



Chantel Erlank
Administrative Officer 1

T: +27 21 400 5576 F: +27 86 576 2197
E: chantel.erlank@capetown.gov.za

Reference Number:

Date: 07 SEPTEMBER 2017
Subject: PROPOSED KING DAVID WAREHOUSING, INDUSTRIAL AND BUSINESS DEVELOPMENT ON ERF 112674, REMAINDER OF ERF 1181, MATROOSFONTEIN
Attention: CHRISPIN BARRETT

The council wishes to ensure that all new developments, require planning permission, contain suitable accommodation for the storage and disposal of waste to a licenced landfill site.

Council reserves the right to service all residential properties that falls within its boundaries for refuse removal services. In terms of the Waste Management Tariff Policy, Section 18.2.1 all residential properties are compelled to use council refuse removal services and may not use private contractors directly. Please refer to the attached Waste management tariff policy for more information. **Non-residential properties may opt to use either Council services or a private contractor directly.**

ENVIRONMENTAL IMPACT ASSESSMENTS (EIA) – CONFIRMATION OF AVAILABILITY SOLID WASTE SERVICES AND LANDFILL SITE CAPACITY: PROPOSED KING DAVID WAREHOUSING, INDUSTRIAL AND BUSINESS DEVELOPMENT ON ERF 112674, REMAINDER OF ERF 1181, MATROOSFONTEIN

WITH REFERENCE TO YOUR EMAIL DATED 29 AUGUST 2017 FROM CHRISPIN BARRETT, PLEASE SEE COMMENTS HEREUNDER:

In connection with the above proposal / development, I confirm that Solid Waste (Collections) as the Service Provider near to Matroosfontein / Cape Town Area has **NO OBJECTION** to the Proposed King David Warehousing, Industrial and Business Development and has sufficient unallocated capacity to accept and collect and dispose of all types of waste to a designated licence landfill site. A good waste management system must be in place to handle all waste generated by the activities and to mitigate against negative impact on the environment. The generation of construction waste and waste during the operation phases should be recycled on site or re used to fill up other sites and clean builders rubble can be disposed of at the nearest licenced under the guidance of the City of cape Town. Please refer to the attached disposal tariff list for more information. The waste generated by the construction personnel e.g. lunch remains and packaging etc. must be placed in approved refuse bins on site during the construction phases. The proposed development will not have any implications on the infrastructure of the area provided that the contractors identify a permitted refuse disposal site for various categories of waste and provided that a refuse room is included in the planning stages of the development for the storage of waste to the satisfaction of the Director: Solid Waste Management.

A. STANDARD BUILDING REGULATIONS: CONDITIONS FOR REMOVAL / COLLECTION OF REFUSE

Applicable to sectional title or cluster development, secured complexes, flat complex, shopping mall/centre (retail) or office complexes, factories and warehousing.

U1- PROVISION OF AREAS

Any building, excluding a dwelling house, in which refuse will be generated, shall be provided with an adequate centralised refuse room (which comply with the attached standards and guidelines for refuse storage areas). That the refuse room be provided in a position nearest to an access road (public road) and be accessible for the Council's refuse collection vehicles at all times as this vehicle and/ its crew members (Council staff) will not enter onto private property. Premises such as Places of Worship (churches, mosques and temples) and vacant land units do not require a refuse room however if the complex is large with function halls and large volumes of waste is generated or the vacant land is ear

marked for (depending on the land use/zoning status) then a refuse room may be considered at the discretion of the Director: Solid Waste Management.

Should there be an existing refuse area in use to accommodate the changes, alterations or additions to the building for the storage of bins, then this area should be utilised for any for any additional bins required for this development, or provision should be made for added space.

U2 – ACCESS TO AREA

Council's refuse collection vehicles or its staff will not enter private property, therefore the removal of domestic solid waste is effected from the kerbside of a public street. The location of any area contemplated in regulation U1 shall be of such access thereto from any street for the purpose of removing the refuse is of the satisfaction of the local authority.

B. HAZARDOUS BIOLOGICAL OR CHEMICAL WASTE

No hazardous, chemical or medical waste enters the general waste stream. Solid waste (collections) does not remove hazardous, chemical or medical waste. A private specialised waste company must be engaged for this purpose. These types of waste must be disposed of by a private specialised waste company in accordance with the minimum requirements for the handling classification and disposal of Hazardous waste (DWAR 1998) with the approval by the department of Health. The installation of cellular communications base stations does not require a refuse removal service and does not pose a health risk to the environment.

C. MINIMUM REQUIREMENTS FOR SINGLE RESIDENTIAL/RURAL UNITS – ACCESS FROM PUBLIC ROADS

- 1) **Council departmental or contracted waste collection teams will not enter private property;** therefore the removal of domestic solid waste (general waste) is effected from the kerbside of a public street. Residential units located near mountain areas or areas frequented by baboons will be issued with baboon proof bins for the storage of waste at an additional cost as determined by the Solid Waste Management. The owner/s will have to place the refuse bins on the side walk (kerbside) of a public street on the scheduled day of refuse collection. In some instances a hardened washable surface, in the road reserve, must be provided for bins depending on the number of units situated in a cull-de-sacks that exceeds 20 metres and that does not have direct access for reuse collection vehicles or flat units that have no ground floor storage facilities for the tenants located on an upper level in the building. **Please refer to the attached minimum requirements for vehicular access.**
- 2) Where the internal roads are developed as private roads and the development is designed for the purpose as private residential town house complexes, a refuse room with an embayment for refuse vehicles will have to be provided. **Please refer to the attached requirements for refuse storage areas.**
- 3) Applications by the owner/s to operate from residential existing dwelling units must make sure of all Solid Waste Services. The owner/tenant are required to place the refuse bin/s on the Kerbside (Sidewalk) of a Public Street on the Scheduled Day of Refuse Collection.
- 4) Should the owner/s make alterations or additions to the Residential Property or Subdivide the Property into 2 or more portions for residential purposes and require Additional Refuse Containers / Bins, the owner/s must liaise with the Corporate Call Centre for Solid Waste Management Enquiries on 086 010 3089 to make the necessary arrangements and place the container/s nearest to an Access Road (Public Road) on the Scheduled Day of Collection.

D. SUBDIVISION CONDITION COMPLIANCE ITO SECTION 31:

Solid Waste Conditions must be clearly stated with the Attached "Annexure A" forms to avoid delays with the clearances given by Solid Waste Management.

Yours Faithfully,



Chantel Erlank:

For the Director: Solid Waste Management