

Proposed Alterations and Additions to Existing Dwelling

Mr. M & Mrs. B. Walker

808 Henry Lawson Drive, Picnic Point, NSW 2213

(Lot No. **6** in D.P.607372)
(City of Canterbury Bankstown Council)

**DEMOLITION
WASTE MANAGEMENT PLAN
CONSTRUCTION MANAGEMENT PLAN**

February 2023

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1.0 Introduction

The following describes the proposed demolition, waste & construction management plan that will be implemented for the proposed works at 808 Henry Lawson Drive, Picnic Point, NSW 2213.

This plan has also been prepared to comply with the provisions of the Australian Standard AS 2601-1991 for the demolition of structures and the Waste Minimisation Act 1995.

2.0 Demolition

The proposed demolition works are minor in nature, however, the following considerations will apply.

2.1 Preliminary Investigation

- Identify principal structural materials;
- Identify and locate service supply mains such as water, electricity, gas and the extent of the reticulation of these services;
- Identify the extent and location of other services such as sewerage and drainage; and
- Identify and locate underground services and their entry points to and from the site.

2.2 Work Plan

- Develop an overall procedure based on the foregoing investigations;
- Develop a procedure for stripping; and
- Prepare a detailed work plan.

2.3 Execution

- Secure the site work area to exclude public entry;
- Establish an entry and exit gate; and
- Fully inform all site personnel of the plan of works.

3.0 Street Environment

Any deliveries to the site will be directed to the yard area, at the west side of the property, materials will be stored within the yard areas. The area of the site where the construction is to take place will be secured by way of the existing and new fences and gates.

4.0 Litter & Loose Material

Any accumulated litter will be regularly removed from the areas adjacent to the work site.

4.1 Finishing Trades

When the finishing trades are active on the site any loose material or litter will be retained within the rear yard enclosure and regularly disposed of, or placed within a skip bin and then removed.

4.2 Rubbish Removal

The process which is most likely to lead to littering of adjacent spaces is the removal of rubbish. This will be avoided by the following:

- Storage of rubbish well away from the site boundary;
- Removal of rubbish in skip bins. Our proposed rubbish removal company is experienced in this work and will ensure that all loads are covered.
- Regular “house keeping” of the skip area and the driveway. This will remove any material which may have “tracked” away from the rubbish storage area.

5.0 Waste Management

During the construction phase of this project the builder will endeavour to minimise the waste produced by promoting the EPA Waste Management hierarchy, which includes:

- Avoid waste production when possible;
- Re-use materials where possible; and
- Dispose of waste if the above can not be achieved.

The hierarchy will be promoted by:

- Early planning;
- Identification of major waste producing activities and possible recycling streams;
- Stipulation that all subcontractors become involved in the process; and
- Education and continued focus during the project.

Where waste is produced on site it will be removed by truck in skip bins. Substantial cost savings will be achieved if waste materials are sorted onsite. The practice of sorting waste materials onsite will result in similar sorts of waste being transported to waste transfer stations providing cost savings and will conform to the Waste Minimisation Act.

6.0 Construction Management Plan

All deliveries to the site will be delivered to the yard, via the existing vehicle access and driveways from Henry Lawson Drive. Materials will be unloaded within the yard areas of the site, waste materials will be loaded via skip bins onto trucks within the front yard areas and removed from the site. The movement of materials into the site or conversely the removal of waste materials from the site will have no impact on the public footpath or roadway.

The roadway will be secured by fencing and materials will be unloaded within the yard areas by hand and temporarily stored within the yard areas.

APPENDIX 1

WASTE MANAGEMENT PLAN

DEMOLITION, CONSTRUCTION AND USE OF PREMISES

OUTLINE OF PROPOSAL

Site Address: 808 Henry Lawson Drive, Picnic Point, NSW 2213

Applicant's name and address: Mr. M & Mrs. B. Walker
808 Henry Lawson Drive, Picnic Point, NSW 2213

Phone: Mob: 0404 032 227

Buildings and other structures currently in the site:

The existing residence is single storeys at the front and two story at the back. There is a carport at east side of the dwelling.

The property has direct vehicle and pedestrian access from Henry Lawson Drive.

The boundaries of the property are fenced with a compilation of timber and metal fencing.

Brief Description of Proposal:

It is proposed that alterations will be made to the building which will consist of the following:

Demolition of existing carport and build new double garage and workshop at the east of the existing house.

Re-configure the existing ground floor layout and relocate the main entrance of the building to north corner. Construct a new stair to access to new first floor level.

Existing lower ground floor level at west side of the building will be retained.

Construction of new first floor level with 3 bedrooms, one master bedroom with ensuite, bathroom and family room. There will be a balcony facing east access from the new family room and a balcony facing west access from the master bedroom.

Existing roof structure of ground floor area will be partially removed. New roof over first floor level will be timber framed with Colorbond metal roofing.

The extension structure will be timber framed and lined with weather board walls at the first floor and CFC panel at the ground floor. The existing structure of ground floor and lower ground floor level will be retained and the external wall will be re-rendered.

Construction of the alterations and additions to the residence will be as detailed on the attached architectural documents.

The details on this form are the intentions for managing waste relating to this project.

Signature of Application: _____ Date: _____

SECTION 1 - DEMOLITION STAGE

MATERIALS ON SITE		DESTINATION		
		REUSE AND RECYCLING		DISPOSAL
Type Of Material	Estimated Volume (m3)	ON-SITE * specify proposed reuse or onsite recycling methods * see page for suggestion	OFF-SITE * see page for suggestions * specify contractor and recycling outlet * see Appendix 7 for outlets	* specify contractor and landfill site * see Appendix 7 for contractors.
Excavation Material	3 m ³	<i>RE-USE ON SITE IF SUITABLE AS FILLING</i>	<i>STORED ON SITE IN BINS FOR TRANSFER TO LANDFILL</i>	<i>REMAINDER TO LANDFILL SITE BY WASTE CONTRACTOR</i>
Green Waste	2 m ³	—	<i>STORED ON SITE IN BINS FOR TRANSFER TO LANDFILL</i>	<i>TO LANDFILL SITE BY WASTE CONTRACTOR</i>
Bricks	0.5 m ³	<i>CLEAN AND REUSE LIME MORTAR FOR RENDERED WALLS</i>	<i>REMAINDER STORED IN BIN ON SITE</i>	<i>TO LANDFILL SITE OR RECYCLING BY WASTE CONTRACTOR</i>
Concrete	3 m ³	<i>LOWER GROUND FLOOR SLAB REMOVED & REAR PAVING REMOVED.</i>	<i>STORED ON SITE IN BIN WHEN REMOVED</i>	<i>TO LANDFILL SITE OR RECYCLING BY WASTE CONTRACTOR</i>

(SECTION 1 – DEMOLITION STAGE - continued)

MATERIALS ON SITE		DESTINATION		
		REUSE AND RECYCLING		DISPOSAL
Type Of Materials	Estimated Volume (m ³)	ON-SITE * specify proposed reuse or onsite recycling methods * see page for suggestion	OFF-SITE * see page for suggestions * specify contractor and recycling outlet * see Appendix 7 for outlets	* specify contractor and landfill site * see Appendix 7 for contractors.
Timber – Misc timber framing etc.	4 m ³	<i>REUSE WHERE SOUND</i>	<i>TO BUILDERS YARD FOR REUSE OR WASTE BIN ON SITE FOR DISPOSAL BY WASTE CONTRACTOR</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR.</i>
Metals - Metal Rails, Copper pipes etc.,	3 m ³	nil	<i>TO METAL RECYCLER/OR IN WASTE BIN ON SITE</i>	<i>REMAINDER TO LANDFILL BY WASTE CONTRACTOR</i>
Other -:	2 m ³	nil	<i>TO WASTE BIN OR SITE AND REMOVED BY WASTE CONTRACTOR</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR</i>

(SECTION 2 - CONSTRUCTION)

		DESTINATION		
MATERIALS ON SITE		REUSE AND RECYCLING		DISPOSAL
Type Of Material	Estimated Volume (m ³)	ON-SITE * specify proposed reuse or onsite recycling methods * see page for suggestion	OFF-SITE * see page for suggestions * specify contractor and recycling outlet * see Appendix 7 for outlets	* specify contractor and landfill site * see Appendix 7 for contractors.
Excavation Material	NIL	<i>SEE SECTION 1 IN DEMOLITION</i>		
Green Waste	NIL	<i>SEE SECTION 1 IN DEMOLITION</i>		
Bricks	NIL	<i>NIL</i>	<i>TO WASTE BIN AND TRANSFER TO RECYCLER OR LANDFILL BY WASTE CONTRACTOR</i>	<i>BY WASTE CONTRACTOR</i>
Concrete	1.5 m ³	<i>NIL</i>	<i>TO WASTE BIN AND TRANSFER TO RECYCLER OR LANDFILL BY WASTE CONTRACTOR</i>	<i>BY WASTE CONTRACTOR</i>

(SECTION 2 – CONSTRUCTION - continued)

		DESTINATION		
MATERIALS ON SITE		REUSE AND RECYCLING		DISPOSAL
Type Of Materials	Estimated Volume (m ³)	ON-SITE * specify proposed reuse or onsite recycling methods * see page for suggestions	OFF-SITE * see page for suggestions * specify contractor and recycling outlet * see Appendix 7 for outlets	* specify contractor and landfill site * see Appendix 7 for contractors.
Timber - Please specify: <i>OREGON - MDF FINISHES</i>	2 m ³	<i>NIL</i>	<i>WASTE BIN ON SITE FOR REMOVAL BY WASTE CONTRACTOR</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR.</i>
Plaster Board	2 m ³	<i>NIL</i>	<i>WASTE BIN ON SITE FOR REMOVAL BY WASTE CONTRACTOR</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR</i>
Metals - Please specify: <i>COPPER, ALUMINIUM</i>	1.5 m ³	<i>NIL</i>	<i>TO METAL RECYCLER WHERE POSSIBLE</i>	<i>REMAINDER TO LANDFILL BY WASTE CONTRACTOR</i>
Other - Please specify: <i>CARDBOARD, PLASTIC</i>	1 m ³	<i>NIL</i>	<i>TO WASTE BIN OR SITE AND REMOVED BY WASTE CONTRACTOR</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR</i>

(SECTION 2 – USE of Building)

MATERIALS ON SITE		DESTINATION		
		REUSE AND RECYCLING		DISPOSAL
Type Of Materials: Glass, paper, food waste, offcuts.	Estimated Volume (m3)	ON-SITE * specify proposed reuse or onsite recycling methods * see page for suggestions	OFF-SITE * see page for suggestions * specify contractor and recycling outlet	* specify contractor and landfill site
Non Recyclables	140 Litre container, (max.) per week	<i>NIL</i>	<i>WASTE BIN ON SITE FOR REMOVAL BY WASTE CONTRACTOR (Council Service)</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR (Council Service)</i>
Recyclables Paper, glass, metal, cardboard.	240 Litre container per fortnight	<i>NIL</i>	<i>WASTE BIN ON SITE FOR REMOVAL BY WASTE CONTRACTOR (Council Service)</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR (Council Service)</i>
Garden waste	240 Litre container per fortnight	<i>NIL</i>	<i>WASTE BIN ON SITE FOR REMOVAL BY WASTE CONTRACTOR (Council Service)</i>	<i>TRANSFER TO LANDFILL BY WASTE CONTRACTOR (Council Service)</i>

