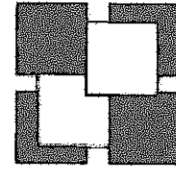


WASTE MANAGEMENT PLAN



benchmark
BUILDING CERTIFIERS

Outline of Proposal

SITE ADDRESS: 77 Lethbridge Street, Penrith

APPLICANT: UDL Developments Pty Ltd

PHONE: C/- 0418 248 369

FAX/EMAIL: c/- admin@udlbuild.com.au

BUILDINGS ON SITE: Existing single storey dwelling, detached garage/granny flat and shed

PROPOSAL: Change of use of an existing residential building to health care consulting rooms and demolition of garage/granny flat

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

DATE: September 2015

*This Waste Management Plan
has been prepared by Anthony Krilich (MAIBS, B.App.Sc. (Env. Hlth)).*



Anthony Krilich
Report No. J15-067

DEMOLITION – STAGE 1

Demolition of existing garage/granny flat and minor internal alterations to existing dwelling (conversion to medical consulting room).

Materials On-site	RECYCLING AND REUSE			DISPOSAL
	Estimated Volume (m ³) or weight (t)	ON SITE Specify proposed reuse or on-site recycling methods	OFF SITE Specify contractor and recycling outlet	
Excavation Material	Nil. No surplus excavation material from demolition.	All excavation material as part of 'demolition' works will be re-graded on site, where required.	No recycling of fill material proposed.	No landfill is proposed/required.
Green Waste	Volume difficult to determine but would be minimal (less than 1m ³).	All tree and vegetation removed to be chipped for mulch if possible. Possible re-use on site of this material (if practicable).	If not used on-site, tree and vegetation removal to be chipped for mulch and used off-site.	Any green waste that cannot be recycled or re-used will be disposed of at landfill. Probable destination for disposal will be: "SITA Eastern Creek Resource Recovery Park" – Eastern Creek.

Roof Tiles	Nil	N/A	N/A	N/A
Bricks/Masonry - Minor brickwork (egg chimneys/walls/retaining walls)	Volume difficult to determine but would be less than 1 tonne.	No re-use is proposed on the site.	If possible, bricks to be taken to: "Concrete Recyclers" 14 Thackeray St, Carnellia Or "Dial-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek	Any bricks not recycled will be disposed of at landfill. Probable destination for disposal will be: "SITA Environmental Solutions" – Eastern Creek.
Concrete - Footpaths/Stabs - Driveways - Retaining walls - Other ancillary	Volume difficult to determine but would be approximately 4-5 tonnes.	Nil on site use.	Waste concrete to be taken by demolition contractor to appropriate recycling or disposal outlet. Probable destination for recycling outlet will be: "Concrete Recyclers" 14 Thackeray St, Carnellia Or "Dial-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek Any other recycling outlet may also be sourced by demolition contractor.	Any concrete not recycled will be disposed of at landfill. Probable destination for disposal will be: "SITA Environmental Solutions" – Eastern Creek.

<p>Timber</p> <ul style="list-style-type: none"> - Timber framework of ancillary structures + alterations to existing dwelling. - Garage/gymnasy flat removal. - Picket and other fencing - Timber cladding 	<p>Volume difficult to determine but would be approximately 3-4 tonnes.</p>	<p>Possible re-use of better quality timbers (eg. hardwoods) in the new building works.</p> <p>Otherwise, timber to be recycled.</p>	<p>All good quality timber will be recycled. Probable destination for recycling outlet will be:</p> <p>"South Windsor Resource Recovery Centre"</p> <p>723-727 George St, Windsor</p> <p>Or</p> <p>"Dial-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek</p> <p>Any other recycling outlet may also be sourced by demolition contractor.</p> <p>Possible sale of good second hand building materials to specific second hand building material outlets (eg. windows/ doors/ etc..)</p>	<p>Nil off-site landfill disposal for timber waste.</p>
<p>Plasterboard</p>	<p>Volume difficult to determine but would be approximately 3 tonnes.</p>	<p>Nil on site use.</p>	<p>Where possible, plasterboard to be sent for recycling.</p> <p>For example, plasterboard may be recycled by:</p> <p>"South Windsor Resource Recovery Centre"</p> <p>723-727 George St, Windsor</p> <p>Or</p> <p>"Boral Plasterboard"</p> <p>3 Thackery Street, Camellia.</p> <p>Or</p> <p>"Dial-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek</p> <p>Any other recycling outlet may also be sourced by demolition contractor.</p>	<p>Any plasterboard not recycled will be disposed of at landfill.</p> <p>Probable destination for disposal will be:</p> <p>"SITA Environmental Solutions" – Eastern Creek.</p>

<p>Metals –</p> <ul style="list-style-type: none"> - Roofing - Copper piping - Flashing - Downpipes and gutters. - Structural steel work and reinforcing. - Other ancillary 	<p>Estimated volume difficult to determine but would be less than 1 tonne.</p>	<p>Nil on site re-use.</p>	<p>All metals are to be taken by contractor for recycling. Recycling outlet will be: "SimsMetal Ltd" 76 Christie Street, St Marys</p> <p>Any other recycling outlet may also be sourced by demolition contractor.</p>	<p>Nil landfill disposal is proposed for any metals.</p>
<p>Other –</p> <ul style="list-style-type: none"> - Plastics/PVC/UPVC - Glass - Paper & cardboard - Tiling/fittings - Other ceramics - Carpets/cloth - Wiring, putrescible waste, general waste, etc.. 	<p>Approximately 1-2 tonnes.</p>	<p>Nil on site re-use.</p>	<p>All paper/cardboard & glass to be recycled at appropriate outlet. Probable destination will be "Dial-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek</p> <p>Any other recycling outlet may also be sourced by demolition contractor.</p> <p>Other non-recyclable waste to be disposed of in landfill. Possible re-sale of certain items at second hand retailers such as bathtubs, doors, windows, etc..</p>	<p>Probable destination for disposal will be: "SITA Environmental Solutions" – Eastern Creek.</p>

<p>Other – Please specify Fibro/old Villa board (possible hazardous waste) in eave and other linings.</p>	<p>Volume difficult to accurately determine but exceeds 10m².</p> <p>Note: Work involving bonded asbestos removal work (of an area of more than 10 square metres) or friable asbestos removal work must be undertaken by a person who carries on a business of such removal work in accordance with a licence under clause 318 of the Occupational Health and Safety Regulation 2001.</p>	<p>Nil.</p>	<p>All fibrous cement / asbestos containing products will be disposed of to an approved facility. Proposed facility will be: "Blacktown Waste Recycling" 920 Richmond Road, Marsden Park</p> <p>Other approved facility may be selected by the licensed demolition contractor (when determined).</p> <p>Note: Blacktown Waste Recycling is licensed to receive Category 1, 2 & 3 asbestos and asbestos contaminated soils.</p>	<p>All fibrous cement products will be disposed of in accordance with the requirements of Penrith City Council's requirements and WorkCover Authority requirements.</p> <p>Disposal to be undertaken by an appropriately licensed demolition contractor.</p> <p>Note: Information on the removal and disposal of asbestos to landfill sites licensed to accept this waste is available from the Department of Environment, Climate Change and Water.</p>
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CONSTRUCTION – STAGE 2 (A)

Health care consulting rooms (alterations and additions, including new car parking and landscaping).

Materials On-site	Estimated Volume (m ³) or weight (t)	RECYCLING AND REUSE		DISPOSAL
		ON SITE Specify proposed reuse or on-site recycling methods	OFF SITE Specify contractor and recycling outlet	
Excavation Material	Minimal surplus excavation material due to existing building platforms and favourable levels.	Re-use of surplus material on site in regraded areas.	No off-site disposal proposed.	No off-site disposal proposed.
Green Waste	Nil (refer to 'Demolition')	N/A	N/A	All waste from landscaping construction will be taken to: "SITA Environmental Solutions" – Eastern Creek.
Roof Tiles	Nil (metal roofing remaining)	N/A	N/A	N/A
Bricks/Masonry	Nil	N/A	N/A	N/A
Concrete	Maximum 0.5m ³	Possible use of any excess concrete spill to in base for driveways, carparking areas and paths (non-structural components only).	No off-site recycling outlet proposed. Remaining concrete to be taken back by delivering concrete truck to concrete batching plant for re-use.	Generally no landfill disposal. Any minor concrete waste will be disposed of at (if required): "SITA Environmental Solutions" – Eastern Creek.

Benchmark Building Certifiers – 77 Leithbridge Street, Perth

<p>Timber</p> <ul style="list-style-type: none"> - Minor fitout timber framework. - Fencing - Retaining walls 	<p>Minimal waste generation due to fabrication processes and minor fitout only being required.</p>	<p>All better timber pieces will be kept for future projects.</p>	<p>Any required off-site disposal for unusable timbers (eg treated timbers) will be sent for recycling: "SITA Environmental Solutions" – Eastern Creek. Or "Did-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek</p>	<p>Nil off-site landfill disposal for timber waste is proposed.</p>
<p>Plasterboard</p>	<p>1 tonne maximum.</p>	<p>Nil other than installer's procedures for reducing waste generation through good work practice.</p>	<p>Gyprock supplier (CSR or Boral) to generally undertake recycling of all off-cuts and surplus material for recycling (as per their service). For example, Boral plasterboard to be recycled by: "Boral Plasterboard" 3 Thackery Street, Camellia. CSR plasterboard to be recycled by: "Jaimax" (9772 1197)</p>	<p>Nil off-site landfill disposal for plasterboard waste.</p>
<p>Metals –</p> <ul style="list-style-type: none"> - Roofing - Copper piping - Flashing - Downpipes and gutters. - Structural steel work and reinforcing 	<p>Estimated volume difficult to determine but would be minimal (due to cost of most materials and products).</p>	<p>Most material is used as best as possible on site due to cost of materials (eg copper piping). Other material, such as reinforcing steel is not wasted but used in structural concrete works.</p>	<p>Due to expensive costs of materials, specific contractor to recycle most metals. Alternatively, waste metals will be recycled at: "SimsMetal Ltd" 76 Christie Street, St Marys</p>	<p>Nil landfill disposal is proposed for any metals. If recycling is not possible, waste non-recyclable metal will be taken to: "SITA Environmental Solutions" – Eastern Creek.</p>

Other – <ul style="list-style-type: none"> - Fibre cement - Plastics/PVC/UPVC - Glass - Paper & cardboard - Tiling/fittings - Other ceramics - Carpets/cloth - Wiring - Putrescible waste, etc.. 	Approximately 1-2 tonnes.		All paper/cardboard & glass to be recycled at appropriate outlet. Probable destination will be "Dial-a-Dump Industries (Genesis)" Honeycomb Drive, Eastern Creek Other non-recyclable waste to be disposed of in landfill.	Generally, most other 'non-recyclable' waste will be disposed of at: "SITA Environmental Solutions" – Eastern Creek.
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Additional Notes for Waste Management:

- Builder to advise all sub-contractors of waste practices required when working on site.
- Builder/contractors to keep an inventory of all receipts from re-use and recycling depots/companies and landfill sites.
- "Waste handler" to be chosen by builder to follow waste management plan.
- Builder to label all on-site waste sorting and storage areas.
- Builder to follow a "purchasing policy" that will:
 - Identify required quantities of materials accurately to minimise waste.
 - Source suppliers who recycle or reuse waste or surplus supplied materials.
 - Source suppliers who have reduced packaging or who recycle their own packaging.

DESIGN OF FACILITIES – STAGE 2 (B)

Type of waste to be generated:

The development as a health care consulting room will involve the generation of minimum waste.

In general, the type of waste expected to be generated will be comprised of recyclables and non-recyclables. The development will generate the following generic types of waste:

Recyclables:

- Office waste, including paper and cardboard packaging wastes.
- Minor glass, aluminium / metals.
- Plastics.

Non-recyclables:

- Minor volumes of putrescible waste (food, some other plastics).
- General un-recyclable waste.
- Clinical/medical waste.

Expected volume per week:

The expected total volume per week for this type of business is considered to be low.

It is estimated that the volume would not exceed 500L/week. Over 50% of this volume could potentially be recycled.

On-site storage:

On-site storage will comprise of a general collection and storage point that will be located in the yard of the development and will consist of up to **two commercial mobile garbage bins**.

The following features apply regarding the collection and storage point area:

- Commercial collection by commercial waste and recycling contractor (see below).
- Mobile commercial garage and recycling bins wheeled to front of development site for collection by contractor on appropriate days.
- Area available for general waste and recyclable waste collection.

Temporary storage areas in the building will source separate waste prior to disposing of waste in bins the general collection and storage area.

ON-GOING MANAGEMENT – STAGE 2 (C)

- Site waste collection to be undertaken by private contractor. This contractor will be from the following (or similar):

Rehmann – Commercial & Industrial Service
32-36 Christle Street, St Marys
Ph: 9623 4733

Cleanaway – Commercial Bins
Cnr Eskine Park Road and Mamre Road, Eskine Park
Ph: 131 339

"Collex" Waste Management Pty Ltd
Ph: 9642 6977

Pacific Waste Management
201-205 Newton Road, Wetherill Park
Ph: 131 335

- **Clinical and sharp waste** collection to be undertaken by private contract, as follows:

Barrat & Smith
Ph: 9855 5222

Other management features include:

- Development of waste minimization program for operation of the business, including information packages for employees using the facility.
- All temporary storage areas and bin collection areas shall be clearly labelled and identified.
- All recycling areas and storage shall be clearly labelled and identified
- All storage areas and bins shall be cleaned, maintained and kept in a tidy condition throughout the operation of the business.