COMMERCIAL VEHICLE PARKING DETAILS FORM

What is Commercial Vehicle Parking?

The parking of commercial vehicles in predominantly residential areas can cause the loss of amenity and therefore requires careful control.

While Commercial Vehicle Parking is permitted in industrial zones, the City may approve Commercial Vehicle Parking, in other zones at its discretion, where the amenity of the area would not be compromised. All applications for commercial vehicle parking will be advertised to surrounding landowners for comment for a minimum two week period.

The City of Armadale's Town Planning Scheme No. 4, (TPS No. 4) defines a commercial vehicle as "*a licensed or unlicensed vehicle (including any trailer or attachment) whether in a serviceable condition or not, used, designed or intended to be used in the course of trade or commerce and includes vehicles described in the First Schedule to the Road Traffic Act 1974, but does not include a caravan, farm tractor, motor car, motor carrier, motor cycle, station sedan, station wagon or utility;*". The TPS No. 4 further defines the land use of Commercial vehicle parking as a "*premises used for the parking or garaging of a commercial vehicle.*"

Will I Need a Planning Approval?

Clause 4A.1.5 of TPS No 4 states that "*No person shall park a commercial vehicle except for immediate delivery or loading purposes normally associated with a domestic or residential use, unless approved by the City except in accordance with the following requirements:*
  (a) *not more than one such vehicle is to be parked on a lot*
  (b) *the load capacity of the vehicle shall not exceed 2.5 tonnes;*
  (c) *the overall height of the vehicle (including any load) shall not exceed 2 metres;*
  (d) *the overall length of the vehicle (including any trailer or attachments) shall not exceed 5 metres;*
  (e) *the lot on which the vehicle is parked is to have an area of at least 600m^2;*
  (f) *the lot on which the vehicle is parked shall contain only a single house and associated outbuildings;*
  (g) *the operator of the vehicle shall be the owner or occupier of the property on which the vehicle is to be parked;*
  (h) *on-site provision for garaging or parking of the vehicle behind the front building setback line, is to be made in a manner satisfactory to the City; and*
  (i) *the amenity of the neighbourhood is not to be prejudicially affected by the emission of light, noise, vibration, smell, fumes, smoke or dust.*"

Commercial Vehicle Noise from Residential Land

Please Note: In accordance with Section 55 of the City's Environment, Animals and Nuisance Local Law 2002, a person shall not start or drive a commercial vehicle on any lot adjoining land zoned, approved or used for residential purposes in compliance with the requirements of the City's Town Planning Scheme or have a refrigeration unit running while the commercial vehicle is parked, between the hours of 10.00 p.m. on any day and 7.00 a.m. on the following day, or where the following day is a Sunday or a public holiday, 9.00 a.m. on that day.

Commercial Vehicle Details

Make of Vehicle:

Registration Number of Vehicle:	Load Capacity of Vehicle:
Height of Vehicle:	Length of Vehicle (including trailer):
Height of Trailer (if applicable):	Length of Trailer (if applicable):

Vehicle used for/what does it carry when loaded:

Where will the vehicle be parked on the property:	☐ Shed	☐ Outside	This information should be clearly indicated on the site plan.
If parked outside do you propose to screen the commercial vehicle from view of the street and adjoining properties?	☐ Yes	☐ No	

Applicant Declaration

∗ A Retrospective Fee will apply if the Commercial Vehicle(s) is being parked at the property prior to approval being granted.

I declare and acknowledge the information provided above is accurate and complete. I also acknowledge and accept that when lodging this checklist and details form, that the City may advertise, display, copy and/or reproduce any supporting plans and documentation submitted as part of this application:

Applicant Name:

∗ Signature:	Date: