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**2025**

**Operational Waste Management Plan  
(OWMP) – Residential Development,  
Boreen Bradach, Kinnegad, Co.  
Westmeath**



**Operational Waste Management Plan (OWMP)**  
**Residential Development, Boreen Bradach, Kinnegad, Co. Westmeath**

**Document Control Sheet**

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## LRD Opinion response

The below summarises opinions raised by Westmeath County Council (WMCC) after the LRD Stage 2 meeting and our response to these items

Opinion / Recommendation	ORS Response
<b>7.EIA and AA</b>	
An EIAR Screening Report and Appropriate Assessment Screening Report with Natura Impact Statement, if required, to accompany any future planning application.	Both documents have been prepared and are submitted with this planning application as: EIA Screening Report.pdf (Ref: 241139-ORS-XX-XX-RP-EN-13d-001), and AA Screening Assessment.pdf (Ref: 241139-ORS-XX-XX-RP-EN-13d-008.pdf).
<b>8.Other Matters</b>	
Applicant to submit details in respect of the following:	
(i) All survey reports as noted in the Ecological impact Assessment such as the Bat Survey, Invasive Species, etc.	The Ecological Impact Assessment (EcIA.pdf - Ref: 241139-ORS-XX-XX-RP-EN-13d-007) addresses the detailed surveys conducted on the site as presented in Section 4 - Results. Invasive Species Survey can be found in the Section 4.3.1, page 23 of the EcIA, and the Preliminary Bat Roost Potential survey had its results included in Appendix B of the EcIA report.
(ii) A Construction and Environmental Management Plan (CEMP) to include a full tabled list of mitigation measures. Mitigation measures identified in the Ecological Impact Assessment, Invasive Species Report and any other reports submitted with any future application should be included in the CEMP.	The Construction and Environmental Management Plan (CEMP.pdf) has been prepared by ORS, 2025 (Ref: 241139-ORS-XX-XX-RP-EN-13d-002) for the construction phase of the development. Section 4 - Environmental Management Plan summarises the mitigation measures and incorporates the proposed measures contained in the following reports: Arboricultural Impact Assessment, by John Morris Arboricultural Consultancy Ltd, 2025 (Ref: 24-398-04) Invasive Species Survey Report, by ORS - 2025 (Ref: 241139-ORS-XX-XX-RP-EN-13d-005) Noise Impact Assessment, by Amplitude Acoustics, 2025 (Ref: D240912RP1) Ecological Impact Assessment, by ORS - 2025 (EcIA.pdf - Ref: 241139-ORS-XX-XX-RP-EN-13d-007) Archaeological Assessment Report, by IAC, 2025 (Ref: IAC Project J4402.pdf) Appendix B of the CEMP presents the Schedule of Mitigation Measures
(iii) A Noise Impact Assessment Report which assesses the existing noise impact (mainly traffic) on the proposed residential development. Reference should be made to the	Amplitude Acoustics were commissioned to undertake a Noise Impact Assessment for the proposed development, resulting in a report NIA.pdf (Ref: D240912RP1) which accompanies this planning application. The report takes into account the Westmeath Noise Action Plan 2024-2028 and the WHO Guidelines for noise impacts at construction stage.



Westmeath County Council Noise Action Plan 2024-2028 and the World Health Organisation Guidelines.	
(iv) A Construction and Demolition Resource Waste Management Plan for the proposed development.	A RWMP was carried out by ORS, 2025 (Ref: 241139-ORS-XX-XX-RP-EN-13d-003) and accompanies this planning application
(v) An Operational Waste Management Plan for the proposed development .	An OWMP has been prepared by ORS - 2025 - for the operational phase of the proposed development - OWMP.pdf (ref: 241139-ORS-XX-XX-RP-EN-13d-004) and accompanies this planning application. It also includes details and drawings of a 3-bin waste/compost/recycling facility for the Creche site.
(vi) A Site-Specific Flood Risk Assessment.	ORS 2025 has produced a Site-Specific Flood Risk Assessment - SSFRA.pdf (Ref: 241139-ORS-XX-XX-RP-EN-13d-009) for the development and is presented within the documentation which accompanies this planning application. It concludes that the Site is classified as Flood Zone C, and, therefore no justification test is required and it is not expected that its construction will increase the area flood risk. The proposed development is not exposed to any flood risk.
(vii) An updated Ecological report which considers all boundaries, trees and hedgerows located on site.	An updated Ecological Impact Assessment (EclA.pdf - Ref: 241139-ORS-XX-XX-RP-EN-13d-007) is submitted with the planning application documentation and takes into account all boundaries, trees and hedgerows on the site.

# 1 Introduction

This Operational Waste Management Plan (OWMP) has been prepared by ORS on behalf of *Corcom Enterprises LTD* for a Large-Scale Residential Development (LRD) on a site at Boreen Bradach, Kinnegad, Co. Westmeath.

The proposed development (herein “the Development”) will comprise a Large-Scale Residential Development (LRD) on a site at Boreen Bradach, Kinnegad, Co. Westmeath. The development will comprise 129 no. houses (1 bed, 2 beds, 3 beds and 4 beds) and the provision of a crèche facility. Provision of car, cycle and motorbike parking. Provision of a new vehicular access and additional pedestrian/cyclist access from L-5014 (Boreen Bradach Road) and associated upgrades to the local road. All associated site development works and services provision, bin stores, residential private open space, public open space, substation, boundary treatments, landscaping and all associated site development works.

## 1.1 Objective

The objective of the OWMP is to provide a strategy for storage, handling, collection, and transport of the wastes generated, and to ensure maximum recycling, reuse, and recovery of waste with diversion from landfill, wherever possible.

This OWMP has been prepared to ensure all waste management during the operational phase of the proposed development is conducted in line with current legal and industry standards.

- Waste Management Act 1996 as amended,
- Protection of the Environment Act 2003 as amended,
- Litter Pollution Act 1997 as amended,
- Eastern-Midlands Region Waste Management Plan 2015 - 2021,
- County Westmeath Waste Management (Segregation, Storage and Presentation of Household and Commercial Waste) Bye-Laws 2019, and
- British Standards BS 5906:2005 Waste Management in Buildings – Code of Practice.

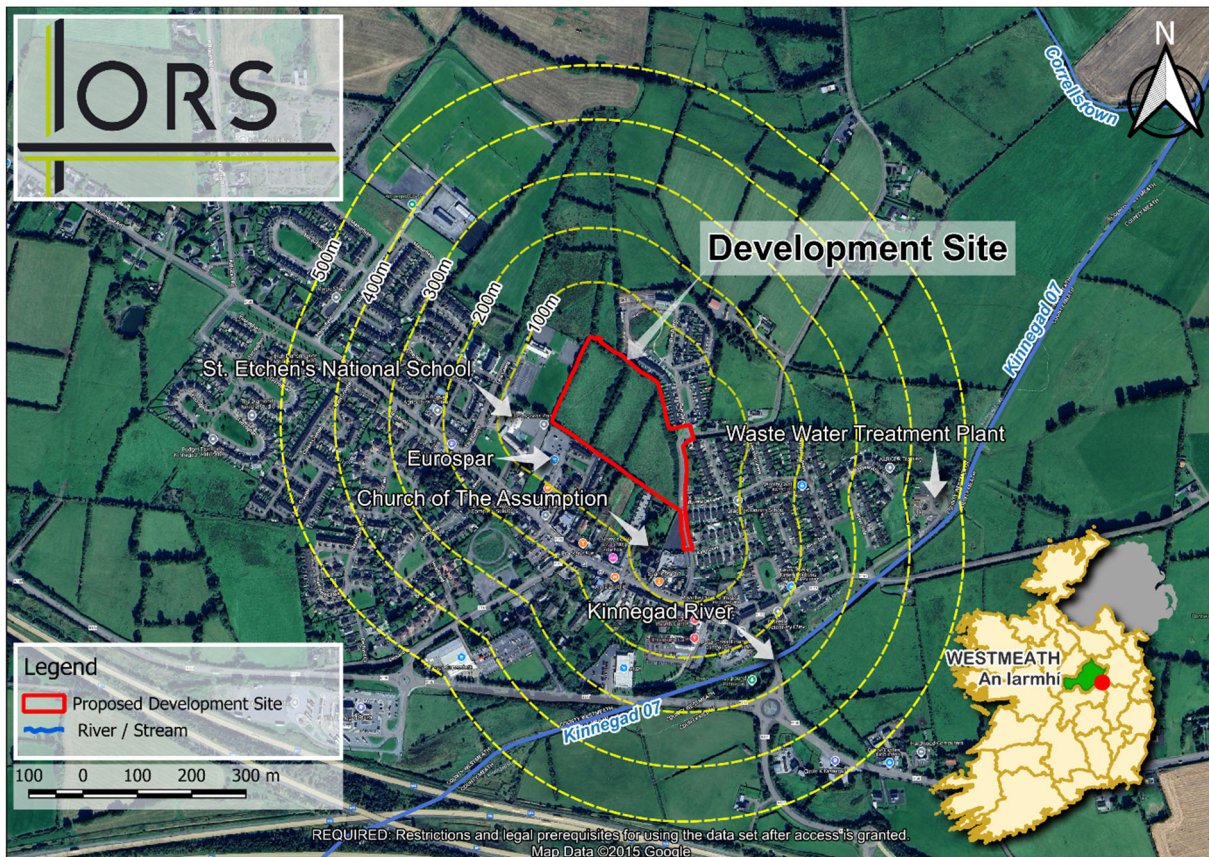
It is the responsibility of each individual owner and/or property management company (where used) to ensure the OWMP is implemented within the housing unit(s) they own and/or manage.

## 1.2 Site Location

The Proposed Development Site (hereafter “the Site”) is located to the north of the urban area of Kinnegad, in a Consolidation Site zoned land. The Site is facing the L5014 (Boreen Bradach Road), which connects the Killucan Road to the Kinnegad’s Main St (R161). The North side of the Site is occupied by Agricultural land and there are a number of dwellings adjacent to this side, in the Northeast limit of the Site. The Correllstown River. occurs ca. 1.0km NE of the site. Some housing estates occurs along the eastern site boundary. To the East, ca. 450m, there is a wastewater treatment plant adjacent to the Kinnegad River. The southern Side of the site is adjacent to urban lands and a variety of buildings including Church of the Assumption, a hotel,

a commercial complex, some dwellings, and a primary school. All of these buildings face Main Street and the St Etchen's Court. In this direction, Kinnegad River is *ca.* 250m SE of the Development boundary. To the west there is the aforementioned primary school. A complex of football courts is *ca.* 300m NW from the Site. Additional housing estates occur after *ca.* 215m to the West.

The Site location can be seen in **Figure 1.1** below.



**Figure 1.1** - Site location and environs (Map Data © Google, adapted by ORS, 2025)



## 2 Overview of Waste Management in Ireland

### 2.1 National Waste Legislation

The primary legislative instruments that govern waste management in Ireland are:

- Environmental Protection Act 1992 (No. 7 of 1992) as amended
- Waste Management Act 1996 (No. 10 of 1996) as amended
- Waste Management (Planning) Regulations 1997 (S.I No. 137 of 1997)
- Litter Pollution Act 1997 (No. 12 of 1997) as amended
- Waste Management (Hazardous Waste) Regulations 1998 (S.I No 163 of 1998) as amended
- Waste Management (Movement of Hazardous Waste) Regulations 1998 (S.I No. 147 of 1998)
- Planning and Development Act 2000 (No. 30 of 2000) as amended.
- Waste Management (Licensing) Regulations 2004 (S.I No. 395 of 2004) as amended
- Waste Management (Shipments of Waste) Regulations 2007 (S.I No. 419 of 2007) as amended
- European Communities (Waste Directive) Regulations 2011 (SI 126 of 2011) as amended
- Waste Management (Collection Permit) Regulations (S.I No. 820 of 2007) as amended
- Waste Management (Facility Permit and Registration) Regulations 2007 (S.I No. 821 of 2007) as amended
- Waste Management (Food Waste) Regulations 2009 (S.I 508 of 2009) as amended
- European Union (Waste Electrical and Electronic Equipment) Regulations 2014 (S.I No. 149 of 2014)
- European Union (Batteries and Accumulators) Regulations 2014 (S.I No. 283 of 2014) as amended
- Waste Management (Packaging) Regulations 2014 (S.I 282 of 2014) as amended
- Waste Management (Landfill Levy) Regulations 2015 (S.I No. 189 of 2015)
- European Union (Household Food Waste and Bio-waste) Regulation 2015 (S.I No. 191 of 2015)

### 2.2 National Waste Policy

European Union (EU) legislation, the EU Circular Economy Action Plan, the European Green Deal and UN Sustainable Development Goals are the primary drivers of change in relation to waste management policy in Ireland.

Waste policies are centered around the EU waste hierarchy model (**Figure 2.1**) which focuses on a tiered system for waste management, these include prevention and minimisation, reuse, recycling, recovery, and disposal. The objective of the waste hierarchy is to promote a circular economy and prevent waste from going for incineration/landfill.

## Waste hierarchy



**Figure 2.1** - EU Waste Hierarchy Model

Municipal waste or Municipal Solid Waste (MSW) is the waste produced in households, and similar waste produced by businesses. Typically, this waste is collected at kerbside and back door or brought directly to bring banks or civic amenity sites. MSW only amounts to *ca.* 10% of the waste generated in the EU, but it is complex to manage because it is comprised of a number of streams such as general waste, mixed dry recycling, and organic waste, and it has a large number of producers.

The management of MSW in Ireland has evolved significantly since the *Waste Management Act* was introduced in 1996. In more recent years, government policy has focused on waste as a resource. Ireland's national waste policy was reviewed in 2020 to strengthen the focus on the circular economy and *A Waste Action Plan for a Circular Economy: Ireland's National Waste Policy 2020-2025* was published in September 2020 and updated in September 2021. It contains over 200 measures across various areas including the circular economy, municipal waste, consumer protection and citizen engagement, plastics and packaging waste, construction and demolition waste, textiles, green public procurement, and waste enforcement.

### 2.3 National Planning Guidelines

The *Sustainable Residential Development and Compact Settlements Guidelines for Planning Authorities* published by the Department of Housing, Planning and Local Government in January 2024, set out policy and guidance in relation to the planning and development of urban and rural settlements, with a focus on sustainable residential development and the creation of compact settlements.

Section 5.3.6 of the aforementioned guideline outlines the Standards for the Operation and Management of the Development, including the due waste management:

- **5.3.6** *For developments that include multi-unit and compact housing blocks, communal facilities such as refuse storage areas should be provided in open spaces that will not be taken in charge. Planning applications should include an operational management plan that sets out details of the long-term management and maintenance of the scheme. The plan should address provisions made for the storage and collection of waste materials in residential schemes, particularly where there are reduced areas of private outdoor space. Communal refuse facilities shall be accessible to each housing unit and designed with regard to the projected level of waste generation and types and quantities of receptacles required.*

The *Sustainable Urban Housing Design Standards for New Apartments: Guidelines for Planning Authorities* published by the Department of Housing, Planning and Local Government in July 2023 set out guidelines for waste storage in apartment developments. The guidelines state that provision shall be made for the storage and collection of waste materials in apartment schemes.

Refuse facilities shall be accessible to each apartment stair/lift core and designed with regard to the projected level of waste generation and types and quantities of receptacles required. Within apartments, there should be adequate provision for the temporary storage of segregated materials prior to deposition in communal waste storage and in-sink macerators are discouraged as they place a burden on drainage systems.

As this is a large residential development, some of the recommendations of these guidelines can be observed, adapted and applied to the current case, where possible and feasible, such as:

- Sufficient communal storage area to satisfy the three-bin system for the collection of mixed dry recyclables, organic waste, and residual waste.
- In larger apartment schemes, consideration should also be given to the provision of separate collection facilities for other recyclables such as glass and plastics.
- Waste storage areas must be adequately ventilated to minimise odours and potential nuisance from vermin/flies and taking account the avoidance of nuisance for habitable rooms nearby.
- Provision in the layout for sufficient access for waste collectors, proximity of, or ease of access to, waste storage areas from individual apartments, including access for disabled persons.
- Waste storage areas should not present any safety risks to users and should be well-lit.
- Waste storage areas should not be on the public street and should not be visible to or accessible by the public. Appropriate visual screening should be provided, particularly in the vicinity of apartment buildings.
- Waste storage areas in basement car parks should be avoided where possible, but where provided, must ensure adequate manoeuvring space for collection vehicles.
- The capacity for washing down waste storage areas, with wastewater discharging to the sewer.



## 2.4 National Waste Statistics

Since 1998, the Environmental Protection Agency (EPA) has produced periodic National Waste Database Reports that detail estimates for household and commercial waste generation in Ireland and the level of recycling, recovery, and disposal of these materials. In the most recent EPA waste data release in December 2024 (latest reference year 2022) the following trends were recorded:

**Generated** – Ireland generated 3.19 million tonnes of municipal waste in 2022, relatively unchanged to the 3.17 million tonnes generated in 2021, and recycled 41% of it. Of the total amount, 55% came from households and 45% from commercial sources.

**Managed** – Some 1.3 million tonnes of municipal waste generated in Ireland was recycled in 2022, resulting in a recycling rate of 41%. The large increase of composted/anaerobically digested biowaste from 2020 is mainly due to a change in our way of estimating home composting and 14% was landfilled.

**Unmanaged** – Waste that is not collected or brought to a waste facility and is therefore likely to cause pollution in the environment because it is burned, buried, or dumped. An estimated further 36,970 tonnes of municipal waste was unmanaged in Ireland in 2022.

**Recovered** – The amount of waste recycled, used as a fuel in incinerators, or used to cover landfilled waste. Ireland is heavily reliant on export markets for final treatment of municipal waste. In 2022, some 1.36 million tonnes representing 43% of Ireland's municipal waste was exported, the tonnage had a marginal increase on the 42% achieved in 2021. An estimated 39% (1.2 million tonnes) of all municipal waste managed was exported abroad in 2022, equal to the 39% in 2021. Of the waste exported, most went for material recycling (48%) or energy recovery (39%) while 11% went for composting or anaerobic digestion.

**Recycled** – The waste broken down and used to make new items. Recycling also includes the breakdown of food and garden waste to make compost. Ireland's municipal waste recycling rate was at 41% in 2022 (26% Material Recycling + 16% Composting/AD), which is the same as 2021.

**Disposed** – Ireland's landfill rate for municipal waste managed was 15% in 2022. This is a 1% decrease from 2021's rate of 16%.

## 2.5 Regional Policy

For the purposes of waste management planning, Ireland is divided into three regions: Southern, Eastern-Midlands, Connacht-Ulster. The application site is located in the Eastern-Midlands Region. The Region has 12 constituent local authorities, stretching from Dublin in the east, Louth to the north and Wicklow to the south. The Region covers both urban and rural areas with a population of approximately 2.2 million with an 80 / 20 split dominated by the Dublin which has the largest population and highest economic activity in the region and nationally.

### **2.5.1 Eastern-Midlands Region Waste Management Plan 2015-2021**

The Eastern-Midlands Region Waste Management Plan (EMRWMP) 2015-2021 is the most recent plan published for the region. It is the framework for the prevention and management of waste in a safe and sustainable manner.

The EMRWMP set out three strategic targets for waste management for the region:

1. A 1% reduction per annum in the quantity of household waste generated per capita over the period of the plan.
2. A recycling rate of 50% of Managed Municipal Waste by 2020.
3. To Reduce to 0% the direct disposal of unprocessed residual municipal waste to landfill (from 2016 onwards) in favour of higher value pre-treatment processes and indigenous recovery practices.

The plan contains a comprehensive list of policies to achieve the overarching strategy and targets of the plan. Some of the key measures for local authorities and industry contained in the plan can be summarised as follows:

- Commit to a minimum expenditure on waste prevention activities each year.
- Encourage more reuse and repair activities in the region, particularly at civic amenity facilities.
- Ensure sufficient staff and financial resources are in place to implement prevention, resource efficiency and enforcement programmes.
- Deliver communication, awareness and on the ground activities which lead to a lasting change in the behaviours of citizens and businesses towards their wastes.
- Increase the level of source-segregated kerbside collections in the region, with a strong focus on ensuring that a three-bin system becomes commonplace at household and commercial levels.
- Implement and regulate the new national pay-by-weight charging system which is due to come into force.
- Enforce the regulations related to household and commercial waste to tackle the problem of unmanaged waste and other issues.
- Plan and develop higher quality waste treatment infrastructure including new reprocessing biological treatment, thermal recovery, and pre-treatment facilities.
- Grow the biological treatment sector, in particular composting and anaerobic digestion, by supporting the development of new facilities.
- Support the development of thermal recovery in the region which meets the needs of the region and the State in reducing the export of residual wastes for treatment abroad.
- Ensure existing and future waste facilities do not impact on environmentally sensitive sites through proper assessments and siting; and
- Grow the waste management sector into a prosperous and sustainable industry which creates and maintains healthy employment.

## 2.6 Local Policy

### 2.6.1 Westmeath County Development Management Standard

The proposed development is located in the Local Authority area of Westmeath County Council. Council waste management policy is based on the EU Waste Hierarchy of prevention, preparing for reuse, recycling, energy recovery and sustainable disposal.

The development management standards for County Westmeath are described in the Westmeath County Development Plan 2021-2027. **Chapter 10 - Transport, Infrastructure And Energy**, which outlines policies in line with Westmeath County Council waste management objectives, is the most relevant chapter to this report. Policies relevant to the proposed development include:

- **CPO 10.122** Support the implementation of the Eastern Midlands Region Waste Management Plan 2015-2021 and any updates made thereto.
- **CPO 10.123** Encourage and support waste prevention, minimisation, reuse, recycling and recovery as methods of managing waste.
- **CPO 10.124** Facilitate the transition from a waste management economy to a green circular economy to increase the value recovery and recirculation of resources.
- **CPO 10.125** Encourage and support the provision of separate collection of waste in accordance with the requirements of the Waste Management (Food Waste) Regulations 2009, the Waste Framework Directive Regulations, 2011, Household Food Waste Regs (European Union( Household Food Waste & Bi-waste) Regulations 2015 and also the Westmeath County Council (Segregation, Storage and Presentation of Household and Commercial Waste) Bye-Laws, 2019 and other relevant legislation
- **CPO 10.126** Promote and facilitate communities to become involved in environmental awareness activities and community-based recycling initiatives or environmental management initiatives that will lead to local sustainable waste management practices.
- **CPO 10.127** Ensure that the Council fulfills its duties under the Waste Management (certification of historic unlicensed waste disposal and recovery activity) Regulations 2008 (S.I. No 524 of 2008), including those in relation to the identification and registration of closed landfills.
- **CPO 10.128** Support the re-use of former landfill sites in the County for parklands, recreational, nature conservation and/or low carbon or renewable energy use, subject to compliance with all legislative and regulatory requirements. Facilitate and support the regeneration of closed landfill sites in Westmeath. Any application for the reuse of former landfill sites will require a Masterplan to be prepared to include the following elements:
  - Evaluation of the setting of the site.
  - Risk Assessment.
  - Detailed proposal for the after-use of the site.
  - Review of all legislative and regulatory requirements in relation to the remediation of the site.
  - Consultation with the EPA or other relevant statutory agencies.



- Assessment of the social and economic benefits of the re-use of the site
- Analysis of public engagement undertaken.
- A “site manual” detailing landfill engineering features and pollution control systems.
- **CPO 10.129** Promote and encourage the objectives of the ‘Eastern Midlands Region Waste Management Plan 2015-2021’ (or any subsequent plan) regarding the remediating of historic closed landfills prioritising actions to those sites which are the highest risk to the environment and human health. Any future development of lands incorporating historic closed landfills shall take full consideration of the environmental sensitivities of the local site and follow the national code of practice for assessment and remediation of such sites. This may include obtaining an appropriate authorisation from the EPA to regulate the proposed remediation.

The **Chapter 16 - Development Management Standards** of the plan outlines some other relevant policies to the proposed development which concerns to waste management such as:

From Section 16.3.1 Design, Layout & Housing Mix Development Management Standards Policy Objectives - Design, Layout & Housing Mix

- **CPO 16.22** Refuse Storage
  - All residential developments should provide satisfactory waste storage including provision for segregation of waste materials in an accessible, convenient and visually unobtrusive manner. Where communal refuse storage is required, the collection point for refuse should be accessible both to the external collector and to the resident and be secured against illegal dumping by non-residents.
  - Refuse storage areas should not be located immediately adjacent to the front door or ground floor window, unless adequate screened alcoves or other such mitigation measures are provided.

And from Section 16.3.6 Home-Based Economic Activity (HBEA), Development Management Standards Policy Objectives - Home-Based Economic Activity

- **CPO 16.31** Consider the following criteria when assessing development proposals:
  - ⋮
  - Arrangements for storage and collection of waste. (Materials used or goods manufactured, serviced or repaired in the home-based business must be stored within a building).

Concerning Climate Change, the section 16.13 Climate, Development Management Standards Policy Objectives – Climate, it’s presented the following objectives to waste management:

- **CPO 16.61** Assess applications for development, having consideration to any national guidelines and criteria set out under the sub-headings below in respect of sustainable building practices and renewable energy that serve to reduce energy demand, reduce greenhouse gas emissions and address the necessity of adaptation to climate change in accordance with national and regional policy.

All new development proposals will be required to include measures that incorporate sustainable building practices in accordance with the following criteria:

Low Energy Buildings:

- Promotes sustainable waste behaviour in new and existing developments.

## **2.6.2 Westmeath Council Waste Management Bye-Laws 2019**

Westmeath County Council has adopted Bye-laws for the segregation, storage and presentation of household and commercial waste within the County at its January monthly meeting held on 28<sup>th</sup> January 2019. The commencement date for these Bye-laws was Friday 1<sup>st</sup> March 2019.

These Bye-Laws make provision for the imposition of a fixed payment in respect of a contravention of a Bye-Law as an alternative to a prosecution, as provided for in Section 206 of the Local Government Act 2001.

The main provisions of the bye-laws are:

### **2. Obligation to participate in a waste collection service**

- a) Subject to paragraph (b), household kerbside waste that arises from the premises where such waste is produced shall not be presented to any person other than to an authorised waste collector.
  - i) Paragraph (a) does not apply where such waste:
    - ii) is deposited in an appropriate waste container provided under a contract by an authorised waste collector to another person for the management of that waste and where that other person has consented to the receipt of that waste, or
- b) is delivered directly by the holder to an authorised waste facility.
- c) Documentary evidence, such as receipts, statements or other proof of payment, demonstrating compliance with this bye-law shall be presented to an authorised person within a time specified in a written request from either that person or from another authorised person employed by Westmeath County Council.

### **3. Maintenance and Management of Waste Containers**

Containers used for the presentation of kerbside waste shall be maintained in such condition and state of repair that the waste placed therein will not be a source of nuisance or litter. Waste shall not be presented in a container where:

- a) the wheels or lid have been removed or damaged to such an extent that it is not able to contain the waste without spillage,
- b) is otherwise unfit for the purpose for which it was designed, or
- c) is not capable of being conveniently emptied.

### **4. Location for container storage**

Other than on the day before and on the designated waste collection day, containers used for the presentation of kerbside waste shall be held within the curtilage of the premises where the

waste is produced. They shall not be stored on a roadway, footway, footpath or any other public place unless the location has been expressly authorised in writing by an authorised person.

#### **5. Use of Waste Containers on Collection Day**

- a) Subject to paragraph (b), household kerbside waste shall only be presented for collection in an appropriate waste container. The container shall not be over-loaded and the lid shall be securely closed. No waste shall be presented on the top of the lid or adjacent to the waste container.
- b) Paragraph (a) shall not apply where waste is collected in bags or sacks in an area designated by Westmeath County Council as a designated bag collection area.

#### **6. Collection Times and Container Removal**

This regulation is intentionally blank.

#### **7. Prohibited Waste Types**

Household waste that comprises hazardous waste or waste electrical and electronic equipment shall not be placed in a waste container for kerbside collection.

#### **8. Segregation of Household Waste and Contamination Prevention**

- a) Household kerbside waste shall be segregated into residual household kerbside waste and recyclable household kerbside waste, with these fractions being stored separately. Any such separated recyclable waste shall not be deposited into a container designated for residual household kerbside waste and no such residual waste shall be deposited into a container designated for recyclable household kerbside waste.
- b) Neither recyclable household kerbside waste nor food waste arising from households shall be contaminated with any other type of waste before or after it has been segregated

#### **9. Additional Provisions for Householders not availing of a Kerbside Collection Service**

Where an occupier of a dwelling is not participating in a household kerbside waste collection service, that person shall ensure that:

- a) recyclable household kerbside waste segregated in compliance with bye-law 8 is taken to an authorised waste facility and is deposited there in a manner that allows it to be recycled or otherwise recovered,
- b) residual household kerbside waste segregated in compliance with bye-law 8 is taken to an authorised waste facility, and
- c) documentation, including receipts, is obtained and retained for a period of no less than one year to provide proof that any waste removed from the premises has been managed in a manner that conforms to these bye-laws, to the Waste Management Act and, where such legislation is applicable to that person, to the European Union (Household Food Waste and Bio-Waste) Regulations 2015.

Documentation required to be obtained and retained by this bye-law, or copies of it, shall be presented to an authorised person within a time period specified in a written request from either that person or from another authorised person employed by Westmeath County Council.



## **10. Provisions affecting Multi-user Buildings, Apartment Blocks, etc**

A management company, or another person if there is no such company, who exercises control and supervision of residential and/or commercial activities in multi-unit developments, mixed-use developments, flats or apartment blocks, combined living/working spaces or other similar complexes shall ensure that:

- a) separate receptacles of adequate size and number are provided for the proper segregation, storage and collection of recyclable household kerbside waste and residual household kerbside waste,
- b) additional receptacles are provided for the segregation, storage and collection of food waste where this practice is a requirement of the national legislation on food waste,
- c) the receptacles referred to in paragraphs (a) and (b) are located both within any individual apartment and at the place where waste is stored prior to its collection,
- d) any place where waste is to be stored prior to collection is secure, accessible at all times by tenants and other occupiers and is not accessible by any other person other than an authorised waste collector,
- e) written information is provided to each tenant or other occupier about the arrangements for waste separation, segregation, storage and presentation prior to collection,
- f) an authorised waste collector is engaged to service the receptacles referred to in this section of these bye-laws, with documentary evidence, such as receipts, statements or other proof of payment, demonstrating the existence of this engagement being retained for a period of no less than two years. Such evidence shall be presented to an authorised person within a time specified in a written request from either that person or from another authorised person employed by Westmeath County Council,
- g) receptacles for kerbside waste are presented for collection on the designated waste collection day,
- h) adequate access and egress onto and from the premises by waste collection vehicles is maintained.

## **11. Interference with Orderly Waste Collection**

- a) Employees of an authorised waste collector or of Westmeath County Council involved in the removal of waste shall not be wilfully obstructed, disturbed, interrupted or otherwise interfered with in the course of their engagement in waste collection.
- b) Unless the following activities have been subject to approval by the authorised waste collector responsible for the container, a microchip attached to an appropriate waste container or any non-time expired identification mark, badge, label, tag, disc or other thing attached to that container or to a refuse bag or to another container shall not be removed, damaged, destroyed, tampered with or otherwise rendered inoperative.
- c) Waste stored or presented for the purposes of collection shall not be:
  - i) supplemented by waste added by another person unless that person has been authorised to do so by the person storing or, as the case may be, presenting the container of waste for collection,
  - ii) otherwise interfered with by another person.
- d) Waste shall not be deposited into a refuse collection vehicle by any person other than by an employee of an authorised waste collector or a local authority.

## **12. Additional Provisions for Commercial Waste**

Commercial waste shall not be deposited at any bring facility provided by or on behalf of

Westmeath County Council.

The Bye-Laws define "*recyclable household kerbside waste*" to mean the fraction of household kerbside waste that comprises recyclable household waste and which includes the materials set out in in **Table 2.1**.

**Table 2.1** - Schedule 1 - Recyclable Kerbside Waste

<b>SCHEDULE 1. Recyclable Kerbside Waste</b>		
<b>Paper</b>	<b>Aluminium Cans</b>	<b>Plastic Bottles (PET 1)</b>
Newspapers	Drink cans	Mineral bottles
Magazines	Soda & beer cans	Water bottles
Junk mail		Mouthwash bottles
Envelopes	<b>Steel cans</b>	Salad dressing bottles
Paper	Pet food cans	
Phone books	Food cans	<b>Plastic Bottles (HDPE2)</b>
Catalogues	Biscuit tins	Milk bottles
Tissue boxes	Soup tins	Juice bottles
Sugar bags		Cosmetic bottles
Calendars	<b>Cardboard</b>	Shampoo bottles
Diaries	Food boxes	Household cleaning bottles
letters	Cereal boxes	laundry detergent bottles
Computer paper	Kitchen towel tubes	Window cleaning bottles
Used beverage & juice cartons	Parcel boxes	Bathroom bottles
Milk cartons		
Egg boxes	<b>Plastic Pots, Trays &amp; Tubs</b>	
Holiday brochures	Yogurt pots	
Paper potato bag	Margarine tubs	
	Rigid food trays	
	Liquid soap containers	
	Fruit trays/cartons	

### 2.6.3 Local Waste Management Services

There are a number of waste contractors operating in the Westmeath area who are permitted to collect waste. Details of waste collection permits (granted, pending, and withdrawn) for the Region are available from the National Waste Collection Permit Office ([NWCPO](#)). A copy of all waste licences issued are available from the Environmental Protection Agency ([EPA](#)).

### 3 Proposed Development

The development will comprise a Large-Scale Residential Development (LRD) on a site at Boreen Bradach, Kinnegad, Co. Westmeath. The Development is for 129 No. residential units consisting of residential dwellings, made up of 1 bed, 2 beds, 3 beds and 4 beds and the provision of 1 No. crèche facility.

The proposal includes for a new vehicular access and a new pedestrian access to the east of the site.

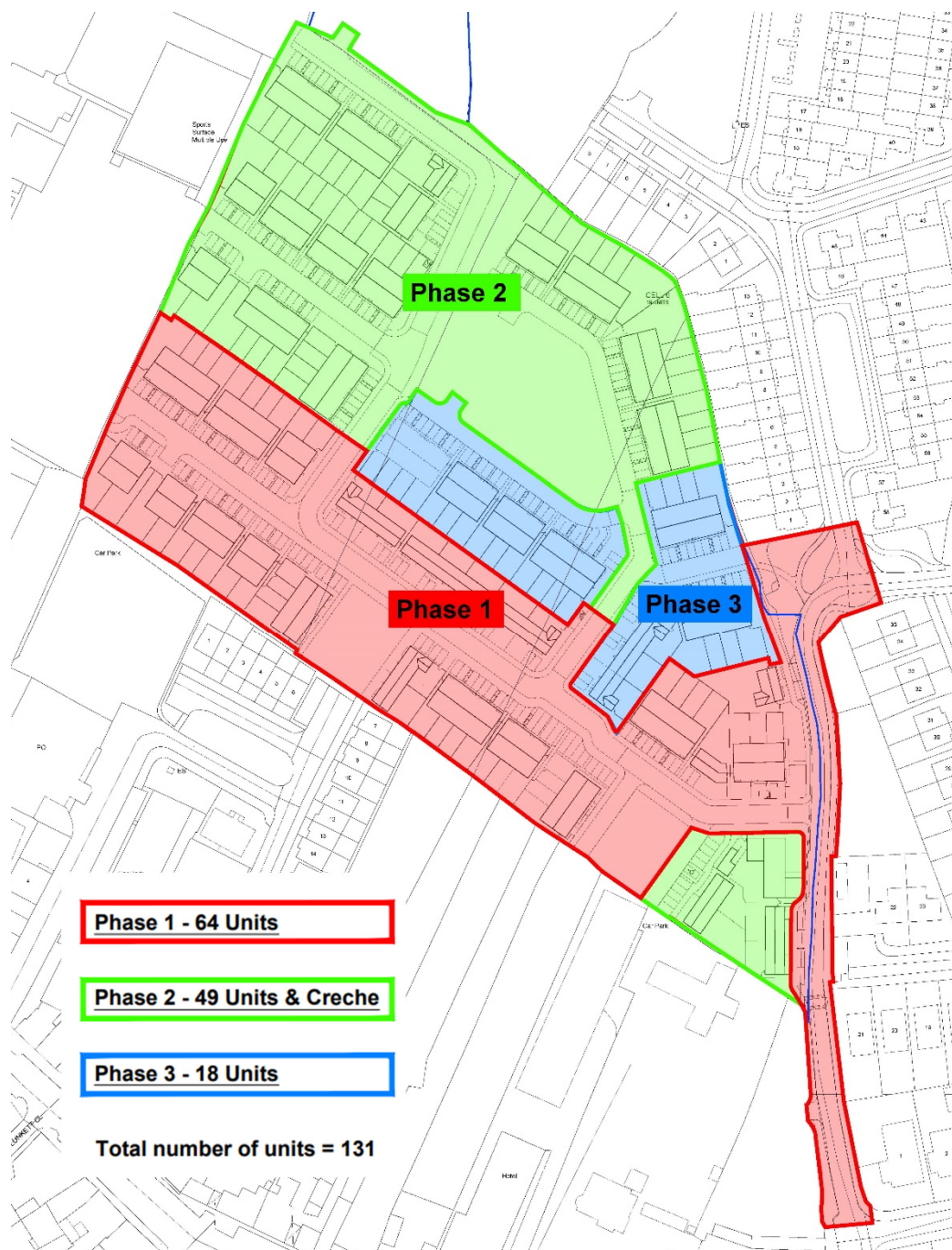
The development also includes all car and bicycle parking, bin stores, residential private open space, public open space, substation, boundary treatments, landscaping and all associated site development works.

The proposed development contain a total area of ca. 4.279ha (gross), and the development is ca. 3.774ha (Net), as illustrated in **Figure 3.1** and **Figure 3.2**.



**Figure 3.1** - Proposed Architectural Site Layout (Drawing: KIN-MCORM-AR-00-DR-P4-XX-CA1-1002.pdf - MCORM Architecture and Urban Design, adapted by ORS 2025)

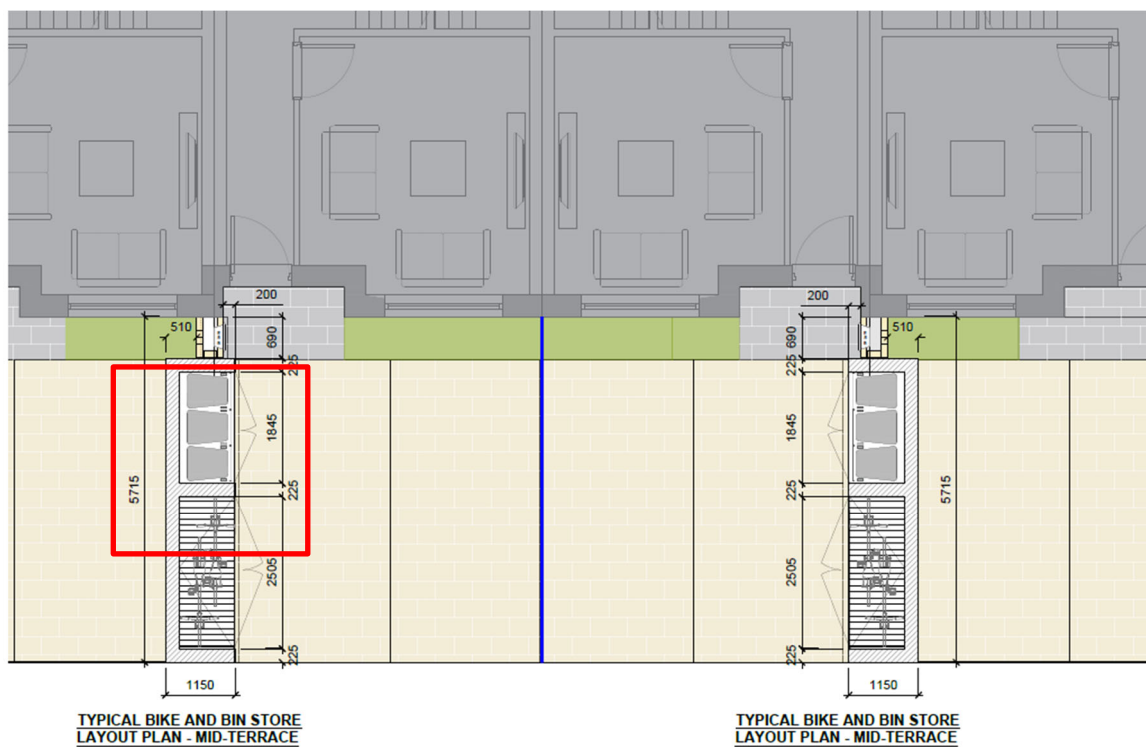




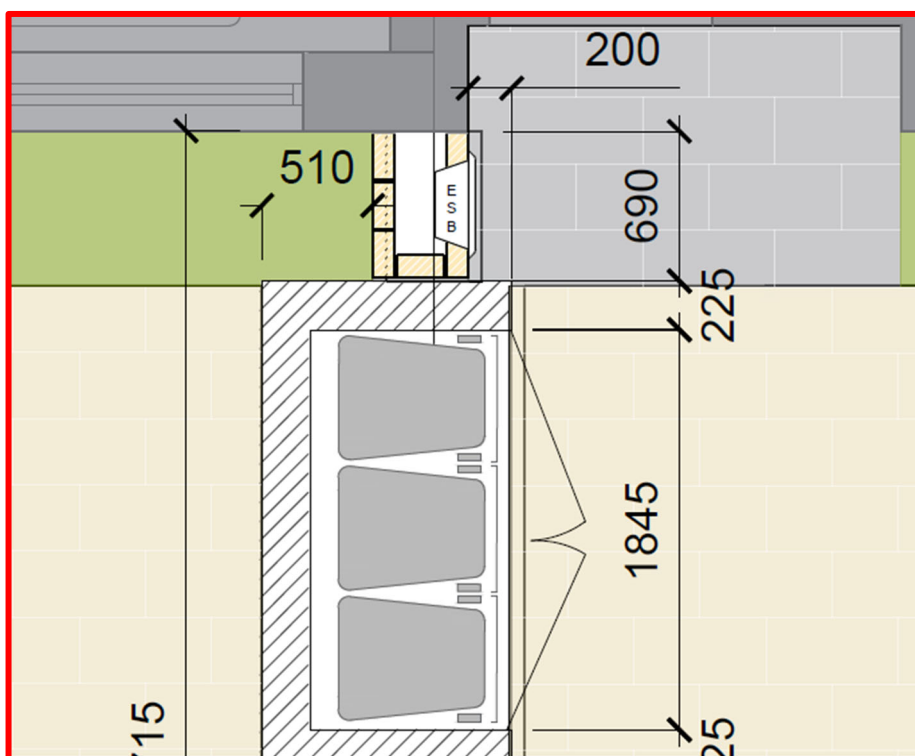
**Figure 3.2 - Phasing Plan (Source: MCORM)**

A dedicated bin store will be placed within each residential private area, sharing the space with the bike storage area in the parking area of the houses, as presented in the **Figure 3.3 - Figure 3.5** overleaf.



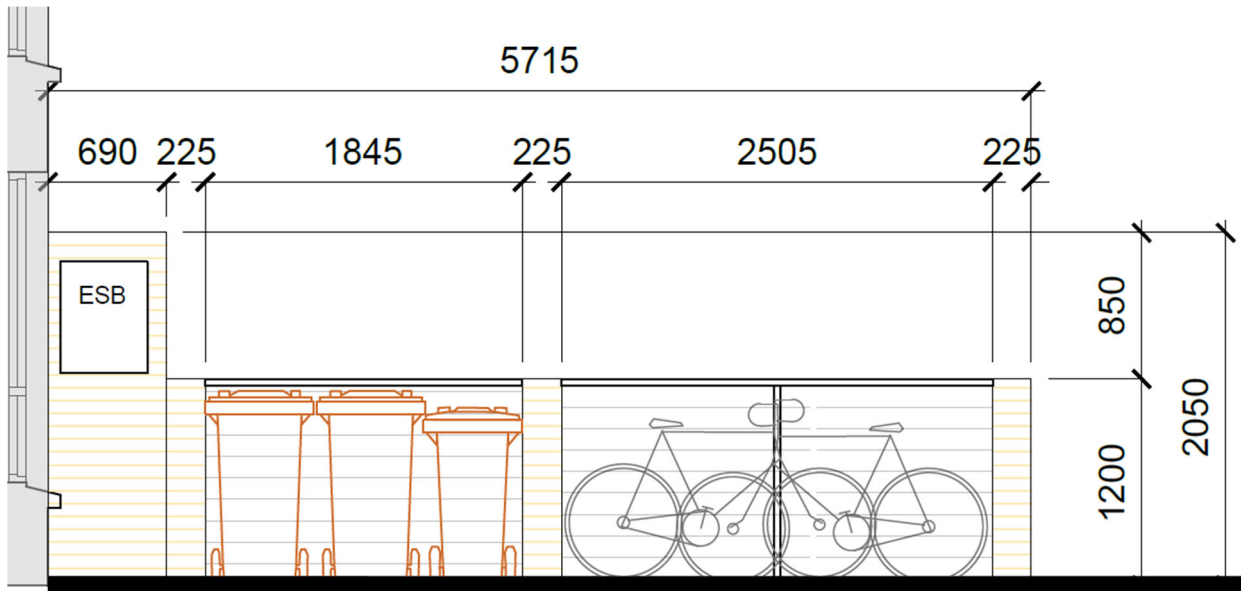


**Figure 3.3** – Typical Bike And Bin Store Layout plan (Drawing KIN-MCORM-AR-00-DR-P4-XX-CA1-2200 - MCORM Architecture)



**Figure 3.4** – Detail of the dedicated Bin Store Area – 1150 mm x 1845 mm (Drawing KIN-MCORM-AR-00-DR-P4-XX-CA1-2200 - MCORM Architecture)

The store units relate to houses for private use. The area for the bin storage is provided to each residential unit having ca. 2.1 m<sup>2</sup>, and a volume of 2.5 m<sup>3</sup>, as illustrated in the **Figure 3.3 - Figure 3.4** above and detailed in the **Figure 3.5**, and in depth in the drawing (KIN-MCORM-AR-00-DR-P4-XX-CA1-2200)



**Figure 3.5 - Side Elevation Typical Bin & Bike Storage** (Drawing KIN-MCORM-AR-00-DR-P4-XX-CA1-2200 - MCORM Architecture)

## 4 Waste Categories

The typical waste that will be generated at the Development once operational will include the following:

- Organic Waste – including food waste or green waste
- Dry Mixed Recyclables (DMR) – including cardboard, non-confidential paper, newspapers, leaflets, aluminium cans, tins, Tetra Pak cartons, plastic bottles
- Glass
- Plastic packaging – can go into DMR waste or General depending on plastic type
- Mixed non-recyclables (MNR)/General waste

In addition to the typical waste materials that will be generated on a daily basis, there will be some additional waste types generated that will need to be managed separately including:

- Textiles
- Household hazardous waste (paints, thinners, strippers, cleaning agents, detergents, bleaches, insecticides, glues, and medicines)
- Edible oil and fat
- Batteries
- Waste electrical and electronic equipment (WEEE)
- Light bulbs
- Furniture and occasionally similar bulky waste
- Kitchen appliances (washing machines, cookers, microwave, fridges, freezers)
- Aerosols
- Printer ink/toner cartridges

Wastes should be segregated into the above waste types to ensure compliance with waste legislation and guidance while maximising the re-use, recycling, and recovery of waste diversion from landfill wherever possible.

## 5 Waste Codes

In 2002, the EPA has published a document titled the “*European Waste Catalogue and Hazardous Waste List*”, which is a condensed version of the original two documents and their subsequent amendments. This document has been replaced by the “*EPA Waste Classification – List of Waste & Determining if Waste is Hazardous or Non-Hazardous*” in June 2015.

Under the classification system, different types of wastes are fully defined by a code. The list of waste code for typical waste materials expected to be generated during the operation of the proposed development are provided in **Table 5.1** below.

**Table 5.1** - Typical EWC code wastes generated by the proposed development

Waste Material	EWC Code
Paper & cardboard	20 01 01
Glass	20 01 02
Biodegradable Kitchen Waste	20 01 08
Textiles	20 01 11
Chemicals (solvents, pesticides, paints & adhesives, detergents etc.	20 01 13*/19*/27*/28/29*/30
Fluorescent tubes and other mercury containing waste	20 01 21*
Edible Oils & Fat	20 01 25.26
Batteries and accumulators	20 01 33*/34
Waste electrical and electronic equipment	20 01 35*/36
Plastic	20 01 39
Metals	20 01 40
Green Waste	20 02 01
Mixed Municipal waste	20 03 01
Bulky waste	20 03 07



## 6 Waste Arisings

The waste arising from the proposed development and the associated bin storage requirements for the housing units have been estimated with regard to British Standards BS 5906:2005 – *Waste Management in Buildings – Code of Practice*. This code of practice sets out methods of storage, collection, segregation for recycling and recovery for the residential units. The code sets out the typical weekly waste arising from domestic units and the subsequent storage requirements of same.

The frequency of collection should be considered a major factor in determining the space required for the storage of waste and installation of on-site equipment requirements.

### 6.1 Residential Waste

Taking into account the recommended numerical factors, the estimated weekly waste arisings for the proposed housing development are shown in **Table 6.1 – 6.2**, in accordance with BS 5906:2005 and including a provision of 5 litres (L) of food waste per unit per week. These guidelines determine the minimum capacity of waste storage space to be provided and are as follows:

- 30 litres (L) per unit + 70L per bedroom
- Split 50:50 between DMR and residual waste; and
- 5L per residential unit for food waste.

Volumes for the predicted waste streams were estimated. **Table 6.1** - Weekly waste arisings from each House unit type (From BS 5906:2005) below provides a breakdown of the estimated volumes per waste stream in litres on a weekly basis for each type of dwelling proposed for the development.

**Table 6.1** - Weekly waste arisings from each House unit type (From BS 5906:2005)

Number of Bedrooms		Weekly Waste Arisings per Unit (L)			
		DMR	Food Waste	MNR	Total
1	Bedroom	50	5	50	<b>105</b>
2	Bedroom	85	5	85	<b>175</b>
3	Bedroom	120	5	120	<b>245</b>
4	Bedroom	155	5	155	<b>315</b>

**Table 6.2** - Weekly waste arisings from all the dwellings (From BS 5906:2005)

Number of Bedrooms			Weekly Waste Arisings in Total (L)				Total
			Units in Total	DMR	Food Waste	MNR	Total
1	Bedroom	2		100	10	100	210
2	Bedroom	11		935	55	935	1925
3	Bedroom	97		11640	485	11640	23765
4	Bedroom	19		2945	95	2945	5985
							<b>31,885</b>

The store area provided for each dwelling, as presented in **Section 3** is of 2.5m<sup>3</sup> or 2500 L, satisfying the requirements for weekly collection.

## 6.2 Creche Waste

The BS 5906:2005 standard is utilised for the calculation of waste generation by a development during its operational phase. This guideline for waste management is adopted as a common good practice reference for the estimation of weekly waste generation from a building, thereby facilitating the determination of the necessary number of bins and storage capacity.

However, it should be noted that this standard does not provide specific instructions for the estimation of waste for childcare or educational institutions, including creches. This limitation necessitates a degree of adaptation to the standard. Typically, in the case of creches, the assumption is made that the waste generation is proportional to the gross floor area of the building (using a department store as a reference point), with a volume of 10 litres per square metre being considered.

The creche has an overall area, as per Schedule of Accommodation - 2025.03.21.pdf, is of 261.3 sqm.

Based on that, for a weekly collection the calculation is as shown in the **Table 6.1 - Table 6.7**:

**Table 6.3** – Estimated Waste Arising as per BS 5905:2005

Creche	As per BS5906:2005	
	Area (m <sup>2</sup> )	Estimated Waste Arisings (L)
Volume per m <sup>2</sup> [10 L] × area	261.3	2,613

**Table 6.4** - Weekly waste arisings per waste stream (for a typical residential Unit)

Weekly waste arisings per waste stream (for a typical residential Unit)						
	Estimated Weekly Waste Arisings (L)	Organics Waste (L)	Dry Mixed Recyclables (L)	Mixed Municipal Waste (L)	Glass Waste (L)	Totals (L)
Waste Arisings (L)	2613	287	888	1398	39	2,613

**Table 6.5** – Size chart for typical Standard Whellie Bins from 80 to 1100 litres

Size Litres	Height cm	Width cm	Depth cm	Capacity Bags	Weight
80	93.5	44.9	51.3	1-2	10kg
120	93	48	54.3	1-2	10.4kg
140	106	48	54.4	2-3	10.7kg
240	107	58	74	4-5	14.2kg
360	110	60.1	88	6-7	20kg
500	114	136	66	7-10	38kg
660	121	137	78	10-13	45kg
770	137	137	78	12-15	47kg
1100	131.5	137.2	105.5	18-22	58kg

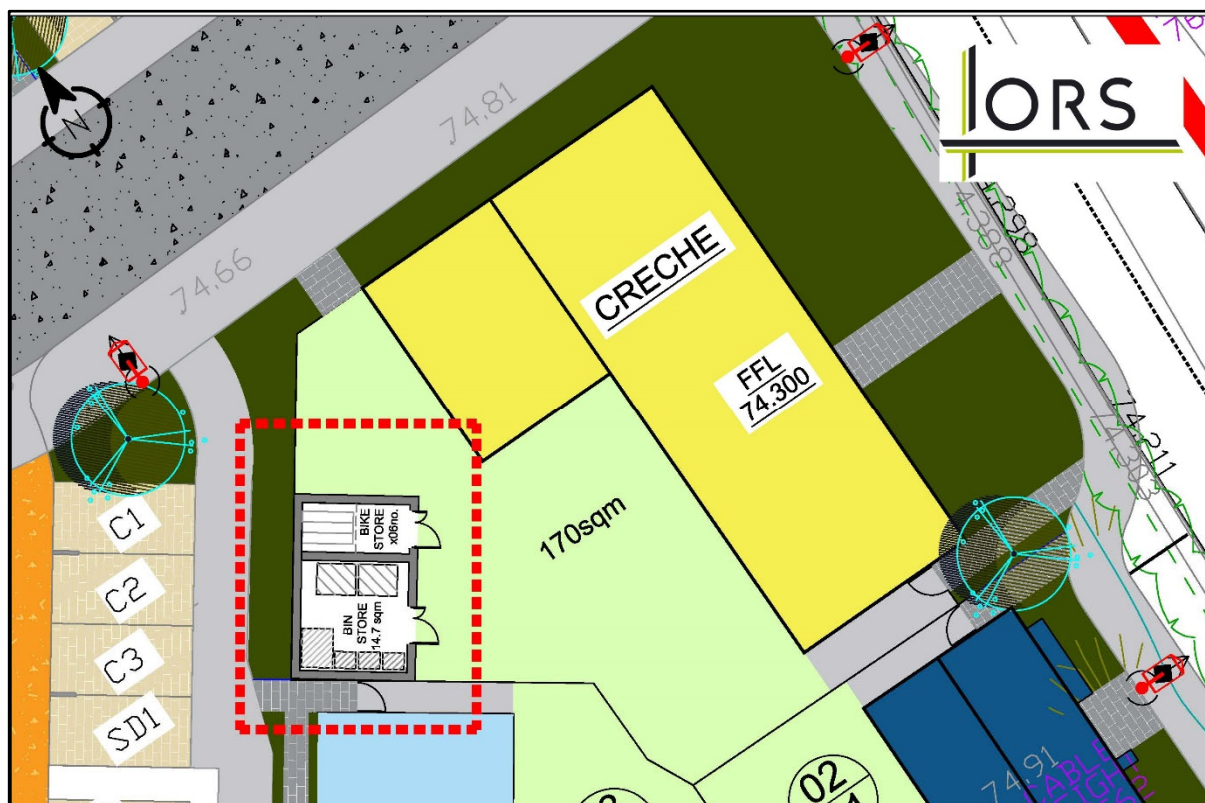
**Table 6.6** – Required number of bins as per weekly collection

	Required bins as per estimated Weekly arising					Totals
	Total Weekly Waste Volumes (L)	660L bin for Organic Waste	1100L bin for Dry Mixed Recyclables	770L bin for Mixed Municipal Waste	120L bin for Glass	
Bins Required	2,613	0.436	0.808	1.816	0.327	5
		1.0	1.0	2.0	1.0	

**Table 6.7** – Creche minimum area required for bins storage

	Area Required for Bin Storage				Total No. Bins	Area (m <sup>2</sup> )
	Organic 660L	Dry Mixed Recyclables 1100L	Mixed Municipal Waste 770L	Glass 120L		
Area per bin (m <sup>2</sup> )	1.66	1.80	1.80	0.45		
Area Required (excluding access)	1.66	1.80	3.61	0.45	5	11.78

The minimum required area for the storage of bins, considering the frequency of weekly collections and excluding the areas designated for access and internal circulation, is 11.78m<sup>2</sup>. In accordance with the proposed Bin Storage Area, the area provided is 14.7m<sup>2</sup>, as indicated in the **Figure 6.1**, thus satisfying the minimum requirement.



**Figure 6.1** – Detail of the Creche Bin Storage

## 7 Waste Management

### 7.1 Waste Storage

This section provides information on how waste is proposed to be stored and moved within the development and then collected. This has been prepared with due consideration of the proposed site layout as well as best practice standards, local and national waste management requirements. In particular, consideration has been given to the following documents:

- Waste Management Act 1996 as amended,
- Protection of the Environment Act 2003 as amended,
- Litter Pollution Act 1997 as amended,
- Eastern-Midlands Region Waste Management Plan 2015 - 2021,
- Westmeath Council Waste Management (Segregation, Storage and Presentation of Household and Commercial Waste) Bye-Laws 2019,
- British Standards BS 5906:2005 Waste Management in Buildings – Code of Practice.
- DoEHLG Sustainable Residential Development and Compact Settlements Guidelines for Planning Authorities 2024
- DoEHLG Sustainable Urban Housing: Design Standards for New Apartments, Guidelines for Planning Authorities 2018

The storage area provided for each dwelling, as presented in **Section 3** is of 2.5m<sup>3</sup> or 2500 L, satisfying the requirements for weekly collection.

The Creche requires a minimum of 11.78m<sup>2</sup> for bin storage, excluding access and circulation areas, based on weekly collection frequency. The proposed Bin Storage Area, a provides 14.7m<sup>2</sup>, which adequately exceeds the minimum requirement.

All residential waste generated within individual dwellings will be brought by residents to the bin store area. This area will be easily accessible to residents and to the collection workers. Residents will be required to segregate their waste beforehand and then use the appropriate bins provided.

It is recommended that the bins within the storage area be colour-coded and labelled in order to facilitate identification and to prevent cross-contamination between the various waste streams.

The management of waste from the creche will be the responsibility of its operator, who will ensure the correct management procedures are implemented and enforced, with a particular focus on the segregation of waste according to the designated streams.

Access to the bin storage area will be restricted to residents, creche operator, and waste contractors.



The bin storage area will be well lit and not present any safety risks to users.

The bin storage area will be adequately ventilated so as to minimise odours and potential nuisance from vermin and flies.

## **7.2 Waste Collection**

All waste contractors serving the proposed development must hold a valid waste collection permit for the types of waste being collected and all waste must be transferred to licenced facilities only.

Details of waste collection permits (granted, pending, and withdrawn) for the Region are available from the National Waste Collection Permit Office (NWCPO). A copy of all waste licences issued are available from the Environmental Protection Agency (EPA).

The development site and bin storage areas can be accessed from the internal road within the development leading to the basement level car park where the bin storage area is located. Adequate access and egress to the bin storage area for collection vehicles will be provided.

Waste will be collected at agreed times on days agreed by the waste contractors, it is assumed for the purpose of this report that all collection will be on a bi-weekly basis.

Waste will be presented for collection in a manner that will not endanger health, create a risk to traffic, harm the environment or create a nuisance through odours or litter.

Written information will be provided to tenants about the arrangements for waste separation, segregation, storage, and presentation prior to collection in accordance with the relevant Bye-Laws.

## 8 Conclusion

The proposed Large-Scale Residential Development (LRD) have been designed and will be managed to provide the residents with the required waste management infrastructure, to optimise the potential for segregating and recycling of waste produced.

The objective of this waste management plan is to maximise the quantity of waste recycled by providing sufficient waste recycling infrastructure, waste reduction initiatives, waste collection and waste management information services to the occupants of the proposed units.

It is estimated the proposed development as a whole (i.e., the dwellings and the creche) will produce ca. 34,500 L of waste weekly.

Bin storage areas will provide for a weekly (7 days) storage capacity. The storage area provided for each dwelling, is of 2.5m<sup>3</sup> or 2500 L, satisfying the requirements for weekly collection.

The Creche requires a minimum of 11.78m<sup>2</sup> for bin storage, excluding access and circulation areas, based on weekly collection frequency. The proposed Bin Storage Area, a provides 14.7m<sup>2</sup>, which adequately exceeds the minimum requirement.

On the day of collection, the licensed collection company will be able to access the Site to service the designated bin storage areas.

Additional capacity was considered when calculating the potential waste arisings in the event of missed collections due to bank holidays, industrial action, vehicle failure and adverse weather conditions.

All waste arisings will be stored in bins proportionate to the volume of waste produced and in a manner that is safe for those handling it during collections.



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