



1 N07 - Masterplan
Scale 1:750

Neighbourhood 7

Area: ~4.39 Ha
Units: 167
Yield: ~38 U/Ha Gross

Neighbourhood 7 - Masterplan Overview

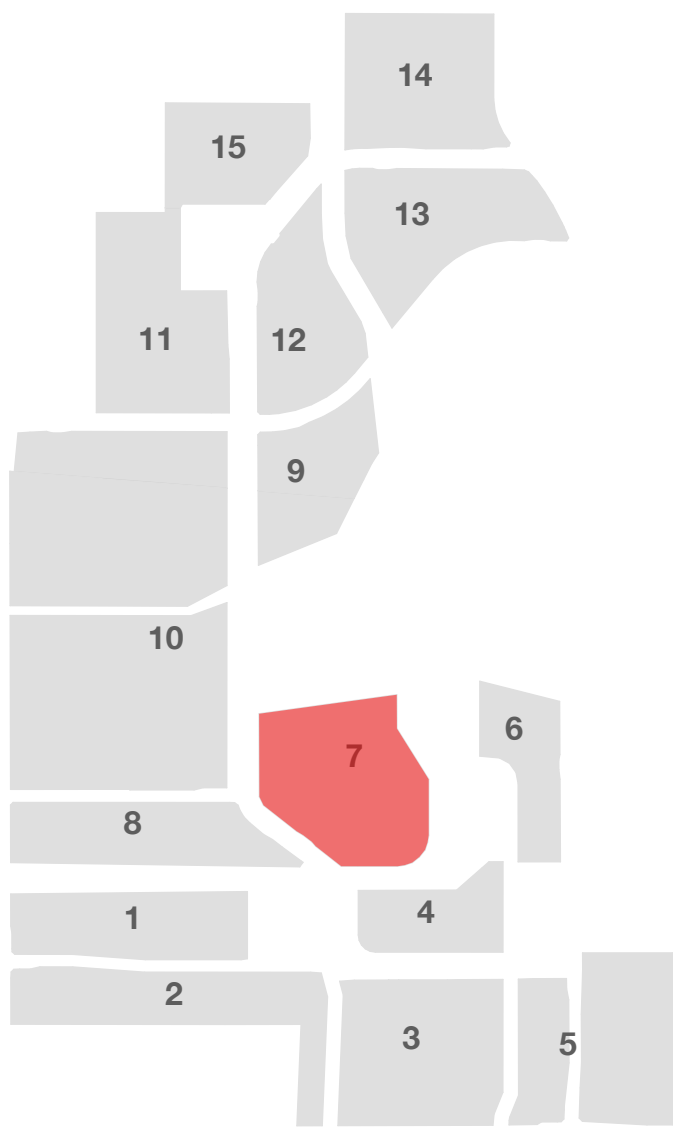
Sunfield

SUPPLEMENTARY INFORMATION

NOTE:

This plan set supersedes the original masterplan in terms of neighbourhood lot layout, function diagrams, and yield.

Drawings illustrate the design intent of a typical neighbourhood and are to be finalised with Council as part of the Engineering Planning Approval process.



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Prepared For:

WINTON

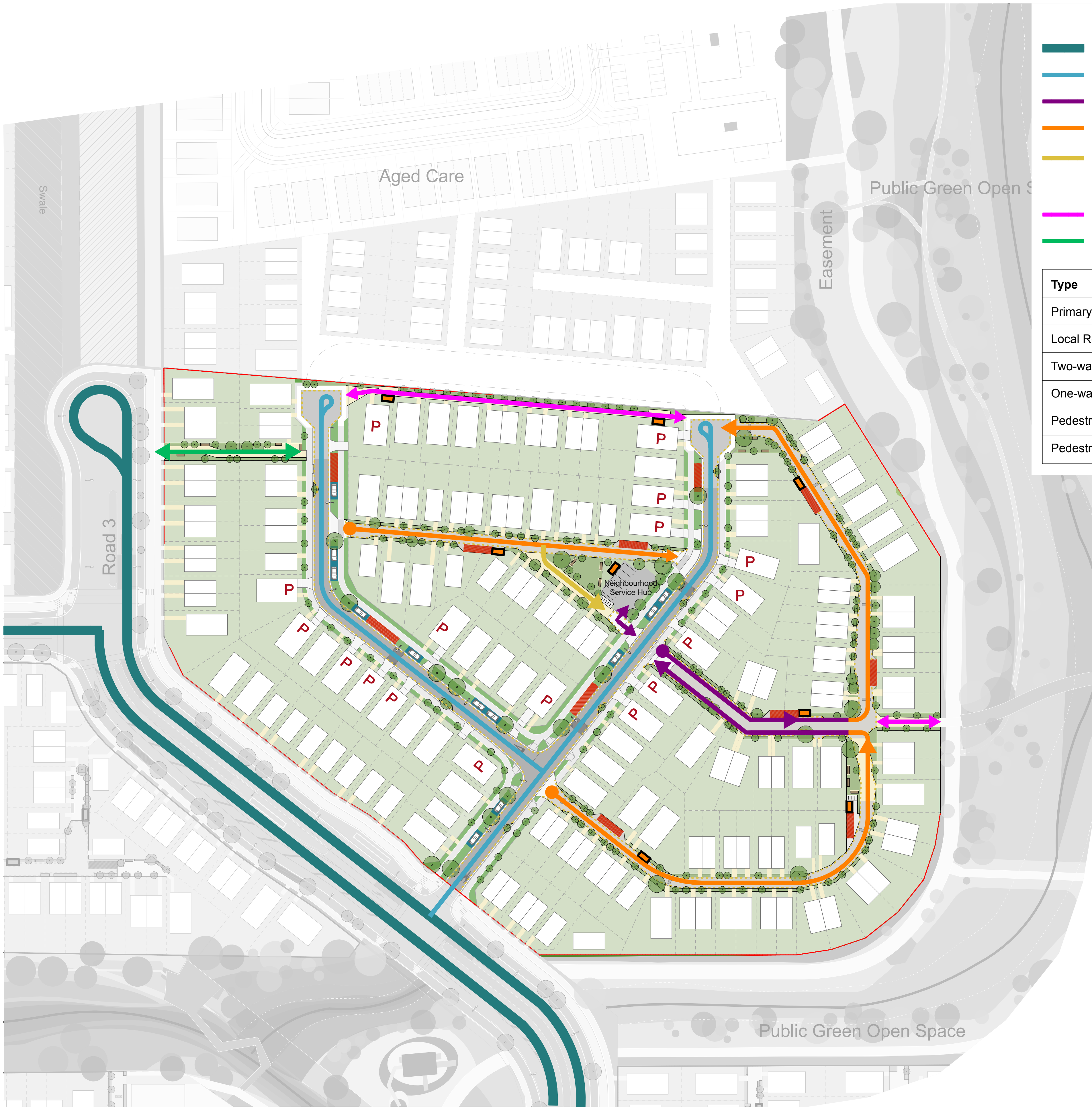
Project Title:
Sunfield Masterplanned Community

RESIDENTIAL PRECINCT

Layout Name:
**N07 Studies
Neighbourhood 7 -
Masterplan Overview**

Scale: 1:750 Original Paper Size: A1

Job No.: 2677 01 Layout I.D.: Revision:
r.D



LEGEND:

- Primary Road (Vested)
- Local Road (Vested)
- Two-Way Trafficable Lane (Private)
- One-Way Trafficable Lane (Private)
- Pedestrian Lane (Private)
Trafficable for maintenance vehicles and delivery of large goods
- Pedestrian Lane (Private)
- Pedestrian Lane (Vested)

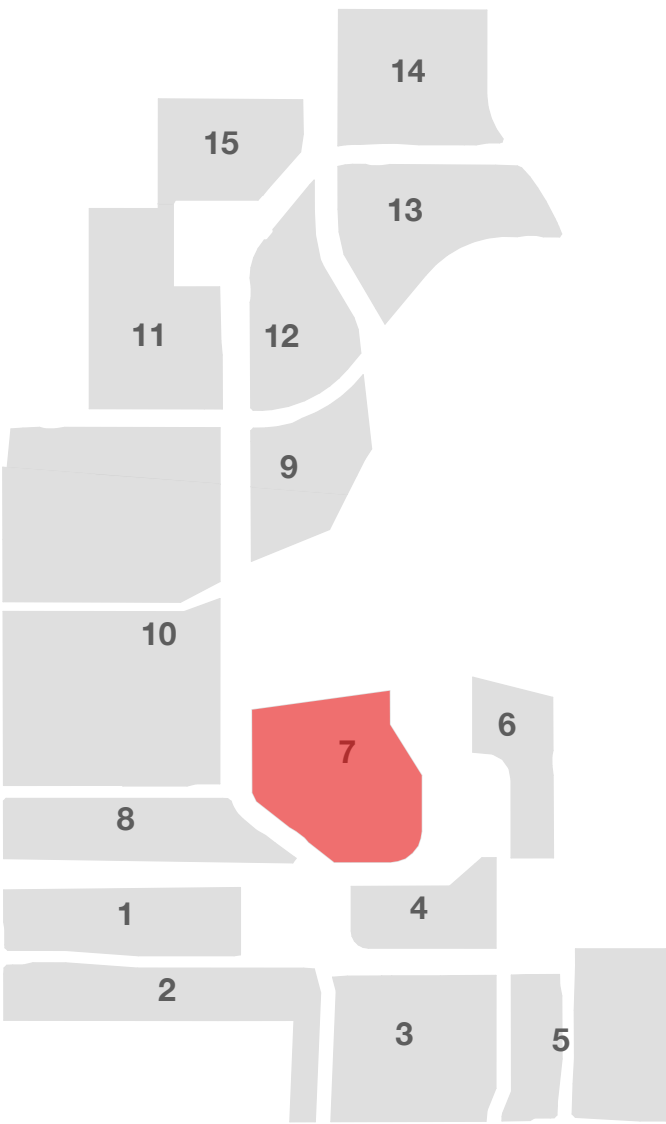
Type	Legal Width	Carriageway
Primary Road	Varies	Varies
Local Road	Nominal 16.00m	Nominal 6.00m
Two-way COAL	Nominal 6.00m	4.00m - 6.00m
One-way COAL	Nominal 6.00m	Nominal 4.00m
Pedestrian Lane Trafficable	Nominal 6.00m	3.00m
Pedestrian Lane	Nominal 6.00m	Nominal 3.00m

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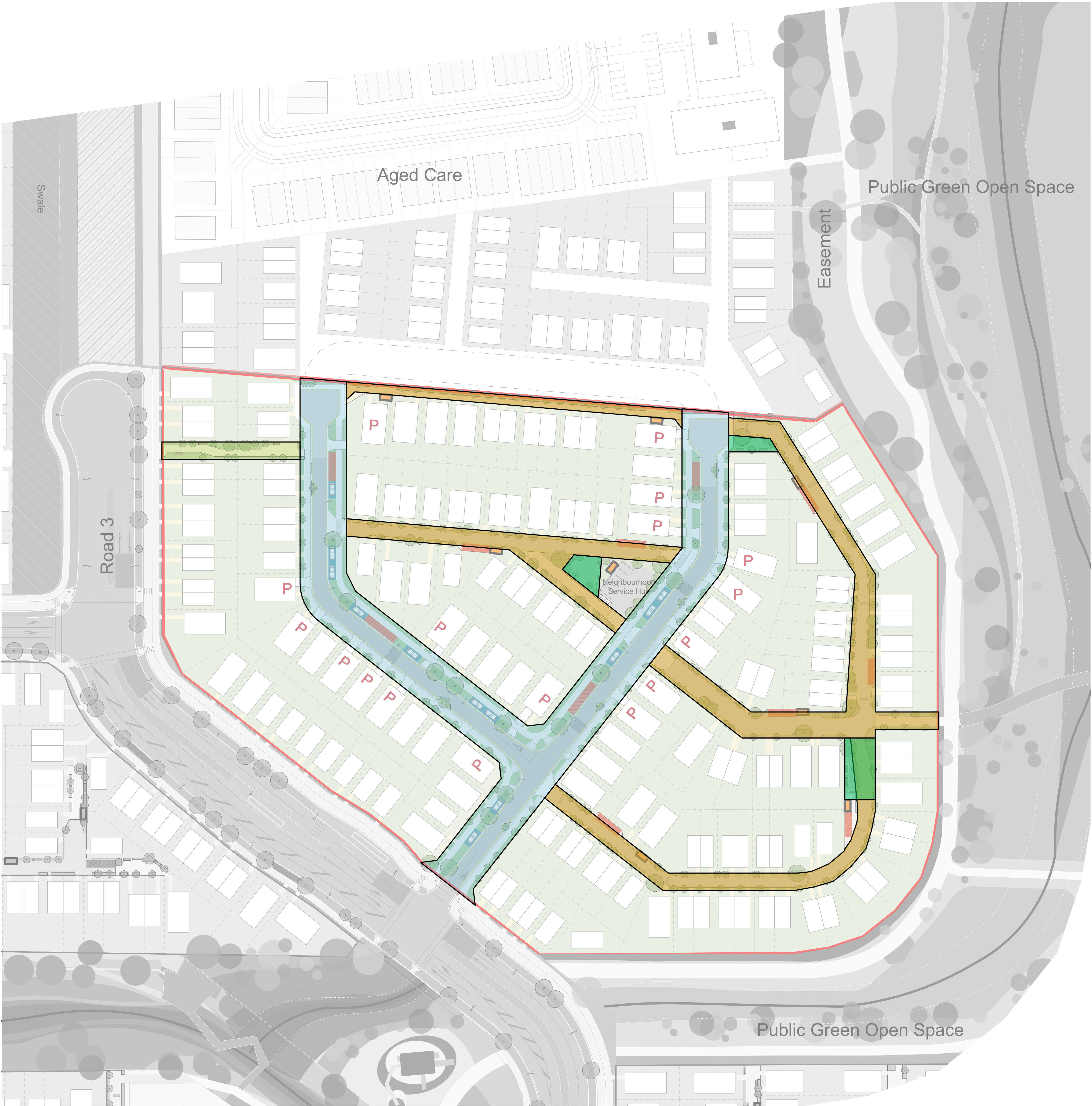
Layout Name:
N07 Studies
Neighbourhood 7 - Street Network

Scale: 1:750 Original Paper Size: A1

Job No.: 2677 02 Layout I.D.: Revision: r.D

Printed: 10/10/2025, 2:02 pm CAD Ref: 2677 Sunfield RC

Neighbourhood 7 - Street Network



1 N07 - Masterplan
Scale 1:750

LEGEND:

- Vested Roads
- Laneways / informal doorstep play (privately owned)
- Micro pocket park (privately managed)
- Vested Swale
- Vested Accessway

Neighbourhood 7 - Public Realm Ownership

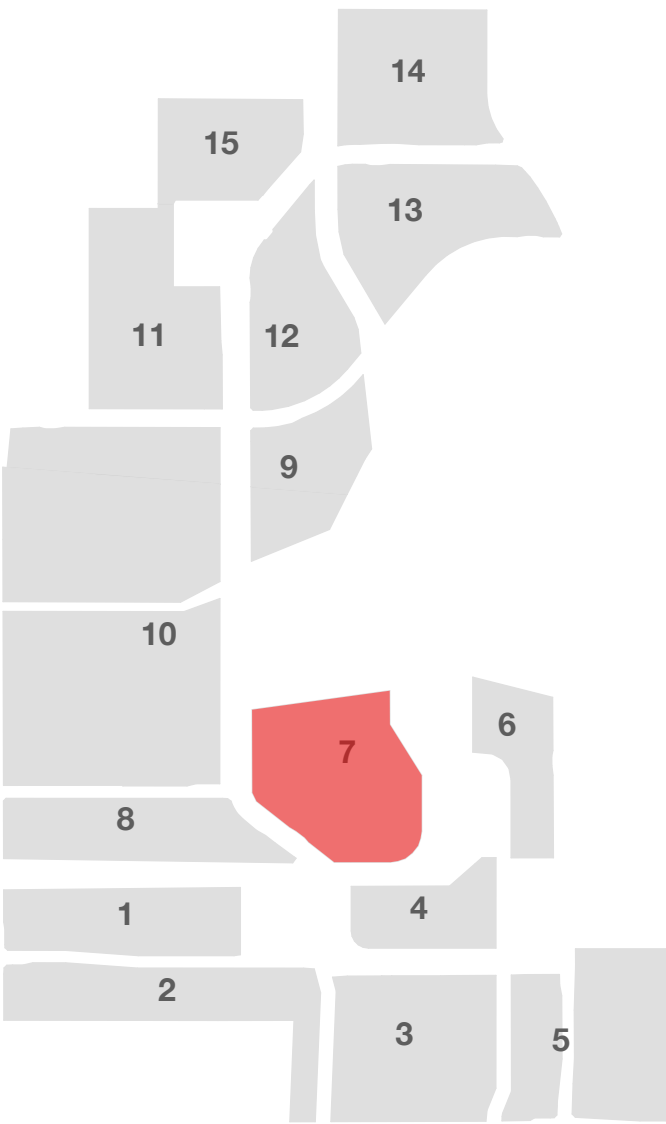
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Scale: 1:750		Original Paper Size: A1	
Job No.: 2677 03	Layout I.D.:	Revision: r.D	



LEGEND:		Number of Parks
P	One on-lot carpark (as per RC) (Pad or Garage)	17
P	Proposed New One on-lot carpark (Pad or Garage)	
P	Potential New on-lot carpark (Pad only - no garage)	
	Loading Zones	11
	On-street carpark/ Ride-share/ Time restricted visitor park.	12
	Neighbourhood Service Hub	5
	E-banks (cars, scooters, bikes)	To be determined at a later stage based on resident demand
	Ride-share	

TOTAL POTENTIAL CARPARKS 25 (excluding Loading Zones and time restricted visitor parking)

Note, additional uncovered parking available at the Local Hub (12 to be constructed for N07)

SUMMARY:

167 lots serviced by 34 parks

Initial car parking ratio =
1 dwelling : ~0.1 carpark (on-lot)
1 dwelling : ~0.1 carpark (common parking areas)

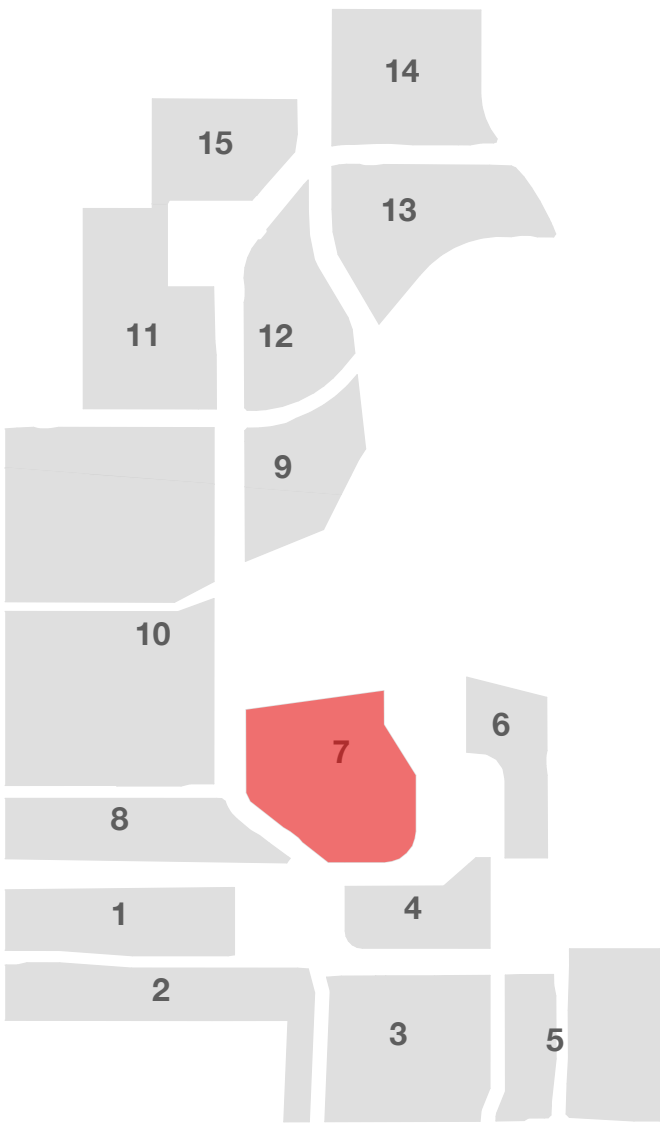
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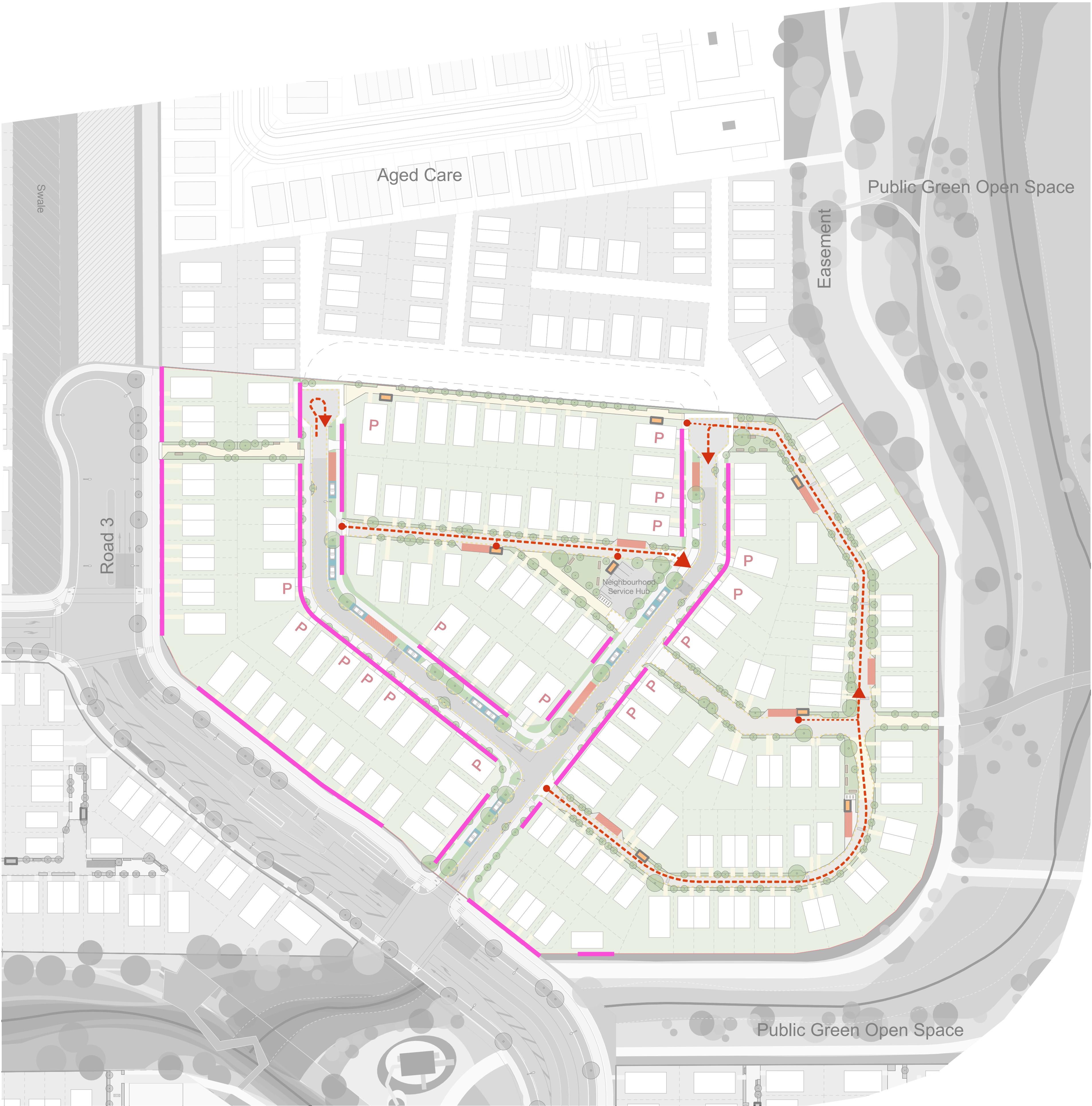
Layout Name:
N07 Studies
Neighbourhood 7 - Parking

Scale: 1:750 Original Paper Size: A1

Job No.: 2677 04 Layout I.D.: Revision: r.D

Printed: 10/10/2025, 2:02 pm CAD Ref: 2677 Sunfield RC

Neighbourhood 7 - Parking



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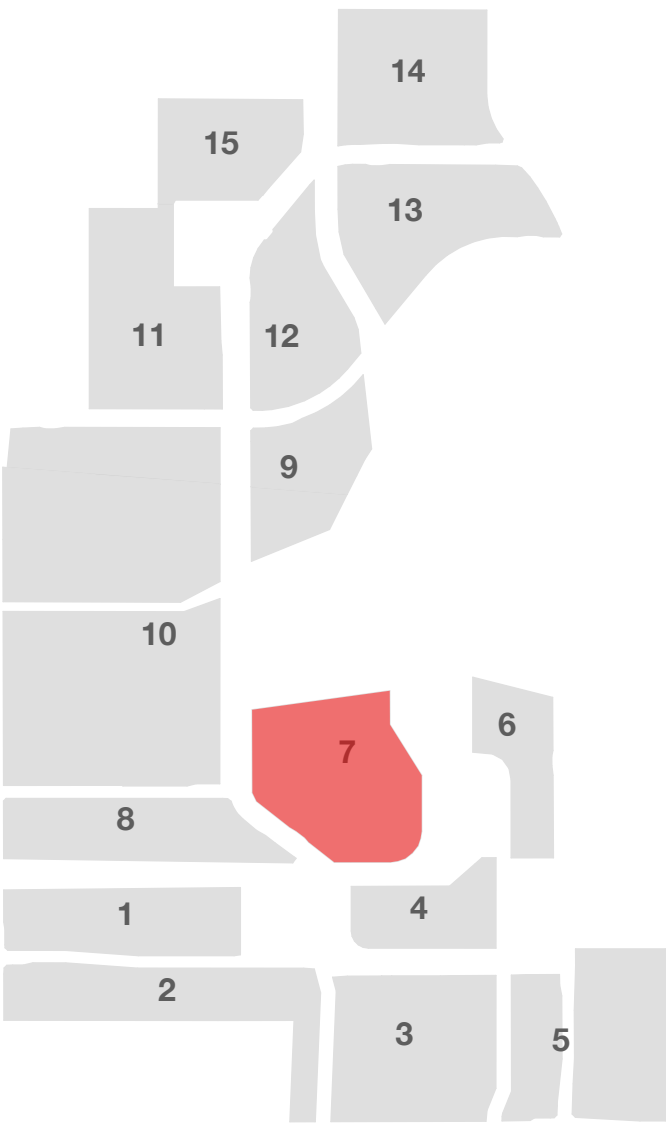
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LEGEND:

- Lots with Council bin collection on vested roads (no collection off Sunfield Loop)
- Communal Bin Store (to be used by the lots without Council collection)
- Private waste collection access route

Neighbourhood 7 - Refuse Strategy

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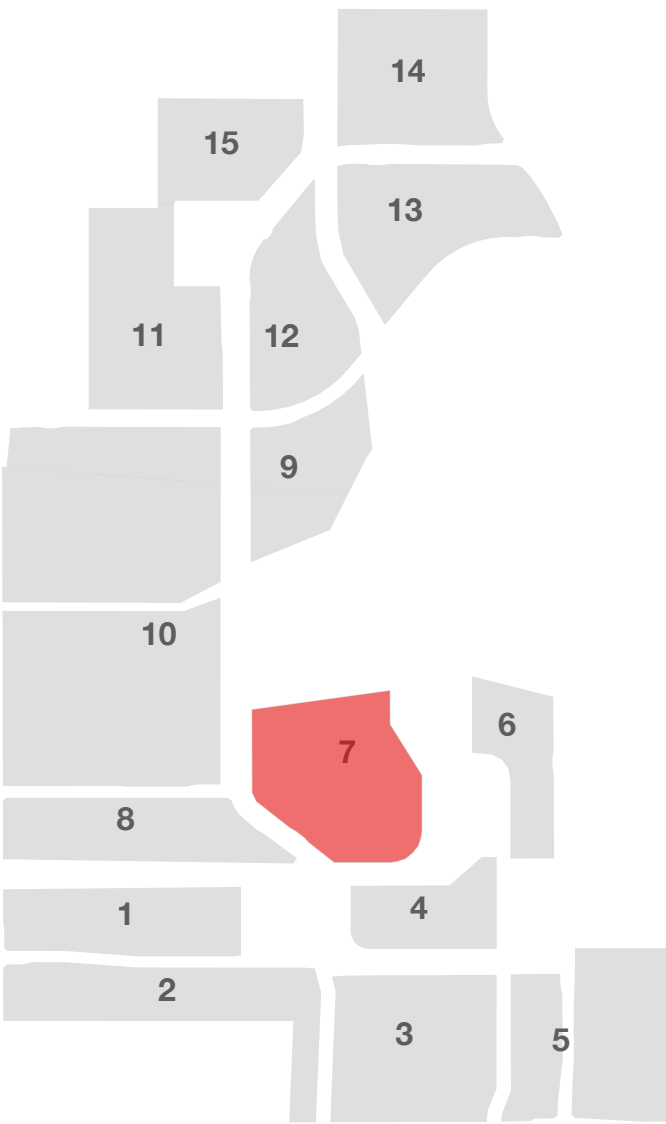
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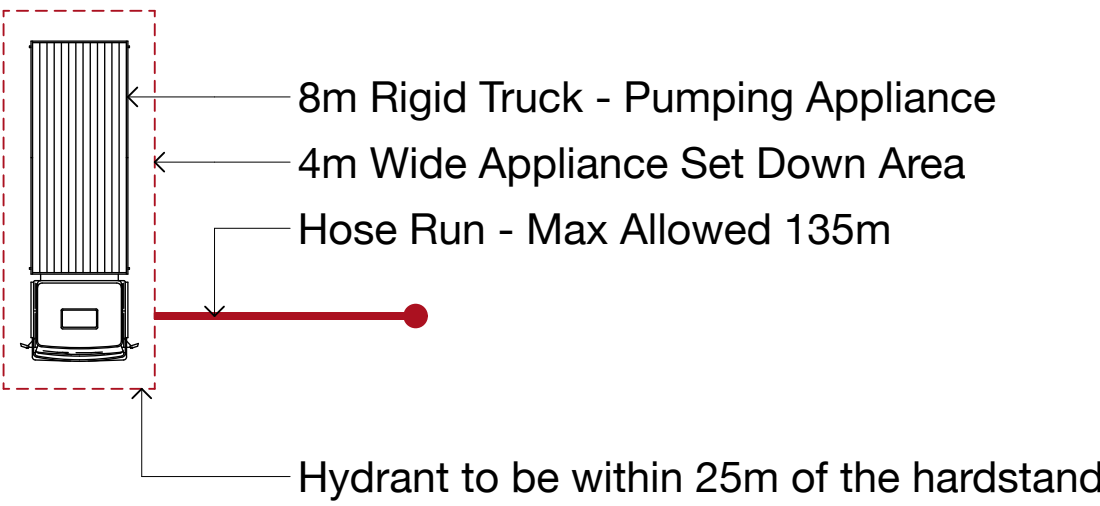


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RESIDENTIAL PRECINCT			
Layout Name: N07 Studies Neighbourhood 7 - Fire Access Strategy (Laneways)			
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Printed: 10/10/2025, 2:02 pm CAD Ref: 2677 Sunfield RC			

LEGEND:



Neighbourhood 7 - Fire Access Strategy (Laneways)



1 N07 - Fire Access Strategy
Scale 1:750



1 N07 - Masterplan
Scale 1:750

LEGEND:

- Emergency and service vehicles only
- 10 km/h speed zone
- No Parking
- No Vehicle Access

Note: All trafficable lanes wider than 4m are marked with broken yellow lines for no-parking.

Neighbourhood 7 - Signage (Laneways)

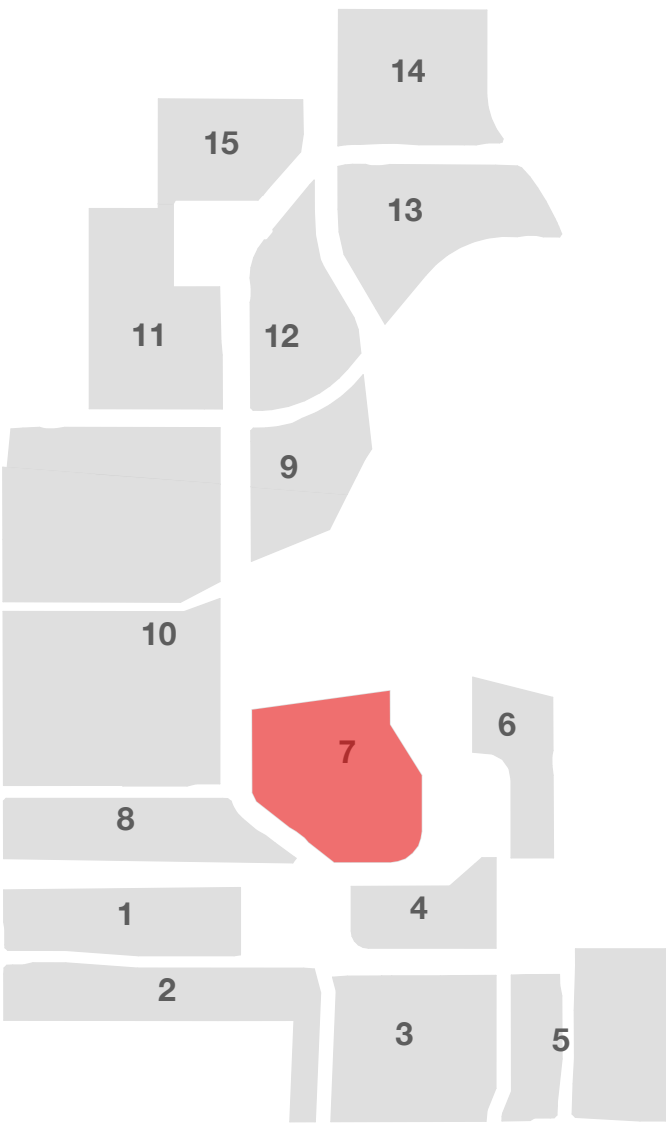
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