

STAKEHILL RURAL LANDOWNERS GROUP, LAND IN BALDIVIS

1153. Hon JIM SCOTT to the parliamentary secretary representing the Minister for Planning and Infrastructure:

- (1) Is the minister aware that land owned by members of the Stakehill rural landowners group in Baldivis was reserved for the purposes of conservation?
- (2) Is the minister aware that the same land is now being compulsorily acquired for the south west metropolitan railway?
- (3) Did the minister consult with -
 - (a) the Minister for the Environment;
 - (b) the Department of Conservation and Land Management; or
 - (c) the Environmental Protection Authority or the Department of Environmental Protectionprior to the decision to acquire land previously determined to be of conservation value?
- (4) On what type of land use are valuations for the Stakehill rural land being based, and are affected businesses being compensated?

Hon KEN TRAVERS replied:

I thank the member for some notice of this question.

- (1) No land is reserved in the metropolitan region scheme under parks and recreation for conservation at Stakehill. The minister is aware that the wetlands are identified for their conservation value in System 6 of the 1992 Swan coastal plain lakes environmental protection policy and Bush Forever.
- (2) The wetlands identified for their conservation value are not the same land identified for acquisition for the south west metropolitan railway.
- (3) Not applicable.
- (4) The Western Australian Planning Commission has purchased land at Stakehill principally for the purposes of the south west metropolitan railway and for the widening of Eighty Road and Stakehill Road, both of which are reserved in the metropolitan region scheme. The properties purchased to date and those recently compulsorily acquired for the south west metropolitan railway have not involved businesses. Properties have been purchased on the basis of fair market value that disregards any and all reservations but otherwise considers all other potentials and limitations. When any business is affected by compulsory acquisition, extinguishment, relocation and re-establishment are matters that may be claimed as a head of compensation by the affected landowner and his or her tenant if the property is leased.