

## Waste Referral Response

<b>Application Number:</b>	DA2022/1530
<b>Proposed Development:</b>	Demolition works and construction of housing for seniors or people with a disability
<b>Date:</b>	09/12/2022
<b>To:</b>	Adam Croft
<b>Land to be developed (Address):</b>	Lot 9 DP 737255 , 171 Forest Way BELROSE NSW 2085

### 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  
Not Supported.

Request for information/clarification.

Firstly I need to say that the garbage and recycling bin storage facilities meet all of Council's requirements for size, location and service access.

- The enclosure must have a roof with a minimum ceiling clearance of 2.1 metres.
- The enclosure must have a door with a minimum opening of 1.2 metres.

Can these two points be confirmed.

#### Vegetation Collection Service

Clarification is sort as to the applicants vision for the collection of vegetation waste from the site.

If it is intended that vegetation be removed by Council's fortnightly service then a suitably sized bin enclosure will need to be provided adjacent to the proposed garbage and recycle bin enclosure for the storage of vegetation bins.

Council would normally provide 1 x 240 litre vegetation bin for each 200 sq metres of landscaped open space.

The applicant may also choose to have a grounds maintenance contractor remove the vegetation waste.

Please have the applicant advise their intention.

#### Bulky Goods Collection

A suitably sized bulky goods room has been provided in the basement carpark of level 7.

The location of this room means that the residents would be responsible for placing the materials at the kerbside for removal on the scheduled collection date/s.

Council would prefer to collect the materials from within the site but the proposed location in the basement is not suitable for this service.

A suitably sized room (4 metres x 3 metres) adjacent to the bin enclosure would suffice.

Waste Services would like to discuss the possibility relocating the bulky goods room with the applicant.

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.