

# IN HAUS DESIGNS

## WASTE MANAGEMENT PLAN

PROPOSED TWO STOREY DWELLING WITH SWIMMING POOLS

7 BORONIA ROAD, INGLESIDE

NSW 2101

DEVELOPMENT APPLICATION

NORTHERN BEACHES COUNCIL



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**CLIENT:** MATTHEW AND MICHAEL GREEN

**DATE:** 27.05.2025

**ADDRESS:** 7 BORONIA ROAD, INGLESIDE, NSW 2101

**COUNCIL:** NORTHERN BEACHES COUNCIL

## SUBJECT:

### **Waste Management Report for Proposed Development at 7 BORONIA ROAD, INGLESIDE**

Dear NORTHERN BEACHES COUNCIL,

InHaus Designs NSW Pty Ltd is pleased to submit the following **Waste Management Report** for the proposed **Two Storey Dwelling with Swimming Pools at 7 Boronia Road, Ingleside.**

As part of this report, InHaus Designs NSW Pty Ltd has thoroughly reviewed and inspected the architectural plans, which will be submitted to the certifier for assessment.

## PROJECT SUMMARY

The proposed development includes:

- **A Two Storey Dwelling.**
- **Swimming pools** located in the rear of the property.



## DEMOLITION (ALL TYPES OF DEVELOPMENTS)

| TYPE OF WASTE GENERATED                      | ESTIMATED<br>COLUME (M <sup>3</sup> ) OR<br>AREA (M <sup>2</sup> )<br><u>REUSE</u> | ESTIMATED<br>VOLUME (M <sup>3</sup> ) OR<br>AREA (M <sup>2</sup> )<br><u>RECYCLING</u> | ESTIMATED<br>VOLUME (M <sup>3</sup> ) OR<br>AREA (M <sup>2</sup> )<br><u>DISPOSAL</u> | SPECIFY METHOD OF ON-SITE REUSE,<br>CONTRACTOR AND RECYCLING<br>OUTLET AND/ OR WASTE DEPOT TO BE<br>USED. |
|----------------------------------------------|------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------|
| EXCAVATION MATERIAL                          | 0 TONNES                                                                           |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |
| GREEN WASTE –TREE<br>REMOVAL                 | 1.2 TONNES                                                                         |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER BRANDOWNS, KEMPS<br>CREEK                                                  |
| BRICKS/PAVERS                                | 0 TONNES                                                                           |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |
| TIMBER                                       | 0 TONNES                                                                           |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |
| PLASTERBOARD                                 | 0 TONNES                                                                           |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |
| CONCRETE                                     | 0 TONNES                                                                           |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER BRANDOWNS, KEMPS<br>CREEK                                                  |
| ROOFING – ROOF<br>TILES / ALUMINUM<br>SHEETS |                                                                                    |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |
| FURNITURE                                    |                                                                                    |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |
| RESIDUAL WASTE                               |                                                                                    |                                                                                        |                                                                                       | MCLEAN EXCAVATIONS<br>RECYCLER<br>BRANDOWNS, KEMPS CREEK                                                  |



## CONSTRUCTION (ALL TYPES OF DEVELOPMENTS)

| TYPE OF WASTE GENERATED                | ESTIMATED VOLUME (M <sup>3</sup> ) OR AREA (M <sup>2</sup> )<br><br>REUSE | ESTIMATED VOLUME (M <sup>3</sup> ) OR AREA (M <sup>2</sup> )<br><br>RECYCLING | ESTIMATED VOLUME (M <sup>3</sup> ) OR AREA (M <sup>2</sup> )<br><br>DISPOSAL | SPECIFY METHOD OF ON-SITE REUSE, CONTRACTOR AND RECYCLING OUTLET AND/ OR WASTE DEPOT TO BE USED. |
|----------------------------------------|---------------------------------------------------------------------------|-------------------------------------------------------------------------------|------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------|
| EXCAVATION MATERIAL                    | 2.8 TONNES                                                                |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| GREEN WASTE –TREE REMOVAL              | 1.2 TONNES                                                                |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| BRICKS/PAVERS                          | 4 TONNES                                                                  |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| TIMBER                                 | 2 TONNES                                                                  |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| PLASTERBOARD                           | 1 TONNES                                                                  |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| CONCRETE                               | 3 TONNES                                                                  |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| ROOFING – ROOF TILES / ALUMINUM SHEETS | 2.6 TONNES                                                                |                                                                               |                                                                              | MCLEAN EXCAVATIONS RECYCLER BRANDOWNS, KEMPS CREEK                                               |
| FURNITURE                              |                                                                           |                                                                               |                                                                              |                                                                                                  |
| RESIDUAL WASTE                         |                                                                           |                                                                               |                                                                              |                                                                                                  |



## ONGOING OPERATION

### (RESIDENTIAL, MULTI UNIT, COMMERCIAL, MIXED USE AND INDUSTRIAL)

|                                               | RECYCLABLES         |                          | COMPOSTABLES            | RESIDUAL WASTE   | OTHER |
|-----------------------------------------------|---------------------|--------------------------|-------------------------|------------------|-------|
|                                               | PAPER/<br>CARDBOARD | METALS/<br>PLASTIC GLASS | BIODEGRADABLE/<br>GRASS |                  |       |
| AMOUNT GENERATED (L PER UNIT PER DAY)         | 1.5 L / DAY         | 1.2 L / DAY              | 2.2 L / DAY             | 8.6 L / DAY      |       |
| AMOUNT GENERATED (L PER DEVELOPMENT PER WEEK) | 10 L                | 8 / L                    | 15 L / WK               | 60 L / WK        |       |
| ANY REDUCTION DUE TO COMPACTING EQUIPMENT     |                     |                          |                         |                  |       |
| FREQUENCY OF COLLECTIONS (PER WEEK)           | 1 WEEK              |                          | 1 / FORTNIGHT           | 1 / WEEK         |       |
| NUMBER AND SIZE OF STORAGE BINS REQUIRED      | 1                   |                          | 1                       | 1                |       |
| FLOOR AREA REQUIRED FOR STORAGE BINS (M2)     | 2.5 M <sup>2</sup>  | 2.5 M <sup>2</sup>       | 1 M <sup>2</sup>        | 1 M <sup>2</sup> |       |
| FLOOR AREA REQUIRED FOR MANEUVERABILITY (M2)  | 4 M <sup>2</sup>    | 4 M <sup>2</sup>         | 2 M <sup>2</sup>        | 2 M <sup>2</sup> |       |
| HEIGHT REQUIRED FOR MANEUVERABILITY (M)       | 1.2 M               | 1.2 M                    | 0.6 M                   | 1.2 M            |       |

THE NEW DEVELOPMENT IS DESIGNED FOR DOMESTIC USE AND ACTIVITY. THE DWELLING WILL BE OWNER OCCUPIED WITH THE OWNER MANAGING ALL ONGOING WASTE MANAGEMENT TASKS.



## WASTE/RECYCLING GENERATION RATES

### CONSTRUCTION WASTE:

#### RULE OF THUMB' FOR RENOVATIONS AND SMALL HOME BUILDING:

- **TIMBER 5-7% OF MATERIAL ORDERED**
- **PLASTERBOARD 5-20% OF MATERIAL ORDERED**
- **CONCRETE 3-5% OF MATERIAL ORDERED**
- **BRICKS 5-10% OF MATERIAL ORDERED**
- **TILES 2-5% OF MATERIAL ORDERED**

| PREMISES TYPE                      | WASTE GENERATION                                                  | RECYCLABLE MATERIAL GENERATION                                    |
|------------------------------------|-------------------------------------------------------------------|-------------------------------------------------------------------|
| BACKPACKERS' HOSTEL                | 40L/OCCUPANT SPACE/WEEK                                           | 20L/OCCUPANT SPACE/WEEK                                           |
| BOARDING HOUSE, GUEST HOUSE        | 60L/OCCUPANT SPACE/WEEK                                           | 20L/OCCUPANT SPACE/WEEK                                           |
| FOOD PREMISES:                     | 80L/100M2 FLOOR AREA/DAY                                          | VARIABLE                                                          |
| BUTCHER                            | 80L/100M2 FLOOR AREA/DAY                                          | VARIABLE                                                          |
| DELICATESSEN                       | 80L/100M2 FLOOR AREA/DAY                                          | VARIABLE                                                          |
| FISH SHOP                          | 240L/100M2 FLOOR AREA/DAY                                         | 120L/100M2 FLOOR AREA/DAY                                         |
| GREENGROCER                        | 10L/1.5M2 FLOOR AREA/DAY                                          | 2L/1.5M2 FLOOR AREA/DAY                                           |
| RESTAURANT, CAFÉ                   | 240L/100M2 FLOOR AREA/DAY                                         | 240L/100M2 FLOOR AREA/DAY                                         |
| SUPERMARKET                        | 80L/100M2 FLOOR AREA/DAY                                          | VARIABLE                                                          |
| TAKEAWAY FOOD SHOP                 |                                                                   |                                                                   |
| HAIRDRESSER, BEAUTY SALON          | 60L/100M2 FLOOR AREA/WEEK                                         | VARIABLE                                                          |
| HOTEL, LICENSED CLUB, MOTEL        | 5L/BED SPACE/DAY 50L/100M2 BAR AREA/DAY 10L/1.5M2 DINING AREA/DAY | 1L/BED SPACE/DAY 50L/100M2 BAR AREA/DAY 50L/100M2 DINING AREA/DAY |
| OFFICES                            | 10L/100M2 FLOOR AREA/DAY                                          | 10L/100M2 FLOOR AREA/DAY                                          |
| SHOP LESS THAN 100M2 FLOOR AREA    | 50L/100M2 FLOOR AREA/DAY                                          | 25L/100M2 FLOOR AREA/DAY                                          |
| SHOP GREATER THAN 100M2 FLOOR AREA | 50L/100M2 FLOOR AREA/DAY                                          | 50L/100M2 FLOOR AREA/DAY                                          |
| SHOWROOM                           | 40L/100M2 FLOOR AREA/DAY                                          | 10L/100M2 FLOOR AREA/DAY                                          |
| MULTI-UNIT DWELLINGS               | 80L/UNIT/WEEK                                                     | 40L/UNIT/WEEK                                                     |



## INDICATIVE BIN SIZES

NOTE TO COUNCIL PLANNERS: CONSIDER MODIFYING THIS PAGE TO DESCRIBE THE TYPES OF BINS AND SERVICES PROVIDED IN THE LOCAL AREA, AS WELL AS LARGER BINS SIZES THAT MAY BE COMMON IN MULTI-UNIT DWELLINGS AND COMMERCIAL PREMISES.

| BIN TYPE      | HEIGHT | DEPTH | WIDTH |
|---------------|--------|-------|-------|
| 80 LITRE BIN  | 870MM  | 530MM | 450MM |
| 120 LITRE BIN | 940MM  | 560MM | 485MM |
| 140 LITRE BIN | 1065MM | 540MM | 500MM |
| 240 LITRE BIN | 1080MM | 735MM | 580MM |

