

SQUIRE & PARTNERS

Basement Stores

Project: 51-52 Tottenham Court Road

Date: 27.09.16

File ref: 13081-0101-160927-PS01

The following note sets out the strategy for cycle parking, waste and recycling for the proposed development and its various planning class uses.

1. Cycle Strategy

Cycles will be stored in the basement in the allocated cycle room in accordance with the policy requirements for both residential and offices. The retail space is designed as shell and core and so the space is to be allocated with the unit.

Residential

C3 - RESIDENTIAL DEVELOPMENT (housing)	
Vehicle Type	Standard
Cycles	Residents - 1 storage or parking space per unit. An exception may be made for dwellings available solely to occupants unlikely to use cycles due to age or disability. Visitors - from threshold of 20 units, 1 space per 10 units or part thereof.

Based on the above requirement we are allowing for 1 cycle parking space per unit
This results in a total no of residential cycle spaces (5 x units) = **5 x cycle spaces**

Office

B1 - BUSINESS	
Vehicle Type	Standard
Cycles	Staff - from threshold of 500 sq m, 1 space per 250 sq m or part thereof. Visitor - from threshold of 500 sq m, minimum of 2 if any visitors are expected, plus any additional spaces needed to bring the total number up to 10% of the visitors likely to be present at any time.

Based on the above policy we are allowing for 1 cycle parking space per 250sqm + visitors
This results in a total no of office cycle spaces (474sqm) = **4 x cycles spaces min**
We intend to over provide spaces for marketing purposes

Retail

A1- SHOPS, A2 - FINANCIAL & PROFESSIONAL SERVICES, A3 - RESTAURANTS AND CAFES, A4 - DRINKING ESTABLISHMENTS, A5 - HOT FOOD TAKEAWAYS	
Vehicle Type	Standard
Cycles	Staff - from threshold of 500 sq m, 1 space per 250 sq m or part thereof. Customer - from threshold of 500 sq m, 1 space per 250 sq m or part thereof.

Based on the above policy we are allowing for 1 cycle parking space per 250sqm + visitors
This results in a total no of office cycle spaces (312sqm) = **2 x cycles spaces**

2. Waste Strategy

Waste management operation, storage and location

Each unit will have its own internal separation of waste and recycling within the apartment or office. The residential and office waste is transferred via the main lift or staircase into larger bins located in the basement allocated rooms. On the day of refuse/recycle collection the bins can be moved easily by the lift car to the collection point at street level prior to collection. See the attached plans for the rooms and route to the street.

Calculation of waste volumes

The strategy for waste and recycling is based upon Camden Waste and Recycling Storage Requirements guidance. We calculate that the building requires the following:

Non-residential and commercial buildings

10.18 The volume of waste generated and thus the number and type of containers that a commercial development requires is ultimately dependent on the use of the building. Where an extension or change of use to an existing property is proposed, this may result in the removal of existing container storage areas, typically, to the rear of a property. This may be acceptable provided that an alternative storage area is designated as part of the proposed development, in line with this guidance. For external storage requirements, Figure 16 should be used.

Space requirements

- Internal collection and storage points should always be considered for all types of waste to maximise the amount of recyclable material.
- External storage must be provided in most cases. As a guide, approximately one cubic metre storage space is required for every 300-500sq m of commercial space (includes both recyclable and non-recyclable waste). Storage space must be designed to accommodate bins to hold this amount of waste, separated, and should be designed in consultation with the waste collection contractor.
- Even if a recyclables collection program is not proposed, space must be allocated to locate bins for storage of likely recyclable waste. For example, in any office development, space should be allocated for storage of recycling bins for waste paper.]

Offices Area = 474sqm (GEA)

The resultant bin size is **1m³ or equivalent 1000ltrs**

Retail Area = 312sqm (GEA)

The resultant bin size is **1m³ or equivalent 1000ltrs**

Residential calculations are as follows:

	Number of habitable rooms	Capacity of external storage space required for that dwelling (for weekly collection)	
Residential Unit1	2	0.20 m3	200 L
Residential Unit2	1	0.15 m3	150 L
Residential Unit3	2	0.20 m3	200 L
Residential Unit4	2	0.20 m3	200 L
Residential Unit5	3	0.25 m3	250 L
	Total required	1 m3	1000 L

Note: the figures include both recyclable and non-recyclable waste

Waste Types and Containers

Residential Types and Containers

Use	External Dimensions mm H x L x D (H + open lid)	Number of bins	Bin Type
Recyclables	1100 x 650 x 880	2	360 L Wheelie Bin
Waste	1070 x 580 x 740	2	240 L Wheelie Bin
		Total capacity	1200 L

Offices Types and Containers

Use	External Dimensions mm H x L x D (H + open lid)	Number of bins	Bin Type
Recyclables/Non Recyclable	1100 x 650 x 880	3	360 L Wheelie Bin
		Total capacity	1080 L

Retail Types and Containers

Use	External Dimensions mm H x L x D (H + open lid)	Number of bins	Bin Type
Recyclables/Non Recyclable	1100 x 650 x 880	3	360 L Wheelie Bin
		Total capacity	1080 L

Examples of both the containers are shown below. Both commercial and non-commercial units shall be provided with waste wheelie bins and recycling wheelie bins. The wheelie bins types for both waste and recycling will be provided as per the typical types and sizes set out.

BritishBins

020 8776 8957
[Instant Message Chat](#)
[Full Contact Details](#)
Like 162

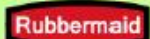
0 Item(s) in Cart
Total: **£0.00**
[Cart/Cheekout](#)
Returning Customers
[click here](#) to log in.

- View and Buy Wheelie Bins**
- [2 Wheel Bins](#)
- [4 Wheel Bins](#)
- [Metal Wheelie Bins](#)
- [Clinical Waste Bins](#)
- [Locks and Apertures](#)
- [Accessories and Parts](#)
- [Wheelie Bin Numbers](#)
- [Off Stock - Seconds](#)

- Recycling Bins**
- [BinBins Office Recycling](#)
- [Ultimate Office Recycling](#)
- [Confidential Bins](#)
- [Beca Bins](#)
- [HiStyle Recycle Bins](#)
- [Kitchen Caddies](#)
- [Under Counter Bins](#)
- [FlatPack Recycle Bins](#)
- [Dustbins & Taper Trucks](#)
- [Battery Recycle Bins](#)
- [School/Novelty Bins](#)
- [Transparent Bins](#)

- Other Items**
- [Wheelie Bin Enclosures](#)
- [Halo Kitchen Bins](#)
- [External Litter Bins](#)
- [Vinyl Stickers](#)
- [Securing and Lifting](#)
- [Grill Salt Bins](#)
- [Electric Carts & Trucks](#)
- [Compactors](#)
- [Cigarette Bins](#)
- [Litter Compacting Bin](#)
- [Babel Bin](#)

Brand Shops



simplehuman



BabelBin



View and Buy Two Wheel Bins

Delivery in approximately 5 working days - included*.
Pay by credit/debit card using our secure system.
[See our Wheelie Bin Information Page for Full Details](#)
[For fantastic deals on off stock](#)



[Locks & Slots](#) [Accessories](#) [Wheelie Bin Numbers](#) [Bin Bags](#) [Summary](#) [SpecSheet](#)



360 Litre Bins [SpecSheet](#)

WSP-0340
Q 2 -w r p h 8 h r o d h d o m h v h 6 7 3 8 0 u w c h | s t u h h | d f n c | s k h w p h k i q 4 3 f p #
x j k 8 0 3 3 4 f p # i p h 0 6 ; f p # h h s 8 0 f d d d f 3 | # 0 0 : # i q 8 d j v

[See size comparison picture](#)

£75.67 (Ex. VAT) £90.80 (incl. VAT) Including Delivery*

- | | | |
|--|---|---|
| <input type="button" value="Green"/>
<input type="button" value="Buy"/> | <input type="button" value="Red"/>
<input type="button" value="Buy"/> | <input type="button" value="Yellow"/>
<input type="button" value="Buy"/> |
| <input type="button" value="Grey"/>
<input type="button" value="Buy"/> | <input type="button" value="Blue"/>
<input type="button" value="Buy"/> | <input type="button" value="Orange"/>
<input type="button" value="Buy"/> |



240 Litre Bins (Standard Household Size) [SpecSheet](#)

WSP-0240
4 3 : f p # i j k 8 0 6 ; f p # i p h 0 6 ; 7 f p # h h s 8 0 f d d d f 3 | # 0 8 # i q 8 d j v

Call for big discounts on more than one bin

£45.70 (Ex. VAT) £54.84 (incl. VAT) Including Delivery*

- | | | | |
|--|---|---|---|
| <input type="button" value="Green"/>
<input type="button" value="Buy"/> | <input type="button" value="Red"/>
<input type="button" value="Buy"/> | <input type="button" value="Yellow"/>
<input type="button" value="Buy"/> | <input type="button" value="Orange"/>
<input type="button" value="Buy"/> |
| <input type="button" value="Grey"/>
<input type="button" value="Buy"/> | <input type="button" value="Blue"/>
<input type="button" value="Buy"/> | <input type="button" value="Brown"/>
<input type="button" value="Buy"/> | |



140 Litre Bins [SpecSheet](#)

WSP-0140
4 3 9 f p # i j k 8 0 7 ; f p # i p h 0 6 7 3 f p # h h s 8 0 f d d d f 3 | # 0 6 # i q 8 d j v

£40.22 (Ex. VAT) £49.26 (incl. VAT) Including Delivery*

- | | | |
|--|---|---|
| <input type="button" value="Green"/>
<input type="button" value="Buy"/> | <input type="button" value="Red"/>
<input type="button" value="Buy"/> | <input type="button" value="Yellow"/>
<input type="button" value="Buy"/> |
| <input type="button" value="Grey"/>
<input type="button" value="Buy"/> | <input type="button" value="Blue"/>
<input type="button" value="Buy"/> | <input type="button" value="Brown"/>
<input type="button" value="Buy"/> |



120 Litre Wheelie Bin [SpecSheet](#)

WSP-0120
< 6 f p # i j k 8 0 7 ; f p # i p h 0 6 7 3 f p # h h s 8 0 f d d d f 3 | # 0 5 # i q 8 d j v

Pink Bins on Sale at £34.98 (Inc Vat and Delivery)

Regular low prices for other colours

£37.50 (Ex. VAT) £45.00 (incl. VAT) Including Delivery*

- | | | | |
|--|---|---|---|
| <input type="button" value="Green"/>
<input type="button" value="Buy"/> | <input type="button" value="Blue"/>
<input type="button" value="Buy"/> | <input type="button" value="Yellow"/>
<input type="button" value="Buy"/> | <input type="button" value="Orange"/>
<input type="button" value="Buy"/> |
|--|---|---|---|

- [Grey](#)
- [Red](#)
- [Brown](#)
- [Pink](#)



80 Litre Wheelie Bin [SpecSheet](#)

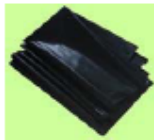
WBP-0080

< 633 fp #K1j k007 71k fp #G gh004 16 fp #G hhs
-k: hvtb#lqv#kdyh#d@doh#erwep ,
[See size comparison picture](#)

£37.41 (Ex. VAT) * 771, < #lqtd#0W, Including Delivery*

- [Green](#)
- [Red](#)
- [Yellow](#)
- [Grey](#)
- [Blue](#)
- [Brown](#)

Other customers bought these additional items...



Box of 50 Wheelie Bin Bags

WBA-0040-8A0

K:bdy | #D:ov | #d j v#truf#lqv#0#e#E 73 #0z
5 66 fp #0urxgg#R sbqzj #6 6 : fp #0rqj # 73 #j dxj h#P dgb#
aap # 33 (#ht | fdg#p d#m#do
£12.85 (Ex. VAT) * 40775 #lqtd#0W,
Tuh#ghdy#ul - #k: k:hdb#lq#truf#(rup r#h#



Wheelie Bin Number 2

WBN-0003-Num

£1.00 (Ex. VAT) £1.20 (incl. VAT)



Green 10 ltr Kitchen Caddy

WKR-0010-800

Turp #k:h#P lq p d | #fdqj h# | #P d#0v#00#d#d
W 23cm D 24cm H 30cm
£7.50 (Ex. VAT) £9.00 (incl. VAT)
Free delivery* with wheelie bin or for 4 or more.

Please note, colour shades are approximate.
Black/Grey is particularly subject to individual interpretation.
 The dimensions are overall clearance dimensions.
[Locks & Slots](#) [Wheelie Bin Numbers](#)
 Please call 020 8776 8957 or [email](#) us if you have any questions.

BritishBins does not warrant the fitness for purpose of bins used outside the EN840 operating regime they are designed for.

* Delivery included is to mainland England and Wales, there will be surcharges to other UK destinations. For faster delivery please call.

Please note, all our wheelie bins comply with standard council refuse collection requirements but you are responsible for checking that the wheelie bin you select is suitable for your particular circumstances in case your council has some peculiar rules regarding which size wheelie bins they will empty.



Kitchen separator bins