



Land off Coate Road, Devizes

Waste Minimisation and Management Plan

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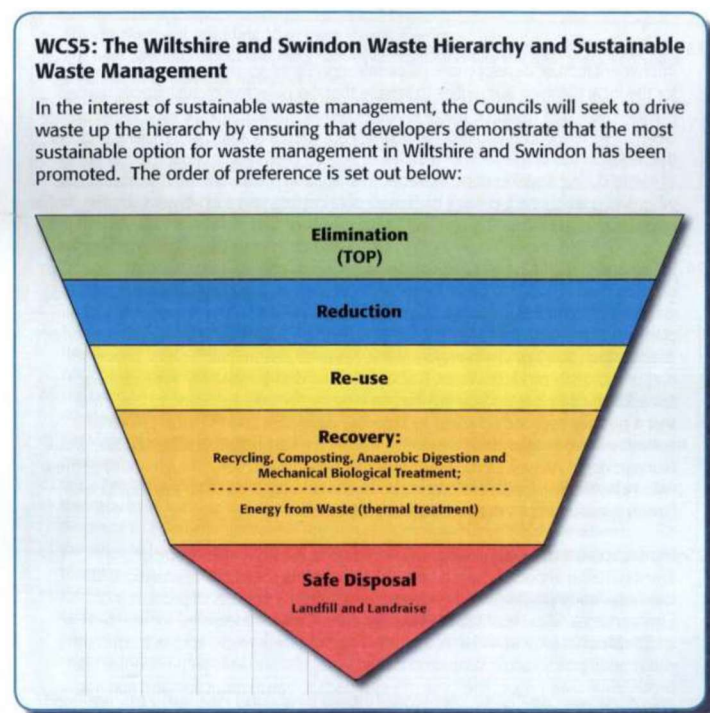
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1.0 Introduction

- 1.1 This Waste Minimisation and Management Plan has been prepared to support the outline planning application with all matters reserved for *'Residential Development for up to 175 dwellings, associated works, infrastructure, ancillary facilities, open space and landscaping. Construction of a new vehicular access off Coate Road and Windsor Drive'*.
- 1.2 The aim of this Waste Minimisation and Management Plan (WMP) is to reduce waste generated in the first instance through good design and planning. Where the generation of waste is unavoidable, the WMP seeks to re-use and recycle materials where possible, with a review to reducing the amount of waste that would potentially be sent to landfill. This WMP views waste disposal as a last resort, when options for waste prevention, re-use, recycling and energy recovery have been exhausted.
- 1.3 This Waste Minimisation and Management Plan has been prepared in accordance with the following documents:
 - NPPF National Planning Policy
 - Wiltshire & Swindon Waste Core Strategy, Adopted 2009 (covering up to 2026)
 - Waste Aware Construction
- 1.4 It is acknowledged that given the outline nature of the planning application, that this Waste Minimisation and Management Plan will need updating as the development progresses. For example, when detailed designs are available to enable detailed take-offs and volumes to be calculated, or when suppliers are identified to be able to establish what the supplier may collect for re-use etc. At this initial outline planning stage, the WMP seeks to highlight the principles that have been and will be applied to the planning, design, construction and occupation phases, with more specific details to follow at the detailed design stage, potentially pursuant to reserved matters applications / discharge of conditions.

2.0 Waste Guidance

- 2.1 The Wiltshire and Swindon Waste Core Strategy was adopted in July 2009 and is relevant for the period to 2026. Within the document the construction industry is recognised as having the potential to develop significant volumes of waste.
- 2.2 With the above in mind, it is clear that developers need to assess their approach to the process to ensure they are maximising their potential to reduce waste and re-use / recycle waste wherever possible.
- 2.3 Through good planning and management there is scope to greatly reduce the amount of construction waste materials that are currently sent to landfill.
- 2.4 The Wiltshire and Swindon Waste Core Strategy follows the principles set out at national and regional policy level by aiming to prevent and limit waste generation in the first instance. If elimination is unavoidable, the reduction of waste is the next preferred option. After this, opportunities for re-use and recycling should be explored, followed by energy recovery. Waste disposal should be seen as the last resort. This methodology is known as the Waste Hierarchy and is demonstrated by Policy WCS5 of the Wiltshire and Swindon Waste Core Strategy:



Policy WCS5: Wiltshire and Swindon Waste Core Strategy 2006 – 2026
Development Plan Document, July 2009, ISBN 978-0-86080-538-0

- 2.5 This Waste Minimisation and Management Plan will therefore seek to prevent waste generation in the first instance. Where this is unavoidable, the WMP will then seek to keep waste as high up the Waste Hierarchy as possible, exploring all possibilities for re-use and recycling. In doing so, the proposed development will be in-keeping with the local and national policy and help to achieve targets for waste reduction.

3.0 Types of Waste Generated by the Proposed Development

3.1 Throughout each phase of the development there is potential for waste to be generated. Each phase has been identified below and the anticipated waste materials associated with that phase listed accordingly.

3.2 Site Clearance, Site Preparations:

- Hedge removal / vegetation removal (green waste)
- Topsoil (green waste)
- Demolition of existing buildings (bricks, concrete, steel, rubble etc)

3.3 Construction:

- Inert excavated material from pond construction
- Inert excavated material from foundations, drainage runs, road formation etc
- Packaging from construction materials (e.g. pallets, cardboard, plastic sheeting)
- Construction materials (e.g. timber, blocks, bricks etc)
- Finishing materials (e.g. plastic trims, paint, cabling, timber etc)

3.4 Occupation:

- Household waste (e.g. food waste, paper, cardboard, glass, plastics etc)
- Green garden waste (e.g. grass clippings, hedge cuttings etc)

4.0 Waste Management Plan

4.1 Waste Reduction in the First Instance Through Planning and Design:

The first stage of the Waste Minimisation and Management Plan is to reduce waste generation in the first instance. This can be achieved through the planning and detailed design stage before any physical construction works begin on site. Due to the type of development, it will be inevitable that there will be excavations that will generate inert materials; through the digging of the pond(s), digging of foundations, drainage runs etc. However, by limiting excavations in the first instance and then looking to re-use material where feasible, the overall impacts of the waste can be greatly reduced. In addition to reducing the waste, there is also potential cost savings for the developer as less waste needs to be exported from the development to a licenced tip.

- 4.2 The application site has hedgerows around the perimeter of the majority of the boundaries. These hedgerows are well established. It is recognised that they are important ecological habitats and contribute to biodiversity. With this in mind, the layout has looked to respect these hedgerows where at all possible. Where breaks in the hedgerows are needed, for drainage runs, or access links, then these are kept to a minimum. By limiting the amount of hedgerow that needs to be removed, the amount of green waste generated is significantly reduced.
- 4.3 The proposed carriageways, roads, footways and highway verges, will be designed to follow existing ground levels as closely as possible, within the constraints of the local highway authority's specification. This will ensure that the carriageway construction does not require excessive excavation to construct and will help reduce waste from excavated material.
- 4.4 Drainage will be designed to ensure sewers are not excessively deep. This will reduce the volume of excavations and therefore waste.
- 4.5 It is proposed to utilise at source sustainable urban drainage systems (SUDS) within the development, for example permeable paving, swales, filter trenches etc. Such devices reduce the impact of storm events on the traditional piped networks meaning there is potential for smaller diameter pipes to be used and therefore less excavation.
- 4.6 Water butts will be proposed on all suitable houses. These will collect rainwater from property roofs which would otherwise be wasted and store it for re-use in private gardens for watering plants etc. This is a simple, yet effective way of re-using a source of water that would otherwise be wasted and helps to reduce the demand on the potable water supply.
- 4.7 Part of the site clearance will involve the demolition of existing buildings, which are understood to be former barns / agricultural buildings in average to poor condition. As part of the planning stage the buildings will need to be investigated to ensure they do not contain any hazardous materials (e.g. asbestos). If any is identified, this will need to be removed by a licenced and suitably qualified contractor. If none is identified then there is potential for the brick / stone / concrete from the buildings to be crushed on site and re-used as stone for haul roads, site compounds etc. This would negate the need to export the material off and also import materials to form the compound.

- 4.8 As highlighted above, due to the nature of the works involved with construction of residential dwellings, it is inevitable that excavated waste material will be generated. Where possible this material will be re-used on the development. It is noted that the topography of parts of the site is relatively steep in places, meaning there is an opportunity for a cut and fill exercise to try and re-utilise a large proportion of the soils on-site. There are further opportunities within the open space areas where the creation of low level bunds could be used to make the area more interesting and offer potential planting locations for pockets of seasonal flowers and shrubs.
- 4.9 For excavated material that can not be re-used on the scheme, the developer is to try and establish a local need for the material, for example another development that requires fill material or a restoration project (quarry). This will enable the material to be re-used. Disposing of the material at a licenced tip should be a last resort. Wherever the material is taken, it must be recorded correctly including material types, volumes and dates of movements.
- 4.10 Designers can greatly reduce waste by specifying standard materials and sizes. For example standard window sizes. This means that components can be easily fitted with no cutting and shaping on site, significantly reducing waste.
- 4.11 In summary the planning and design stage have and will seek to reduce waste generation in the first instance, through the use of good design and planning practices. Where waste generation is unavoidable, then material is proposed to be re-used on site, or at a local use off-site to limit the amount of waste being exported to landfill.
- 4.12 Site Clearance and Preparation:
As highlighted above, there are anticipated wastes associated with the site preparation and clearance. The layout has tried to limit hedgerow loss, however limited sections of hedgerow will need to be removed to facilitate drainage runs, access points etc. This hedgerow removal will generate waste. It is therefore proposed that this 'green' waste is shredded / chipped on site at the time of removal. This material can then be spread out around the base of hedgerows that are to remain. Shredded material should not be used immediately adjacent to a drainage ditch or road gully to avoid the risk of blockages during heavy rainfall. By re-using the material on site, no waste needs to be exported.
- 4.13 Good quality topsoil will be separated during any excavation works and stored on-site for future re-use. This topsoil can be re-used within public open space, private gardens, highway verges etc. Not only does this re-use the material on site, it also removed the need to import topsoil at a later date, thereby reducing HGV movements in the area. It is envisaged that the vast majority, if not all of the topsoil can be re-used on the development.
- 4.14 As highlighted in section 4.7 above, the existing barns / agricultural buildings will need to be demolished. Subject to confirmation of no hazardous materials being present, lots of the materials have the potential to be crushed on-site and re-used to form the site compound and associated haul roads. This means the need to export materials off-site is significantly reduced.
- 4.15 Construction:
This section of the works involves many different materials being delivered to the site for use in construction of the infrastructure, the dwellings and the open space. However

because detailed designs will be available to the appointed contractors, it means that thorough take-offs of materials can be made. This reduces over ordering and also enables stock to be ordered periodically rather than all at once, meaning less stock on site and therefore less risk of items being damaged as they await use.

- 4.16 The specification of standard materials should be utilised where feasible. This avoids the need to shape and cut unusual materials on site that contractors may not be used to working with and therefore has the potential to generate waste.
- 4.17 The specification of standard materials also means that local suppliers should be available, meaning reduced transport distances making the whole development process more sustainable as well as supporting local businesses.
- 4.18 A further benefit of specifying standard material, such as road kerbs, edgings etc, is that at a later date an adopting authority does not have to order and then stock unusual materials for routine maintenance procedures. This makes the scheme more sustainable in the long run and the Waste Minimisation and Management Plan has therefore looked beyond the build programme and continued to follow the principles of waste reduction throughout the developments life span.
- 4.19 Preference should be given to the use of recycled construction materials from a sustainable production facility.
- 4.20 Preference should be given to suppliers who will collect unused materials and packaging for re-use and recycling. This approach is particularly useful for items such as timber pallets used to deliver bricks and blocks to site which would otherwise be broken up and sent to landfill.
- 4.21 Where possible pre-fabricated components should be used within the construction process. This limits the amount of shaping, cutting and fitting required on site and will help to reduce waste. Examples include (but are not limited to) UPVC windows and doors to standard sizes, soffits, guttering etc.
- 4.22 When materials are cut and shaped on site, off-cuts should be retained if suitable for re-use. Storage areas for reusable common materials can be included within the secure materials compound.
- 4.23 Once stock is delivered to site it will be carefully unloaded and stored in the secure materials compound. Items should be arranged so that they are easily accessible meaning fewer breakages when collecting, delivering and manoeuvring in the materials compound. Fewer breakages means less waste materials.
- 4.24 All site operatives will receive a briefing about the importance of material storage, handling, separation, recycling and re-use as part of their site induction. This will help raise awareness of waste reduction through good working practices.
- 4.25 Waste materials should be separated to maximise their potential for recycling. A simple use system is a colour coded system, where different materials are put in different coloured containers. Making the system easy to use will maximise the uptake.

- 4.26 In summary the construction phase will seek to limit waste through good practice, education of staff, detailed take-offs, specification of standard materials and prefabricated parts. It will seek to maximise re-use and recycling by implementing easy to understand separation procedures, meaning the contractors uptake will be high.
- 4.27 Site Occupation:
Advice and guidance will be taken from the Local Planning Authority and all waste disposal and recycling facilities agreed with them in advance of occupations. In accordance with the services currently offered by Wiltshire Council, the following collections will be made available for future residents:
- Fortnightly kerbside collection of non-recycled refuse
 - Fortnightly kerbside collection of recyclable items
 - Fortnightly kerbside collection of garden waste (subscription service)
- 4.28 The Council will provide the residents with the necessary refuse and recycling containers, save for the garden waste which is an 'opt in' subscription service.
- 4.29 The developer will ensure that each household has suitable storage for all the necessary waste and recycling containers within their own property boundary or within a communal storage point where necessary (e.g. apartments). The position of the storage area will be one that encourages recycling and should therefore be quick and convenient to get to.
- 4.30 The developer will ensure that routes for manoeuvring the containers to the kerbside collection points are direct and free from obstructions. These routes should avoid steps, be hard paved and of sufficient width to provide safe access whilst handling the various containers.
- 4.31 The developer will ensure that for dwellings served via a private shared driveway that suitable storage areas are available where the private drive meets the adoptable highway for containers to be stored on collection days. Refuse operatives are not obliged to collect from private driveways. The storage area should not impede on the safe use of the public highway or the shared driveway.
- 4.32 All operation household recycling facilities will be made available to the new development to encourage recycling and reduce the amount of waste being sent to landfill. In addition it is proposed that each new household is issued with an information leaflet as part of their welcome pack detailing key information such as:
- Kerbside collection dates (including changes due to national holidays)
 - Details of what is collected in the various containers
 - Details of where to leave the containers on collection days
 - Details of nearby more substantial recycling centres (e.g. the type normally found in large public car parks, supermarkets etc)
 - Details on the importance and need for recycling
 - Contact details for further information, replacement recycling containers etc.
 - Contact details for the green garden waste subscription service
- 4.33 It is anticipated that given the above, households will be able to recycle considerable amounts of their materials, especially given the kerbside collection meaning residents

are not required to make special trips to recycling centres. Combined with the large variety of materials that can be recycled through the kerbside collection, the amount of waste that could have potentially been sent to landfill is significantly reduced, helping to achieve regional and national waste reduction targets.

5.0 Summary and Conclusions

- 5.1 This Waste Minimisation and Waste Management Plan demonstrates how waste is managed and minimised throughout the development. It outlines principles that have and will be applied to the scheme from initial planning and preliminary outline designs, right through to occupation and routine maintenance.
- 5.2 The Waste Minimisation and Waste Management Plan is intended to be updated / revised as the project progresses and more detailed information becomes available. This stage of the plan at outline planning stage, is designed to highlight the overall principles and demonstrate how key objectives can be achieved throughout the various phases of development.
- 5.3 This document has been prepared in accordance with national and regional guidance.
- 5.4 The proposals demonstrate how the planning and preliminary design stages have looked to reduce waste generation in the first instance. By doing so the amount of potential construction waste that would otherwise have gone to landfill is reduced.
- 5.5 Where waste generation through the construction process is inevitable, the Waste Minimisation and Waste Management Plan has demonstrated how this waste will be re-used and recycled on site where possible, rather than being sent to landfill. This approach is wholly in accordance with the Waste Hierarchy as defined by national policy and the Wiltshire and Swindon Waste Core Strategy.
- 5.6 It is envisaged that 100% of the waste from the works associated with the hedgerow removal can be re-used on site. It is also anticipated that 100% of the topsoil separated during excavations can be stored and re-used on the site within the open space and private gardens.
- 5.7 It is envisaged that a proportion of the excavated inert material from the construction of the pond(s), roads, sewers building foundations will be re-used on the site to achieve the necessary finished levels. Exact volumes will be determined at the detailed design stage following Outline Planning Approval.
- 5.8 Through detailed take-offs, stock management, education and training of staff and waste sorting for recycling it is anticipated that construction waste in general will be low.
- 5.9 All of the above points demonstrate how waste is being kept up the Waste Hierarchy throughout the construction process and how waste is being re-used / recycled where possible. In doing so the amount of waste being sent to landfill is significantly reduced.
- 5.10 Once the site is occupied the development will be utilising all the recycling opportunities currently available to it from the local authority collection schemes. Stores for refuse and recycling containers will be easily accessible and encourage the use of recycling initiatives.
- 5.11 Information leaflets regarding recycling will be distributed to all new households to make all residents fully aware of what they can recycle, when and how to do it as well as the location of additional larger recycling facilities in the area.

- 5.12 It can be concluded that the proposals set out in the Waste Minimisation and Waste Management Plan are in accordance with the governing criteria and objectives for the area. The site will provide a sustainable development that promotes waste minimisation, re-use and recycling throughout the development lifespan; from initial concept, to construction, occupation and even to routine maintenance, helping the region to achieve its waste reduction targets.