



## **WASTE MANAGEMENT PLAN**

**42-46 Park Street and 23 Elizabeth Street**  
Mississauga, Ontario

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# TABLE OF CONTENTS

EXECUTIVE SUMMARY ..... 1

INTRODUCTION..... 2

PROJECT COMPONENTS..... 2

RESIDENTIAL WASTE MANAGEMENT ..... 3

GENERATION ESTIMATES ..... 3

WASTE HANDLING SYSTEM ..... 3

APPENDIX 1.1 SITE PLAN..... 5

APPENDIX 1.2 RESIDENTIAL WASTE ROOM LAYOUT ..... 6

APPENDIX 1.3 WASTE TRUCK DIAGRAM..... 7

# EXECUTIVE SUMMARY

Cini-Little International, Inc. has been retained by Edenshaw Elizabeth Developments Limited to investigate waste handling alternatives for the 42-46 Park Street and 23 Elizabeth Street, a residential development located in Mississauga, Ontario.

The residential development consists of a building with 378 units. The waste program is designed to satisfy the Region of Peel's Waste Collection Design Standards Manual (2020 version).

Although the Region of Peel currently does not require source separation of organics at the moment, installing a tri-sorter that operate as a bi-sorter system will allow the separation of organics in the future when implemented. The development will have a chute system equipped with a tri-sorter to separate the principal waste streams (garbage, commingled recyclables). Chute intake rooms are available on each residential floor and receiving rooms are at ground level. The chute system is designed for residential use only. Additionally, a separate bulk room is available for residents. Source separated organics and hazardous waste collection are recommended for best practices.

Garbage and commingled recyclables will both be collected in 2.3 cubic metres (CM) [3 cubic yard (CY)] bins with garbage being compacted while organics will potentially be collected in 1.5 CM (2 CY) bins.

Regional waste hauling services will be used for principal waste streams. Property management will transport the carts from the waste room to the curbside at Parliament Street for pick-up by waste hauler and return carts when emptied. Other approved private waste haulers may be contracted for pick-up of specialty waste streams as required.

# INTRODUCTION

The volumes and types of waste presented in this report are recommendations based on our similar past projects and empirical data as it pertains to multi-residential development.

The goals of the preferred waste-handling program are to satisfy municipal waste requirements and to minimize the cost of handling the materials while addressing the problems of storing waste material on site for pick-up. This plan will act as a general guideline with the understanding that a specific detailed program may be refined by the property management of this development.

We welcome comments on the findings herein and will work closely with Edenshaw Elizabeth Developments Limited, the Region of Peel, the City of Mississauga and retained professionals to ensure that appropriate waste handling facilities are incorporated. Our goal is to develop a functional project that meets the needs of its owners, tenants and surrounding community, while following practical waste handling regulations.

# PROJECT COMPONENTS

The 42-46 Park Street and 23 Elizabeth Street project will incorporate:

- Building with 378 residential units

**NOTE:** The development will be designed to satisfy the Region of Peel's requirements for waste pick-up of the principal waste streams for multi-residential development

# RESIDENTIAL WASTE MANAGEMENT

## GENERATION ESTIMATES

**Table 1.** Summary of residential waste generation estimate (cubic metres per week)

42-46 Park Street and 23 Elizabeth Street Residential Waste Generation Estimate (in cubic metres per week)									
Description	Units	A Waste Generation Estimate	B Organics	C Corrugated Cardboard	D Glass, Cans, Plastics	E Mixed Paper	F Divertible Materials	G Garbage	H Garbage Compacted (3:1 Ratio)
Residential	378	144.51	14.45	26.01	26.01	7.23	73.70	70.81	23.60

It is estimated that residential component will generate a total of **144.51 cubic metres (CM)** of waste per week of which **73.70 cubic metres** can be diverted (see **Table 1**). Therefore, a total of **23.60 cubic metres** of garbage will be collected by waste hauler vehicles. These volumes, in conjunction with the architectural plans, are used to determine the equipment, spatial requirements and collection frequency.

## WASTE HANDLING SYSTEM

A **chute system with tri-sorter** is proposed for the development to source separate their principal waste streams. Residents will dispose of their waste in the chute intake room of each floor, which will be collected in carts in the building's residential waste room located on ground level. Garbage and commingled recyclables will be collected 2.3 CM (3 CY) bins and organics will potentially be collected in 1.5 CM (2 CY) bins.

The development will require **80 square metres (SM)** of space for residential waste room to store principal waste streams (see **Table 2**) and a recommended space of **100 SM** for if organics collection is implemented. A space of **10 SM** for bulk waste is also required. It is also recommended to have an additional 4.4 SM for hazardous waste for best practices in diverting hazardous materials. The principal waste streams will be picked up at the truck loading area. A bin staging area of **40 SM** will be required near the truck loading area.

**Table 2.** Residential waste room requirements

Residential Waste Room Size			
	Number of Units	Number of Bins	Total [m <sup>2</sup> ]
Required Waste Room	378	16	80
Recommended Waste Waste Room (with organics)		20	100
Bulk Items			10
Bin Count for		378	UNITS
Garbage		7	3-CY (2.3 CM) Bin
Commingled Recycling		9	3-CY (2.3 CM) Bin
Organics (Recommended)		4	2-CY (1.5 CM) Bin
Bin Staging Area			
Required Bin Staging Area [m <sup>2</sup> ]			40

### Principal Waste Streams (Garbage, Commingled Recyclables)

- Residents will dispose of their garbage and commingled recyclables in the chute, which will be sorted into bins in the residential waste room at ground level.
- A total of eight 2.3 CM (3 CY) bins and nine 2.3 CM (3 CY) bins will be used for garbage and commingled recyclables respectively.
- During pick-up days property management will maneuver the bins the bin staging area for collection and return empty bins to the residential waste room.

### Bulk Items

- Residents will bring oversized items (e.g. furniture, mattresses, couches) to the tower's bulk waste room directly.
- During pick-up days, property management will take these items for collection after arrangements with approved waste hauler.

### Organics (Recommended)

- Residents will dispose of their organics in the chute, which will be sorted into bins in the residential waste room at ground level.
- A total of four 1.5 CM (2 CY) bins can potentially be used for organics.
- During pick-up days property management will maneuver the bins the bin staging area for collection and return empty bins to the residential waste room.

### Other Waste Materials (Recommended)

#### Recyclable Hazardous & E-Waste:

- Residents will bring recyclable hazardous waste (e.g. batteries, light bulbs) and E-Waste (e.g. print cartridges, computers, electronic cords, phones) directly to the hazardous waste area for drop-off.
- Drop areas with different carts/bins depending on level of separation of the various waste types should be provided for depositing of these wastes.

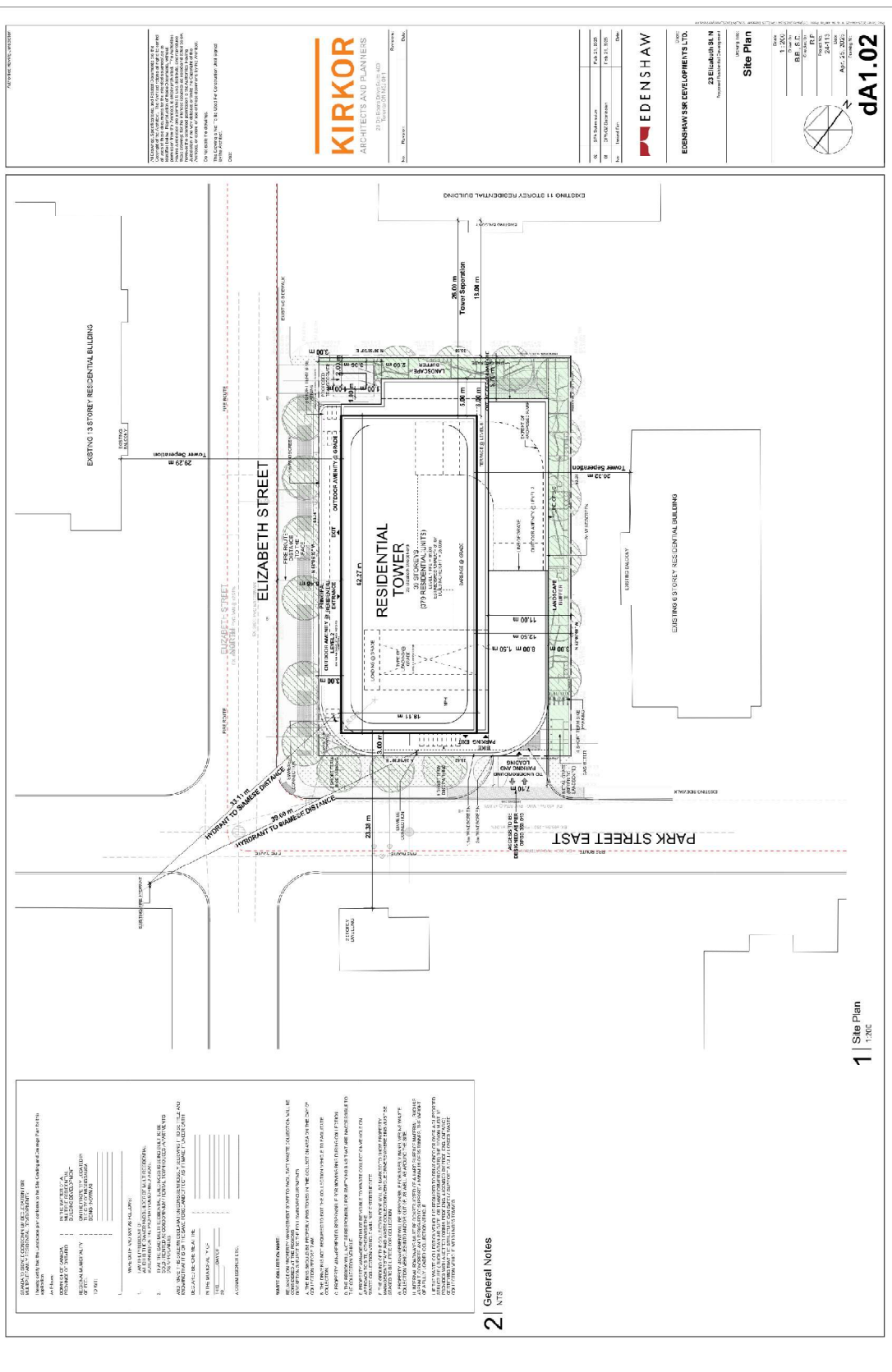
#### Non-Recyclable Hazardous Waste:

- Residents will bring non-recyclable hazardous waste (e.g. paints, aerosol cans, chemicals, hazardous oils, medical waste, sharps) directly to the hazardous waste area for drop-off.
- Drop areas with different carts/bins depending on level of separation of the various waste types should be provided for depositing of these wastes.
- Non-flammable cabinets are recommended for holding the majority of the other hazardous waste types.

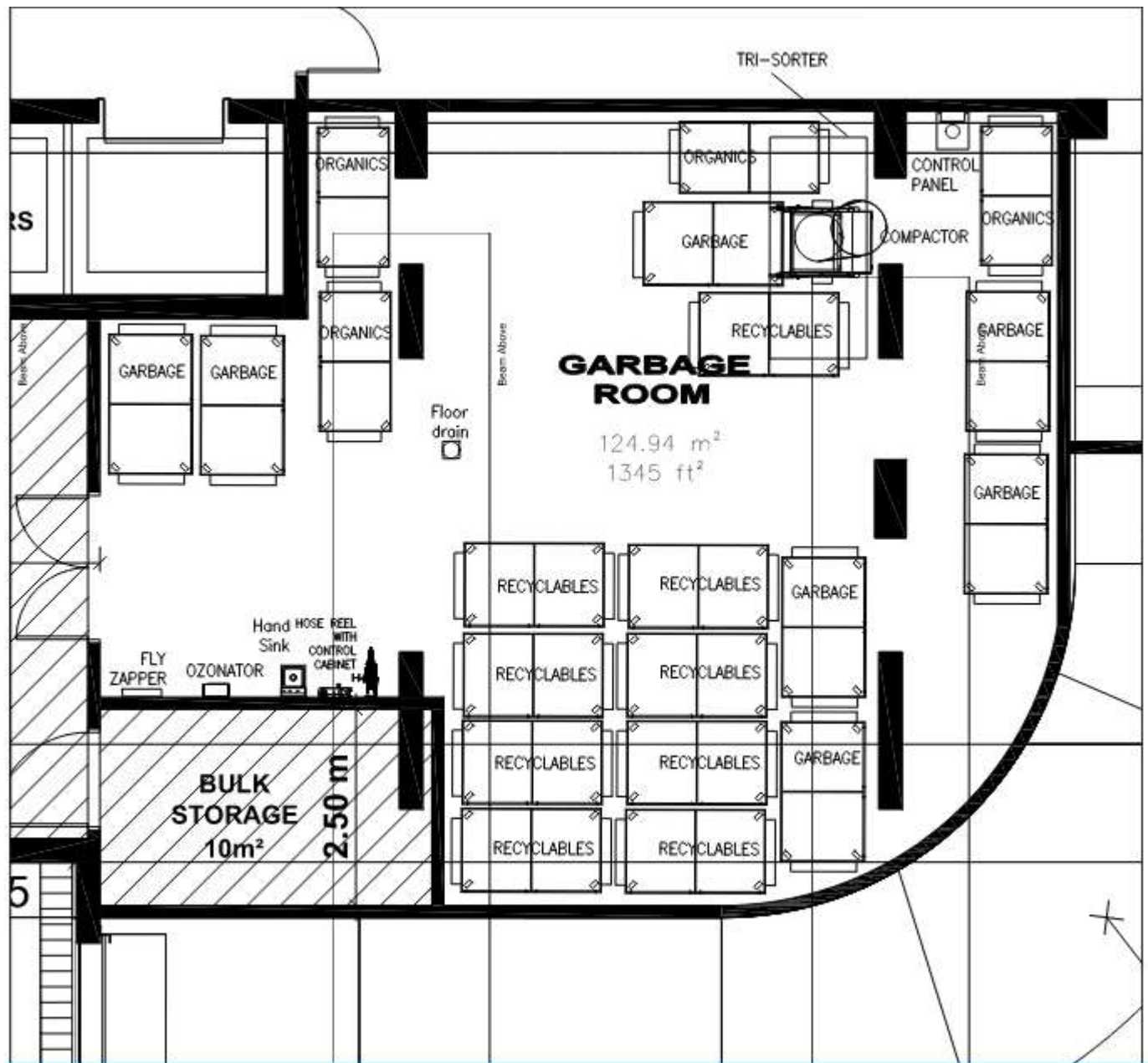
### Landscape Waste

- It is expected the Landscape Contractor will be responsible for removing their own materials from the site.

# APPENDIX 1.1 Site Plan



## APPENDIX 1.2 Residential Waste Room Layout



## APPENDIX 1.3 Waste Truck Diagram

