

Case Study:

Visual Waste Audit & Development of Waste Management Program at Multi-Tenant Shopping Center

The Shops at Waterford, Dublin, CA

Property Manager: Colliers International

The Shops at Waterford is a 127,000 sf shopping center located in Dublin, CA. Tenants at this center were not properly separating their recycling, they were about to be out of compliance with a new food composting requirement, waste collection costs were high, the city was requiring a new garbage enclosure to be built at a cost of \$100,000, and the property manager was spending lots of time trying to manage the garbage service.



Synergis – Zero Waste Group was contracted by the property manager to resolve these problems and manage the garbage program. Synergis performed a visual waste audit to determine the current recycling rate, generate contamination data and determine current bin use inefficiencies. Using the results of the waste audit, Synergis provided the appropriate tenant training on proper recycling, implemented Best Management Practices for waste handling, implemented a food waste composting program for the restaurants, and fine-tuned the use of the existing enclosures so that a new enclosure was not needed. As a result, **the program was brought into compliance through tenants properly separating their recyclables and food waste, 864 tons of garbage were recycled or composted per year, greenhouse gas emissions were reduced by 1,164 metric tons, the construction of a \$100,000 garbage enclosure was avoided, the property manager spent less time on garbage issues, and garbage costs were reduced by 34%. Synergis' ongoing management service controls costs and keeps the program running smoothly through monthly site inspections and tenant re-training.**