

Recycling for Existing Developments with Communal Facilities

This information sheet covers the requirements for recycling facilities which the council expect to be provided in existing flats, maisonettes and similar developments with communal facilities, of at least 6 units.

Why do these facilities need to be provided?

The Council's Environmental Policy includes the following aims:

1. To ensure that adequate provision is made to collect and dispose of all rubbish and waste
2. To recycle waste materials and use recycled or re-usable products

The Council's neighbourhood recycling centres are now well established and we are also looking at the provision of "micro-sites" to serve smaller groups of residents. The provision of private recycling facilities within blocks of flats or similar developments will make it easier for residents to recycle, reduce journeys made by car to use recycling facilities and increase recycling rates within the Borough. It will also provide facilities half way between drop-off and door-to-door collections of recyclables. The aim of this sheet is to help caretakers, porters, Managing Agents and residents identify the best locations for recycling banks and detail what recycling facilities the Council requires blocks of flats to have located within the complex.

Management & Maintenance

Arrangements should be made for the management and maintenance of the recycling facilities to ensure that they are properly used, regularly cleaned and maintained.

Collection

Whilst provision has been made for all materials and theoretically all are recyclable, the Council may or may not have schemes for a given material at a particular time. Collection schemes are dependent on secondary markets and are therefore subject to variations.

It is recommended that the separate recycling containers are provided for newspaper & magazines, green glass, brown glass, clear glass and tins & cans.

Contact should be made with the Recycling Office (020 8891 7048) if there are any queries regarding the materials to be recycled.

Factors to Consider

Space Requirements

A wheeled system of plastic bins is to be used which will have to be accommodated within a suitable area. This may be either within the existing bin store area or near to the bins store area. These containers are loaded from the front only so space has to be allowed both for the user and for collection.

Developments of between 6 and 11 units will require the following recycling bins:

Number of bins	Capacity (lt)	Height (mm)	Width (mm)	Depth (mm)	Material
1	240	1080	580	730	Newspaper & magazines
1	240	1080	580	730	Green Glass
1	240	1080	580	730	Brown Glass
1	240	1080	580	730	Clear Glass
1	240	1080	580	730	Tins & Cans

Developments of between 12 and 17 units will require the following recycling bins:

Number of bins	Capacity (lt)	Height (mm)	Width (mm)	Depth (mm)	Material
1	360	1100	620	860	Newspaper & magazines
1	360	1100	620	860	Green Glass
1	360	1100	620	860	Brown Glass
1	360	1100	620	860	Clear Glass
1	360	1100	620	860	Tins & Cans

Developments of 18 units and above will require the following recycling bins:

Number of bins	Capacity (lt)	Height (mm)	Width (mm)	Depth (mm)	Material
1	360	1100	620	860	Newspaper & magazines
1	360	1100	620	860	Green Glass
1	360	1100	620	860	Brown Glass
1	360	1100	620	860	Clear Glass
1	360	1100	620	860	Tins & Cans

Where developments consist of over 60 units, it may be necessary to locate more than one mini recycling facility consisting of 5 recycling containers.

Access

The recycling facilities should be within 10m wheeling distance of the road 3m wide, with sufficient turning area for the collection vehicle which may be a 6 wheeled HGV requiring manoeuvring space as specified by the Freight Transport Association (FTA). The facilities should be positioned so that collection does not disturb residents or neighbours.

Location

The facilities should be located at ground level and be easily accessible for residents. Account should be taken of noise generation, although this will be intermittent. The location should be unobtrusive both from the street and for the residents, and the protection of neighbours amenities (visual and otherwise) should be a consideration.

Safety & Security

The facility should be positioned *and designed* to take account of the safety and security of users. The area should be overlooked by residents and designed to deter entry by non-residents. A lockable area for residents, such as the bin store area, could be considered.

Design

The floor and access area should be solid, flat and level, with a drain to allow for cleaning. Any gradient should be less than 8.5% (approx 1:12) sloping towards the collection vehicle. There should be no stairs.

If a new area of hard standing is required to store the bins on this may require planning permission.

Contact telephone numbers -

Recycling Team 020 8891 7329 and Policy & Design 020 8891 7322

