

TRAILS & GREENWAYS

All waterfront properties must provide public access to the river. Consider the following: **EQ.35**

- Provide public features at key points, such as waterfront lookout points, rest spots and entry gateway elements.
- Design all elements of the Perimeter Trail to have a high quality, cohesive appearance that harmonizes with the riverfront community context.
- Use a cohesive palette of durable, high quality materials which are appropriate to the use and the local climate. Maximize the use of environmentally responsible materials.

Each development which is identified on the Parks, Trails and Greenway Streets Map as accommodating a portion of any trail or greenway must provide the trail or greenway route (e.g. dedicate or gift land, provide a right-of-way or easement) and construct the walkway for use by the general public. **EQ.36**

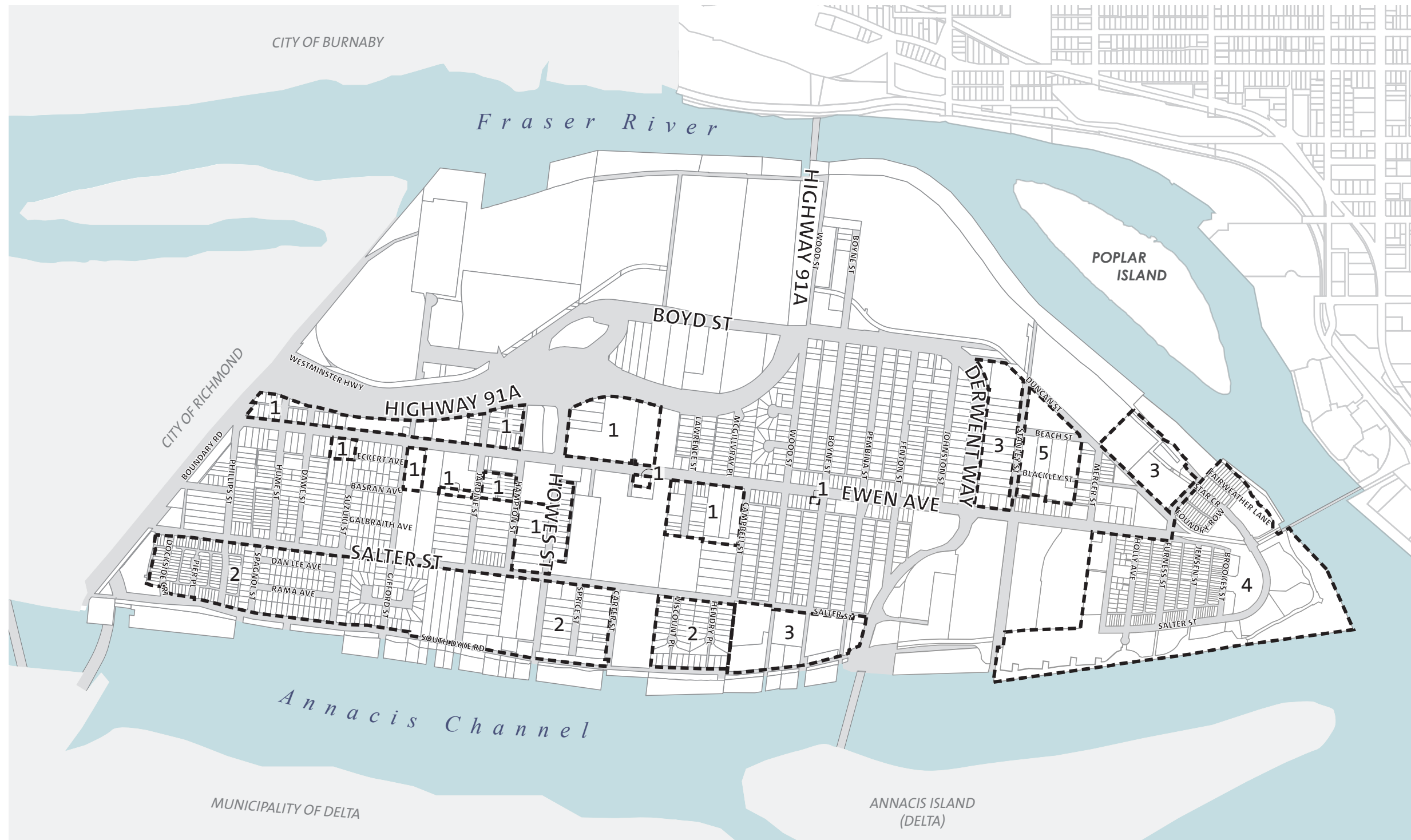
Each development adjacent to any trail, as identified on the Parks, Trails and Greenway Streets Map, must set buildings and other structures well back from the walkway. Ensure the separation between private and public space is visually and physically well-defined (e.g. planting, low fences, hedges). Ensure there are no barriers to public access to the walkway. **EQ.37**

#4 Port Royal

The Port Royal area, identified as Development Permit Area #4 [see Map B], is designated in order to provide a framework for the development of the Port Royal community. This Development Permit Area establishes objectives and guidelines for the form and character of multi-family and intensive residential development.

This area of Queensborough has been developed in conformance with Development Guidelines titled Port Royal Phase II Development Guidelines dated December 2000. As the Port Royal area reaches development capacity, development permits issued in this area shall continue to be in accordance with these design guidelines. Future revisions to the Queensborough Community Plan will re-evaluate the design guidelines for this area to ensure that it continues to evolve in the way best suited to the community.

Map B Residential Development Permit Areas



Residential Development Permit Areas

1. Ewen Avenue Multi-family
2. Compact Lot
3. East Queensborough
4. Port Royal
5. Queensborough Eastern Node

DEVELOPMENT PERMIT AREAS

[BYLAW NO. 8021, 2018; 7982, 2018; 8151, 2019]