

Our ref: SN/9062-1
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Dear Ben,

RE: 06/2018/0949
JEANNE JUGAN RESIDENCE, 228 GARSTANG ROAD, PRESTON
WASTE MANAGEMENT STRATEGY

This statement is submitted in connection with a full planning application for the the development of a new healthcare facility at land off Garstang Road, Preston, PR2 9RB.

Introduction

Preston City Council require that Site Waste Management Plans are submitted alongside planning applications and that these plans should conform with the Code of Practice set out in the 2004 publication 'Site Waste Management Plans: Guidance for Construction Contractors and Clients' which was originally issued by the Department of Trade and Industry.

It is recognised that it is not possible at planning application stage to provide a fully detailed and costed plan as much will decide upon the nature of construction and materials utilised. This statement does, however, make a commitment on behalf of the applicant that the Code of Practice set out in the 2004 publication will be followed and that the principles set out in this document will be adhered to.

Furthermore, it is not envisaged at this stage that any material will have to be removed off site during the construction period and that any excavated material will be re-used on site.

Waste Minimisation

The contractor will follow the waste minimisation hierarchy. The hierarchy consists of the following elements:

- Avoid
- Reduce Waste
- Reuse Waste
- Recycle Waste
- Dispose of Waste

Architects
Masterplanning Consultants
Specialist Conservation Architects
Project Managers
Interior Designers
Landscape Architects

Building Surveyors
Party Wall Surveyors
DDA Consultants
Heritage & Conservation Surveyors

Town Planning Consultants
Development Consultants
Neighbourhood Planning Consultants
Environmental Impact Assessors
Retail Impact Consultants

This hierarchy illustrates that the top priority of any waste minimisation strategy must be to avoid the creation of waste altogether. The next priority should be to reduce unnecessary waste; the reuse of any remaining waste can then further limit waste production. Recycling has a lesser priority than reuse, as it often requires an energy input to change the form of the waste. The last resort is dealing with waste disposal.

During operations on site, the contractor will adopt the waste minimization hierarchy which will ensure that the amount of waste generated by the building operations will be minimised.

Site Operations

A commitment to waste minimisation objectives will be sought from all parties of the construction element of the development. This will include direct labour and sub-contractors. The success of the waste minimisation strategy will rely upon its implementation by both the site management and on-site workers.

Accordingly, careful attention will be paid to the following issues and practices:

- Staff training
- Careful material handling by site staff
- Segregation of materials on-site for reuse and recycling
- Material delivery and storage on-site
- Role of the site manager and other site staff to minimise waste generation on-site. It is recommended that the responsibility for monitoring waste minimisation be designated to an appropriate person/s on-site
- Avoid over-ordering of materials and arrange material delivery at the stage of construction when needed
- Incentivise waste minimization, distribute financial benefits of waste minimisation to the entire project team

At an early stage the site manager will discuss implementation issues of the waste management strategy with the project team to ensure, for example, the adequate provision for loading and unloading areas, storage areas and supporting infrastructure during the construction period. This infrastructure will be located in an appropriate position, with adequate space and access to facilitate waste minimisation.

Post Construction

General and recyclable waste will be stored in the waste collection area to the rear of the site. Clinical waste will be stored separately inside the building.

Both waste streams will be collected via commercial refuse collection services, as shown on the attached plan.

Summary and Conclusion

This statement demonstrates the applicant's commitment to ensure that waste minimisation procedures will be a principle element of the waste management plan for the development and that once operational waste will be disposed of in an appropriate manner.

I trust that this is acceptable but should you wish to discuss any of our comments further, please do not hesitate to contact me.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'S Newall'. The signature is fluid and cursive, with a large initial 'S' that loops around the first part of the name.

SIMON NEWALL BA (Hons) MA MPlan
Planning Consultant
for and on behalf of
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