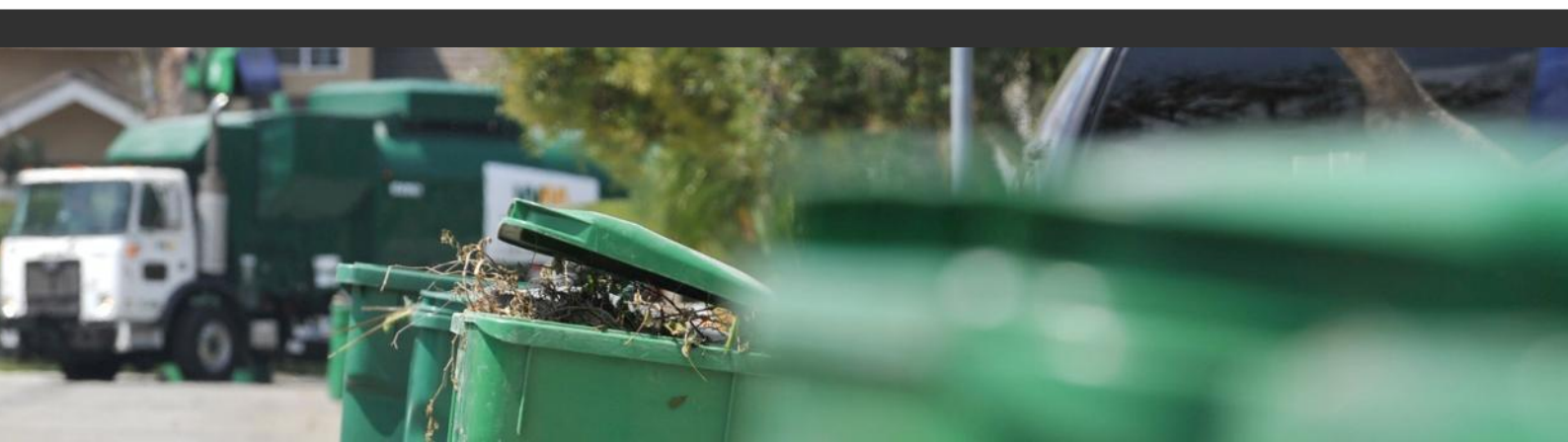


27 Princes Highway, Dandenong

Waste Management Plan



230558WMP001E-F.docx

31 July 2026

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1 INTRODUCTION

onemilegrid has been requested by Rise Architecture to prepare a Waste Management Plan for the proposed multi-level residential development at 27 Princes Highway, Dandenong.

The preparation of this management plan has been undertaken with due consideration of the Sustainability Victoria Better Practice Guide for Waste Management and Recycling in Multi-unit Developments and relevant Council documentation.

2 PURPOSE

The purpose of the waste management plan is to:

- Demonstrate the development of an effective waste management system that is compatible with the design of the proposed residential development and the adjacent built environment. An effective waste management system is hygienic, clean and tidy, minimises waste going to landfill, and maximises recycling;
- Provide a waste management system that is supported by scale drawings to ensure the final design and construction of the development is compliant with the WMP and is verifiable;
- Form a document that achieves effective communication of the waste management system so that all stakeholders can be properly informed of its design, and the roles and responsibilities involved in its implementation. Stakeholders are defined (but not limited to): owners, occupiers, owners corporations, property managers, real estate agents, Council, neighbours and collection contractors;
- Ensure residents are not disadvantaged in their access to recycling and other responsible waste management options;
- Avoid existing legacy issues that plague many developments due to poor design and insufficient consideration for waste management; and
- Improve outcomes for compliance with regulatory tools and state Planning Strategies (where applicable), such as:
 - + Recycling Victoria;
 - + Victorian Recycling Infrastructure Plan;
 - + Plan for Victoria;
 - + Town planning Permits; and
 - + Greater Dandenong Planning Scheme.

3 POLICIES, STRATEGIES AND GUIDELINES

3.1 Recycling Victoria – Best Practice Waste Management

Best Practice Waste Management is an initiative designed to reduce the amount of waste generated, through encouraging a change of behaviour and action on waste management and moreover recycling.

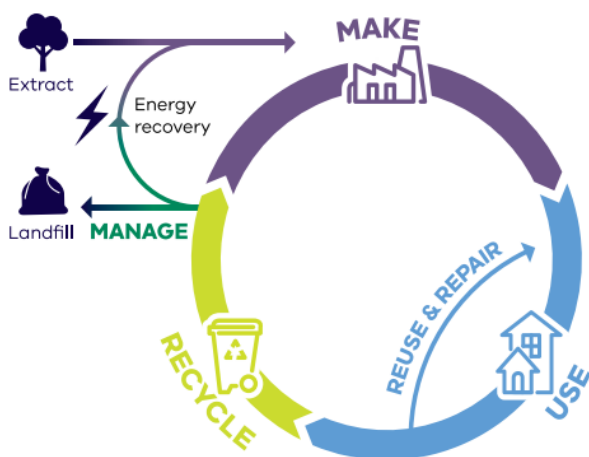
The benefits of reducing waste generation are far reaching and have been identified as significantly important by Council and the Victorian Government.

Recycling Victoria: A New Economy is a policy and 10-year action plan, prepared by the Victoria Government, to “deliver a cleaner, greener Victoria, with less waste and pollution, better recycling, more jobs and a stronger economy”.

Four overarching goals have been identified in order to achieve a circular economy in relation to waste, as below:

1. MAKE – Design to last, repair and recycle;
2. USE – Use products to create more value;
3. RECYCLE – Recycle more resources;
4. MANAGE – Reduce harm from waste and pollution.

Figure 1 Resource Flows in a Circular Economy



3.2 Sustainability Victoria

Sustainability Victoria has developed the Guide to Better Practice for Waste Management and Recycling in Multi-Unit Developments (MUDs) to improve waste management practices and increase recycling in MUDs and commercial developments.

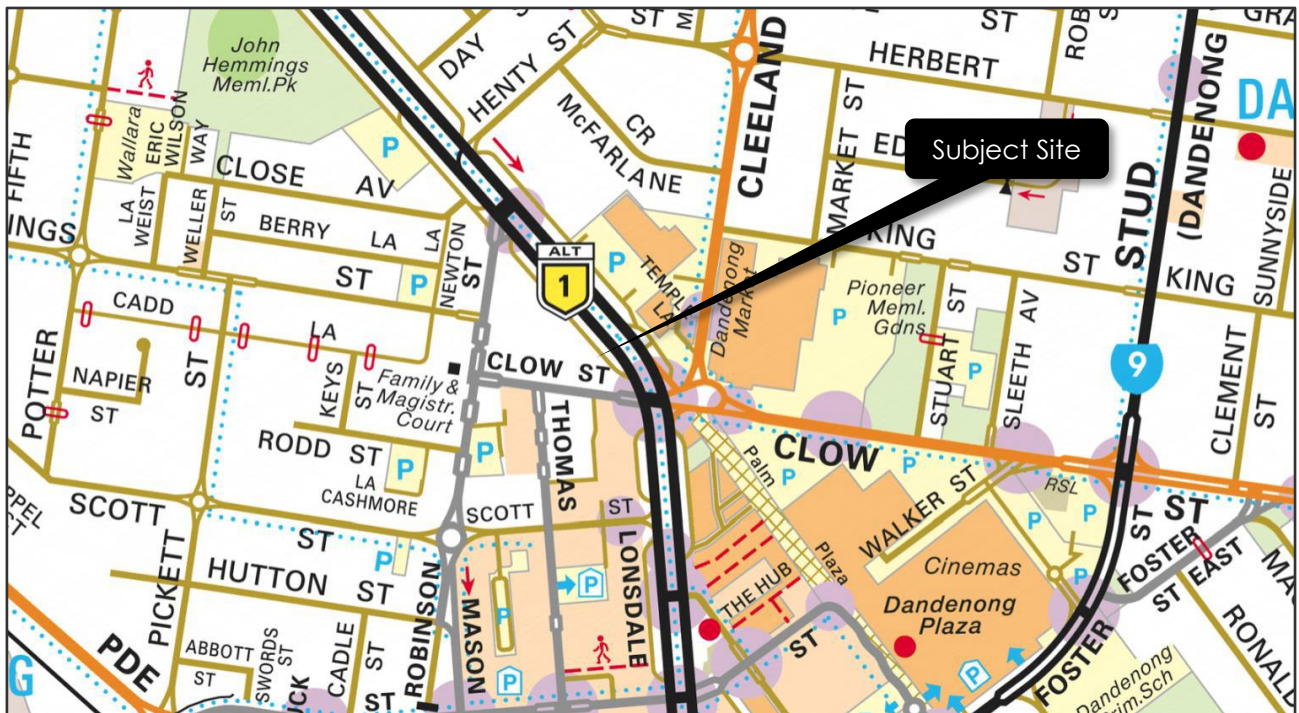
This guide is a stand-alone resource providing guidance for architects, building designers, developers, building managers, residents, planners, and waste management officers to incorporate effective waste and recycling systems into all stages of a development's life.

It outlines essential points of consideration when designing a waste management system for medium or high-density residential, mixed-use, and precinct-scale developments, with some guidance and better practice options applicable to a broader range of developments.

4 EXISTING SITE CONDITIONS

The [subject site](#) is located on the southern side of Princes Highway between Clow Street and Robinson Street, and is addressed at 27 Princes Highway, Dandenong, as shown in Figure 2.

Figure 2 Site Location



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The subject site provides a frontage of approximately 21 m to Princes Highway service road and a depth of approximately 36 m.

The site is currently occupied by single storey residential dwelling with vehicle access via a single-width crossover to Princes Highway service road.

5 PROPOSED DEVELOPMENT

It is proposed to develop the site for the purposes of an 18-storey apartment building, containing car parking on levels 1 – 3 and residential uses on levels 4 – 18 for a total of 76 apartment units.

The proposed breakdown of residential units is shown in Table 1.

Table 1 Proposed Development

<i>Component</i>	<i>No.</i>
1-Bedroom Apartment	32
2-Bedroom Apartment	44
Total Apartments	76

6 WASTE MANAGEMENT

6.1 General

It is proposed to utilise a private contractor to manage the collection and disposal of all waste streams associated with the development.

It is proposed to provide a dedicated bin store on the ground floor of the development for residential waste.

On collection days, the private waste truck will prop within the truck zone along the site frontage.

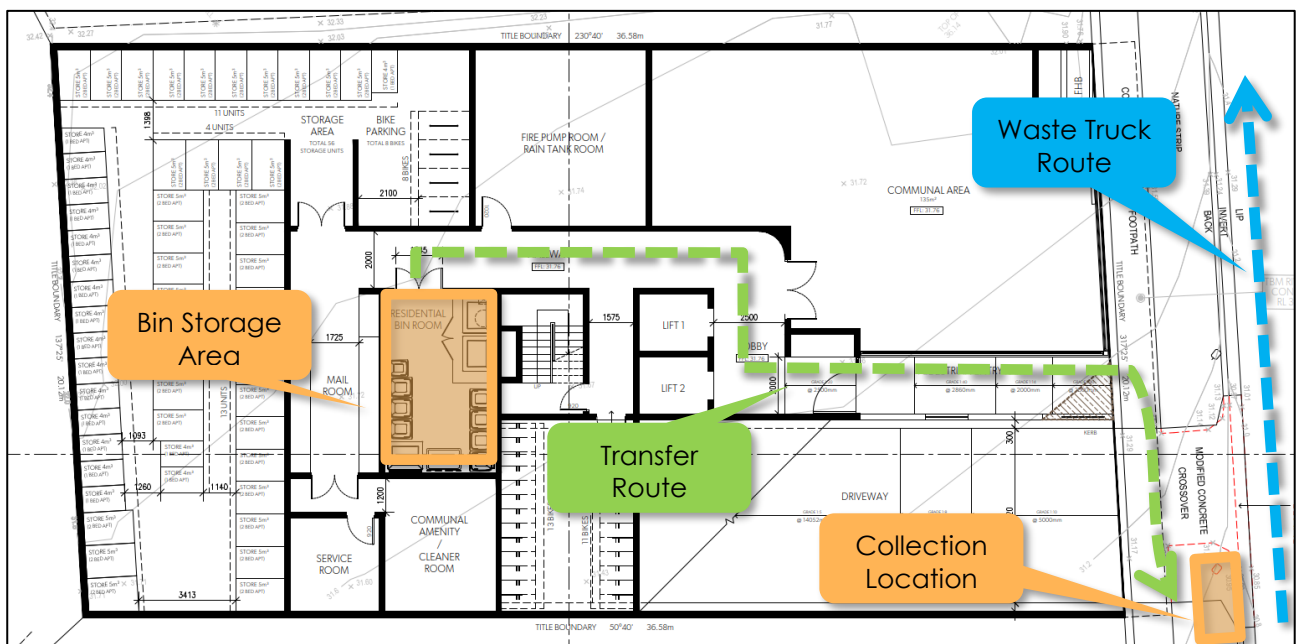
Bins will be transferred by a building manager / caretaker or the waste contractor from the storage room and placed adjacent to truck zone along the Princes Highway service road frontage for immediate collection. Following collection, bins will immediately be collected and returned to the bin room.

Residents will be responsible for disposing of recyclables or bagged garbage into waste chutes located on each floor of the development, or directly into the appropriate bins located within the bin storage room. A single diverter chute system is proposed, providing direct disposal of garbage and recycling waste from each level. Disposal of organic and glass waste will need to be undertaken from within in the bin store.

The Owners Corporation / caretaker will be responsible for rotating bins within the bin storage room to ensure the bins do not overflow.

The collection location and expected transfer route is shown in Figure 3.

Figure 3 Bin Storage Room and Collection Details



6.2 Waste Streams

6.2.1 Garbage

The garbage stream comprises of non-recyclable material which is to be disposed of in landfill, and is one of the four primary waste streams identified by Recycling Victoria and forms part of the standard commercial collection system.

A bulk garbage bins will be provided for the collection and disposal of garbage.

6.2.2 Organic (Food) Waste

A proportion of waste generated by the proposed use is anticipated to comprise of organic (food) waste, which is one of the four primary waste streams identified by Recycling Victoria and forms part of the standard commercial collection system.

Mobile bins will be provided for the collection and disposal of organic (food) waste.

Sufficient space is provided within the bin storage areas for the provision of an organic waste bin for use by residents, if required.

6.2.3 Recycling

The commingled recycling stream is a mixed material stream consisting of paper, cardboard, cans, plastics, and glass (where not collected as part of a separate glass collection service) and is one of the four primary waste streams identified by Recycling Victoria and forms part of the standard commercial collection system.

Bulk recycling bins will be provided for the collection and disposal of recycling.

6.2.4 Glass Recycling

A proportion of waste generated by the recycling component of the proposed use is anticipated to comprise of glass, which is one of the four primary waste streams identified by Recycling Victoria and forms part of the standard commercial collection system.

Mobile bins will be provided for the collection and disposal of glass.

It is understood that Greater Dandenong will transition to the provision of a separate glass recycling stream by 2027, as part of the State Government's Recycling Victoria Policy. The provision of separate glass waste collection would result in the reduction of weekly recycling generation.

Sufficient space is provided within the bin storage area for the provision of a glass recycling bin for use by residents.

Alternatively, staff/residents can collect and dispose of appropriate glass containers at one of the Container Deposit Scheme (CDS) depots (refer below), or within the recycling bin.

6.2.5 Container Deposit Scheme (CDS)

On 1 November 2023, Victoria's Container Deposit Scheme (CDS) commenced, which marked a significant milestone towards Victoria achieving its Circular Economy goal.

The CDS rewards Victorians with a 10 c refund for all eligible cans, cartons and bottles that are returned. Most aluminium, glass, plastic, and liquid paperboard (carton) drink containers, between 150 mL and 3 L are eligible, with a 10 c mark provided on the drink container label, often located near the barcode. Container lids are able to be kept on, as they can also be recycled.

There are multiple ways to receive the 10 c refund, including vouchers (which can be spent at participating shops), cash, electronic payment, and the option to donate the refund to charities and community groups.

The eligible containers can be returned to several different types of container refund points, in many locations across Victoria, with the number of locations expected to continue to grow. Typical refund points include the following:

- Reverse Vending Machines (RVMs) – Typically located in shopping centre and supermarket car parks, eligible containers are inserted into the machine, where the containers are scanned and verified;
- Depots – Larger refund points which typically offer a walk-in or drive-through services to get containers counted and refunded on the spot. Best suited for larger loads;
- Over the counter (OTC) – Some small businesses or organisations provide over-the-counter services, which essentially work like a miniature depot; and
- Pop-ups – Zone operators may offer pop-up services or events, which will have set times and locations that drinks containers can be returned.

The locations of the CDS refund points are provided at <https://cdsvic.org.au/locations>.

6.2.6 Green Waste

Given the nature of the proposed development, it is expected that green waste generation will be minimal or negligible, and therefore a green waste collection service is not expected to be required.

It is expected that any maintenance and gardening undertaken on common property will be managed by a contractor appointed by the owners corporation. The appointed contractor will be responsible for the disposal of any green waste accumulated during the course of their duties.

6.2.7 Hard Waste

Hard waste services will also be provided by the private contractor, under the management of the Owners Corporation. Hard waste will be stored within individual dwellings between collections, and placed within the bin room prior to scheduled collections. Owing to the limited space within the bin room to accommodate large items, it may be necessary to stagger hard waste collections.

Additional to the above, hard waste may be disposed of independently by residents, at Council's Recycling Centre/Transfer Station.

Hard waste must not be left in common areas including the waste chute rooms and loading bay.

6.2.8 Electronic Waste (E-Waste)

E-waste includes all manner of electronic waste, such as televisions, computers, cameras, phones, household electronic equipment, batteries and light bulbs. E-waste contains valuable materials that can be recovered and reused such as tin, nickel, zinc, aluminium, copper, silver and gold.

The disposal of E-waste in household rubbish or to landfill has been banned by the Victorian Government, as it can cause fires and release hazardous chemicals into the air, soil and water.

E-waste must be disposed of at a dedicated collection point, or be collected as part of a dedicated collection service.

A large number of e-waste collection points are available in Victoria and private contractors are equipped with the resources to undertake E-waste collections.

A 120 litre E-waste bin will be provided within the bin storage area for use by residents. The owners corporation will arrange for a private contractor (likely to be the same contractor providing general waste and recycling collection, though using a separate collection vehicle) to dispose of E-waste on a regular basis, or as required.

6.2.9 Soft Plastics

Soft plastic waste is estimated to contribute approximately 20% of landfill waste volumes, and includes such things as bread bags, plastic bags, bubble wrap and snap lock bags.

Previously, soft plastics were able to be recycled via REDcycle bins located at most Coles and Woolworths supermarkets. However, REDcycle has since paused the recycling of soft plastic due to supplier/storage issues, therefore soft plastic should be disposed of using the garbage bins.

Soft plastics recycling collections have subsequently been reinstated as a trial in a number of Woolworths, Coles and Aldi stores, and an expansion of the trial is expected.

No specific bin provision is required for soft plastic recycling, though it is recommended that residents are made aware of soft plastic recycling, and operators are encouraged to enrol with RecycleSmart for regular collections.

For commercial quantities of soft plastic generation, a specialist private contractor should be engaged to undertake collection.

7 WASTE GENERATION

7.1 Adopted Council Rates

The City of Greater Dandenong typically adopts a standard garbage and recycling generation rate of 40 litres per bedroom per week for residential developments, with weekly garbage and fortnightly recycling collection.

Applying this to the proposed development gives the following generation rates set out in Table 2.

Table 2 City of Greater Dandenong Recommended Rates - Residential

<i>Dwelling Size</i>	<i>Garbage</i>	<i>Recycling and Paper</i>
2-bedroom apartment	80L	80L
1-bedroom apartment	40L	40L

7.2 Expected Waste Generation

Specific council generation rates are adopted preferentially over Sustainability Victoria generation rates as the City of Greater Dandenong's generation rates cater specifically for the local population. Conversely, Sustainability Victoria's generation rates cover whole state and do not represent the City of Greater Dandenong's waste generation as accurately.

Therefore, the City of Greater Dandenong's generation rates will be adopted for the residential component of the proposed development.

Sustainability Victoria also identifies that approximately 35% of the garbage generation for residential properties comprises organic waste and approximately 15% of the recycling generation comprises of glass waste.

These rates have been applied to the broader garbage and recycling waste rates with expected waste generation detailed in Table 3 below.

Table 3 Expected Waste Generation

<i>Stream</i>	<i>Component</i>	<i>No. of Dwellings</i>	<i>Rate</i>	<i>Total Waste/Week</i>
Garbage	1-bedroom dwelling	32	26 litres / per week / dwelling	3,120 litres
	2-bedroom dwelling	44	52 litres / per week / dwelling	
Organics	1-bedroom dwelling	32	14 litres / per week / dwelling	1,680 litres
	2-bedroom dwelling	44	28 litres / per week / dwelling	
Recycling	1-bedroom dwelling	32	34 litres / per week / dwelling	4,080 litres
	2-bedroom dwelling	44	68 litres / per week / dwelling	
Glass	1-bedroom dwelling	32	6 litres / per week / dwelling	720 litres
	2-bedroom dwelling	44	12 litres / per week / dwelling	

8 WASTE DISPOSAL AND COLLECTION REQUIREMENTS

8.1 Bin Provision and Specifications

It is proposed to utilise a private waste contractor for all waste services, for both the proposed development.

Consequently, the following bins will be required for the proposed development.

Table 4 Bin Provision

Stream	Total Waste/Week	Bin Size	Collection Frequency	Bins Required
Garbage	3,120 litres	1 x 1,100 litres 1 x 660 litres	Twice a week	2 bins
Organics	1,680 litres	4 x 240 litres	Twice a week	4 bins
Recycling	4,080 litres	2 x 1,100 litres	Twice a week	2 bins
Glass	720 litres	3 x 240 litres	Once a week	3 bins
E-Waste	-	1 x 120 litres	As required	1 bin
Total				12 bins



Typical bin specifications for each bin size are provided in Table 5 below.

Table 5 Bin Specifications

Capacity	Width	Depth	Height	Area
120 litres	0.50 m	0.55 m	0.95 m	0.28 m ²
240 litres	0.60 m	0.75 m	1.10 m	0.45 m ²
660 litres	1.25 m	0.80 m	1.30 m	1.00 m ²
1,100 litres	1.25 m	1.10 m	1.35 m	1.38 m ²

Bins are to be colour coded to the Australian Standard (AS4123), as shown in Table 6 below.

Table 6 Bin Colours

Stream	Colour
Garbage	Red lid and dark green or black body
Commingled Recycling	Yellow lid and dark green or black body
Organics	Light Green lid and dark green or black body
Glass	Purple lid and dark green or black body

8.2 Bin Storage

As indicated in Figure 3, it is proposed to provide a bin storage area on the ground floor to service the proposed development, with a total floor area of approximately 23.6m².

The layout of the bin storage area is shown in Figure 4, which demonstrates that the area is capable of accommodating the required bins, as calculated in Table 4.

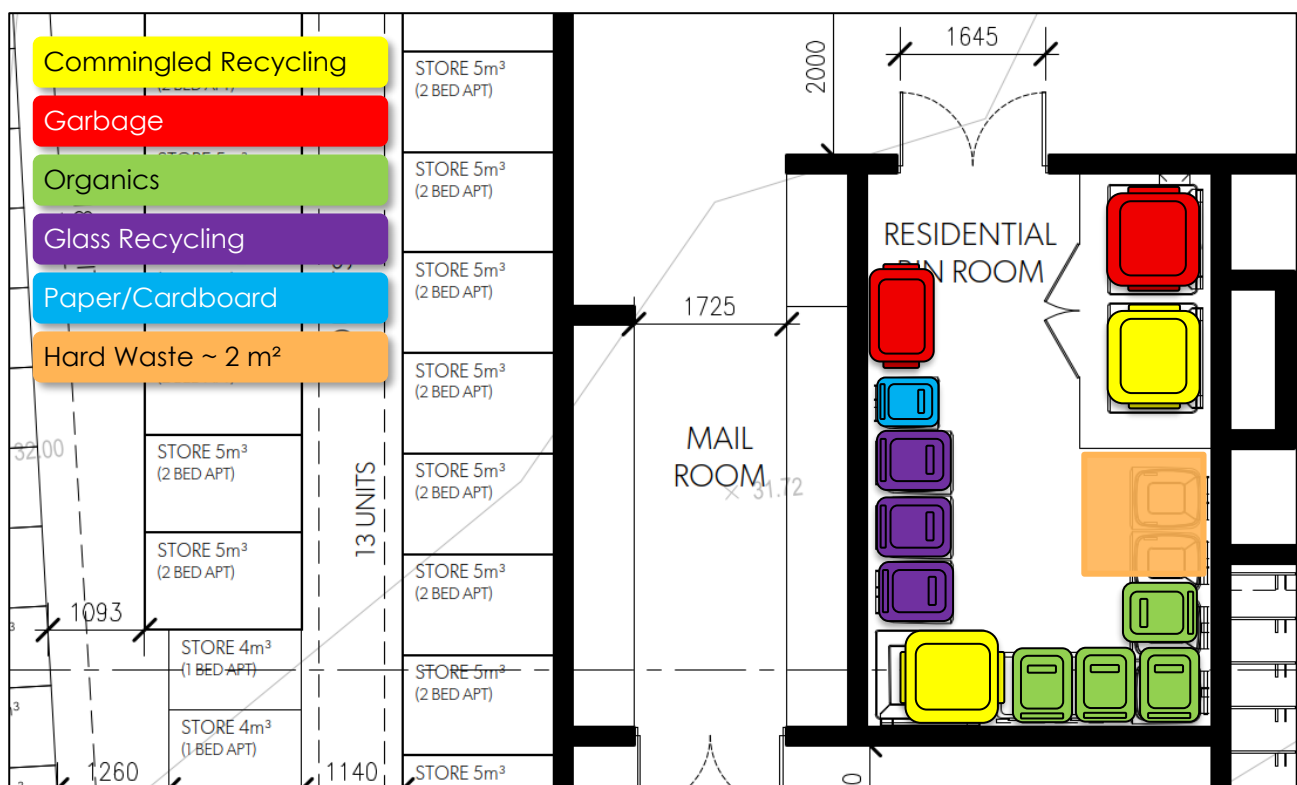
Some additional area is also provided within the bin storage room to allow for the temporary storage of bulk items and packaging, under the control of the owners corporation.

Furthermore, the bin storage area is located appropriately for access by residents, and is secured from the common areas.

The bin storage area should be vermin proof, and have appropriate ventilation, lighting and drainage.

The bin storage area shall be ventilated, and shall be cleaned regularly by the operator or waste collection contractor, to minimise odour.

Figure 4 Bin Storage Room Layout



8.3 Waste Chute Rooms

Waste Chute Rooms are located on each level of the apartment building. The waste chute rooms will include a single diverter chute and a self-closing door to ensure that odours do not permeate into the lobby.

The waste chutes terminate in a protected area to the organic and glass waste bins, to ensure the safety of other bin users.

The following general rules apply when using the waste chutes:

- General household waste (essentially kitchen & bathroom rubbish) is the ONLY waste that should be placed in the garbage chutes;

- All waste must be securely bagged & tied before placing down the garbage chute;
- **NO** glass, cardboard, open food containers, plastic, paper, e-waste or organic waste is to be placed down the chute;
- Recyclable materials should not be bagged before placing down the recycling chute;
- No rubbish is to be left on floor in the waste chute room.

Should the chutes get blocked, or require maintenance (e.g. cleaning), the waste chute rooms will be closed, and the Owners Corporation will advise residents to dispose of all waste streams within the appropriate bins located in the bin storage room.

8.4 Bin Usage

Residents or cleaning contractors will bag and dispose of garbage in the provided bins, located in the bin storage room.

Residents or cleaning contractors will transport and dispose of recyclables (non-bagged) in the provided bins, located in the bin storage room. Cardboard boxes should be flattened, and containers rinsed and cleaned prior to disposal in the provided bins.

Food and organic waste are to be taken in compostable food waste bags and placed in the dedicated FOGO bins. Bags must be an accepted AS4736-certified compostable liner.

8.5 Bin Collection

Bins for the residential waste will be stored within a dedicated bin storage room on the ground floor of the development. Bins will be transported to the Princes Highway service road frontage on collection days. The waste collection vehicle will prop within the truck zone bay along the site frontage for collection. The bins will be returned to the bin storage area immediately following collection. Proposed waste transfer routes are displayed in Figure 3.

Each waste stream is to be collected by dedicated trucks, and waste streams are not to be collected in one truck. Each waste stream is to be taken to dedicated waste facilities for disposal and processing.

8.6 Bin Cleaning

The owners corporation shall ensure that the shared residential bins are kept in a clean state, to minimise odours and to discourage vermin. This may include regular cleaning by a third party, cleaning by the waste contractor, bin swapping by the waste contractor, or maintenance by residents.

Where cleaning is to be undertaken on-site, it should only occur in a designated bin cleaning area, provided with a drain connected to sewer.

9 MANAGEMENT

9.1 General

In relation to the proposed development, recycling is of key importance, and in this regard, the owners corporation shall encourage residents to participate in minimising and reducing solid waste production by:

- Promoting the waste hierarchy, which in order of preference seeks to:
 - + Avoid waste generation in the first place;
 - + Increase the reuse and recycling of waste when it is generated;
 - + Recover, treat or contain waste preferentially to; and
 - + Its disposal in landfill (which is least desirable).
- Providing information detailing recyclable materials to ensure that non-recyclable materials do not contaminate recycling collections;
- Providing information regarding safe chemical waste disposal methods and solutions, including correct battery and electronics disposal methods;
- Encouraging composting for residents; and
- Providing tips for recycling and reusing waste, including encouraging the disposal of reusable items in good condition via donations to Opportunity Shops and Charities.

9.2 Resident Information

To ensure all residents are aware of their responsibilities with regard to waste and bin management, an information package will be provided by the owners corporation to all residents, including the following information:

- A copy of this Waste Management Plan;
- Methods and techniques for waste reduction and minimisation;
- Information regarding bin collection days and requirements;
- Resident responsibilities with regard to bin usage, storage, and collection; and
- Resident responsibilities with regard to litter and waste removal from the common property.

9.3 Common Property Litter and Waste Removal

The proposed development includes a number of common property areas, including foyers, hallways, parking areas and the bin storage area.

The owners corporation shall ensure that all common areas are kept clear of litter, and that all waste is removed from common areas on a regular basis. This includes the bin storage area in particular, to discourage vermin.

9.4 Noise Control

With the bin storage being situated on the ground floor, disturbance to residents during waste collection will be minimal. Regardless, to minimise the disturbance to residents during waste collection, the collection should follow the criteria specified by the EPA, as below:

- Collections occurring once a week should be restricted to the hours 6:00am to 6:00pm, Monday to Saturday;
- Collections occurring more than once a week should be restricted to the hours 7:00am to 6:00pm, Monday to Saturday;
- Compaction should only be carried out while on the move;
- Bottles should not be broken up at the point of collection;
- Routes that service entirely residential areas should be altered regularly to reduce early morning disturbance; and
- Noisy verbal communication between operators should be avoided where possible.

9.5 Municipal Charges

It is noted that every rateable tenement within the proposed development is liable for municipal waste charges, irrespective of the services provided by Council.

10 PLANNING SCHEME REQUIREMENTS – CLAUSE 58.06-3

Clause 58.06-3 of the Greater Dandenong Planning Scheme identifies the waste and recycling objectives for Apartment Developments, including:

- To ensure dwellings are designed to encourage waste recycling.
- To ensure that waste and recycling facilities are accessible, adequate and attractive.
- To ensure that waste and recycling facilities are designed and managed to minimise impacts on residential amenity, health and the public realm.

In particular, Standard D24 indicates that developments should include dedicated areas for:

- Waste and recycling enclosures which are:
 - Adequate in size, durable, waterproof and blend in with the development.
 - Adequately ventilated.
 - Located and designed for convenient access by residents and made easily accessible to people with limited mobility.
- Adequate facilities for bin washing. These areas should be adequately ventilated.
- Collection, separation and storage of waste and recyclables, including where appropriate opportunities for on-site management of food waste through composting or other waste recovery as appropriate.
- Collection, storage and reuse of garden waste, including opportunities for on-site treatment, where appropriate, or off-site removal for reprocessing.
- Adequate circulation to allow waste and recycling collection vehicles to enter and leave the site without reversing.
- Adequate internal storage space within each dwelling to enable the separation of waste, recyclables and food waste where appropriate.

Waste and recycling management facilities should be designed and managed in accordance with a Waste Management Plan approved by the responsible authority and:

- Be designed to meet the better practice design options specified in Waste Management and Recycling in Multi-Unit Development (Sustainability Victoria, 2019).
- Protect public health and amenity of residents and adjoining premises from the impacts of odour, noise and hazards associated with waste collection vehicle movements.

In relation to the above, the proposed development provides centrally located and accessible bin storage areas, which can accommodate the required waste bin. In addition, as waste is to be privately collected, the Owner's Corporation can organise for bin washing or bin swapping as required to ensure that bins stored on-site are kept to a clean state.

11 OCCUPATIONAL HEALTH & SAFETY RESPONSIBILITIES

The owners corporation shall ensure compliance with all relevant OH&S regulations and legislation, including the following:

- Worksafe Victoria Guidelines for Non-Hazardous Waste and Recyclable Materials.

12 CONTACT INFORMATION

12.1 Council

Greater Dandenong City Council

Phone: (03) 8571 1000 (Customer Service)

Web: www.greaterdandenong.com

12.2 Contractors

Urban Waste

Services: Private contractor

Phone: 0429 309 269

Web: www.urbanwaste.com.au

Email: info@urbanwaste.com.au

JJ Richards & Sons

Services: Private contractor including bin tugs

Phone: (03) 9703 5222

Web: www.jjrichards.com.au

Email: operations.melbourne@jjrichards.com.au

12.3 Equipment

Resicom Engineering (waste chutes, diverters, carousels, compactors)

Phone: (03) 9705 9239

Web: www.resicomengineering.com.au

Email: admin@resicomengineering.com.au

12.4 Others

Sustainability Victoria

Services: Sustainable Waste Management initiatives and information

Phone: 1300 363 744 (Energy, Waste and Recycling)

Web: www.sustainability.vic.gov.au

Email: info@sustainability.vic.gov.au

