

## 6.2 Code for Service Stations and Car Washing Stations

### PURPOSE

The purpose of this code is to provide for any site proposed for a Service station or Car washing station to be large enough to accommodate all activities together with adequate buffer strips, sufficient road frontages to enable safe vehicle crossings, and be suitably located to enable safe and convenient access. It also seeks that high standards of safety, amenity and appearance are achieved by such premises

PERFORMANCE CRITERIA	ACCEPTABLE MEASURES
<p><b>P1 Premises must be developed on a site having sufficient area and dimensions to accommodate the building(s), other structures, vehicle access and movement areas, and landscaping.</b></p>	<p>A1.1 The premises are established on a site having an area of at least 1500 m<sup>2</sup>.</p> <p><b>AND</b></p> <p>A1.2 The premises established on a site having a frontage of not less than:</p> <p>(a) 40 m where the site is not a corner site, or</p> <p>(b) 35 m otherwise.</p> <p><b>AND</b></p> <p>A1.3 The provision of a landscaped area not less than 10% of the site.</p>
<p><b>P2 Premises must be developed on a site which allows for safe and convenient vehicle access, including provision for access:</b></p> <ul style="list-style-type: none"> <li>• from a road other than a minor residential street,</li> <li>• by way of separate entrance to and exit from the site,</li> <li>• by way of adequately spaced, sized and located vehicle crossings, and</li> <li>• where warranted by local traffic conditions, by way of a deceleration/ and/or an acceleration lane, and/or right-turn only lane facilities.</li> </ul>	<p>A2.3 The premises established on a site which is situated not more than 100 m from the intersection of two or more roads, one of which is an Arterial Road, Sub arterial or a Trunk Collector Street.</p> <p><b>AND</b></p> <p>A2.2 The premises have not less than two vehicle crossings, each between 6 and 9 metres wide, and not closer than 10 metres to:</p> <ul style="list-style-type: none"> <li>• any other vehicle crossing, or</li> <li>• any road intersection.</li> </ul>
<p><b>P3 Fuels pumps must be located:</b></p> <ul style="list-style-type: none"> <li>• wholly within the site,</li> <li>• such that vehicles while fuelling are standing wholly within the site, and</li> <li>• a safe distance from all site boundaries.</li> </ul>	<p>A3 Fuel pumps are located in accordance with AS1940 “The storage and handling of flammable and combustible liquids”.</p>
<p><b>P4 Inlets to bulk fuel storage tanks must be situated so that fuel delivery vehicles are standing wholly within the site when filling the tanks, and that a safe distance is provided from all site boundaries.</b></p>	<p>A4 Inlets situated within the site, not closer than 5 m to any boundary of the site and with an adjoining clear area of at least 3.5 m x 17.5 m (wholly within the site boundaries and suitable for the standing of a fuel delivery truck), and in accordance with AS 1940 “The storage and handling of flammable and combustible liquids”.</p>

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PERFORMANCE CRITERIA	ACCEPTABLE MEASURES
<p><b>P5 Customer air and water facilities, and automatic mechanical car washing facilities, must be located such that:</b></p> <ul style="list-style-type: none"> <li>• vehicles using, or waiting to use such facilities are standing wholly within the site, and</li> <li>• an adequate buffer can be provided to any adjoining residential land.</li> </ul>	<p><b>A5</b> Facilities are situated within the site and not closer than 5 m to any boundary of the site.</p>
<p><b>P6 The use of Service Station premises for ancillary purposes being the sale by retail of goods, including food stuffs, must not involve more than a limited amount of floor area that would, on its own or in combination with existing and likely future nearby uses, not compromise the viability of the preferred distribution of Centres.</b></p>	<p><b>A6</b> The floor area used for the ancillary sale of goods by retail being limited to a maximum of 150 square metres (whichever is greater).</p>
<p><b>P7 WASTE STORAGE</b> Premises must provide adequate areas for the storage of waste and recyclable items, in appropriate containers, which are suitably located for use, servicing and to minimise impacts on the amenity of users, occupiers and neighbours of the premises.</p> <p><b>P8 WASTE SERVICING</b> Waste service points and associated vehicle access, must be suited to the method of collection and be appropriately located to ensure safe and efficient servicing of containers, with minimal impact to surrounding land uses and users of the area.</p> <p><b>P9 WASTE MINIMISATION</b> Premises must accommodate source separation and segregation of wastes by providing convenient access to recycling provisions, which are adequate, easily recognised and are appropriate to the wastes generated.</p>	<p><i>(In relation to P7, P8 and P9)</i></p> <p><b>A7</b> The site layout complies with Element 2 - P5, P6 and P7 of The Code for Industries in Urban Areas.</p>

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PERFORMANCE CRITERIA	ACCEPTABLE MEASURES
<p><b>P10 The emission of sound beyond the boundary of the site<sup>1</sup>:</b></p> <ul style="list-style-type: none"> <li>• maintains the EPP (noise) Environmental values of the receiving acoustic environment; and</li> <li>• is such that ambient sound levels for any nearby residential land and other noise sensitive places are maintained.</li> </ul>	<p>A10 Development and use achieves compliance with the noise limits specified for the relevant noise types, as identified in Table 3.1 of <i>Planning Scheme Policy No. 7 - Acoustic Environment Assessment</i>.</p>
<p><b>P11 Noise attenuation measures are compatible with the local streetscape, encourage the creation of active street frontages and are designed to discourage crime and anti-social behaviour having regard to:</b></p> <ul style="list-style-type: none"> <li>• aesthetic quality and compatibility;</li> <li>• physical accessibility;</li> <li>• provision for casual surveillance of public space from dwellings; and</li> <li>• opportunities for concealment or vandalism.</li> </ul>	<p>No Acceptable Measure nominated</p>

<sup>1</sup> To demonstrate compliance with this performance criterion, applicants may need to prepare a noise impact assessment in accordance with *Planning Scheme Policy No. 7 - Acoustic Environment Assessment*.

