

## Waste Referral Response

<b>Application Number:</b>	DA2019/0505
<b>To:</b>	Rebecca Englund
<b>Land to be developed (Address):</b>	Lot 2 DP 9900 , 876 Pittwater Road DEE WHY NSW 2099 Lot 3 DP 9900 , 876 Pittwater Road DEE WHY NSW 2099 Lot 4 DP 9900 , 876 Pittwater Road DEE WHY NSW 2099 Lot 1 DP 9900 , 874 Pittwater Road DEE WHY NSW 2099

### 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

Recommended for refusal.

There are 78 units proposed. To avoid large amounts of waste on the footpath in this high profile, high pedestrian area and excessive time a collection vehicle may need to obstruct street access to collect waste the waste guidelines for developments with 80 residential units should be complied with.

It is noted that the applicant has not satisfied the Traffic Engineer's requirement that "the applicant must demonstrate that Council's refuse vehicle can enter and exit the site in a forward direction". The access clearance height for Council Waste vehicles to access waste on site would be 4.5 metres and ability to enter and exit in a forward direction.

The Bulky Goods Storage Room has a very difficult access for manoeuvring potentially large heavy objects to the kerb presenting high WHS risks which are unacceptable.

Presenting bulky goods for collection on the footpath in this location is unacceptable.

The Bulky Goods storage room needs to be located in a position which provides for safe and efficient access for removal of waste.

The residential waste storage area for bins is not well designed for efficient use and separation of recycling by residents or staff.

**Referral Body Recommendation**

Recommended for refusal

**Refusal comments****Recommended Waste Conditions:**

Nil.