

- The House of Lords held, in *Birmingham Corporation v West Midland Baptist (Trust) Association (Inc)* [1969], that the relevant valuation dates will differ according to whether rule 2 or rule 5 of section 5 of the Land Compensation Act 1961 applies
- Rule 2 says that the value of the interest being acquired is to be assessed as at the date possession is taken, or, if earlier, the date when the value is agreed or is assessed by the Upper Tribunal (Lands Chamber)
- Under rule 5, the cost of equivalent reinstatement is to be arrived at by reference to the date on which the commencement of reinstatement should be regarded to have become, or be expected to have become, reasonably practicable

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