
SITE WASTE MANAGEMENT PLAN

Proposed demolition of existing structures
and construction of a new dwelling to form a
dual occupancy (detached) development and
strata subdivision to create two lots

No. 23 Marine Parade, Byron Bay (Lot 4 DP 244699)
and adjoining Crown Land (Lot 7009 DP 1026798) and Road Reserve

TOWN PLANNING STUDIO

Revision A
10 December 2024

Site Waste Management Plan (SWMP)

NOTE: The level of detail required for the Site Waste Minimisation and Management Plan (SWMMP) will vary with the size and complexity of the proposed development. For example, a DA seeking consent for a dwelling house would normally require a very simple SWMMP, while a DA seeking consent for a large commercial or industrial complex is likely to require an extensive SWMMP that documents full details of proposed waste generation, management, recycling, storage and disposal measures.

Applicant Details

Application No.	TBC
Name	Town Planning Studio
Address	23 Marine Parade, Byron Bay

Project Details

Existing buildings and other structures currently on the site	Dwelling, garage, Driveways
Description of proposed development	Demolition and construction of new dwelling

This development achieves the waste objectives set out in the DCP. The details on this form are the provisions and intentions for minimising waste relating to this project. All records demonstrating lawful disposal of waste will be retained and kept readily accessible for inspection by regulatory authorities such as council, DECC or WorkCover NSW.

	Reuse	Recycling	Disposal	
Type of waste generated	Estimate Volume m ³	Estimate Volume m ³	Estimate Volume m ³	Specify method of on-site reuse, contractor and recycling outlet and/or waste depot to be used
Excavation material	330	Nil	Nil	All excavations for new dwelling to be removed from site and disposed of at an approved location. All works to be backfilled.
Timber (specify)	Nil	4	4	Recycling centre / skip
Concrete	Nil	10	Nil	Recycling centre
Bricks	Nil	10	10	Recycling centre / skip
Tiles	Nil	Nil	0.2	Skip

Metal (specify)	Nil	1	1	Recycling centre / skip
Glass	Nil	1	Nil	N/A
Plasterboard (offcuts)	Nil	Nil	0.4	Skip
Fixtures and fittings	Nil	Nil	1	Skip
Floor coverings	Nil	Nil	0.2	Skip
Packaging (used pallets, pallet wrap)	1	1	Nil	Recycling centre / skip
Garden organics	3	Nil	Nil	Mulch
Containers (cans, plastic, glass)	Nil	0.5	0.5	Removal by tradesperson for recycling
Paper/cardboard	Nil	0.2	Nil	N/A
Residual waste	Nil	Nil	5	Waste Facility / Skip
Hazardous/special waste (specify)	Nil	Nil	Nil	N/A

Construction Design (all types of development)

Outline how measures for waste avoidance have been incorporated into the design, material purchasing and construction techniques of the development (refer to Section B8.3.2):

Materials

- Accurate estimates of volumes of materials required.
- Reuse/recycling opportunities maximised.
- Delivery of materials to be on an 'as needed' basis to prevent weathering and moisture damage.
- All waste to be transported to a lawful waste facility.

Lifecycle

- Use of durable materials as appropriate.
- Use of self-maintaining materials as appropriate.
- Use of self-cleaning materials as appropriate.
- Provision of a maintenance regime as opposed to a replacement regime.

Detail the arrangements that would be appropriate for the ongoing use of waste facilities as provided in the development. Identify each stage of waste transfer between residents' units/commercial tenancies and loading into the collection vehicle, detailing the responsibility for and location and frequency of, transfer and collection.

- Building within the site shall be provided with a bin storage area that can contain three 240L bins (ie. 1 x General Waste Bin, 1 x Recycling Bin, and 1 x Organic Waste Bin).
- The occupants of the building will be responsible for discerning recycling from wastes and for the placement of bins at the roadside each week / fortnight in accordance with Byron Shire Council's collection service for each bin type.

- Upon removal of waste, the occupants of the building will be responsible for returning each bin to the bin storage area.
- It is noted that bin storage areas can be constructed without development consent per Part 2 Division 1 Subdivision 21A of State Environmental Planning Policy (Exempt & Complying Development Codes) 2008.

Plans and Drawings (All Developments)

The following checklists are designed to help ensure SWMMPs are accompanied by sufficient information to allow assessment of the application.

Drawings are to be submitted to scale, clearly indicating the location of and provisions for the storage and collection of waste and recyclables during:

1. Demolition;
2. Construction;
3. Ongoing operation.

Demolition	
Size and location(s) of waste storage area(s)	See Plans
Access for waste collection vehicles	Yes
Areas to be excavated	As per concept services plan
Types and numbers of storage bins likely to be required	Demolition trucks and skip bins on demand
Signage required to facilitate correct use of storage facilities	Yes

Construction	
Size and location(s) of waste storage area(s)	See Plans
Access for waste collection vehicles	Yes
Areas to be excavated	As per concept services plan
Types and numbers of storage bins likely to be required	Skip bins on demand
Signage required to facilitate correct use of storage facilities	Yes

Ongoing operation	
Space	
Size and location(s) of waste storage areas	Per DA plans
Recycling bins placed next to residual waste bins	Yes
Space provided for access to and the manoeuvring of bins/equipment	Yes
Any additional facilities	N/A

Access	
Access route(s) to deposit waste in storage room/area	Yes
Access route(s) to collect waste from storage room/area	Yes
Bin carting grade	Gentle grade
Location of final collection point	On-site
Clearance, geometric design and strength of internal access driveways and roads	Suitable
Direction of traffic flow for internal access driveways and roads	Two way
Amenity	
Aesthetic design of waste storage areas	Yes
Signage – type and location	N/A
Construction details of storage rooms/areas (including floor, walls, doors, ceiling design, sewer connection, lighting, ventilation, security, wash down provisions etc)	N/A



Figure 1 – Site Waste Plan Layout