

Retaining Walls

Prior to construction of any retaining wall in excess of 500mm high, an application for building licence must be lodged with and approved by Council's Building Surveyor.

Retaining must be constructed from durable materials such as stone, bricks or concrete and must be designed by a professional engineer. They must be designed and constructed to ensure that no part of the wall encroaches over the property boundary. This includes any part of the footing.

A fence should not be used to retain soil unless it is structurally designed to do so.

In some situations, where construction of the wall may affect the amenity of neighbouring property owners (eg retaining fill in excess of 500mm high), an Approval to Commence Development (Planning Approval) may also be required. Any proposal to construct a retaining wall on "Canal" zoned properties must first receive Planning Approval.

An application for building licence for a retaining wall must be accompanied by:

1. A completed building licence application form, signed by the builder.
2. Two copies of a contour survey plan, at a scale of not less than 1:200, clearly indicating the location of the proposed wall. The site plan must indicate the height of the proposed wall at its lowest point, its highest point and as many intermediate points as deemed necessary. A north point and the location of street or road must also be indicated.
3. Two copies of a section detail drawing confirming the method of constructing the proposed wall. This detail is to be endorsed in ink by a professional engineer.
4. In some instances, an Engineer's Site Report may also be required to determine the classification of the soil that the retaining wall will be founded on. In this case, the engineer must also confirm in writing that the retaining wall detail is suitable for the particular soil type encountered. Refer to our information sheet on Engineer's Site Reports.
5. Payment of application fees. Building fees are calculated on construction value with a minimum Council fee of \$97.70 and a \$61.65 Builders' Registration Board Levy.

**For further information on Retaining Walls please contact
Council's Building Services on
9531 7605 or by email at mailbag@murray.wa.gov.au**