



**DUBLIN CITY COUNCIL – HOUSING DEPARTMENT**  
**O'DEVANEY GARDENS REGENERATION MASTERPLAN**  
**PHASE 1 – HOUSING & PHASE 1A COMMERCIAL**  
**WASTE MANAGEMENT STRATEGY - PLANNING REPORT**  
**O'DEVANEY GARDENS,**  
**DUBLIN 7**



## **Contents**

- 1.0 Introduction**
- 2.0 Proposal**
- 3.0 Site Security**
- 4.0 Waste Management**
- 5.0 Records**

## 1.0 Introduction

The Phase 1 of the Masterplan proposals have been explored in relation to waste management both whilst the development is being constructed, and when the development is completed.

The contractor will be requested to submit a detailed waste management proposal with their tender documentation, which will include the requirements as set out below, and further refined during the design development process in conjunction with the Dublin City Council Waste Management Department.

The Dublin Waste Management Plan (2005-2011) and subsequent variations, have informed the basis of this plan, and all waste management on site will be in strict accordance with all relevant legislation, EU Directives, Local Government Acts, Standards, Regulations, and Codes of Practice as set out under the Dublin City Waste Management Plan (2005 – 2011) Appendix B, and subsequent relevant legislation.

The demolition of the remaining existing buildings to the North East corner of the O'Devaney Gardens development on the Phase 1 regeneration site, are being carried out in advance of the construction works commencement on site, and are covered in terms of Waste Management under the Part 8 permission for demolition as per Planning Application 3607/10, which report sets out the Waste Management proposals for that work.

The waste management proposals for the completed development will be in accordance with the Guidelines as set out under the Dublin City Waste Management Plan (2005 – 2011) Appendix C, and all waste generated on site in the completed Phase 1 development will be segregated into separate fractions, in bins which comply with IS EN 840 1997. Recyclables will be separated into paper / card, and plastic, with organic matter being collected in an organic matter only bin.

## 2.0 Proposal

During the Construction of the Phase 1 development, Waste management will be under the control of the Building Contractor. The waste management plan will be formulated in more detail in the contract documents which form the basis of the pricing structure for Phase 1 at procurement / tender stage. These documents will set out in detail the requirements to be adhered to in the waste separation / assembly on site, and the removal of that separated site generated waste to approved licensed waste facilities, or preferably to approved recycling depots for recycling and batching for re-use wherever possible.

It is anticipated that the construction works will produce the following range of waste material on site.

- Brick / Block masonry.
- Concrete / reinforcing steel.
- Structural timber.
- Framing timber.
- PAO timber.
- Timber products.
- Gypsum based board.
- Miscellaneous steelwork.
- Non ferrous metal waste.
- Copper pipework.
- Ductile Iron pipework.
- Steel wiring / cable.
- Copper Wiring / cable.
- Miscellaneous materials.
- Organic matter from site offices
- Waste paper / cardboard.
- Plastic film, plastic sheet, etc.
- Ceramic waste / offcuts.
- Waste plasters, adhesives, mortars, etc.
- Other inorganic waste material.
- Other organic waste material.
- Biologically hazardous waste.

### **3.0 Site Security**

It is proposed to provide 3M high timber hoarding around the site, which will be painted to the building contractors corporate colours on erection.

Vehicular movement of demolition traffic into and out of the site are to be in strict accordance with the traffic management plan, and entry / exit guided by at least one banks man.

All construction traffic to approach and exit the site via an agreed route along North Circular Road, and Infirmary Road.

### **4.0 Waste Management**

It is not proposed to fully prepare / generate recycled materials on site, due to dust / dirt / noise issues associated with grinding / crushing of hard materials on site (Concrete, Brick, etc.)

Waste materials will be categorised and separated into bundles on site for transport to appropriate recycling / disposal facilities / agents for further assessment / sorting and re-use / disposal in accordance with sustainability best practice.

Timber, metals, glass, stone, brick, and roof tiles will be the main materials sorted into bundles for recycling off site.

Organic waste will be categorised into compostable, and hazardous, and will be disposed of to an approved waste management facility licensed to take the grade of waste being deposited.

All efforts will be made to reduce or eliminate the need for the use of hazardous materials on site or the generation of hazardous materials on site at the detailed design stage by the design team.

Any hazardous material generated on site will be carefully contained in suitable containers and clearly marked as to grade and type of hazardous waste in accordance with SHWW regulations, and best practice. All hazardous material to be removed from site will be sealed and clearly labelled for transport prior to removal off site.

Where there is no other viable option, remaining waste materials requiring disposal, will be disposed of to an approved and licensed Waste Disposal Facility, in strict accordance with all regulations, and best practice.

### **5.0 Records**

A Waste Manager will be employed during the Construction works by the contractor to ensure that all handling of waste materials generated on site are dealt with in the appropriate manner.

Details of the materials encountered on site, and how they were dealt with will be recorded by the Contractor's Waste Manager, and all waste management records will be produced in a final report on completion of the construction works on site, in the Safety & Health File.