Consultation Response from Mike Hibbert, KC Waste Strategy(Refuse & Recycling)
2023/93503 Land off, Roslyn Avenue, Netherton, Huddersfield, HD4 7EW
Outline application for residential development of 82 dwelling and associated works, with layout and access as considerations
Date Responded: 17/01/2023. Responding Officer: Mike Hibbert Responding Ref: WPS 23-073

NOTES/COMMENTS:

The following comments are made without prejudice and purely from the point of view of the Waste Collection Authority.

To meet the operational requirements of the Authority the following issues need to be addressed. Solving these will help create an environment that functions safely and efficiently for waste management; and reduce the negative impacts of bin blight on the neighbourhood. This will also enable the proposal to better meet the policy requirements of LP24 part d (vi), LP43 and the Kirklees Highway Design Guide SPD in respect of refuse collection. Ultimately this will be to the benefit both residents and the Authority for the life of the development.

Waste storage and presentation:

This application relates to the development of 82 dwellings consisting of a mix of 36 semi-detached, 36 detached properties,4 two-bedroom terraces and 6 one-bedroom apartments.

The plan Ref 2246 PL 105 dated November 2023 shows the proposed layout of the site. The plan is annotated with black rectangular icons to indicate bin stores for three wheeliebins on each plot and location of Bin Collection Points (BCP's) are shown with pink icons.

The comments below expand on those made in response and WPS 23-073 and reflect the changes that have been made to the plans and additional information included.

- It is welcomed that bin stores are in rear gardens to avoid impact on the Streetscene. For plots where bin storage is in the rear gardens with gated access that should be shown to be secure and gates wide enough to pass through. Clarification is sought about access to the rear gardens of Plots 12 and 13 as residents must not require residents to pull bins up/down steps or gradients of more than 1:12.

- It is not clear from the plan how residents of Plots 49, 59 and 79 will get bins from the rear gardens to presentation points adjacent to the highway. If storage in the rear gardens is not possible storage to the front of dwellings would be acceptable, but bins should not be located under windows/ next to doors. Wheeliebins located at the front of properties will be set within the Streetscene and therefore should be screened and secured to prevent bin blight, the spread of waste into the street, unauthorised use and theft/damage to bins.

- For six one-bedroom apartments the recommended waste storage provision is approximately 600 to 1080 ltrs for both residual and recycling bins. Appropriate waste

storage provision would be communal wheeliebins of 2 x 660 or 1100ltrs. Guidance indicates the floor space for a 1100ltr wheelibins is 1575mmx1190mm with space to manoeuvre the bins within the store. The bin store dimensions would depend on configuration and size of bins within the store. Additional information is required detailing waste storage, containers, capacity, and design of the waste storage compound including, screening, surfacing and security. Appropriate standards are detailed in the Kirklees Waste Management Design Guide 2020. Bin store surfaces should be durable and waterproof enough to withstand heavy duty cleaning such as power washing.

- Waste storage should address the fire risk issues presented by large quantities of waste – **it must be either 6m away from the building or be constructed of suitable material to contain and prevent the spread of fire.** See BS5906:2005, Building Regs 2010 Part H6 and CFPA-E Guideline No 7:2022 F.

- The bin storage area and access routes to the Bin Collection Point (BCP) should be constructed to withstand point loading and movement, impacts of larger bins over time, and to resist future rutting, pitting, cracking or other such surface degradation that would impair bin manoeuvring. To facilitate loading of full wheeliebins the surface between the bin store and BCP/ highway should be smooth hard surface without kerbs. Maximum drag out distance should be less than 8m. The proposed layout must ensure that parked cars do not obstruct the route between the bin store and loading point.

- The Authority will not take an RCV into private drives or roads that are not built to adoptable standards. Confirmation is sought that the road in front of Plots 55 – 66 is to be adopted.

- Consideration must be given to the process of waste collection for properties that are occupied before the whole site is complete. Temporary measures may be required to allow waste to be stored/presented at an accessible location adjacent to the nearest adopted highway. The Authority will not enter construction sites for the purpose of domestic waste collection**. A pre-occupation condition will be required to address this.**

Refuse Collection Vehicle access:

The Authority defers to Highways colleagues for technical analysis of the road layout and swept paths in respect of RCV access, but offers the following observations in this regard: -

- Suitable site access and manoeuvrability space for a Refuse Collection Vehicle is vital to the Council's ability to discharge its obligation to collect waste from domestic properties. This obligation will exist in perpetuity on any residential development and as such will be a critical consideration in the layout of the site if approval is granted.

- **It is welcomed that the site layout includes looped roads in the design.**

- Where turning is necessary, the turning facilities must be demonstrably sufficient for an 11.22m refuse collection vehicle and opportunities for parking in the turning area must be designed out.

- Swept path analysis must show the manoeuvrability of this vehicle throughout the site, demonstrating the safe passing of other vehicles likely to be using the road – either parked or moving.

- Parked cars are a perpetual problem for RCV access and as such it is important to account for potential parking spaces, even where these are undefined when assessing RCV access around the site.

Full detailed guidance on waste management requirements can be found in in the Kirklees Waste Management Design Guide 2020 (available on the Planning advice notes page at: https://www.kirklees.gov.uk/beta/planning-applications/guidance-and-advice-notes.aspx)

Waste policy context:

- Local Plan Policy LP24 (part d.vi) and National Planning Policy for Waste (para 8) by –"incorporating adequate facilities to allow occupiers to separate and store waste for recycling and recovery that are well designed and visually unobtrusive and allows for the convenient collection of waste"
- Local Plan Policy LP43 Waste Management Hierarchy "The council will encourage and support the minimisation of waste production and support the re-use and recovery of waste materials including, for example, recycling, composting and Energy from Waste recovery".
- Local plan Policy LP15 – residential use in town centres part h: provision of refuse storage and collection.
- Scheme design should conform to Building for a Healthy Life (2020); Building Regulations 2010 part H6; and British Standard 5906:2005 Waste Management in Buildings Code of Practice.

Further advice on Highway matters is contained in the Kirklees Highway Design Guide SPD which can be found at https://www.kirklees.gov.uk/beta/planning-policy/adopted-supplementary-planning-documents.aspx