

# Telecommunications Infrastructure

## Local Planning Policy

**VERSION 2**

December 2015

town planning services

| Version | Adoption                                | Comment                                                    |
|---------|-----------------------------------------|------------------------------------------------------------|
| 1       | 10 July 2007<br>Council Item DS001      | Final – No objections received during advertising.         |
| 1       | 1 July 2011<br>Council Item SC001       | Final – Readopted under the new City of Greater Geraldton. |
| 2       | 15 December 2015<br>Council Item DRS242 | Readopted under the new LPS No. 1.                         |

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## 1.0 CITATION

This is a local planning policy prepared under the *Planning and Development (Local Planning Schemes) Regulations 2015* and the City of Greater Geraldton Local Planning Scheme No. 1 ('the Scheme'). It may be cited as the *Telecommunications Infrastructure local planning policy*.

The local government may prepare a local planning policy in respect of any matter related to the planning and development of the Scheme area. In making a determination under the Scheme the local government must have regard to each relevant local planning policy to the extent that the policy is consistent with the Scheme.

## 2.0 OBJECTIVES

- a) To ensure the placement of radio masts, towers, aerials, satellite dishes and other like structures do not adversely affect the amenity of the surrounding area and the streetscape.
- b) To ensure that telecommunications infrastructure does not cause interference to any domestic or other commercial electrical appliance in the vicinity as a result of emission from the structure or any appliance connected or related to it.

## 3.0 POLICY MEASURES

### 3.1 Radio / TV Communication Structures

The assessment of applications shall have regard to the following:

- a) The intent of use (be it for domestic or commercial purposes).
- b) For domestic purposes a maximum height restriction of 9m shall apply measured from the natural ground level to the highest point. For the height limit to be exceeded, technical justification and or exceptional circumstances will need to be demonstrated to the approval of the local government.
- c) For commercial purposes height restrictions shall have due regard to the technical operational needs of the structure with information to be provided and justified by the applicant and any other relevant authority.
- d) Particular regard shall be had to the visual impact of the communication structure on the subject site, the street and immediate locality in terms of its design structure, bulk, colour, height and general appearance.
- e) Other matters to be taken into consideration shall include the topography of the site and the general locality, the character of the area with respect to buildings and other structures (existing land uses – residential, commercial, industrial), streetscape, vegetation (type and density of trees).
- f) Implications with regard to obstruction of views of adjoining properties, particularly scenic views in residential areas, shall be assessed with some degree of emphasis on the protection of the amenity for the residents of the immediate area.

- g) All communication structures shall be located behind the front (building) setback, preferably at the rear of the site. Only in exceptional circumstances will approval be given for a location in the front setback area where screening may be required.

3.2 Satellite Dishes

- 3.2.1 Small satellite dishes associated with television reception (e.g. "Foxtel" dishes) are exempt from this policy
- 3.2.2 Satellite dishes are not generally considered appropriate in areas identified as having specific heritage or landscape values.
- 3.2.3 The overall height of the satellite dish installation should not exceed 4m.
- 3.2.4 The satellite dish should not be sited closer than the prescribed setbacks in the Scheme.
- 3.2.5 The satellite dish must be situated to the rear of the existing residence.

3.3 Aerials in Residential Areas

- 3.3.1 Aerials in residential areas are to be whip like aerial mounted on metal tubing.
- 3.3.2 The metal tubing should be free standing with stays, or mounted on the roof.
- 3.3.3 The whip aerials are not to exceed 10m from ground level to the highest point, inclusive of any support metal tubing.

3.4 Advertising Applications

Applications for telecommunications infrastructure will be advertised in accordance with the Scheme.