PLANNING PERMISSION**: 141017/JO/2024**

PLANNING CONDITION 122: Amenity Waste Strategy (Phase D1)

122) Prior to the first use of the commercial units, residents lounge, co working spaces and gymnasium in phase D1 as indicated on drawings 1-SHP-G200-PL-GRD_B5D801 P04, D1-SHP-G200-PL-01-B5D801 P03, D1-SHP-G200-PL-02-B5D801 P03 and D1-SHP-G200-PL-03-B5D801 P03 received by the City Council, as Local Planning Authority, on the 13 September 2024, details of the location and a waste management strategy for these spaces shall be submitted for approval in writing by the City Council, as Local Planning Authority. The approved details shall then be implemented for as long as the development is in use.

In accordance with Condition 122, details of the waste management arrangements serving the residents' lounge, co-working spaces and gymnasium within Phase D1 are provided below.

Please note that there are no commercial units within Phase D1. The submitted documents therefore focus solely on the resident amenity areas.

The refuse storage facilities serving the amenity space is located within the dedicated refuse room at Ground Floor level, as indicated on drawing 1-SHP-G200-PL-GRD_B5D801 P04. This refuse room provides a centralised location for the storage and management of waste generated by the non-residential areas prior to collection.

It should be noted that the quantity of waste anticipated to be generated from the residents lounge, co-working spaces and gymnasium is expected to be minimal, if any, given these spaces function as ancillary facilities for residents rather than primary commercial uses.

The waste management arrangements for these spaces will be managed in accordance with the Residential Management Strategy (Trinity Island Plot D Rev B 12 June 2024) by Zenith Management, as previously approved under CDN/24/0250. The residential amenity areas will operate as follows;

- The residents lounge, co-working spaces and gymnasium will be subject to a daily cleaning regime, ensuring waste generated within these spaces is collected and transferred to the refuse room as part of routine building management operations;
- Landscaped amenity areas associated with these spaces will also be subject to regular cleaning by contract cleaners to maintain a high standard of cleanliness;
- The refuse room located at Ground Floor will be managed by the on-site management team;
- Waste containers will be monitored by CCTV and regular physical checks by the site management team;
- On designated collection days, bins will be transferred from the refuse store to the allocated collection point within the site's waste collection areas;
- The site management team will ensure adequate staffing on refuse collection days to present bins at the appropriate collection point and return them following collection;
- Refuse rooms will be located on impermeable surfaces to facilitate effective cleaning and good housekeeping. The site team will have responsibility for ensuring cleaning is carried out routinely;
- Clear wayfinding, signage and notices will be installed within refuse rooms and chute areas to communicate the refuse and recycling strategy and encourage correct waste segregation and recycling to residents.

Should any further information be required to support this submission, please let us know.