

Waste Referral Response

Application Number:	REV2021/0012
Date:	29/04/2021
To:	Alex Keller
Land to be developed (Address):	Lot B DP 85983 , 396 - 400 Sydney Road BALGOWLAH NSW 2093 Lot A DP 85983 , 402 Sydney Road BALGOWLAH NSW 2093

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 - the proposal is unacceptable.

Specifically

1) Access to the holding bays is via the vehicular driveway and vehicle waiting bay. - *Unacceptable*
Access for bin servicing staff must not be via the vehicular driveway. A separate pathway must be provided.

2) Please have the applicant review the need to provide such a small building (only 12 units) with a waste chute/recycling cupboard waste disposal system.

A suitably located waste room at street level accessible to the building occupants and Council servicing staff would remove the need to provide a chute, access hatches, bin carousel, recycling cupboards, holding bays and an ongoing financial burden to the building owners to manage it.

Due to the constraints of this site Council would be prepared to review the 6.5 metre binroom distance from the street rule to assist in delivering a workable outcome for all.

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.