

murlan

Waste Management Plan

Proposed Hospital

35 Water St
Wahroonga NSW

1.0 INTRODUCTION AND OBJECTIVES

This Waste Management Plan (WMP) has been prepared for the proponent Waterbrook at Wahronga Pty Ltd to accompany an Environmental Assessment (EA) Report for a Part 3A application to the Department of Planning (Project Application MP07_0151) relating to a proposed private hospital on a site at 35 Water St, Wahroonga.

This WMP has been prepared to address the method of waste management, waste minimisation and recycling during the following phases of the proposed:-

1. Construction activities including:

- 1.1 Demolition
- 1.2 Excavation
- 1.3 Construction

2. Ongoing operation of the completed hospital

1.1 REFERENCES

On 3 December 2009 the Department of Planning issued Director General Requirements (DGR's) for the Part 3A Application in accordance with Section 75(f) of the EP and A Act. In a supporting document to the DGR's was a letter from the Department of Environment and Climatic Change dated 10 January 2008.

These two documents reference amongst other things the following requirement to be included in an EA relating to waste management:-

a/ Quantity of spoil material likely to be generated during construction and options for handling, stockpiling, reuse/recycling and disposal of soil

b/ Classification of types of waste material generated and the different disposal strategies for each material

c/ Waste water treatment measures including catchment methods, reuse/recycling of waste water and treatment of prior to discharge from the site

d/ Consideration of construction materials, reduction of unnecessary packaging, pallets, crates, drums; and options for recycling

e/ Separation of waste types by their source and sending to recycling outlets/facilities during the construction and operational phases

f/ Assessment of waste activities to be conducted at the premises during the operational phase, including nature and volumes of waste

generated, stored and processed on site and management methods to determine whether an environmental license will be required

Other references include:-

- Local Council regulations (Ku-ring-gai Municipal Council)
- Urban Erosion and Sediment Control 1992 (CALM)
- Relevant Australian Standards
- Environment Protection Legislation
- Clean Waters Act 1970
- Clean Air Act 1961
- Waste Minimisation Act 1995 (NSW)
- Protection of the Environment Operations Act 1997 – Schedule 1

2.0 CONSTRUCTION WORKS – WASTE MANAGEMENT

Waste management during the construction period has been covered in the Construction Management Plan (CMP) as prepared by Murlan for this EA. Generally all matters covered in 1.1 above have been addressed in relation to the construction period under items:-

5.0 Site Containment

6.0 Ground Conditions

7.0 Waste Management Methodology during Construction

8.0 Hazardous Material Removal

Also attached is a Ku-ring-gai Municipal Council Waste Management Plan for the proposal. This covers estimated quantities of construction material types.

3.0 OPERATIONAL ACTIVITIES – WASTE MANAGEMENT (POST COMPLETION OF CONSTRUCTION ACTIVITIES)

The proposed hospital will primarily provide rehabilitation, medical services care, high care and dementia care to patients. The level of health care services does not include operation theatres or other such intensive medical procedures. The specific areas of operation of this hospital requiring consideration in this WMP are:-

Patient Health Care Services

All clinical waste (such as sharp disposals, medicine waste) will be disposed of by a specialist waste contractor for clinical waste and packaged and disposed of in accordance with NSW Health: Waste Management Guidelines for Health Care Facilities as issued by the

Department of Health and dated August 1998 and Protection of the Environment Operations Regulations 2005 as amended in 2008.

Sharp waste will be collected in sharp disposal bins stored separately from other waste throughout the facility. These sharp disposal bins will be collected on a regular basis at a secure central collection bin.

Clinical waste, cytotoxic waste and pharmaceutical drug or medicine waste must each be packaged securely and appropriately labeled or placed in containers designed especially for its containment.

The final operator of this proposed hospital facility has still to be determined at the time this WMP was prepared. The operator of the proposed hospital facility must develop a clinical and related waste management plan in accordance with the NSW Health: Waste Management Guidelines for the health care facilities (as in force from time to time).

The operator must designate appropriate persons responsible for implementing and monitoring the clinical and related waste management plan.

The operator must keep the clinical and related waste management plan up to date, retained on the premises and available for inspection by the appropriate regulatory authority.

Commercial Kitchen and Cafe

The commercial kitchen will cater for all patients' requirements. All bottles, plastics and paper products where achievable will be separated and recycled.

Grease arrestor will be provided and maintained as per Sydney Water requirements.

General Waste

Bottles, plastics, wrapping material, metals, paper and other recyclable products throughout the facility will be separated from other waste and separately stored for collection by Council or private commercial waste operators – see appended completed Ku-ring-gai Municipal Council Waste Management Forms. General waste bins will be located throughout the facility and collected to a central waste pickup point prior to collection time and bins will be returned as soon as possible, after being emptied, to within the facility.

All general waste disposal activities shall be carried out in accordance with Ku-ring-gai Municipal Council waste disposal regulations and other relevant authority regulations.

Energy Saving

An Energy Efficiency Assessment Report at the facility has been carried out for this EA by Vipac Engineers + Scientists. The operation of this facility shall adhere to the regulatory requirements noted in Vipac's report.

4.0 STATEMENT OF COMMITMENTS

The proponent will adhere to the following during construction activities and operational activities in relation to waste management:-

- Operate the completed hospital in accordance with appropriate environmental guidelines and regulatory requirements.
- Obtain appropriate DECC licenses for waste activities during construction and operational activities.
- Prepare and implement further detailed waste management plan for operational activities in conjunction with their hospital operator and submit to the Principal Certifying Authority.
- The waste management plan for the operational hospital is to be developed in accordance with the NSW Protection of the Environment Operations Act 1997 and the NSW Health: Waste Management Guidelines for Health Care Facilities.

5.0 RELEVANT DOCUMENTS

This Waste Management Plan must be read in conjunction with the following documents included in the EA:-

- Construction Management Plan prepared by Murlan.
- Hydraulic and Drainage Report and plans prepared by LHO Group Pty Ltd.
- DECC letter dated 10 January 2008 ref – DOCO7/52274.
- Completed Ku-ring-gai Municipal Council Management form.
- Energy Efficiency Assessment report prepared by Vipac.

APPENDIX A

COMPLETED KU-RING-GAI MUNICIPAL COUNCIL WASTE MANAGEMENT FORM

Waste Management Plan

DEMOLITION, CONSTRUCTION & USE OF PREMISES



To facilitate waste management and reduction Council requires on-site sorting and storage of waste products pending reuse or collection.

The applicable sections of this table must be completed and submitted with your Development Application, or applications to erect a building, demolish a building or place a waste storage container in a public place.

Completing this table will assist you in identifying the type of waste that will be generated and in advising Council how you intend to reuse, recycle or dispose of the waste.

The information provided on the form (and on your plans) will be **assessed against the Objectives of the Guidelines** (eg. to maximise reuse and minimise disposal) and the Performance Criteria for your particular use.

If space is insufficient in the table please provide attachments.

Outline of Proposal

Site Address: 35 WATER ST, LAHROONBA

Applicant's name and address: BEN MACGIBBON OF MULLAN CONSULTING
PTY LTD, 26 PIRRAMA RD, PIRRAMA, NSW 2009

Phone: 161 2 8586 1402 Fax: _____

Buildings and other structures currently on the site: HERITAGE HOMESTEAD
AND FORMER HOSPITAL STRUCTURES

Brief Description of Proposal: DEMOLISH CURRENT INTRUSIVE STRUCTURES AND
CONSTRUCT TWO HOSPITAL BUILDINGS PLUS REFORMER
HERITAGE HOMESTEAD

The details provided on this form are the intentions for managing waste relating to this project

Signature of Applicant: _____

Date: 2 MARCH 2009

SECTION ONE – DEMOLITION STAGE

MATERIALS ON SITE		DESTINATION		
TYPE OF MATERIAL	ESTIMATED VOLUME (m ³)	REUSE AND RECYCLING		DISPOSAL
		ON-SITE *Specify proposed reuse or on-site recycling methods *See page 18 for suggestions	OFF-SITE *Specify contractor and recycling outlet	
Excavation Material	~15,600 m ³			*Specify contractor and landfill site TO BE SENT TO AGREED LANDFILL SITE.
Green Waste	~30 m ³		TO BE CHIPPED WHERE POSSIBLE AND SENT TO GREENWASTE SITE OFFSITE	
Bricks	~120 m ³		TO BE SENT OFFSITE AND QUINNED FOR REUSE AS ROAD BASE ETC	
Concrete	~120 m ³		TO BE SENT OFFSITE AND QUINNED FOR REUSE AS ROAD BASE ETC.	

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(SECTION ONE – DEMOLITION STAGE Continued)

MATERIALS ON SITE		DESTINATION		
		REUSE AND RECYCLING		DISPOSAL
TYPE OF MATERIAL	ESTIMATED VOLUME (m ³)	ON-SITE *Specify proposed reuse or on-site recycling methods *See page 18 for suggestions	OFF-SITE *Specify contractor and recycling outlet	*Specify contractor and landfill site
Timber – Please specify:	~45m ³		TO BE SENT TO RECYCLING OUTLET WHERE IN GOOD CONDITION, OTHERWISE SENT TO AGREED LANDFILL SITE	
Plasterboard	~5m ³		N/A	
Metals – Please specify:	~10m ³		TO BE SENT TO METAL RECYCLE MERCHANT	
Other – Please specify:				

Note: Details of site area to be used for onsite separation, treatment and storage (including weather protection) should be provided on the plan drawings accompanying your application.

SECTION TWO – CONSTRUCTION STAGE

MATERIALS ON SITE		DESTINATION		
		REUSE AND RECYCLING		DISPOSAL
EXPECTED WASTE MATERIALS	ESTIMATED VOLUME (m ³)	ON-SITE Specify proposed reuse or on-site recycling methods *See page 18 for suggestions	OFF-SITE Specify contractor and recycling outlet	*Specify contractor and landfill site
Excavation Material	SEE DEMOLITION FOR DETAILS	—		—
Green Waste	—			
Bricks	N/A		ANY WASTE TO BE REUSED EXCEPT TO BE REUSED WHERE POSSIBLE OR SHIPPED	
Concrete	N/A		—	

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(SECTION TWO – CONSTRUCTION STAGE Continued)

MATERIALS ON SITE		DESTINATION		
		REUSE AND RECYCLING	OFF-SITE	DISPOSAL
EXPECTED WASTE MATERIALS	ESTIMATED VOLUME (m ³)	ON-SITE *Specify proposed reuse or on-site recycling methods *See page 18 for suggestions	*Specify contractor and recycling outlet	*Specify contractor and landfill site
Timber – Please specify:			LI	
Plasterboard			LI	
Metals – Please specify:	N/A			
Other – Please specify:				

Note: Details of site area to be used for onsite separation, treatment and storage (including weather protection) should be provided on the plan drawings accompanying your application.

SECTION THREE – USE OF PREMISES

TYPE OF WASTE TO BE GENERATED	EXPECTED VOLUME PER WEEK	PROPOSED ON-SITE STORAGE AND TREATMENT FACILITIES	DESTINATION
Please specify. For example: glass, paper, food waste, offcuts, etc.	*Litres or m ³ *See Appendix A for estimates	For example: *waste storage and recycling area *garbage chute *on-site composting *compaction equipment	*recycling *disposal *specify contractor
GLASS & PLASTIC & PAPER	28 m ³ GENERATED PER WEEK	TO BE HELD IN REAR ROOM BESIDE CUTS IN CARPARK LEVELS THEN TRANSFERRED INTO CENTRAL COLLECTION POINT FOR CANCEL	RECYCLE - CANCEL CONTRACTOR
FOOD WASTE, OFFCUTS AND REUSEABLE WASTE	2/2 m ³ GENERATED PER WEEK.	TO BE HELD IN BINS BESIDE CUTS IN CARPARK LEVEL (SAME FOR RESTAURANT) THEN MOVED UP TO COLLECTION POINT FOR CANCEL/COMMERCIAL PICK UP ON WEEKLY BASIS	DISPOSAL - CANCEL COMMERCIAL CONTRACTOR
CLINICAL WASTE		TO BE HELD IN SECURE AREA FOR SPECIALIST PICKUP	SPECIALIST COMMERCIAL CONTRACTOR APPROVED CLINICAL WASTE DISPOSAL FACILITY

Note: Details of on-site waste management facilities should be provided on the plan drawings accompanying your application.

SECTION FOUR – ON-GOING MANAGEMENT

Describe how you intend to ensure on-going management of waste on-site (eg. lease conditions, caretaker/manager on-site).

IT IS THE RESPONSIBILITY OF THE HOSPITAL STAFF TO ENSURE THEY OPTIMISE RECYCLING ACTIVITIES. SIGNAGE WILL ENCOURAGE THIS AS WILL REGULAR COMMUNICATION WITH HOSPITAL STAFF.

A CARETAKER WILL BE RESPONSIBLE FOR COLLECTING BINS PRIOR TO PICK UP TIMES AND REDISTRIBUTING BINS THROUGHOUT FACILITY AS SOON AS PICK UP FROM THE WASTE CONTRACTOR HAS OCCURED.

Thank you for the information.