



TOWN OF PORT HEDLAND POLICY 12/007 SHIPPING AND/OR SEA CONTAINER POLICY

Objectives

1. To ensure adequate amenity/streetscape provisions and protection when the installation and use of shipping and/or sea container(s) are approved.
2. To apply development controls through guidelines for the installation of container(s).
3. To provide guidelines for the approval of shipping and/or sea container(s) where applications comply with the provisions and/or intent of this policy.

General Conditions and Requirements

- A planning application will be required to be submitted for assessment and approval is to be obtained prior to locating a shipping/sea container on-site or changing the use of a shipping/sea container.
- This policy is based on shipping and/or sea containers up to 6 metres in length for Residential, Rural Residential and Rural zones and up to 12 metres in length for Industry, Strategic Industry, Airport, Port Facilities and Waste Disposal and Treatment areas. Container(s) larger than this may need to satisfy additional requirements.
- The use or placement of shipping and/or sea container(s) will only be considered in the Industry, Strategic Industry, Residential, Rural Residential, Rural and Airport zones. They will also be considered in Scheme reservations for Port Facilities and Waste Disposal and Treatment.
- Container(s) shall be wholly located within the boundaries of any property the subject of an application for approval.
- A Building Licence is also required prior to the placement of a shipping/sea container on-site.
- Container(s) shall be adequately tied down during cyclone season.
- Container(s) shall be maintained in good and orderly condition to the satisfaction of Council.
- Use of container(s) on any land within the Town of Port Hedland for the purposes related to the construction or demolition of structures (with an approved Building Licence) is permissible under this policy for the duration of the construction or demolition.

- Council may require the applicant to advertise the proposal for a container(s) in accordance with the requirements contained within Town Planning Scheme No 5.

Residential Zone Conditions and Requirements

- Container(s) to be painted and in good condition prior to location upon any property.
- Container(s) shall be suitably screened and/or fenced from the road frontage and be situated at the rear of the property unless otherwise determined by Council.
- A container will not be permitted within the front setback area.
- Container(s) must satisfy the setback requirements according to the Building Code of Australia classification.
- Container(s) are not to be located over septic tanks and/or leach drains or utilities.
- A maximum of one (1) sea container will be considered per property.
- Container(s) shall comply with the setback requirements contained within Town Planning Scheme 5 relevant for the zone in which they are located.
- Sea containers are to be used for purpose of storage only.
- Sea containers are to be painted and/or reclad and suitably screened from public view.
- Additional works or measures other than those already mentioned to properly address any amenity issues arising from the location of a sea container may be required by Council.

Rural and Rural Residential Zone Conditions and Requirements

- Container(s) may only be used for the purpose of storage of approved materials in Rural and Rural Residential areas.
- Container(s) shall be suitably screened and/or fenced from the road frontage and be situated at the rear of the property unless otherwise determined by Council.
- In Rural and Rural Residential Zones, a container will not be permitted within the front setback area.
- In Rural and Rural Residential Zones, the sea container is to be painted, in good condition and to be suitably screened from public view.
- The use of container(s) shall relate directly to, and be ancillary to, the predominant use of the property as approved by Council.
- Container(s) are not to be located over septic tanks and/or leach drains or utilities.
- In Rural and Rural Residential areas a maximum of one (1) container will be permitted per property.
- Additional works or measures other than those already mentioned to properly address any amenity issues arising from the location of a sea container may be required by Council.

Industry, Strategic Industry, Airport, Port Facilities and Waste Disposal and Treatment Zones and Scheme Reservations Conditions and Requirements

- Container(s) may only be used for storage purposes or converted to office or workshop use in Industry, Strategic Industry, Airport, Port Facilities and Waste Disposal and Treatment areas.
- In Industry, Strategic Industry, Airport, Port Facilities and Waste Disposal and Treatment areas, a maximum of ten (10) containers will be considered on any one (1) property. No more than five (5) containers will be permitted side by side.
- Container(s) shall not be stacked vertically.
- Container(s) must satisfy the setback requirements according to the Building Code of Australia classification.
- Container(s) are not to be located over septic tanks and/or leach drains or utilities.
- Additional works or measures other than those already mentioned to properly address any amenity issues arising from the location of a sea container may be required by Council; and
- Sea containers in use for port facilities and transport companies are not limited in number where they are used for transport purposes, however approval will be required to store more than ten (10) containers on the site. Should the sea containers remain on site for a period in excess of four (4) weeks then approval will be required for their storage.