Irene Avenue.
Refuse Method Statement

The following method statement is to discharge planning condition 2 of planning approval AWDM/1242/12.

Condition States
No development shall take place until details have been submitted to and approved in writing by the local planning authority of the facilities for the storage of waste and recyclable material. Development shall be carried out in accordance with the approved details prior to first occupation of the dwellings for which those facilities are to be provided.

In the interests of amenity and the environment having regard to saved policy AG1 of the Adur District Local Plan.

The Development
This is a mixed development of 17 houses and 6 flats. Of the 17 houses there are two disabled access bungalows.

For the purpose of this statement the two disabled person bungalows will be treated the same as the houses in respect of the refuse and recycling bin requirement. Further assessment as to the capability of the occupants may be required as to their ability to use the standard 140lt bins as per 'Adur and Worthing Council Services Household Waste and Recycling Collection Policy'.

Refuse and Recycling for Houses.
Each house whether it be a 2 or 3 bedroom property will have 140lts wheelie bins per property. 1 bin with grey lid will be for household refuse and 1 bin with blue lid for recycling. Additional recycling bins can be provided should one prove not to be sufficient.

Where a property has five people and more the household can apply to the local authority for a larger bin.

All but three properties these bins will be store in the rear garden on an area of paving adjacent to the rear access gate. The three properties plots 8, 9 and 15 have no rear access due to the retention of existing trees and bushes. These bins will need to be stored at the front of the property adjacent to the main entrance.

Apartments
We are awaiting confirmation of the refuse and recycling requirements for the apartments but we are proposing the following pending confirmation.
Their are six apartments 4x2 beds and 2x1 bed. All will have a communal bin store located at the main entrance to the apartments in which 1x1100lt refuse and 1x1100lt recycling bins. Also provided are 3 140lt wheelie bins for refuse.

The access to this part of the site to empty the bins is restricted and an area fronting West Lane has been allocated for the bins to be placed on collection day for emptying.