

2.1.2 Code for Waterways and Wetlands

PURPOSE

The purpose of this code is to provide for the protection and enhancement of the ecological values and processes, environmental values (as defined in Volume 1 or declared under an environment protection policy or regulation pursuant to the *Environmental Protection Act 1994*) and functions of waterways, wetlands and fish habitat areas, by protecting and managing water quality, hydrological regimes, stream integrity and biodiversity.

PERFORMANCE CRITERIA	ACCEPTABLE MEASURES								
<p>P1 A buffer is maintained to protect and enhance the environmental values and ecosystem services of waterways, wetlands and fish habitat areas having regard to:</p> <ul style="list-style-type: none"> • fauna habitats; • adjacent land use impacts; • stream integrity; • sustainable aquatic and wetland ecosystems; and • recreational amenity. 	<p>A1.1 width of buffer vegetation is provided of at least:</p> <p>(a) 100m around the perimeter of a Significant Coastal Wetland shown on Figure 4-2.1.2(b); and</p> <p>(b) 50m around the perimeter of a Local Wetland shown on Figure 4-2.1.2(b);</p> <p>AND</p> <p><i>For all Precincts except for Town Centre Core Precincts:</i></p> <p>A1.2</p> <p>(a) A width of buffer vegetation is provided adjacent to the defining bank of a waterway in accordance with the following:</p> <table border="1" data-bbox="667 1191 1337 1413"> <thead> <tr> <th>Stream Order (as identified on Figure 4-2.1.2(a))</th> <th>Buffer Width</th> </tr> </thead> <tbody> <tr> <td>5 and above</td> <td>50m</td> </tr> <tr> <td>3 and 4</td> <td>25m</td> </tr> <tr> <td>1 and 2</td> <td>10m</td> </tr> </tbody> </table> <p><i>For the purposes of this acceptable measure, the defining bank is to be determined in accordance with Figure 4-2.1.2c. The buffer width does not include any part of the waterway itself.</i></p> <p>OR</p> <p>(b) For waterways where a revetment wall exists, all buildings and structures higher than 1.0 metres above ground level are set back 4.5 metres from the property boundary adjoining the waterway.</p> <p><i>For Town Centre Core Precincts:</i></p> <p>No Acceptable Measure is nominated.</p> <p><i>In relation to A1.1 and A1.2 above, where there is conflict with the Code for Agriculture and Animal Husbandry, Code for Development and Use of Intensive Animal Industries and Aquaculture, Code for Development of Detached Houses and Display Homes and Code for Caretaker’s Residences the buffer distances to waterways and wetlands in these codes shall prevail.</i></p>	Stream Order (as identified on Figure 4-2.1.2(a))	Buffer Width	5 and above	50m	3 and 4	25m	1 and 2	10m
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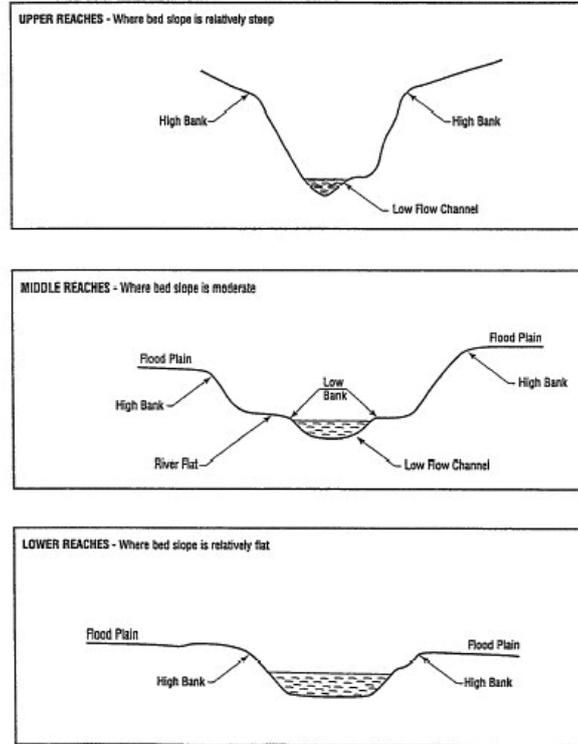
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2. GENERAL LAND USE AND DEVELOPMENT CODES

PERFORMANCE CRITERIA	ACCEPTABLE MEASURES
P1 continued	<p>AND</p> <p>A1.3 All existing native vegetation within the buffer established under A1.1 or A1.2 is retained and, is supplemented using locally indigenous plant species so that a locally representative community is provided.¹⁰</p> <p>AND</p> <p>A1.4 Buildings, structures and on-site infrastructure are located outside the vegetated buffer areas provided in accordance with A1.1 - A1.3.</p>
P2 The hydrologic regime of wetland areas is maintained or enhanced to protect its natural integrity.	<p>A2.1 The existing hydrologic regime of surface and ground waters to and from a wetland is not altered through channelisation, redirection or interruption of flows, other than where necessary for the natural enhancement of the wetland.</p> <p>AND</p> <p>A2.2 No interference or modification of channels within a wetland occurs, other than where necessary for the natural enhancement of the wetland.</p>
P3 Stream integrity and in-stream habitat are protected or enhanced.	<p>A3.1 No direct interference or modification of the waterway channel or instream habitat occurs other than where necessary for the natural enhancement of the waterway.</p> <p>AND</p> <p>A3.2 Where enhancement is necessary, the principle of natural channel design is followed. That is, hydraulic conveyance requirements of engineered or affected channels are maintained, while environmental values are improved.</p>
P4 Stormwater discharges are treated before entering the waterway or wetland buffer to prevent adverse impacts on the buffer's integrity and on the receiving waters.	<p>A4.1 Water entering vegetated buffers adjacent to waterways and wetlands meet the water quality objectives set out in Planning Scheme Policy 5: Operational Works.</p>
P5 Buildings, structures, outdoor activity areas and on-site infrastructure are sited and designed so that they do not detract from the visual quality of waterways and wetlands and the adjacent vegetated buffers.	<p>No Acceptable Measure is nominated</p>

¹⁰ A rehabilitation plan may be required to demonstrate the ability to comply with this measure or as a condition of approval. Planning Scheme Policy No.3 outlines the appropriate measures to be taken for rehabilitation.

FIGURE 4-2.1.2 (c) - Diagrammatic representation of the Defining Bank



Where there is any doubt, the defining bank is the terrace or bank or, if no bank is present, the point on the activezone, which confines the average 2 year ARI flows, as illustrated below.

