



Development Approvals Hoarding, Gantry and Scaffold Application

Requirements

In accordance with the Local Government (Uniform Local Provisions) Regulations 1996 and the City of Perth Thoroughfares and Public Places Local Law, approval is required from the City of Perth to do any works or place any obstruction within a road reserve, thoroughfare or public place, in the local government area of the City of Perth.

The City of Perth has certain requirements for the construction of temporary structures, such as hoardings, gantries or scaffolding, when erected within a road reserve in the local government area of the City of Perth.

The location of the structure shall be designed to ensure the safety of pedestrians while minimising the impact on pedestrian movement along the footpath, including people with a disability, and to minimise blind spots to reduce the potential for antisocial activity.

Note

The City requires a minimum of **10 full business days for processing an application.**

You will be contacted and advised of the fees when the permit is ready and all fees must be paid prior to the permit being issued.

A separate Obstruction Permit must be obtained from the City of Perth prior to assembling and dismantling the structure, which can be applied for by using the City of Perth online system at (note, website address is one long line):

www.perth.wa.gov.au/planning-development/undertaking-works

Enquiries to:

Development Approvals Unit
Phone No: (08) 9461 3366

General Information

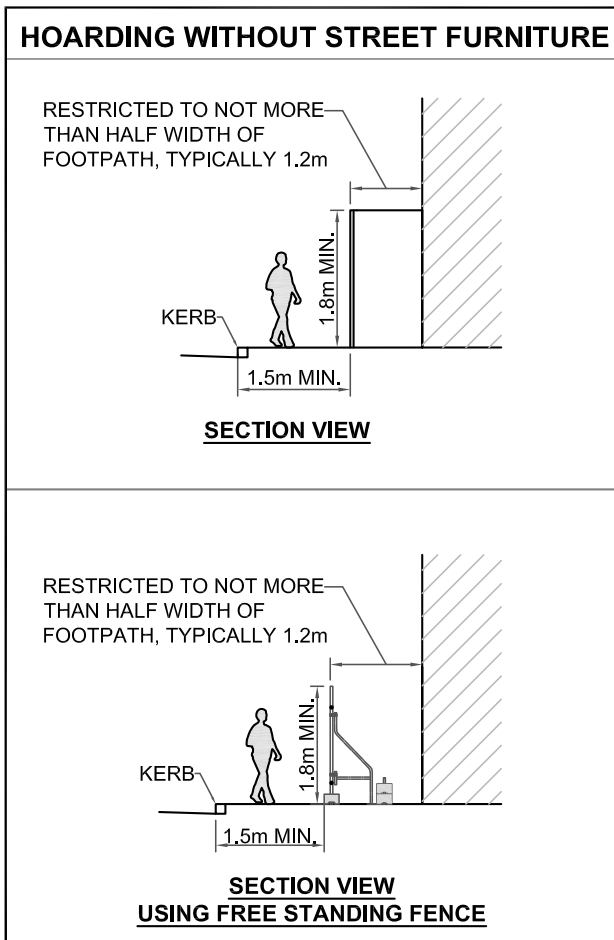
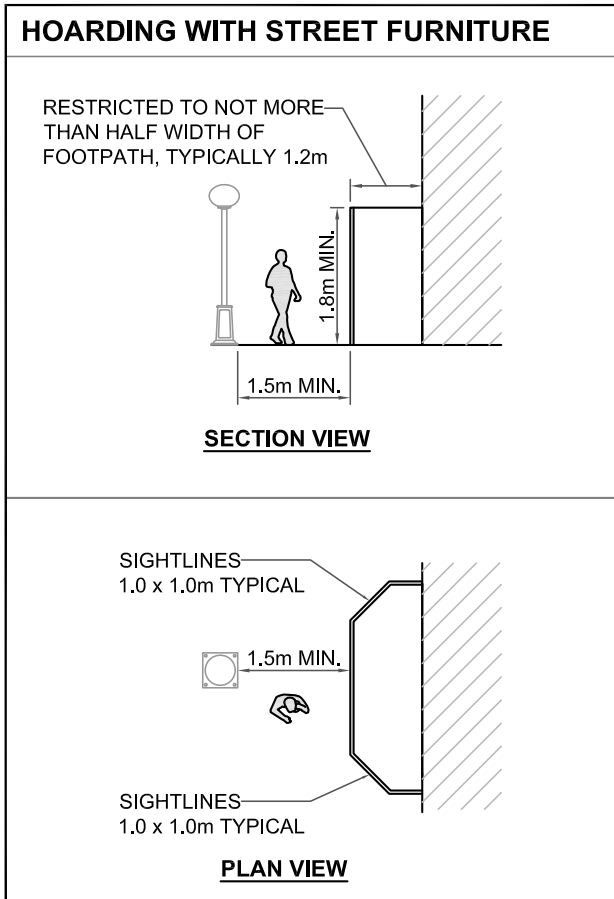
Public Liability Insurance

In accordance with the Uniform Local Provisions Regulations, the City of Perth is to be indemnified from any action or claim for damages arising from the works, construction, maintenance or use. The policy is to be provided by insurers having a financial performance rating of at least A- by Standard and Poor's (Australia) Pty Limited.

Common

- The structure is to be suitably designed and constructed to the highest possible standard using new quality material.
- All structures shall be painted with one undercoat and one gloss finish in a colour to compliment neighbouring buildings and to be approved by the City of Perth. However, in most instances the structure is generally painted white.
- The structure is to be maintained to a high standard and repaired and/or repainted following vandalism or damage. Graffiti, bill posting, placards or any attached advertising is to be removed within 24 hours.
- The structure is to be designed to minimise blind spots which could encourage criminal activity or create bottlenecks for wheelchairs or prams.
- The structure shall not cause any impact on street trees. The City will not support the removal or detrimental pruning of any street tree to facilitate the structure.
- Any signage proposed on the structure is to be cleared by the City of Perth Planning section prior to lodging a hoarding/gantry/scaffold application.
- Any modifications to the structure during the construction period of the site shall require approval by the City of Perth.
- All property owners and businesses that may be affected by the structure must be advised prior to the structure being erected.
- Adequate access for emergency fire services shall be maintained.
- Ensure that the structure does not obstruct access to all public utilities. It is recommended that the appropriate agency be contacted where obstructions could occur. However, Fire Hydrants must not be obstructed.
- Any street furniture that needs to be moved will be relocated by the City of Perth at the applicant's expense.

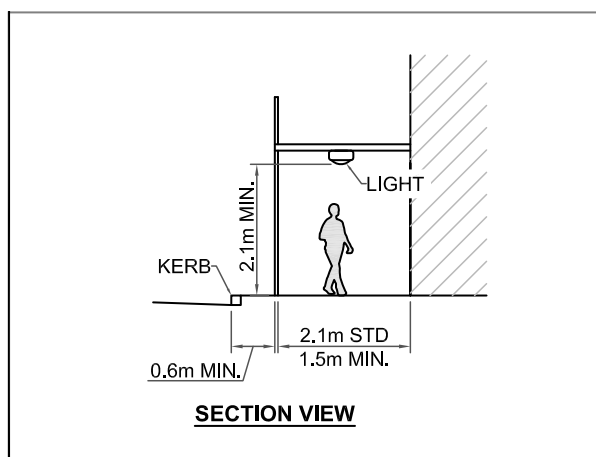
Hoarding



- The City generally expects a higher standard of finish to hoardings in the Central Business District (CBD), bound by Wellington Street, Elder Street/Spring Street, the Swan River and Victoria Avenue/Lord Street and is especially mindful of hoardings proposed for the central Mall areas, large projects or long periods.
- The use of free standing fencing as a hoarding is not supported within the CBD. Free standing fences are frequently moved out of alignment creating an unsightly street view of the worksite which affectively reduces the footpath width. Further, the support shoes often create a trip hazard to pedestrians. If a free standing fence is approved, then the support shoes must be either rotated to be parallel with the footpath or must be positioned behind the fence line.
- All materials shall be properly fixed, lapped and jointed;
- A hoarding is to be designed to minimise the visual impact on the street frontage. Viewing windows, information panels, murals, advertising relating to the building and display space for the developer and/or adjacent businesses could be incorporated within the hoarding. The design of a hoarding incorporating such features will require a separate Development Application to be approved prior to installation of the hoarding;
- The minimum height of a hoarding shall be 1.8m
- The maximum width of the hoarding is restricted to not more than half the width of the footpath typically 1.2m. In some instances, where a footpath is very narrow, it may not be possible to grant half the width of the footpath and still maintain an adequate level of pedestrian safety. Further, there must be a minimum clearance of 1.5 metres between the hoarding and any street furniture/trees.

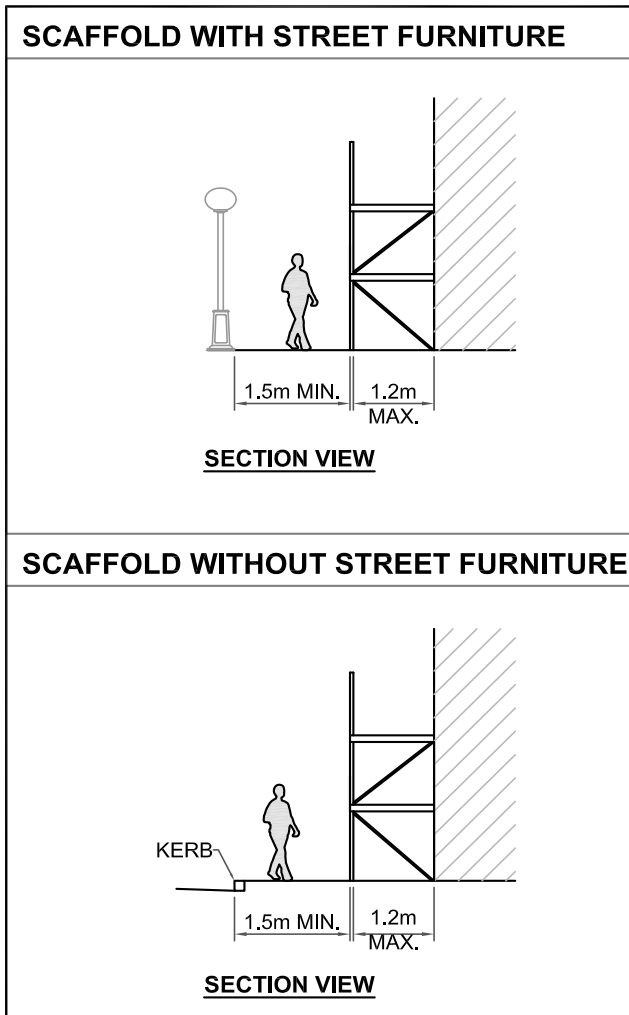
- Hoarding widths of 1.0 metre or more must have chamfered corners of clear sightlines for pedestrian safety. A 1.0 metre wide hoarding must have 0.6 metre x 0.6 metre sightlines while any hoarding wider than 1.0 metre must have 1.0 metre x 1.0 metre sightlines.
- Generally a hoarding shall be clad with a minimum of 16mm new waterproof ply or other approved material, such as colourbond;
- The applicant is to provide written confirmation from a competent person, (builder, licensed scaffolder or the like) that the proposed hoarding/fence is structurally adequate to resist likely applied loads and to prevent unauthorised access to the building site;
- Where the hoarding/site fence protects an excavation of depth exceeding 500mm, the structural adequacy of the hoarding/fence is to be certified by a registered Professional Engineer confirming compliance with AS 1170;
- Where an open mesh type hoarding has been approved, shade cloth, or similar material, is to be used to help contain dust. Measures are to be taken to ensure the fence shoes do not present a trip hazard to pedestrians or create a liability.

Gantry



- All applications for gantries to be certified by a Professional Engineer, confirming the gantry has been designed in accordance with appropriate loadings as specified in the Building Code of Australia and relevant Australian Standards. The engineer is to confirm that the gantry is fit for the purpose and will provide appropriate protection to the public. All joints, bolts, connections, protrusions are to be suitably bound or otherwise protected so as to not present a danger or nuisance to the public;
- The gantry is to be designed to minimise the visual impact on the street frontage of the construction site;
- The minimum internal height of a gantry shall be 2.1 metres, clear of any lighting and the minimum internal width shall be 1.5 metres. In exceptional circumstances, the internal width may be reduced to 1.2 metres depending on the footpath width and the volume of pedestrians. However, wheelchair turning spaces in accordance with AS 1428 must be provided at a maximum of 20 metre intervals along the gantry. Where a direct line of sight is not available, passing spaces in accordance with AS 1428 must be provided;
- The gantry must be located at least 0.6 metres from the face of the road kerbline;
- The gantry shall have lighting with a minimum of 3.5 lux average that is maintained in good working order, positioned under the gantry and is switched on each night at sunset and remains on until the following sunrise;
- A long gantry shall have safe pedestrian exit points located at 15 metre intervals along the length of the gantry.

Scaffold



- The City of Perth requires all applications for scaffolding to be certified by a licensed rigger.
- All joints, bolts, connections, protrusions to be suitably covered so as to not present a danger or nuisance to the public.
- All scaffolding equipment shall be of AS/NZS 1576 compliant PA Modular System and or Tube and Fitting System.
- Scaffolds to be erected, modified and dismantled by licenced, competent, suitably experienced and qualified scaffolders to AS/ANZ 1576 and AS/NZS 4576 in accordance with Approved drawing.
- Unless specified on the drawing, signs, shade cloth, hoarding or any other item that may be subject to wind loading must not be attached to or supported by the scaffolding without prior written approval from the City of Perth.
- The maximum width of the scaffold will be restricted to 1.2 metre providing the footpath width is not narrow.
- There must be a minimum clearance of 1.5 metres between the scaffold and any street furniture/trees or from the face of the road kerblines.