

DOMESTIC SATELLITE DISHES, MICROWAVE ANTENNAE AND TOWER MASTS

OBJECTIVES

1. To protect the quality of streetscape, foreshore reserves and the amenity of nearby residents by minimising the visual impact of satellite dishes, microwave antennae and tower masts.
2. To provide guidelines for proposals to erect satellite dishes, microwave antennae and tower masts within the City of Vincent.
3. To recognise that domestic satellite dishes, microwave antennae and tower masts will be an important factor in facilitating communication in the future.

POLICY STATEMENT

In determining an application for a domestic satellite dish, microwave antennae or tower mast, the City of Vincent is to have regard to the following:

1. Satellite Dishes

Planning approval is not required for the erection of a satellite dish, where it complies with the following criteria:

- i) the satellite dish is less than one metre in diameter; and
 - ii) the satellite dish is not located on a wall or that portion of the roof of a building which faces, or is visible from, the primary street or foreshore reserves; and
 - iii) the satellite dish is not located within any street setback area; and
 - iv) the satellite dish does not project above the ridgeline of the building or is not visible from the primary street or foreshore reserves; and
 - v) the satellite dish is coloured in a similar colour to the wall or roof of the building it is erected upon if it is visible from any nearby properties; and
 - vi) there are no other satellite dishes or microwave antennae on the lot.
- 1.1) In assessing an application for a satellite dish the City of Vincent is to have regard to:
- i) the visual impact of the satellite dish on the subject site, the streetscape, foreshore reserves and the general locality in terms of its design, scale, bulk, colour, height and general appearance;
 - ii) any adverse impact on the architectural integrity of any existing building; and

- iii) any adverse impact on the adjoining properties.

Roof mounted satellite dishes greater than 1 metre and less than 1.5 metres in diameter will only be permitted in instances where it can be demonstrated that they will not adversely impact on the visual amenity of the adjacent area and do not extend beyond the ridge line or within the street setbacks.

Satellite dishes with a greater diameter than 1.5 metres are to be located at ground level, have a maximum height of less than 3 metres and be located so that they are not visible from the primary street or foreshore reserves.

2. Microwave Antennae

Planning approval is not required for the erection of microwave antennae, where it complies with the following criteria:

- i) the antenna has an area less than 0.6 square metres; and
- ii) the antenna does not project higher than 3 metres above the ridge line of the building except where it is attached to an existing television mast; and
- iii) there are no satellite dishes or other microwave antennae on the lot.

3. Tower Masts

The erection of a tower mast for the transmission and reception of radio signals in excess of 5 metres from natural ground level is not permitted if there are any written valid objections received by the City of Vincent from the owners and occupiers of affected properties.

4. Planning approval is not required for:

- i) mobile communication facilities temporarily located at any one specific place for a period not exceeding one week; or
- ii) essential State Emergency Service communication equipment; and or
- iii) any other essential emergency service authority or telecommunications authority acting within the scope of its statutory responsibilities.

5. Administration Requirements:

- i) Where planning approval is required for the erection of a satellite dish, microwave antennae or tower mast, the planning application is to be accompanied by:
 - a) three copies of a dimensioned site plan at a scale of 1:100 and scaled dimensioned elevations showing the location and appearance of the proposed structure in relation to the building, road, natural ground levels and lot boundaries; and
 - b) payment of the applicable relevant planning application fees;

- ii) Where, in the opinion of the City of Vincent, a proposed structure may adversely affect the amenity of the locality or does not comply with the provisions of this Policy, the owners and occupiers of affected properties are to be invited to comment on the proposal and given a minimum of 14 days to respond.
6. Extraordinary Circumstances:
- i) Where a satellite dish does not comply with the criteria outlined in this Policy, justification in relation to the following is to be met by the applicant:
 - a) the functional necessity for a satellite dish greater than 1.5 metre in diameter to be roof mounted; and
 - b) the aesthetic impact such a satellite dish may have on the amenity of the area in relation to:
 - aa) how the proposed satellite dish respects the amenity of the area;
 - bb) how the size and impact of the proposed satellite dish responds to the size of the premises on which the satellite dish is to be installed and the scale of the surrounding buildings;
 - cc) how the proposed satellite dish does not negatively impact on the appearance and efficiency of a road or other public way in terms of colour, brightness and location; and
 - dd) how the proposed satellite dish responds to any objects of scenic, historic, architectural, scientific or cultural interest.
7. Planning Approval:
- i) Any satellite dish approved under this Policy may be renewed or replaced with no additional planning approval required. However, planning approval will be required if:
 - a) a satellite dish with a greater diameter is proposed; and
 - b) the satellite dish is to be installed in a different location on the premises; and
 - ii) Exemption from the requirement to obtain planning approval as set out in this Policy will not apply in the following instances:
 - a) for properties within or abutting the Swan River Trust's Development Control Area, which will require planning approval to be issued under Clause 30A of the Metropolitan Region Scheme, unless otherwise exempt by virtue of the *Telecommunications Act 1997* and *Telecommunications (Low-impact facilities) Determination 1997*; and
 - b) for properties listed on the State Register of Heritage Places.