



EMP-PLA-007 | Stormwater Management

Strategic Context

Strategic Link	Policy Objective
☑ United ☑ Safe & Healthy ☑ Beautiful & Respected ☑ Prosperous & Equitable	The objective of this Policy is to establish clear and consistent requirements for stormwater management within the Shire to ensure development and land use activities appropriately manage stormwater runoff, reduce adverse impacts on adjoining land and public assets, and support safe, functional and environmentally responsible drainage outcomes.

Introduction

1. The Shire recognises that stormwater management is a critical component of land use planning, development and infrastructure protection. Stormwater runoff must be managed in a way that reduces adverse impacts on public safety, property, roads, drainage systems and the environment, while supporting the long-term resilience and functionality of local infrastructure. This Policy has been developed to provide clear guidance on stormwater management requirements within the Shire and to support consistent, transparent and appropriate decision-making in relation to development and land use activities.

Purpose

2. This Policy seeks to outline the requirements for the retention and management of stormwater within the Shire of Halls Creek.
3. Stormwater consists of rainfall runoff and any material (soluble or insoluble) mobilised in its path of flow. Impervious surfaces because of development prevent absorption of water into the ground, and effective management of stormwater is required to prevent pollution of waterways and flooding.

Policy Scope

4. This Policy applies to all subdivision and development applications where stormwater retention is required.

Policy Statement

5. This policy outlines the circumstances in which the Shire will permit a connection to the Shire's Stormwater Infrastructure. This policy details the information required, and design standards required for stormwater systems. This policy outlines construction and maintenance requirements for stormwater systems to ensure that stormwater discharge from private property is adequately planned and accommodated.



Principles Underpinning the Policy

Principle Name	Principle Definition
Protection of Life, Property, and Public Safety	Stormwater must be managed to minimise flood risk, prevent damage to public and private property, and maintain safe movement across the Shire during rainfall events.
Responsiveness to Local Climate and Conditions	Stormwater systems must be designed and maintained to suit Halls Creek's wet-season rainfall intensity, soil types, topography, and remote servicing environment.
Integrated Catchment Management	Stormwater management will consider whole-of-catchment impacts, ensuring runoff from development does not create downstream flooding, erosion, or infrastructure overload.
Environmental Protection	Stormwater practices must minimise erosion, sediment transport, and pollution of waterways, land, and sensitive environments.
Fit-for-Purpose and Maintainable Infrastructure	Stormwater infrastructure must be practical, durable, and capable of being maintained within the Shire's operational and financial capacity.
No Adverse Impact on Adjoining Land	Development and infrastructure must manage stormwater on-site so as not to cause unreasonable impacts on neighbouring properties or public land.
Risk-Based and Proportionate Regulation	Assessment and design requirements will reflect the scale of development and level of flood or drainage risk.
Compliance with Legislative and Engineering Standards	Stormwater management must comply with relevant planning, building, environmental, and engineering standards.
Transparency and Accountability	Decision-making regarding stormwater management will be clear, consistent, and supported by documented technical assessment.
Long-Term Resilience and Adaptation	Stormwater planning will consider climate variability and future growth to support long-term resilience of Shire infrastructure.

Definitions

Term	Meaning
Stormwater	Means all surface water runoff from rainfall, predominantly in urban and rural living catchments.
Run-Off	Means the portion of rainfall on a drainage area or surface that is discharged from the drainage area to drainage.

Policy Details

6. Connection Requirements

- 6.1 Stormwater should be contained on-site unless ground conditions are deemed unsuitable for on-site disposal via infiltration as verified by a geotechnical investigation, soil permeability testing and a site classification report prepared by a suitably qualified civil engineer.



7. Information and Design Requirements – Onsite Stormwater

7.1 Where on site storm water disposal is proposed, the system should be approved by an appropriately qualified stormwater engineer and designed to a 1 in 20-year event (or relevant Building Code of Australia Standard). This includes all run off from buildings and hardstand surfaces of a site.

8. Information and Design Requirements – Offsite Stormwater

8.1 Where on-site stormwater cannot be accommodated as detailed in clause 5.2.1 and connection to the Shire's stormwater infrastructure is supported, the following information is required:

- a) Geotechnical report justifying offsite storm water disposal;
- b) A comprehensive stormwater drainage plan prepared and certified by a suitably qualified engineer.
- c) Payment of fess associated with connecting to the Shire's stormwater infrastructure in accordance with Council's adopted Schedule of Fees and Charges; and
- d) Approval from the Shire's Infrastructure Services.

9. Construction and Maintenance

9.1 All works associated with connecting the internal system to the Shire's stormwater infrastructure should be carried out by the applicant/landowner.

9.2 Where there is an existing manhole, gully or side entry pit within the verge and within the extent of the frontage of the property, a connection from the silt pit should be made directly to that structure (provided levels are suitable).

9.3 Where the Shire has no stormwater infrastructure accessible from the property, the Shire should extend the Shire's network or allow conveyance via the road reserve to the closest drainage gully at the landowner/applicant's owners cost.

9.4 Where the Shire's stormwater infrastructure is accessible, the applicant/landowner should be responsible for all costs associated with the connection to the Shire's stormwater infrastructure.

9.5 Prior to backfilling of trenches, the works should be inspected by the Shire. All pipes and connection points to pits should be easily visible.

10. Application Requirements

10.1 The Shire requires the submission of stormwater drainage plans for all developments to be submitted in conjunction with a building licence application.

10.2 Rainfall run-off from the development of private property should generally be retained on site but where overflow into Shire stormwater drainage is required or sought an applicant should make written application at the time of request of a Building Licence.

11. Stormwater Infrastructure Notification

11.1 The Shire include as a condition of development approval or recommend to the Western Australian Planning Commission that it impose a condition of subdivision approval requiring the landowner/applicant to register a notification under section 70A of the Transfer of Land Act 1893 as amended, on the Certificate(s) of Title advising of the stormwater detention system



installation, the restrictions, drainage limitations and the requirement for the current and future property owners to maintain the detention system in good working order.

Accountability

12. Council is responsible for adopting this policy and providing strategic oversight of stormwater management within the Shire of Halls Creek.
13. The CEO is accountable for ensuring effective implementation of this policy and that appropriate planning, engineering, and compliance systems are in place. The CEO may delegate operational responsibilities to relevant officers.
Infrastructure and engineering officers are responsible for:
 - a) Developing and maintaining stormwater management standards and procedures
 - b) Assessing stormwater design proposals submitted with development applications
 - c) Overseeing construction of approved stormwater infrastructure
 - d) Coordinating maintenance of Shire-owned drainage assets
 - e) Monitoring performance of stormwater systems
14. Planning officers are responsible for ensuring development applications address stormwater requirements in accordance with this policy and the Shire's Local Planning Scheme.
15. Environmental Health Officers are responsible for monitoring environmental impacts associated with stormwater discharge, erosion, or pollution.
16. Compliance officers are responsible for investigating unauthorised works, drainage alterations, or non-compliance with approval conditions and undertaking enforcement action where required.
17. Developers and property owners are responsible for:
 - f) Providing appropriate stormwater management design as part of development proposals
 - g) Constructing stormwater infrastructure in accordance with approved plans
 - h) Maintaining private stormwater infrastructure on their property
 - i) Ensuring no adverse impacts on neighbouring land or public infrastructure
18. Community members are responsible for reporting drainage issues, flooding concerns, or potential non-compliance through established Shire reporting channels.

Related Documentation / Legislation

Legislation	Shire of Halls Creek Documentation
a. Local Government Act 1995 (WA)	a. Shire of Halls Creek Local Planning Scheme
b. Planning and Development Act 2005 (WA)	b. Shire of Halls Creek Local Planning Strategy
c. Planning and Development (Local Planning Schemes) Regulations 2015 (WA)	c. Shire of Halls Creek Strategic Community Plan
d. Building Act 2011 (WA) and Building Regulations 2012 (WA)	d. Shire of Halls Creek Corporate Business Plan
e. Public Health Act 2016 (WA).	e. Shire of Halls Creek Asset Management Plans
f. Environmental Protection Act 1986 (WA) .	
g. Work Health and Safety Act 2020 (WA)	



Policy Review

19. This Policy will be reviewed every four (4) years from the date of endorsement, or earlier in the event of legislative change, audit findings or a resolution of Council.

Document Control

Relevant delegations	Nil		
Risk Evaluation	Moderate		
Council adoption	27 March 2025	Resolution	2025/029
Next review due	March 2029		