



## **Sewer Pumping Stations Required by Developments Policy**

## POLICY OBJECTIVE

To set out the applicability and requirements for sewer pumping stations required by developments.

## LEGISLATIVE PROVISIONS

*Australian Standard AS 3500*  
*Local Government Act 1993*  
*WSAA Sewerage Pumping Station Code*

## POLICY STATEMENT

The installation of a Council operated sewer pumping station to provide a development with a sewer service will only be considered in the following circumstances:

- It is not possible to connect to a new or existing gravity sewer system, notwithstanding that such connection may require easements across private property
- The development in question is significant in size and could not proceed without the provision of sewerage

The developer is responsible for the capital cost of the sewer pumping station proposal in full, including but not limited to:

- survey and design;
- land acquisition;
- legal fees;
- access road;
- power supply;
- rising main;
- discharge arrangements;
- fencing and landscaping;
- commissioning and telemetry.

Council will not fund such works under a scheme whereby infrastructure costs are recouped via a Development Contribution Plan.

The design of the proposed sewer pump station is to meet the following requirements

- Be designed for all stages of the development that will be connected to the pump station;
- Pump station design is required to provide capacity for dual occupancies;
- Pump station to have 8Hr ADWF emergency storage capacity based on modelled flows from development at full residential capacity;
- The pump station (and the rising main as far as practical) is to be located on Council land, or land to be dedicated to Council;
- Only Council approved pumps to be used in the pump station;
- Telemetry is to be designed and installed to Council requirements in order to be integrated into the Council system.

The developer must contribute in full, the present value of future operational and maintenance costs for the pumping station over a period of 5 years., This fee would be payable at the subdivision certificate stage.

In the event the new pumping station can provide a service to other existing lots, there would be a proportional reduction in contribution charged for the capitalised operating costs (however, installation costs would still be the full responsibility of the developer).

The policy minimises Council's financial risk with regards to maintaining infrastructure and also covers the short term operation and maintenance costs of providing new infrastructure.

Version	Council Meeting Date	Resolution	Adoption Date	Effective From
1	18 June 2013	13/247	18 June 2013	18 June 2013
2	3 May 2015	16/171	6 June 2016	9 June 2016
3	2 May 2017	17/148	2 May 2017	2 June 2017
4	19 July 2022	2022/242	19 July 2022	16 August 2022
<b>All policies can be reviewed or revoked by resolution of Council at any time.</b>				

**DIRECTORATE:** Utilities

**BUSINESS UNIT:** Infrastructure