

HAMILTON DEVELOPMENT GUIDELINE REVIEW: WASTE STANDARDS

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MEET THE TEAM



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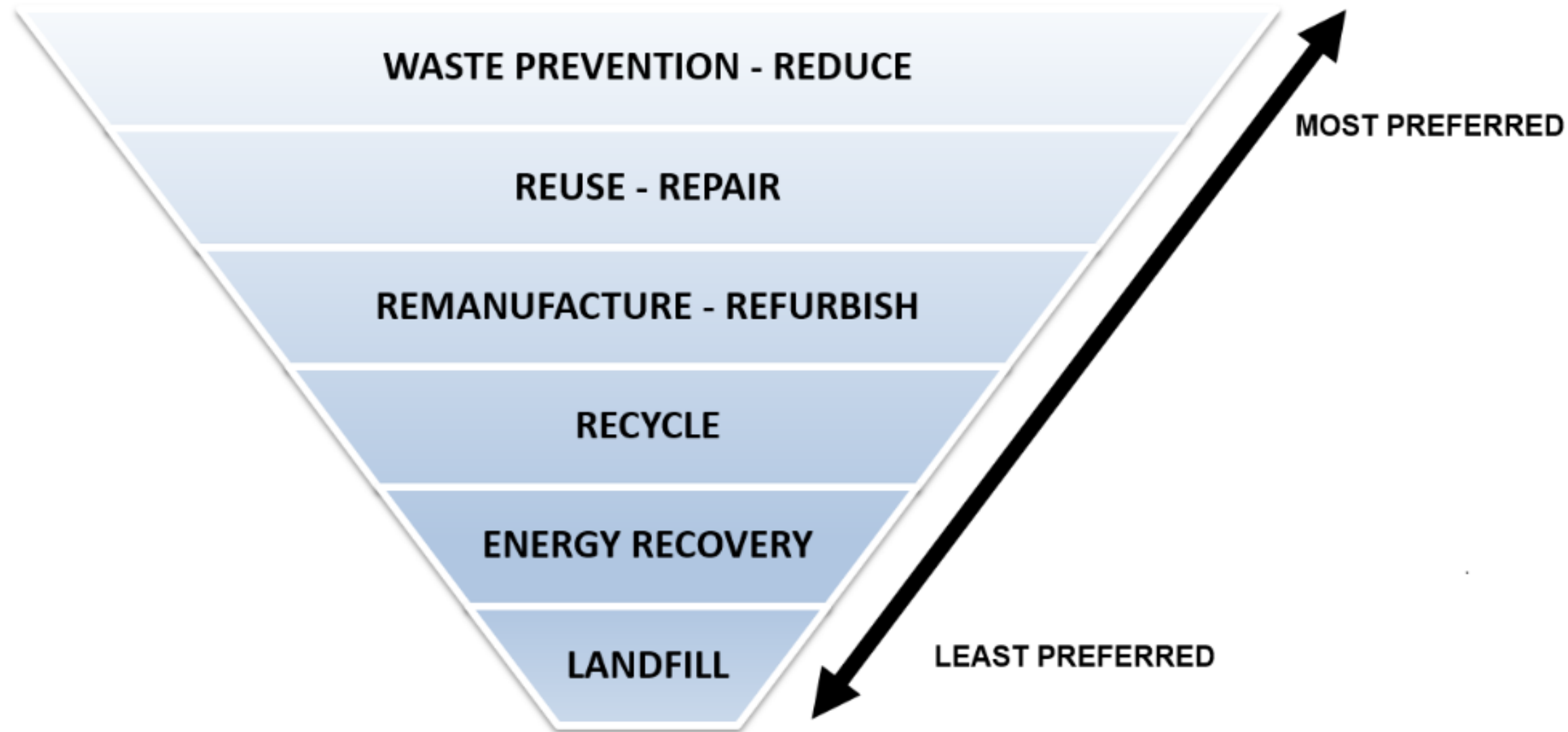
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Summary



BACKGROUND

WASTE MANAGEMENT



Federal

- Hazardous Waste Movement
- Waste Reduction
- Resource Management
- Project Funding
- Collaboration

Provincial

- Policies
- Programs
- Monitoring
- Evaluating

Municipal

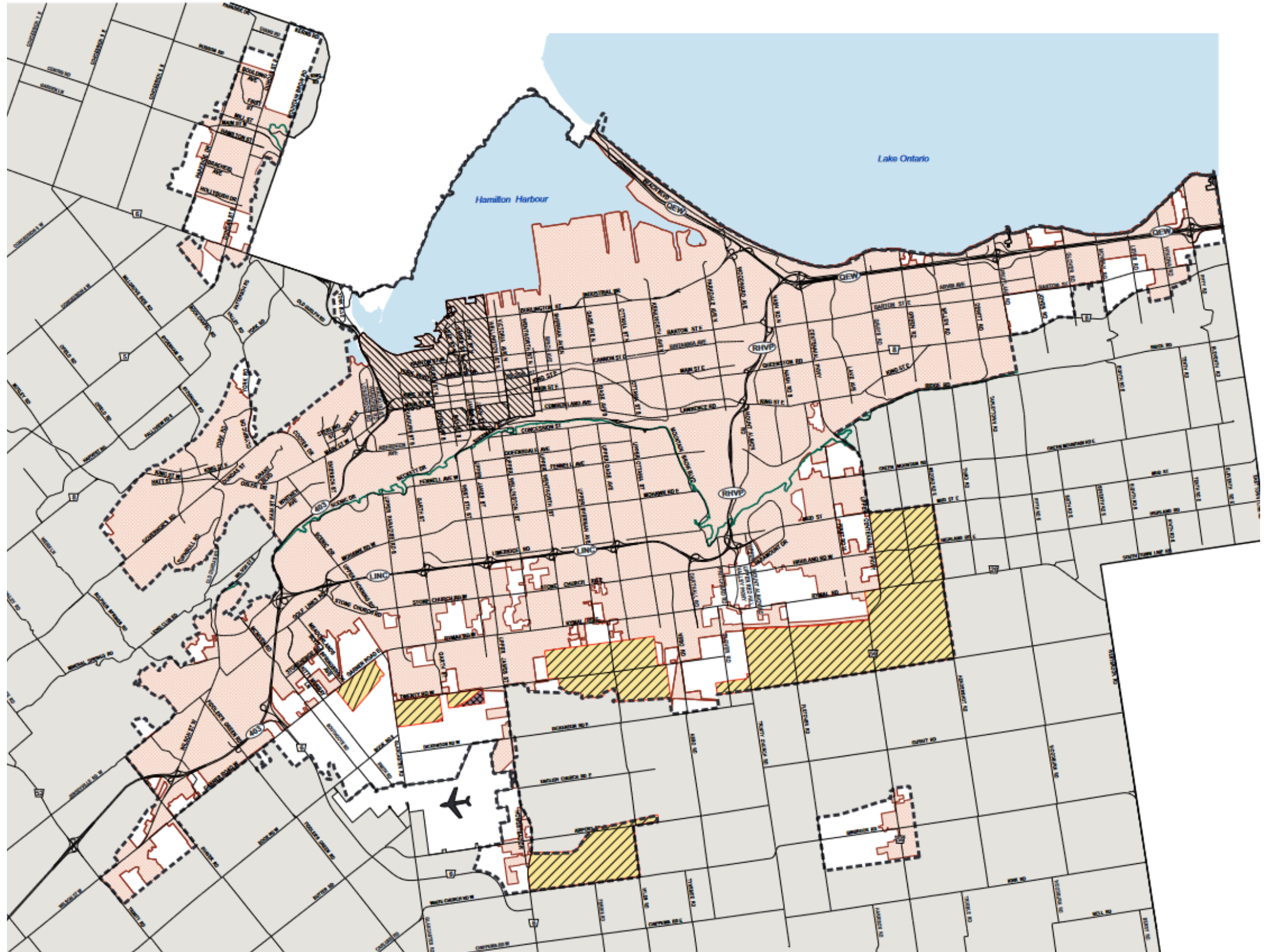
- Facilities
- Collection
- Disposal
- Design Requirements

CITY OF HAMILTON

5%
Population Growth

19%
Density Increase

60% to 80%
Growth Through Intensification



HAMILTON WASTE STANDARDS

“If we had to comply with waste standards, it would have caused a 22% reduction in units”

- WEHBA Members



Hamilton

CITY OF HAMILTON WASTE REQUIREMENTS FOR DESIGN OF NEW DEVELOPMENTS AND COLLECTION



HAMILTON WASTE STANDARDS

Restrictive design requirements
lead to increased reliance on
private collection services

Benefits

- Frequency
- Flexibility
- Efficiency

Drawbacks

- Efficiency
- Taxes & Fees
- Equity





STUDY OVERVIEW

OUR APPROACH



Comprehensive Review

Understand existing issues, relevant historical information, and past and current attempts for change



Survey and Discussions

A focused group of WEHBA members were targeted for a survey and follow up discussions



Best Practices - Local & International

Understand what local and international best practices exist to help provide findings and direct future review

KEY WASTE MANAGEMENT ISSUES

After conducting preliminary background research, four key waste management issues relevant to Hamilton were identified for further investigation

Turnaround Requirements

Required turning radius which must be provided for waste removal vehicles

Continuous Forward Motion

Need for waste pickup to be possible while the waste removal vehicle only moves forward

Storage Requirements

Required space for waste storage until waste removal occurs

Process for Private Pickup

Process undertaken by developments who are unable to meet waste removal standards



POLICY FINDINGS

STORAGE REQUIREMENTS

POLICY

2.5 square meters of waste storage per household
8-day collection cycle.

Designated receptable area within 100 meters of
any occupant.

SURVEY

Respondents believe that collection days should be
increased & inground waste storage containers
should be permitted.

ISSUES

Building efficiency decreases as a result of
increased storage requirements, ultimately
driving prices up for consumers.



STORAGE REQUIREMENTS BEST PRACTICES

Peel Region

Garbage is collected twice weekly from multi-residential complexes

Recycling and Bulky items are collected weekly

Size of the waste storage room is determined by the number of Front-End Bins and Recycling Bins needed

City of Vaughan

2 sqm of storage space is required per residential unit

There are no distance requirements between residential units and waste storage areas

Niagara Region

Few standards exist

It is prescribed that the collection point must be approved by the Region.

Multi-Residential Complexes and Stacked Townhouses

Type of Bin	3 yd ³ (units/bin)	4 yd ³ (units/bin)	6 yd ³ (units/bin)
Compacted Garbage	54	72	N/A
Non-compacted Garbage	18	24	36
Recyclable Materials	45	60	90

STORAGE REQUIREMENTS NEXT STEPS



1
2
3

Allow increased flexibility in distance requirements

Increase garbage collection days for high density areas

Allow In ground waste collection bins

CONTINUAL FORWARD MOTION REQUIREMENTS

POLICY

Continuous forward motion is required
Turnaround areas are permitted in certain multi-unit residential developments

SURVEY

Survey respondents generally believed that the continual forward motion requirements should be lifted

ISSUES

This requirement causes spatial inefficiencies.
Inconsistent with idea of car less communities.



CONTINUAL FORWARD MOTION BEST PRACTICES

Peel Region

Also require continual forward motion

A Cul de Sac or T Turnaround is permitted if not possible

City of Vaughan

Continual forward motion is required

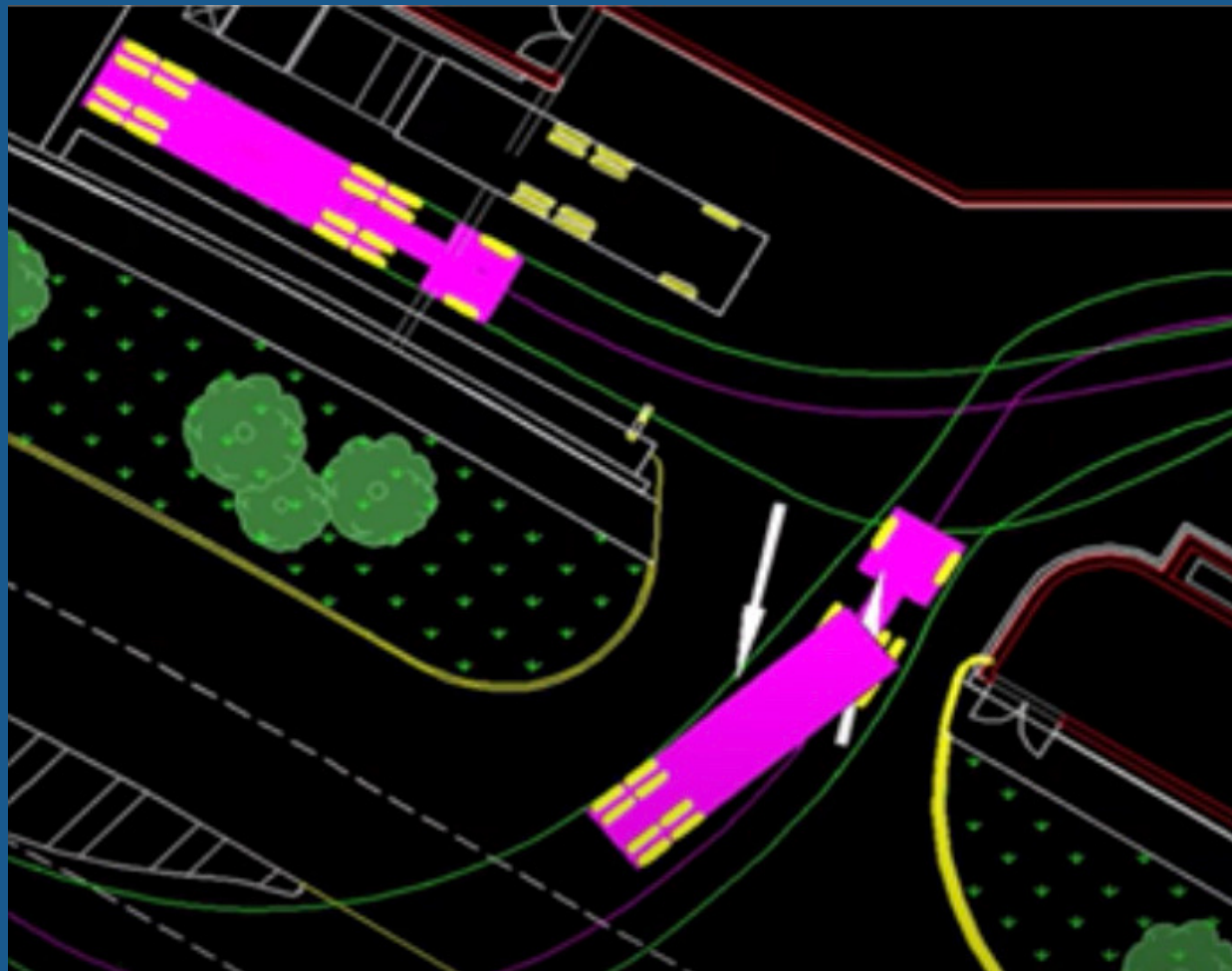
Waste collection vehicles can only reverse up to 11m

Niagara Region

No specific guidelines against continual forward motion are prescribed



CONTINUAL FORWARD MOTION NEXT STEPS



1

Permit for feasibility study to be provided through AutoTurn or other recognized software

2

Allow for waste removal vehicles to reverse and/or make more than 3 point turns

TURNAROUND REQUIREMENTS

POLICY

Changes of direction on the access route have a required turning radius

Areas adjacent to the waste collection vehicles must be clear of other uses

SURVEY

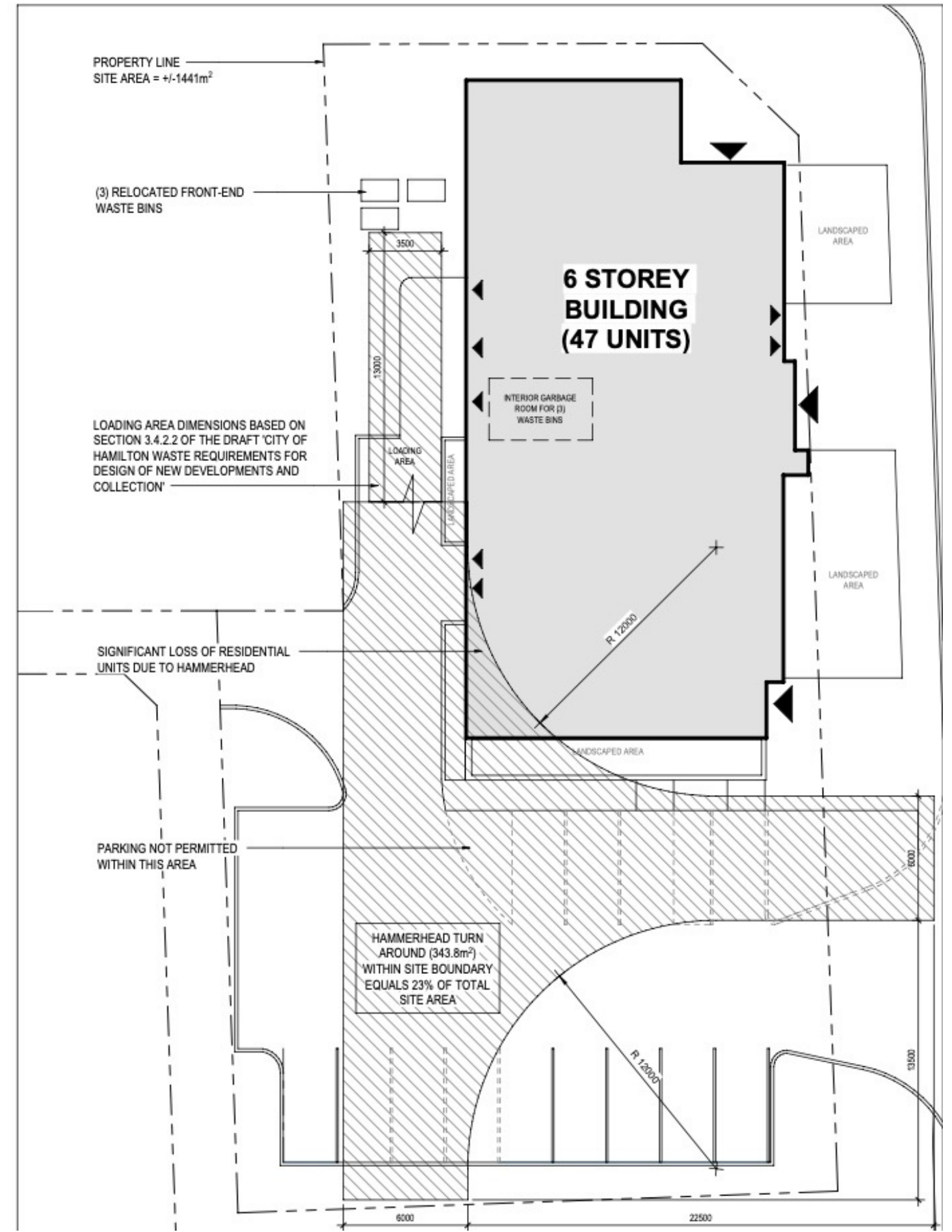
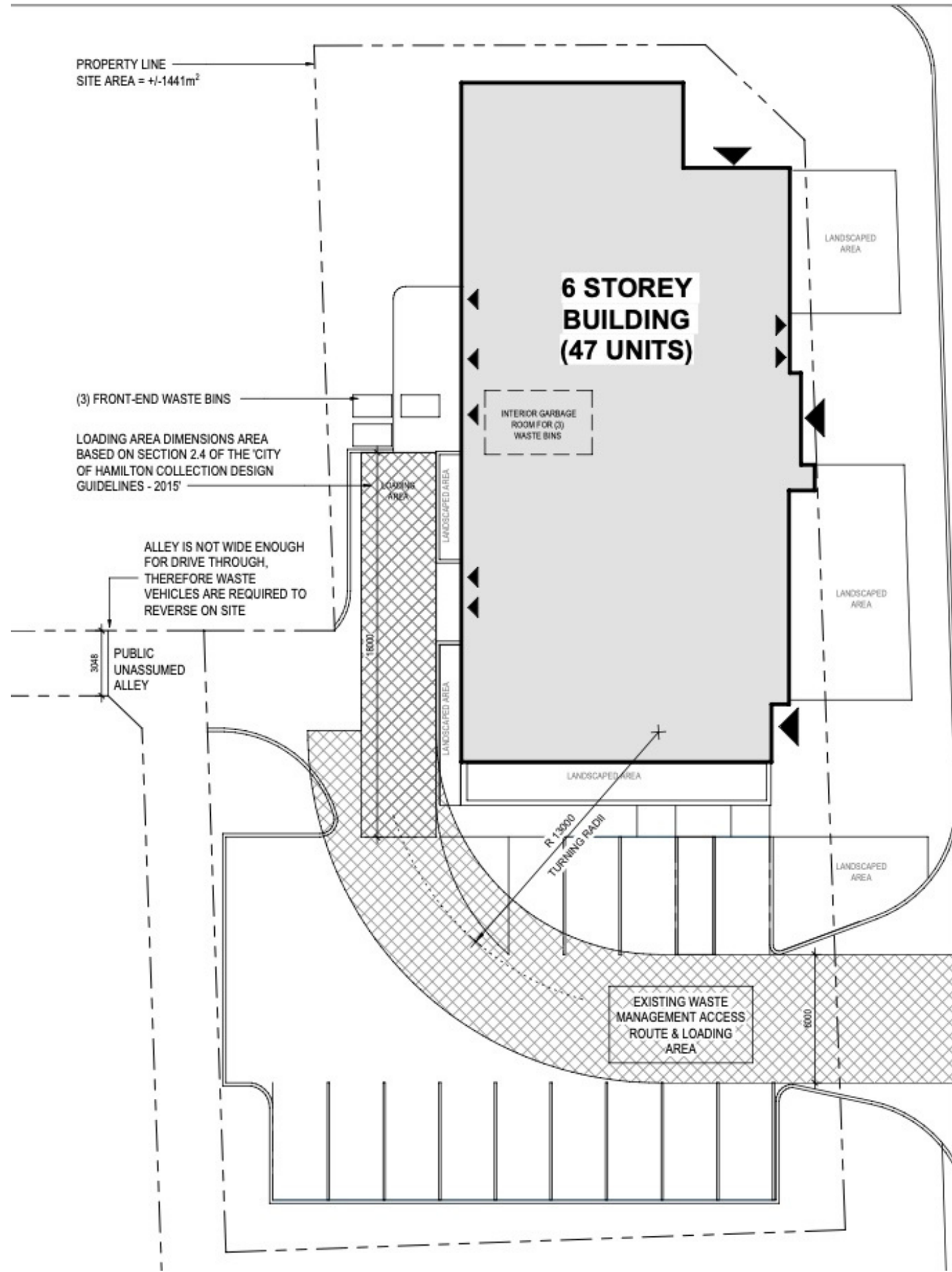
Turning radii was considered excessive

The primary issue respondents had was with the need for exclusive loading areas

ISSUES

The need for an exclusive loading area results in a major hindrance to the provision of sufficient visitor parking.





Source: WEHBA

TURNAROUND BEST PRACTICES

Peel Region

Turning radius requirements were consistent with Hamilton

No restriction was placed on the use of adjacent spaces



City of Vaughan

Turning radius requirements were consistent with Hamilton

No restriction was placed on the use of adjacent spaces



Niagara Region

No specific turnaround radius required



TURN AROUND NEXT STEPS



1
2

Permit for feasibility study to be provided through AutoTurn or other recognized software

Remove the restriction placed on areas adjacent to the turning area

PRIVATE PICKUP REQUIREMENTS

POLICY

The process for receiving private collection is based on City staff's subjective evaluation that can be ambiguous to developers

SURVEY

Private pickup can often be the only feasible way to make a site work

ISSUES

Private pickup is unfavourable as it can resort to "double dipping" however it is often the only choice to make a development feasible.



PRIVATE PICKUP BEST PRACTICES

Peel Region

Developer must apply for private pickup, and council must permit private waste collection

City of Vaughan

Developments that are not eligible for municipal collection are required to seek private waste collection

Niagara Region

No prescribed policy



PRIVATE PICKUP NEXT STEPS



1

Private pickup process should be transparent and easy

2

Some form of property tax rebate should be contemplated especially if public pickup feasibility is demonstrated

WHAT CAN HAMILTON DO TODAY?



Increased Flexibility

Allow for flexibility based on best practices.

Permit Feasibility Studies

Allow for developers to use industry accepted softwares to prove standards are not needed on a case by case basis

Increase Collection Days

High Density Areas, especially MTSA's should have more pickup days

Consider Tax Rebates

If the City is unable to provide service even if feasible (as proved by a feasibility study) consider property tax rebate



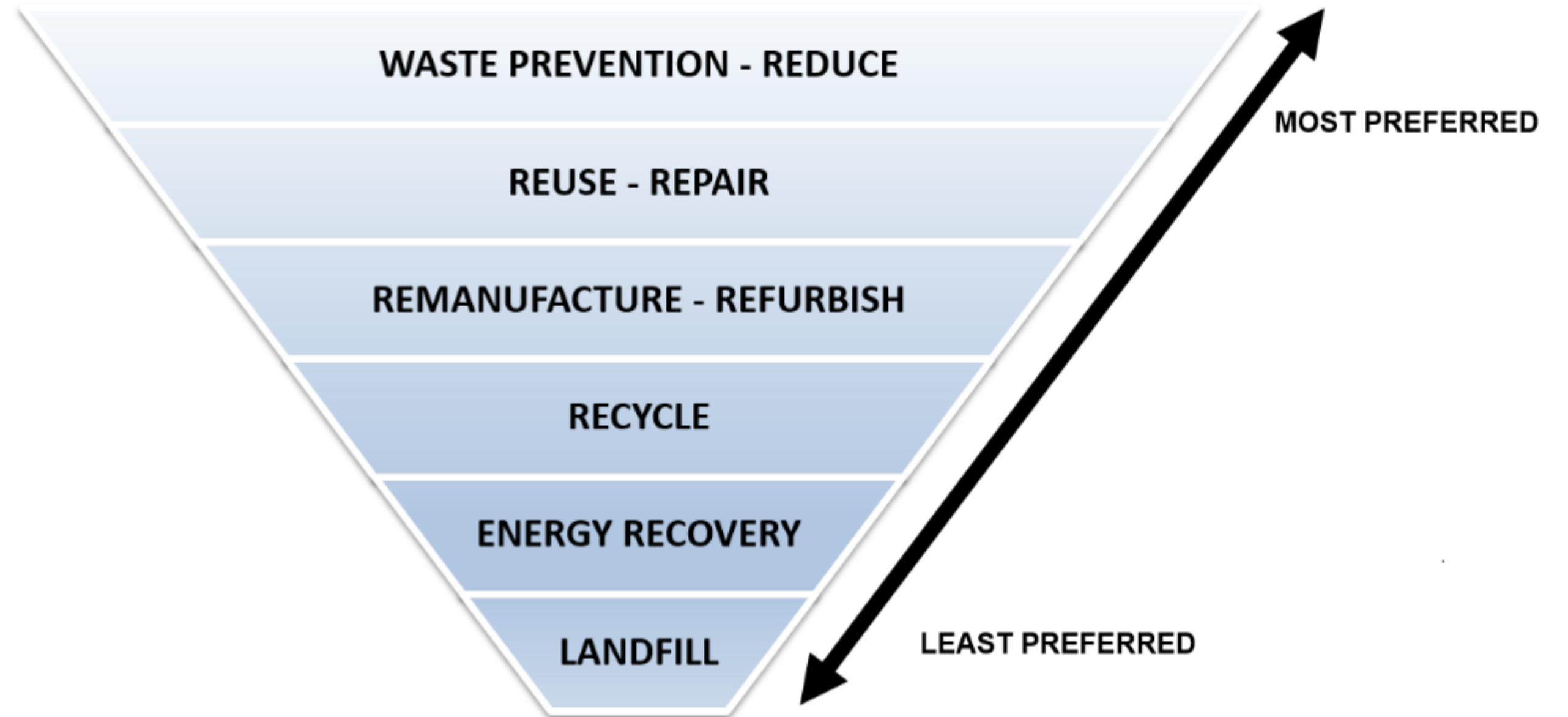
LOOKING AHEAD

WHAT CAN HAMILTON DO IN THE FUTURE?

Education

Innovation

Integration



EDUCATION



Decreased Waste

Fostering Responsibility

Increased Understanding



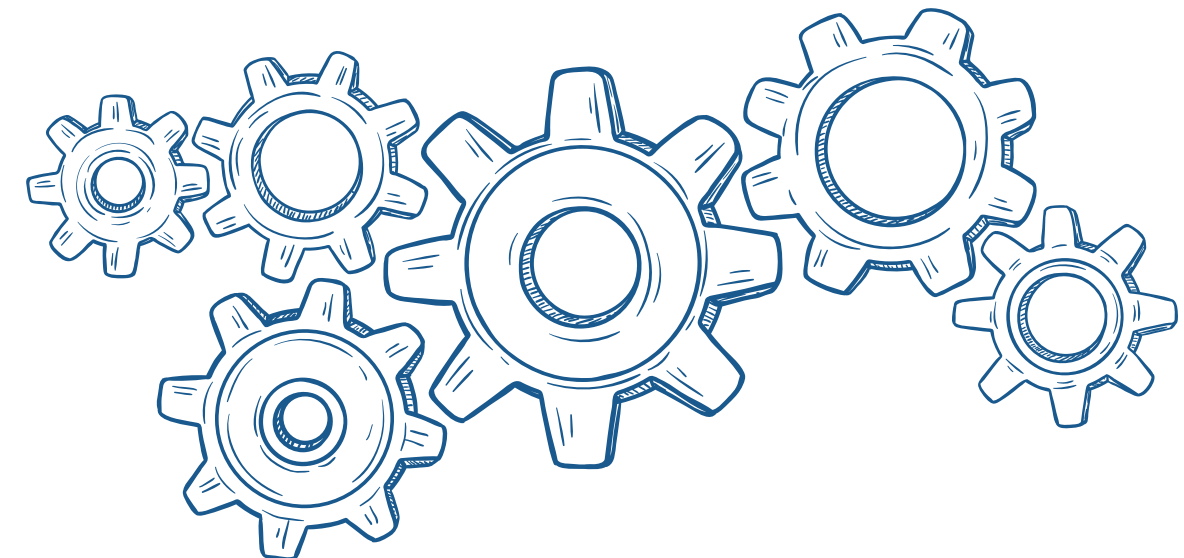
INNOVATION



Waste Tracking

Waste Re-purposing

Reduction in Emissions



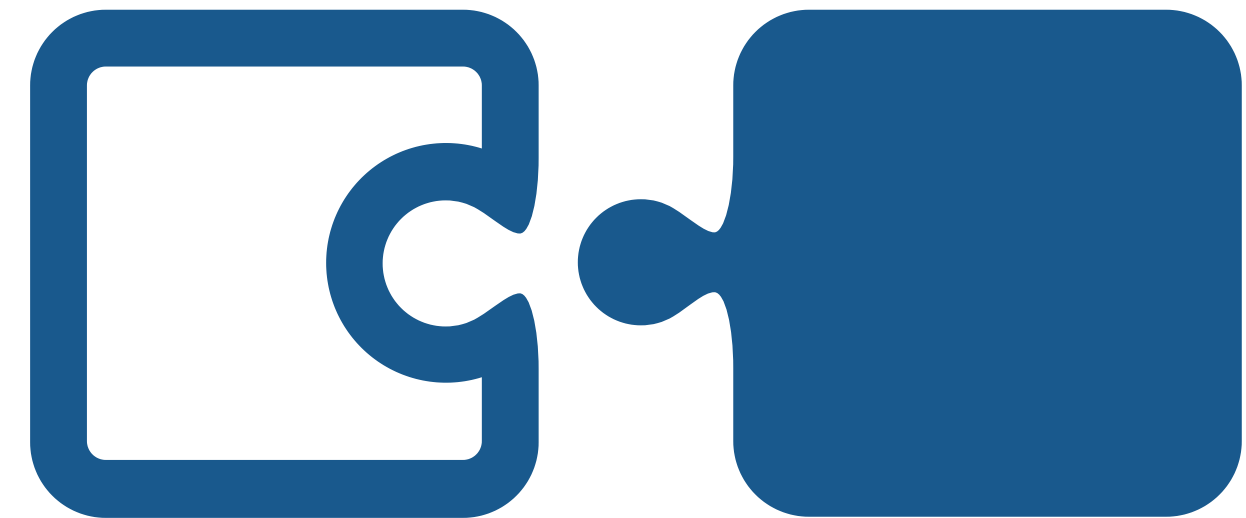
INTEGRATION



Diversified Collection

Increased Participation

Reduced Waste Collections



SUMMARY

POLICY DISCONNECT: Existing Waste Removal Standards conflict with Intensification Goals and Housing Targets

KEY DESIGN REQUIREMENTS: Existing Design Requirements should be reviewed to address storage requirements, turnaround restrictions and need for continual forward motion

PRIVATE PICKUP PROCESS: A clear and transparent process should exist

FUTURE DIRECTIONS: Waste reduction should be a priority through increased education, innovation and integration

