



SATELLITE DISHES, AERIALS, AND RADIO EQUIPMENT POLICY

CATEGORY:	City Policy – A policy that is developed for administrative and operational imperatives and has an internal focus. Developed by the Policy Committee and/or the administration and adopted by Council.
RESPONSIBLE DIRECTORATE:	Planning and Community Community Development
OBJECTIVE:	To specify standards relating to the installation of devices including satellite dishes, aerials and radio equipment in residential areas.

1. **AUTHORITY**

This Policy has been prepared in accordance with Clause 8.11 of the *City of Joondalup District Planning Scheme No. 2*, which allows Council to prepare local planning policies relating to planning or development within the Scheme area.

2. **AREA APPLICATION**

This Policy applies to the Residential Zone of the City of Joondalup.

3. **STATEMENT AIMS**

To The City of Joondalup values the protection of the quality of the streetscape and the amenity of adjoining residents by minimising the visual impact of satellite dishes, aerials and radio equipment.

4. **DETAILS STATEMENT**

4.1 **Planning Approval Requirement**

An *Application for Planning Approval* is required prior to the issuing of a Building Permit (where required) for the erection of a satellite dish, aerial, or radio equipment except when:

- a satellite dish is located on the roof and has a diameter of not greater than 0.9 metres;
- a satellite dish (combined dish and support) is located at existing ground level and is 2.4 metres or less in any dimension (the dish is to be located so as not to be visible from any street or adjoining property);

- a radio antenna is not greater than 2.0 metres in height if mounted on the roof, or does not project more than 2.0 metres above the roof ridge if located at ground level and is not located between the street and the house; and/or
- a domestic TV television antenna not greater than 4.0 metres in any dimension.

A maximum of one satellite dish and one form of radio equipment is permitted, exclusive of a domestic antenna. Where additional equipment is sought, an *Application for Planning Approval* is required.

4.2 Development Provisions

Where an *Application for Planning Approval* is required, the proposal is to conform to the following:

4.2.1 Satellite Dishes

- a. The satellite dish is to be located so to minimise the visual impact on the adjoining owners.
- b. The satellite dish is to be located or screened so as not to be visible from the street.
- c. Satellite dishes with a diameter greater than 0.9 metres should be located at ground level only. Any dish located at ground level is to be a maximum height (combined dish and support) of 4.0 metres above natural ground level.

4.2.2 Aerials and Masts

- a. Such Applications will be considered on their individual merits, however, assessment will include consideration of the visual impact of the aerial or mast on the streetscape and adjoining properties.

4.3 Advertising of Applications for Planning Approval, including Satellite Dishes, Aerials and Radio Equipment

All *Applications for Planning Approval* will require the City of Joondalup to consult with adjoining property owners in accordance with the provisions of the *Residential Design Codes of Western Australia*, prior to the determination of the Application. Consultation will include neighbours on the opposite side of the street where the structure may be visible from the street.

CREATION DATE: October 2006

AMENDMENTS: CJXXX-XX/XX

RELATED DOCUMENTATION:

- City of Joondalup District Planning Scheme No. 2
- *Register of Delegation of Authority*
- Residential Design Codes of Western Australia

DRAFT

SMALL SCALE RENEWABLE ENERGY SYSTEMS POLICY

CATEGORY:	City Policy – A policy that is developed for administrative and operational imperatives and has an internal focus. City policies are referred to Council for review and endorsement.
RESPONSIBLE DIRECTORATE:	Planning and Community Development
OBJECTIVE:	To establish criteria for the development of small scale renewable energy systems on land or buildings within the City. To protect the quality of the streetscape and amenity (particularly visual and acoustic amenity) of adjoining properties from the impact of renewable energy technologies.

1. AUTHORITY

This Policy has been prepared in accordance with Clause 8.11 of the City of Joondalup District Planning Scheme No.2, which allows Council to prepare local planning policies relating to planning or development within the Scheme area.

2. APPLICATION

This policy shall apply to the installation of all small scale renewable energy systems within the City of Joondalup.

3. DEFINITIONS

“solar energy system” means a system which converts energy from the sun into useable electrical energy, heats water or produces hot air or a similar function through the use of solar panels.

“small scale renewable energy system” means a solar energy system of up to 100 kilowatts capacity or a small wind energy system of up to 10 kilowatts capacity.

“total height” means the vertical distance from natural ground level to the tip of a wind generator blade when the tip is at its highest point.

“**wind energy system**” means equipment that converts and then stores or transfers energy from the wind into usable forms of energy. This equipment includes any base, blade, foundation, generator, nacelle, rotor, tower, transformer, vane, wire, inverter, batteries or other component used in the system.

4. STATEMENT

The City supports and encourages the use of small scale renewable energy systems on land or buildings within its district in order to reduce the production of greenhouse gas emissions at a household level.

In doing so, it also seeks to balance and protect the quality of the streetscape and amenity (particularly visual and acoustic amenity) of adjoining properties from the impact of these technologies.

5. DETAILS

5.1 Solar Energy System

5.1.1 Approvals Required

- a. An *Application for Planning Approval* is required for a solar energy system installation, except where it is installed on a dwelling in a Residential Zone.
- b. A Building Permit is not required for the installation of a solar energy system. However, it remains the property owner's duty of care to ensure that any installation does not impact on the structural integrity of the building on which it is installed or any other structure.

5.1.2 Development Provisions

Where development is not subject to the provisions of the *Residential Design Codes of Western Australia*, solar energy systems should be designed and positioned on rooftops so as not to detract from the building itself or impose on the existing streetscape.

5.2 Wind Energy System

5.2.1 Approvals Required

- a. An *Application for Planning Approval* is required for all wind energy system installations.
- b. A Building Permit is required for the installation of any wind energy system.

5.2.2 Development Provisions

All wind energy systems are to comply with the general provisions listed below and the development standards provided in Table 1:

- a. The system must be well setback from any overhead power lines.
- b. The turbine system must be fitted with an automatic and manual braking system or an over-speed protection device.
- c. Unless colour-matched to the supporting roof, the wind energy system and any tower structure must remain painted or finished in the colour or finish applied by the manufacturer.
- d. No signage, other than the manufacturer's or installer's identification, shall be attached to the system.
- e. Any electrical components and wires associated with a small wind energy system must not be visible from the street.
- f. The system must not be located on a property/building on the City's Heritage List.

OTHER

5.2.3 Compliance with other Legislation

- a. All wind energy systems are required to comply with the *Environmental Protection (Noise) Regulations 1997*. In addition, wind energy systems that connect to the electric utility supply must comply with the requirements of the relevant public authorities.
- b. Manufacturer's specifications and a statement demonstrating compliance with the *Environmental Protection (Noise) Regulations 1997* must be submitted with the planning Application for Planning Approval.

5.3 Advertising

- a. Applications for Planning Approval that do not comply with this Policy will require consultation with adjoining property owners likely to be affected by the proposal for a minimum period of 21 days prior to the determination of the Application. Consultation will include neighbours on the opposite side of the street where the structure may be visible from the street and will be undertaken by the City.
- b. Where planning approval is granted for development that complies with this Policy, the owners of adjoining properties will be notified of the approved development in writing.

5.4 Variations

Where a proposal does not meet the specific requirements of this Policy, the applicant is to provide appropriate justification, and the proposal will be considered in accordance with the objectives of this Policy.

CREATION DATE: March 2011

AMENDMENTS: CJXXX-XX/XX

RELATED DOCUMENTATION:

- *City of Joondalup District Planning Scheme No. 2*
- *Environmental Protection (Noise) Regulations 1997*
- *Residential Design Codes of Western Australia*

Table 1 — Development Standards

	Applicable Zones	
	<ul style="list-style-type: none"> Residential Zones Special Residential Zones Single and Grouped Dwellings in City North Lakeside District of the Joondalup City Centre 	<ul style="list-style-type: none"> All other Zones
Number of turbines	max. of 1 per lot	max. of 1 per 1,000 m ² of lot area
Minimum lot size	350 m ²	1,000 m ²
Nameplate capacity	max. 2 kW	unlimited
Height	Pole Mounted: max. 5 m total height above natural ground level min 3 m blade clearance from natural ground level Roof Mounted: max. total height 3 m above roofline if mounted on a single-storey dwelling min. 1 m clearance above roofline not permitted on dwellings 2 storeys or more	Pole Mounted: max. 10 m total height above natural ground level Roof Mounted: max. total height 7.5 m above roofline
Diameter	max. blade diameter 2 m	max. blade diameter 5.5 m
Boundary setbacks (street)	not permitted between the building and the street alignment	not permitted between the building and the street alignment
Boundary setbacks (side and rear)	Pole Mounted: setback from boundaries is not less than the total height of the wind energy system Roof Mounted: no min. setback from boundary, however, wind energy system to be located a minimum of 7.5 m from major opening of adjoining dwelling	Pole Mounted: Setback from boundaries is not less than half of the total height of the wind energy system Roof Mounted: no minimum setback from boundary, however, wind energy system to be located a minimum of 7.5 m from major opening of adjoining building



Installer Products Domestic

Category	Type	Product Description	PL Ref No	Supplier	Supp Pt Num	Cab	Sat
Fittings	Compression	TV socket outlet, 3GHz, F-type: suits Clipsal wallplate	F30724	Clipsal Australia	30PFM		•
H'Ware & Accessories	Conduit	Telecommunication to TS009 (Clipsal)	F10217	Bitek		•	•
Fittings	Connector	F Male, compression, RG11 - Foxtel Uni Locking	F30709	JE	APFTRSF11L	•	•
Fittings	Connector	Female F81 type splice adaptor high return loss (red)	F10448	Bitek			•
Fittings	Connector	F81 Barrel, 2.3 GHz	F30075	DJ Coulter	CONVF86G		•
Fittings	Connector	F81 barrel, 2150 MHz, high return loss	F30051	DJ Coulter	CONF813G		•
Fittings	Connector	Female, F81 type splice adaptor, high return loss (blue)	F10183	Ikusi CBS			•
Fittings	Connector	RG6, Double bubble	F30712	Hills Holdings	BC80490	•	•
Fittings	Connector	Female F81 type splice adaptor high return loss (blue)	F10464	Hills Holdings	BC71150		•
Fittings	Connector	Compression; F type; RG6	F30574	JE	APFTRSF6L	•	•
H'Ware & Accessories	Connector	F connector to F connector	F10495	Alvin	WPIN- FFU		•
Telephony	Connector	Moisture Resistant Connector (MRC) - 2 wire insulation displacement mechanism	F30654			•	•
Telephony	Connector	3 wire, Moisture Resistant Connectors (MRC), insulation displacement mechanism	F10397	Various		•	•
Outdoor Unit	Dish	65cm, Offset, Fixed	F30659	JE	SDJ65 (B, C1, C4)		•
Outdoor Unit	Dish	G65cm Can Mount, 100 Pack	F30711	Hills Holdings	FF200019		•
Outdoor Unit	Dish	G65cm Can Mount, 4 Pack	F30710	Hills Holdings	FF200020		•
Outdoor Unit	Dish	65cm Gemini	G145	Hills Holdings			•
Cable	Earth lead	Grounding lead and piggy back plug	F10177	Hartland Cables	E1306021		•
H'Ware & Accessories	Earth lead	Green/yellow, 2.5mm, insulated, piggy back plug, 2 metres	F30504	JE	OFEL		•
Passive	Filter	High pass, 45 MHz	F30349			•	
Passive	Filter	Return path stop filter, 5-65MHz, pass 87-862MHz, rejection 5-65MHz >35dB	F30638	C-Cor Broadband	RPS-65C	•	
Telephony	Filter	ADSL in-line filter + splitter, ACA compliant	F10482	Various	ADSL1	•	•
Telephony	Filter	ADSL, Central filter + splitter	F30257	C10 Communications	1078372	•	•
Telephony	Filter	ADSL Line Filter	F10366	Various		•	•
Telephony	Filter	ADSL Line Filter / Splitter	F10367	Various		•	•
Telephony	Filter	AM	F10438	Various		•	•
Telephony	Filter	ADSL in-line filter + splitter (C10245E), ESTI 0004 compliant	F10483	Jackson	ADSL88	•	•
HDMI	Flylead	Interconnect, Audio/Video lead, HDMI to HDMI, 3.0m	F30617	JE	GPCH/H13	•	•
HDMI	Flylead	HDMI / HDMI 1.3B, 1.5m, 28AWG, (Code 4)	F30513	Hills Holdings	BC74643A	•	•
HDMI	Flylead	Interconnect, Audio/Video lead, HDMI to HDMI, 1.5m	F30616	JE	GPCH/H1	•	•
HDMI	Flylead	Interconnect, A/V lead, HDMI to HDMI, 8 metres (bulk package)	F30533	JE	GPCH/H18	•	•
HDMI	Flylead	Interconnect, Audio/Video lead, DVI-D to HDMI, 3m	F30510	JE	GPCDD/H13	•	•
HDMI	Flylead	Interconnect, Audio/Video lead, DVI-D to HDMI, 1.5m	F30509	JE	GPCDD/H1	•	•
HDMI	Flylead	HDMI / DVI, 3m, 28AWG	F30515	Hills Holdings	BC74642	•	•
HDMI	Flylead	HDMI / HDMI 1.3B, 3m, 28AWG (Code 8)	F30514	Hills Holdings	BC74644A	•	•
HDMI	Flylead	HDMI / DVI, 1.5m, 28AWG	F30516	Hills Holdings	BC74641	•	•
HDMI	Flylead	Interconnect, A/V lead, HDMI to HDMI, 8 metres (blister package)	F30534	JE	BHH/H18	•	•
H'Ware & Accessories	Flylead	2M Toslink to Toslink Cable	F30741	Hills Holdings	BC89505	•	•
H'Ware & Accessories	Flylead	Scart Plug Out to RGB Male, +3 RCA Male In, 1.5m	F10544	JE	GPCS/RGB/3R	•	•
H'Ware & Accessories	Flylead	Scart Plug to 6RCA Male, Split, 3xRCA Male In & 3xRCA Male Out, 1.5m	F10542	JE	GPCS/6R1	•	•
H'Ware & Accessories	Flylead	2 RCA Audio 1 RCA, Thick Video Lead, 1.5m	F10162	JE	GP C3RG/3RG	•	•