WASTE MANAGEMENT PLAN

4-12 McGill Street
Lewisham NSW
Mixed Use Development

PREPARED FOR
Tony Owen Partners

22/04/2015

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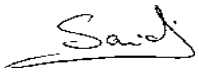
Authorised By: 

Eddy Saidi

Date: 22/04/2016

EXECUTIVE SUMMARY

This waste management plan covers the ongoing management of waste generated by the mixed use development located at 4-12 McGill Street, Lewisham.

Waste audit and management strategies are recommended for new developments to provide support for the building design and promote strong sustainability outcomes for the building. All recommended waste management plans will comply with council codes and any statutory requirements. The waste management plan has three key objectives:

i. ***Ensure waste is managed to reduce the amount of waste and recyclables to land fill*** by assisting residents to segregate appropriate materials that can be recycled; displaying signage to remind and encourage recycling practices; and through placement of recycling and waste bins in the retail precinct to reinforce these messages.

ii. ***Recover, reuse and recycle*** generated waste wherever possible.

iii. ***Compliance*** with all relevant codes and policies.

To assist in providing clean and well-segregated waste material, it is essential that this waste management plan is integral to the overall management of the building and clearly communicated to residents and tenants.

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GLOSSARY OF TERMS

TERM	DESCRIPTION
Baler	A device that compresses waste into a mould to form bales which may be self-supporting or retained in shape by wire ties and strapping
Collection Area/Point	The position or area where waste or recyclables are actually loaded onto the collection vehicle
Compactor	A Machine for compressing waste into disposable or reusable containers
Composter	A container/machine used for composting specific food scraps
Crate	A plastic box used for the collection of recyclable materials
Garbage	All domestic waste (Except recyclables and green waste)
Recycling	Glass bottles and jars – PET, HDPE and PVC plastics; aluminium aerosol and steel cans; milk and juice cartons; soft drink, milk and shampoo containers; paper, cardboard, junk mail, newspapers and magazines
Green	Garden organics such as small branches, leaves and grass clippings, tree and shrub pruning, plants and flowers, and weeds
L	Litre(s)
Liquid Waste	Non-hazardous liquid waste generated by commercial premises that is supposed to be connected to sewer or collected for treatment and disposal by a liquid waste contractor (including grease trap waste)
Mobile Garbage Bin(s) (MGB)	A waste container generally constructed of plastic with wheels with a capacity in litres of 120, 240, 660, 1000 or 1100
Putrescible Waste	Component of the waste stream liable to become putrid. Usually breaks down in a landfill to create landfill gases and leachate. Typically applies to food, animal and organic products.

LIST OF TABLES

INTRODUCTION

The following waste management plan pertains to the mixed use development located at 4-12 McGill Street, Lewisham. This waste management plan is an operational waste management plan and will address the phases of the completed development.

For the purpose of this report the proposed development will consist of:

- Two buildings – Building A & B.
  - Building A has 6 levels (inclusive of a ground level) and 46 units segregated across 2 separate building cores:
    - Core 1 has 23 residential units; and
    - Core 2 has 23 residential units.
  - Building B has 5 levels (inclusive of a ground level) and 34 units in total.
- Two basement levels.
- An art/education space of 250m^2 and art café of 40m^2 on the ground level.
- One communal open space area located between Building A and Building B.

Table 1: Residential Unit Breakdown Matrix

	Building A		Building B		TOTAL	
Building	**# Units**	**% Mix**	**# Units**	**% Mix**	**# Units**	**% Mix**
1 Bed	16	34.78	16	47.06	32	40.00
2 Bed	24	52.17	13	38.24	37	46.25
3 Bed	5	10.87	3	8.82	8	10.00
4 Bed	0	0.00	2	5.88	2	2.50
Studio	1	2.17	0	0.00	1	2.17
	46		**34**		**80**	

All figures and calculations are based on area schedules as advised by our client and shown on architectural drawings.

MARRICKVILLE COUNCIL

The assessment of waste volumes is an estimate only and will be influenced by the development's management and occupant's attitude to waste disposal and recycling. The residential waste and recycling will be guided by the acceptance criteria of Marrickville Council and will be collected by a private waste contractor.

All waste facilities and equipment are to be designed and constructed to be in compliance with the *Marrickville Development Control Plan 2011,* Australian Standards and statutory requirements.

COUNCIL OBJECTIVES

- To ensure adequate provision is made for site facilities.
- To ensure site facilities are accessible to all residents and easy to maintain.
- To ensure site facilities are thoughtfully and sensitively integrated into the development so as not to be unobtrusive and unsightly.
- To ensure the design of waste and recycling storage/collection systems in buildings and land use activities are hygienic, accessible, safe to operate, quite to operate, of an adequate size and visually compatible with their surroundings.
- To achieve waste reduction, waste separation and resource recovery in the demolition, design, construction and operation of buildings and land use activities.
- To promote the principles of ecologically sustainable development (ESD) through waste avoidance, resource recovery, recycling and alternate waste treatment methods.
- Minimise the volume of waste that is directed to landfill sites.
- To reduce stormwater and other types of pollution that may result from the poor design of waste and recycling storage areas of from the poor management of such areas.

GENERATED WASTE VOLUMES

The assessment of projected waste volumes is a calculated estimate only and will be influenced by the development's management and occupant's waste disposal and recycling practices.

CONSTRUCTION AND DEVELOPMENT WASTE

The head contractor will be responsible for removing all construction-related waste offsite in a manner that meets all authority requirements. Please refer to the separate waste management plan submitted for construction waste as part of the Development Application.

BUILDING MANAGER/WASTE CARETAKER

All waste equipment movements are to be managed by the building manager/cleaners at all times. No tenants or residents will be allowed to transport waste or recyclables from the waste room; tenants and residents will only transport their waste to the allocated bin room.

The building manager/cleaner duties include, but are not limited to, the following:

- general maintenance and cleaning of the chute doors on each level (Frequency dependent on waste generation and will be determined based upon building operation);
- organising, maintaining and cleaning the general and recycled waste holding areas (Frequency will depend on waste generation and will be determined based upon building operation);
- transporting of bins as required;
- organising both garbage and recycled waste pick-ups as required;
- cleaning and exchanging all bins;
- ensure site safety for residents, children, visitors, staff and contractors;
- abide by all relevant OH&S legislation, regulations, and guidelines;
- assess any manual handling risks and prepare a manual handling control plan for waste and bin transfers; and
- provide to staff/contractors equipment manuals, training, health and safety procedures, risk assessments, and PPE to control hazards associated with all waste management activities

NOTE: It is the responsibility of the building manager to monitor the number of bins required for the development. As waste volumes may change according to the development's management and occupants' attitudes to waste disposal and recycling, bin numbers and sizes may need to be altered to suit the building operation.

REPORTING

It is recommended that building management ensure that all waste service providers submit monthly reports on all equipment movements and weights of any waste and recycling products removed from the development. Regular reviews of servicing should take place to ensure operational and economic best practise and to assist with sustainability reporting.

EDUCATION

Building management is responsible for creating and managing the waste management education process.

Educational material encouraging correct separation of garbage and recycling items must be provided to each resident to ensure correct use of the waste and recycling chute. This should include the correct disposal process for bulky goods (old furniture, large discarded items, etc.) It is recommended that information is provided in multiple languages to support correct practises and minimise the possibility of chute blockages as well as contamination in the collective waste bins.

It is also recommended that the owners' corporation website contain information for residents to refer to regarding use of the chute. Information should include:

- directions on using the chute doors;
- recycling and garbage descriptions (Council provides comprehensive information);
- how to dispose of bulky goods and any other items that are not garbage or recycling;
- residents' obligations to WHS and building management; and
- how to prevent damage or blockages to the chute (example below).

To prevent damage or blockage to rubbish chute DO NOT dispose of any newspapers, umbrellas, bedding, cigarettes, cartons, coat hangers, brooms, mops, large plastic wrappings from furniture, white goods, any sharp objects, hot liquid or ashes, oil, unwrapped vacuum dust, syringes, paint and solvents, car parts, bike parts, chemicals, corrosive and flammable items, soil, timber, bricks or other building materials, furniture, etc. down the chute.

It is expected that leasing arrangements with retail/commercial operations contain direction on waste management services and expectations.

RESIDENTIAL WASTE PLAN

The Marrickville Council DCP – *2.21 Generic Provisions – Site Facilities and Waste Management* has been referenced to calculate the total number of bins required for the residential units. Please note that calculations are based on generic figures; waste generation rates may differ according to the residents' waste management practice.

Table 2: *Calculated Residential Waste Generation*

Building/ Core	# Units	Waste Calculation (L/unit/week)	Generated Waste (L/week)	Recycling Calculation (L/unit/week)	Generated Recycling (L/week)
Building A - Core 1	23	72	1656	72	1656
Building A - Core 2	23	72	1656	72	1656
Building B	34	72	2448	72	2448
TOTAL	**80**		**5760**		**5760**

BIN SUMMARY

The following assumptions have been taken into consideration:

- Garbage bins are located in the waste discharge rooms on Basement 1 of each building/core.
- 240L recycling bins are located in storage rooms on each level within each building/core.
- Garbage and recycling are collected weekly on alternating days.
- The number of bins have been rounded up for the best operational outcome.

Using the assumptions stated, the required capacity and quantity of garbage and recycling bins have been calculated and tabulated respectively in the following table:

Table 3: *Bin Summary*

	Garbage			Recycling		
Building/Waste Rooms	**Bin Capacity** (L)	**Quantity**	**Collection Rate** (times/week)	**Bin Capacity** (L)	**Quantity**	**Collection Rate** (times/week)
Building A - Core 1	660	4	1	240	11	1
Building A - Core 2	660	4	1	240	11	1
Building B	660	5	1	240	13	1
Total	**660**	**13**	**1**	**240**	**35**	**1**

**Recycling bins have been tabulated according to each residential level as opposed to the overall building.*
***One additional 660L garbage MGB has been included in the bin summary for each waste room to ensure an MGB will made available under each waste chute during servicing.*

NOTE: Subject to the stakeholders preference/capability (and as built constraints), bin sizes and quantities may be changed. As waste volumes may change according to the development's type, bin numbers and collection frequencies may be altered to suit the building operation.

WASTE MANAGEMENT

Three waste chutes will be supplied by Elephants Foot and installed. Breakdown is as follows:

Building A – Core 1:	single waste chute
Building A – Core 2:	single waste chute
Building B:	single waste chute

Garbage discharges into 660L MGBs which is not compacted. The discharge is located in the waste discharge rooms on Basement 1 for each building/building core. 240L recycling bins will be situated in the waste compartment on each residential level for collection of recyclable items.

Full waste and recycling bins will be transferred to bin holding room, via the vehicle ramp/lifts, for servicing by a private waste contractor. The bin holding room is located within 10m of McGill Street and has a roller door facing the kerbside, enabling efficient access to bins.

WASTE HANDLING

WASTE

All residents of each building will be supplied with a collection area in each unit (generally in the kitchen, under bench or similar alternate area) to deposit garbage and collect recyclable material suitable for one days storage. Residents should wrap or bag their waste. Bagged waste should not exceed 3kg in weight or 35cm x 35cm x 35cm in dimension.

The caretaker/cleaner will be required to check the 660L MGB collecting waste from each chute, rotate full bins to the storage and collection area, and replace empty 660L MGB under each chute operation.

RECYCLING

Cardboard furniture boxes or large cardboard containers should not be included in the waste chute – a cardboard collection bin will be made available to residents to deposit flattened cardboard and will be managed by the waste caretaker. Bins will be located in the garbage and bulky goods area,

Recycling must not be bagged. It is recommended that residents use a crate or dedicated bin for collecting recyclables within the allocated residential space provided to ensure correct separation.

The caretaker/cleaner's duty is responsible for exchanging or emptying recyclable bins and storing them in the main bin holding room located on lower ground level, ready for collection.

TEMPORARY STORAGE OF BULKY GOODS

For developments containing up to 10 dwellings or residential rooms in other residential types, a dedicated room or caged area of at least 4m³ must be provided for the temporary storage of discarded bulky items which are awaiting removal. For each additional 10 dwellings or residential rooms in other residential types, an additional 4m³ to a maximum of 12m³ must be provided. The storage area must be readily accessible to all residents and be located close to the main recycling/waste storage room or area. Recyclable electronic goods include batteries, equipment containing printed circuit boards, computers, televisions, fluorescent tubes and smoke detectors.

It is recommended that donations to charitable organisations be encouraged. Clean, sound furniture and household goods etc. are highly sought after to provide for the disadvantaged. Donations will be arranged with the assistance of the building manager/caretaker.

COMPOSTING

Space must be provided for an individual compost container for each dwelling house or for a communal compost container for multi-dwelling housing, residential flat buildings, shop top housing or other residential development as part of a mixed-use development. In identifying a location for a communal compost container, the impact of that location upon the amenity of surrounding buildings must be considered.

OTHER WASTE STREAMS

Disposal or recycling of electronic, liquid waste and home detox (paint/chemicals etc.) will be organised with the assistance of the building caretaker. These items must not be placed in waste or recycling bins due to safety and environmental factors.

Residents should be directed to Councils comprehensive website for further information:

COMMON AREAS

The lobbies, retail amenities and circulation areas will be supplied with suitably branded waste and recycling bins, where considered appropriate. Building management will monitor use and ensure bins are exchanged and cleaned. These areas generate negligible waste however garbage and recycling receptacles should be placed in convenient locations.

GREEN WASTE

There will be green waste generated by the buildings landscaped areas. Any green waste will be collected and removed from site by the maintenance contractor during scheduled or arranged servicing of these areas.

RETAIL WASTE PLAN

The *Better Practice Guide for Waste Management and Recycling in Multi-unit Dwellings* has been referenced to calculate the total number of bins required for the retail areas. Please note that calculations are based on generic figures; waste generation rates may differ according to the tenants' waste management practice. Please note that if food tenants are placed, the waste generation rates will require adjustment. A seven day operating week has been assumed.

Table 4: *Calculated Waste Generation – Retail*

Type	NLA (m^2)	Waste Calculation ($L/100m^2/day$)	Generated Waste (L/week)	Recycling Calculation ($L/100m^2/day$)	Generated Recycling (L/week)
Restaurant/Café	40	660	1848	130	364
TOTAL	**40**		**1848**		**364**

WASTE MANAGEMENT

Tenants will be required to be responsible for their own storage of waste and recycling back of house (BOH). On completion of each trading day or as required, nominated staff/cleaners will transport their waste and recycling to the allocated retail waste area and place waste and recycling into the appropriate collection bins.

Food handling for food cooked or prepared, served and consumed on site will produce a typical waste composition of food scraps from plates, packaging waste and some plastics. Café or restaurant staff will be responsible for their waste management.

Cardboard is a major component of the waste generated by cafes/restaurants. All cardboard should be flattened (to save bin space), placed in and collected from bulk bins. Whilst cardboard is bulky, it is generally lightweight however it can be contaminated with food or liquid which makes it unsuitable for recycling.

It is recommended that:

- all waste should be bagged and waste bins should be plastic lined;
- bagging of recyclables is not permitted;
- all waste collections located BOH during operations;
- individual recycling programs are recommended for retailers to ensure commingled recycling is separated correctly;
- any food and beverage tenant will make arrangements for storing used and unused cooking oil in a bunded storage area;
- the operator will organise grease interceptor trap servicing;
- a suitable storage area needs to be provided and affectively bunded for chemicals, pesticides and cleaning products;
- dry basket arresters need to be provided to the floor wastes in the food preparation and waste storage areas;
- washroom facilities should be supplied with collection bins for paper towels (if used); and
- all flattened cardboard will be collected and removed to the waste room recycling MGB

COMMERCIAL WASTE PLAN

The *Better Practice Guide for Waste Management and Recycling in Multi-unit Dwellings* has been referenced to calculate the total number of bins required for the commercial areas. Please note that calculations are based on generic figures; waste generation rates may differ according to office practice. A seven day operating week has been assumed.

Table 5: *Calculated Waste Generation – Commercial*

Type	NLA (m^2)	Waste Calculation ($L/100m^2/day$)	Generated Waste (L/week)	Recycling Calculation ($L/100m^2/day$)	Generated Recycling (L/week)
Art/Education Space - Showroom	250	40	700	10	175
TOTAL	**250**		**700**		**175**

WASTE MANAGEMENT

Typically, one or more bins for paper or waste are positioned throughout the showroom. One or both of these bins are emptied by contract cleaners. The cleaners circulate around the workplace after normal office hours and also perform other cleaning tasks. Generally vacuuming and cleaning toilets. Bins for general waste and recyclables are also located centrally in each office, generally in the kitchen area and printer room.

Cleaners empty the bins into bags which they transport around the office/s in a cart which is also used to store cleaning products, spare bags, PPE and consumables.

Bags of waste and/or recycling are placed in a central location by the cleaners (often outside the goods lift/s) and transported to the collection bins by another cleaner.

COMINGLE RECYCLING

Any staff tea points will be supplied with a dedicated commingled MGB for the collection of all recyclable glass, aluminium, steel and plastic items. Staff will be responsible for sorting this material and allocating recyclables into the correct collection facility.

WASHROOMS

Washroom facilities should be supplied with collection bins for paper towels (if used). Sanitary bins for female restroom facilities must also be arranged with an appropriate contractor.

Please note that all collection receptacles and bins should be branded with the appropriate stickers and the use of the Mobius loop or similar identifying recycling equipment.

OTHER RETAIL/COMMERCIAL WASTE

Tenants usually make their own arrangements for the disposal and recycling of toner cartridges and batteries. Disposal of hard, electronic, liquid waste and any detox (paint/chemicals) shall be organised with the assistance of the building management/cleaners.

BIN SUMMARY FOR RETAIL AND COMMERCIAL WASTE

Table 6: *Bin Summary – Retail and Commercial*

	Garbage			Recycling		
Retail/ Commercial Waste Room	**Bin Capacity** (L)	**Quantity**	**Collection Rate** (times/week)	**Bin Capacity** (L)	**Quantity**	**Collection Rate** (times/week)
	660	4	1	660	1	1

NOTE: Subject to the stakeholders preference/capability (and as built constraints), bin sizes and quantities may be changed. As waste volumes may change according to the development's type, bin numbers and collection frequencies may be altered to suit the building operation.

WASTE ROOM AREAS

The areas allocated for the residential waste rooms, retail/commercial waste room, bulky goods storage and bin holding room are detailed in Table. 7. The areas provided are considered suitable for purpose.

Table 7: Waste Room Areas

Waste Room	Waste Room Type	Bin Quantity	Allocated Area
Basement	Retail/Commercial	5 x 660L	14 m^2
Ground Level	Bin Holding Area		24 m^2
Basement 1 – Building A – Core 1	Waste Discharge Room	4 x 660L MGBs	18m^2
Basement 1 – Building A – Core 2-	Waste Discharge Room	4 x 660L MGBs	18m^2
Basement 1 – Building B	Waste Discharge Room	5 x 660L MGBs	18m^2
Basement 1	Bulky Goods Storage		19.1m^3

COLLECTION OF WASTE

RESIDENTIAL

A private waste contractor will be engaged to collect all garbage and recycling bins once a week on alternating days.

On collection days, the building caretaker will transfer all full garbage bins, via the vehicle ramp using an incliner bin tug, to the bin holding room located off McGill Street. Accordingly, the building caretaker will transfer all full recycling MGBs from each residential level, via the lifts, to the bin holding room.

The collection vehicle will pull up adjacent to the bin holding room on McGill Street and service all bins via a wheel-in/wheel-out arrangement. The travel distance is within 10m and is free from any ramps or obstacles.

Once serviced, the caretaker will transfer all bins back to their allocated waste rooms.

RETAIL & COMMERCIAL

A private waste contractor will be engaged to collect garbage and recycling bins on a weekly basis.

On collection days, the caretaker will transfer the bins from the retail/commercial waste room on the basement level, via the loading lift, to the bin holding room. The bins will be serviced identically to residential bins, via a wheel-out/wheel-in arrangement.

GARBAGE ROOMS

CONSTRUCTION REQUIREMENTS

The garbage room will be required to contain the following facilities to minimise odours, deter vermin, protect surrounding areas, and make it a user-friendly and safe area:

- waste room floor to be sealed with a two pack epoxy;
- waste room walls and floor surface is flat and even;
- all corners coved and sealed 100mm up, this is to eliminate build-up of dirt;
- for residential: a hot and cold water facility with mixing facility and hose cock must be provided for washing the bins;
- any waste water discharge from bin washing must be drained to sewer in accordance with the relevant water board. (Sydney Water);
- tap height of 1.6m;
- storm water access preventatives (grate);
- all walls painted with light colour and washable paint;
- the room must be mechanically ventilated;
- light switch installed at height of 1.6m;
- waste rooms must be well lit (sensor lighting recommended);
- optional automatic odour and pest control system installed to eliminate all pest types and assist with odour reduction – this process generally takes place at building handover – building management make the decision to install;
- all personnel doors are hinged and self-closing;
- waste collection area must hold all bins – bin movements should be with ease of access;
- conform to the Building Code of Australia, Australian Standards and local laws; and
- childproofing and public/operator safety shall be assessed and ensured

SIGNAGE

The building manager/caretaker is responsible for waste room signage including safety signage (*see APPENDIX B.2*). Appropriate signage must be prominently displayed on walls and above all bins, clearly stating what type of waste or recyclables is to be placed in the bin underneath.

VENTILATION

Waste and recycling rooms must have their own exhaust ventilation system either;

- Mechanically - exhausting at a rate of 5L/m² floor area, with a minimum rate of 100L/s minimum; or
- Naturally - permanent, unobstructed, and opening direct to the external air, not less than one-twentieth (1/20) of the floor area

STORM WATER PREVENTION & LITTER REDUCTION

Building management shall be responsible for the following to minimise dispersion of site litter and prevent stormwater pollution to avoid impact to the environment and local amenity:

- promote adequate waste disposal into the bins;
- secure all bin rooms (whilst affording access to staff/contractors);
- prevent overfilling of bins, keep all bin lids closed and bungs leak-free;
- take action to prevent dumping or unauthorised use of waste areas; and
- ensure collection contractors clean-up any spillage that may occur when clearing bins

ADDITIONAL INFORMATION

Transfer of waste and all bin movements require minimal manual handling therefore the operator must assess manual handling risks and provide any relevant documentation to building management. If required, a bin-tug, trailer or tractor consultant should be contacted to provide equipment recommendations. Hitches may require installation to move multiple bins to the collection area. Council must be informed of any hitch attachments required to be installed on bins.

LIMITATIONS

The purpose of this report is to document a Waste Management Plan as part of a development application and is supplied with the following conditions:

- Drawings, estimates and information contained in this waste management plan have been prepared by analysing the information, plans and documents supplied by you and third parties including Council and government information. The assumptions based on the information contained in the WMP is outside the control of EFRS;
- The figures presented in the report are an estimate only – the actual amount of waste generated will be dependent on the occupancy rate of the building/s and waste generation intensity as well as the building managements approach to educating residents and tenants regarding waste management operations and responsibilities;
- The building manager will make adjustments as required based on actual waste volumes (if waste is greater than estimated) and increase the number of bins and collections accordingly;
- The report will not be used to determine or forecast operational costs or prepare any feasibility study or to document any safety or operational procedures;
- The report has been prepared with all due care however no assurance or representation is made that the WMP reflects the actual outcome and EFRS will not be liable to you for plans or outcomes that are not suitable for your purpose, whether as a result of incorrect or unsuitable information or otherwise;
- EFRS offer no warranty or representation of accuracy or reliability of the WMP unless specifically stated;
- Any manual handling equipment recommended should be provided at the recommendation of the appropriate equipment provider who will assess the correct equipment for supply;
- Design of waste management chute equipment and systems must be approved by the supplier.

USEFUL CONTACTS

Elephants Foot Recycling Solutions does not warrant or make representation for goods or services provided by suppliers.

Marrickville Council Customer Service
Phone: (02) 9335 2222 Email: council@marrickville.nsw.gov.au

CLOSED LOOP (Organic Dehydrator)
Phone: 02 9339 9801

ELECTRODRIVE (Bin Mover)
Phone: 1800 333 002 Email: sales@electrodrive.com.au

CAPITAL CITY WASTE SERVICES
Phone: 02 9359 9999

REMONDIS (Private Waste Services Provider)
Phone: 13 73 73

SITA ENVIRONMENTAL (Private Waste Services Provider)
Phone: 13 13 35

NATIONAL ASSOCIATION OF CHARITABLE RECYCLING ORGANISATIONS INC. (NACRO)
Phone: 03 9429 9884 Email: information@nacro.org.au

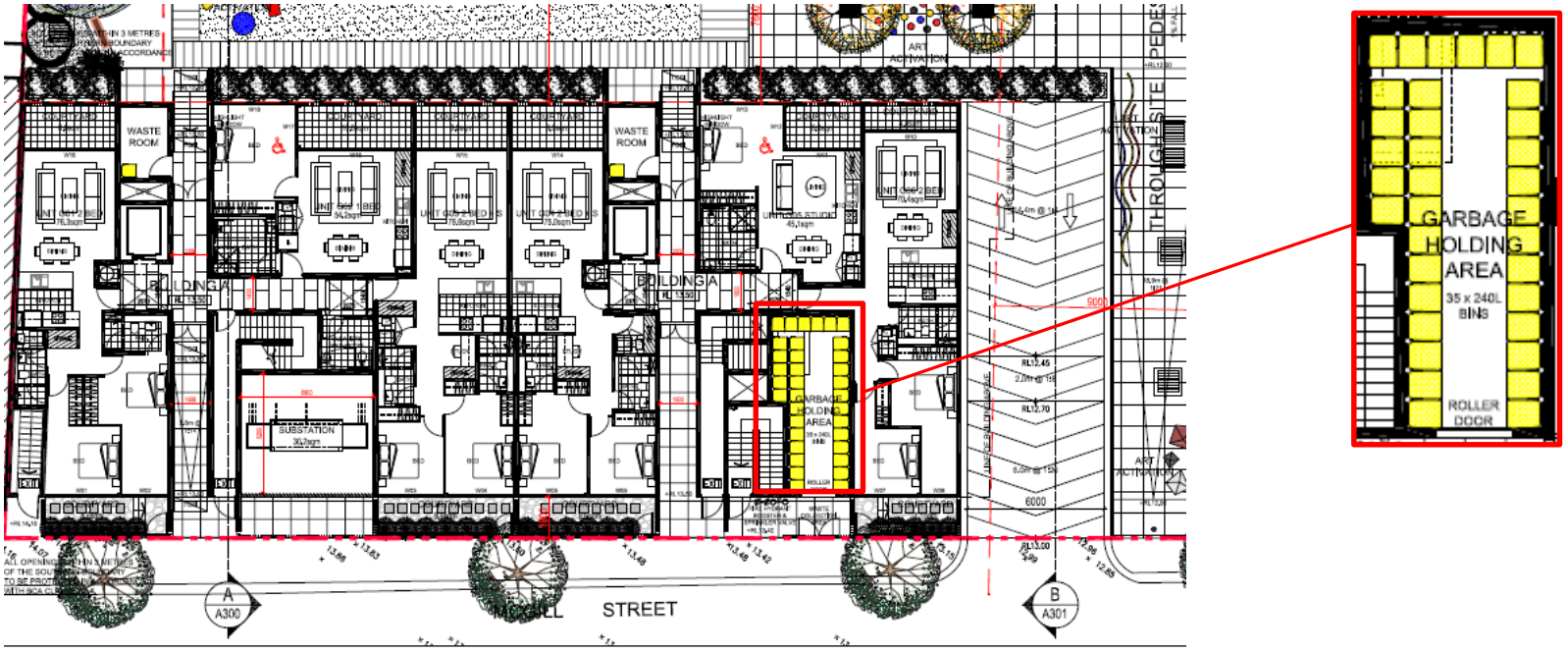
PURIFYING SOLUTIONS (Odour Control)
Phone: 1300 636 877 Email: sales@purifyingsolutions.com.au

Elephants Foot Recycling Solutions (Chutes, Compactors and eDiverter Systems)
44 – 46 Gibson Avenue
Padstow NSW 2211
Free call: 1800 025 073 Email: natalie@elephantsfoot.com.au

APPENDICES

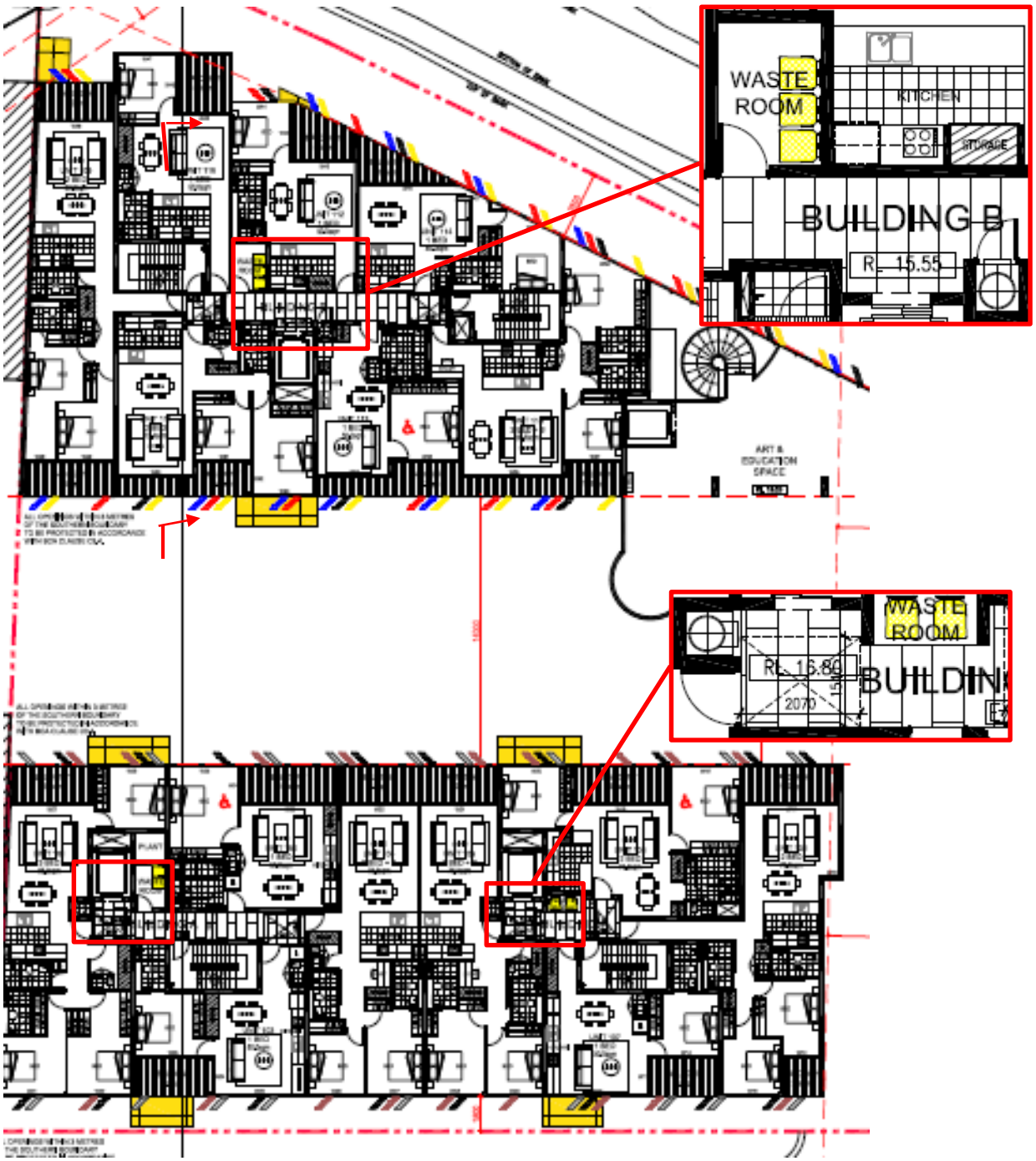
APPENDIX A DRAWING EXERPTS

APPENDIX A.1 GROUND LEVEL DISPLAYING GARBAGE HOLDING AREA



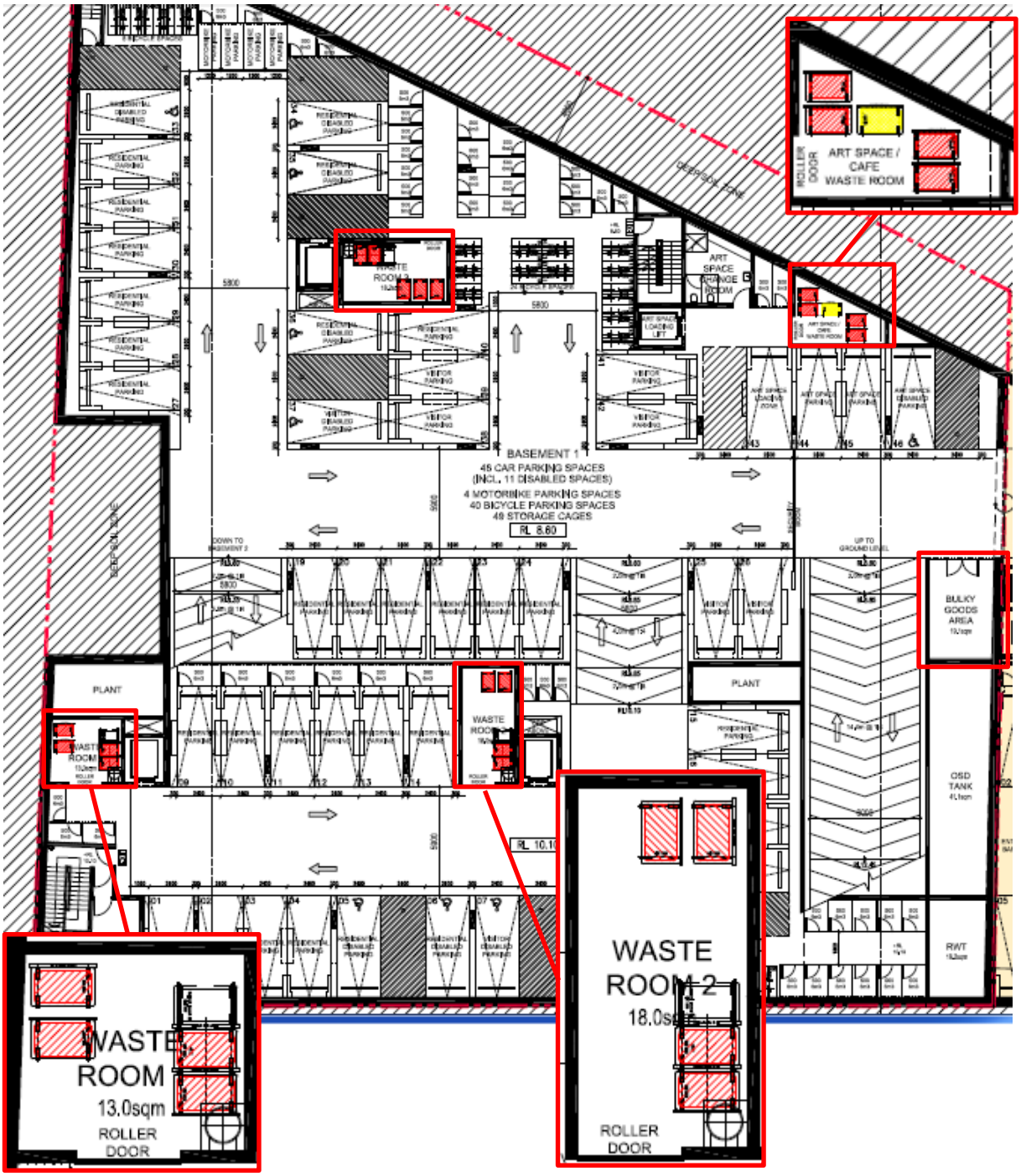
Excerpt: Tony Owen Partners, Drawing # A100 Rev B dated 22/04/2016 – Ground Floor Plan

APPENDIX A.2 TYPICAL LEVEL DISPLAYING TYPICAL INTERIM WASTE STORAGE LAYOUT



Excerpt: Tony Owen Partners, Drawing # A101 rev B dated 22/04/2016 – Level 1 floor plan

APPENDIX A.3 BASEMENT LEVEL DISPLAYING RETAIL/COMMERCIAL WASTE STORAGE ROOM



Excerpt: Tony Owen Partners, Drawing # A091 rev B dated 22/04/2016 – Basement 1

APPENDIX B BETTER PRACTICE GUIDE FOR WASTE MANAGEMENT SPECIFICATIONS

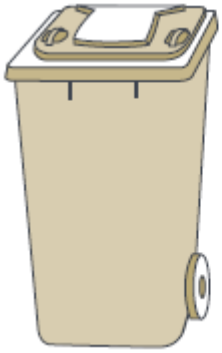
APPENDIX B.1 BIN DIMENSIONS

Mobile garbage bins (MGBs)

MGBs with capacities up to 1700L should comply with the Australian Standard for Mobile Waste Containers (AS 4123). AS 4123 specifies standard sizes and sets out the colour designations for bodies and lids of mobile waste containers that relate to the type of materials they will be used for.

Indicative sizes only for common MGB sizes are provided below. Note that not all MGB sizes are shown; the dimensions are only a guide and differ slightly according to manufacturer, if bins have flat or dome lids and are used with different lifting devices. Refer to AS 4123 for further detail.

Mobile containers with a capacity from 80L to 360L with two wheels



Bin Type	80 Litre MGB	120 Litre MGB	140 Litre MGB	240 Litre MGB	360 Litre MGB
Height	870 mm	940 mm	1065 mm	1080 mm	1100 mm
Depth	530 mm	560 mm	540 mm	735 mm	885 mm
Width	450 mm	485 mm	500 mm	580 mm	600 mm

Mobile containers with a capacity from 500L to 1700L with four wheels

Dome or flat lid containers

Bin Type	660 Litre MGB	770 Litre MGB	1100 Litre MGB	1300 Litre MGB	1700 Litre MGB
Height	1250	1425	1470	1480	1470
Depth	850	1100	1245	1250	1250
Width	1370	1370	1370	1770	1770

APPENDIX B.2 SIGNAGE FOR WASTE & RECYCLING BINS

WASTE SIGNS

Signs for garbage, recycling and organics bins should comply with the standard signs promoted by the Department of Environment and Heritage.

SAFETY SIGNS

The design and use of safety signs for waste rooms and enclosures should comply with AS1319 Safety Signs for Occupational Environment. Safety signs should be used to regulate and control safety behaviour, warn of hazards and provide emergency information, including fire protection information. Below are some examples. Each development will need to decide which signs are relevant for its set of circumstances and service provided.

Source: Better Practice Guide to Waste Management in Multi-Unit Dwellings, 2008, DECC

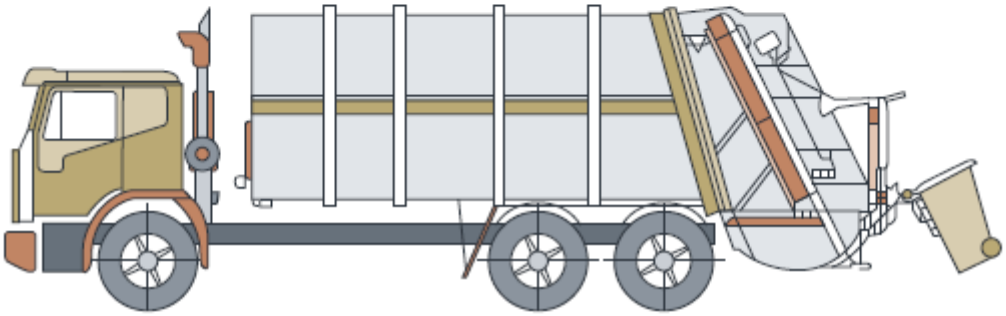
APPENDIX B.3 TYPICAL COLLECTION VEHICLE INFORMATION

Collection vehicles

Waste collection vehicles may be side loading, rear-end loading, front-end loading or crane trucks. The size of vehicle varies according to the collection service. Thus it is impossible to specify what constitutes the definitive garbage vehicle. Developers should consult the local council and/or relevant contractors regarding the type of vehicle used in that area.

The following characteristics represent the typical collection vehicle, however, these are only for guidance.

It may be possible to engage a collection service provider to use smaller collection vehicles to service developments with narrow roadways and laneways, or for on-site collections. However, as the availability of smaller vehicles to make services varies between councils and private contractors, wherever possible the development should be designed to accommodate vehicles of a similar size to that reported below.

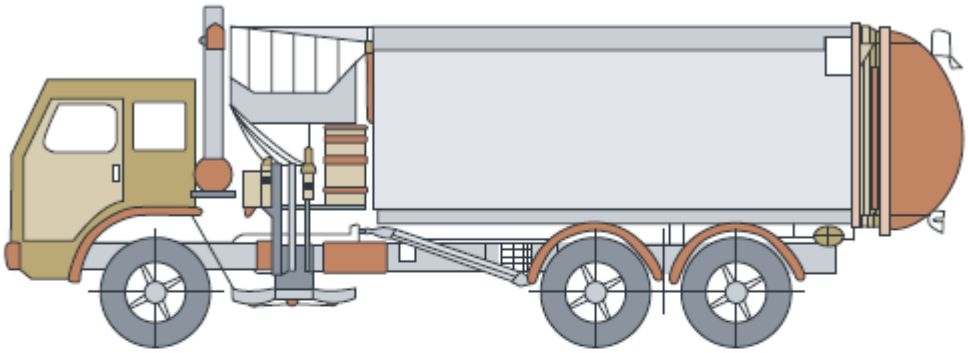


Rear loading collection vehicle

This is commonly used for domestic garbage and recycling collections from MUDs. It can be used to collect waste stored in MGBs or bulk bins, particularly where bins are not presented on the kerbside.

Rear loading collection vehicle	
Length overall	10.24m
Width overall	2.5m
Operational height	3.5m
Travel height	3.5m
Weight (vehicle only)	12.4 tonnes
Weight (payload)	9.5 tonnes
Turning circle	18.0m

Side-loading collection vehicle

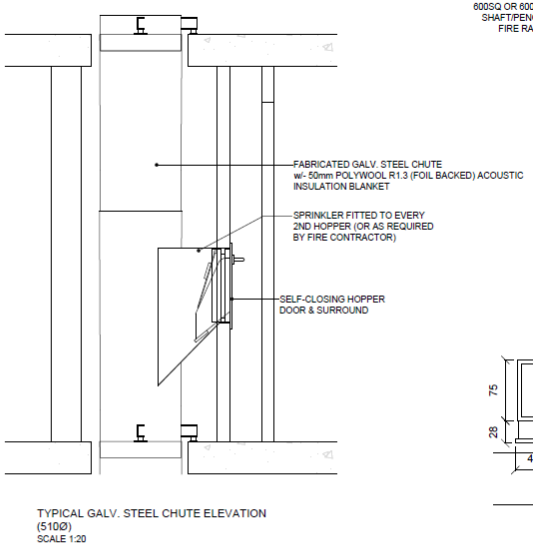


Side-loading collection vehicle	
Length overall	9.64m
Front overhang	1.51m
Wheelbase	5.20m
Rear overhang	2.93m
Turning circle kerb to kerb	17.86m
Turning circle wall to wall	20.56m
Front of vehicle to collection arm	3.8m
Maximum reach of side arm	3.0m
Travel height	3.63m
Clearance height for loading	3.9m

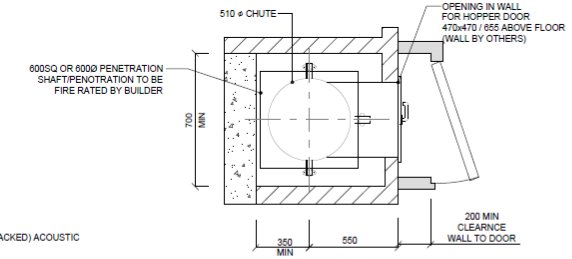
This is the most commonly used vehicle for domestic garbage and recycling collections. It is only suitable for collecting MGBs up to 360 litres in size.

APPENDIX C WASTE MANAGEMENT EQUIPMENT SPECIFICATIONS

APPENDIX C.1 TYPICAL CHUTE PLAN & ELEVATION

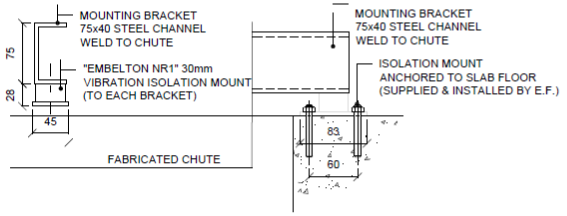


TYPICAL GALV. STEEL CHUTE ELEVATION
(510Ø)
SCALE 1:20

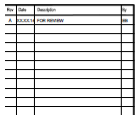


TYPICAL GALV. STEEL SINGLE CHUTE LAYOUT
(510Ø)
SCALE 1:20

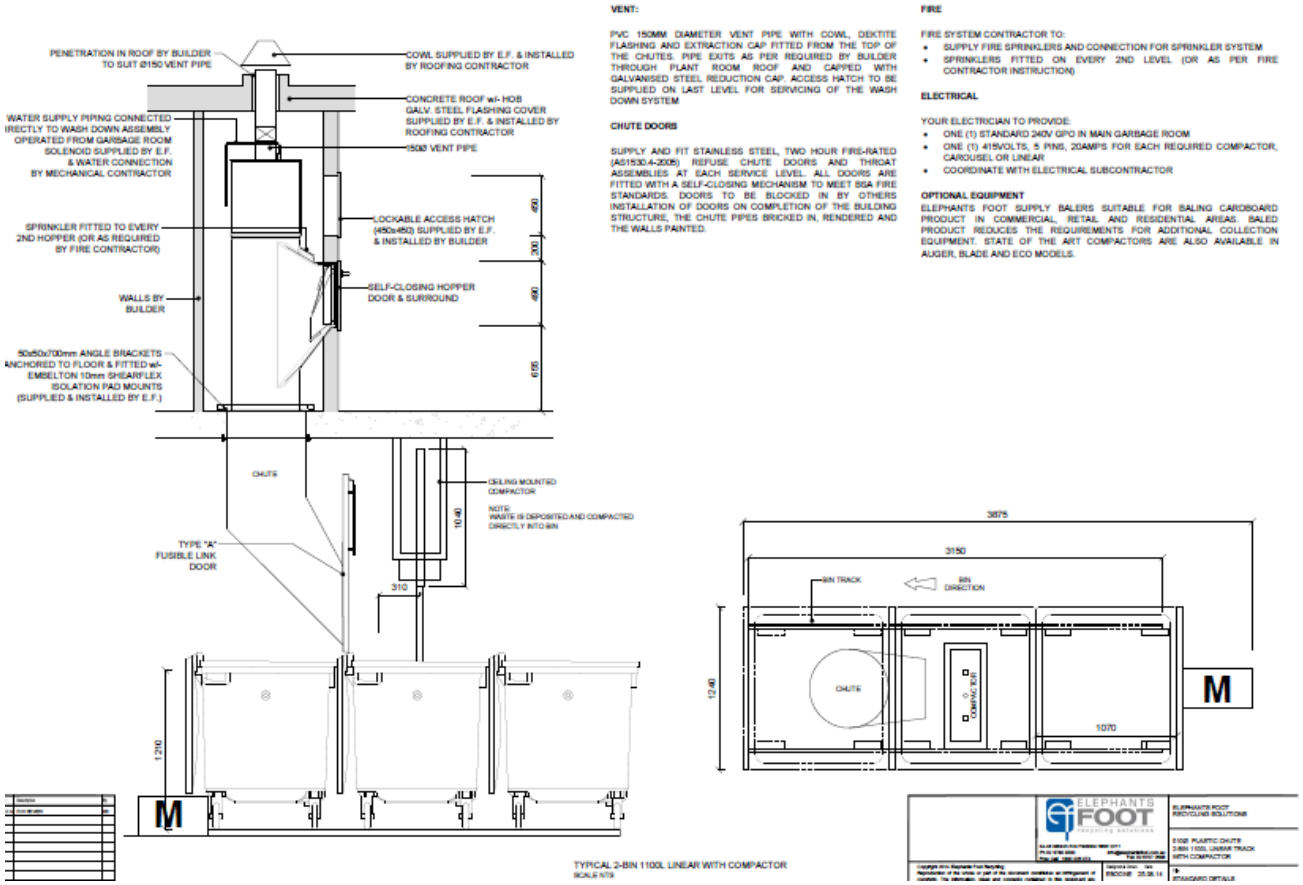
NOTE: ENCLOSURES ARE REQUIRED IF THE CHUTE OPENS
DIRECTLY TO A CORRIDOR OR IS NOT LOCATED IN A WASTE ROOM.



MOUNTING DETAIL
SCALE 1:5



APPENNDIX C.2 TYPICAL LINEAR SYSTEM TO SUIT 1100L MGBS



VENT:

PVC 150MM DIAMETER VENT PIPE WITH COWL, DEKTITE FLASHING AND EXTRACTION CAP FITTED FROM THE TOP OF THE CHUTES. PIPE EXITS AS PER REQUIRED BY BUILDER THROUGH PLANT ROOM ROOF AND CAPPED WITH GALVANISED STEEL REDUCTION CAP. ACCESS HATCH TO BE SUPPLIED ON LAST LEVEL FOR SERVICING OF THE WASH DOWN SYSTEM

CHUTE DOORS

SUPPLY AND FIT STAINLESS STEEL, TWO HOUR FIRE-RATED (AS1530.4-2005) REFUSE CHUTE DOORS AND THROAT ASSEMBLIES AT EACH SERVICE LEVEL. ALL DOORS ARE FITTED WITH A SELF-CLOSING MECHANISM TO MEET BSA FIRE STANDARDS. DOORS TO BE BLOCKED IN BY OTHERS INSTALLATION OF DOORS ON COMPLETION OF THE BUILDING STRUCTURE, THE CHUTE PIPES BRICKED IN, RENDERED AND THE WALLS PAINTED.

FIRE

FIRE SYSTEM CONTRACTOR TO:

- SUPPLY FIRE SPRINKLERS AND CONNECTION FOR SPRINKLER SYSTEM
- SPRINKLERS FITTED ON EVERY 2ND LEVEL (OR AS PER FIRE CONTRACTOR INSTRUCTION)

ELECTRICAL

YOUR ELECTRICIAN TO PROVIDE:

- ONE (1) STANDARD 240V GPO IN MAIN GARBAGE ROOM
- ONE (1) 415VOLTS, 5 PINS, 20AMPS FOR EACH REQUIRED COMPACTOR, CAROUSEL OR LINEAR
- COORDINATE WITH ELECTRICAL SUBCONTRACTOR

OPTIONAL EQUIPMENT

ELEPHANTS FOOT SUPPLY BALERS SUITABLE FOR BALING CARDBOARD PRODUCT IN COMMERCIAL, RETAIL AND RESIDENTIAL AREAS. BALED PRODUCT REDUCES THE REQUIREMENTS FOR ADDITIONAL COLLECTION EQUIPMENT. STATE OF THE ART COMPACTORS ARE ALSO AVAILABLE IN AUGER, BLADE AND ECO MODELS.

APPENDIX C.3 TYPICAL BIN INCLINE TUG

Typical applications:

- Move trolleys, waste bin trailers and 660litre/1100 litre bins up and down a ramp incline. Ideal for Apartment Buildings (to move waste bins located at a basement level to road level).
- Quiet, smooth operation with zero emissions and simple to use, no driver's licence required

Features:

- Up to 1 Tonne on a ramp surface (depending on ballast and incline)
- Anti-rollback system on slopes
- Foot print: 1548L x 795W x 1104H (handle in the drive position)
- Pin Hitch is standard however alternate hitching options may be available to suit your specific application (e.g. tow ball)

Safety Features:

- Intuitive paddle lever control
- Stops and repels the unit if activated when reversing.
- Site assessment recommended to assess ramp incline steepness *(See Useful Contacts)*