

**DRAFT POLICY – SATELLITE DISHES, AERIALS, AND RADIO EQUIPMENT
SCHEDULE OF SUBMISSIONS FOLLOWING ADVERTISING
(CLOSED 20 APRIL 2006)**

NO	NAME OF SUBMITTOR	DESCRIPTION OF AFFECTED PROPERTY	SUBMISSION SUMMARY	OFFICER OR COUNCIL'S RECOMMENDATION
1	J Billingham	No address provided	<p>Has concerns relating to two points of the policy:</p> <p>Radio antenna projecting 2m above a neighbour's roof would be unsightly.</p> <p>The point regarding TV aerials does not state the level at which the aerial should be mounted, and therefore could be constructed 4m above the highest point on the property. The policy should specify a maximum height, mounting height and visibility from neighbouring properties and the street in all cases i.e. TV, radio and satellite.</p>	<p>Noted.</p> <p>It is not considered that a 2 metre radio antenna would be detrimental to the visual amenity of adjoining property owners or the streetscape. The policy requires that a radio antenna is not greater than 2 metres in height if mounted on the roof, or does not project more than 2 metres above roof ridge if located at ground level and is not located between the street and the house.</p> <p>A 4m projection is generally occurring with a large number of domestic television antennae. It is considered that this height is reasonably normal in most domestic situations.</p>



POLICY – SATELLITE DISHES, AERIALS, AND RADIO EQUIPMENT

STATUS:	<p>City Policy - A policy that is developed for administrative and operational imperatives and has an internal focus.</p> <p>City policies are referred to Council for review and endorsement.</p>
RESPONSIBLE DIRECTORATE:	Planning and Community Development
OBJECTIVE:	To specify standards relating to the installation of devices including satellite dishes, aerials and radio equipment in residential areas.

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 planning policies relating to planning or development within the scheme area.

POLICY AIMS

To protect the quality of the streetscape and the amenity of adjoining residents by minimising the visual impact of satellite dishes, aerials and radio equipment.

POLICY AREA

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

POLICY STATEMENT

Planning Approval Requirement

An application for Planning Approval is required prior to the issuing of a building licence (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 0.9m
- A satellite dish (combined dish and support) is located at existing ground level and is 2.4m 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 2metres in height in any dimension if mounted on the roof, or does not project more than 2 metres above the roof ridge if located at ground level and is not located between the street and the house.
- A domestic TV antenna not greater than 4 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.

Development Provisions

Where an application for planning approval is required, the proposal is to conform to the following:

Satellite Dishes

- The satellite dish is to be located so to minimise the visual impact on the adjoining owners.
- The satellite dish is to be located or screened so as not to be visible from the street.
- Satellite dishes with a diameter greater than 0.9m 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.

Aerials and Masts

- 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.

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, 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.

Amendments:

Related Documentation: Delegated Authority Manual
 District Planning Scheme No 2
 Planning Application Fact Sheet

Issued: