



DOCUMENT TYPE	Policy
TITLE	CONSTRUCTION STANDARDS - SHIRE WORKS AND SUBDIVISION DEVELOPMENTS
NUMBER:	POL-4017

PURPOSE

The purpose of this Work Instruction is to establish a consistent construction standard for all civil infrastructure works undertaken within the Shire of Wyndham East Kimberley.

This Work Instruction confirms that the IPWEA Subdivision Guidelines shall be adopted as the primary technical reference for the design and construction of infrastructure delivered:

- by the Shire through self-performing works,
- by external contractors engaged by the Shire, and
- by developers undertaking subdivision or infrastructure works intended for handover to the Shire.

The Work Instruction ensures that all infrastructure constructed within the Shire is delivered to a consistent and maintainable standard that supports long-term asset management outcomes.

DEFINITIONS

Shire Refers to the Shire of Wyndham East Kimberley.

Act Refers to the *Local Government Act 1995*.

IPWEA Subdivision Guidelines Refers to the *IPWEA Subdivisional Guidelines for the Development of Residential and Industrial Land*, including subsequent amendments or updated editions.

Self-Performing Works means Works undertaken directly by the Shire using internal staff, plant and equipment.

Contractor Works means Works undertaken by external contractors engaged by the Shire.

Subdivision Works means Infrastructure works delivered by developers as part of a subdivision approval process that will ultimately become Shire assets.

Infrastructure includes but is not limited to:

- Roads
- Drainage systems
- Earthworks
- Footpaths and shared paths
- Kerbing
- Stormwater infrastructure
- Associated civil works

WORK INSTRUCTION STATEMENTS

Adoption of Construction Standards

The Shire adopts the IPWEA Subdivision Guidelines as the primary technical standard for civil infrastructure design and construction within the municipality.

These guidelines establish the minimum requirements for:

- Road construction
- Pavement design
- Drainage systems
- Earthworks
- Infrastructure layout
- Materials and construction practices
- Asset handover standards.

Application of the Work Instruction

This Work Instruction applies to all infrastructure works delivered within the Shire including:

Shire Self-Performing Works

Infrastructure constructed by the Shire using internal crews shall comply with the standards set out within the IPWEA Subdivision Guidelines unless otherwise approved by the Director Infrastructure and Strategic Projects.

This ensures that infrastructure constructed internally meets the same technical standards as infrastructure constructed through external delivery methods.

Contractor Delivered Works

Infrastructure constructed by contractors on behalf of the Shire shall comply with the IPWEA Subdivision Guidelines unless alternative specifications are approved by the Shire.

Contract documentation shall reference the adopted construction standards and require compliance as a condition of contract.

Subdivision and Developer Works

Developers constructing infrastructure intended for handover to the Shire shall design and construct works in accordance with:

- the IPWEA Subdivision Guidelines, and
- any additional Shire specifications or conditions of approval.

The Shire retains the right to review and approve designs prior to construction.

Design Requirements

All infrastructure works shall be designed in accordance with the engineering principles and construction standards contained within the IPWEA Subdivision Guidelines.

Where required, engineering design documentation must be submitted to the Shire for review and approval prior to construction.

Variations to Standards

Where site constraints, regional conditions, or operational requirements require variation from the adopted standards, approval must be obtained from:

Director Infrastructure and Strategic Projects or his nominated representative.

Any variation must demonstrate that the proposed infrastructure will remain safe, durable and maintainable within the Shire's asset management framework.

Regional Considerations

In recognition of the unique environmental and logistical conditions of the East Kimberley region, the Shire may adopt modified design approaches where necessary to:

- respond to climate and rainfall conditions
- account for remote construction environments
- ensure cost-effective infrastructure delivery
- maintain long-term serviceability of infrastructure assets.

Such modifications must still align with the intent of the adopted IPWEA standards.

Asset Handover

Infrastructure constructed under subdivision or development approvals must meet the adopted construction standards prior to being accepted as a Shire asset.

The Shire may require:

- certification of construction
- compliance inspections
- as-constructed drawings
- defect liability periods.

EXPLANATORY NOTES

The adoption of the IPWEA Subdivision Guidelines provides the Shire with a consistent and nationally recognised engineering standard for infrastructure construction.

The Work Instruction ensures that:

- infrastructure constructed by developers, contractors and internal works crews meets the same standard
- infrastructure handed over to the Shire is fit for purpose and maintainable
- long-term asset management planning can be undertaken with confidence
- infrastructure risks are reduced through the adoption of established engineering guidelines.

This approach also supports the Shire's Strategic Asset Management Plan, ensuring that infrastructure construction aligns with whole-of-life asset management principles.

DOCUMENT AND VERSION CONTROL

Responsible Directorate	Infrastructure and Strategic Projects		
Responsible Officer	Director Infrastructure		
Statutory References	<i>Local Government Act 1995</i>		
Related Documents	Strategic Asset Management Plan IPWEA Subdivision Guidelines Asset Management - 4010		
Amendment History (Adoption and last 3 amendments)			
Version	Date Issued - Resolution Number	Item #	Description of Change
1.0	TBA	TBA	Adopted by Council
Date of Next Review	May 2029		