

Easement Co-use



Powerlink Queensland is a government-owned corporation that owns, develops, operates and maintains Queensland's high-voltage electricity transmission network, which stretches 1700km from Cairns in North Queensland to the New South Wales border. Through this secure and reliable network, Powerlink transports high voltage electricity from power stations to major industries and electricity distribution networks owned by Energex, Ergon Energy and Country Energy, which in turn supply electricity to more than 1.6 million customers.

The transmission lines that make up this network are typically constructed on easements. Powerlink regularly inspects and maintains its transmission lines, which means working cooperatively with more than 18,000 Queenslanders who have transmission line easements on their properties.

To ensure your safety, and the continued safe and reliable operation of the transmission network, Powerlink's 'Management of Easement Co-use Request Guidelines' document provides a comprehensive guide to activities that may be permitted, conditional or prohibited on our easements.

Powerlink is entitled under the easement terms to prevent certain activities, but in an attempt to accommodate landholders, we may relax those requirements using the co-use guidelines as a general guide.

However, to ensure you remain safe, please remember to refer to the 'Management of Easement Co-use Request Guidelines' when planning any activity on an easement, and refer your application to Powerlink if in doubt. This information sheet provides a general overview to the issues covered in this guideline.

For more information about activities on easements, please contact Powerlink on our FREECALL information line on **1800 635 369** or access the 'Management of Easement Co-use Request Guidelines' document on our website at **www.powerlink.com.au** through the 'news and information/property and easement information' area.

Please, seek Powerlink's advice and approval when proposing to undertake any activity within an easement, particularly one involving construction of any kind.





...remember to 'look up and live' to ensure your personal safety and the safety of others around you...

SAFETY FIRST

Safety is Powerlink's number one priority. Whenever you are undertaking any activity on an easement, remember to 'look up and live' to ensure your personal safety and the safety of others around you. *Overhead powerlines have the potential to cause a fatal accident.* Your safety is in danger if you or the equipment you're carrying or operating comes too close to the conductors (wires).

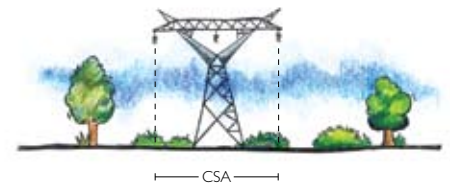
You do not need to make contact with the wires for a flashover to occur. Please refer to the *Electrical Safety Regulation 2002*, which is available on the State Government website at www.eso.qld.gov.au for appropriate separation distances.

When considering any proposed activity on a transmission line easement, Powerlink cannot compromise on:

1. Safety to the public or to Powerlink employees and contractors
2. Risk of damage to property
3. The safe operation of the overhead transmission line, underground cable or other assets
4. Access to the line or associated infrastructure for any future works, including maintenance, upgrading or renewal.

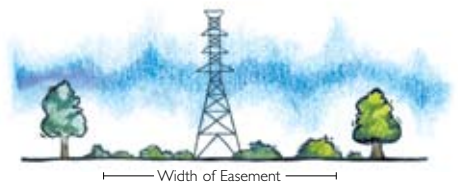
In general, these criteria require that a minimum clear area of 20m around a tower (inclusive of associated foundations and cables) and 5m either side of the Conductor Shadow Area (CSA) – that is the area on the ground vertically below and between the overhead wires – is maintained.

Conductor Shadow Area (CSA)



Depending on the design of the transmission line, easements can vary in size (see example of typical easement diagram below).

Typical Easement



The width of the easement also allows for horizontal movement of the conductors. Because transmission line conductors can move vertically under changing load and temperature, and horizontally due to cross winds, it is important to take wire movement into account when planning any activities on a transmission line easement.




The *Electrical Safety Act 2002* specifies safe working distances from high voltage wires and sets out clearances for various activities in the *Code of Practice for Working Near Exposed Live Parts*.

Anyone planning to build, excavate, or conduct work activities of any kind on, or close to an easement, should obtain a copy of this code, which is available on the State Government website at www.eso.qld.gov.au.

Safety is Powerlink's number one priority.



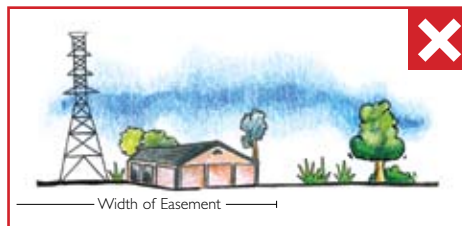
LEGEND

-  This activity would be prohibited
-  Seek Powerlink's advice
-  This activity is generally permitted

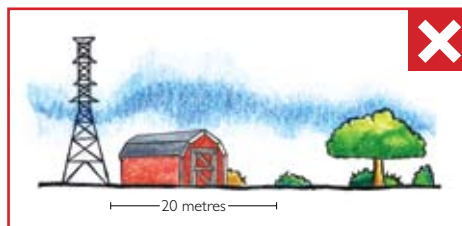
WHAT CAN'T I DO ON AN EASEMENT?

PROHIBITED ACTIVITIES

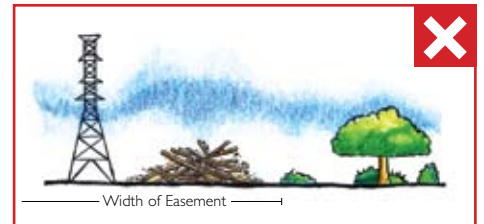
To ensure your safety and the continued safe operation of the transmission line, Powerlink cannot allow some activities to take place on an easement, such as:



- Constructing houses and other substantial structures



- Placing any obstruction within 20m of the transmission supporting structure. Another example of an obstruction is the installation of any part of a swimming pool within 5m of the CSA or 20m of the transmission line supporting structure (which is the tower or pole)



- Placing of garbage, refuse or fallen timber



- Operating mobile plant that contravenes overhead clearance distances outlined in the *Code of Practice for Working Near Exposed Live Parts*

Approval to carry out these types of activities would not be granted.

There are other activities that Powerlink has prohibited for your safety. These include any activity that may intrude into the regulated safety exclusion zone as defined in the *Electrical Safety Act 2002*. In particular, climbing a transmission tower is against the law and has the potential to be fatal.

For more information about prohibited activities on easements, please contact Powerlink on our FREECALL information line on **1800 635 369**.

WHAT CAN I DO ON AN EASEMENT?

CONDITIONAL ACTIVITIES

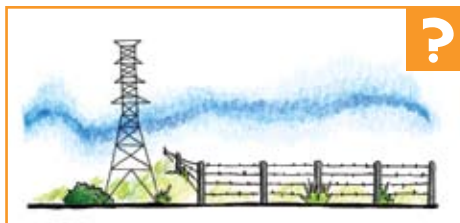
Other activities may be allowed on transmission line easements, provided certain conditions are met and the activities do not compromise: the safety of people, risk of damage to property, the safe operation of the transmission line, or access to Powerlink's assets.

Most of these activities are restricted to certain distances from the CSA or transmission towers and require written approval from Powerlink. Applications may be subject to an engineering evaluation of their risks and merits and some applications may require a site inspection for detailed measurement and analysis (fees may be applied for such site assessments).

Examples of conditional activities include:



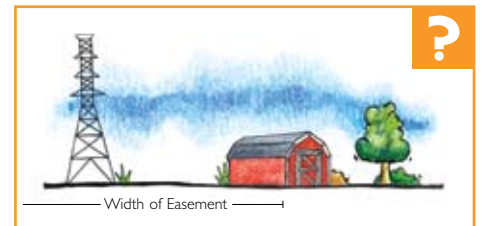
- Burning-off or lighting fires



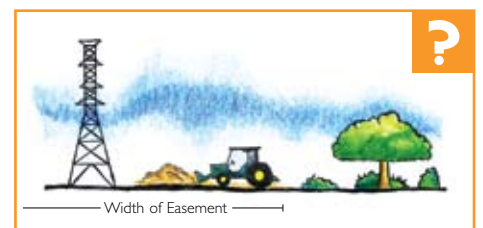
- Erecting electric or metallic fencing



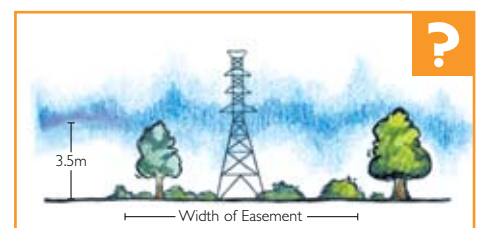
If you have any doubts about the activity you are proposing please seek Powerlink's advice.



- Constructing non-residential outbuildings



- Quarrying, excavating and filling



- Planting trees where the mature height will exceed 3.5m. Smaller shrubs and trees can be planted
- Installing any part of a swimming pool within 20 to 35m of the tower or pole

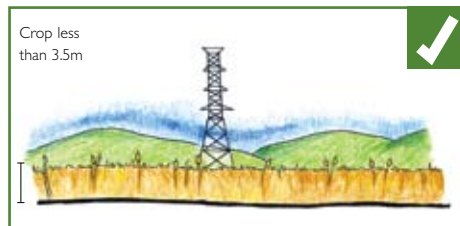
There are many other activities that you may not be able to safely carry out on easements because of overhead clearance restrictions. If you have any doubts about the activity you are proposing, please contact Powerlink.



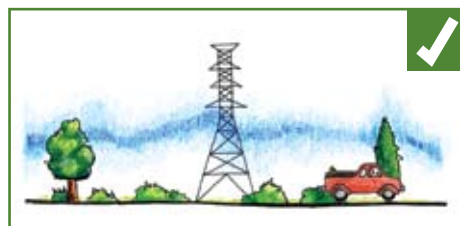
While on an easement always be aware of the environment around you and 'look up and live'.

PERMITTED ACTIVITIES

The following activities are generally permitted on transmission line easements without written approval:



- Agriculture, such as grazing or production of low growing (less than 3.5m high) crops would generally be permitted. Approval may be necessary for operating equipment



- Domestic recreation, such as walking and driving. This does not extend to flying kites, model aircraft or other activities which could breach safety clearances



- Operating mobile plant and equipment, providing it complies with the clearances outlined in the *Code of Practice for Working Near Exposed Live Parts*. You may need to seek a safety advice from Powerlink under the *Electrical Safety Act 2002*



- Erection of small non-habitable structures more than 5m outside the CSA and a minimum of 20m from any tower or pole

There are many other activities that can be performed on an easement, providing they do not constitute a safety hazard or substantially interfere with the maintenance or safe operation of Powerlink's assets.

HELP US TO HELP YOU

If you are planning to carry out any work on or near a transmission line easement that is likely to require Powerlink's approval you will need to submit the 'Application for the Co-use of a Powerlink Easement' form. We will also need:

- a plan clearly locating your proposal in relation to the property boundary and, if possible, the easement boundary
- a map of the property showing main roads and the position of any towers on the property
- a copy of the Certificate of Title or the Real Property Description (RPD) of your allotment, which you will find on your council rates notice.

Please contact Powerlink for more detail, or access the 'Management of Easement Co-use Requests Guidelines' document through the 'news and information/property and easement information' area at www.powerlink.com.au

You will find the 'Application for the Co-use of a Powerlink Easement' form in Annexure C of the guideline. It provides details of the information we require to assess your application.

The activities mentioned in this brochure are not an exhaustive list. If you are in any doubt about what you can or can't do, ask Powerlink first. If you have already built something on the easement without Powerlink's permission, please contact Powerlink urgently on FREECALL information line **1800 635 369** for an assessment to ensure there is no safety risk.

Easement Co-use



FOR MORE INFORMATION

For more information on co-use of easements or about Powerlink or any other enquiry, phone our FREECALL information line:

1800 635 369

or send an e-mail to:
website.enquiries@powerlink.com.au

Alternatively, write to:
 Transmission Environment
 Powerlink Queensland
 GPO Box 1193
 VIRGINIA QLD 4014

or, visit www.powerlink.com.au

GLOSSARY

Conductor Shadow Area (CSA)

The CSA is the area on the ground vertically below and between the overhead conductors.

Easement

An easement is a legal right that allows Powerlink to construct and maintain transmission line/s on a portion of another person's land. Ownership of the land within the easement remains with the landowner. The easement terms prevent a landowner from carrying out activities on the affected land that conflict with Powerlink's rights. These rights relate mainly to public safety and the safe operation of the line/s.

Prohibited Activities

Prohibited activities represent a high level of risk to safety and will not be permitted by Powerlink.

Conditional Activities

Conditional activities have a level of risk, and are approved by Powerlink subject to specific conditions.

Permitted Activities

Permitted activities usually have little or no risk, and can be allowed if they will not compromise: the safety of people, risk of damage to property, the safe operation of the transmission line, or access to Powerlink's assets.



Disclaimer:

This brochure is not an exhaustive list of all safety matters that need to be considered. The brochure will also be reviewed and changed from time to time. Whilst care is taken in the preparation of this material, Powerlink Queensland does not guarantee the accuracy and completeness of the information. To the extent permitted by law, Powerlink Queensland will not be responsible for any loss, damage or costs incurred as a result of any errors, omissions or misrepresentations in relation to the material in this document or for any possible actions ensuing from information contained in this document. Before taking any action in reliance on this document please call Powerlink on the freecall number above.

* Illustrations are not to scale and are indicative only