



NORTH EVELEIGH AFFORDABLE HOUSING PROJECT

WASTE MANAGEMENT PLAN CONSTRUCTION AND OPERATION PHASES



March 2012

1. PURPOSE

The purpose of this Waste Management Plan (WMP) is to describe the methods by which waste will be minimised, managed and tracked during construction of the North Eveleigh Affordable Housing Project. This WMP will be applicable to all contractor staff and subcontractors during the Construction phase.

The WMP also describes how City West Housing (CWH) as owner of the asset will manage waste produced on site once the development is occupied.

2. OBJECTIVE

To recycle materials in an attempt to maintain minimal environmental impact as a result of work practices.

3. RESPONSIBILITY LEVELS

Project Manager

The Project Manager is responsible for monitoring performance on a weekly basis.

4. PROCEDURES

4.1 Construction Waste Classifications

Regulated (Contaminated) Wastes

- Waste oils, hydraulic fluid, vehicle fluids
- Used oil filters
- Vehicle and machine batteries
- Empty fuel, paint, oil, grease, solvent, glue, aerosol, chemical or other contaminated containers (metallic or plastic)
- Contaminated soils (collected after spillage)

Non Contaminated Wastes (Recyclable)

- Clean aluminium cans and containers
- Waste metals from construction ie, trencher teeth, cut offs, pins, etc. but not electrodes
- Clean paper and cardboard
- Clean plastic containers and other items
- Cable cut offs
- Fencing materials
- Grey water
- Glass

Non Contaminated Wastes (Non-Recyclable)

- Food waste or other (non-regulated) kitchen product waste
- Soiled paper and cardboard
- Timber products, Gyprock products, tiles, bricks and associated builders waste

4.2 Waste Minimisation

All efforts will be made to keep the generation of waste to a minimum. Examples of waste minimisation methods are:

- Consumables will be completely used before replacement
- Tyres, oils and other vehicle and machine consumables will be replaced only as necessary for safety and operational reasons

4.3 Waste Collection, Storage and Disposal

The following tables define the management methods for:

- Regulated (Contaminated) Waste
- Non Contaminated Wastes (Recyclable)
- Non Contaminated Waste (Non-Recyclable)

Table 1 Regulated (Contaminated) Waste Management

ITEM	WASTE TYPE	CAMP or STORAGE	DISPOSAL STEP 1	DISPOSAL STEP 2
1.	Tyres, tubes and belts	Containers	Offered to land owners for reuse. Sent to tyre recycling centre or licensed landfill	Disposed of by tyre recycling centre or landfill.
2.	Waste bulk oils	Tanks	Transported to waste oil facility	Disposed of by operator of oil waste facility.
3.	Dry chemicals	Palletised bags	Licensed waste disposal	Tracked by waste management authority
4.	Batteries, containers, filters, collected contaminated soils, other small items	Open top drums within container or designated area on site	Transported to licensed landfill or regulated waste facility	N/A
5.	Syringes First Aid Waste	Sharps Disposal bin Designated bins	Transport to medical waste facility when required	Disposed of by medical waste facility

Table 2 Non-Contaminated Wastes (Recyclable) Management

ITEM	WASTE TYPE	CAMP or STORAGE	DISPOSAL STEP 1	DISPOSAL STEP 2
1.	Clean Aluminium cans and containers	Collection bins and cages.	Transport to recycling facility if practical or licensed landfill	N/A
2.	Waste metals	Container.	Transported to or collected by scrap metal merchant or landowner when required or licensed landfill	Recycled by merchant.
3.	Clean Paper and Cardboard	Collection bins and bales.	Transport to paper recycling centre if practical or landfill	Recycled by recycling centre
4.	Clean Plastics	Collection bins and bales.	Transport to plastic recycling centre if practical or licensed landfill	Recycled by recycling centre.

Table 3 Non Contaminated Waste (Non-Recyclable) Management

ITEM	WASTE TYPE	CAMP STORAGE	DISPOSAL STEP 1	DISPOSAL STEP 2
1.	Food waste, soiled paper and cardboard, timber products, hessian bags	Collection bins	Transport to recycling facility if practical or licensed landfill	N/A

4.4 Documentation

A waste disposal log book will be maintained on site. This log book will document the dispatch of or collection of materials from site (see example in Figure 1 below).

Figure 1: Sample Waste Disposal Log Book

DATE	DESCRIPTION OF LOAD	COLLECTED OR SENT	DESTINATION	RECEIVED AT DESTINATION

Other documentation will be requested from recycling centres or licensed dump sites on receipt of material and a copy kept on site.

5. NON-CONFORMANCES

Any non-conformances shall be dealt with in accordance with the guidelines for non-conformance.

6. OPERATION PHASE

6.1 Management of Waste

Residents within each unit will be required to sort the waste generated in their dwelling into the appropriate waste and recycling streams. It is then to be taken by the resident to the waste room located on the ground level. Residents will also be required to flatten and store any large cardboard boxes in this area. The garbage room will have appropriate signage detailing acceptance criteria and correct procedures for handling and storage of the various waste streams.

Residents will be responsible for disposing of their waste correctly using the appropriate systems in place.

6.2 Garbage Room Design

A central collection point is to be set aside for garbage in the main entrance area that will be easily accessible to all residents (including disabled access) and the City Council garbage collectors. In order to allow garbage trucks to collect waste, the garbage room is located on the ground floor rather than in the basement.

The garbage room conforms to the requirements of City of Sydney Council. City West Housing (CWH) does not include garbage chutes or garbage compactors in its buildings for maintenance reasons, therefore all garbage will be stored and collected from the one garbage room.

Details of truck heights and turning requirements have been provided and have been factored into the development design. The waste room will not be able to accommodate waste vehicles due to the dimensions of the entrance and turning requirement of the vehicles, therefore as part of the waste services provided by Sydney City Council, a runner will transfer bins from the waste room to the kerbside for collection using a side lift truck.

The main waste room is in a contained space with access by tenants and cleaners through a side door. Council will be able to access the bins for clearance through a larger door. The waste room can be mechanically exhausted if required by AS 1668.2.

WH&S issues such as slippery floors in the waste room and adjacent areas will be monitored. A non-slip surface on the hallway floor is recommended.

Potential materials and finishes for the waste area are as follows:

Floor	Structural concrete slab with smooth epoxy topping finish with coved wall and floor junctions. Grated drains to approved sewer connections subject to final design.
Walls	Masonry walls
Ceiling	Structural concrete slab over

Lighting Base building lighting
Water Supply Hose cocks and hose connections

6.3 Number of Garbage Bins Provided

The garbage room will be large enough to cater for:

1 x 240 litre recycling bin for every four units and
1 x 240 litre rubbish bin for every three units

The development comprises 88 units therefore a total of:

30 x 240 litre rubbish bins and
22 x 240 recycling bins will be provided.

6.4 Garbage Collection

Collections will be made in accordance with City of Sydney requirements. Waste will be collected once a week and the garbage truck will pull up kerbside adjacent to the taxi stand area with the garbage contractor having a key to the waste room to access the waste. Waste would generally be collected before 7am and bins are not left out overnight so therefore it would not impact on car parking adjacent to the Carriageworks. The driver will also be responsible for returning the garbage bins back to the waste room after collection.

General refuse shall be collected and transported to an approved recycling or disposal site.

6.5.1 Green Waste

Green waste arising from landscape maintenance such as mowing, brush cutting, tree trimming and pruning and weeding will remain in-situ. However, all green waste and trimmings will be kept away from drainage lines and waterways to avoid blockages.

Vegetation from tree lopping activities will be mulched and reused in landscaped areas if considered practical. Where vegetative waste is to be disposed of, it will be taken to an approved facility that accepts green waste.

6.5.2 Cleaners Role

The cleaning contractor will be responsible for the following:

- Cleaning and maintaining the waste room and waste equipment; and
- Reporting to Housing management regarding contamination and efficiency of system.

Cleaners will monitor the waste area and all spills will be attended to immediately.

6.5.3 Housing Management

The designated Housing Manager will monitor the use of the bins and provide information to tenants to ensure that the bins are used effectively and that loose waste is not left in common areas. Bins will be located in the main waste room on ground level at all times.

All residents will receive information regarding the waste collection systems including how to use the system, which items are appropriate for each stream and collection times. Appropriate signage and updated information will also be provided.

CWH oversees all waste management in its buildings to ensure compliance with our waste management policies.