

DICKENS SOLUTIONS

(REF – 24140)

WASTE MANAGEMENT PLAN

BJB ARCHITECTURE
(ALBERT CULLEN)

RESIDENTIAL FLAT BUILDING **DEVELOPMENT**

@
24 WENTWORTH STREET
CROYDON PARK

SEPTEMBER 2024

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PART 1 – OVERVIEW AND PROPOSAL

1.1 INTRODUCTION

This Waste Management Plan (WMP) is an operational plan that describes in detail the manner in which all waste and other materials resulting from the demolition, construction, and on-going use of the new dwellings 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, demolition, construction, and on-going operation of the building,
- c) 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,
- d) Ensure that the provision of waste and recycling services to the completed building is carried out in an efficient manner, which will not impact negatively on the health, safety and convenience of all stakeholders.

The site is located within the Canterbury Bankstown LGA.

This WMP is prepared in accordance with: -

- Canterbury Bankstown Local Environmental Plan 2023,
- Canterbury Bankstown Development Control Plan 2023, and relevant waste management guidelines,
- All conditions of consent to be issued under the approved Development Consent,
- The objective of ensuring that all activities associated with the demolition, excavation and construction processes will provide an outcome that will be effective and efficient, as well as minimise its impact on the principles of health, safety, and convenience,
- The relevant requirements of 'The Better Practice Guide for Waste Resource Recovery in Residential Buildings, published by the NSW EPA (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 has been prepared for a Development Application to be submitted to the Canterbury-Bankstown Council, for the construction of two (2) residential flat buildings at 24 Wentworth Street, Croydon Park, comprising of:

- One (1) x two storey building containing 8 x 1, 2 and 3 bed-room units,
- One (1) x three storey building containing 12 x 1, 2 and 3 bed-room units,
- One (1) basement level, common to both buildings, and
- Associated infrastructure.

This WMP is dated 11 September 2024 and has been prepared to be submitted to Council as part of the DA Package for the project.

The WMP has been developed and documented in accordance with the Architectural Drawings prepared by BJB Architects – Job No 2022-001.

1.3 DESCRIPTION OF PROPERTY

PROPERTY DESCRIPTION	The development is to be constructed over three (3) existing allotments at Lot A, B and C, in DP402722, 24 Wentworth Street, Croydon Park.
STREET ADDRESS	24 Wentworth Street, Croydon Park
AREA	2,197sqm BY DEED
ZONING	Zone R4 – High Density Residential
PLANNING INSTRUMENTS	Canterbury Bankstown LEP 2023 Canterbury Bankstown DCP 2023

1.4 APPLICANTS DETAILS

APPLICANT	Barry Babikian - BJB Architects
ADDRESS	3.09, 77 Dunning Avenue, Rosebery. NSW. 2020
TELEPHONE	02 8970 5417
E-MAIL	<u>barry@bjbarchitects.com.au</u> <u>studio@bjbarchitects.com.au</u>

1.5 PROPOSAL

The proposal involves the construction of two (2) residential flat buildings at 24 Wentworth Street, Croydon Park, comprising of:

- One (1) x two storey building containing 8 x 1, 2 and 3 bed-room units,
- One (1) x three storey building containing 12 x 1, 2 and 3 bed-room units,
- One (1) basement level, common to both buildings, and
- Associated infrastructure.

Entry and egress to and from the site is onto Wentworth Street onto the north-western frontage of the site.

Two (2) separate bin rooms are provided for the bin development – one for each building, as indicated on the Architectural Drawings.

It is proposed to provide all services from the Wentworth Street kerbside as detailed herein.

Canterbury Bankstown Council will provide all waste and recycling services to the development.

Existing buildings and structures on the site include:

- 24A Wentworth Street – a single storey timber framed fibro dwelling with a tiled roof, attached front waning and rear landing, attached garage, detached shed, front and rear grassed and garden areas, concrete driveway,
- 24B Wentworth Street – a single storey brick and tile dwelling, attached front and rear landings, attached garage, rear awning, detached shed, front and rear grassed and garden areas, concrete driveway, and,
- 24C Wentworth Street – single storey brick and tile dwelling, rear awning, detached brick garage, concrete driveway with access from a right-of-way off Wentworth Street, front and rear grassed and garden areas, some trees and shrubs, timber panel and metal side and rear perimeter fencing, with a small brick retaining wall along the front boundary of the site.

The project consists of: -

- a) The demolition of all existing dwellings and associated structures on-site, and the removal, transportation, disposal and processing of all demolished building materials;
- b) The excavation of the site;
- c) The construction of the new dwelling;
- d) The provision of landscaping, driveways, concrete pathways and other elements associated with the development; and,
- e) The on-going use of the building.

Canterbury Bankstown Council require a demolition, construction, and operational waste management plan to be submitted describing how all demolition, construction and operational waste will be stored, disposed of, and managed.

This Waste Management Plan has been developed not only to satisfy Council's requirements, but also to ensure that all waste management activities associated with the development are carried out and conducted in accordance with best practice industry standards.

PART 2 – DEMOLITION

2.1 GENERAL PROVISIONS

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 and 11 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

Existing buildings and structures on the site include:

- 24A Wentworth Street – a single storey timber framed fibro dwelling with a tiled roof, attached front waning and rear landing, attached garage, detached shed, front and rear grassed and garden areas, concrete driveway,
- 24B Wentworth Street – a single storey brick and tile dwelling, attached front and rear landings, attached garage, rear awning, detached shed, front and rear grassed and garden areas, concrete driveway, and,
- 24C Wentworth Street – single storey brick and tile dwelling, rear awning, detached brick garage, concrete driveway with access from a right-of-way off Wentworth Street, front and rear grassed and garden areas, some trees and shrubs, timber panel and metal side and rear perimeter fencing, with a small brick retaining wall along the front boundary of the site.

2.3 MANAGEMENT OF HAZARDOUS WASTE 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.

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 WH&S legislation administered by Work Cover NSW.

2.4 DEMOLITION – RECYCLING, REUSE & DISPOSAL DETAILS

The following details prescribe the manner in which all material involved in the demolition 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 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 Council with all details in relation to any major variations into this Plan.

1. Excavated Materials & Overburden

Volume / Weight	660 cubic metres / 1,122 Tonnes
On Site Reuse	Yes. Keep and reuse topsoil for landscaping. Store on site. Use some for support of retaining walls (Excavated Materials are only to be used if the material is not contaminated or has been remediated in accordance with any requirements specified by any Environmental Consultancy engaged to carry out any contamination assessment of excavated material).
Percentage Reused or Recycled	To be determined (see above comments)
Off Site Destination	Refer to Part 2.7 on page 11.

2. Green Waste

Volume / Weight	200 cubic metres / 30 Tonnes
On Site Reuse	To be separated. Chipped and stored on site for re-use in landscaping.
Percentage Reused or Recycled	90%
Off Site Destination	Refer to Part 2.7 on page 11.

3. Bricks

Volume / Weight	90 cubic metres / 90 Tonnes
On Site Reuse	Clean and remove lime mortar from bricks. Re-use in new footings. Broken bricks for internal walls. Crush and reuse as drainage backfill. Crushed and used as aggregate.
Percentage Reused or Recycled	75% - 90%
Off Site Destination	Refer to Part 2.7 on page 11.

4. Concrete

Volume / Weight	100 cubic metres / 240 Tonnes
On Site Reuse	Existing driveways to be retained during construction. Crushed and used as aggregate, drainage backfill.
Percentage Reused or Recycled	75% - 90%
Off Site Destination	Refer to Part 2.7 on page 11.

5. Timber

Volume / Weight	80 cubic metres / 32 Tonnes
On Site Reuse	Re-use for formwork and studwork, landscaping, shoring.
Percentage Reused or Recycled	65% - 90%
Off Site Destination	Refer to Part 2.7 on page 11.

6. Plasterboard & Fibro

Volume / Weight	100 cubic metres / 35 Tonnes
On Site Reuse	No. All materials will be processed off-site
Percentage Reused or Recycled	To be determined (dependent on asbestos content)
Off Site Destination Off Site Destination (Asbestos)	Refer to Part 2.7 on page 11.

7. Metals / Steel / Guttering & Downpipes

Volume / Weight	150 cubic metres / 52.50 Tonnes
On Site Reuse	No
Percentage Reused or Recycle	60% - 90%
Off Site Destination	Refer to Part 2.7 on page 11.

8. Roof Tiles / Floor and Wall Tiles

Volume / Weight	90 cubic metres / 67.50 Tonnes
On Site Reuse	Broken up and used as fill, aggregate, driveways.
Percentage Reused or Recycle	80% - 90%
Off Site Destination	Refer to Part 2.7 on page 11.

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

Volume	100 cubic metres / 35 Tonnes
On Site Reuse	No. All material will be processed or disposed of Off-site.
Percentage Reused or Recycle	80% - 90%
Off Site Destination	Refer to Part 2.7 on page 11.

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

Volume / Weight	120 cubic metres / 40 Tonnes
On Site Reuse	No
Percentage Reused or Recycle	To be determined (dependent upon nature of material)
Off Site Destination	Refer to Part 2.7 on page 11.

11. Residual Waste

Volume / Weight	170 cubic metres / 170 Tonnes
On Site Reuse	No
Off Site Destination	Refer to Part 2.7 on page 11.
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 2.2) 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 demolition 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 Council 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 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 Council 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 PCA.

2.7 LICENSED PROCESSING & DISPOSAL FACILITIES

The facilities nominated below are appropriately licensed to receive the materials nominated in Tables 1 to 11 on pages 6 to 9 and Part 2.7 on page 11.

1. Blacktown Waste Services, 920 Richmond Road, Marsden Park.
Tel 9835 4544
2. Bingo Industries, 3-5 Duck Street, Auburn, or 38 McPherson Street, Banksmeadow.
Tel 1300 424 646
3. Jacks Gully Waste Management Centre, Richardson Road, Narellan.
Tel 1300 651 116
4. Lucas Heights Waste Management Centre, New Illawarra Road, Lucas Heights.
Tel 1300 651 116
5. Veolia Eastern Creek Resource Recovery Park, Wallgrove Road, Eastern Creek. Tel 8887 6112

The facilities and agencies that receive the materials listed above are, licensed and generally able, to accept the materials specified.

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

Based on the above information, it is anticipated that between 75% and 85% of all materials excess to construction needs will be able to be recycled or re-used, well above the Council's required targets.

The appointed contractor is under no obligation to use any nominated facility or agency, but should any alternative arrangements be made, it will be the contractors 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 excess to the construction of the building.

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

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 for the basement levels of the building. All materials sourced from these activities will be disposed of in accordance with the information provided in Part 3.2 on pages 12, 13, 14, 15 and 16 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	7,500 Cubic Metres / 12,750 Tonnes (Basement excavation)
On Site Reuse	Yes. Keep and reuse topsoil for landscaping. Shore on site. Use some for support of retaining walls (Excavated Materials are only to be used if the material is not contaminated or has been remediated in accordance with any requirements specified by any Environmental Consultancy engaged to carry out any contamination assessment of excavated material).
Percentage Reused or Recycled	To be determined (see above comments)
Off Site Destination	Refer to Part 3.5 on page 16.

2. Bricks

Volume / Weight	5 cubic metres / 5 Tonnes
On Site Reuse	Clean and remove lime mortar from bricks. Broken bricks for internal walls. Crush and reuse as drainage backfill. Crushed and used as aggregate.
Percentage Reused or Recycle	75% - 90%
Off Site Destination	Refer to Part 3.5 on page 16.

3. Concrete

Volume / Weight	6 cubic metres / 14.4 Tonnes
On Site Reuse	Existing driveway to be retained during construction. Crushed and used as aggregate, drainage backfill.
Percentage Reused or Recycled	60% - 75%
Off Site Destination	Refer to Part 3.5 on page 16.

4. Timber

Volume / Weight	5 cubic metres / 7 Tonnes
On Site Reuse	Re-use for formwork and studwork, and for landscaping
Percentage Reused or Recycled	65% - 90%
Off Site Destination	Refer to Part 3.5 on page 16.

5. Plasterboard & Fibro

Volume / Weight	6 cubic metres / 2 Tonnes
On Site Reuse	No – all material will be transported for disposal off-site.
Percentage Reused or Recycled	To be determined
Off Site Destination	Refer to Part 3.5 on page 16.

6. Metals / Steel / Guttering & Downpipes

Volume / Weight	5 cubic metres / 0.25 Tonnes
On Site Reuse	No
Percentage Reused or Recycled	60 – 90%
Off Site Destination	Refer to Part 3.5 on page 16.

7. Roof Tiles / Tiles

Volume / Weight	4 cubic metres / 3 Tonnes
On Site Reuse	Broken up and used as fill.
Percentage Reused or Recycled	80% - 90%
Off Site Destination	Refer to Part 3.5 on page 16.

8. Plastics

Volume / Weight	5 cubic metres / 1 Tonne
On Site Reuse	Nil
Percentage Reused or Recycled	80% - 95%
Off Site Destination	Refer to Part 3.5 on page 16.

9. Glass, Electrical & Light Fittings, PC items

Volume / Weight	5 cubic metres / 1 Tonne
On Site Reuse	No
Percentage Reused or Recycled	70% - 90%
Off Site Destination	Refer to Part 3.5 on page 16.

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

Volume	10 cubic metres / 3.3 Tonnes
On Site Reuse	Broken up and used as fill.
Percentage Reused or Recycle	80% - 90%
Off Site Destination	Refer to Part 3.5 on page 16.

11. Pallets

Volume / Weight	25 cubic metres / 8 Tonne
On Site Reuse	No
Percentage Reused or Recycle	90% - 100%
Off Site Destination	Refer to Part 3.5 on page 16.

12. Residual Waste

Volume / Weight	800 cubic metres / 800 Tonnes
On Site Reuse	No
Off Site Destination	Refer to Part 3.5 on page 16
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 Council 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 all 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 demolition of all structures on site. 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 Council 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 PCA.

3.5 LICENSED PROCESSING & DISPOSAL FACILITIES

The facilities nominated below are appropriately licensed to receive the materials nominated in Tables 1 to 12 on pages 12 to 15 and Part 3.5 on this page.

1. Blacktown Waste Services, 920 Richmond Road, Marsden Park.
Tel 9835 4544
2. Bingo Industries, 3-5 Duck Street, Auburn, or 38 McPherson Street, Banksmeadow.
Tel 1300 424 646
3. Jacks Gully Waste Management Centre, Richardson Road, Narellan.
Tel 1300 651 116
4. Lucas Heights Waste Management Centre, New Illawarra Road, Lucas Heights.
Tel 1300 651 116
5. Veolia Eastern Creek Resource Recovery Park, Wallgrove Road, Eastern Creek. Tel 8887 6112

The facilities and agencies that receive the materials listed above are, licensed and generally able, to accept the materials specified.

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

Based on the above information, it is anticipated that between 75% and 85% of all materials excess to construction needs will be able to be recycled or re-used, well above the Council's required targets.

The appointed contractor is under no obligation to use any nominated facility or agency, but should any alternative arrangements be made, it will be the contractors 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 excess to the construction of the building.

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

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 or the construction of two (2) residential flat buildings at 24 Wentworth Street, Croydon Park, comprising of:
 - a) One (1) x two storey building containing 8 x 1, 2 and 3 bed-room units,
 - b) One (1) x three storey building containing 12 x 1, 2 and 3 bed-room units,
 - c) One (1) basement level, common to both buildings, and
 - d) Associated infrastructure.
2. Entry and egress to and from the site is onto Wentworth Street onto the north-western frontage of the site.
3. Two (2) separate bin rooms are provided for the bin development – one for each building, as indicated on the Architectural Drawings.
4. For Building 1, which is located on the northern side of the site fronting Wentworth Street, the bin room is situated in the eastern side of the driveway as indicated on the Architectural Drawings and will house all bins required for the eight (8) units in Building 1.
5. For Building 2, which is located on the southern or rear side of the site, on the eastern wall of the basement as indicated on the Architectural Drawings and will house all bins required for the twelve (12) units in Building 2.
6. All waste, recycling and green waste bins will be stored within the confines of each bin room at all times.
7. All waste and recycling generation rates were obtained from Canterbury-Bankstown DCP 2023 – Section 2 ‘Standard Service Specifications for residential development’ – Table 2.1 and Table 2.2 (page 6).
8. All waste material will be stored in 3 x 1100-litre mobile waste bins, to be serviced one (1) day per week.
9. All recycling material will be stored in 3 x 1100-litre mobile waste bins, to be serviced one (1) day per fortnight.
10. All waste and recycling bins will be presented for collection as detailed in Part 4.6.4 on page 19 of this WMP.
11. The Canterbury-Bankstown Council will provide all waste, recycling services and green waste services to the premises.
12. The Owners Corporation will appoint a Building Manager or Caretaker who will be responsible for the oversight of all waste storage and collection activities.

4.3 WASTE HANDLING & MANAGEMENT

It is suggested that a cabinet be located within each dwelling so that receptacles may be stored or housed in a convenient and practical location, the reception of waste and recyclable material.

All solid waste is to be placed in the red lidded waste bins. All recyclable material is to be placed in the yellow lidded recycling bins. All garden organics material is to be deposited into the green lidded green waste bin.

Council's Website www.cbcity.nsw.gov.au provides information on what can and what cannot be put into each bin.

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.

4.5 WASTE & RECYCLING – SERVICE REQUIREMENTS

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

- General Waste Service – Red Lidded receptacle,
- Recycling – Yellow Lidded receptacle, and,
- Garden Organics (Green Waste) Service – Green Lidded receptacle.

The following table (Table 1) specify the criteria for waste and recycling generation rates (as specified by The Canterbury-Bankstown Council) based on: -

- Waste – 140 litres of bin space per unit per week;
- Recycling – 120 litres of bin space per unit per week; and,
- Green Waste – Optional service / Not required.

All waste and recycling generation rates were obtained from Canterbury-Bankstown DCP 2023 – Part 2.1 'Site Facilities and Waste Management' – Table 1 'Type and Number of Bins Required for Different Types Residential Developments' (page7) – Residential Flat Buildings.

TABLE 1 – RESIDENTIAL WASTE & RECYCLING GENERATION RATES

SERVICE TYPE	UNITS	BIN SPACE PER UNIT	TOTAL SPACE REQUIRED	BINS SIZE	SERVICES PER WEEK	BINS REQUIRED	BINS PROVIDED
Waste	20	140	2,800	1100	1	2.55	3
Recycling	20	120	2,400	1100	0.5	2.18	3

The table below (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	RECYCLING
3 x 1100-litre bins One (1) Service per Week	3 x 1100-litre bins One (1) Service per Fortnight

4.6 PROVISION OF WASTE & RECYCLING SERVICES

4.6.1 Waste and Recycling Collection Service Provider Details

Canterbury Bankstown Council will provide all residential waste and recycling services to the building.

4.6.2 Details of Mobile Containers (Residential)

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)
1100-litre mobile container	1.470	1.250	1.370

4.6.3 Waste & Recycling Requirements

Waste and recycling requirements are provided in the table below.

TABLE 3 – PROPOSED RESIDENTIAL SERVICING ARRANGEMENTS

SERVICE	NUMBER OF CONTAINERS	COLLECTION FREQUENCY
Waste Service	3 x 1100-litre mobile containers	Weekly
Recycling Service	3 x 1100-litre mobile containers	Fortnightly

4.6.4 Location, Design, and Construction of Bin Storage Areas

All waste, recycling and green waste bins required for the development will be stored within the confines of two (2) separate bin rooms located in the basement of the building as indicated on the Architectural Drawings.

For Building 1, which is located on the northern side of the site fronting Wentworth Street, the bin room is situated in the eastern side of the driveway as indicated on the Architectural Drawings and will house all bins required for the eight (8) units in Building 1.

Bin Room 1 is fully enclosed rectangular structure, and will provide storage space for:

- 1 x 1100-litre red lidded waste bin, and,
- 1 x 1100-litre yellow lidded recycling bin.

For Building 2, which is located on the southern or rear of the site, the bin room is situated on the eastern wall of the basement and will provide storage space for:

- 2 x 1100-litre red lidded waste bins, and,
- 2 x 1100-litre yellow lidded recycling bins.

The following infrastructure will be incorporated into the design of the RWSA: -

- Suitable door access for the service of bins;
- All floors will be finished with a non-slip and smooth and even surface covered at all intersections;
- The floor will be graded to a central drainage point connected to the sewer;
- All rooms will be fully enclosed and roofed with a minimum internal room height in accordance with the BCA 2016
- All rooms are to be provided with an adequate supply of water through a centralised mixing valve with hose cock; and,
- Provision of adequate light and ventilation in accordance with the BCA 2016.

4.6.5 Collection Methodology

All waste and recycling collection services will be provided by Council and will take place from a Bin Collection Area (BCA) adjacent to the front boundary of the site as indicated on the Architectural Drawings. The BCA is a partially enclosed structure with an area of approximately 8.5sqm and will provide storage space for:

- 3 x 1100-litre waste bins, and,
- 3 x 1100-litre recycling bins.

On the evening prior to servicing the Building Manager or their authorised representative will transfer the bins from the respective bin rooms to the Bin Collection Area utilising a mobile bin towing device which will be stored in Bin Room 2 as indicated on the Architectural Drawings.

The bins will be returned to the bin rooms by the Building Manager as soon as practicable after collection, but no later than two (2) hours after they have been serviced.

4.6.6 Servicing Arrangements – Waste

All waste services will be provided by the Canterbury-Bankstown Council.

The servicing of all waste bins will take place from the Bin Collection Area (BCA) utilising Councils collection and return service.

Upon the arrival of the collection vehicle to the site, a member of the collection team will remove the bins from the BCA and transport the bins to the rear of the collection vehicle stationed at the roadside and place the bins onto the lifting device and deposit the contents of each bin into the body of the collection vehicle.

The bins will be returned to the BCA as soon as they have been serviced.

The bins will be transported from the BCA to and from the collection vehicle in accordance with all relative work, health, and safety requirements.

Waste bins one (1) day per week.

All 3 x 1100-litre mobile waste bins will be serviced on each collection day.

4.6.7 Servicing Arrangements – Recycling

All recycling services will be provided by the Canterbury-Bankstown Council.

The servicing of all waste bins will take place from the Bin Collection Area (BCA) utilising Councils collection and return service.

Upon the arrival of the collection vehicle to the site, a member of the collection team will remove the bins from the BCA and transport the bins to the rear of the collection vehicle stationed at the roadside and place the bins onto the lifting device and deposit the contents of each bin into the body of the collection vehicle.

The bins will be returned to the BCA as soon as they have been serviced.

The bins will be transported from the BCA to and from the collection vehicle in accordance with all relative work, health, and safety requirements.

Waste bins one (1) day per week.

All 3 x 1100-litre mobile waste bins will be serviced on each collection day.

4.6.7 Green Waste

No formal green waste service will be provided to the development. All green waste generated by the use of the building will be disposed of by the Owners Corporation.

4.7 BULKY WASTE STORAGE – COUNCIL CLEAN UPS

The Canterbury-Bankstown Council offers its residents two (2) bulky waste clean-up services per annum.

All bulky waste items will be stored for collection in a suitable location, within the confines of each units basement storage areas.

It will be the responsibility of the Owner of the property to liaise with Council concerning the provision of Clean-Up services for the disposal of this material.

Upon the notification by Council of a Clean-Up service, all waste material will be presented to a designated location as specified by the Council.

Only the quantities permitted by Council will be placed out for collection.

The Owner of the property will be responsible for transferring bulky waste material to these locations for collection.

Council's Website www.cbcity.nsw.gov.au provides information on the Council's Clean Up schedule as well as operational requirements concerning the materials permitted to be placed out for collection and the quantities of materials accepted.

Council's website also provides information on a range of waste management initiatives that will assist residents in disposing of unwanted items, many of which are able to be reused or recycled. These include:

- E-Waste collections,
- Composting and worm farming,
- Bulky organic waste collections,
- Hazardous materials and chemical disposal,
- Illegal dumping, and,
- Education.

4.8 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. All mobile bins will be washed and cleaned on a regular basis.
3. The occupants of each dwelling will be responsible for ensuring that all waste, recyclable material, and green waste are placed and stored within the appropriate containers provided.
4. The occupants of each dwelling will be responsible for ensuring that the requirements of this WMP are observed at all times.

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 Council's waste management guidelines.
2. It aims to ensure that the demolition, excavation and construction elements of the development are carried out in an effective and efficient manner that will have minimal impact on the principles of health, safety, and convenience.
3. It aims to promote the use of recyclable materials in the demolition, excavation of the site and construction of the new dwelling.
4. To promote environmental initiatives in all aspects of the demolition, excavation, and construction processes of the development.
5. To ensure waste management systems are compatible with collection services.

As outlined in this Plan, approximately 80-90% of all material involved in the demolition of all buildings and structure on site will be recovered. This is well above current C&D industry standards.

The measures set out herein clearly demonstrate that all works will be carried out efficiently and effectively, in a healthy, safe, and convenient manner, to acceptable community standards, and to the requirements of Canterbury Bankstown Council and its community.