



# Fencing & Roofing in Colonel Light Gardens

## FENCING

Fencing styles within Colonel Light Gardens should be consistent with the inter-war era of the original development of the area, in terms of both design and materials. The predominant original fence style throughout Colonel Light Gardens was crimped wire attached to wooden posts and rails.

Timber picket, brush, brick, cast aluminium and masonry with metal panel were not typical of the period.

Fencing in Colonel Light Gardens is considered to be development and requires Council approval. There are, however, some types of fences which are exempt from requiring development approval in Colonel Light Gardens, including:-

- a common side boundary fence rearward of the front wall of a dwelling with the greatest setback from the front boundary;
- a fence along the rear boundary of an allotment; and
- a fence along a laneway;

**only** if such a fence is no more than 2 metres high and is not of masonry construction greater than 1 metre high.

## FRONT FENCES

Fencing and gates along the front of properties facing Goodwood, Springbank and Grange Roads should not be higher than 2 metres. They should be constructed of brick, stone, timber, galvanised or colour coated iron (with a corrugated profile) or brush only.

Front fences (see "A" below) (including along the sides of a property from the street front to the front wall of the dwelling) should be of an open style crimped wire, woven mesh or similar and not higher than 1.2 metres.

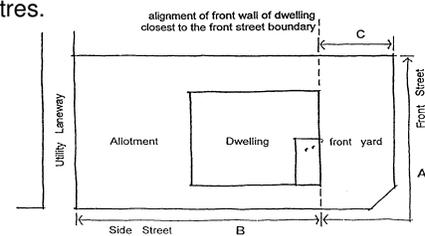
If the fence is a solid style of brick, stone, timber, galvanised or colour coated iron (with ripple or corrugated profile), open wire or brush, it should not be higher than 1 metre.

## SIDE FENCES

Side street fences located behind the house front (see "B" below) are to be no higher than 1.8 metres and should be constructed of timber, galvanised or colour coated iron (with ripple or corrugated profile), open wire or brush only.

Side boundary fences not on a side street, located between the street front and the dwelling's front wall (see "C" below), are to be no higher than 1 metre (masonry) or 1.2 metres (all other styles). They should be constructed of brick, stone, timber, galvanised or colour coated iron (with ripple or corrugated profile), open wire or brush only.

Fences located on common boundaries (ie side boundaries between dwellings or rear boundaries between dwellings/laneway) are to be no higher than 2.0 metres.



## ROOFING

The vast majority of houses in Colonel Light Gardens originally had corrugated galvanised steel roofs. Very few had terracotta tiled roofs. Over the course of time, however, some roofs have been altered in an unsympathetic manner and replaced with asbestos shingles, pressed metal tile or other such sheeting.

Any new or additional roofing should be sympathetic to the original form and materials used. Roofing material should be galvanised or colour coated corrugated steel to match the original.

Zincalume is not permitted as it is a highly reflective material which does not fade, is not easily painted and affects the amenity of neighbouring residents.

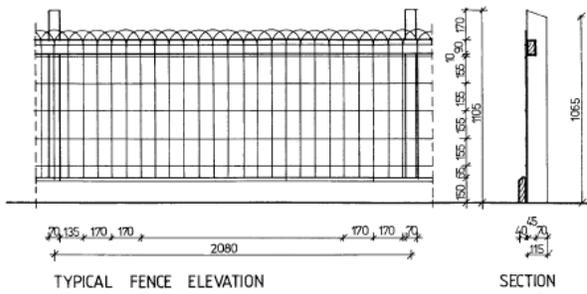
Galvanised steel is considered appropriate, as it fades over time.

Colour coated corrugated steel should be of muted colours, which complement the heritage nature of the area, such as grey, dark red or dark green. Light colours are not appropriate.

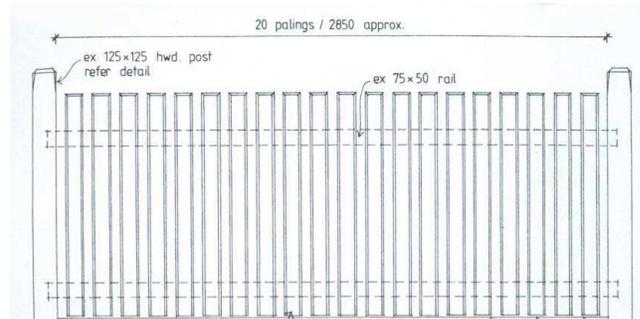
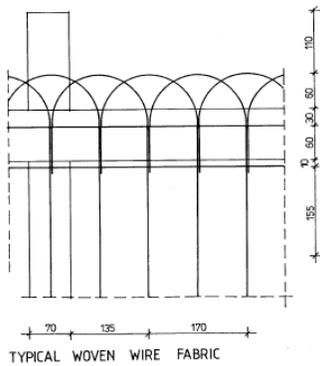
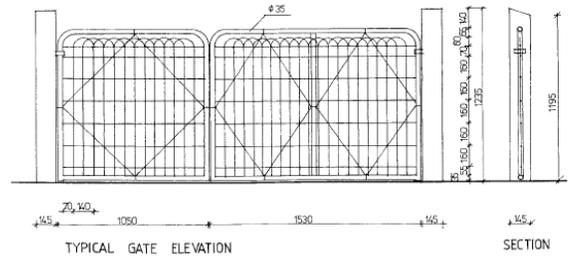
## GUTTERS

The gutters used in Colonel Light Gardens were mainly "D" profile (see sketch below).

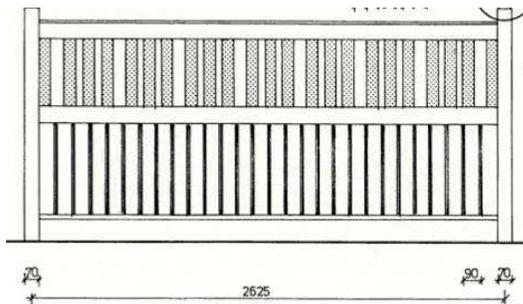




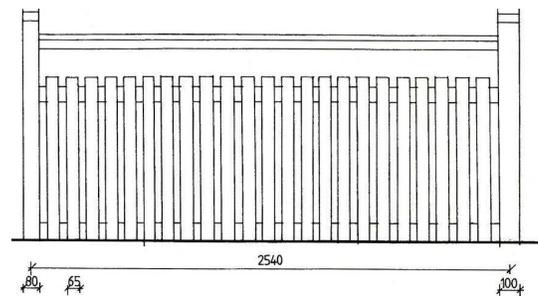
Example of wire & post fence suitable for Colonel Light Gardens



Example of timber pickets and posts



- Palings bottom - w90mm
- top - 35mm and 70mm
- gaps - w70mm
- Posts - 70 x 70mm x h1410mm
- Top rail - ex 60 x 100mm
- Base board - 150 x 40mm



Examples of Timber picket and rail fence suitable for Colonel Light Gardens

## Colonel Light Gardens Zone

All fencing in Colonel Light Gardens is considered development and needs Council approval, with some exceptions. Please contact Council's Planning Officer for more information.

### Development Approval Information Required

Should an approval for a fence be required the following information is required:

- Completed Development Application Form
- Application Fees
- Copy of Certificate of Title
- Signed Powerline Declaration Form

Plans **must** be to scale and should clearly show the following information where applicable:

#### Site Plan

- Minimum scale 1:200
- North point
- Property and/or boundaries (including dimensions)
- Location, size and nature of existing and proposed structures, showing setbacks from boundaries

#### Elevation Plan

- The elevation of the proposed fence

#### Support Details

- Schedule of building materials, finishes and colours

#### Building Information

- Specifications and schedules
- Footing construction report (if applicable)
- Structural calculations
- Copy of Building Indemnity Insurance (work >\$12,000)
- Proof of payment of Construction Industry Training Levy (CITB) if work >\$15,000

The information provided in this article is only intended to be a summary. All applications will be considered on their individual merits and therefore situations may vary. If you have any development enquires please contact City of Mitcham, Development Services on 8372 8888 or email [development@mitchamcouncil.sa.gov.au](mailto:development@mitchamcouncil.sa.gov.au)

