

# WASTE MANAGEMENT PLAN

**Proposed Development:** Erection of new dwelling (2bed-4person) on land rear of, 3 Park View Gardens, Lingfield Road, East Grinstead, RH19 2EH with amenity space, cycle storage, refuse bins. Demolish existing garage.

**Site Address:** Land rear of, 3 Park View Gardens, Lingfield Road, East Grinstead, RH19 2EH

## 1. Introduction

This Waste Management Plan has been prepared in support of the planning application for the erection of a new two-bedroom dwelling, including associated amenity space, parking, cycle storage, and refuse provision, following the demolition of the existing garage.

The plan outlines how waste will be managed during both the construction and operational phases of the development, in accordance with best practice and local authority requirements.

## 2. Site Description

The site is located to the rear of 3 Park View Gardens and is currently occupied by a garage structure, which will be demolished.

Access to the site is provided from Hermitage Road via an existing vehicular crossover, which will also be used for waste collection and servicing.

## 3. Construction Phase Waste Management

### 3.1 Demolition Waste

The demolition of the existing garage will generate limited volumes of waste, likely including:

- Concrete and hardcore
- Brick and masonry



- Timber
- Metal components

Where possible, materials will be segregated on-site and recycled or reused to minimise landfill disposal.

### **3.2 Construction Waste**

Waste generated during construction will be managed responsibly:

- Materials will be ordered efficiently to minimise surplus
- Waste will be separated into appropriate streams (e.g. timber, metals, packaging)
- Licensed waste contractors will be used for removal and disposal
- Opportunities for reuse and recycling will be prioritised

### **3.3 Storage and Handling**

- Waste will be stored in designated areas within the site boundary
- Skips or containers will be used where necessary
- Measures will be taken to prevent littering, dust, and environmental contamination

## **4. Operational Waste Management**

### **4.1 Residential Waste Provision**

The proposed dwelling will be provided with dedicated space for:

- General waste (residual waste)
- Recycling (paper, plastics, glass, etc.)

Refuse and recycling bins will be stored within the site in a discreet and accessible location.

### **4.2 Collection Arrangements**

- Bins will be presented for collection at an agreed collection point on Hermitage Road
- The distance from the dwelling to the collection point is reasonable and manageable for occupants
- Collection will be undertaken in accordance with local authority schedules

The existing vehicular access ensures that waste collection operatives can

service the property safely.

#### **4.3 Waste Storage Design**

- Bin storage areas will be located to avoid visual impact on the street scene
- Storage will be convenient for occupants while maintaining hygiene and accessibility
- Adequate space will be provided to accommodate standard local authority bin sizes

#### **5. Recycling and Sustainability**

The development promotes sustainable waste management by:

- Providing facilities for recycling
- Encouraging segregation of waste at source
- Minimising construction waste through efficient design and procurement

#### **6. Compliance**

This plan has been prepared in accordance with:

- Local authority waste collection requirements
- Relevant national guidance on sustainable waste management

Final details of bin types, sizes, and collection arrangements will be confirmed in consultation with the local waste authority prior to occupation.

#### **7. Conclusion**

The proposed development incorporates a clear and practical approach to waste management:

- Construction waste will be minimised, segregated, and responsibly disposed of
- Adequate refuse and recycling storage is provided on-site
- Safe and convenient collection arrangements are ensured via Hermitage Road

The development is therefore considered to meet all relevant waste management requirements and represents a sustainable approach to residential waste handling.



