

## **NORTHERN BEACHES COUNCIL**

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### **Waste Management Plan**

This plan is to be completed  
in accordance with Council's

### **Waste Management Guidelines**

**Effective Date: 1 November 2016**

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## Purpose of the Waste Management Plan

This *Waste Management Plan (WMP)* will detail the arrangements for waste management during all stages of development and occupation.

The WMP must be completed in accordance with the Waste Management Guidelines (Guidelines).

A completed WMP is a mandatory requirement for any Development Application (DA) for which Council is the Consent Authority. DAs that are submitted without a completed WMP will be rejected or refused by Council.

## Structure of the Waste Management Plan

All applicants are required to complete the 'Applicant and Project Details' part of the WMP and include it with the relevant Sections that apply to their proposed development.

The WMP is divided into Sections and applicants are only required to complete the relevant Sections in accordance with the Guidelines. The table below identifies which Sections are relevant to which development types.

For example, if the proposed development was to include demolition of an existing structure and construction of a single dwelling, the relevant Sections would be Sections 1, 2 and 3.

Section	Development Type <sup>^</sup>
<b>Section 1 – Demolition</b>	All
<b>Section 2 – Construction</b>	All
<b>Section 3 – On-going waste management for one or two dwellings</b>	One or two dwelling developments Mixed-use developments containing one or two dwellings
<b>Section 4 – On-going waste management for three or more dwellings</b>	Three or more dwelling developments Mixed-use developments containing three or more dwellings
<b>Section 5 – On-going waste management for non-residential and mixed use developments</b>	Commercial developments Industrial developments Mixed-use developments
<b>Section 6 – Private roadway developments</b>	Private roadways

<sup>^</sup>Note: the definitions of the development types are provided in Section vi of the Introduction to the Guidelines

## Property and Project Details

Complete this page and the relevant Sections that apply to your proposed development.

### Property Details

Lot No: Deposited Plan (DP) No: or Strata Plan (SP) No:	41 DP553816
Unit No: House No: Street: Suburb: Postcode:	16 MACPHERSON STREET WARRIEWOOD, NSW

### Project Details

Description of proposed development:	LAND SUBDIVISION AND CONSTRUCTION OF 28 DWELLING HOUSES
Structures to be demolished:	REFER ATTACHED DEMOLITION PLAN

## Section 1 – Demolition

This section must be completed in accordance with 'Chapter 1 – Demolition' of the Waste Management Guidelines

MATERIALS ON SITE	DESTINATION <i>Evidence such as weighbridge dockets and invoices for waste disposal or recycling must be retained on site for inspection</i>					
	REUSE AND RECYCLING (MOST FAVOURABLE)				DISPOSAL (LEAST FAVOURABLE)	
Types of Waste Material	Estimated Volume (m <sup>3</sup> ) or Weight (t)	ONSITE RE-USE ✓ Specify how material will be reused on site	OFFSITE RECYCLING ✓ Recycling Outlet (RO) ✓ Waste Transport Contractor (WTC)		OFFSITE DISPOSAL ✓ Specify landfill site (LS) ✓ Specify Waste Transport Contractor (WTC)	
			WTC	RO	WTC	LS
Excavated Material	6000m <sup>3</sup>			✓		
Garden Organics	1000m <sup>3</sup>			✓		
Bricks	40m <sup>3</sup>			✓	OPTION NOT AVAILABLE: These materials must be re-used or separated on or off site and sent for recycling.	
Tiles	8m <sup>3</sup>			✓		
Concrete	90m <sup>3</sup>			✓		
Timber	30m <sup>3</sup>			✓		
Plasterboard	6m <sup>3</sup>			✓		
Metals	100m <sup>3</sup>			✓		
Asbestos	41m <sup>3</sup>					✓
Other waste (please specify)						
Estimated Total % Recovered	95%					

Refer to the estimation tables in 'Chapter 1 – Demolition' of the Guidelines for assistance in completing this table.

The applicant must submit a Site Plan showing the structures to be demolished and storage areas for waste and construction materials (if the development also includes construction).

#### WMP Checklist

Have you included the following:	Applicant Tick
A site plan showing: <ul style="list-style-type: none"> <li>• The structures to be demolished.</li> <li>• Storage areas for waste to be reused, recycled, or disposed of.</li> <li>• Materials storage (if the development also includes construction)</li> </ul>	<input checked="" type="checkbox"/>
The table on the previous page, completed in accordance with 'Chapter 1 – Demolition' in the guidelines.	<input checked="" type="checkbox"/>



## Section 2 – Construction

This section must be completed in accordance with 'Chapter 2 – Construction' of the Waste Management Guidelines

MATERIALS ON SITE	DESTINATION <i>Evidence such as weighbridge dockets and invoices for waste disposal or recycling must be retained on site for inspection</i>					
	REUSE AND RECYCLING (MOST FAVOURABLE)			DISPOSAL (LEAST FAVOURABLE)		
Types of Waste Material	Estimated Volume (m <sup>3</sup> ) or Weight (t)	ONSITE RE-USE ✓ Specify how material will be reused on site	OFFSITE RECYCLING ✓ Specify recycling outlet (RO) ✓ Specify Waste Transport Contractor (WTC)		OFFSITE DISPOSAL ✓ Specify landfill site (LS) ✓ Specify Waste Transport Contractor (WTC)	
* Please specify			WTC	RO	WTC	LS
Excavated Material	0 m <sup>3</sup>					
Garden Organics	0 m <sup>3</sup>					
Bricks	0 m <sup>3</sup>				OPTION NOT AVAILABLE: These materials must be re-used or separated on or off site and sent for recycling.	
Tiles	0 m <sup>3</sup>					
Concrete	0 m <sup>3</sup>					
Timber*	28 m <sup>3</sup>			✓		
Plasterboard	14 m <sup>3</sup>			✓		
Metals*	0 m <sup>3</sup>					
Asbestos	0 m <sup>3</sup>					
Other waste*	28 m <sup>3</sup>				✓	
Estimated Total % Recovered	100%					

40%.

Refer to the estimation tables in 'Chapter 2 – Construction' of the Guidelines for assistance in completing this table.

The applicant must submit a Site Plan showing the structures to be demolished and storage areas for waste and construction materials (if the development also includes construction).

### WMP Checklist

Have you included the following:	Applicant Tick
<p>A site plan showing:</p> <ul style="list-style-type: none"> <li>• The structures to be demolished.</li> <li>• Potential storage areas for waste to be reused, recycled, or disposed of.</li> <li>• Materials storage</li> </ul>	<input checked="" type="checkbox"/>
<p>The table on the previous page, completed in accordance with 'Chapter 2 – Construction' in the guidelines.</p>	<input checked="" type="checkbox"/>

### Section 3 – On-going waste management for one or two dwellings

This section is to be completed in accordance with 'Chapter 3 – On-going waste management for one or two dwellings' of the Waste Management Guidelines.

Type of development: N/A

Number of dwellings: \_\_\_\_\_

#### WMP Checklist

Do your architectural and landscape plans include the following:	Applicant Tick
Waste Storage Area design requirements (Chapter 3.2.)	<input type="checkbox"/>
Waste Storage Area location requirements (Chapter 3.3.)	<input type="checkbox"/>



## Section 4 – On-going waste management for three or more dwellings

This section is to be completed in accordance with 'Chapter 4 – On-going waste management for three or more dwellings' of the Waste Management Guidelines.

Type of development: LAND SUBDIVISION AND CONSTRUCTION  
Number of dwellings: OF 28 DWELLINGS

### WMP Checklist

Do your architectural/landscape plans include the following:	Applicant Tick	N/A
Waste Storage Area design requirements (Chapter 4.2.)	<input checked="" type="checkbox"/>	-
Waste Storage Area location requirements (Chapter 4.3.)	<input checked="" type="checkbox"/>	-
Pathway, access and door requirements (Chapter 4.4.)	<input checked="" type="checkbox"/>	-
Clean-up waste requirements (Chapter 4.5.)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Kerbside (on-street) waste collection requirements (Chapter 4.6.)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
On-site (off-street) waste collection requirements (Chapter 4.7.)	<input checked="" type="checkbox"/>	<input type="checkbox"/>

## Section 5 – On-going waste management for non-residential and mixed use developments

This section is to be completed in accordance with 'Chapter 5 – On-going waste management for non-residential developments' and 'Chapter 6 – On-going waste management for mixed use developments' of the Waste Management Guidelines.

Type of development: N/A

Number of commercial premises: \_\_\_\_\_

Number of Waste Storage Areas: \_\_\_\_\_

### WMP Checklist

Do your architectural/landscape plans include the following:	Applicant Tick	N/A
Waste Storage Area design requirements (Chapter 5.2.)	<input type="checkbox"/>	-
Waste Storage Area location requirements (Chapter 5.3.)	<input type="checkbox"/>	-

## Section 6 – Private roadway developments

This section is to be completed in accordance with 'Chapter 7 – Private roadway developments' of the Waste Management Guidelines.

Type of development: LAND SUBDIVISION AND CONSTRUCTION

Number of dwellings: OF 28 DWELLINGS

(Only applicable for sub-divisions)

### WMP Checklist

Do your sub-division plans include the following:	Applicant Tick	N/A
Council's waste vehicle design requirements (Chapter 7.2.)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Waste Storage Area requirements (Chapter 7.3.)	<input checked="" type="checkbox"/>	<input type="checkbox"/>



Potential storage area for waste and construction materials

LEGEND :



EXISTING BUILDINGS  
TO BE DEMOLISHED



TREES TO BE REMOVED  
REFER TO ARBORIST  
REPORT

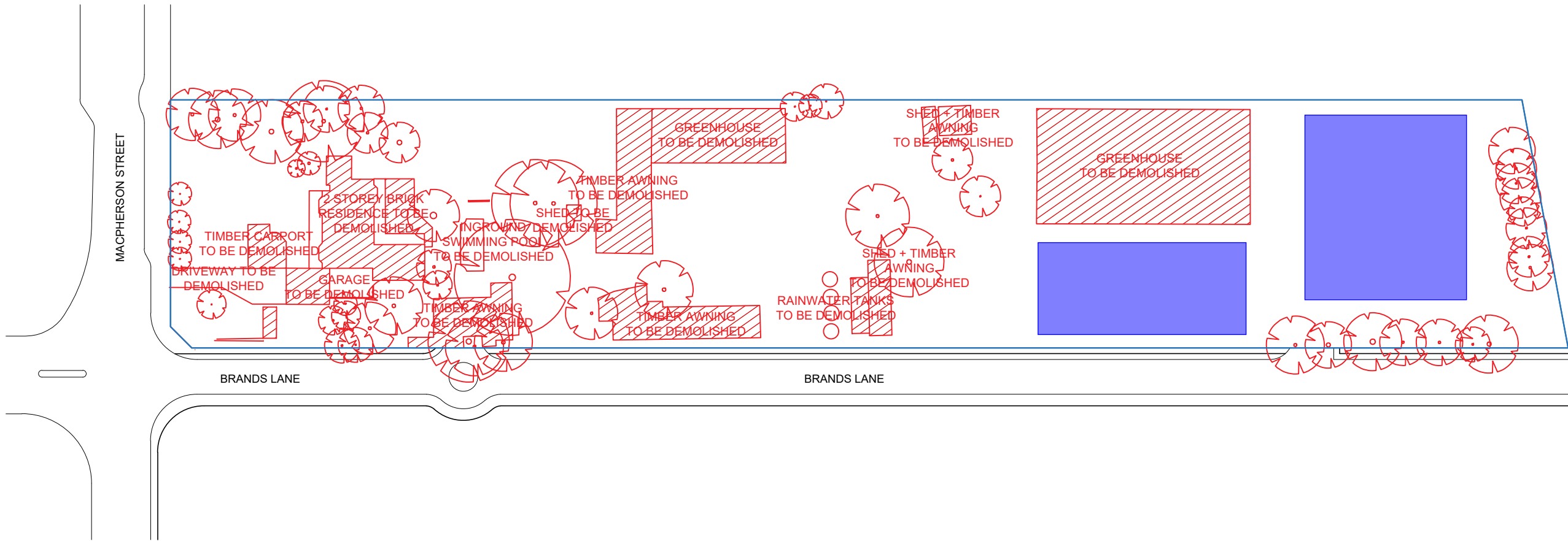


SITE BOUNDARY

- GENERAL NOTES:
- ALL WORKS TO COMPLY WITH BUILDING CODE OF AUSTRALIA, REQUIREMENTS OF RELEVANT STATUTORY AUTHORITIES/ LOCAL GOVERNMENT & RELEVANT AUSTRALIAN BUILDING STANDARDS
  - DRAWINGS FOR THE PURPOSES OF DA ONLY - FURTHER CONSULTANT/ AUTHORITY COORDINATION WILL BE REQUIRED AT EC STAGE WHICH MAY IMPACT ON DESIGN AND PLANNING LAYOUTS
  - ARCHITECTURAL PLANS TO BE READ IN CONJUNCTION WITH CONSULTANT'S DRAWINGS, SPECIFICATIONS & REPORTS
  - COPYRIGHT OF DESIGN SHOWN HEREON IS RETAINED BY PBD ARCHITECTS AND AUTHORITY IS REQUIRED FOR ANY REPRODUCTION
  - AREA SCHEDULES SUPPLIED ARE APPROXIMATE ONLY - FUTURE ALLOWANCE FOR VERTICAL SERVICE DUCTS, STRUCTURAL WALL SYSTEMS AND CONSULTANT INPUT WILL BE REQUIRED

LEGEND:

- AW AWNING  
HW HIGHLIGHT WINDOW  
CU A/C CONDENSER UNITS  
FH FIRE HYDRANT  
FHR FIRE HOSE REEL  
FS FIRE STAIRS  
HV MECHANICAL RISER TO FUTURE DETAIL  
GC GARBAGE CHUTE  
MB MAILBOX TO FUTURE DETAIL  
PB PLANTERBOX  
R 24L RECYCLING BIN  
SK SKYLIGHT  
ST STORAGE  
WT HOT WATER UNITS



1 DEMOLITION PLAN

SCALE 1:500@A1 / 1:1000@A3

01	12.04.23	ISSUE FOR DA
ISSUE	DATE	DESCRIPTION



CLIENT:  
IPM PROPERTY

ARCHITECT:  
**PBD | ARCHITECTS**  
ABN 36 147 035 550  
P - 02 9698 8140 E - info@pbdarchitects.com.au W - www.pbdarchitects.com.au  
Level 2, 52 Albion Street, Surry Hills NSW 2010  
Nominated Architect: Paul Buljevic NSW 7768

PROJECT:  
28 TERRACES  
16 MACPHERSON STREET  
WARRIEWOOD

APR. 2023  
DRAWING TITLE:  
DEMOLITION PLAN

DRAWN BY: SS	CHECKED BY: HV	
SCALE: 1:400@A1 / 1:800@A3 PROJECT NO: 2235	DRAWING NO: <b>DA 003</b>	ISSUE: <b>01</b>