner or manager and/or the express permission of the Valuer General, a Valuer shall not divulge to a third party any details regarding either:

- (a) particular conditions of a rental or lease, or
- (b) trading or business details that may impact on the rental value of a property

Date of Most Recent Review

31 January 2006

Authorising Officer

A handwritten signature in black ink, appearing to read 'G Fenner'.

G Fenner, Valuer General