

DICKENS SOLUTIONS

(REF – 23013)

WASTE MANAGEMENT PLAN

SAM CRAWFORD ARCHITECTS
(NSW LAND & HOUSING CORPORATION)

PROPOSED MULTI-UNIT RESIDENTIAL
DEVELOPMENT

@
25-29 PROSPERO STREET
MARYLAND

APRIL 2023

DISCLOSURE STATEMENT

The information contained in this document has been produced by Dickens Solutions Pty Ltd and is solely for the use of (The Client) for the purpose for which it has been prepared. In preparing this document, Dickens Solutions Pty Ltd undertakes no duty to, nor accepts any responsibility to, any third party that may rely upon this document.

This document and the information contained in the document shall not be copied or reproduced without the consent of Dickens Solutions Pty Ltd, and, or the Client.

Dickens Solutions Pty Ltd
(ABN 41 603 040 446)
1214 Botany Road, Botany NSW 2019
Telephone (Mb) 0400 388 996

Website: www.dickenssolutions.com.au E-mail: garry@dickenssolutions.com.au

TABLE OF CONTENTS

PART	SUBJECT	PAGE
PART 1 – OVERVIEW & PROPOSAL		
1.1	Introduction	3
1.2	Description of Property	4
1.3	Applicants Details	4
1.4	Proposal	5
PART 2 – DEMOLITION		
2.1	Demolition – Generally	6
2.2	Buildings to be Demolished	6
2.2	Management of Hazardous Materials	6
2.3	Demolition – Recycling, Reuse and Disposal Details	7
2.4	Demolition – On Site Storage of Materials	11
2.5	Demolition – Excavated Material	12
PART 3 – CONSTRUCTION		
3.1	Construction – Generally	13
3.2	Construction – Recycling, Reuse and Disposal Details	13
3.3	Construction – On Site Storage of Materials	18
3.4	Construction – Excavated Material	18
PART 4 – ON GOING USE		
4.1	Objectives	19
4.2	Assumptions	19
4.3	Waste Handling & Management	20
4.4	Waste & Recycling – Service Requirements	20
4.5	Waste & Recycling – Service Arrangements	20
4.6	Provision of Waste & Recycling Services	21
4.7	On Going Operation, Use & Management of Facilities	22
PART 5 – SUMMARY		
5.1	Summary	23

PART 1 – OVERVIEW AND PROPOSAL

1.1 INTRODUCTION

This Waste Management Plan (WMP) describes in detail the manner in which all waste and other materials resulting from the demolition, construction and on-going operational use of the building on the site, are to be dealt with.

The aims and objectives of this WMP are to: -

- a) Satisfy all State and Local Government regulatory controls regarding waste management and minimisation practices,
- b) Promote the use of recyclable materials in the excavation, construction and on-going operation of the building,
- c) Maximise waste reduction, material separation, and resource recovery in all stages of the development,
- d) Ensure the design of waste and recycling storage facilities are of an adequate size, appropriate for the intended use of the building, hygienic with safe and manoeuvrable access, and,
- e) Ensure that the provision of waste and recycling services to the completed buildings are carried out in an efficient manner, which will not impact negatively on the health, safety and convenience of all stakeholders.

The land on which the development is proposed is located within the Newcastle City LGA.

This WMP is prepared in accordance with: -

- Newcastle Local Environmental Plan 2012,
- Newcastle DCP 2012,
- All conditions to be issued by NSW Land and Housing Corporation under a Part 5 Activity approval
- The 'Better Practice Guide for Resource Recovery in Residential Buildings published by the NSW EPA (dated April 2019), and,
- The objective of ensuring that all waste management facilities and collection services will provide an outcome that will be effective and efficient, as well as promote the principles of health, safety and convenience.

This Waste Management Plan (WMP) has been prepared for a submission of a Part 5 Activity submission and NSW Land and Housing Corporation (the Crown) for the construction of residential buildings at 25-29 Prospero Street, Maryland, comprising of:

- The demolition of all existing buildings and structures,
- The construction of nine (9) attached and detached residential buildings, containing 1 x 1 bed-room dwellings, 5 x 2 bed-room dwellings and 3 x 3 bed-room dwellings,
- At grade parking, and,
- Associated site works and infrastructure.

This WMP is dated 5 April 2023 and has been prepared to be submitted to NSW Land and Housing Corporation as part of the Part 5 package Package for the development. This WMP has been developed and documented in accordance with the Architectural Drawings prepared by Stanton Dahl Architects - am Crawford Architects – Project No – 20.18.

1.2 DESCRIPTION OF PROPERTY

PROPERTY DESCRIPTION	The development is to be constructed over three (3) existing Torrens Title allotments at: - Lot 395, DP702896, 25 Prospero St, - Lot 396, DP702896, 27 Prospero St, and, - Lot 397, DP702896, 29 Prospero St, Maryland
STREET ADDRESS	25-29 Prospero Road, Maryland
AREA	2,133.6sqm (Survey)
PLANNING INSTRUMENTS	Newcastle LEP 2012 Newcastle Development Control Plan 2011

1.3 APPLICANTS DETAILS

APPLICANT	Stanton Dahl Architects For the NSW Land and Housing Corporation
ADDRESS	PO Box 833, Epping. NSW. 1710.
TELEPHONE	02 8876 5300
E-MAIL	Mahi.lau@stantondahl.com.au

1.4 PROPOSAL

The proposal involves construction of the construction of residential buildings at 25-29 Prospero Street, Maryland, comprising of:

- The demolition of all existing buildings and structures,
- The construction of nine (9) attached and detached residential buildings, containing 1 x 1 bed-room dwellings, 5 x 2 bed-room dwellings and 3 x 3 bed-room dwellings
- At grade parking, and,
- Associated site works.

Egress from the buildings will be onto Prospero Street onto the northern frontage of the development.

Two (2) Waste Storage Areas (WSA's) will be provided for the storage of all waste, recycling and green waste bins required for the development. They are both located adjacent to the front boundary on either side of the site as indicated on the Architectural Drawings.

Existing structures on the site are: -

- No 25 Prospero Street – a single storey brick and tile dwelling with a concrete strip driveway, rear concrete paved area, front and rear grassed yard areas, some trees, some shrubs, and metal and timber paling fencing,
- No 27 Prospero Street – a single storey brick and tile dwelling with a concrete strip driveway, rear concrete paved area, detached sheds, front and rear grassed yard areas, some trees, some shrubs, and metal and timber paling fencing, and,
- No 29 Prospero Street – a single storey brick and tile dwelling with a concrete strip driveway, rear concrete paved area, detached shed, front and rear grassed yard areas, some trees, some shrubs, and metal and timber paling fencing,

The project consists of: -

- a) The demolition of all existing buildings and structures on the site on the site,
- b) The removal of all demolished materials in accordance with this WMP,
- c) The construction of the buildings:
- d) The provision of landscaping, driveways, concrete pathways and other elements associated with the development; and,
- e) The on-going use of the building.

PART 2 – DEMOLITION

2.1 DEMOLITION – GENERALLY

It is recognised that Sydney has an ever-increasing waste problem, and this practice is not sustainable. In alignment with current NSW waste management legislation, this WMP aims, where possible, to promote waste avoidance, reuse and the recycling of material, particularly during the course of demolition and construction works.

Part 2.2 on Pages 6, 7, 8, 9, 10, 11 and 12 of this WMP describes the manner in which waste is to be managed during the course of the demolition of the existing structures.

The processes outlined in Part 2.2 are to be read in conjunction with and comply with the Development Consent issued in respect of the proposal. It will be the developer's overall responsibility to ensure compliance in this regard.

All material moved offsite shall be transported in accordance with the requirements of the Protection of the Environment Operations Act (1997).

Approved receptacles of an appropriate size will be located on site for the collection of food scraps, beverage containers, and other waste generated on site by workers.

2.2 BUILDINGS TO BE DEMOLISHED

Current structures on the site include:

- No 25 Prospero Street – a single storey brick and tile dwelling with a concrete strip driveway, rear concrete paved area, front and rear grassed yard areas, some trees, some shrubs, and metal and timber paling fencing,
- No 27 Prospero Street – a single storey brick and tile dwelling with a concrete strip driveway, rear concrete paved area, detached sheds, front and rear grassed yard areas, some trees, some shrubs, and metal and timber paling fencing, and,
- No 29 Prospero Street – a single storey brick and tile dwelling with a concrete strip driveway, rear concrete paved area, detached shed, front and rear grassed yard areas, some trees, some shrubs, and metal and timber paling fencing,

All buildings and structures are to be demolished.

2.3 MANAGEMENT OF HAZARDOUS MATERIALS

Due to the age and construction of the existing buildings on the site, there is reasonable potential for hazardous building materials to be present in the buildings to be demolished. Accordingly, the generation, storage, treatment and the disposal of hazardous waste (including asbestos) will be conducted in accordance with relevant waste legislation administered by the NSW EPA and any applicable WH&S legislation administered by Work Cover NSW.

All friable and non-friable asbestos-containing material shall be handled and disposed of off-site at an EPA licensed waste facility by an EPA licensed contractor in accordance with the requirements of the Protection of the Environment Operations (Waste) Regulation 2014 and the Waste Classifications Guidelines – Part 1 'Classifying Waste (EPA 2014) and any other instrument as amended.

All friable hazardous waste arising from the demolition process shall be removed and disposed of in accordance with the requirements of Work Cover NSW and the EPA, and with the provisions of:

- a) Work Health and Safety Act 2011,
- b) NSW Protection of the Environment Operations Act 1997 (NSW), and,
- c) NSW Department of Environment and Climate Change Environmental Guidelines; Assessment, Classification and Management of Liquid and Non-Liquid Wastes.

2.4 DEMOLITION – RECYCLING, REUSE & DISPOSAL DETAILS

The following details prescribe the manner in which all materials involved in the demolition of the building will be dealt with, and include: -

- a) An estimate of the types and volumes of waste and recyclables to be generated,
- b) A site plan showing sorting and storage areas for demolition waste and vehicle access to these areas (see Part 2.3 of this Plan),
- c) How excavation and demolition waste materials will be reused, and, or recycled and where residual wastes will be disposed (see below), and,
- d) The total percentage of demolition waste that will be reused or recycled.

It is noted that the quantities of materials detailed in this section (Part 2.2) are estimates only, based on current industry standards and quantity analysis, and may vary due to the prevailing nature of site constraints, weather conditions, and any other unforeseeable activities associated with the demolition works, which are beyond the control of the developer, including but not being limited to theft, accidents, and, or, other acts of misadventure.

Notwithstanding any of the above, the developer will provide The Crown Certifier with all details in relation to any major variations into this Plan.

1. Excavated Materials & Overburden

Volume / Weight	740 cubic metres / 1,258 Tonnes
On Site Reuse	No all materials to be disposed of off-site.
Percentage Reused or Recycled	To be determined (see above comments)
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

2. Green Waste

Volume / Weight	120 cubic metres / 18 Tonnes
On Site Reuse	No – all to be processed off site.
Percentage Reused or Recycled	90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

3. Bricks

Volume / Weight	135 cubic metres / 135 Tonnes
On Site Reuse	No – all to be processed off site.
Percentage Reused or Recycled	75% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

4. Concrete

Volume / Weight	60 cubic metres / 144 Tonnes
On Site Reuse	No – all to be processed off site.
Percentage Reused or Recycled	60% - 75%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

5. Timber

Volume / Weight	45 cubic metres / 18 Tonnes
On Site Reuse	No – all to be processed off site.
Percentage Reused or Recycled	65% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

6. Plasterboard & Fibro

Volume / Weight	65 cubic metres / 22.5 Tonnes
On Site Reuse	Nil – All to be processed and disposed of off-site.
Percentage Reused or Recycled	To be determined (dependent on asbestos content)
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.
Off Site Destination (Asbestos)	

7. Metals / Steel / Guttering & Downpipes

Volume / Weight	75 cubic metres / 26.25 Tonnes
On Site Reuse	No
Percentage Reused or Recycle	60% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

8. Tiles

Volume / Weight	54 cubic metres / 40.5 Tonnes
On Site Reuse	No – all to be processed off site.
Percentage Reused or Recycle	80% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

9. Fixture & Fittings (Doors Fittings, Other Fixtures, etc.)

Volume	60 cubic metres / 20 Tonnes
On Site Reuse	No – all to be processed off site.
Percentage Reused or Recycle	80% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

10. Glass, Electrical & Light Fittings, PC Items, Ceramics, etc.

Volume / Weight	75 cubic metres / 37.5 Tonnes
On Site Reuse	No
Percentage Reused or Recycle	To be determined (dependent upon nature of material)
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

11. Residual Waste

Volume / Weight	140 cubic metres / 140 Tonnes
On Site Reuse	No
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.
Notes on calculation of volume of residual waste	<ol style="list-style-type: none">1. In calculating the amount of residual waste produced from the demolition of all buildings on site, it is estimated that approximately 10% of it, will be residual waste.2. As all of the materials vary in weight per volume, a figure of 1 cubic metre of material is equal to 1 tonne in weight has been used.

The facilities and agencies that have been nominated to receive the materials listed above have been identified within the NSW waste industry as being a facility or agency that will accept the materials specified in each respective table.

The developer understands that any costs associated with the transportation and receipt of these materials will be their responsibility.

The developer is under no obligation to use any nominated facility or agency, but should any alternative arrangements be made, it will be the developers' responsibility to ensure that all demolished materials removed from the site are disposed of, or processed, appropriately.

The developer will keep a written record of all documentation associated with the transportation, disposal and processing of all materials associated with the demolition of all structures on site.

2.5 DEMOLITION – ON SITE STORAGE OF MATERIALS

During the demolition stage of the project, an area will be set aside on the site as a compound for the on-site storage of materials prior to their removal from the site. This compound will provide for: -

- Material sorting,
- Segregation of materials that may be hazardous and which will be required to be disposed of,
- Recovery equipment, such as concrete crushers, chippers, and skip bins,
- Material storage, and,
- Access for transport equipment.

Appropriate vehicular access will be provided on and off site, and to the compound, to enable the efficient removal of reusable, recyclable, and waste materials.

Prior to the commencement of demolition works, the developer will provide The Crown Certifier with a 'Site Plan for the On-Site Storage of Materials at Demolition'. This plan will show in detail the location of each area within the compound, set aside for the

segregated storage of all materials involved in the demolition of all buildings on the site.

2.6 DEMOLITION – EXCAVATED MATERIAL

All excavated material removed from the site, as a result of the demolition of all buildings, must be classified in accordance with the Department of Environment, Climate Change and Water NSW Waste Classification Guidelines prior to their removal, transportation and disposal to an approved waste management facility.

All relevant details must be reported to the Crown Certifier.

PART 3 – CONSTRUCTION

3.1 CONSTRUCTION – GENERALLY

Upon completion of all demolition works, construction of the building will commence with the excavation of the site. All materials sourced from these activities will be disposed of in accordance with the information provided in Part 3.2 on pages 13, 14, 15, 16, 17 and 18 of this WMP.

Additionally, all materials used in the construction of the building that are not required to be incorporated into it, shall be recycled, reused or disposed of in accordance with these provisions, and the requirements of the Protection of the Environment Operations Act (1997). It will be the developer's overall responsibility to ensure compliance in this regard.

Mobile Bins of an appropriate size will be located on site for the collection of food scraps, beverage containers, and other waste generated on site by workers.

3.2 CONSTRUCTION – RECYCLING, REUSE & DISPOSAL DETAILS

The following details prescribe the manner in which all materials surplus to the construction of the building will be dealt with, and includes: -

- a) An estimate of the types and volumes of waste and recyclables to be generated,
- b) A site plan showing sorting and storage areas for construction waste and vehicle access to these areas (see Part 3.3 of this Plan),
- c) How excavated and other materials surplus to construction will be reused or recycled and where residual wastes will be disposed (see below); and,
- d) The total percentage of waste surplus to construction to be reused or recycled.

1. Excavated Materials

Volume / Weight	120 cubic metre / 204 Tonnes
On Site Reuse	Excavation for footings, slabs, etc. – no basement.
Percentage Reused or Recycled	No – all to be processed off site.
	To be determined (see above comments)
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

2. Bricks

Volume / Weight	5 cubic metres / 6.5 Tonnes
On Site Reuse	No – all to be processed off-site.
Percentage Reused or Recycle	75% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

3. Concrete

Volume / Weight	5 cubic metres / 12 Tonnes
On Site Reuse	Nil – All to be processed off-site.
Percentage Reused or Recycled	60% - 75%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

4. Timber

Volume / Weight	5 cubic metres / 7 Tonnes
On Site Reuse	Nil – All to be processed off-site.
Percentage Reused or Recycled	65% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

5. Plasterboard & Fibro

Volume / Weight	8 cubic metres / 2.5 Tonnes
On Site Reuse	No – all material will be transported for disposal off-site.
Percentage Reused or Recycled	To be determined
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

6. Metals / Steel / Guttering & Downpipes

Volume / Weight	5 cubic metres / 1.75 Tonnes
On Site Reuse	No
Percentage Reused or Recycled	60 – 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

7. Roof Tiles / Tiles

Volume / Weight	4 cubic metres / 3 Tonnes
On Site Reuse	Nil – All to be processed off-site.
Percentage Reused or Recycled	80% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

8. Plastics

Volume / Weight	6 cubic metres / 1 Tonne
On Site Reuse	Nil
Percentage Reused or Recycled	80% - 95%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

9. Glass, Electrical & Light Fittings, PC items

Volume / Weight	6 cubic metres / 1 Tonne
On Site Reuse	No
Percentage Reused or Recycled	70% - 90%
Off Site Destination	To an approved agency Facility.

10. Fixture & Fittings (Doors Fittings, Other Fixtures, etc)

Volume	5 cubic metres / 1.75 Tonnes
On Site Reuse	Nil – All to be processed off-site.
Percentage Reused or Recycle	80% - 90%
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.

11. Pallets

Volume / Weight	25 cubic metres / 8 Tonne
On Site Reuse	No
Percentage Reused or Recycle	90% - 100%
Off Site Destination	To an approved agency, or agencies, for reuse and resale.

12. Residual Waste

Volume / Weight	40 cubic metres / 40 Tonnes
On Site Reuse	No
Off Site Destination	Awaba Waste Management Facility, 267 Wilton Drive, Awaba. (Tel 02 4921 0333) or, Summerhill Waste Management Centre, Wallsend (Tel 02 4985 6600) or, To another approved Facility.
Notes on calculation of volume of residual waste	<ol style="list-style-type: none"> 1. In calculating the amount of residual waste produced from the demolition of all buildings on site, it is estimated that 10% of it, will be residual waste. 2. As all of the materials vary in weight per volume, a figure of 1 cubic metre of material is equal to 1 tonne in weight has been used.

It is noted that the quantities of materials detailed in this section (Part 3.2) are estimates only, based on current industry standards and quantity analysis, and may vary due to the prevailing nature of construction constraints, weather conditions, and any other unforeseeable activities associated with the construction of the buildings, which are beyond the control of the developer, including but not being limited to theft, accidents, and other acts of misadventure.

Notwithstanding any of the above, the developer will provide The Crown Certifier with all details in relation to any major variations in this regard.

The facilities and agencies that have been nominated to receive the materials listed above have been identified within the NSW waste industry as being a facility or agency that will accept the materials specified in each respective table.

The developer understands that any costs associated with the transportation and receipt of these materials will be their responsibility.

The developer is under no obligation to use any nominated facility or agency, but should any alternative arrangements be made, it will be the developers' responsibility to ensure that all materials excess to construction removed from the site are disposed of, or processed, appropriately.

The developer will keep a written record of all documentation associated with the transportation, disposal and processing of all materials associated with the excavation of the site and all waste materials excess to construction. This information is to be made available at the request of The Crown Certifier.

Additionally, during the construction of the building, every effort will be made to reduce and minimise the amount of building materials excess to its construction.

3.3 CONSTRUCTION – ON-SITE STORAGE OF MATERIALS

During the construction of the buildings, an area will be set aside on the site as a compound for the on-site storage of materials prior to their removal from the site. This compound will provide for: -

- Material sorting,
- Segregation of materials that may be hazardous and which will be required to be disposed of,
- Recovery equipment, such as concrete crushers, chippers, and skip bins,
- Material storage, and,
- Access for transport equipment.

Appropriate vehicular access will be provided on and off site, and to the compound, to enable the efficient removal of reusable, recyclables, and waste materials.

Prior to the commencement of construction works, the developer will provide The Crown Certifier with a 'Site Plan for the On-Site Storage of Materials at Construction'. This plan will show in detail the location of each area within the compound, set aside for the segregated storage of all materials involved in the demolition of all buildings on the site.

3.4 CONSTRUCTION – EXCAVATED MATERIAL

All excavated material removed from the site, as a result of any activities associated with the construction of the building, must be classified in accordance with the Department of Environment, Climate Change and Water NSW Waste Classification Guidelines prior to removal, transportation and disposal to an approved waste management facility.

All relevant details must be reported to the Crown Certifier.

PART 4 – ON GOING USE OF BUILDING

4.1 OBJECTIVES

1. To ensure that the storage, amenity and management of waste is sufficient to meet the needs of the development.
2. To ensure that all waste management activities are carried out effectively and efficiently, and in a manner, that promotes the principles of health, safety, and convenience.
3. To promote waste minimisation practices.

4.2 ASSUMPTIONS

In preparing this proposal, the following assumptions have been made: -

1. The proposal involves the construction of residential buildings at 25-29 Prospero Street, Maryland, comprising of:
 - a) The demolition of all existing buildings and structures,
 - b) The construction of nine (9) attached and detached residential buildings, containing 1 x 1 bed-room dwellings, 5 x 2 bed-room dwellings and 3 x 3 bed-room dwellings
 - c) At grade parking, and,
 - d) Associated site works.
2. Egress from the buildings will be onto Prospero Road onto the northern frontage of the development.
3. The land upon which the development is proposed is located within the City of Newcastle LGA.
4. For the purposes of the provision of waste management services, Newcastle Council classifies all buildings, such as dwellings of this type, as single unit dwellings (SUD's).
5. For single dwelling households, the Council provides a 3-bin waste collection system.
6. Two (2) Waste Storage Areas (WSA's) will be provided for the storage of all waste, recycling and green waste bins required for the development. They are both located adjacent to the front boundary on either side of the site as indicated on the Architectural Drawings.
7. Each WSA will accommodate 2 x 240-litre mobile waste bins, 3 x 240-litre recycling bins and 2 x 240-litre green waste (FOGO) bins.
8. Based on information provided by Council the following service provisions will apply:
 - a) 4 x 240-litre waste bins,
 - b) 6 x 360-litre recycling bins, and,
 - c) 4 x 240-litre green waste bins.
9. All 240-litre red lidded waste bins will be serviced weekly.
10. All 360-litre yellow lidded recycling bins will be serviced fortnightly.
11. All 240-litre green lidded green waste bins will be serviced fortnightly.
12. All waste and recycling bins will be serviced from the Prospero Street kerbside as detailed in Part 4.6.4 on page 21.
13. Newcastle City Council will provide all waste and recycling services to the development.

14. The Land and Housing Corporation will appoint a Contractor whose responsibilities will include the management of all waste and recycling activities including, storage, collection, and maintenance requirements.

4.3 WASTE HANDLING & MANAGEMENT

A cabinet will be located within each unit so that a receptacle, or receptacles, may be stored or housed in a convenient and practical location within the unit, for the reception of waste and recyclable material.

All waste is to be placed in the red lidded waste bins. All recyclable material is to be placed in the yellow lidded recycling bins.

The owners of each dwelling will be responsible for ensuring that all waste and recycling material is placed in the appropriate bins.

4.4 WASTE & RECYCLING – SERVICE REQUIREMENTS

All waste and recycling materials will be stored in approved receptacles of an appropriate size as specified in this WMP. The lids of the bins shall be closed at all times to reduce litter, stormwater pollution, odour and vermin.

The Council in general requires that colour coded receptacle lids that distinguish each service component are to be provided: -

- Waste Service – Red Lidded receptacle,
- Recycling Service – Yellow Lidded receptacle, and,
- Green Waste – Green Lidded receptacle.

4.5 WASTE & RECYCLING – SERVICE ARRANGEMENTS

The following table (Table 1) specifies the criteria for waste and recycling generation rates based on information provided by Council in correspondence to the NSW LAHC on 20 September 2022:

- Waste – 960-litres of waste, serviced weekly in 4 x 240-litre red lidded mobile waste bins,
- Recycling – 1,920-litres of recycling, serviced fortnightly weekly in 6 x 360-litre yellow lidded mobile recycling bins, and,
- Green Waste – 4 x 240-litre mobile green waste bins.

TABLE 1 – RESIDENTIAL WASTE & RECYCLING GENERATION RATES

SERVICE TYPE	UNITS	BIN SPACE REQUIRED	TOTAL SPACE PROVIDED	BINS SIZE	SERVICES PER WEEK	BINS REQUIRED	BINS PROVIDED
Waste	9	960	960	240	1	4.00	4
Recycling	9	960	1,920	360	0.5	6.00	6
Green W	9	N / A	480	240	0.5	4.00	4

The following table (Table 2) specifies the proposed bin servicing requirements for the building and is based on the above waste and recycling generation rates: -

TABLE 2 – PROPOSED SERVICING ARRANGEMENTS

WASTE	4 x 240-litre bins / Weekly
RECYCLING	6 x 360-litre bins / Fortnightly
GREEN WASTE	4 x 240-litre bins / Fortnightly

4.6 PROVISION OF WASTE & RECYCLING SERVICES

4.6.1 Waste and Recycling Collection Service Provider Details

Newcastle City Council will provide all waste and recycling services.

4.6.2 Details of Mobile Containers

In relation to the size and design of the waste and recycling mobile bins, the following technical information is provided: -

CONTAINER TYPE	HEIGHT (metres)	DEPTH (metres)	WIDTH (metres)
240-litre mobile container	1.080	0.735	0.585

4.6.3 Waste Storage Areas (WSA's)

Two WSA's are provided for the development. Each WSA is located adjacent to the front boundary on opposite sides of the site as indicated in the Architectural Drawings.

Each WSA is a partially enclosed structure, similar in design and area of 10sqm each. Within the confines of each WSA, will be storage space for:

- 2 x 240-litre mobile waste bins,
- 3 x 360-litre mobile recycling bins, and,
- 2 x 240-litre mobile green waste bins.

4.6.4 Bin Presentation Requirements

All residential waste and recycling services will take place from the Prospero Street kerbside. It is proposed to present the bins to the kerbside on two (2) separate areas adjacent to each WSA. As required by Council, there is sufficient space of 12 metres at each location to present the bins.

On the evening prior to collection, the Building Manager or their authorised representative will transfer the bins from each WSA to the nominated collection points as detailed above. The Building Manager will return the bins to their respective WSA's as soon as practicable after collection.

The information provided herein will demonstrate that all waste and recycling services can be provided from the Prospero Street kerbside in a manner that will not impact negatively on the principles of health, safety and convenience.

4.6.5 Servicing Arrangements – Waste Collections

All waste services will be provided by Newcastle City Council. All waste services will be provided as specified in Part 4.6.4 as above.

Waste bins will be serviced weekly on a day to be determined by the Council.

All 4 x 240-litre waste bins will be presented for servicing on each collection day.

4.6.6 Servicing Arrangements – Recycling Collections

All recycling services will be provided by Newcastle City Council. All recycling services will be provided as specified in Part 4.6.4 on page 21 and as above.

Recycling bins will be serviced fortnightly, on a day to be determined by the Council,

on alternate weeks to the green waste collections.

All 6 x 360-litre recycling bins will be presented for servicing on each collection day.

4.6.7 Servicing Arrangements – Green Waste Collections

All green waste services will be provided by Newcastle City Council. All recycling services will be provided as specified in Part 4.6.4 on page on 21.

Green Waste bins will be serviced fortnightly, on a day to be determined by the Council, on alternate weeks to the recycling collections.

All 4 x 240-litre green waste bins will be presented for servicing on each collection day.

4.7 ON GOING OPERATION, USE & MAINTENANCE OF WASTE MANAGEMENT FACILITIES

All waste management facilities will be maintained in a clean and hygienic condition that will promote the principles of health, safety and convenience.

In order to achieve these objectives, the following facilities and devices will be required: -

1. All waste storage areas will be maintained in a clean and tidy state at all times.
2. It will be the responsibility of each individual dwelling owner to ensure that all waste storage areas, are cleaned and maintained in an appropriate condition.
3. All mobile bins will be washed and cleaned on a regular basis.
4. The Owners of each individual dwelling unit will be responsible for ensuring that all waste and recyclable material are stored within the appropriate containers provided.
5. The NSW Land and Housing Corporation will be responsible for ensuring that the requirements of this WMP are observed at all times.
6. All requirements specified in this WMP shall be adjusted to suit LAHC requirements.

PART 5 – SUMMARY

5.1 SUMMARY

In summarising this proposal, the following information is provided:

1. This Waste Management Plan (WMP) has been developed and documented in accordance with the requirements of Newcastle Council and the NSW Land and Housing Corporation (LAHC).
2. This WMP aims to promote the use of recyclable materials in the excavation, construction and on-going operation of the building.
3. This WMP aims to ensure the design of waste and recycling storage facilities are of an adequate size, appropriate for the intended use of the buildings, hygienic with safe and manoeuvrable access.
4. This WMP aims to ensure that the provision of waste and recycling services to the completed buildings are carried out in an efficient manner, which will promote the principles of health, safety and convenience.

This is a unique development with a unique set of arrangements for its waste management activities.

The measures set out in this WMP aim to demonstrate that all such activities will be carried out efficiently and effectively, in a healthy, safe and convenient manner, to acceptable community standards, the buildings occupants, and to the requirements of Newcastle City Council.
