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# Waste Management Plan

November 2025

**255-257 Plantation Road, Corio – Ten dwelling development**

## SNAPSHOT

This Waste Management Plan (WMP) outlines methodology for the storage and collection of recycling and general waste generated by a proposed five dwelling development.

A snapshot of the proposed waste management solution is provided as follows (detail is within the following pages):



10x 240L MGB



10x 120L MGB



Council collection



Weekly/fortnightly collection

## BACKGROUND

### Planning Permit Application

Planning Permit Application No. PP-784-2025 ('the planning application') has been lodged for the construction of ten dwellings at the above site. Council's RFI letter dated 10 October 2025 requires that a Waste Management Plan (WMP) be prepared for the proposed development.

Accordingly, this WMP is prepared in response to the Council's RFI letter.

### Purpose

This plan contains a summary of recommendations relating to the waste management of the proposed residential development at the above site. These recommendations are provided to enable the efficient storage and collection of waste that is generated by the future occupants of the dwellings.

The specific waste generation rates and collection methodology, and detailed calculation formats used are generally adopted from Sustainability Victoria's *Multi-unit and Recycling in Multi-unit Developments* and the City of Melbourne waste management rates. These requirements generally reflect the overarching purpose and vision of the Greater Geelong Planning Scheme.

Clause 55 Standard B5-5 (refer Attachment A) is also utilised to inform bin storage requirements as relevant to the application for ten townhouse style dwellings.

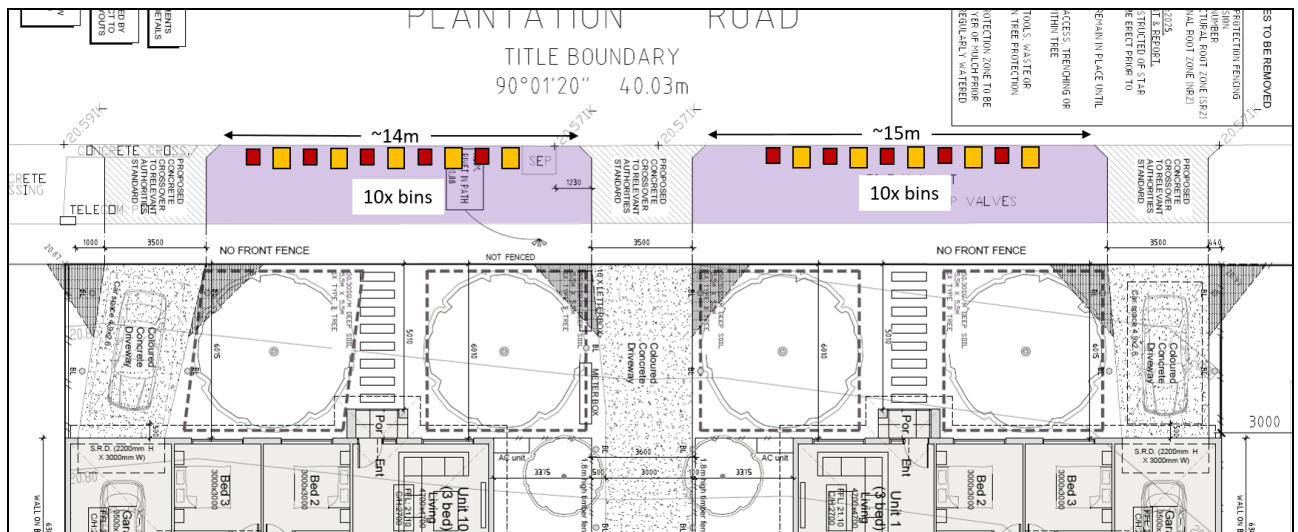
Proposal

The proposed multi dwelling development is summarised as follows:

- The development includes ten attached single storey dwellings across a double-width site.
- The development comprises two rows of five dwellings constructed in tandem.
- A total of three vehicle crossings is proposed.
- Eight of the dwellings are accessed via a common accessway, while two of the dwellings (the two dwelling fronting Plantation Road) area accessed via separate private accessways.
- Two three-bedroom dwellings and eight two-bedroom dwellings are proposed.
- A communal bin storage enclosure is proposed at the southern end of the common driveway.
- The subject site has a 40.03m wide frontage.
- There are no street trees, bus stops or other obstacles within the site frontage.

Accordingly, it is proposed that the dwellings be provided with regular kerbside collection, as demonstrated in the image below, which illustrates one garbage (red) and one recycling (yellow) bin per dwelling, with 500mm separation between each bin.

It is noted that green waste bins alternate with recycling bin collection, and accordingly a maximum of two bins per dwelling would be collected on any collection day. This is a common Council collection solution.



*Diagram illustrating that appropriate space exists for the proposed kerbside collection*

## CALCULATIONS

The following waste generation rates and detailed calculation formats are adopted from the Sustainability Victoria *Waste and Recycling Generation Rates Calculator*.

### Waste volume calculation

Development component	Garbage	Recycling
All dwellings (combined)	1,200L	1,200L
<b>Total weekly waste</b>	<b>1,200L/week</b>	<b>1,200L/week</b>
<b>Per dwelling weekly waste</b>	<b>1,200L / 10 = 120L</b>	<b>1,200L / 10 = 120L</b>

## RECOMMENDATIONS

### Private collection (All dwellings) - Recommended collection frequency, number and size of bins

Garbage				Recycling			
Collections per week	Bin size	No. Bins	Weekly Volume	Collections per week	Bin size	No. Bins	Weekly Volume
-	360L	-	-	-	360L	-	-
-	240L	-	-	<b>0.5 (fortnightly)</b>	<b>240L</b>	<b>10</b>	<b>120L</b>
<b>1</b>	<b>120L</b>	<b>10</b>	<b>120L</b>	-	120L	-	-

- **Number and size of bins:** 10x 120L garbage bin, 10x 240L recycling bin or Council equivalent (refer to Attachment C).
- **Bin storage location:** Bins to be stored privately for Dwellings 1 & 10 (behind garages), for all other dwellings use bin storage compound adjacent to common driveway. Note that the bin storage compound must be designed to meet the Clause 55 bin compound requirements (refer to Attachment A).
- **Waste collection location:** Kerbside. Individual tenants responsible for transferring bins from storage to kerb and back at the appropriate times.
- **Waste collection frequency:** In accordance with current Council service (refer to Attachment B).
- **Waste collection contractor:** Council collection.

### Green waste

It is noted that an optional green waste collection service is offered by Greater Geelong City Council. Future tenants may therefore arrange for separate green waste collection. It is noted that green waste collections occur fortnightly on the alternate week to recycling collection. Therefore, green bins could also be collected by Council from the curb.

If possible, it is recommended that future tenants share green bins in order to avoid any storage issues.

**Hours of collection**

To be determined by the Council contractor.

**Other recommendations**

It is recommended that the future residents be encouraged to minimise the amount of waste that is collected from the site. This may include the provision of individual compost bins for each dwelling if appropriate, and use of Council's green waste disposal options for landscape trimmings and the like.

It is also strongly recommended that the future residents be provided with a copy of this WMP document, and that they be encouraged to put systems in place to minimise the amount of waste that is generated from their respective dwellings.

Prepared for Misk Design by  
**M-CO. TOWN PLANNING**

**Attachment A – Clause 55 Standard B5-5 requirements (taken from the Townhouse and Low-Rise Code Guidelines)**

**Standard B5-5**

**Dwelling (other than a dwelling in or forming part of an apartment development)**

The development includes an individual bin storage area for each dwelling, or a shared bin storage area for use by each dwelling, of at least the applicable area, depth and height specified in Table B5-5.1.

**Table B5-5.1 Bin storage**

Type of bin storage area	Minimum area	Minimum depth	Minimum height
Individual bin storage area for a dwelling.	1.8 square metres	0.8 metre	1.8 metres
Shared bin storage area for 3 dwellings or less.	5.4 square metres	0.8 metre	1.8 metres
Shared bin storage area for 4 or more dwellings.	1 square metre per dwelling plus 4 square metres	0.8 metres	1.8 metres

If the development includes a shared bin storage area:

- The shared bin storage area:
  - o Is located within 40 metres of a kerbside collection point.
  - o Includes a tap for bin washing.
- There is a continuous path of travel free of steps and obstructions from dwellings to the bin storage area.

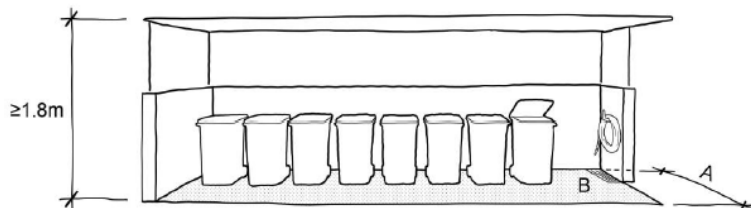
Where access is provided for private bin collection on the land the design of access ways must allow the vehicle to enter and exit in a forward direction.

Each dwelling includes an internal waste and recycling storage space of at least 0.07 cubic metres with a minimum depth of 250 millimetres.

**Applying the standard**

For dwellings not part of an apartment development (e.g. dual-occupancy or townhouse developments), the area for bin storage must have:

- a minimum height of 1.8 metres
- a minimum depth of 0.8 metres (A)
- a minimum area specified in Table B5-5.1 (B)



**Attachment B** – 2025 Council waste collection dates, noting that recycling and green waste collection weeks alternate.

## 2025 AREA 2 WASTE COLLECTION CALENDAR

Please place your bins out the night before your collection day.

JANUARY							FEBRUARY							MARCH								
S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S		
					1	2							30	31								
5	6	7	8	9	10	11	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17
12	13	14	15	16	17	18	16	17	18	19	20	21	22	23	24	25	26	27	28	29		
19	20	21	22	23	24	25	23	24	25	26	27	28										
26	27	28	29	30	31																	

APRIL							MAY							JUNE								
S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S		
					1	2							1	2	3	4	5	6	7			
6	7	8	9	10	11	12	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
13	14	15	16	17	18	19	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26
20	21	22	23	24	25	26	18	19	20	21	22	23	24	25	26	27	28	29	30	31		
27	28	29	30				25	26	27	28	29	30	29	30								

JULY							AUGUST							SEPTEMBER									
S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S			
					1	2	31						1	2	3	4	5	6					
6	7	8	9	10	11	12	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	
13	14	15	16	17	18	19	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	
20	21	22	23	24	25	26	17	18	19	20	21	22	23	24	25	26	27	28	29	30			
27	28	29	30	31			24	25	26	27	28	29	30										


  

OCTOBER							NOVEMBER							DECEMBER									
S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S			
					1	2	30						1	2	3	4	5	6					
5	6	7	8	9	10	11	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
12	13	14	15	16	17	18	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	
19	20	21	22	23	24	25	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	
26	27	28	29	30	31		23	24	25	26	27	28	29	30	31								

\*Bins due for collection 1 January 2025 will be collected on 4 January instead. Bins due for collection on 25-26 December 2025 and 1-2 January 2026 will be collected one day later on the Friday or Saturday. Please leave your bins out until they are emptied.

Garden organics bin fortnightly

Recycling bin fortnightly



**CITY OF GREATER  
GEELONG**

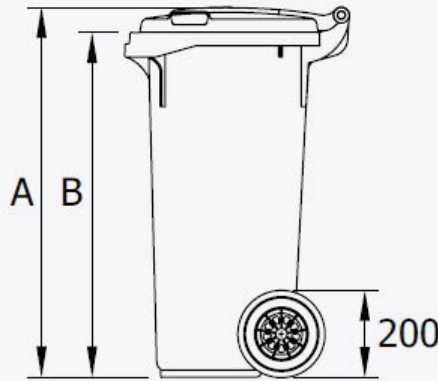
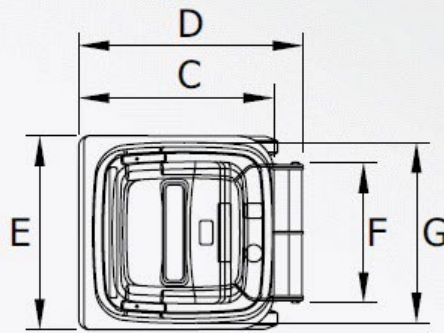
**Attachment C – Standard MGB dimensions (120L & 240L)**

**Dimensions - Weights - Standards**

- Nominal volume: 120 litres
- Net weight: approx 9.3 kg
- Max load: 48 kg
- Permitted total weight: 60 kg

- A 930 mm    ■ D 545 mm    ■ G 480 mm
- B 870 mm    ■ E 480 mm
- C 480 mm    ■ F 335 mm

Measurements to be used as a guide only – variations will occur



### Dimensions - Weights - Standards

■ Nominal volume:	240 litres
■ Net weight:	approx 13 kg
■ Max load:	96 kg
■ Permitted total weight:	110 kg

■ A	1060 mm	■ D	730 mm	■ G	550 mm
■ B	990mm	■ E	585 mm		
■ C	660 mm	■ F	400 mm		

Measurements to be used as a guide only – variations will occur

