



# ROD STEPHEN

Chairman Emeritus – Matheson Stephen Valuations

## QUALIFICATIONS

Certificate of Business Studies Real Estate  
- RMIT

Associate Diploma in Valuations – RMIT

Licensed Estate Agent

## DESIGNATIONS

Fellow, Australian Property Institute (API)

Life Member, Municipal Group of Valuers  
(MGV)

Associate Member, Real Estate Institute  
of Victoria

Member, International Association of  
Assessing Officers (IAAO)

## CONTACT

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Director – Matheson Stephen Valuations

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February 2024

## EMPLOYMENT HISTORY

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### 1998 to Present - Matheson Stephen Valuations

Managing Director of Matheson Stephen Valuations, which has provided valuation advice to public and private clients since its inception in 1998.

### 1998 to 2004 – Barry Waters and Stephen Pty Ltd

Principal of BW&S Pty Ltd providing specialist valuation services including compulsory acquisition, litigation, mortgage, and Local and State Government valuation services.

### 1982 to 1987 – Senior Valuer – City of Broadmeadows

Senior Valuer responsible for return of general revaluation and provision of valuation services.

### 1972 to 1981 Licensed Real Estate Agent and Valuer Barry Waters & Associates

Licensed Estate Agent and Valuer undertaking residential and commercial leasing and sales together with specialist valuation services.

## EXPERIENCE

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Founded Matheson Stephen Valuations in 1998 as a multi-disciplinary valuation services provider for the government and private sectors.

Over 45 years' experience in the valuation of commercial, industrial, residential, and other types of real estate, including subdivisional lands, predominately in Metropolitan Melbourne and throughout Victoria.

Extensive experience in advising Government departments and semi-Government Authorities, landowners, and investors with a strong involvement in compulsory acquisition and provided extra valuation advice on the majority of major infrastructure projects undertaken in Victoria over the past 30 years.

Further experience in rating disputes, rental disputes and other litigation including preparation of reports and appearances as an expert witness at VCAT, Supreme Court, County Court and Federal Magistrate's Court.

## SPECIALIST AREAS OF PRACTISE

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Subdivisions

Inglobo Land

Green Wedge and peri-urban property

Compulsory Acquisition and Compensation

Valuations for litigation purposes

Rating and Taxing Valuation Assessments

Industrial and Rental Property Green Wedge and peri urban property