

DEAR SIR/MADAM

RE: INQUIRY INTO ADDITIONAL WATER SUPPLIES FOR SE QLD.

IN APRIL 2006 THE BEATTIE GOVERNMENT ANNOUNCED A PROPOSED DAM ON THE MARY RIVER AT TRAVESTON CROSSING. THERE WAS NO CONSULTATION WITH AFFECTED LAND HOLDERS OR LOCAL GOVERNMENT BEFORE THE ANNOUNCEMENT WAS MADE.

SO SUDDEN WAS THIS DECISION, THAT THE DEPARTMENT OF MAIN ROADS WAS SO UNAWARE OF ANY PROPOSAL, THEY HAD JUST ANNOUNCED AN UPGRADE OF THE BRUCE HIGHWAY BYPASSING GYMPIE, THROUGH THE LAND THAT WAS NOW GOING TO BE FLOODED. MANY MILLIONS OF DOLLARS HAD BEEN SPENT BY THE STATE AND FEDERAL GOVERNMENT PLANNING THIS BYPASS (WITH COMMUNITY CONSULTATION) AND MAIN ROADS WAS AS SURPRISED AS ANY OF THE LOCAL COMMUNITY, WHEN THIS DAM WAS ANNOUNCED.

WAS THE FACT THAT A STATE ELECTION WAS LOOMING, A FACTOR IN BEATTIES SUDDEN AND UNPLANNED ANNOUNCEMENT???

UP TO THIS TIME THERE HAD NOT BEEN ANY SUGGESTION OF A DAM AT TRAVESTON CROSSING.

WE HAD BOUGHT A BEAUTIFUL 150 ACRES AT KANDANGA IN AUGUST 2005 AND DECIDED THAT THIS WAS GOING TO BE WHERE WE WANTED TO RETIRE TO. WHEN WE PURCHASED THE LAND. NOTHING CAME UP IN THE SOLICITORS SEARCHES ABOUT A PROPOSED DAM.

SHORTLY AFTER BUYING THE LAND WE HAD A SHED, STABLES, DRESSAGE ARENA AND FENCING ERECTED FOR OUR STOCK IN READINESS FOR WHEN WE WOULD MOVE IN AFTER WE BUILT OUR HOUSE. JUST AFTER ALL THIS WAS COMPLETED THE BEATTIE GOVERNMENT ANNOUNCED THE DAM. OUT OF THE BLUE – NO WARNING

FROM THAT MOMENT ON WE AS AFFECTED LANDHOLDERS HAVE BEEN TREATED WITH CONTEMPT AND INDIFFERENCE. WE HAVE BEEN UNABLE TO GET ANY INFORMATION THAT IS TRUTHFUL OR ACCURATE. WE HAVE BEEN BULLIED BY THE COMPANY (QWIPL) WHO IS CONTRACTED TO BUILD THE DAM AND ALSO CONTRACTED TO BUY OUR HOMES. A CONFLICT OF INTEREST I WOULD THINK.!!!

AFTER MANY MONTHS OF ANGUISH WE GOT OUR HEAD AROUND THE FACT THAT TO SAFEGUARD OUR BIGGEST ASSET (OUR HOME) WE SHOULD SELL TO THE GOVERNMENT (QWIPL)
THE PROCESS QWIPL USE ONCE THEY HAVE BEEN CONTACTED TO VALUE YOUR HOME IS DECEPTIVE AND CONFRONTING. THEY TELL YOU TO GET AN INDEPENDENT VALUATION AND YET THEY GIVE YOU AN OFFER FOR YOUR HOME WITHOUT SIGHTING THE VALUATION THAT THE LANDHOLDER HAS OBTAINED. THEY ARE TRYING TO KEEP OFFERS

THAT HAVE BEEN MADE BY QWIPL TO NEIGHBOURS, SECRET ,SO THAT THEY CAN GIVE AN INSULTING OFFER AND THEN YOU HAVE TO FIGHT YOUR WAY OFF THE FLOOR TO ACHIEVE ANYTHING THAT RESEMBLES FAIR MARKET PRICE. THE PROCESS IS SO TRAUMATIC THAT I'M SURE THE AGED AND THOSE NOT USED TO BUSINESS WOULD FIND THEMSELVES RECEIVING OFFERS FAR BELOW MARKET VALUE. OUR STORY IS THAT WE WERE GIVEN AN OFFER THAT WAS \$1,100,000.00 BELOW THAT OF OUR INDEPENDENT VALUATION. THE NEGOTIATOR FROM QWIPL, THAT CAME TO OUR PROPERTY SAID HE REALIZED THE OFFER FROM QWIPL WAS INSULTING AND INACCURATE, NOW THAT HE'D SEEN THE PROPERTY AND HE RAISED THE OFFER BY \$750,000.00 ON THE DAY. HE ALSO SAID HE WOULD GO BACK TO HIS OFFICE AND RELOOK AT HIS FIGURES AND" SEE IF THERE WASN'T A LITTLE MORE IN IT".

ONE WEEK LATER THE SAME NEGOTIATOR CAME BACK AND RENEGED ON HIS OFFER AND WENT BACK TO THE ORIGINAL "INSULTING" OFFER.

WE WENT OUT AND GOT ANOTHER VALUATION AND THAT ONE AGREED CLOSELY WITH OUR FIRST VALUATION. ALSO THAT VALUATION SHOWED THAT QWIPL HAD OFFERED OUR NEIGHBOURS (WITH INFERIOR PROPERTIES) FAR MORE THAN THEIR OFFER TO US

4 WEEKS LATER WE HAD TO ATTEND A MEDIATION MEETING WITH QWIPL AND THEIR VALUER AND OURS TO TRY TO ATTAIN A FAIR MARKET PRICE FOR OUR PROPERTY. EVEN AT THIS MEETING QWIPL WERE DECEPTIVE ABOUT WHAT PRICE OUR NEIGHBOURS HAD ACHIEVED FROM THEM. THIS MEETING TOOK 4 HOURS AND MUCH STRESS AND ANGUISH TO ACHIEVE A FIGURE THAT WAS STILL HUNDREDS OF THOUSANDS OF DOLLARS LESS THAN OUR 2 VALUATIONS.

THIS OUTCOME WAS THE PRICE THAT HAD BEEN OFFERED TO US 4 WEEKS EARLIER BY THE NEGOTIATOR WHO HAD RENEGED A WEEK LATER. 4 MORE WEEKS OF MORE STRESS AND ANGUISH AND FURTHER EXPENSE GETTING ANOTHER VALUATION TO COME TO A FIGURE THAT HAD ALREADY BEEN OFFERED THEN TAKEN BACK BY QWIPL.

IT IS VERY DIFFICULT TO ACHIEVE A FAIR MARKET PRICE WHEN THERE IS ONLY ONE BUYER IN THE MARKET.

THERE ARE MANY SIMILAR STORIES FROM PEOPLE TRYING TO ACHIEVE A FAIR MARKET VALUE FOR THEIR HOMES.

THE PURCHASING PROCESS IS FLAWED AND NEEDS TO BE CORRECTED. PEOPLE SHOULDN'T BE TREATED THIS WAY WHEN THEY ARE LOSING THEIR HOMES AND LIVELIHOOD. PEOPLE HAVE LIVED IN THIS VALLEY FOR GENERATIONS AND THEY ARE BEING WRENCHED FROM EVERYTHING THEY KNOW AND HOLD DEAR.

THIS DAM IS A FLAWED PROPOSAL WHICH WILL ONLY RESULT IN A SHALLOW STAGNANT ENVIRONMENTAL DISASTER. HOW CAN THIS BE

ALLOWED TO HAPPEN WHEN THE WORLD IS CONCERNED ABOUT GLOBAL WARMING AND EVERYONE KNOWS (EXCEPT FOR BEATTIE) THAT SHALLOW DAMS CONTRIBUTE TO GLOBAL WARMING SIGNIFICANTLY.

THE BEATTIE GOVERNMENT IS DOING THIS WHOLE THING ON THE RUN AND DESTROYING THOUSANDS OF LIVES IN THE PROCESS.

THERE ARE ALTERNATIVES THAT DO NOT HAVE THE SOCIAL AND ENVIRONMENTAL IMPACTS. IF THEY ARE DETERMINED TO HAVE A DAM, THE LAND BEHIND BORUMBA DAM IS ONE CONCEPT THAT THE GOVERNMENT SEEMS TO NOT BE CONSIDERING. THIS IS A GORGE ALREADY OWNED BY THE GOVERNMENT.

YOURS FAITHFULLY

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