

Waste Referral Response

Application Number:	DA2020/1480
Date:	11/03/2021
To:	Anne-Marie Young
Land to be developed (Address):	Lot 1 DP 5055 , 8 Forest Road WARRIEWOOD NSW 2102

Reasons for referral

This application seeks consent for the following:

- new residential works with three or more dwellings. (RFB's, townhouses, seniors living, guesthouses, etc). or
- mixed use developments containing three or more residential dwellings. or
- new subdivisions of three or more lots. (Private road and public road subdivisions) or

And as such, Councils Waste Management Officers are required to consider the likely impacts on drainage regimes.

Officer comments

Waste Management Assessment

Recommendation - Refusal

Specifically:

1) The garbage chute / recycling cupboard arrangement does not comply Council's requirements:

Please see point b) from design requirements below -

Waste Garbage Chute Requirements

b) "Access to the Waste Garbage Chute must be provided by an inlet hopper (or service opening) which must be located within designated Waste Service Rooms. The Waste Service Room must also provide interim disposal areas for the temporary storage of recyclables".

This means that the waste chute and recycling bins must be contained within a designated waste service room. The recycling bins must be immediately adjacent to the garbage chute opening.

2) Waste Bin Holding Bay (the service bay at street level).

Insufficient detail provided on the plans to determine if this structure is a walled bay or a room.

The waste bin holding bay must:

- Have a roof with a minimum 2.1 metre ceiling clearance.
- Have walls high enough to screen the bins from being viewed from the street.
- The rear wall of the structure closest to the residential apartments must reach ceiling height so as to screen the bins from being viewed from the unit balconies.

All other aspects of the proposed waste storage, handling and removal comply with Council's requirements.

Ray Creer

Waste Services Officer

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Waste Conditions:

Nil.