



PROPOSED CHILD CARE CENTRE

25-27 SONGBIRD AVENUE, CHIRNSIDE
PARK

WASTE MANAGEMENT PLAN

SALT³

PROPOSED CHILD CARE CENTRE, 25-27 SONGBIRD AVENUE, CHIRNSIDE PARK

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EXECUTIVE SUMMARY

SALT has been engaged by [REDACTED] to prepare a Waste Management Plan (WMP) for a proposed child care centre development located at 25-27 Songbird Avenue, Chirnside Park.

SALT understands that the proposal involves the development of a child care centre consisting of 5 rooms. Waste would be stored on-site in the bin room located at ground level.

Waste would be collected by private contractor, with:

- 1 x 660L garbage bin collected once per week;
- 1 x 1,100L commingled recycling bin collected once per week;
- 1 x 120L organics bins collected twice per week;
- 1 x 140L glass bin collected once per week; and
- 1m² of hard waste area collected on as required basis.

Waste vehicles would prop safely in the car park for collections. Vehicle operators would ferry waste bins from the waste store to the collection vehicle and return upon emptying.

In the opinion of SALT, the enclosed Waste Management Plan would provide efficient waste management for the proposed development. This report must be read in detail prior to implementation of the waste management strategy.



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CONTEXT

This Waste Management Plan has been prepared to address the conditions provided in Council's Request for Information regarding Application No. YR.2021/916 issued on 15th Dec 2021, which stipulates:

- *A complete waste management plan detailing but not limited to: number of bins, method of collection, frequency of collection, service provider.*
- *There appears to be a significant disconnect between the kitchen/utility rooms and the service area for the disposal of waste. Clarification and details are required to delineate how this will be managed. Further, the collection of waste has not been defined and the vehicles collecting waste have not been specified as to how they will enter and exit the site. It is recommended that these details be provided in a waste management plan for consideration.*

1 INTRODUCTION

SALT has been requested [REDACTED] prepare a Waste Management Plan for a proposed child care centre development located at 25-27 Songbird Avenue, Chirnside Park.

This Waste Management Plan (WMP) has been prepared based on industry best practice and the Sustainability Victoria *Better Practice Guide for Waste Management and Recycling in Multiunit Developments* 2019, including the waste generation rates enclosed therein.

In the circumstance that the development plans are amended or new legal requirements are introduced, a revision of the enclosed WMP may be required by the Responsible Authority. The developer would be responsible in engaging with a waste consultant or engineer to prepare the updated report accordingly.

2 INCLUDED IN THIS REPORT

Enclosed is the Waste Management Plan for the proposed development at 25-27 Songbird Avenue, Chirnside Park. Included are details regarding:

- Land use;
- Waste generation;
- Waste systems;
- Bin quantity, size and colour;
- Collection frequency;
- Bin storage area;
- Signage;
- Waste collection;
- Responsibilities;
- Ventilation, washing and vermin-prevention;
- Noise reduction;
- DDA compliance;
- Supplier contact information; and
- Scaled waste management drawings.

3 LAND USE

Planning application number: YR-2021/916

Land Zone: Neighbourhood Residential Zone

Land use type: Commercial (Child Care Centre)

Number of levels: 1

Commercial Space: 266m² (5 rooms)



4 WASTE MANAGEMENT PLAN

4.1 WASTE GENERATION

Commercial waste generation rates are shown in Table 1. Calculations are based on 5 days per week operation for the child care centre.

Generation rates have been adopted based on commercial waste generation rates enclosed in the Sustainability Victoria *Better Practice Guide for Waste Management and Recycling in Multiunit Developments* 2019. These rates are considered appropriate for a commercial development located within the Yarra Ranges Shire Council.

Any common spaces to the commercial areas, including passage, kitchen, laundry, meeting room, office, entry, reception, cot room, prep area, toilets and staff area, have not been included in these calculations as any waste generated in these areas is generated in service of the commercial areas and therefore incorporated into the below rates.

It is assumed that 30% of total general waste generation volume would consist of organics waste and 10% of total commingled recycling would consist of glass recycling.

Table 1 Waste Generation Rates

Use	Garbage (L/100m ² /week)	Commingled Recycling (L/100m ² /week)	Organics (L/100m ² /week)	Glass (L/100m ² /week)
Child Care	245	315	105	35

A commercial waste generation assessment is provided in Table 2.

Table 2 Waste Generation Assessment

Use	Area	Waste Per Week			
		Garbage	Recycling	Organics	Glass
Child Care	266m ²	652L	838L	280L	94L
Total Waste Generated per Week		652L	838L	280L	94L

4.2 WASTE SYSTEMS

Waste would be sorted on-site by staff and cleaners as appropriate into the following streams:

- Garbage (General Waste);
- Commingled Recycling;
- Food Organics/ Garden Organics;
- Glass Recycling; and
- Hard Waste.

4.2.1 BIN STATIONS

Based on Method *Westpac NZ Case Study*, the use of bin stations throughout their office spaces have reduced waste to landfill by 40%. The case study discusses the significance of accountability in ensuring diversion of waste from landfill. It is therefore recommended that bin stations are provided throughout commercial spaces.

Each bin station should be equipped with one bin for each waste stream. This would encourage the user to make a conscious decision before depositing their waste product into a specific bin and encourage appropriate segregation especially when bins are placed within an area open to public view.

An example bin station with vertical signage is shown in Figure 1. The vertical signage is recommended to be implemented at each bin station to educate the users on the appropriate separation methods. This would allow for maximum diversion of waste from landfill and recovery of the respective waste streams to be achieved.



Figure 1 Example Bin Station with vertical signage



4.2.2 GARBAGE (GENERAL WASTE)

The child care centre would be furnished with plastic lined bins for the temporary holding of garbage waste, to have minimum cumulative capacity of 130 litres. This capacity is based on the transfer of waste to the bin room occurring once per day.

Staff/cleaners would dispose of waste from these bins directly into the appropriate 660L bin provided within the ground level bin room, accessed via the Internal pathway (refer to Appendix 1).

Garbage is to be disposed of bagged.

4.2.3 COMMINGLED RECYCLING

The child care centre would be furnished with unlined bins for the temporary holding of commingled recyclables, to have minimum cumulative capacity of 170 litres. This capacity is based on the transfer of recyclables to the bin room occurring once per day.

Staff/cleaners would dispose of waste from these bins directly into the appropriate 1,100L bin provided within the ground level bin room, accessed via the internal pathway (refer to Appendix 1).

Commingled recyclables would be disposed of loosely.

4.2.4 FOOD ORGANICS AND GARDEN ORGANICS

The child care centre would be furnished with unlined bins for the temporary holding of food organics and garden organics, to have minimum cumulative capacity of 55 litres. This capacity is based on the transfer of waste to the bin room occurring once per day.

Staff/cleaners would dispose of waste from these bins directly into the appropriate 120L bin provided within the ground level bin room, accessed via the internal pathway (refer to Appendix 1).

Organics waste is to be disposed of loosely or in compostable bags that have been approved by the waste contractor.

These compostable bags should be marked with the Australian Standard compostable logo as shown in Figure 2 below. It should be noted that non-compostable bags should not be placed into the organics bins as it cannot be composted and thus will affect the quality of the organic product.

Figure 2 Australian Standard Compostable Logo



Green waste generated by the maintenance of communal landscaped areas would be disposed of via the engaged landscaper.

Food waste is to be disposed of loosely.

4.2.5 GLASS RECYCLING

A 140L glass bin has been provided within the waste room for glass recycling. Staff/cleaners would have access to this waste room and bin via the internal pathway, as shown in Appendix 1.

Building management would arrange glass bin collections with collections to be conducted by private contractor.

4.2.6 HARD WASTE

Hard waste will be temporarily stored within the dedicated 1m² hard waste area prior to when collections occur. Hard waste collections to occur via a private contractor, as required.

4.3 BIN QUANTITY, SIZE AND COLLECTION FREQUENCY

The bin quantity, size and the frequency of collection are shown below in Table 3 and Table 4.

Table 3 Bin Size and Collection Frequency

Waste Stream	Collections per Week	Bin Size	No. Bins	Weekly Capacity	Weekly Volume
Garbage	1	660L	1	660L	652L
Commingled Recycling	1	1,100L	1	1,100L	838L
Organics	2	120L	1	280L	280L
Glass	1	140L	1	140L	94L

Table 4 Typical Waste Bin Dimensions

Capacity (L)	Width (mm)	Depth (mm)	Height (mm)	Area (m ²)
1,100	1240	1070	1330	1.33
660	1260	780	1330	0.98
140	535	615	915	0.33
120	480	545	930	0.26

Note: The above dimensions are based on SULO's flat lid bin specifications

4.4 BIN COLOUR AND SUPPLIER

All bins would be provided by private supplier. The below bin colours are specified by Australian Standard AS4123.7-2006, however due the private nature of the collection, these are only recommendations and are not mandatory:

- Garbage (general waste) shall have red lids with dark green or black body;
- Recycle shall have yellow lids with dark green or black body;
- Organics shall have green lids with dark green or black body; and
- Glass shall have purple lids with dark green or black body.

Note, private contractors often supply bins for collection.



4.5 WASTE STORAGE AREA

Table 5 demonstrates the cumulative space requirements and provision of waste areas in the commercial area/s of the proposed development.

Please refer to scaled drawing shown in Appendix 1.

Table 5 Waste Area Space Requirements

Stream	Space Required (excluding circulation)	Space Provided
General Waste	0.98m ²	11.00m ²
Commingled Recycling	1.33m ²	
Organics	0.26m ²	
Glass	0.33m ²	
Hard waste	1.00m ²	
TOTAL	3.90m²	11.00m²

Waste management would be overseen by building management.

4.6 WASTE COLLECTION

Waste would be collected by private contractor as follows:

- 1 x 660L garbage bin collected once per week;
- 1 x 1,100L commingled recycling bin collected once per week;
- 1 x 120L organics bin collected twice per week;
- 1 x 140L glass bin collected once per week; and
- 1m² hard waste area collected on an as required basis.

All waste bins would be stored on-site in the bin room provided on the ground level.

Waste collections would occur between 7am to 8pm on Mondays to Saturdays and between 9am to 8pm on Sundays and public holidays, in accordance with EPA Victoria *Noise Control Guidelines 2021*. This is to ensure minimal noise impacts to the neighboring properties.

On weekdays, collections are to be scheduled to occur at off-peak times for the child care centre to avoid conflict with child drop-off and pick-up activity. Weekday collections shall therefore take place between 10am – 3pm and from closing time to 8pm.

General waste collections would occur via a 6.4m long Garwood miner (or similar).

Hard waste collections would be performed by a utility vehicle or AustRoads B99 design vehicle equivalent.

Waste collection vehicles would enter the subject site via a forward motion from Songbird Avenue.

Waste collection vehicles would prop safely at the ground floor parking space.

Vehicle operators would ferry waste bins from the bin room and return upon emptying.

Waste collection vehicles would exit the parking area in a forward direction onto Songbird Avenue.

Two car parking spaces should be empty during the waste collection to provide space for the waste vehicle to maneuver. As collection will take place at off peak times or out of hours, spare parking will be readily available for this to occur. Refer waste truck swept path diagram in **Appendix 2**.

Child care management would ensure that waste vehicle operators are able to access the bin room.

Commercial waste bins would not be presented to street kerb at any point.



5 RESPONSIBILITIES

Building management would be responsible for overseeing waste management within the development. Responsibilities would include:

- Provide commercial tenants with a waste management handbook which would include information on bin storage areas, transfer paths and waste management methods onsite;
- Ensure that all bins throughout the site and the bin room are equipped with appropriate signages to guide users on appropriate segregation methods for their waste and recyclables;
- Inspecting waste stores;
- Reviewing contamination within bins;
- Investigating incidents of inappropriate waste storage (or aggregation).

Building management would ensure anyone found responsible for inappropriate waste disposal would be appropriately educated and made aware of correct waste disposal techniques.

It is recommended that building management conducts a waste audit if waste is found to be inappropriately deposited by users or if the bin capacities need to be reviewed.

6 SIGNAGE

Waste storage areas and bins would be clearly marked and signed with the industry standard signage approved by Sustainability Victoria or equivalent. The typical Sustainability Victoria signage is illustrated in Figure 3.

Other good signages which can be used within the development are provided here:

<https://mwrrg.vic.gov.au/planning/multi-unit-developments-toolkit/>

Figure 3 Sustainability Victoria Signage

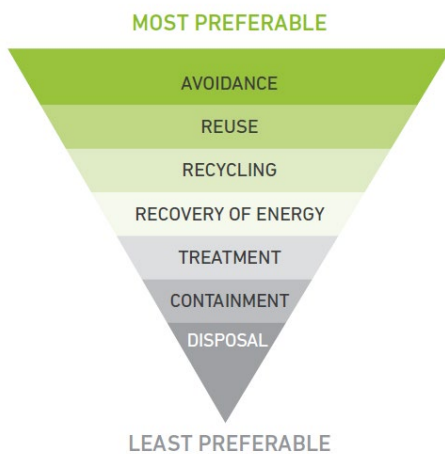


7 SUSTAINABILITY ACTION PLAN AND INITIATIVES

The importance of restructuring the institutional waste management methods in developments is becoming more apparent as we experience the adverse impacts of increasing waste volumes and declining recycling rates. Developments such as the proposed subject site can contribute towards the prevention and reduction of nationwide waste generation volumes as well as to promote a local circular economy system.

Building management should encourage users by demonstrating a commitment towards waste avoidance and minimisation initiatives. The waste hierarchy as detailed in the *Environmental Protection Act 2017* should be observed in order of preference (refer to Figure 4).

Figure 4 Waste Hierarchy



In addition to the waste management strategy detailed in the enclosed report, building management can establish landfill diversion and recycling targets and conduct periodic waste audits to monitor contamination levels in recycling, organics and glass bins. The results of the audit could be shared with commercial tenants to encourage them to continue or to improve their waste separation efforts. The audit may also be beneficial from a cost perspective as it would inform building management of opportunities to reduce bin numbers or collection frequencies.

Commercial tenants should be inducted on on-site waste management practices and on the development's sustainability action plan via the provision of a handbook or in-person training, as deemed necessary.

8 WASTE AREA DESIGN REQUIREMENTS

8.1 VENTILATION

Ventilation would be provided in accordance with Australian Standard AS1668.

The waste room will be equipped with tight fitting doors and impervious flooring. Any openings within the waste room will be fitted with vermin-proof mesh.

8.2 LITTER MANAGEMENT, WASHING AND STORMWATER POLLUTION PREVENTION

An appropriately drained wash down area would be provided within the bin room in which each bin is to be washed regularly by building management. Bin washing areas or bin wash bays must discharge to a litter trap. Bin wash areas should not discharge into stormwater drainage.

Alternatively, a third-party bin washing service can be engaged to perform this service. Bin washing suppliers must retain all waste water to within their washing apparatus so as to not impact on the drainage provisions of the site.

Building management and cleaners would be responsible in ensuring the following to prevent or minimise the dispersion of litter throughout the site:

- Prevent overfilling of bins by ensuring bin lids are closed at all times;
- Require waste contractor to remove any spillage that may occur during waste collections; and
- Ensure anyone found responsible for inappropriate waste disposal or dumping would be appropriately educated and made aware of correct waste disposal techniques.

8.3 NOISE REDUCTION

All waste areas would meet EPA, BCA and AS2107 acoustic requirements as appropriate within operational hours assigned to minimise acoustic impact on surrounding premises.

Waste collection timings in accordance with EPA Victoria *Noise Control Guidelines 2021* have been stipulated in the waste collection section above.

Waste contractors should also abide by the following regulations to ensure minimal noise impacts to the neighboring properties:

- Compaction only to be carried while on the move;
- Bottles should not be broken up at the point of collection
- Routes that service entirely residential areas should be altered to reduce early morning disturbances; and
- Noisy verbal communication between operators should be avoided where possible.

8.4 DDA COMPLIANCE

All waste areas to be accessed by commercial staff would comply with AS1428.1:2009.

9 RISK AND HAZARD ANALYSIS

Table 6 shows the potential risks, severity and suggested control methods that could be considered to avoid the risks from occurring during waste collections.

Note that this is a preliminary risk assessment and does not replace the need for the building management and collection contractors to complete their respective OHS assessment for waste collections.

The information provided below have been adopted from WorkSafe Victoria *Non-Hazardous Waste and Recyclable Materials* (2003). The severity of each risk has been determined based on the risk rating table enclosed in Department of the Environment *Environmental Management Plan Guidelines 2014*.



Table 6 Potential Risks and Control Methods During Waste Collections

Area	Risk	Severity	Suggested controls
Waste collection	Incidents during waste collection vehicle ingress or egress movements	Low	<p>Vehicle operators would be trained in ensuring the following</p> <p>Tailgate is closed after clearing waste area</p> <p>Move vehicle slowly when tailgate or body is raised</p> <p>Clear waste from tailgate seal and from rear of machine before departure from the subject site</p> <p>Ensure tailgate is locked after unloading operation</p> <p>Vehicle operators should not exit the vehicle body unless engine is switched off, ignition key is removed, safety prop is in position and the vehicle body is well ventilated. Regular safety checks and inspection of vehicles should be conducted.</p>
	Incidents during manual handling of bins	High	Vehicle should meet relevant Australian Design Rules. Ensure that vehicles with low bowl height are used to avoid lifting of bins above shoulder height. Vehicle operator should be clear of the equipment before activation of packing or tipping controls.
	Slip and trip hazards in moving into and out of the vehicle	Medium	Maintain sufficient and frequent communication between driver and runner. The hose should not be used as handholds when mounting or dismounting.
	Slips and trips while transporting bins	Low	<p>As the car parking area is at the same grade with that of the waste storage area, there are no hazards presented from the presence of slopes or steps. The car parking and waste storage area would also be well lit at all times to ensure good visibility to staff/vehicle operators.</p> <p>However, to ensure that any other potential risks are mitigated, frequent communication should be maintained between the driver and runner and the runner should only transfer one bin at a time.</p>
Surrounding traffic	Conflict with other vehicle operators and commercial tenants within the car park during collection	Medium	<p>Ensure that collection is to occur only at off-peak hours.</p> <p>The collection area should also be well-lit to allow for better visibility of oncoming traffic and pedestrians.</p>
Waste bins	Type of wastes handled – risk associated in contact with unknown hazardous substances or sharp objects	Medium	<p>Commercial tenants should be educated on safe disposal of hazardous substances and sharp objects.</p> <p>Waste vehicle operators should be trained and informed on safe handling of unknown substances. Operators could be provided with PPE to avoid infections and to assist in handling of waste bins.</p>
Waste Bins	Overflowing bins affecting the transport of bins to the waste collection vehicle or presenting as a trip hazard.	Low	The recommended number of bins enclosed in this WMP provides a larger capacity than the volume generated for all waste streams hence there would be a low likelihood of this occurring.



10 SUPPLIER CONTACT INFORMATION

Table 7 provides a list of equipment specified by this waste management plan.

Below is a complimentary listing of contractors and equipment suppliers. You are not obligated to procure goods/services from these companies. This is not, nor is it intended to be, a complete list of available suppliers.

SALT does not warrant (or make representations for) the goods/services provided by these suppliers.

Table 7 High Level Purchasing Schedule

Item	Quantity	Supplier	Notes
1,100L Bins	1	Private Supplier*	1 x 1,100L commingled recycling bin*
660L Bins	1		1 x 660L garbage bin
140L Bin	1		1 x 140L glass bin
120L Bin	1		1 x 120L organics bin
Bin Station	As required		Internal and external bin stations. Each bin station will contain one bin per waste stream.

*Private waste collection contractors often supply their own bins for collection.

10.1 EQUIPMENT SUPPLIERS

10.1.1 BIN SUPPLIER

- Sulo MGB Australia (wheelie bin) – 1300 364 388
- Method Recycling (bin stations) – 0477 630 220 / 0412 001 686
- Source Separation System (wheelie bin and bin stations) – 1300 739 913

10.1.2 ORGANICS BIN BIO-FILTER

The bio bin-filter may be purchased for odour and vermin prevention purposes.

- Smart Biz Oz – 02 9160 7833 (NSW)

10.2 WASTE COLLECTORS

10.2.1 GARBAGE, RECYCLING AND ORGANICS

- Cleanaway – 13 13 39
- JJ Richards – 03 9794 5722
- SUEZ Environment – 13 13 35
- VISY Waste Management – 03 9369 7447
- Veolia Environmental Services – 132 955

10.2.2 HARD WASTE

- WM Waste Management Services – 1300 260 872
- 1CALL Rubbish Removal – 1300 55 77 72
- CUB Rubbish – 0414 39 2626
- Cheap and Clean, the clutter cutters – 0412 803 208
- Melbourne Junk Removal – 8804 1441

10.3 BIN WASHING SERVICES

- The Bin Butler – 1300 788 123
- Calcorp Services – 1888 225 267
- WBCM Environmental – 1300 800 621



11 PURPOSE AND LIMITATIONS

This Waste Management Plan has been prepared to form a part of the town planning application. The report is prepared to:

- Demonstrate that an effective waste management system is compatible with the design of the development. An effective waste management system comprises of a system that is hygienic, clean, tidy, minimises waste being landfilled and maximises recycling and resource recovery;
- Ensure stakeholders are well informed of the design, roles and responsibilities required to implement the system;
- Provide supporting scaled drawings to confirm that the final design and construction is compliant with the report;
- Define the relevant stakeholders involved in ensuring the implementation of the waste management system; and
- Ensure tenants are not disadvantaged in access to recycling and other sustainable waste management options.

The following should be noted regarding the enclosed information:

- The waste generation volumes provided are estimates based on the best available waste generation rates. The actual waste volumes generated on-site may differ slightly from that estimated as it would depend on the occupancy rate of the development and tenant type (i.e. families or renters);
- The report does not discuss management of construction and demolition waste for the proposed development hence a separate report discussing the management of these waste streams would be required; and
- The equipment specifications and any information provided regarding the recommended equipment are provided for reference purposes only. SALT recommends that the developer attains the latest specifications of the required equipment from the respective contractor(s) prior to purchasing.
- The report should be updated if the development plans are amended or if new legal requirements are introduced.



APPENDIX 1 DESIGN DRAWINGS



TREE LEGEND

- - - EXTENT OF TREE PROTECTION ZONE - TPZ
- - - EXTENT OF STRUCTURAL ROOT ZONE - SRZ
- - - EXTENT OF CANOPY SPREAD OF TREE
- AREA OF CANOPY SPREAD OF TREE
- - - EXTENT OF LINE OF 10% ENCROACHMENT (TP210%) OF TPZ
- AREA OF TP210% WITHIN THE LINE OF TP2 & TP210%
- T# DENOTE TREE NO PER ARBORIST REPORT.

NOTE TO BE READ IN CONJUNCTION WITH ARBORIST REPORT PREPARED BY 'XXXX' AND SURVEYED DRAWING



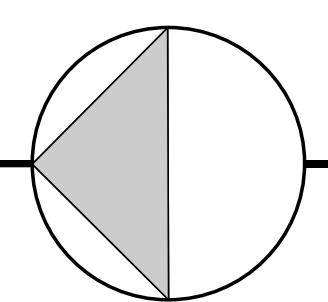
SONGBIRD AVENUE



545 King Street West Melbourne 3003 t : 93295988 f : 93294707 e : info@pointarc.com.au

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REV	DESCRIPTION	DRN	CHK	DATE
TP1	ISSUE FOR TP	IC	CS	08.11.2021
TP2	RFI ISSUE	MN		28.01.2022
TP3	RFI ISSUE + CIVIL COORDINATION	MN		04.03.2022



TOWN PLANNING

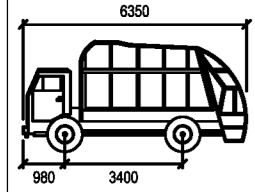
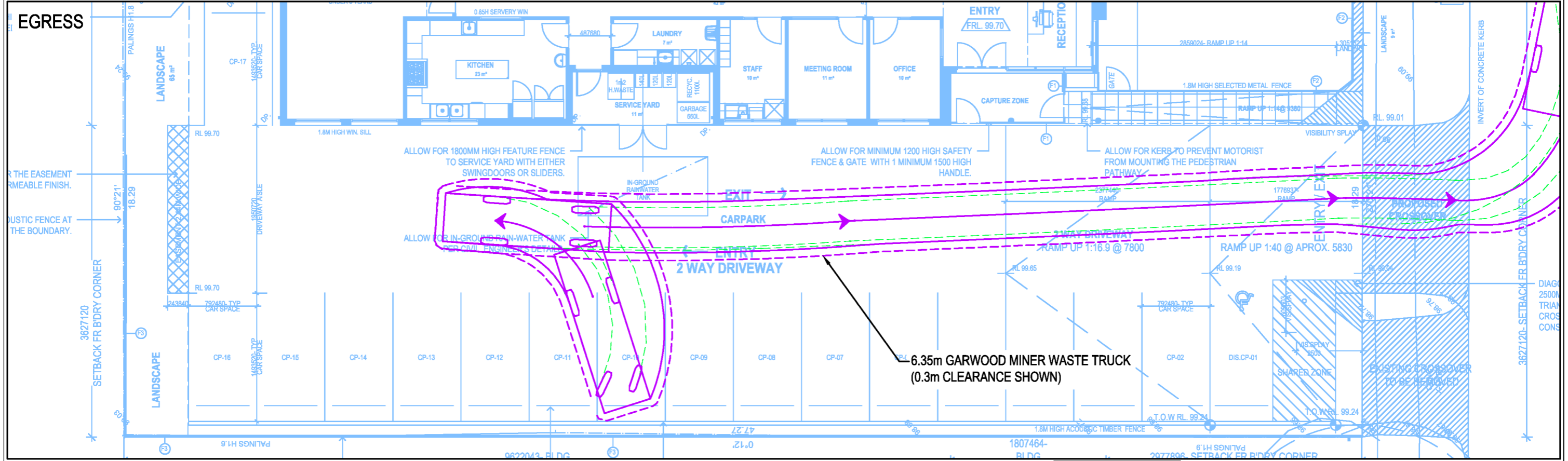
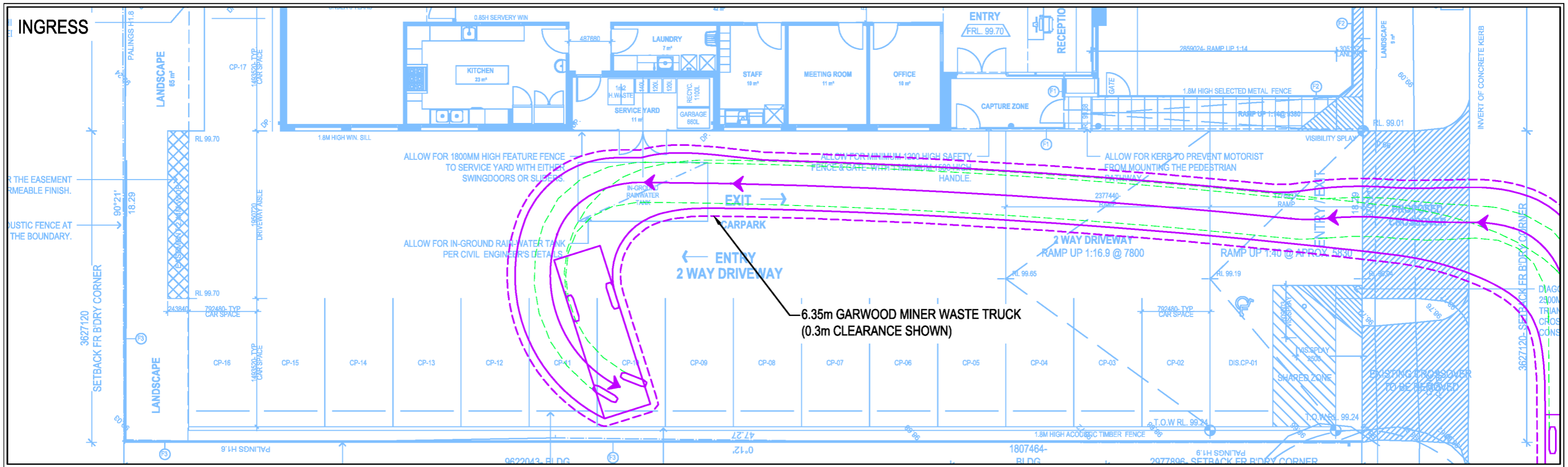
PROJECT: PROPOSED CHILDCARE CENTRE
 TITLE: PROPOSED GROUND LEVEL FLOOR PLAN
 25-27 SONGBIRD AVE, CHIRNSIDE PARK VIC 3116

DRAWN	SCALE	PLOT DATE	JOB No.
SS	1 : 100 @ A1		1094

DWG No: TP100 TP3 REVISION

APPENDIX 2 SWEPT PATH ANALYSIS





6.35m GARWOOD MINER

mm


Width : 1840

Track : 1840

Lock to Lock Time : 6.0

Steering Angle : 45.4

PROPOSED CHILD CARE CENTRE
25-27 SONGBIRD AVENUE
CHIRNSIDE PARK
SWEPT PATH DIAGRAM




Service. Approachability. Loyalty. Transparency.

Email: salt@salt3.com.au
 AEN: 18 439 813 274
 Ph: 03 9020 4225

Melbourne: Level 3, 51 Queen St Melbourne VIC 3000
 Sydney: Coca-Cola Plaza, Level 17, 40 Mount St North Sydney NSW 2060
 Hobart: Level 4, 118 Bathurst St Hobart TAS 7000
 Canberra: 45 West Row Canberra ACT 2601

0 0.75 1.5 3

SCALE: 1:150 @ A3



DRAWN / CHECKED: **LC / JW** DATE: **09-03-2022** SIZE: **A3**

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