

COUNCIL POLICY NO: 106

Responsible Directorate	Infrastructure and Works
Responsible Section	Technical Services and Works
Responsible Officer	Manager Technical Services and Works

OBJECTIVE:

To define the Town of Cambridge's ("the Town") specification and financial obligations for the construction and maintenance of vehicle crossovers in road reserves. Approval for installation and/or modification of crossovers must be obtained before any construction commences.

SCOPE:

This policy applies to all applicants planning to construct a crossover within the Town's road reserve.

POLICY STATEMENT:

All new and reconstructed crossovers/driveways require approval by the Town prior to construction.

All crossovers must be constructed in accordance with the Town's "Standard Vehicle Crossover Specifications".

- (a) Crossovers may be constructed in concrete or clay bricks or other material as approved by the Town. The thickness of the pavement material shall be determined by the Director Infrastructure. Where material shear and compressive strength are not known, NATA approved test laboratory results shall be provided to Council to support calculation of pavement thickness;
- (b) Crossovers are to be constructed perpendicular to the property boundary with a minimum clearance of 0.75m from a side boundary;
- (c) Where new crossovers are constructed, they must not be installed closer than 1.5 metres from the face of the tree. This is in accordance with the Council's Management of Street Trees Policy No. 098. The written approval of the Town is required for all street tree removals;
- (d) Crossover Width - Allowable Vehicle crossover widths vary throughout the Town and are guided by the adopted Town Planning Scheme Streetscape Policy 3.1. This policy was adopted by Council in August 2014 (DV14.188):-
 - (i) The minimum width of a crossover at the property line is 3.0 metres;
 - (ii) The minimum width of crossovers at the kerb line, including splays, if applicable is 4.5 metres;
 - (iii) The maximum crossover width at kerb line is 4.5 metres (inclusive of splays) in the Wembley and West Leederville precincts (east of Selby Street) and 6.0 metres (exclusive of splays) in the Floreat and City Beach precincts (west of Selby Street); and

- (e) The crossover levels are to comply with AS/NZS 2890.1:2004 Parking Facilities Part 1: Off-street car parking;
- (f) The owner of the property to which the crossover is being constructed shall bear the cost of any public utility services adjustments required as a result of constructing the vehicle crossover. The crossover has to be inspected to ensure it meets the Town's requirements prior to the Town's contribution being made;
- (g) Vehicle crossovers that are no longer required, or no longer connect with an internal driveway or parking area shall be removed at the cost of the property owner, as required under the *Local Government Public Property Local Law 2017*, Part 10 Clause 9.12;
- (h) The location of a crossover shall be approved by the Town. It shall be no closer than 6m to an intersection's tangent point as set out in AS/NZS 2890.1:2004 Parking Facilities Part 1: Off-street car parking Figure 3.1;
- (i) Crossovers and driveways to be constructed within 25 metres of a signalised intersection shall be referred by the Town to Main Roads WA for approval;
- (j) Crossovers and driveways shall provide for vehicles to enter the roadway in forward gear where the road's traffic count exceeds 5,000 vehicles per day where the location of the crossover has insufficient sight distance at the property boundary or where the length of the driveway is more than 15m;
- (k) Any alteration to the verge, path or crossover that encroaches onto the land in front of a neighbour will be carried out at the proponents cost. The neighbour must be notified of the details of the alterations prior to applying to the Town for approval. Council The Town must be notified in writing of the response of the neighbour with the application for the crossover;
- (l) Maintenance and repairs to crossovers/driveways are the responsibility of residents/owners of the property.
- (m) Construction and maintenance of crossovers may be undertaken by a contractor at the request of the property owner or by the property owner direct. In each case the crossover will comply with the Town's requirements relating to location and the standards of construction; and
- (n) In accordance with the *Local Government Act 1995*, the Town will contribute one half of the cost of a first "Standard Crossover". Pursuant to Regulation 15(2) of the *Local Government (Uniform Local Provisions) Regulations 1996*, the Town defines a "Standard Crossover" as one that is 3.0 metres wide (excluding splays) and is constructed in grey pre-mixed concrete in accordance with this Policy. The subsidy is only provided when crossovers are constructed in accordance with this policy and have received approval prior to construction.

COMPLIANCE

Non-compliance matters in relation to this policy will be dealt with in accordance with *Local Government Regulations (Uniform Local Provisions) Regulations 1996*.

DEFINITIONS:

Definitions are taken as those detailed in the *Local Government Act 1995* and associated legislation.

Document Control

Office Use Only:

Previous Policy No	Policy No. 5.2.7																
Statutory Legislation and Compliance	<i>Local Government Act 1995; Local Government Regulations (Uniform Local Provisions) Regulations 1996 - Regulations 12 to 17.</i>																
Related Documents/Legislation	<p><i>Town of Cambridge Local Government and Public Property Local Law 2017 – Part 9 – Works in Thoroughfares</i> refers; Policy 107 Verge Landscaping, Maintenance and Landscaping Policy</p> <p>Town of Cambridge “Standard Vehicle Crossover Specification”</p> <p>AS/NZS 2890.1:2004 Parking Facilities Part 1: Off-street car parking</p>																
Date of Adoption by Council	Council Meeting – 1 July 1994																
Date Reviewed/Amended	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 25%;">17 September 1996</td> <td style="width: 25%;">27 May 1997</td> <td style="width: 25%;">27 June 2000</td> <td style="width: 25%;">26 August 2003</td> </tr> <tr> <td>28 October 2003</td> <td>26 July 2005</td> <td>22 November 2005</td> <td>22 April 2008</td> </tr> <tr> <td>25 May 2010</td> <td>24 April 2012</td> <td>October 2014</td> <td>24 May 2016</td> </tr> <tr> <td>26 June 2018</td> <td>23 June 2020</td> <td></td> <td></td> </tr> </table>	17 September 1996	27 May 1997	27 June 2000	26 August 2003	28 October 2003	26 July 2005	22 November 2005	22 April 2008	25 May 2010	24 April 2012	October 2014	24 May 2016	26 June 2018	23 June 2020		
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Next Review Date	April 2024																