

SASM R1 Riverside Development

- I. Development alongside and adjacent to the river will be expected to contribute to improvements and enhancements of the river environment and should ensure that homes establish a relationship with the river.
- II. Development should maximise the benefits of the river setting in terms of views and vistas **while generating natural surveillance of the water space**, create public spaces as focal points, and incorporate uses that enable the local community and public to enjoy the riverside, especially at ground level in buildings fronting the river **and along the waterway's towing paths**.
- III. All development proposals alongside or adjacent to the river should:
 - a. Enhance existing public access to the riverside where improvements are feasible; or
 - b. Provide new public access to the riverside where possible and maintain existing points of access to the foreshore. All major development proposals adjacent to the river shall provide public access.
 - c. Provide suitable parking, refuse and recycling facilities and utilities infrastructure where additional moorings are proposed.
 - d. **Not adversely affect the integrity of the waterway structure, navigational safety, safety of all waterway users, ecology or biodiversity of the waterway.**