



8. BALL PARK HOLIDAY PARK REDEVELOPMENT



9. EASTERN FORESHORE



10. COROWA LAGOON RESERVE



10. LAGOON BOARDWALK VIEWING PLATFORM



11. OLD COROWA WELL



12. NEW BOAT RAMP



SOUTHERN PRECINCT ACTION PLAN:

THE SOUTHERN PRECINCT IS THE TOURIST HUB FOR THE RIVER FORESHORES. BALL PARK HOLIDAY PARK WILL PROVIDE THE TOURIST ACCOMMODATION, AND THE EASTERN RIVER FORESHORE AND THE COROWA LAGOON WILL PROVIDE THE RIVERSIDE PASSIVE RECREATION AREAS. THE CORRIDOR BETWEEN BRIDGE ROAD AND THE HOLIDAY PARK WILL BE OPENED TO THE PUBLIC ACCESS TO SERVICE A NEW BOAT RAMP. THE KEY ACTIONS IN THE PRECINCT ARE:

- 8 BALL PARK HOLIDAY PARK**
 - IMPLEMENT THE STAGED REDEVELOPMENT OF BALL PARK HOLIDAY PARK, PROVIDING A NEW ROAD NETWORK AND A MIX OF TOURIST CABINS AND SERVICED CARAVAN SITES. DEVELOPMENT WILL INCLUDE 2 NEW AMENITY BUILDINGS AND 3 NEW COMMUNAL BUILDINGS OVERLOOKING THE LAGOON, EASTERN FORESHORE, AND AQUATIC CENTRE. PROVIDE NEW RECREATIONAL FACILITIES THROUGHOUT THE PARK AND FENCE THE HOLIDAY PARK TO CLEARLY DEFINE THE BOUNDARIES. SEE DRG. BP-02 FOR BALL PARK HOLIDAY PARK MASTERPLAN
- 9 EASTERN FORESHORE AND COROWA RIVER WALK**
 - CLEAR WEED UNDERSTOREY AND ESTABLISH PICNIC SPACES ALONG THE RIVER FORESHORE
 - IDENTIFY RIVER ACCESS POINTS & ESTABLISH RIPARIAN VEGETATION WHERE ACCESS IS NOT REQUIRED
 - FORMALISE AND SEAL CAR PARKING AREAS AND SEAL THE ROADWAY TO THE LAGOON CAR PARK
 - CONSTRUCT A SHARE PATH 2.5 METRES WIDE FROM BEHIND BALL PARK OVAL TO THE LAGOON ALONG THE EASTERN RIVER FORESHORE WITH AN ALL-WEATHER SURFACE AND ENSURE ALL GRADES MEET ACCESSIBILITY REQUIREMENTS
 - PROVIDE ENVIRONMENTAL AND HERITAGE INTERPRETIVE SIGNAGE WHERE APPROPRIATE
 - PROVIDE STAIR ACCESS TO A NEW PUBLIC TOILET BUILDING AT THE TOP OF THE HOLIDAY PARK BANK
- 10 COROWA LAGOON**
 - DEVELOP PICNIC & BBQ SPACES OVERLOOKING THE LAGOON AND THE RIVER.
 - FORMALISE AND SEAL THE LAGOON CAR PARK
 - CONSTRUCT THE LAGOON BOARDWALK PROVIDING ACCESS BETWEEN THE LAGOON AND THE NEW BOAT RAMP
 - PROVIDE STAIR ACCESS TO A NEW PUBLIC TOILET BUILDING AT THE TOP OF THE HOLIDAY PARK BANK
 - REMOVE THE CONCRETE BOAT RAMP AND CONSTRUCT SANDY BEACHES ON THE FRINGES OF THE LAGOON.
 - CLEAR WEED UNDERSTOREY, IDENTIFY RIVER ACCESS POINTS & ESTABLISH RIPARIAN VEGETATION WHERE ACCESS IS NOT REQUIRED
 - PROVIDE ENVIRONMENTAL AND HERITAGE INTERPRETIVE SIGNAGE WHERE APPROPRIATE
- 11 OLD COROWA WELL**
 - UNDERTAKE A DETAILED BUILDING ASSESSMENT AND OPTIONS ANALYSIS TO IDENTIFY POSSIBLE ADAPTIVE RE-USE OF THE OLD COROWA WELL
 - CONSTRUCT NEW PUBLIC ACCESS ROAD, CARPARKING AND PATHWAYS AS APPROPRIATE
 - CLEAR WEED GROWTH AND REINSTATE THE HERITAGE LANDSCAPE AROUND THE BUILDING.
 - PROVIDE ENVIRONMENTAL AND HERITAGE INTERPRETIVE SIGNAGE WHERE APPROPRIATE.
- 12 BRIDGE ROAD RESERVE**
 - CONSTRUCT NEW PUBLIC ACCESS ROAD, CARPARKING AND TURNAROUND AREA
 - SITE FOR POSSIBLE NEW 2-LANE PUBLIC BOAT RAMP, WITH PARKING AND MANOEUVRING AREAS (OTHER SITES UNDER INVESTIGATION)
 - CONSTRUCT NEW PUBLIC TOILET NEAR TOP OF BOAT RAMP
 - CONSTRUCT PATHWAYS TO CONNECT LAGOON BOARDWALK TO ROWERS PARK

KEY:

- NEW BUILDINGS
- NEW ROADS & CARPARKS
- EXISTING ROADS
- PEDESTRIAN PATHWAYS (EXISTING & NEW)
- WATERCOURSE