

## Waste Referral Response

<b>Application Number:</b>	DA2025/0042
<b>Proposed Development:</b>	Demolition works and construction of a mixed use development including light industry, a vehicle body repair workshop, a take away food and drink premises and business identification signage
<b>Date:</b>	10/04/2025
<b>To:</b>	Thomas Burns
<b>Land to be developed (Address):</b>	Lot 15 DP 5767 , 35 Carter Road BROOKVALE NSW 2100 Part Lot 1 DP 1278077 , 39 Carter Road BROOKVALE NSW 2100 Part Lot 1 DP 1278077 , 37 Carter Road BROOKVALE NSW 2100

### 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 for industrial units to be managed internally for each unit and commercial collection to occur onsite. No bins to be stored at kerbside at any time.

The cafe will require a commercial waste storage room sufficient to hold 2 x 240L waste and 2 x 240L recycling bins for weekly collection by a commercial contractor.

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.