

CITY OF PLAYFORD

FENCES AND

RETAINING WALLS



SUMMARY

Fences and retaining walls are usually seen along side and rear boundaries and between adjoining properties. However, they may also be used within a property envelope to retain garden beds, separate areas, or as safety barriers around pools and spas. Fences and retaining walls require Development Approval in many cases.

The height of fences and retaining walls is measured from the lowest adjoining ground level to the top of the structure and where there is a combination such as a fence on top of a retaining wall, the height is measured as one structure.

WHEN A FENCE OR RETAINING WALL NEEDS DEVELOPMENT APPROVAL

- Any fence, or fence and retaining wall combination, exceeding 2.1m in height
- Any masonry (brick, stone, etc.) fence or wall exceeding 1m in height
- Any fence forming a safety barrier for a swimming pool or spa
- Any brush fence within 3m of a building
- Any fence exceeding 1m in height located within 6m of an intersection (measured from the property boundary), except where a 4m x 4m corner cut-off exists.

STRUCTURAL REQUIREMENTS

Fences and retaining walls that require Development Approval will often require an engineer's report to ensure that they are designed to be structurally adequate for their intended use. An engineering report will specify details of the materials to be used, connections and fixings as well as the design for footings.

RESPONSIBILITY FOR CONSTRUCTING A BOUNDARY FENCE OR RETAINING WALL

Retaining walls are generally the responsibility of the owner who alters the natural lay of the land. The cost of constructing fences however is generally split between adjoining property owners. If unsure of your responsibility or financial obligations relating to erecting a fence and/or retaining wall, we recommend reading the [Fences and the Law Handbook](#) by the Legal Services Commission, a helpful guide to the legal procedure you need to follow when erecting, replacing or repairing a boundary fence or retaining wall.

SWIMMING POOL & SPA SAFETY BARRIERS

Any fence forming part of a barrier for a swimming pool or spa has additional legislative requirements. Refer to the fact sheet for Swimming Pools and Spas for further information.

BRUSH FENCES

Brush fences that are located more than 3m from an existing or proposed building do not need Development Approval – however, Council would recommend against the construction of a brush fence within a Designated Bushfire Protection Area. Minister's Specification SA 76C outlines fire safety regulations to protect buildings from brush fences.

Applications can be lodged online using the Council's [electronic lodgement system](#).

You may also like to view the following resources:

- [Development Approval Process](#)
- [Applications and Assessments](#)
- [Swimming Pools and Spas Fact Sheet](#)

This fact sheet is provided as a guide only and is intended to provide our customers with information that will assist Council to make accurate and timely assessments of Development Applications. This information is subject to frequent change and so it is in the best interest of applicants to engage the services of a building professional or speak with Council directly for advice.