

Information for Property Owners

WHAT HAS HAPPENED SO FAR?

In May, the Minister of Transport announced details of the indicative package for Let's Get Wellington Moving – a transformational plan for Wellington.

Some parts of the package may impact on property in the future – such as proposed improvements at the Basin Reserve, and proposals to duplicate Mount Victoria tunnel and widen Ruahine Street and Wellington Road.

WHAT WILL HAPPEN NEXT?

The next step is for the Let's Get Wellington Moving (LGWM) partners – Wellington City Council, Greater Wellington Regional Council, and the NZ Transport Agency – to consider and endorse the LGWM programme.

Once the programme is endorsed, LGWM can begin work on investigation, evaluation and design. These stages will involve further engagement with the community and with people who could be directly affected, including property owners.

WHEN WILL YOU KNOW WHICH PROPERTIES MAY BE AFFECTED?

It will be some time before we know which properties may be affected.

Once the programme is endorsed, we will start work on investigation, evaluation and design. When that work is done, we will begin to understand which properties (if any) may be affected. We will contact people who own potentially affected property during this phase of work.

Before we can construct any of the proposed transport improvements, LGWM will need to apply for and secure resource consents, and have land designated for the construction and operation of each project. At the consent and designation stage for each project, we will know which properties (if any) need to be acquired.

WHAT HAPPENS IF A PROPERTY IS NEEDED FOR A LET'S GET WELLINGTON MOVING PROJECT?

At the moment no properties are required for LGWM. We will be in touch with potentially affected property owners when we have further developed proposals. Please get in touch with us if you have any concerns or questions.

Where a government or local government organisation (such as the LGWM partners) requires property for a public work (such as a transport project), a Land Information New Zealand (LINZ) accredited supplier is engaged to carry out the negotiations on the Agency's behalf.

If a property, or part of a property, is required the organisation responsible for the project will pay compensation on the basis of market value. Market value is not the personal value to the property owner or the value to the project, but is based on an assessment by an independent registered valuer.

In addition to the market value of a property, reasonable legal and valuation fees and moving costs are reimbursed, once these are approved by LINZ.

A property owner may also be eligible for additional compensation of up to \$50,000, if the property being acquired includes their home (a dwelling that is their principal place of residence).

If a property owner has a business located on their land, they may claim compensation for certain types of business loss resulting from the relocation of the business.

In New Zealand, the Public Works Act 1981 defines the process we will need to follow and also entitles affected property owners to compensation. LINZ administers this Act. Further information on the Public Works Act 1981 is available at www.linz.govt.nz/crown-property/acquisition-and-disposal-land/public-works

HOW CAN I CONTACT YOU?

We know that Let's Get Wellington Moving may create uncertainty for people who own property or live or work near proposed projects. If this uncertainty is affecting you, please get in touch with us.

The Let's Get Wellington Moving project team can be contacted on info@getwellymoving.co.nz or you can call us, via NZTA Wellington, on **04 894 5200**. Find out more at www.getwellymoving.co.nz/property.