

## Waste Referral Response

<b>Application Number:</b>	DA2023/1400
<b>Proposed Development:</b>	Demolition works and construction of a Residential Flat Building
<b>Date:</b>	26/10/2023
<b>To:</b>	Thomas Prosser
<b>Land to be developed (Address):</b>	Lot CP SP 30051 , 13 Lodge Lane FRESHWATER NSW 2096

### 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

The proposal is not supported without some alteration to the waste storage area design.

Council will provide a wheel out - wheel in service for shared waste facilities for 3 or more units to avoid and reduce the presentation of waste in road reserves where possible.

Waste storage areas need to be designed to accommodate this service.

Bin storage areas need to be designed so that bins are not 'stacked' one behind another for access to individual bins by staff/contractors servicing bins and resident access to the full capacity available.

The path from the bin storage room to the footpath/kerb needs to facilitate safe wheeling of bins and should be continuous concrete or similar hard, non-slip surface.

We suggest the bin room be redesigned to accommodate 4 x 240 litre bins side by side to provide ready access to each bin type.

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.