

**A Guidance Note for Architects**

# **Waste and Recycling Storage Requirements**

**For Commercial and Residential Premises  
in the London Borough of Merton**



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# **1. Introduction**

As the local planning authority London Borough of Merton (LBM) looks at arrangements for waste storage as part of its consideration of developments in line with policies in Merton's Local Plan and the London Plan. LBM also has extensive powers under the Environmental Protection Act 1990 and Building Regulations 2010 under which most aspects of waste storage and control are enforced. It is therefore essential for developers to consult with LBM about the amount of room required for waste and recycling within the development.

This document gives a guide to the waste and recycling services provided by LBM and should be used as a code of practice for methods of storage, collection, segregation of recyclable or reusable materials from residential and non-residential developments.

Detailed plans including waste storage proposals must be submitted to:

**Development Control,  
London Borough of Merton,  
Merton Civic Centre,  
London Road,  
Morden, Surrey, SM4 5DX  
020 8545 3777**

This phone line is open Monday to Friday, 1pm to 4pm.

Waste Services are available to advise on waste collection, storage arrangements and recycling services and are based at:

**Environment Department  
London Borough of Merton,  
Waste Services,  
63-69 Amenity Way,  
Morden, Surrey SM4 4AX**

Please call **020 8274 4902** for more details.

## **2. Relevant regulations and planning policies and guidance**

### **2.1. Building Regulations 2000 (as amended)**

Under statement H6 of the Building Regulations 2000 (as amended by SI 2001/3335)<sup>1</sup> developers are required to provide adequate, separate provision for the storage of household and commercial waste.

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<sup>1</sup> ODPM, (2002), Building Regulations 2000, H: Drainage and Waste Disposal, 2002 Edition, ODPM. ONLINE: [http://www.planningportal.gov.uk/uploads/br/BR\\_PDF\\_ADH\\_2002.pdf](http://www.planningportal.gov.uk/uploads/br/BR_PDF_ADH_2002.pdf)

## 2.2 Planning policy

London Plan (2015) Policy 5.17 'Waste Capacity' states that "*suitable waste and recycling storage facilities are required in all new developments*".

Merton's Core Planning Strategy (adopted 2011) Policy CS 17 'Waste Management' states that "*To support recycling, the council will require integrated, well-designed waste storage facilities that will include recycling facilities for all new developments where appropriate.*"

Merton's Sites and Policies Plan (adopted 2014) Policy DM R5 'Food and drink / leisure and entertainment uses' states that "*Adequate ventilation, waste disposal, litter management and crime prevention arrangements appropriate to the use and location can be provided.*"

## 2.3 General planning considerations

Applications for planning permission should include appropriate provision for the storage and collection of waste on the application site. Details of the location, size and the design of the residual waste and recycling container storage areas for each residential and commercial unit will be required with planning applications. Details of which should be included on the site layout plan.

When planning a development, redevelopment or improvement scheme, it is important to consider the following with regards to waste storage:

- Satisfactory facilities for the storage of refuse and recyclables;
- Adequate means of access for collection; location and space
- Easy and safe access for waste producers, including older persons or persons with disabilities;
- The anticipated volume of waste produced and convenience to both the user and waste collector;
- Fire risk; hygiene; aesthetics of the development; Health and Safety;
- Ease of maintenance including cleaning; lighting; robust construction;
- Ventilation; protection against animal scavenging of waste;
- Special requirements (e.g. healthcare or special wastes); Current building regulations; and prevailing traffic and parking regulations.

## **3. LBM refuse and recycling storage requirement and collection.**

Currently residential refuse and recycling are collected from street level households fortnightly.

Collection days may be affected by bank holidays so there must be enough space to store all the refuse and recycling produced over a minimum of eight days.

### 3.1 Domestic developments (buildings with less than 10 units)

Residents present their waste, dry recycling and food waste for collection at street level, at the edge of their property.

#### 3.1.1 Refuse and Recycling containers

LBM suggest that each individual house should have a dedicated storage space which is capable of holding at least all of the containers listed in Table 3.1.1.

LBM can provide wheelie bins and recycling boxes as below, please allow 4 weeks for delivery.

Capacity must also be sufficient to allow for the storage of additional recyclable or compostable materials that may be collected by LBM in the future.

Residents can also request a bulky waste collection and waste is collected from a location outside the residents' property, usually in a front garden so this may also need consideration.

**Flats above shops** are **not** given food waste recycling bins. Instead, they are provided, **free of charge**, with two rolls of **blue and purple sacks** once a year (enough for one blue and one purple bag a week) to present refuse and recycling in.

*The blue and purple sacks (yearly supply):*



**Table 3.1.1 Summary of the Containers required for the storage and presentation of household waste**

Waste Type	Containers required for storage of waste	Height (mm)	Width (mm)	Depth (mm)	
Residual waste	180litre Wheelie bin				Provided free

Paper and Card	180litre Wheelie bin				Provided free
Dry Recycling (mixed)	55 litre green box	355	510	390	Provided free
Garden	240L brown wheeled bin (or compostable paper sack if no room for bin)	1063	720	560	Chargeable
Food waste	7L indoor food caddy	234	252	229	Provided free
Food Waste	23L outdoor food bin	405	320	400	Provided free

**180L wheelie bins and 55L recycling box 1**



*The 7 litre indoor food caddy:*



*The 23 litre outdoor food bin:*



**3.2 Domestic developments (buildings with more than 10 units)**

The current policy requires for communal bins including repairs or replacement for any of the waste streams (refuse, recyclables or food waste) to be sought by managing agent/ landlords/ developers

**3.2.1 Refuse, Recycling and Food waste containers:**

Euro bins for communal refuse and recycling can be purchased from the [commercial Sales team for South London Waste Partnership](#). For purchasing information contact the council's waste services team: **020 8247 4902**. Please allow 4 weeks for delivery. Alternatively, developers can also buy their own containers, but they must be constructed to BS EN840:1997 and conform to the specifications set out in section 3.2.1.

All communal bins must be capable of being lifted by a 'comb' lift and be constructed to the British standard BS EN840: 1997<sup>2</sup>.

- *Chutes should not be included in any new domestic development for residual waste or recycling as they can create problems for the storage, segregation and collection of waste.*
- *All containers should be located within the property boundary, in suitably screened, dedicated positions. Containers must be stored on a hard surface.*
- *Container storage areas should be in a position that means residents do not have to walk more than 30 metres to dispose of their waste and recycling in accordance to Building Regulations 2002, Part H.*

There are two places from which the collection crew will empty the waste containers:

- The container storage area, and
- An agreed collection point, providing the cleaning or management staff move the containers to this location on an agreed day by 6am.

The collection vehicle shall be able to approach the container store or collection point within a maximum distance of 10 metres. There must not be any obstacles in the area between the storage area and the collection vehicle. Other container collection requirements are provided in Appendix C.

**Table 3.2.1 Accepted communal residual waste and recycling containers**

Container Type	Height (mm)	Width (mm)	Depth (mm)	Height when lid is open (mm)	Floor space required (mm)	
1100L bin	1475	1250	980	2550	1450 x 1080	
660L bin	1250	1330	720	2060	1430 x 920	
360L bin	1100	880	580	1690	780 x 1080	
240L bin	1100	580	740	1500	940 x 780	
7L Indoor food caddy	234	252	229	N/A	N/A	
Outdoor metal	1298	720	850			

<sup>2</sup> British Standards Institute (1997), BS EN840: 1997 - Mobile waste containers. Safety and health requirements, British Standards Institute.

housing for food waste						
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The recycling bins advised above are for co-mingled dry recyclable materials. Signs should be attached to the refuse and recycling containers to explain what can and what cannot be put in the bins. There is also the need to provide containers for food waste. Also liaise with the south London waste partnership for more information.

An area must also be provided for residents to place bulky waste items for collection. This area should be about 10<sup>2</sup> metres, or waste items to be collected from the bin store area if there is adequate room. The storage area must be within the property.

The collection vehicles used by LBM are described in Appendix A.

*The 1100 litre steel Eurobin for communal recycling and food waste metal Housing:*



*The 7 litre indoor food caddy:*

### 3.3 General guidance – Commercial waste and recycling



It is important that the space provided within commercial developments is adequate for the volume and types of waste generated by the proposed activity of the development. Therefore, the developer must liaise with LBMs waste services team to agree the number and size of containers required by a specific development.

The commercial waste and recycling service provided by LBM is chargeable. Therefore, commercial waste and recycling can be collected as frequently as agreed with LBM. The number of containers should be maximised in order to reduce the number of collections and therefore collection vehicle traffic.

Occupiers of commercial developments do not have to use LBM to collect their waste and instead may opt to use a private waste contractor. Where the occupiers opt to use the council they will need to hire bins from the council. The dimensions of these containers provided are shown in Table 3.2.1.

Staff and other property users should not have to carry waste more than 30 meters to the store.

All commercial development must comply with clauses on Appendix A, B, & C.

Commercial developments, which generate food waste, will have to comply with the requirements of the Animal By-Products Regulations 2005<sup>3</sup>. Commercial producers of waste have a legal duty to make their own proper and environmentally sound arrangements for the storage, collection and disposal of their waste.

### **3.4 Schedule 2 Developments**

Developments that fall under Schedule 2 of The Controlled Waste Regulations 1992<sup>4</sup> will be charged by LBM for the collection of their waste and recycling. Properties affected by these regulations include student accommodation, schools, residential homes or halls used predominantly for public meetings.

The provision of storage within the development should be based on the guidance in Section 3.2 and Appendix C.

### **3.5 Mixed developments**

In mixed use developments, separate stores for residual and recycling containers must be provided for the domestic and commercial aspects of the development. Domestic and commercial waste must not be mixed together.

The provision of storage within the development should be based on the guidance in Sections 3.1 and 3.2 and Appendix C.

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<sup>3</sup> ODPM, (2005), SI 2005 2347 – Animal By-Products Regulations 2005, ODPM. ONLINE: <http://www.opsi.gov.uk/si/si2005/20052347.htm>

<sup>4</sup> ODPM, 1992, The Controlled Waste Regulations, Schedule 2, ONLINE: [http://www.opsi.gov.uk/si/si1992/Uksi\\_19920588\\_en\\_3.htm](http://www.opsi.gov.uk/si/si1992/Uksi_19920588_en_3.htm)

## **4. Useful information**

Building Research Establishment

[www.bre.co.uk](http://www.bre.co.uk): Provides advice about sustainable building.

Department of the Environment, Food and Rural Areas

<http://www.defra.gov.uk/> : Provides guidance on environmental legislation.

Envirowise: 0800 585 794

[www.envirowise.org.uk](http://www.envirowise.org.uk) : A government-funded programme for UK businesses that gives advice on, amongst others, commercial waste management.

UK Green Building Council

<http://www.ukgbc.org/site/home> :A membership organisation, which provides resources on meeting green requirements in buildings.

Local Communities and Local Government

<http://www.communities.gov.uk/corporate/> : A governmental body providing information on the Code of Sustainable Homes.

## **Appendix A – Collection vehicle dimensions**

Sufficient room should be allowed to manoeuvre and load a vehicle of the following dimensions:

- Length = 11 metres
- Width = 2.5 metres
- Height = 3.5 metres
- Turning circle = 18.0 metres

A fully laden collection vehicle will weigh approximately 26 tonnes. The access road therefore must have a road surface that is able to hold a vehicle of this size.

Overhead service cables, pipes, archways and other potential obstacles must be at least 7 metres from ground level.

Accurate technical drawings detailing the proposed route of collection vehicles around the development should be included in plans submitted to LBM.

Please note that collection vehicles should not have to reverse into access roads.

## **Appendix B - Number of containers required for domestic developments containing more than 10 units.**

To calculate the number of containers that need to be provided for a domestic development according to the number of units that it contains use the calculations provided in the table below.

The calculations are based on residual waste accounting for 50%, mixed recycling (paper, card, cartons, mixed cans and plastic bottles) accounting for 40% and glass recycling accounting for 10% of the total waste produced by one unit.

**Key**

N = Number of units being built

V = Volume of waste/ recycling generated by the development

EB = 1100L wheeled bin (or Eurobin)

WB = 240L wheeled bin

Waste Type	Calculation	No. of Units	
		Less than 25	More than 25
Residual waste	V (Volume of waste) (litres)	$V = N(\text{number units}) \times 240 \times 0.50$	$V = N(\text{number units}) \times 240 \times 0.50$
	1100 litre bins (EB) required – Eurobin	$EB = V / 1100$	$EB = V / 1100$
	240 litre bins (WB) required - Wheeliebin	$WB = V / 240$	N/A
Mixed Recycling	V (Volume of waste) (litres)	$V = N \times 240 \times 0.50$	$V = N \times 240 \times 0.50$
	1100 litre bins (EB) required	$EB = V / 1100$	$EB = V / 1100$
	240 litre bins (WB) required	$WB = V / 240$	N/A

**Appendix C – Additional guidance for external storage areas and container collections for domestic properties (buildings with more than 10 units) and commercial developments**

**External Storage areas for containers**

Developers should consider the following guidance when designing container stores:

- In designing facilities, the principles in BS 5906:1980<sup>5</sup> (The code of practice for storage and on-site treatment of solid waste from buildings) or any successor standard must be applied.
- Container storage areas should be in a position that is mutually convenient and easily accessible for the occupants and the collection crew.
- The design of storage areas should include hard, smooth, continuous surfaces to allow for the easy removal of the containers.
- There should be at least 1.55m clearance across the doorways (including the thickness of the doors) for the movement of an 1100L bin and a clearance of 1.20m for the movement of a 240L bin.

<sup>5</sup> British Standards Institute, (1980), BS 5906:1980<sup>5</sup> (The code of practice for storage and on-site treatment of solid waste from buildings) ONLINE: <http://www.bsonline.bsi-global.com/server/index.jsp>

- Where there are separate storage areas for residual waste and recycling, the recycling store should be the easiest to access (e.g. closest, least restricted access etc.).
- If containers are to be located in the open then ideally this area will include a fence or wall on at least three sides.
- If containers are to be located in a shed or cupboard then adequate ventilation must be provided together with electric lighting controlled by a local switch.
- Containers should be located away from windows and ventilators, to avoid any nuisance odours entering the premises.
- All locks must be a standard 'Fire Brigade' pattern to allow access for the fire brigade.
- There must be space available to wash down container areas at intervals and a local hose point should be provided with suitable drainage.

### **Container Collection**

Developers should consider the following guidance when selecting a collection point within the development:

- It should not be assumed that collection crews are able to carry keys, codes or electronic fobs during the collection. However, arrangements can be made for this when necessary, subject to approval from LBM Waste Operations Team. This must be discussed prior to the submission of plans.
- Containers must not be presented on or moved across a slope that exceeds 1:12 (in line with Part H of the Building Regulations 2002).
- Surfaces that containers need to move across shall be free from steps or other obstacles. If it is impossible to avoid steps they must incorporate a drop-kerb.
- The collection should not take place in an area that is regularly used by residents.
- Access to the domestic and commercial containers, must be possible from 06.00 hours to 22.00 hours, Monday to Saturday.
- Access should be planned so that it does not restrict the times in which domestic collections can be made due to existing or planned traffic control measures such as controlled parking zones, yellow lines, red routes, bus lanes, etc.
- A suitable crossover must be constructed over any public footway for an entrance way or road. It is essential that the access route for the residual waste vehicle is not blocked; hence there may be a need for yellow/white lines and other measures to control parking.
- Any gates or pinch points on the vehicle route to the residual waste storage area should give a minimum clearance width of 3.5m.
- After the collection is made the collection crews, management staff or cleaning staff should return the containers to storage. There should be clear responsibility for who carries out the task.