

**ADVERTISED
PLAN**

429 Albert Street, Brunswick
Waste Management Plan



250834WMP001D-F.docx

11 June 2026

onemilegrid

ABN: 79 168 115 679

(03) 9939 8250
Wurundjeri Woiworung Country
56 Down Street
COLLINGWOOD, VIC 3066
www.onemilegrid.com.au



ADVERTISED PLAN

DOCUMENT INFORMATION

Prepared for	Essence Project Management Pty Ltd		
File Name	250834WMP001D-F.docx	Report Date	11 June 2026
Prepared by	JJB	Reviewed by	JMS

onemilegrid operates from Wurundjeri Woiworung Country of the Kulin nation. We acknowledge and extend our appreciation to the Wurundjeri People, the Traditional Owners of the land. We pay our respects to leaders and Elders past, present and emerging for they hold the memories, the traditions, the culture, and the hopes of all Wurundjeri Peoples.

© One Mile Grid Pty Ltd. This document has been prepared by **onemilegrid** for the client as per the terms of engagement. It may not be modified or altered, copied, reproduced, sold or transferred in whole or in part in any format to any person other than by agreement. **onemilegrid** does not assume responsibility or liability to any third party arising out of misuse of this document.

CONTENTS

1	INTRODUCTION.....	5
2	PURPOSE	5
3	POLICIES, STRATEGIES AND GUIDELINES	6
3.1	Recycling Victoria – Best Practice Waste Management	6
3.2	Sustainability Victoria	6
3.3	Council Policy	7
4	EXISTING SITE CONDITIONS.....	8
5	PROPOSED DEVELOPMENT	9
6	WASTE MANAGEMENT	10
6.1	General	10
6.2	Waste Streams.....	11
6.2.1	Garbage	11
6.2.2	Organic (Food) Waste	11
6.2.3	Recycling	11
6.2.4	Glass Recycling	11
6.2.5	Container Deposit Scheme (CDS)	11
6.2.6	Electronic Waste (E-Waste)	12
6.2.7	Hard Waste	13
6.2.8	Green Waste	13
6.2.9	Soft Plastics	13
6.2.10	Re-Useable Items	13
7	WASTE GENERATION	14
7.1	Sustainability Victoria Recommended Rates	14
7.2	Waste Generation	14
8	WASTE DISPOSAL AND COLLECTION REQUIREMENTS	16
8.1	Bin Provision and Specifications	16
8.1.1	In-Dwelling	16
8.1.2	Bulk Waste Bins	16
8.2	Bin Storage.....	17
8.3	Waste Chute Rooms	18
8.4	Bin Usage	19
8.5	Bin Collection	19
8.6	Bin Cleaning	20
8.7	Signage	20
9	MANAGEMENT.....	21
9.1	General	21
9.2	Resident Information.....	21
9.3	Common Property Litter and Waste Removal	21
9.4	Noise Control.....	22
9.5	Waste Management Plan Implementation	22
10	PLANNING SCHEME REQUIREMENTS.....	23
10.1	57.05-05.....	23
10.2	Clause 58.06-3	24
11	OCCUPATIONAL HEALTH & SAFETY RESPONSIBILITIES.....	25
12	CONTACT INFORMATION	25
12.1	Council.....	25
12.2	Contractors.....	25
12.3	Cleaning Contractors.....	26
12.4	Equipment.....	26
12.5	Others	26

ADVERTISED PLAN

TABLES

Table 1	Development Summary	9
Table 2	Sustainability Victoria Recommended Rates – Residential	14
Table 3	Expected Waste Generation – Southern Building	14
Table 4	Expected Waste Generation – Northern Building.....	15
Table 5	Bin Provision – Southern Building	16
Table 6	Bin Provision – Northern Building.....	16
Table 7	Bin Specifications	16
Table 8	Bin Colours	17
Table 9	Bin Storage Requirements – Apartment Dwellings	23

FIGURES

Figure 1	Resource Flows in a Circular Economy	6
Figure 2	Site Location	8
Figure 3	Bin Storage Room and Collection Details	10
Figure 4	Northern Bin Storage Room Layout	17
Figure 5	Southern Bin Storage Room Layout.....	18
Figure 6	Bin Collection	19
Figure 7	Bin Tug	20
Figure 8	Example Waste Signage	20

APPENDICES

APPENDIX A	SWEPT PATH DIAGRAM
APPENDIX B	BIN STORAGE AREA SCALED PLANS

**ADVERTISED
PLAN**

1 INTRODUCTION

onemilegrid has been requested by Essence Project Management Pty Ltd to prepare a Waste Management Plan for the proposed residential development at 429 Albert Street, Brunswick.

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.

**ADVERTISED
PLAN**

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.

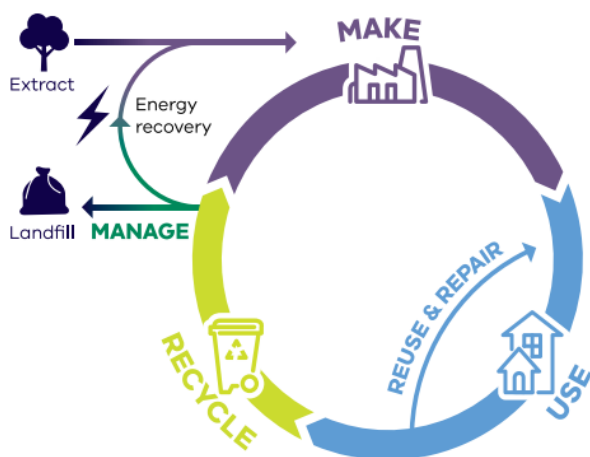
The benefits of reducing waste generation are far reaching and have been identified as significantly important by Council and the Victorian Government.

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



**ADVERTISED
PLAN**

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.

3.3 Council Policy

The Circular Economy Strategy (Towards a Zero Waste Merri-bek) was adopted in October 2025, provides guidance on the waste, recycling, and litter services, for existing and new developments in the City of Merri-Bek. The Circular Economy Strategy was developed in the context of Federal, State and Local Government Plans, Policies and Regulations for waste management and resource recovery, including the following:

Local

- Council Plan 2025-2029;
- Community Vision 2025;
- Zero Carbon 2040 Framework; and
- Kerbside Waste Service and Charge Policy 2021.

State

- Circular Economy (waste reduction and Recycling) Act 2021 (CE Act); and
- Recycling Victoria: a new economy (Victoria Government 2020).

National

- Australia's Circular Economy Framework (Australian Government 2024);
- Environmentally Sustainable Procurement Policy (Australian Government 2024);
- Recycling and Waste Reduction Act 2020;
- National Waste Policy Action Plan (Australian Government 2019);
- National Packaging Targets (Australian Government 2018); and
- National Food Waste Strategy (DEE 2017).

The strategy sets out framework for the coordinated management of all waste management issues within the municipality, to transition toward a circular economy, and includes the following key strategic directions for Council action:

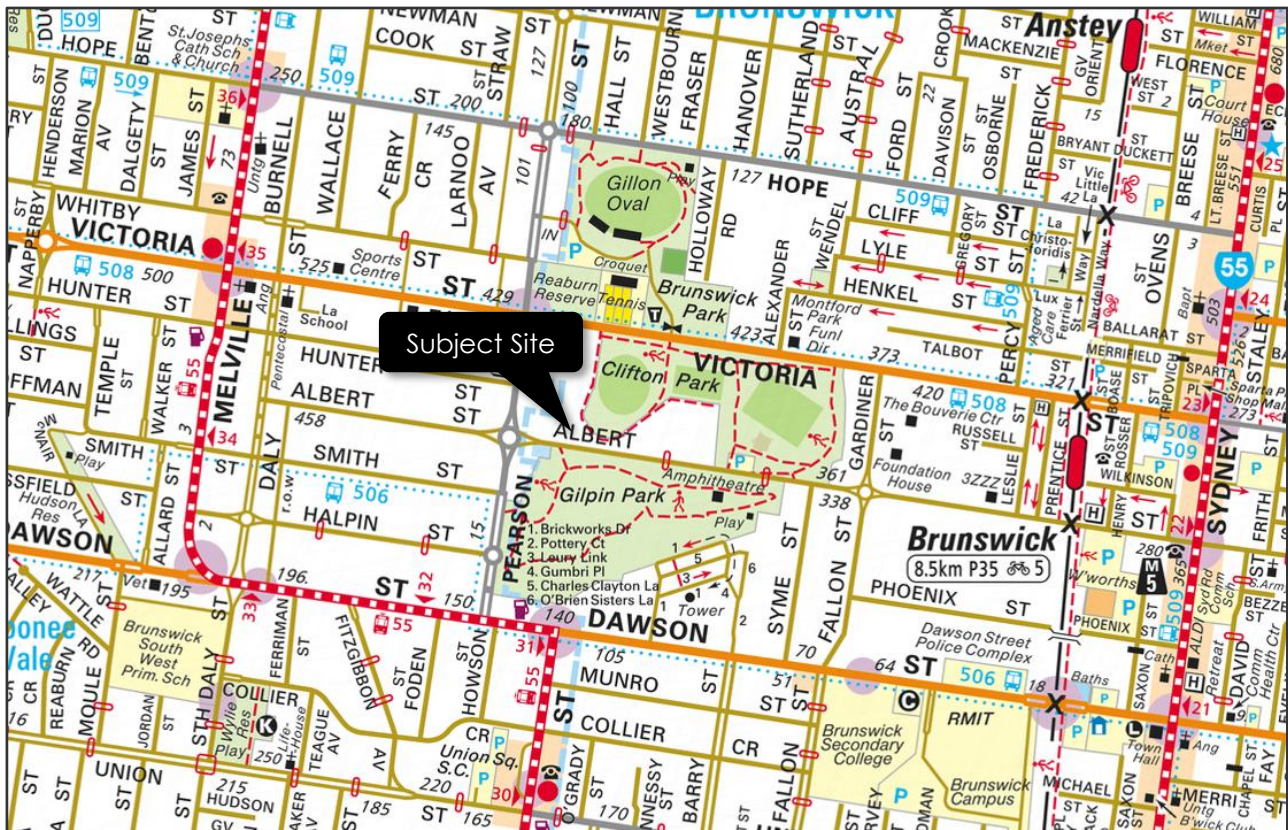
- Advocating for system change;
- Community education and behaviour change;
- Optimised kerbside waste and recycling services;
- Fostering circularity in our local economy; and
- Circular design and environmentally sustainable procurement (Council as a Role Model).

**ADVERTISED
PLAN**

4 EXISTING SITE CONDITIONS

The subject site (addressed as 429 Albert Street, Brunswick) is located on the northern side of Albert Street, opposite Gilpin Park and adjacent to Clifton Park, as shown below in Figure 2.

Figure 2 Site Location



Copyright Melway Publishing

The site has an overall area of approximately 4,000 m², with a frontage of approximately 50m to Albert Street along the southern boundary, and a frontage of approximately 50m to Clifton Park along the eastern boundary.

The site is currently vacant, however was previously occupied by industrial uses.

**ADVERTISED
PLAN**

5 PROPOSED DEVELOPMENT

It is proposed to develop the site for the purposes of a residential development, comprising two buildings, with shared pedestrian access on the ground floor, and shared basement car parking beneath.

The development comprises of a total 223 apartments across the two buildings, as summarised in Table 1 below.

Table 1 Development Summary

<i>Tower</i>	<i>Dwelling Type</i>	<i>Number</i>
Southern Building	1-bedroom	31
	2-bedroom	55
	3-bedroom	12
	Total	98
Northern Building	1-bedroom	30
	2-bedroom	79
	3-bedroom	16
	Total	125

Access is proposed to be provided via crossover to Albert Street in the southwest corner of the site, which leads to the basement car parking levels.

**ADVERTISED
PLAN**

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.

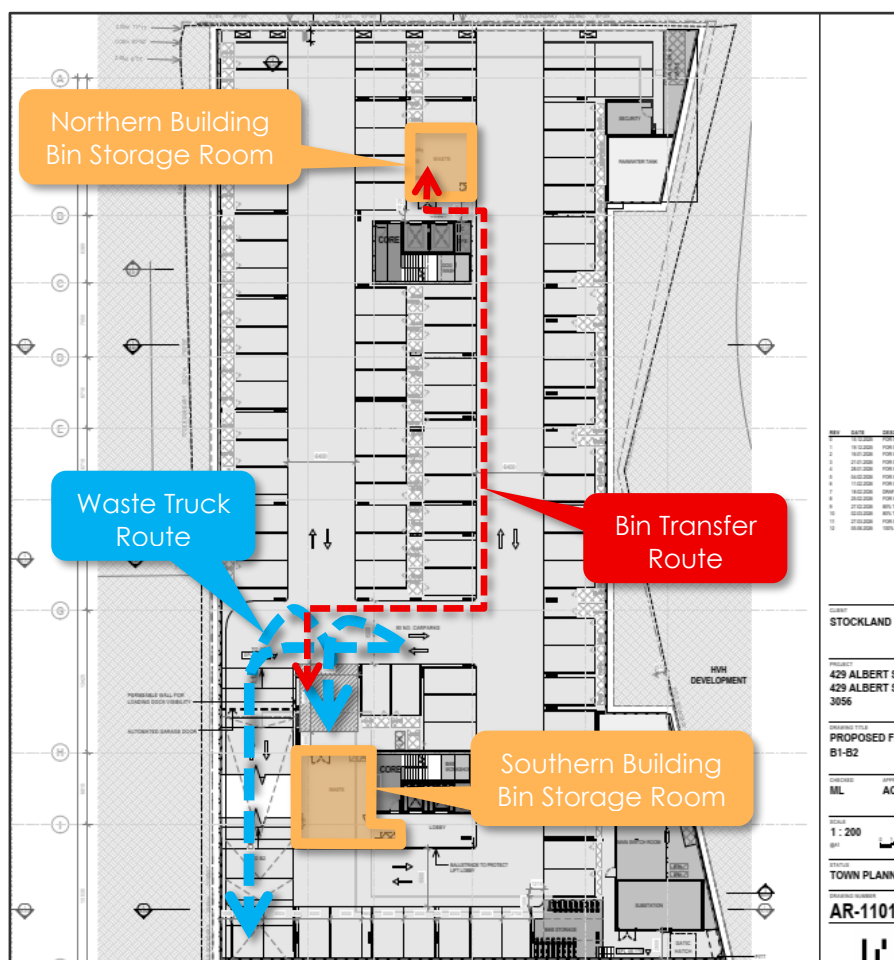
Provisions will be made within each apartment for separate small bins to ensure the separation of garbage, organic (food) waste, recycling and glass at the time of disposal. Residents will be responsible for disposing of waste into the appropriate waste chutes or bins located within the waste chute rooms on each level, or within the appropriate bins located within the bin storage rooms.

Chute termination and bulk bins will be accommodated within dedicated bin storage rooms on the basement level of the development. To allow for collection, waste bins for the northern building will be transferred to the loading dock adjacent to the bin storage room for the southern building, whilst bins for the southern building will be collected from the bin storage room.

The waste collection vehicle, a 6.4 m rear-lift waste collection vehicle (mini-loader), will enter the basement and prop within the loading dock, from where the bins will be transferred directly to the waiting truck for emptying. The bins will be returned to their respective bin storage rooms immediately following collection.

The bin storage room locations and expected bin transfer and waste vehicle routes are shown in Figure 3, with swept path diagrams showing the movements of the waste collection vehicle attached in Appendix A.

Figure 3 Bin Storage Room and Collection Details



**ADVERTISED
PLAN**

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.

Mobile 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 development 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.

A FOGO caddy will be provided by the Owners Corporation to each dwelling, to assist with the separation and disposal of organic waste.

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

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.

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

6.2.4 Glass Recycling

A proportion of waste generated by the proposed development 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.

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

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 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 mobile 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 collection for other waste streams, though using a separate collection vehicle) to dispose of E-waste on a regular basis, or as required.

Alternatively, E-waste can be taken by residents to the appropriate collection centre, as described below:

- East Brunswick Transfer Station (32 Kirkdale Street, Brunswick East) accepts e-waste;
- Moonee Valley Transfer Station (188 Holmes Road, Aberfeldie) accepts e-waste;
- Small e-waste items can be dropped off at Merri-bek yellow recycling stations located at the Coburg, Brunswick and Glenroy Customer Service Centres;
- Planet Ark operate a number of e-waste recycling drop-off locations throughout Victoria (<https://recyclingnearyou.com.au/electrical>);
- Televisions and computers can be dropped off at Harvey Norman (121 Bell Street, Preston) as part of the National Television and Computing Recycling Scheme;
- Officeworks stores accept small amounts of personal E-waste;
- Aldi stores accept batteries; and
- Some Bunnings Warehouse stores accept batteries.

Additional recycling locations are provided at www.recyclamate.com.au, or <https://recyclingnearyou.com.au/>.

**ADVERTISED
PLAN**

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 southern building 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. To minimise the number of collections it is recommended that the Owners Corporation manage combined collections for residents.

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

6.2.8 Green Waste

Given the nature of the proposed development and dwellings (being multi-unit/multi-level), it is expected that green waste generation will be minimal or negligible, and therefore a separate green waste collection service is not expected to be required.

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.

6.2.9 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 paused the recycling of soft plastic due to supplier/storage issues, however, have subsequently been reinstated as a trial in a number of Woolworths, Coles and Aldi stores, and an expansion of the trial is expected.

Alternatively, for residents in Merri-bek, RecycleSmart offer a collection service of soft plastics, in addition to other items, which is available to individual residents. RecycleSmart are partnered with APR Plastics who convert soft plastics into oil, which is then further processed into a resin, enabling it to be turned back into food grade plastic packaging again.

More information can be found at <https://www.recyclesmart.com/>

No specific bin provision is required for soft plastic recycling, though it is recommended that residents are made aware of soft plastic recycling, and encouraged to separate and dispose via the above options.

6.2.10 Re-Useable Items

Residents should be encouraged to offer items which are still in good usable condition to local charity organisations or for free pickup on social media, before being sent for disposal.

**ADVERTISED
PLAN**

7 WASTE GENERATION

7.1 Sustainability Victoria Recommended Rates

Waste generation rates published within Sustainability Victoria's "Better Practice Guide for Waste Management and Recycling in Multi-unit Developments" suggest the following rates for multi-unit developments.

Table 2 Sustainability Victoria Recommended Rates – Residential

Dwelling Size	Garbage	Recycling and Paper
3-bedroom apartment or greater	120 L	120 L
2-bedroom apartment	100 L	100 L
1 bedroom or studio apartment	80 L	80 L

Furthermore, Sustainability Victoria indicates that approximately 35% of garbage is made of food waste, therefore, the provision of organics waste collection can result in a reduction in garbage generation by 35%.

Glass recycling typically accounts for 10% of the recycling generation for residential uses, therefore, the provision of glass recycling collection can also result in a reduction in recycling generation by 10%.

7.2 Waste Generation

Based on the adopted Sustainability Victoria waste generation rates, the following weekly waste generation is expected.

Table 3 Expected Waste Generation – Southern Building

Stream	Type	Number of Dwelling	Rate	Total Waste/Week
Garbage	1 bedroom	31	52 litres / dwelling / week	1,612 litres
	2 bedroom	55	65 litres / dwelling / week	3,575 litres
	3 bedroom	12	78 litres / dwelling / week	936 litres
	Total			6,123 litres
Organics	1 bedroom	31	28 litres / dwelling / week	868 litres
	2 bedroom	55	35 litres / dwelling / week	1,925 litres
	3 bedroom	12	42 litres / dwelling / week	504 litres
	Total			3,297 litres
Recycling	1 bedroom	31	72 litres / dwelling / week	2,232 litres
	2 bedroom	55	90 litres / dwelling / week	4,950 litres
	3 bedroom	12	108 litres / dwelling / week	1,296 litres
	Total			8,478 litres
Glass	1 bedroom	31	8 litres / dwelling / week	248 litres
	2 bedroom	55	10 litres / dwelling / week	550 litres
	3 bedroom	12	12 litres / dwelling / week	144 litres
	Total			942 litres

Table 4 Expected Waste Generation – Northern Building

<i>Stream</i>	<i>Type</i>	<i>Number of Dwelling</i>	<i>Rate</i>	<i>Total Waste/Week</i>
Garbage	1 bedroom	30	52 litres / dwelling / week	1,560 litres
	2 bedroom	79	65 litres / dwelling / week	5,135 litres
	3 bedroom	16	78 litres / dwelling / week	1,248 litres
	Total			7,943 litres
Organics	1 bedroom	30	28 litres / dwelling / week	840 litres
	2 bedroom	79	35 litres / dwelling / week	2,765 litres
	3 bedroom	16	42 litres / dwelling / week	672 litres
	Total			4,277 litres
Recycling	1 bedroom	30	72 litres / dwelling / week	2,160 litres
	2 bedroom	79	90 litres / dwelling / week	7,110 litres
	3 bedroom	16	108 litres / dwelling / week	1,728 litres
	Total			10,998 litres
Glass	1 bedroom	30	8 litres / dwelling / week	240 litres
	2 bedroom	79	10 litres / dwelling / week	790 litres
	3 bedroom	16	12 litres / dwelling / week	192 litres
	Total			1,222 litres

**ADVERTISED
PLAN**

8 WASTE DISPOSAL AND COLLECTION REQUIREMENTS

8.1 Bin Provision and Specifications

8.1.1 In-Dwelling

Separate small waste bins will be provided in-dwelling for each of the four waste streams (organics, recycling, glass and garbage).

As recommended by Sustainability Victoria, sufficient space within the kitchen, or other convenient location in each dwelling is to be provided for interim storage of at least two days' worth of each waste stream.

8.1.2 Bulk Waste Bins

It is proposed to utilise private waste contractors for all waste collection services. Consequently, the following bins will be required for the proposed development.

Table 5 Bin Provision – Southern Building

Stream	Total Waste/Week	Bin Size	Collection Frequency	Bins Required
Garbage	6,123 litres	1,100 litres	2 x Weekly	3 bins
Organics	3,297 litres	240 litres	2 x Weekly	7 bins
Recycling	8,478 litres	1,100 litres	2 x Weekly	4 bins
Glass	942 litres	240 litres	2 x Weekly	2 bins
E-Waste	Nominal	240 litres	As required	1 bin
Hard Waste	Nominal	-	As required	-
Total				17 bins

Table 6 Bin Provision – Northern Building

Stream	Total Waste/Week	Bin Size	Collection Frequency	Bins Required
Garbage	7,943 litres	1,100 litres	2 x Weekly	4 bins
Organics	4,277 litres	240 litres	2 x Weekly	9 bins
Recycling	10,998 litres	1,100 litres	2 x Weekly	5 bins
Glass	1,222 litres	240 litres	2 x Weekly	3 bins
E-Waste	Nominal	240 litres	As required	1 bin
Hard Waste	Nominal	-	As required	-
Total				22 bins

Typical bin specifications for each bin size are provided in Table 7 below.

Table 7 Bin Specifications

Capacity	Width	Depth	Height	Area
240 litres	0.60 m	0.75 m	1.10 m	0.45 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 8 below.

Table 8 Bin Colours

<i>Stream</i>	<i>Colour</i>
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 bin storage rooms on the basement level of the proposed development, with a combined total floor area of 94 m², comprising of 39 m² for the northern building bin storage room, and 55 m² for the southern building bin storage room.

The layouts for the bin storage rooms are shown in Figure 4 and Figure 5 below, which demonstrate that the storage rooms are capable of accommodating the required bins, as calculated in Table 5 and Table 6 above.

Chute termination within the bin storage room has been separated from areas accessible to residents for safety reasons, and additional area is also provided within each of the bin storage rooms to allow for the temporary storage of hard waste, under the control of the Owners Corporation. The bin storage rooms are located appropriately for access by residents and are secured from common areas.

Furthermore, the bin storage rooms should be vermin proof, have appropriate ventilation, lighting and drainage, and be cleaned regularly by the Owners Corporation or the waste collection contractor, to minimise odour.

Figure 4 Northern Bin Storage Room Layout

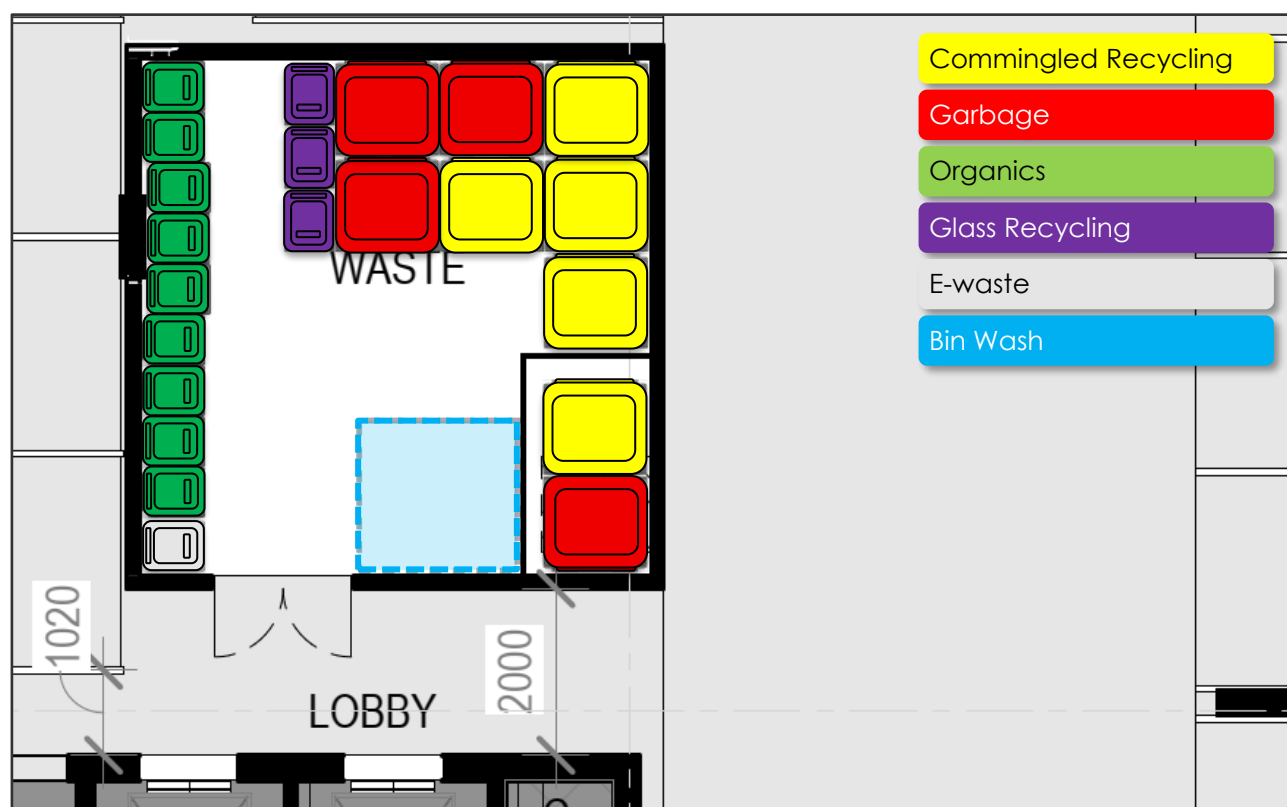
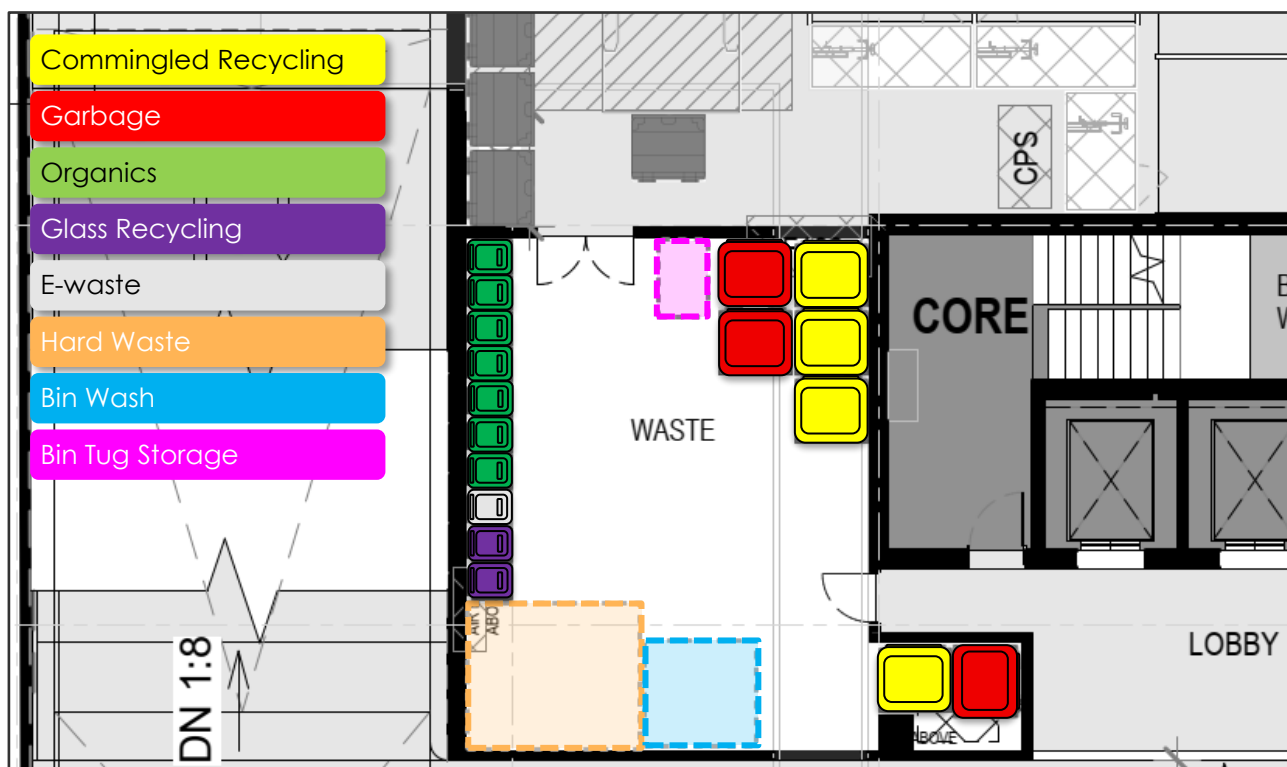


Figure 5 Southern Bin Storage Room Layout



Scaled plans of the bin storage area are also provided in Appendix B.

8.3 Waste Chute Rooms

Waste Chute Rooms are located on each level of the apartment building. The waste chute rooms will include dual chutes with self-closing door to ensure that odours do not permeate into the rooms.

The waste chutes will terminate in a separate area within the bin storage room, away from areas usable by residents, to ensure safety to bin users.

The following general rules apply when using the waste chutes:

- General household rubbish or garbage (essentially kitchen & bathroom rubbish) is the **ONLY** waste that should be placed in the garbage chute;
- All garbage must be securely bagged & tied before placing down the garbage chute;
- **NO** recycling, glass, organic waste, e-waste or items too large to fit within the chute, is to be placed down the garbage chute;
- Recyclable material (excluding organic waste and glass) is the **ONLY** waste that should be placed in the recycling chute;
- Recyclable materials should not be bagged before placing down the recycling chute;
- **NO** garbage, glass, organic waste, e-waste or items too large to fit within the chute, is to be placed down the recycling chute;
- Organic waste and glass are to be placed loosely into the appropriate bins located within the waste chute rooms or the bin storage rooms;
- All e-waste and bulky items (too large to fit in chutes) are to be placed directly into the bin storage rooms; and
- No waste is to be left on floor in or adjacent to the waste chute rooms.

8.4 Bin Usage

Residents will bag and dispose of garbage in the provided garbage chute, located within the waste chute rooms on each level. Any garbage too large to fit within the chute, will be disposed directly into the appropriate bins located within the bin storage room on the basement level, by the residents.

Residents will transport and dispose of recyclables (non-bagged) in the provided recycling chute, located in the waste chute rooms on each level. Cardboard boxes should be broken up into small pieces and flattened, and containers rinsed and cleaned prior to disposal within the chutes. Any recycling too large to fit within the chute, will be disposed directly into the appropriate bins located within the bin storage room on the basement level, by the residents.

Food and organic waste is to be taken and placed into the dedicated FOGO bin provided within the waste chute rooms on each level. The use of compostable bags when disposing of organic (food) waste should be confirmed with the engaged contractor, as some processing facilities do not accept bagged organic waste.

Glass recycling is to be taken and placed into the dedicated glass bin provided within the waste chute rooms on each level.

E-waste will be disposed of within the provided e-waste bin located within the bin storage room on the basement level by residents.

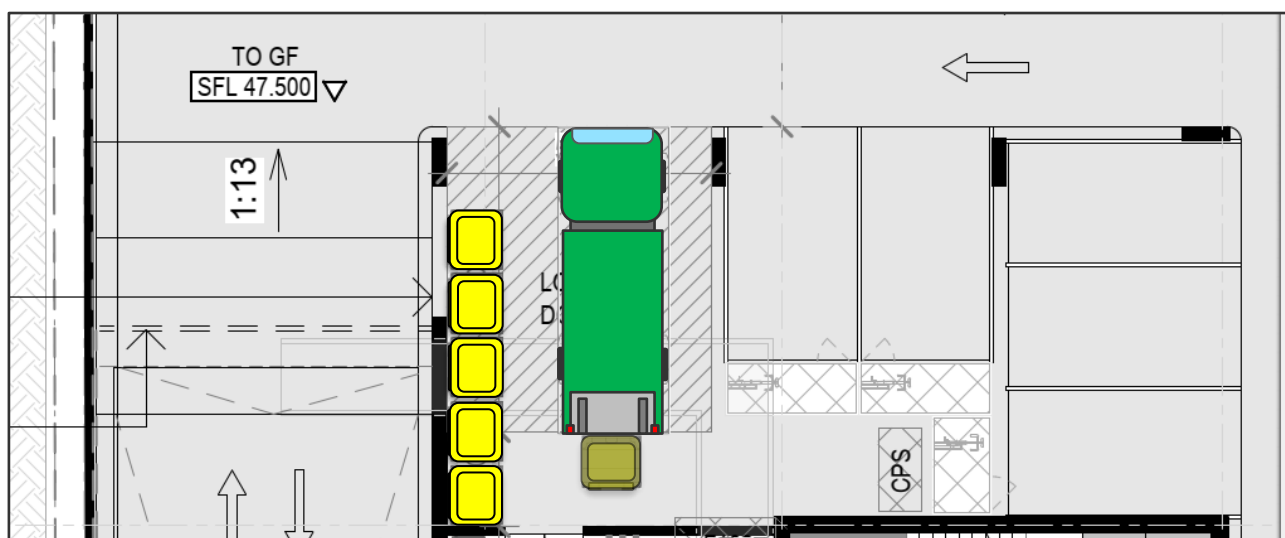
All Hard/bulky waste items will be placed within the dedicated area provided in the southern building bin storage room on the basement level, by residents, once collection is organised through the Owners Corporation.

8.5 Bin Collection

To allow for collection, bins for the northern tower will be transferred to the loading dock adjacent to the bin storage room for the southern tower, whilst bins for the southern tower will be collected directly from the bin storage room.

As shown in Figure 6 below, sufficient space is provided within the loading dock to allow for the temporary storage of at least one stream (max. 5 x 1,100L recycling bins) from the northern building, for collection. As such, collections will need to be scheduled to allow for the transfer of each stream inbetween.

Figure 6 Bin Collection



If required, mechanical assistance can be provided in the form of a bin tug, to assist with the transfer of bins, with sufficient space provided to store the bin tug within the bin storage room for the southern tower.

Figure 7 Bin Tug



Source: Sitecraft

**ADVERTISED
PLAN**

The waste collection vehicle, a 6.4 m rear-lift waste collection vehicle (mini-loader), will enter the basement and prop within the loading bay adjacent to the southern building bin storage room, from where the bins will be transferred directly to the waiting truck for emptying. The bins will be returned to the bin storage area immediately following collection.

Swept path diagrams showing the movements of the waste collection vehicle are attached in Appendix A.

Each waste stream is to be collected by dedicated trucks, and waste streams are not to be combined and 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 and bin storage rooms 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.

Bin cleaning areas are provided within each bin storage room, provided with water taps and a drain connected to sewer. Where cleaning is to be undertaken on-site, it should only occur in a designated bin cleaning area.

8.7 Signage

To avoid contamination between garbage streams, bin lids will be colour coded in accordance with the Australian Standard (AS4123), to ensure the bin type is easily distinguishable.

Furthermore, bins should include typical signage (preferably on the bin lid) to reinforce the appropriate materials to be deposited in each bin. Example signage is shown in Figure 8 below.

Figure 8 Example Waste Signage



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 Land Fill (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.

Additionally, a four bin system is to be provided within each apartment, providing separate bins for garbage, recycling, organics and glass.

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;
- Specific information from the selected private waste contractor, clarifying the waste products which may be disposed of in each of the bins provided, including detailed information about how the various waste streams are treated, and the importance of avoiding cross-contamination;
- 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/waste chute rooms.

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 and waste chute rooms in particular, to reduce odours and discourage vermin.

It is considered appropriate that the removal of litter and waste from common areas can be undertaken by residents, under the management of the Owners Corporation, or via an engaged cleaning contractor.

9.4 Noise Control

It is noted that with the bin storage and collection areas being situated within the basement car park, disturbance to residents during waste collection will be minimal.

Regardless, to minimise the disturbance to residents and neighbouring uses 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 Waste Management Plan Implementation

The implementation, coordination and funding of the Waste Management Plan is the responsibility of the Owners Corporation, and should be a dynamic document, reflecting changes in on-site and off-site conditions e.g., varying bin requirements, or changing waste collection methodology. As such, the plan should be regularly revisited and amended to provide the most accurate and relevant information to achieve the desired objectives of effectively managing the storage and disposal of waste generated on-site.

Should any significant operational changes occur on-site, a new or amended Waste Management Plan prepared by a suitable qualified and experienced person or firm may be required, detailing changes to the storage and disposal of the general, recyclable and e-wastes, responsibility in management and maintenance of the bins, location and area of bin rooms, etc.

**ADVERTISED
PLAN**

10 PLANNING SCHEME REQUIREMENTS

10.1 57.05-05

Clause 57.05-05 of the Merri-bek Planning Scheme identifies waste and recycling objectives for residential developments, including:

- To ensure dwellings are designed to facilitate waste recycling;
- To ensure that waste and recycling facilities are accessible and are of sufficient size to manage organic and general waste, and mixed and glass recycling; and
- To ensure that waste and recycling facilities are designed and managed to minimise impacts on residential amenity.

For dwellings in or forming part of an apartment building, Standard E5-5 from Clause 57.05-5 requires a shared bin storage area for use by each dwelling of at least the applicable area, depth and height specified in Table 9.

Table 9 Bin Storage Requirements – Apartment Dwellings

<i>Number of Dwellings</i>	<i>Minimum Area</i>	<i>Minimum Depth</i>	<i>Minimum Height</i>
15 or less dwellings	0.7 square metres per dwelling in a shared waste storage area	0.8 metres	2.7 metres
16 to 55 dwellings	0.5 square metres per dwelling, plus 5 square metres in a shared waste storage area.	1 metre	2.7 metres
56 or more dwellings	0.5 square metres per dwelling in a shared waste storage area.	1 metre	2.7 metres

Additionally, Standard E5-5 also requires the following:

- A tap and drain is provided to wash bins.
- A continuous path of travel is provided from each dwelling to bin storage areas.
- Enclosed bin storage areas must be ventilated by:
 - ✦ Natural ventilation openings to the external air with an area of at least 5 per cent of the area for bin storage area; or
 - ✦ A mechanical exhaust ventilation system.
- Each dwelling must include an internal waste and recycling storage space of at least 0.07 cubic metres with a minimum depth of 250 millimetres.

In relation to the above, the proposed development provides a 39 m² shared bin storage room for the northern building and a 65 m² shared bin storage room for the southern building, both of which can accommodate the required bins.

Noting all waste streams are proposed to be collected two times per week, this equates to comparable bin storage rooms of 78 m² and 130 m² respectively, therefore, meets the above requirement for 0.5 m² per apartment for each building.

Both bin storage rooms also provide bin wash facilities (including tap and drain), suitable ventilation, and a continuous path of travel between the bin storage room and the dwellings, via the lifts.

In addition, internal waste storage for a four bin system is to be provided within each apartment, in accordance with the requirements.

10.2 Clause 58.06-3

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

- To ensure dwellings are designed to facilitate waste recycling;
- To ensure that waste and recycling facilities are accessible, adequate and attractive; and
- To ensure the 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, internal storage for a four waste stream bin system is to be provided within each apartment, allowing for appropriate separation of waste on disposal. The proposed development will provide centrally located and accessible bin storage rooms, which can accommodate the required number and size of bins needed to accommodate the expected waste generation.

The bin storage rooms are accessible by a 6.4 m rear-lift waste collection vehicle (mini-loader), as demonstrated in the swept path diagrams attached in Appendix A. Bin washing facilities are also provided within each bin storage room, with taps and drains connected to the sewer, allowing for both the bins and the bin storage room to be kept in a clean state.

**ADVERTISED
PLAN**

11 OCCUPATIONAL HEALTH & SAFETY RESPONSIBILITIES

The Owners Corporation shall ensure compliance to 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

Merri-bek City Council

Phone: (03) 9240 1111 (Customer Service)

Web: www.merri-bek.vic.gov.au

12.2 Contractors

CSC Waste & recycling

Services: Private contractor

Phone: 1300 499 927

Web: www.cscwaste.com.au

Email: info@cscwaste.com.au

Urban Waste

Services: Private contractor

Phone: 0429 309 269

Web: www.urbanwaste.com.au

Email: info@urbanwaste.com.au

iDump

Services: Private contractor

Phone: 1300 443 867

Web: www.iDump.com.au

Email: info@idump.com.au

WasteWise

Services: Private contractor

Phone: 1300 550 408

Web: www.wastewise.com.au

**ADVERTISED
PLAN**

12.3 Cleaning Contractors

The Bin Butlers

Services: Bin Cleaning
Phone: 1300 788 123
Email: admin@thebinbutlers.com.au

Melbourne Bin Cleaning

Services: Bin Cleaning
Phone: 1300 635 246
Web: <https://www.melbournebincleaning.com.au/>
Email: info@melbournebincleaning.com.au

12.4 Equipment

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

Phone: (03) 9705 9239
Web: www.resicomengineering.com.au
Email: admin@resicomengineering.com.au

Electrodrive (bin tug systems)

Phone: 1800 333 002
Web: www.electrodrive.com.au
Email: vic@electrodrive.com.au

Movexx (bin tug systems)

Phone: 1300 188 098
Web: www.movexx.com.au
Email: vic@electrodrive.com.au

**ADVERTISED
PLAN**

12.5 Others

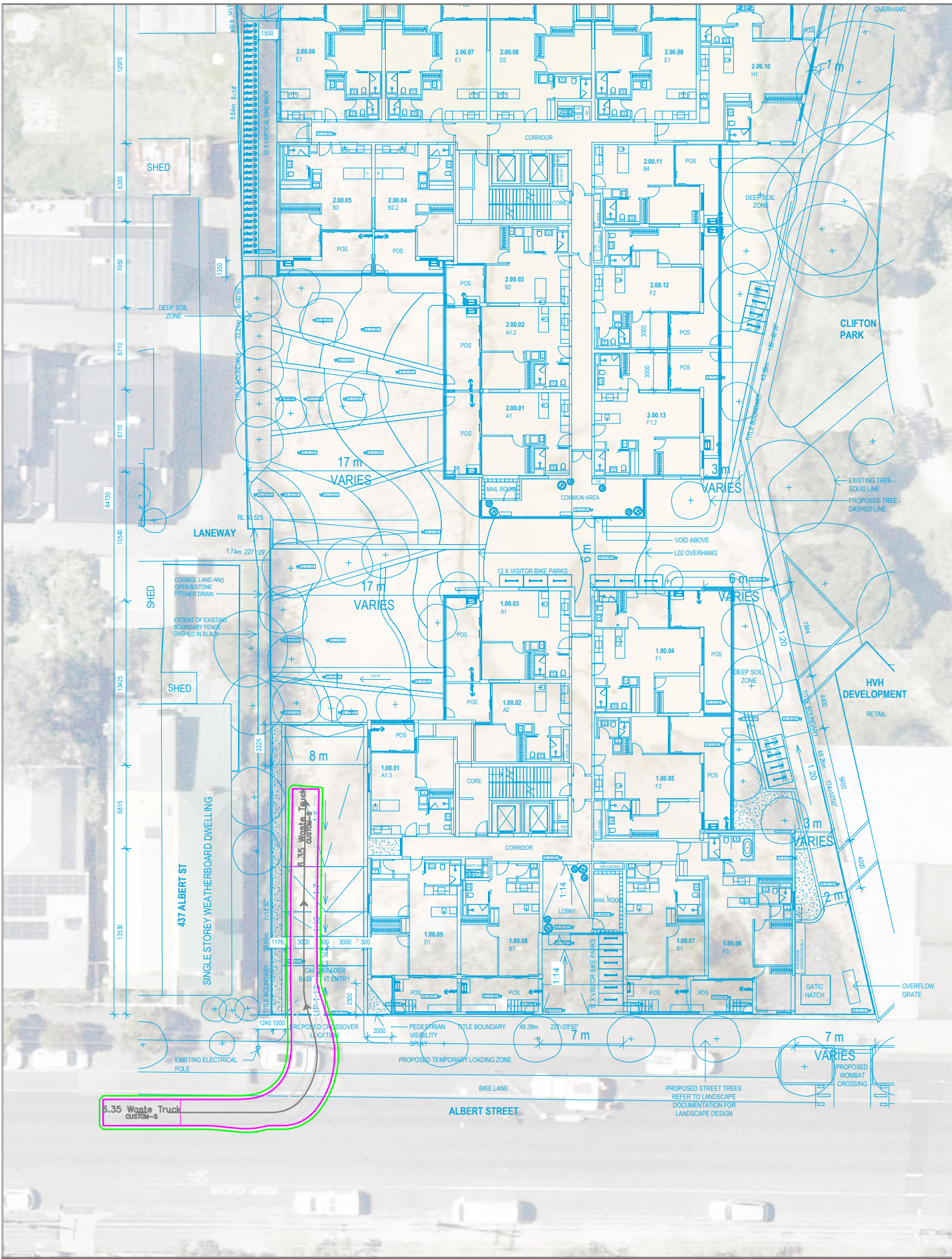
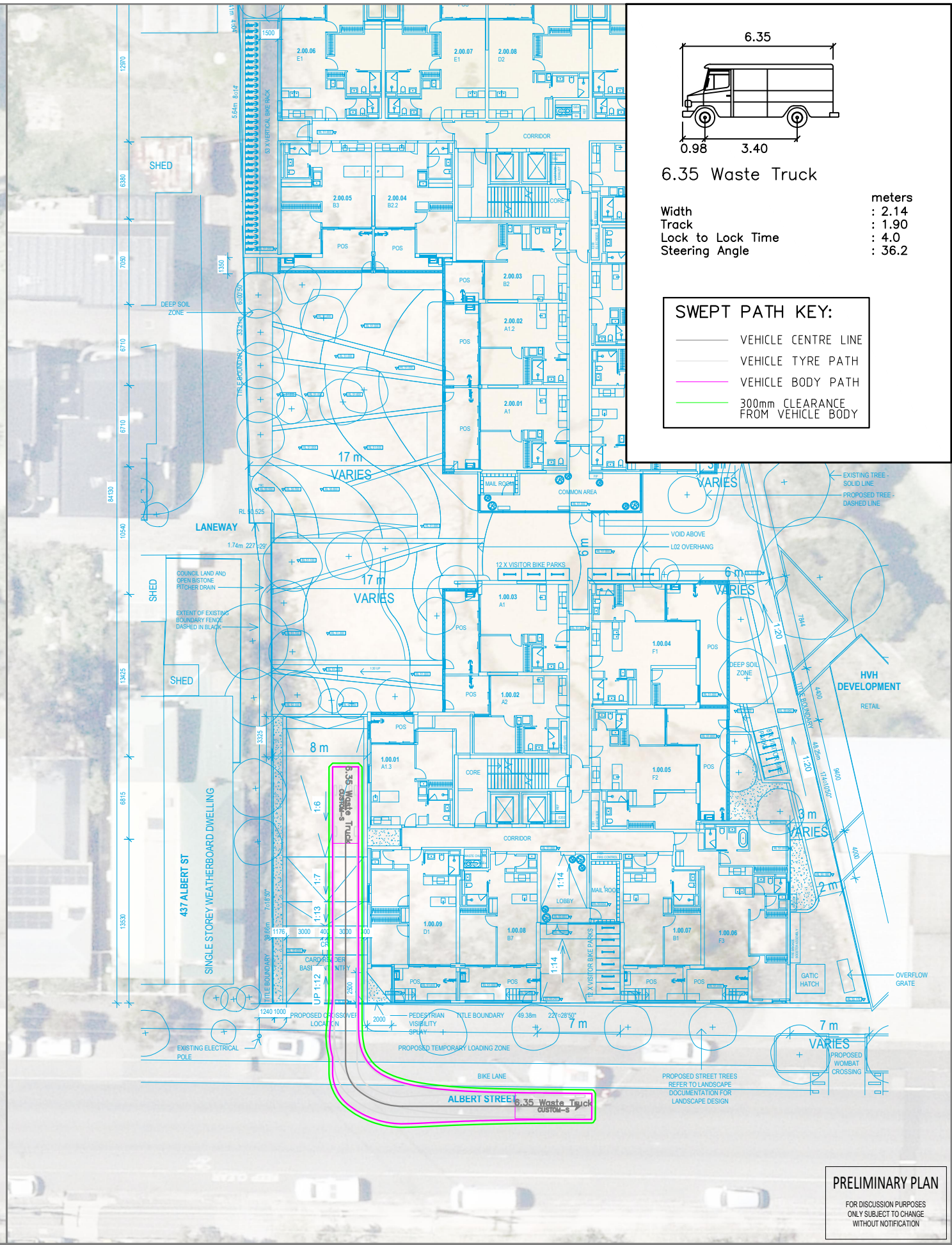
Sustainability Victoria

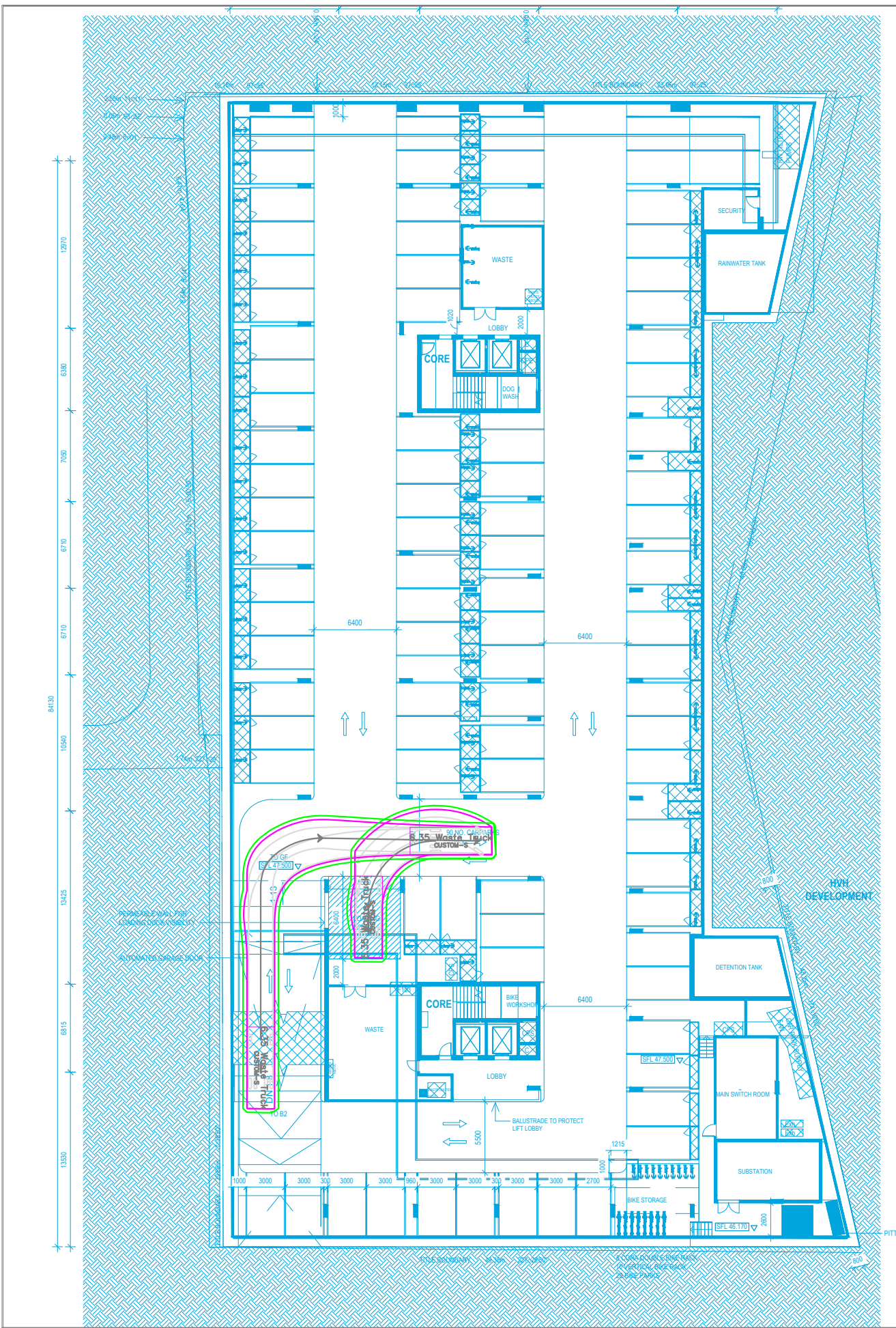
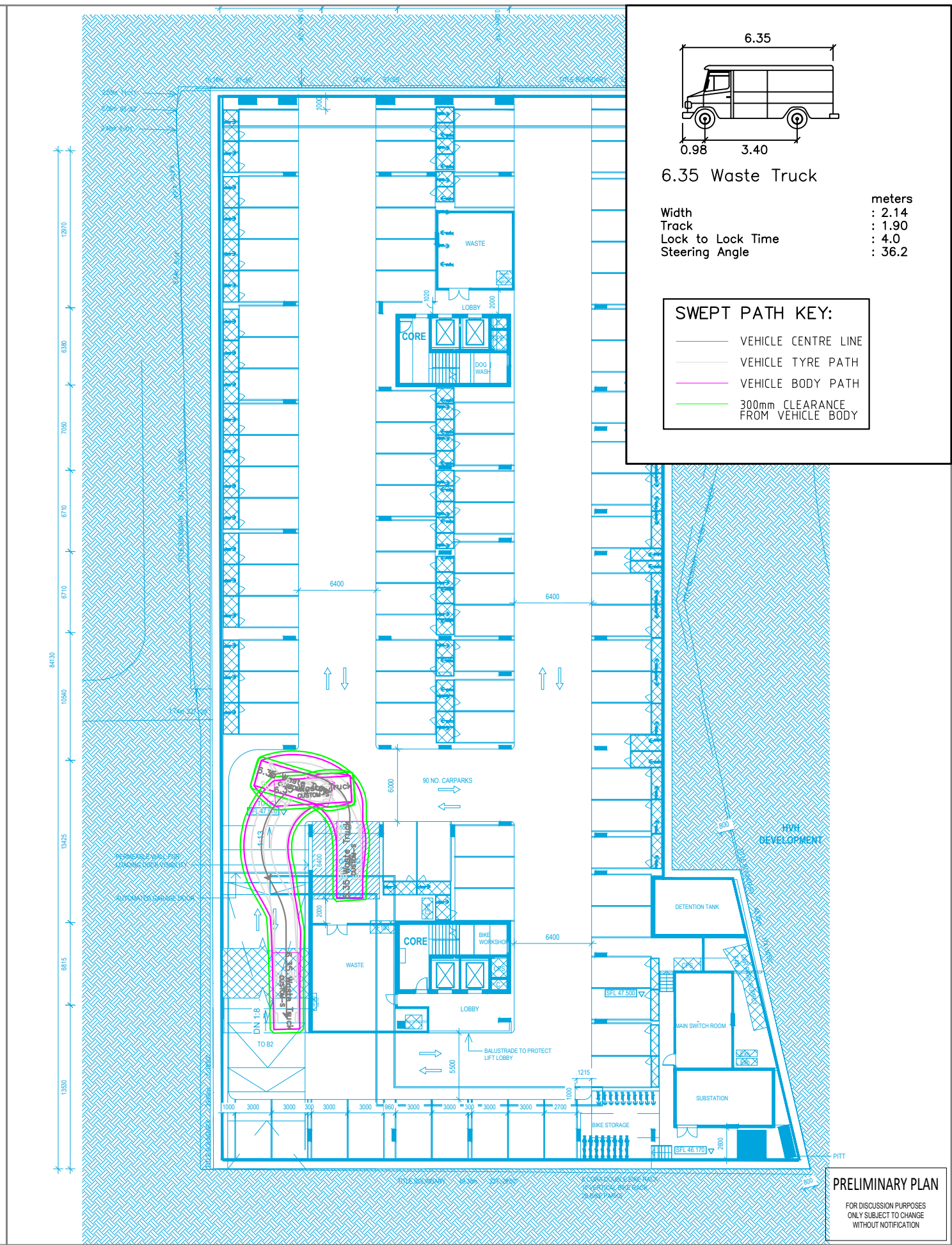
Services: Sustainable Waste Management initiatives and information
Phone: 1300 363 744 (Energy, Waste and Recycling)
Web: www.sustainability.vic.gov.au
Email: info@sustainability.vic.gov.au

Appendix A Swept Path Diagram

**ADVERTISED
PLAN**







Appendix B Bin Storage Area Scaled Plans

**ADVERTISED
PLAN**



**ADVERTISED
PLAN**



LEGEND

- 1,100L Garbage Bin
- 1,100L Recycling Bin
- 240L Organics Bin
- 240L Glass Bin
- 240L E-waste Bin
- Bin Wash
- Hard Waste Storage (8 m²)
- Bun Tug Storage
- Bin Transfer Route
- 6.4 m Rear-lift Waste Collection Vehicle



REV	DATE	DESCRIPTION
0	15.12.2025	FOR INFORMATION
1	19.12.2025	FOR INFORMATION
2	16.01.2026	FOR INFORMATION
3	21.01.2026	FOR INFORMATION
4	28.01.2026	FOR INFORMATION
5	04.02.2026	FOR INFORMATION
6	11.02.2026	FOR INFORMATION
7	18.02.2026	DRAFT 70% TOWN PLANNING
8	25.02.2026	FOR INFORMATION
9	27.02.2026	60% TOWN PLANNING
10	02.03.2026	90% TOWN PLANNING
11	27.03.2026	FOR INFORMATION
12	05.06.2026	100% DTP SUBMISSION

CLIENT
STOCKLAND

PROJECT
429 ALBERT ST
429 ALBERT STREET BRUNSWICK
3056

DRAWING TITLE
PROPOSED FLOOR PLAN_LEVEL
B1-B2

CHECKED ML	APPROVED AC	
----------------------	-----------------------	---

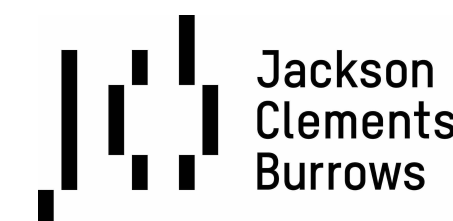
SCALE
1 : 200
@A1



A horizontal scale bar with markings at 0, 1, 2, 4, 6, and 10m. The segments between 0-1, 1-2, 4-6, and 6-10 are shaded black, while the segment between 2-4 is white.

STATUS	PROJECT #
TOWN PLANNING	25-011

DRAWING NUMBER	REVISION
AR-1101	12



COPYRIGHT
Jackson Clements Burrows
Pty Ltd Architects
345 SWAN STREET RICHMOND Vic 3121
T +613 9654 6227 jcba.com.au

Transferee of E-Data Terms and Conditions:
<http://www.jcba.com.au/clients/wholesale/wholesale-services/wholesale-terms-conditions/>

DATE GENERATED 5/06/2026 5:27:15 PM