



FELLOWS
ENVIRONMENTAL
waste | energy | resource management

Table of Contents

1.	FELLOWS ENVIRONMENTAL DETAILS	1
2.	INTRODUCTION.....	2
3.	WASTE MANAGEMENT STRATEGY	2
3.1	Estimated volumes and types of waste.....	2
3.2	Storage Areas for Waste Containers	3
3.2.1	Internal Stores	3
3.2.2	External Stores.....	3
3.3	Ventilation, Hygiene and Cleaning Proposals.....	4
3.4	Location of Proposed Collection Point and Collection Vehicle route	5

1. FELLOWS ENVIRONMENTAL DETAILS

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2. INTRODUCTION

This waste management strategy is for the proposed change of use and proposed development at 936-938 Stockport Road, Manchester, M19 3NN. The property is currently a wine bar and charity shop. The proposal is to change the use of the Class A1 charity shop at 938 Stockport Road and Class A4 Wine Bar at 936 Stockport Road to a butchers shop for trade and public use.

There is one main meat prep area proposed with large store rooms, cold rooms and the remainder will be mainly display for retail sales. There are staff WC's proposed to ground and first floor.

The overall site area is approximately 0.0496 hectares (496m²).

The existing building has a GIA (Gross Internal Area) of 5,683sq.ft (528m²).

3. WASTE MANAGEMENT STRATEGY

In line with GD04 Waste Storage and Collection Guidance for New Developments v6 and relevant Manchester City Council service standards Fellows Environmental (FE) have prepared this addendum to the waste management proforma.

3.1 Estimated volumes and types of waste

In line with GD04 Waste Storage and Collection Guidance for New Developments v6 the Butchers is a Retail shop therefore covered under C2 of Appendix C of the guidance (Commercial Waste Calculation Guidance). This stipulates 5,000 litres of bin capacity per 1,000m² of gross floor space. Therefore the 528m² GIA will require ~2,640 litres of capacity.

The butchers will have three waste streams and therefore three types of receptacles;

1. mixed dry recycling,
2. food waste,
3. residual waste.

Table 1: Total number of waste receptacles required

Waste Type	Number of bins	Capacity	Collection frequency
General Refuse	1	1,100 litre	Fortnightly
Mixed Dry Recycling	1	1,100 litre	Fortnightly
Food Waste	1	240 litre	Fortnightly

The total storage capacity will therefore be 2,440litres.

3.2 Storage Areas for Waste Containers

3.2.1 Internal Stores

There will be three types of bins located internally;

Food Waste Receptacles

Food waste bins will be located within the meat preparation rooms and the kitchen on the ground floor.

Recycling Waste Receptacles

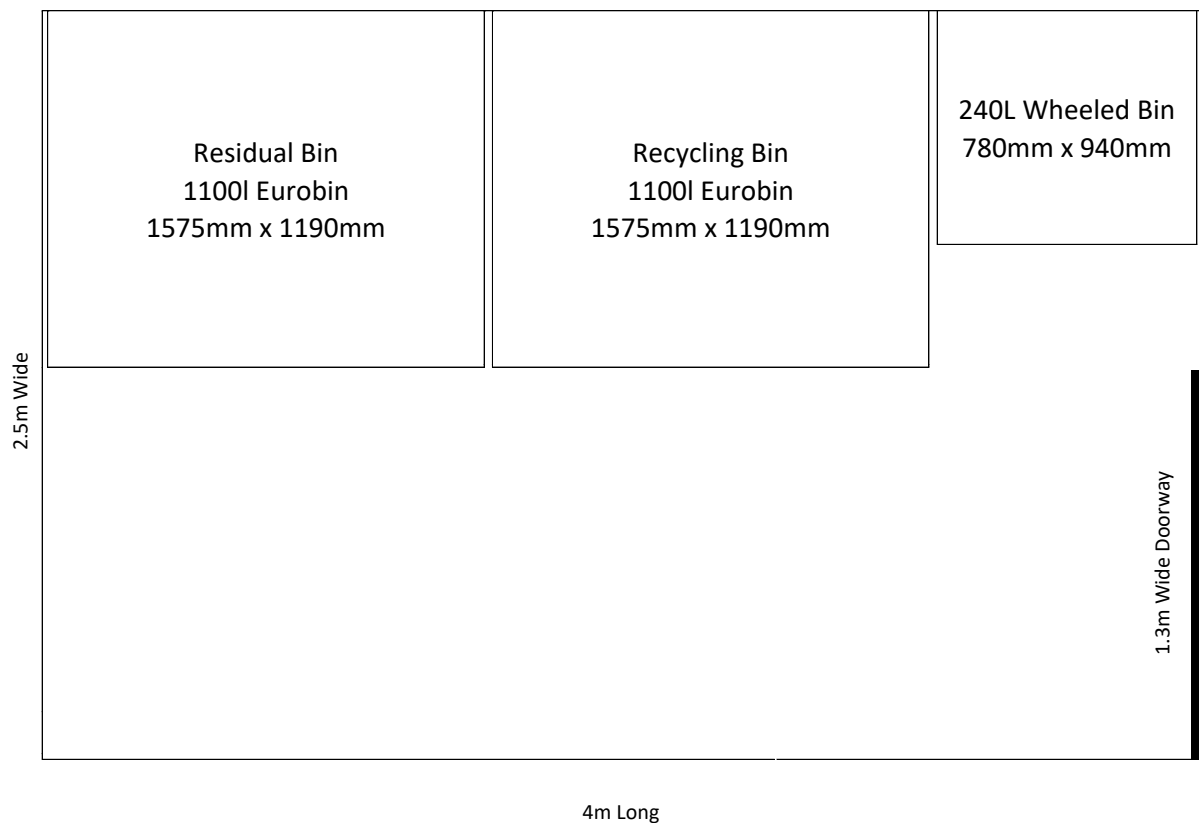
There will be recycling bins located in the meat preparation rooms and kitchen on the ground floor and office on the first floor. A receptacle could also be located in the stores if required.

Residual Waste Receptacles

Residual bins will be located in the meat preparation rooms and kitchen on the ground floor and office and WC's on the first floor as well as behind the fish counter.

3.2.2 External Stores

Drawing (04)001 PL3 shows the proposed location of the bin storage area which is easily accessible. The bin store will be secured behind vertical timber cladding a locked gate. The walkway within the store is over 1.3m wide and each type of bin can be accessed without moving any other bin. The bin store will have a smooth continuous surface. All bins can be removed horizontally. Plate 1 below shows a detailed plan of the bin store with the floor space required within Appendix 1 of the guidance. The overall bin store will be 2.5m wide by 4.00m long.

Plate 1 – Detailed Bin Storage Plan

3.3 Ventilation, Hygiene and Cleaning Proposals

The storage is open to the air and therefore no ventilation is required. The bins will be cleaned as required.

3.4 Location of Proposed Collection Point and Collection Vehicle route

The appointed waste contractor (Biffa plc are the incumbent waste contractor) will collect the bins from the collection point (identified by the green circle in plate 2 below). The tenant will take the bins from the bin store to the collection point (orange arrow). The bins will be returned to the secured bin store after emptying by the tennent. The collection point is located on Albert Road. The waste collection vehicle will travel along Albert Road to collect the bins (blue arrow).

Plate 2 – Bin Collection Plan

