



**City of Placentia**  
Public Works Department  
401 East Chapman Avenue  
Placentia, CA 92870  
(714) 993-8148  
www.placentia.org

# CONSTRUCTION & DEMOLITION WASTE MANAGEMENT PLAN

The City of Placentia adopted the 2016 Green Building Standard Codes (CALGreen) which set forth recycling requirements for construction and demolition (C&D) projects. As of January 1, 2017, CALGreen requires the recycling and/or salvaging for reuse a minimum of 65% of the non-hazardous construction and demolition project waste

## **Instructions/General Information**

### *When is the Construction and Demolition Waste Management Plan Required?*

The following projects trigger the Construction and Demolition (C&D) Waste Management Plan (WMP) requirements set forth in the Placentia Municipal Code Section (PMC) 8.0.40.390.

- Residential additions of 500 square feet or more.
- Tenant improvements of 500 square feet or more.
- New structures of 500 square feet or more.
- All projects incorporating demolition regardless of their square footage.
- All City public works and construction projects which are awarded pursuant to a competitive bid procedure.
- All roofing projects.
- Pool demolitions.
- Other projects determined by the City Administrator to generate sufficient debris to warrant collection by the City Franchisee or authorized Permittee.

The following projects are exempt from the special requirements of PMC Section 8.04.390:

1. Immediate or emergency demolition required to protect the public health, safety or welfare, as determined by the city administrator given prior to demolition.
2. A project for which an exception, conditional use permit or development plan review approval has been obtained from the city prior to the effective date of the ordinance codified in this chapter and substantial construction work has commenced thereunder.
3. A project for which a valid building permit has been lawfully issued by the city prior to the effective date of the ordinance codified in this chapter and substantial construction work has commenced thereunder.
4. Work for which only a plumbing, electrical, or mechanical permit is required.
5. Seismic tie-down projects.
6. Installation of add on prefabricated accessories such as monument signs or antenna where no structural building modifications are required. New installations are not exempt.
7. Flag poles.
8. Residential patio covers.
9. Wall signs

All contractors or owner-builders applying for a permit are required to complete a project form and attest that only an authorized City agent will be used to haul debris and other solid waste generated by that project.

If your project requires the completion of a WMP, you will be required to complete a WMP before Permit Issuance

## Construction & Demolition Waste Management - FAQ's & Guidelines

### ***What is the City's required diversion rate?***

The City of Placentia requires that at least 65 percent of all construction/deconstruction waste generated within the City be diverted from landfills.

### ***Will staff review my C&D Waste Management Plan?***

Yes, City staff will review the WMP within two weeks and determine whether it fully complies with the Ordinance's diversion requirements.

- Deconstruction – In preparing the WMP, applicants for demolition permits involving the removal of all or part an existing structure shall consider deconstruction, to the maximum extent practicable. Deconstruction can be used to meet the sixty-five percent diversion requirement provided it is accounted for in the WMP.

### ***If I do not use Republic Services (dba Placentia Disposal), can I haul my own materials?***

Yes, you can haul your own materials as long as you use your own forces and own equipment. A list of Permitted Recycling Dealers is attached to this packet for your convenience.

### ***Is there a deposit required?***

All contractors or owner-builders are required to place a deposit with the City to ensure their compliance with the required use of an authorized City agent. The specific deposit amount shall range from a low of \$100 to a high equivalent of 3% of the total project value.

### **Construction/Deconstruction Activities**

<b><u>Project</u></b>	<b><u>Deposit</u></b>
Demolition of projects of less than 200 square feet	\$100.00
201 to 1,000 square feet	\$500.00
1,000 to 5,000 square feet	\$1,000.00
Over 5,000 square feet	3 % of total project value

### **New Construction**

<b><u>Project</u></b>	<b><u>Deposit</u></b>
Projecting less than 1 ton of material to be hauled off-site	\$100.00
Between 1 and 5 tons hauled	\$500.00
5 to 50 tons hauled	\$1,000.00
Over 50 tons hauled	3% of total project value

***If your project has both components (demolition & construction) your deposit will be the larger of the two amounts.***

***Performance Security Deposit Refund Requirements*** – Within 30 days after construction has been completed for the project, the WMP must be submitted to the Public Works Department, along with receipts for all discarded materials and facility receipts for all recycled materials that demonstrate compliance with the recycling requirements of the C&D Ordinance. All submitted documented MUST demonstrate that 65% of the materials were recycled or reused or that Republic Services was used for all hauling. Documentation must include receipts of all recycling and disposal manifests or a report from the recycling dealer/refuse hauler identifying amounts of waste recycled and disposed.

The receipts must include the following information:

- Information about the facility
- Tonnage amounts
- Project Address
- Appropriate coding to indicate that the material was recycled or disposed.

Once we determine compliance with the Ordinance, it will take approximately 2 weeks from the date all required documents were submitted to the Public Works Department to receive the refund.

\*\*It should be noted that it is the applicants and/or sub-contractors' responsibility to insure that the correct material type is indicated on each C&D receipt.

### ***Forfeiture of the Security Deposit***

The Security Deposit may be forfeited in whole for the following reasons:

- If you do not use approved facilities or permitted haulers for this project.
- If the actual diversion rate for this project does not meet the C&D Ordinance's minimum required diversion rate of 65 percent.
- **If you do not submit WMP paperwork and receipts/documentation within 30 days of Final Building Inspection approval.**

### **Final Review**

Remember to sign the form also check the form to be sure that all entries are legible, accurate, and complete.

Should you have any questions or concerns, please contact Elsa Robinson, Senior Management Analyst at (714) 993-8189 or [erobinson@placentia.org](mailto:erobinson@placentia.org).

**CITY OF PLACENTIA  
PUBLIC WORKS DEPARTMENT  
CONSTRUCTION & DEMOLITION  
WASTE MANAGEMENT PLAN QUESTIONNAIRE FOR ROOFING PROJECTS**

Owner Name: \_\_\_\_\_

Owner Address: \_\_\_\_\_

Contact Name: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Property Address: \_\_\_\_\_

Description of Project: \_\_\_\_\_

Materials removed from property:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Location where materials were hauled:

\_\_\_\_\_  
\_\_\_\_\_

Location where materials were recycled:

\_\_\_\_\_  
\_\_\_\_\_

<b>Material</b>	<b>Total Generated (Lbs)</b>	<b>Total Recycled (Lbs)</b>	<b>Destination</b>
<b>Wood</b>			
<b>Clay</b>			
<b>Metal</b>			
<b>Composition Shingles/Asphalt</b>			
<b>Other</b> _____			
<b>Other</b> _____			

Applicant's Signature: \_\_\_\_\_

Applicant Name (please print): \_\_\_\_\_

Date: \_\_\_\_\_

Should you have any questions, please contact Matthew Di Mario, Interim Administrative Assistant at (714) 993-8148 or via email at [mdimario@placentia.org](mailto:mdimario@placentia.org).

**C&D CONVERSION TABLE**

<b>Check Each conversion being used.</b>				
Mixed C&D Materials	1 cubic yard	=		500 pounds
Mixed Inerts	1 cubic yard	=		1 ton
Asphalt, Brick, Concrete, Dirt (separated from other materials)	1 cubic yard	=		1 ton
Lumber	1 cubic yard	=		150 pounds
Asphalt Shingles	1 cubic yard	=		419 pounds
Asphalt/Tar Roofing	1 cubic yard	=		2,919 pounds
Wood Shake Shingle Roofing	1 cubic yard	=		435 pounds
Metals	1 cubic yard	=		906 pounds
Sheetrock	1 cubic yard	=		394 pounds
Yard Trimmings	1 cubic yard	=		108 pounds

Other Salvaged Items

<b>Salvaged Items</b>	<b>Estimated Pounds/2,000</b>	<b>=</b>	<b>Tons</b>
Example: Cabinets, doors, windows, toilets, etc.	100/2,000	=	.05

If you believe you have justification for using a different conversion than above, please explain below:

## List of Local C & D Recyclers

Note, there are many facilities that accept recyclable construction material. To qualify for diversion, you must show proof of receipt through weight tickets that the construction debris was accepted at the facility. For further information or clarification, please contact the City of Placentia Public Works Department at (714) 993-8148.

The categories of recyclable materials are as follows:

- Construction and Demolition Materials: Brick, Concrete, Dirt, Granite, Gravel, Pavement/Asphalt and Sand
- Metals: Aluminum cans, Ferrous/Non-Metals, Scrap Metals, Tin Cans, and White Goods (Stoves, Refrigerators, etc.)
- Green Waste: Compost, Grass Clippings, Leaves, Prunings, Christmas Trees
- Glass: Beverage Containers, Crushed Glass, and Window Panes
- Wood: Bark, Boards, Planks, Chips, Pallets, Plywood, Sawdust and Shavings

<b>Franchise Hauler Recycling Facility</b>					
Republic Services 1131 N. Blue Gum Street Anaheim, CA 92806 (714) 238-3300					

<b>Recycling Dealer</b>	<b>C&amp;D</b>	<b>Metals</b>	<b>Green Waste</b>	<b>Glass</b>	<b>Wood</b>
Dan Copp Crushing 1120 N. Richfield Rd. Anaheim, CA 92807 (714) 777-6400					
Madison Materials 1035 East 4 <sup>th</sup> Street Santa Ana, CA 92701 (714) 664-0159					
Ewles Materials (Irvine) 16081 Construction Circle Irvine, CA 92606 (949) 552-6008					
Sun West Metals 1150 N. Anaheim Street Anaheim, CA 92801-2502 (714) 635-0470					
Sunset environmental					
Tierra Verde Industries 7973 Irvine Blvd. Irvine, CA 92618 (949) 551-0363					

## DEFINITIONS

For the purposes of these instructions, the following definitions apply:

- 1) "Applicant" means any individual, firm, limited liability company, association, partnership, political subdivision, government agency, municipality, industry, public or private corporation, or any other entity whatsoever who applies to the City for the applicable permits to undertake any construction, demolition, or renovation project within the City.
- 2) Class III Landfill must have a solid waste facility permit from CalRecycle.
- 3) "Construction" means the building of any facility or structures in order to salvage as much material as possible.
- 4) "Demolition" means the decimating, razing, ruining, tearing down or wrecking of any facility, structure, pavement or building, whether in whole or part, whether interior or exterior.
- 5) "Disposal" means the final disposition of construction and demolition or inert material, including but not limited to:
  - a. Stockpiling onto land of construction and demolition material that has not been sorted for further processing or resale, if such stockpiling is for a period of time greater than thirty days; or
  - b. Stockpiling onto land of construction and demolition material that has been sorted for further processing or resale, if such stockpiling is for a period of time greater than one year; or
  - c. Stockpiling onto land of inert material that is for a period of time greater than one year or
  - d. Disposal of construction and demolition or inert material to a landfill.
- 6) "Enforcement agency (EA)" means an enforcement agency as defined in Public Resources Code Section 40130.
- 7) "Inert Backfill Site" means any location other than an inert landfill or other disposal facility to which inert materials are taken for the purpose of filling an excavation, shoring, or other soils engineering operation.
- 8) "Inert disposal/inert waste landfill" means a disposal facility that accepts only inert waste such as soil and rock, fully cured asphalt paving, uncontaminated concrete (including fiberglass or steel reinforcing rods embedded in the concrete), brick, glass, and ceramics, for land disposal.
- 9) "Inert solids/inert waste" means non-liquid solid resources including, but not limited to, soil and concrete, that do not contain hazardous waste or soluble pollutants at concentrations in excess of water quality objectives established by a regional Water Board pursuant to Division 7 (Section 13000 et. seq.) of the California Water Code and does not contain significant quantities of decomposable solid resources.
- 10) "Mixed material" means loads that include commingled recyclables and non-recyclable materials generated at the project site.
- 11) "Mixed material recycling facility" means a processing facility that accepts loads of mixed construction and demolition debris for the purpose of recovering reusable and recyclable materials and disposing the non-recyclable residual materials.

- 12)“Performance security” means any performance bond, surety bond, money order, letter of credit, certificate of deposit or restricted bank account, provided to the City.
- 13)“Post-consumer material” as defined in Public Contract Code Section 12200(b) means a finished material which would have been disposed of as solid waste, having completed its life cycle as a consumer item, and does not include manufacturing wastes. Post-consumer material is generally any product that was brought by the consumer, used, and then recycled into another product.
- 14)“Recycled product” as defined in Public Contract Code Section 1200(a) means all materials, goods, and supplies, with no less than 50 percent of the total weight in which consists of secondary and post-consumer material with not less than ten percent of its total weight consisting of post-consumer material. This definition applies to paper products, plastic products, compost and co-compost, glass products, lubricating oils, paints, solvents, retreaded tires, tire-derived products, and steel products. A recycled product also includes products that could have been disposed of as solid waste having completed its life cycle as a consumer item, but otherwise is refurbished for reuse without substantial alteration of its form.
- 15)“Renovation” means any change, addition, or modification in an existing structure.
- 16)“Salvage” means the controlled removal of construction and demolition material from a permitted building or construction site for the purpose of recycling, reuse, or storage for later recycling or reuse.
- 17)“Sanitary wastes” means materials that require special handling procedures such as liquid wastes including domestic sewage.
- 18)“Secondary material” as defined in Public Contract Code Section 12200(c) means fragments of finished products or finished products of a manufacturing process, which as converted a resource into a commodity of real economic value, and includes post-consumer material, but does not include excess virgin resources of the manufacturing process. This material did not reach the consumer prior to being recycled.
- 19)“Sediment” means soil and other material that has been eroded and transported by storm or well production runoff water.
- 20)“Virgin material” means the portion of the product made from non-recycled material, that is, the condition of approval on any construction or demolition permit issued for a covered project.