

INSTALLING A SATELLITE DISH:

A GUIDE TO THE
PLANNING REQUIREMENTS



IS PLANNING PERMISSION REQUIRED?

If you live in a house ***that is not*** in a Conservation Area, ***nor*** is a ***listed building*** then you do not need to apply for planning permission to install a dish, provided that:

- There will be no more than ***two*** dishes on the building or in the garden
- The dish does not exceed **100cms** in size for a single dish, and **60cms** in size for any additional dish
- The dish does not exceed **35 litres cubic** capacity
- If the dish is installed on the roof, it does not protrude above the highest part of the roof
- If installed on a chimney stack, the dish does not exceed **60cms** in size and is not higher than the highest part of the chimney stack.

If you live in a building 15m or more in height ***that is not*** in a Conservation Area, ***nor*** is a ***listed building*** then you do not need to apply for planning permission to install a dish, provided that:

- The number of dishes on the building as a whole does **not exceed four**, and the dish itself does not exceed **130cms** in size
- The dish does not exceed **35 litres cubic** capacity
- The dish does not exceed the highest part of the roof by more than **300cms**.

CONSERVATION AREAS

The conditions governing the installation of a satellite dish in a Conservation Area are tighter but can be considered as 'permitted development' – ***as long as certain conditions are met***. These are:

- **It is located so that its visual impact is minimised**
- **The dish does not exceed 90cms in any dimension**
- **It is not positioned higher than the highest part of the roof**
- **It is not installed on a chimney**
- **It is not on a building exceeding 15m high**
- **It is not on a wall or roof fronting a highway (including a footway)**
- **There is not a dish already on the building.**

If all these conditions are met then planning permission is not required

LISTED BUILDINGS

When a satellite dish is attached to a listed building, Listed Building Consent (LBC) **is likely be required since it could 'affect its character as a building of special architectural or historic interest'** [Planning (Listed Buildings and Conservation Areas) Act 1990]

The installation guidelines for dishes in Conservation Areas should be followed in this case when you apply for consent.

ALWAYS ASK FOR ADVICE

Remember, we are here to help you make the right decision. Please contact the Planning Service before you go ahead with your installation. We will advise you if planning consent or listed building consent is required. Remember, it is your responsibility to ensure that the planning requirements are met, if you get it wrong the Council has the power to ask you to re-site or remove the dish.

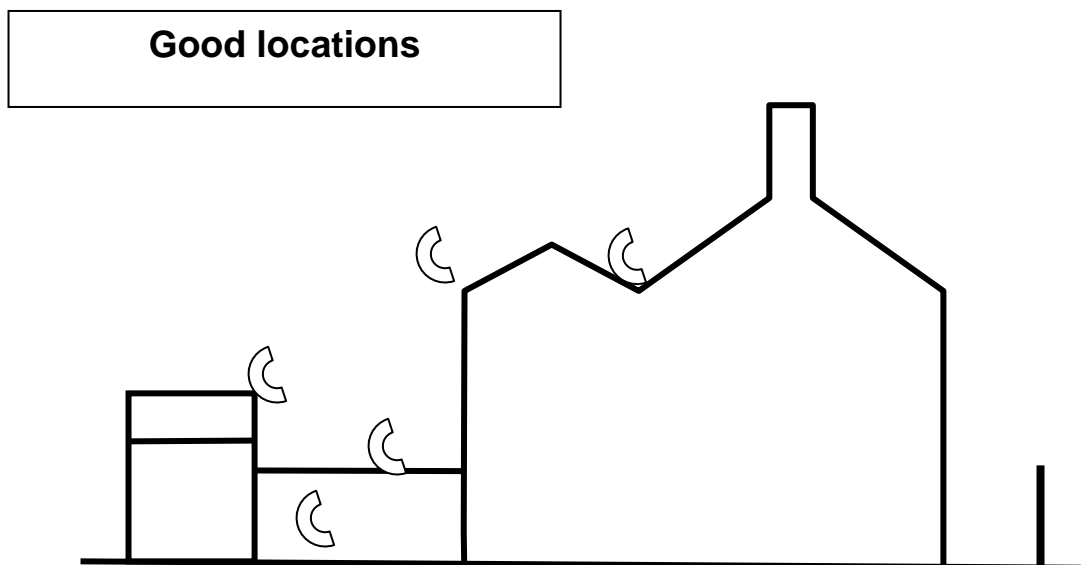
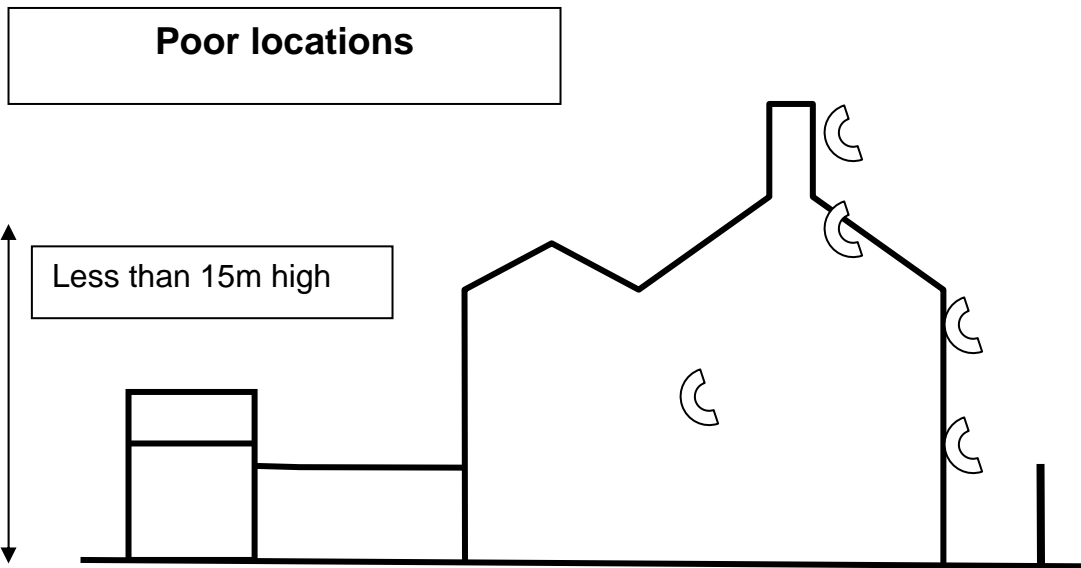
Suppliers and Installers should be familiar with the planning aspects of installation. You are strongly advised to obtain your equipment from members of RETRA (Radio, Electrical and Television Retailers' Association) and installed by members of CAI (Confederation of Aerial Industries). A good installer should be able to advise you on careful siting of the dish to minimise environmental and visual impact.

Points to remember:

- **The performance of a dish is not dependent on its height.**
- **A dish can be painted to blend into the background.**
- **A mesh dish is less obtrusive than a solid one.**
- **Dishes do not need to be attached to a house, they work just as well attached to an outbuilding or even sited on the ground.**
- **A dish can work through glass and can be put in a greenhouse, for example.**
- **A chimney is not a good location due to the extra wind loading this puts on the stack.**

SITING OF A DISH

When deciding where to position your dish remember permission (if required) is more likely to be granted for a dish that is well-screened, unobtrusive and blends into the background



Planning Policies and national planning guidance

Section 38(6) of the Planning and Compulsory Purchase Act 2004 and paragraph 3.1.2 of Planning Policy Wales emphasise that applications should be determined in accordance with the Development Plan, unless other material planning considerations state otherwise. You should read the policies of the Gwynedd Unitary Development Plan and Supplementary Planning Guidance (available on the website) and national planning guidance, prior to submitting an application.

Furthermore, if you intend to submit an application we advise prospective applicants to use the pre-application advice service provided by the Planning Service. You need to comply with the requirements of the Guidance Note : Pre-application advice service (on this website) prior to arranging an appointment to meet a Planning Officer.

Useful Addresses

Confederation of Aerial Industries Limited (CAI)

Fulton House
Fulton Road
Wembley Park
Middlesex HA9 0TF
020 8902 8998
e-mail: Office@cai.org.uk
www.cai.org.uk

Radio, Electrical and Television Retailers' Association Ltd (RETRA)

Retra House
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1 Ampthill Street
Bedford MK42 9EY
01234 269 10
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www.retra.co.uk

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