



CRAIG & RHODES

TAKE THE LEAD

WASTE MANAGEMENT PLAN

**Subdivision of 1 lot into 22 Community title lots with
construction of 21 dwellings**

**Lot 2 DP 1115877
53A Warriewood Road, Warriewood**

Prepared for PVD No. 21 Pty Ltd

July 2021

Our Ref: 434-20

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This report has been prepared by Craig & Rhodes Pty Ltd and has undergone a quality assurance review. The below signatures confirm review completion.

Issue	Date	Author	Reviewed	Approved
A	27/07/2021	Nicholas Gunn	Andrew Morelli	Andrew Morelli



1. Site Investigation

1.1 Site Details

The site consists of one lot, the details of which are shown in **Table 2** and **Figure 1**.

Table 1 - Site details

Legal Description	Address	Site Area	Owner(s)
Lot 2 DP 1115877	53A Warriewood Road, Warriewood	9,251m ²	<ul style="list-style-type: none"> ○ Matilda Iera ○ Francesco Iera ○ Innis Falvo



Figure 1 – Aerial Photo of the Site (Nearmap 2021)



1.2 Existing Environment

The site contains a single storey fibro dwelling house near to its northern boundary with Warriewood Road. Two small metal sheds are located behind the dwelling. The remainder of the site is vacant and largely cleared, with only scattered vegetation and shrubbery around the boundaries. The site borders Narrabeen Creek, a 2nd order stream, to the south-west.

A 5m wide sewer easement for Sydney Water access traverses the site east to west and is located immediately to the rear of the existing house. The easement contains a 1800mm trunk main that services parts of the Warriewood Valley Urban Release Area.

The topographic survey of the site illustrates that the site generally falls from north-eastern frontage (being Warriewood Road) to the southwest boundary (being Narrabeen Creek), with an average gradient of approximately 6%.

2. Proposed Development

This report applies to the proposed Torrens title subdivision of the site into 90 residential lots across two stages.

Summary of Proposed Demolition Works

The following will be subject to demolition:

- All existing buildings and ancillary structures
- The removal of all trees and vegetation within the site.
- Removal of any scattered rubbish and general waste.

Summary of Proposed Construction Works

Civil and road works include:

- Construction of 21 double storey dwelling houses:
 - 17 x dwelling houses (detached), all with 3 bedrooms.
 - 4 x dwelling houses (abutting one side), all with 3 bedrooms.
- Civil works including the:
 - Construction of a public road (Lorikeet Grove) tying into the existing section of Lorikeet Grove to the north-east and planned section in the south-east;
 - Construction of a private road to become a link between Warriewood Road and Lorikeet Grove;
 - Upgrade works to the Warriewood Road frontage;
 - Installation of stormwater network including pit and pipe infrastructure as well as stormwater detention and water quality basin.
- Installation of essential services (e.g. potable water, waste water, electricity, gas and NBN);
- Landscaping of each proposed lot and verges, including street tree planting and public domain treatment.
- Narrabeen Creek rehabilitation works (solely contained within Residue Lot 23).



3. Summary of Ongoing Waste Management

The collection of waste generated on all residential properties will be collected by Council on the weekly/fortnightly collection date and bin collection schedule. The bins will be stored on the within the front setback of each property as indicated on the accompanying architectural plans.

- The owner/occupant will be responsible for maintaining the waste storage area on their property.
- The owner/occupant will be responsible for placing the bins kerbside for weekly/fortnightly collection by council.
- The owner/occupant will be responsible for the sorting & disposal of the waste to the appropriately marked bins.

Residential Bin Allocation		
General waste	80L Bins	x21 (1 per dwelling)
Paper recycling	140L Bins	x21 (1 per dwelling)
Container recycling	140L Bins	x21 (1 per dwelling)
Vegetation	240L Bins	x21 (1 per dwelling)
Skip Bins Allocation	N/A	N/A



4. Details of Waste Management – Demolition

MATERIALS ON-SITE		DESTINATION		
Type of Materials	Estimated	Reuse and Recycling		Disposal
	Vol (m ³) Wt (t)	ON-SITE Specify proposed reuse or on-site recycling methods	OFF-SITE Specify contractor and recycling outlet	Specify contractor and landfill site
Brick	2t	No reuse on-site	Sustainable Resource Centre, Cnr Hassal Street & Widemere Road, Wetherill Park NSW	Sustainable Resource Centre, Cnr Hassal Street & Widemere Road, Wetherill Park NSW
Concrete	5t	No reuse on-site	Concrete Recyclers Pty Ltd, 14 Thackery Street, Camellia NSW 2142	Concrete Recyclers Pty Ltd, 14 Thackery Street, Camellia NSW 2142
Plaster	2t	No reuse on-site	SITA Environmental Solutions, 135 Elizabeth Dr, Kemps Creek NSW 2171	SITA Environmental Solutions, 135 Elizabeth Dr, Kemps Creek NSW
Metal	1t	No reuse on-site	Active Recycling, 3 Shaw Road, Ingleburn NSW	Active Recycling, 3 Shaw Road, Ingleburn NSW
Timber	5t	Mulch all cleared trees and vegetation on site	Active Recycling, 3 Shaw Road, Ingleburn NSW	Active Recycling, 3 Shaw Road, Ingleburn NSW
Asbestos	1t	If encountered, to be taken off site by a suitably qualified person.	Suez Recycling & Recovery Pty Ltd, 1725 Elizabeth Drive, Kemps Creek NSW	Suez Recycling & Recovery Pty Ltd, 1725 Elizabeth Drive, Kemps Creek NSW
General Waste	4t	No reuse on-site	Enviroguard Waste Management, Mamre & Erskine Park Rd, Marsden Park	Enviroguard Waste Management, Mamre & Erskine Park Rd, Marsden Park

NB: The details provided in this report are for the intentions of managing waste related to this project. Figures are estimates only and will be subject to variabilities in the construction process.



5. Details of Waste Management – Construction

MATERIALS ON-SITE			DESTINATION		
Type of Materials	Estimated		Reuse and Recycling		Disposal
	Vol (m ³)	Wt (t)	ON-SITE Specify proposed reuse or on-site recycling methods	OFF-SITE Specify contractor and recycling outlet	Specify contractor and landfill site
Concrete	5m ³		N/A	Sita Australia Pty Ltd, 1725 Elizabeth Drive, Kemps Creek	Sita Australia Pty Ltd, 1725 Elizabeth Drive, Kemps Creek
				Concrete Recyclers, 14 Thackeray St, Camellia,	Kurnell Landfill Company – Captain Cook Drive, Kurnell
				Benedict Pty Ltd, 33-39 Riverside Road, Chipping Norton.	Benedict Pty Ltd, 33-39 Riverside Road, Chipping Norton.
Road Base	4m ³		No reuse on-site	Enviroguard Waste Management, Mamre & Erskine Park Rd, Marsden Park	Enviroguard Waste Management, Mamre & Erskine Park Rd, Marsden Park
				Blacktown Waste Services Pty Ltd, 920 Richmond Rd, Marsden Park	Blacktown Waste Services Pty Ltd, 920 Richmond Rd, Marsden Park
				Benedict Pty Ltd, 33-39 Riverside Road, Chipping Norton.	Benedict Pty Ltd, 33-39 Riverside Road, Chipping Norton.
Plastics	6m ³		No reuse on-site	Suez Seven Hills Resource Recovery Centre, 29 Powers Rd, Seven Hills	Appointed contractor will assign facility.



MATERIALS ON-SITE			DESTINATION		
Type of Materials	Vol (m ³)	Wt (t)	ON-SITE Specify proposed reuse or on-site recycling methods	OFF-SITE Specify contractor and recycling outlet	Specify contractor and landfill site
Ferrous Metals (eg. Iron / steel)	<1m ³		No reuse on-site	North Shore Metal Recyclers Pty Ltd, 51 Dickson Avenue, Artarmon	North Shore Metal Recyclers Pty Ltd, 51 Dickson Avenue, Artarmon
Non-Ferrous metal (eg. Copper wiring)	<1m ³		No reuse on-site	Sydney Copper Recycling Pty Ltd, 35-37 George St, Granville	Sydney Copper Recycling Pty Ltd, 35-37 George St, Granville
Mixed Recyclables	<1m ³		No reuse on-site	Benedict Pty Ltd, 33-39 Riverside Road, Chipping Norton.	Appointed contractor will assign facility.
General Waste	10m ³		No reuse on-site	Enviroguard Waste Management, Mamre & Erskine Park Rd, Marsden Park	Enviroguard Waste Management, Mamre & Erskine Park Rd, Marsden Park

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