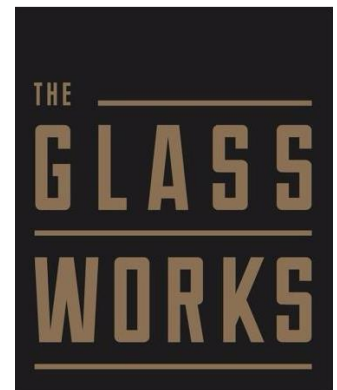




Waste Management Strategy

The Glass Works, Barnsley

This document describes how the waste produced by the development will be managed and how the amount of waste being recycled will be maximised.

Background

The Glass Works will be managed via a dedicated team based on site. The site team will provide a range of services but will primarily be tasked with delivering the safe management of all the different elements that make up the development. The management of waste produced at the Glass Works will be managed in a professional and environmentally sensitive manner.

BMBC as owners and managers of the Glass Works are well versed in their responsibilities to manage waste carefully and have significant skills, experience and resources to deploy in order to achieve this aim.

Waste Management

Waste Streams

Whilst the final tenant line-up at the Glass Works has yet to be confirmed, it is acknowledged that the Glass Works will generate a wide range of waste streams including the following:

- General Waste
- Cardboard and Paper
- Glass
- Plastic

These are typical for developments such as the Glass Works and BMBC is experienced in managing this form of waste in terms of equipment required and opportunities for recycling.

The Glass Works Market, which is currently operated by BMBC produces additional waste streams such as:

- Bones
- Carcasses
- Oils

The collection of these waste streams is arranged via specialist providers.

Waste Process

All tenants of the Glass Works will be required to bring their waste to the nearest allocated waste storage area. The layout drawing in Appendix A shows the location of the waste storage area in the Basement serving Blocks ZB, ZC and ZD and is circa 220m² in size. This is a very large area and easily capable of storing circa 100 1,100L eurobins, which would provide significant waste storage and recycling capacity. The layout drawing in Appendix B shows the location of the waste storage area to the rear of Block ZA, as ZA tenants have no back of house (BOH) access to the aforementioned basement waste storage area. The store is circa 48m² in size and also provides sufficient capacity for the limited number of tenants that it serves.

The Landlord will provide a sufficient quantity of 1,100L eurobins at each of the waste storage areas to hold the waste generated until the next collection. Tenants will be required to separate out their waste into the waste streams described above and place the waste in to appropriate 1,100L eurobins located in each of the waste storage areas.

From this point, the on-site team will take on control. The management team will circulate the bins within the storage areas such that the commercial occupiers always have access to empty/partially full bins and will wash down the bins as necessary. Collection will subsequently be organised by BMBC's appointed waste contractor on a regular basis and with supplementary visits as and when required.

The waste collection areas will be provided with artificial lighting, drainage and jet washing facilities, as it is recognised that the waste collection areas must be kept clean to deter vermin and will be secured when not in use by tenants or BMBC's on site management team.

Waste Equipment

The Glass Works will maximise any opportunities for recycling and appropriate equipment will be provided to achieve this objective.

3nr waste compactors will be provided in the basement service yard; two (*one for cardboard and one for general waste*) which will exclusively serve the Market and one which will serve the remaining Glass Works units. Each compactor will be provided with a 3 Phase electricity supply.

Only trained operatives, either of the Market or BMBC's site management team will be authorised to operate any equipment and suitable PPE and training will be provided to all personnel involved with the management of the waste produced and/or working the equipment.

Cardboard and plastic will be compacted into mill sized bales and recycled.

Waste Collections

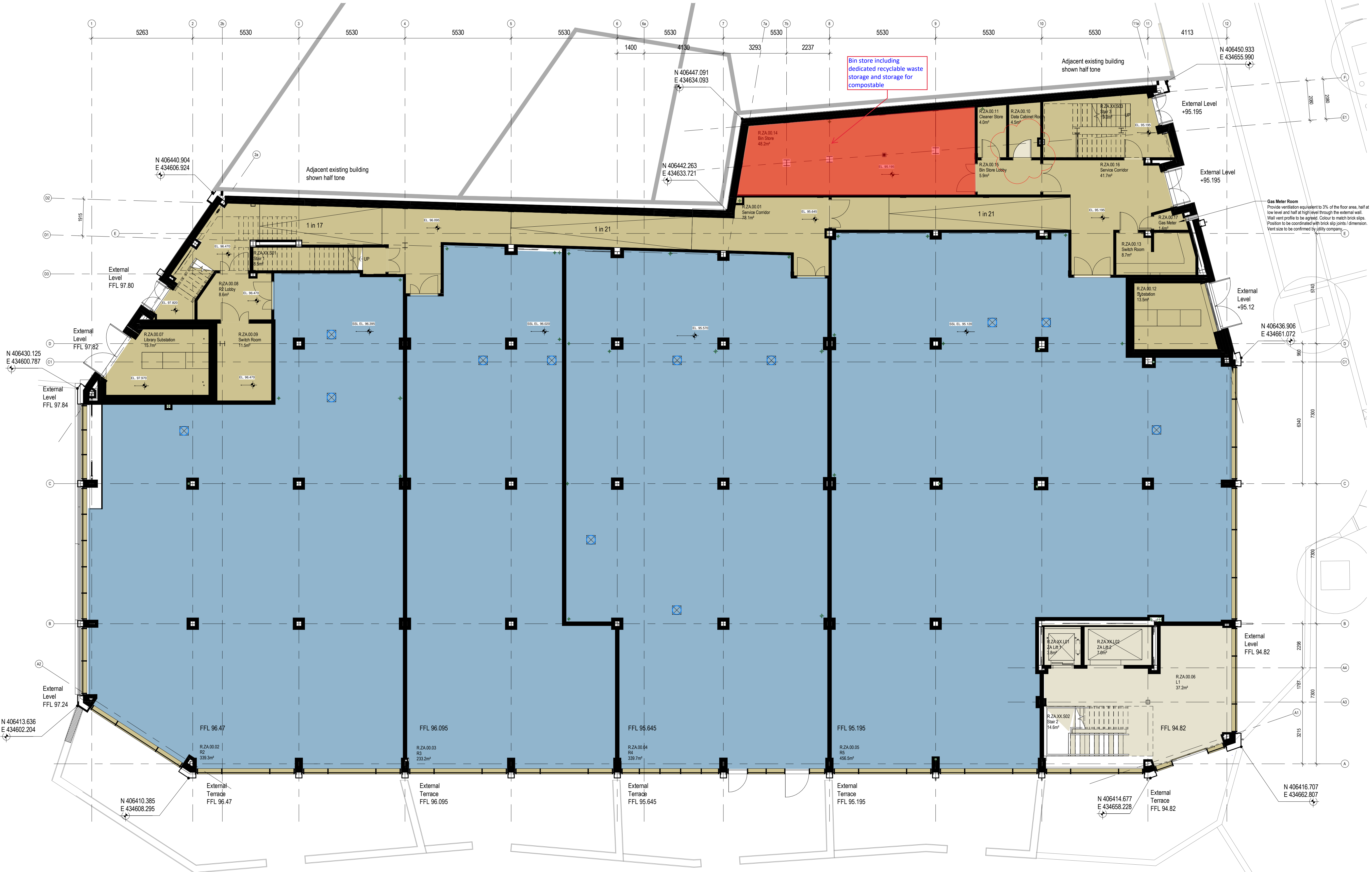
Waste collections will follow a predetermined schedule by BMBC's appointed waste contractor when instructed to do so by BMBC's on site management team, for onward disposal or recycling; they will be limited to a level that avoids unnecessary vehicle movements which cause pollution and damage the environment, but will be frequent enough to ensure that the stored waste is not creating an environmental issue. The frequency of these collections will be reviewed regularly throughout the developments operational life to ensure its ongoing efficacy.

Operational Reviews

The waste strategy above will be reviewed by the Glass Works site team on a regular basis to ensure that the procedures put in place reflect best practice throughout the developments' operational life. The reviews will seek to identify new opportunities to maximise recycling and reduce volumes of waste sent to landfill.

BMBC acknowledge that best practice evolves over time and regular reviews will ensure that improvements in waste management are incorporated into the onsite operations when appropriate.

Appendix A_Basement Service Yard



Notes:

- This drawing is copyright.
- Do not scale dimensions from this drawing.
- This drawing is to be read in conjunction with all other relevant drawings.
- All discrepancies on this drawing are to be reported to the architect.
- Do not modify any element of this drawing.
- Use drawing only for purpose(s) issued.

North Sign / Key Plan

The following external model files are included within this drawing:

Medium Shopping Unit (A1-Retail)	Leisure - Other (D2)
Shopping Unit (A1-Retail)	MSCP
Restaurant (A3-Food and Drink)	Ancillary
Leisure - Cinema (D2)	

P18	27/10/20	Door handing updated.	WL	EA
P17	08/06/20	Gas meter room ventilation requirement note added.	WL	EA
P16	27/01/20	R2 Wall detail updated in line with waterproofing and pile detail to GL 1-C. R2 area revised.	AG	EA
P15	21/01/20	Gas meter room added	WL	EA
P14	03/01/20	GRC profile updated. Inspection chamber cover added.	WL	EA
P13	23/10/19	GA plan updated in line with HEB and BSL info	WL	EA
P12	20/09/19	EAI_007 GA update to R3/R4. L1 entrance door change.	AG	EA
P11	04/09/19	Lifts and Stair 2 updated	WL	EA
P10	21/08/19	Goods lift, Stair 2 and external doors updated.	WL	EA
P09	09/05/19	Updated in line with Fire Consultant comments	WL	EA
P08	05/04/19	D4 - Issued for Contract	WL	EA
P07	29/03/19	D4 - Issued for Contract	WL	EA
P06	22/03/19	D4 - Issued for Contract	WL	EA
P05	20/12/18	S3 - Suitable for Review and Comments	WL	EA
P04	10/12/18	S3 - Suitable for Review and Comments	WL	EA
P03	28/11/18	S3 - Suitable for Review and Comments	WL	EA
P02	27/09/17	D2 - Suitable for Tender	WL	SL
P01	26/09/17	D2 - Suitable for Tender	EA	SL

Client

Barnsley Metropolitan Borough Council

Intelligence Buildings Infrastructure

Project

The Glassworks, Barnsley Development Site ZA

Drawing Title

ZA - Ground Floor Plan

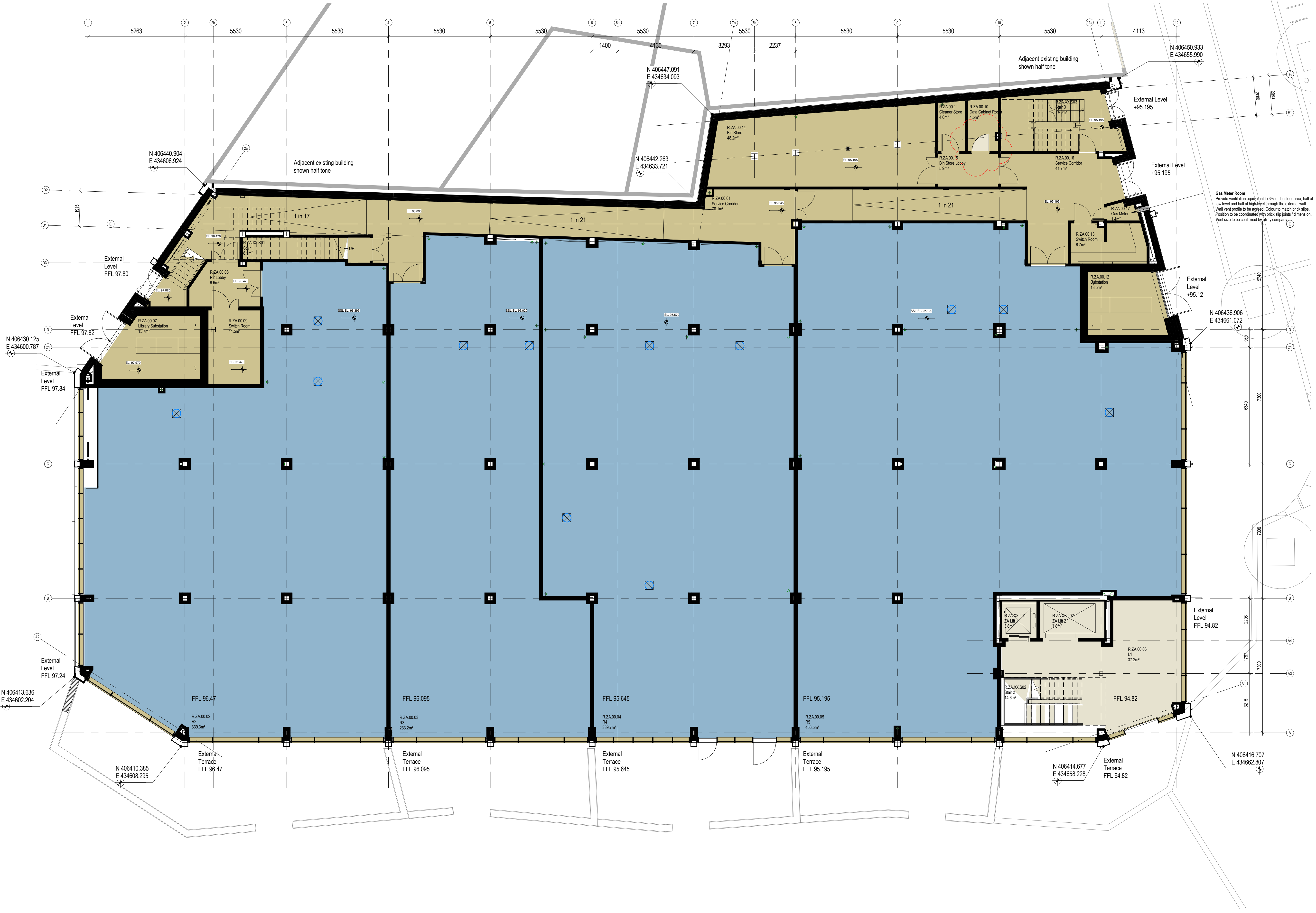
Job Number	Drawing Originated Date	PAS 1192 Status Code
50727	Oct 2016	A
Scale@A1	Purpose	
As indicated	Construction	
Drawing Number		Revision
BGW2-IBI-ZA-GF-PN-A-G200-0001		P 18

Wst03 Operational Waste ZA

Dedicated space for recyclables, compactor and composting.

IBI 07.01.2020

Appendix B_ZA Ground Floor Plan



Notes:

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North Sign / Key Plan

The following external model files are included within this drawing:

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Shopping Unit (A1-Retail)	MSCP
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P03	28/11/18	S3 - Suitable for Review and Comments	WL	EA
P02	27/09/17	D2 - Suitable for Tender	WL	SL
P01	26/09/17	D2 - Suitable for Tender	EA	SL

Client

Barnsley Metropolitan Borough Council

Intelligence Buildings Infrastructure

www.ibigroup.com

Project

The Glassworks, Barnsley Development Site ZA

Drawing Title

ZA - Ground Floor Plan

Job Number	Drawing Originated Date	PAS 1192 Status Code
50727	Oct 2016	A
Scale@A1	Purpose	
As indicated	Construction	
Drawing Number	Revision	
BGW2-IBI-ZA-GF-PN-A-G200-0001	P 18	