

Sunfield Open Space Strategy

Landscape Design Report

studiopacificarchitecture

October 2025

Reference: 2677

WINTON

Contents

Introduction	1
Open space purpose and outcome	3
Supporting documents.....	4
 Design proposal	 6
Open space network	6
Open space purpose and outcomes.....	7
Connectivity.....	8
Activity.....	9
Resilience	10
Biodiversity	11
 Open spaces	 13
Centralised Stormwater Park (11.6ha)	13
Wai Mauri Stream Park (10.4ha).....	14
Northern Wetland Park (9.5ha)	15
Awakeri Wetland (3.1ha)	16
Northern and Eastern Greenway.....	17
 Design language	 19
Placemaking opportunities.....	19
Indicative planting strategy	20
Indicative planting palette.....	21
Indicative planting palette.....	22

Introduction

This report sets out an overarching framework to ensure design consistency and quality of Sunfield's open space network.

It is essential to develop the open spaces through a site-wide approach to ensure that all neighbourhoods are well served and residents can easily access the amenity, recreation and active transport connections that the open space network provides. This open space network evenly distributes amenities such as playgrounds and sports facilities so residents have easy access to them.

The open space network is also a critical corridor for stormwater resilience and biodiversity, which both demand a site-wide approach. This strategy integrates these competing demands into a highly functional, well used and enjoyable open space network.



Section One

Design context

Design context

Open space purpose and outcome

Purpose of this report:

This strategy identifies and integrates the diverse demands on the open space through a site wide, catchment approach. The design of the open space ensures an even distribution of amenities, path connections as well as areas of high biodiversity value and stormwater infrastructure.

This report sets out:

- Path alignments and heirachy to create an interconnected network between neighbourhoods, commercial areas and school to provide direct, pleasant journeys and recreation options.
- The distribution of recreation provisions such as play spaces, sports facilities, picnic areas, growing gardens and outdoor gyms to ensure access for residents.
- The opportunities for placemaking and collaboration with mana whenua and local communities.
- Indicative locations and sizes of stormwater infrastructure that are integrated into the design of the open space to serve as recreational and high-amenity features whilst also meeting their functional requirements.
- Distinct ecological zones within the open space network that provide diverse habitat for native fauna, through wetlands, terrestrial planting and stream corridors and low-lying revegetation. There will also be the opportunity for educational signage that tells the story of restoration and nature at work.

Open space outcomes

Below are the three key pillars that the open space network will seek to create and foster



Social Habitat

Purpose:

Cultivate a sense of community, well-being, and foster a sense of place and cultural identity within the open space environment.



Land Habitat

Purpose:

Facilitate re-vegetation efforts and create a diverse landscape that supports local flora and fauna.



Water Habitat

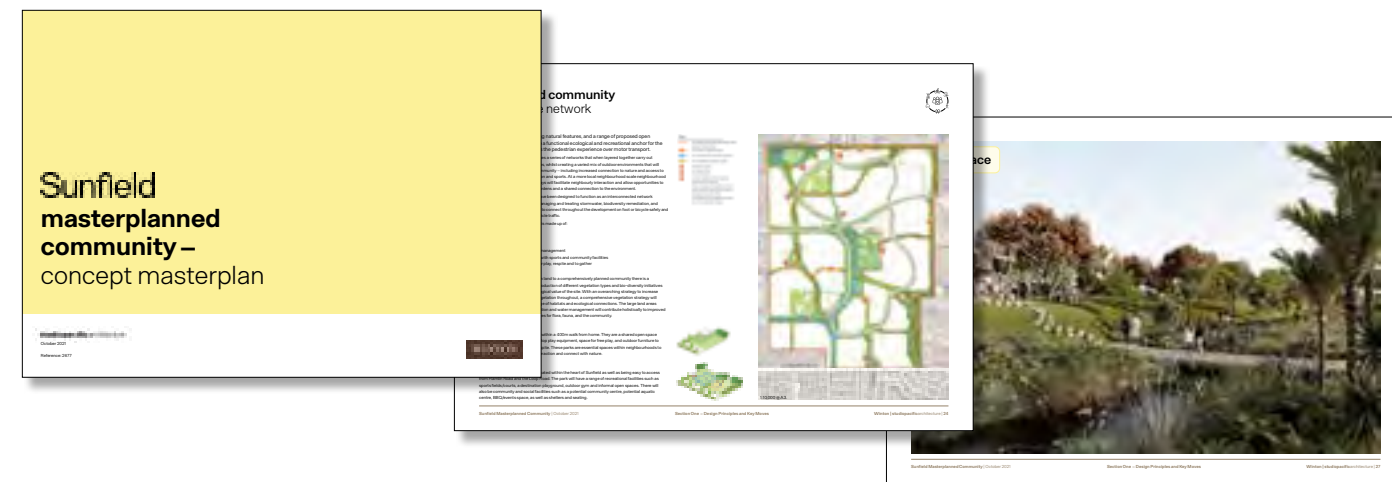
Purpose:

Enhance and preserve the health of the water ecosystem, emphasising the importance of the wetlands and waterways

Design context

Supporting documents

This open space strategy is part of the overall Sunfield development and should be read in conjunction with the following documents:



Sunfield Concept Masterplan

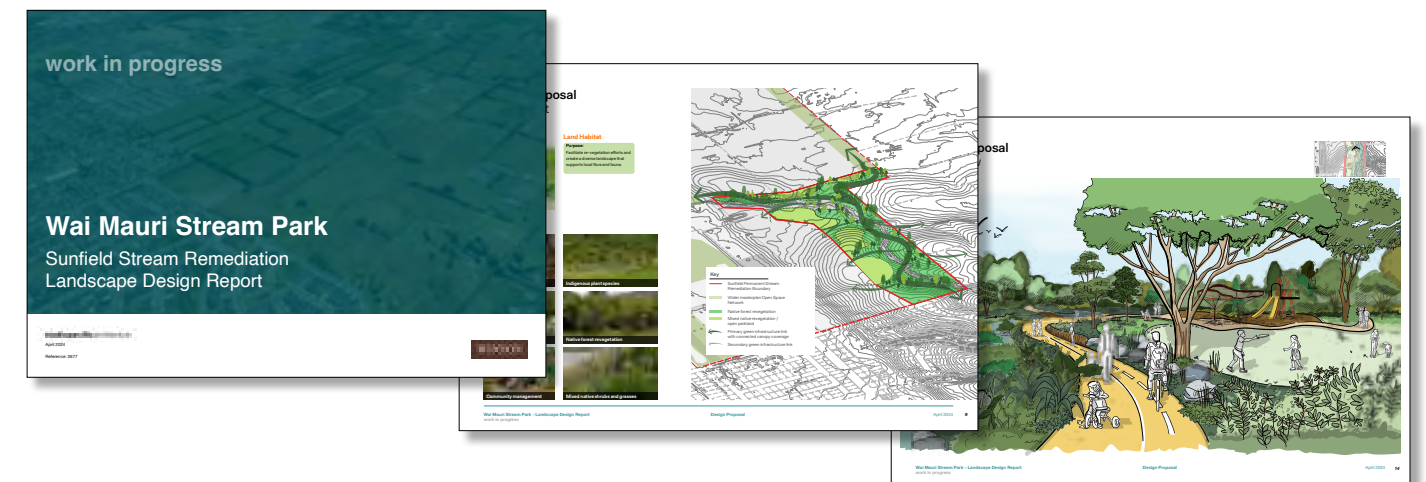
This report sets out at a high level the distribution of the open space and the broad objective of the different open space and the primary function of those spaces, such as stormwater, sports or play.



Awakeri Wetland – Stages two and three

This is the final phase to complete the 2.3km linear wetland project designed by Auckland Council. This document sets out the illustrative intent of the design from a landscape and planting perspective to ensure cohesion with the Sunfield development.

Note. The Awakeri Wetlands are part of a separate consenting process



Wai Mauri Stream Park

Working closely with Iwi Authorities, this design remediates the degraded stream to create a revegetated park of high ecological value with a series of social spaces and paths so the community can meet, play and explore.

Section Two

Design Proposal

Design proposal

Open space network

A series of interconnected parks make up the open space network, and provide a variety of use and character. These spaces have been designed to create social and recreation spaces for residents whilst increasing the biodiversity and attenuation capacity for the area.

Listed below are the parks that make up the open space network, refer to the Open Spaces section for further information on each park. In addition to these spaces are the greenways, laneways and linkages that further Sunfield's connectivity and quantum of open space.

Open Space Parks:

1. Centralised stormwater park
Neighbourhood parks within shown as a P
2. Sunfield park
3. Wai Mauri stream park
4. Northern Wetland park
5. Awakeri wetland park
6. Eastern greenway
7. Northern greenway
8. Northern wetland



Design proposal

Open space purpose and outcomes

The open space network connects neighbourhoods, school, workplaces, and amenities through direct and accessible active transport routes. It integrates stormwater management with recreation and biodiversity, creating sustainable and ecologically rich environments. Diverse amenities cater to all ages and abilities, ensuring open spaces are vibrant, inclusive, and well-used.



Connectivity

Residents use the open space network as a primary means of getting from A to B

The open space will provide direct active transport connections between neighbourhoods, work, school, hubs and amenities. This network will be legible, designed for the commuter and prioritise direct access from A to B.



Activity

There is a diverse range of facilities and amenities to ensure open spaces are well loved and used

Amenities in the open space have been chosen to provide a diverse range of recreation opportunities for residents catering to different ages and ability. These amenities have been located to be proximate to neighbourhoods to be well used.



Resilience

Stormwater is effectively managed whilst providing space for ecology and recreation

The open space strategy ensures resilience through a series of interconnected stormwater infrastructure, which have a dual focus to provide amenity through open space and planting



Biodiversity

Varied habitats are found in the open space network that have a high ecological function and value

The extensive open space network doubles as an extensive biodiversity corridor with careful consideration to incorporate different ecologies that will provide habitat for a wide range of native fauna species

Design proposal

Connectivity



Connectivity

Residents use the open space network as a primary means of getting from A to B

Purpose

The open space will provide direct active transport connections between neighbourhoods, work, schools, local hubs, transport stops and amenities. This network will be legible, designed for the commuter and prioritise direct access from A to B.

Outcomes:

- Promotion of active transport through education and signage
- To be in accordance with AT active transport guidance
- Lighting to ensure safe passage for after-dark journeys
- Separation of travel modes wherever possible to minimise travel disruption
- Provisions for pause with seating and cycle parking



Accessible connections



Bridges – direct connections



Wayfinding



Neighbourhood connections



Recreation tracks

Key .

- Primary Path
- Secondary Path
- Recreational Trail
- Bridge



Design proposal

Activity



Activity

There is a diverse range of facilities and amenities to ensure open spaces are well loved and used

Purpose

Amenities in the open space have been chosen to provide a diverse range of recreation opportunities for residents catering to different ages and ability. These amenities have been located to be proximate to neighbourhoods to be well used.

Outcomes:

- Facilities enable people to gather and socialise
- Facilities provide space for various sports and structured play
- There is ample open space for play, recreation and to relax
- The path network provides varied recreational trails



1. Play spaces



2. Growing gardens + orchards



3. Learn to ride



4. Picnic areas



5. 3x3 basketball courts



6. Event space/s



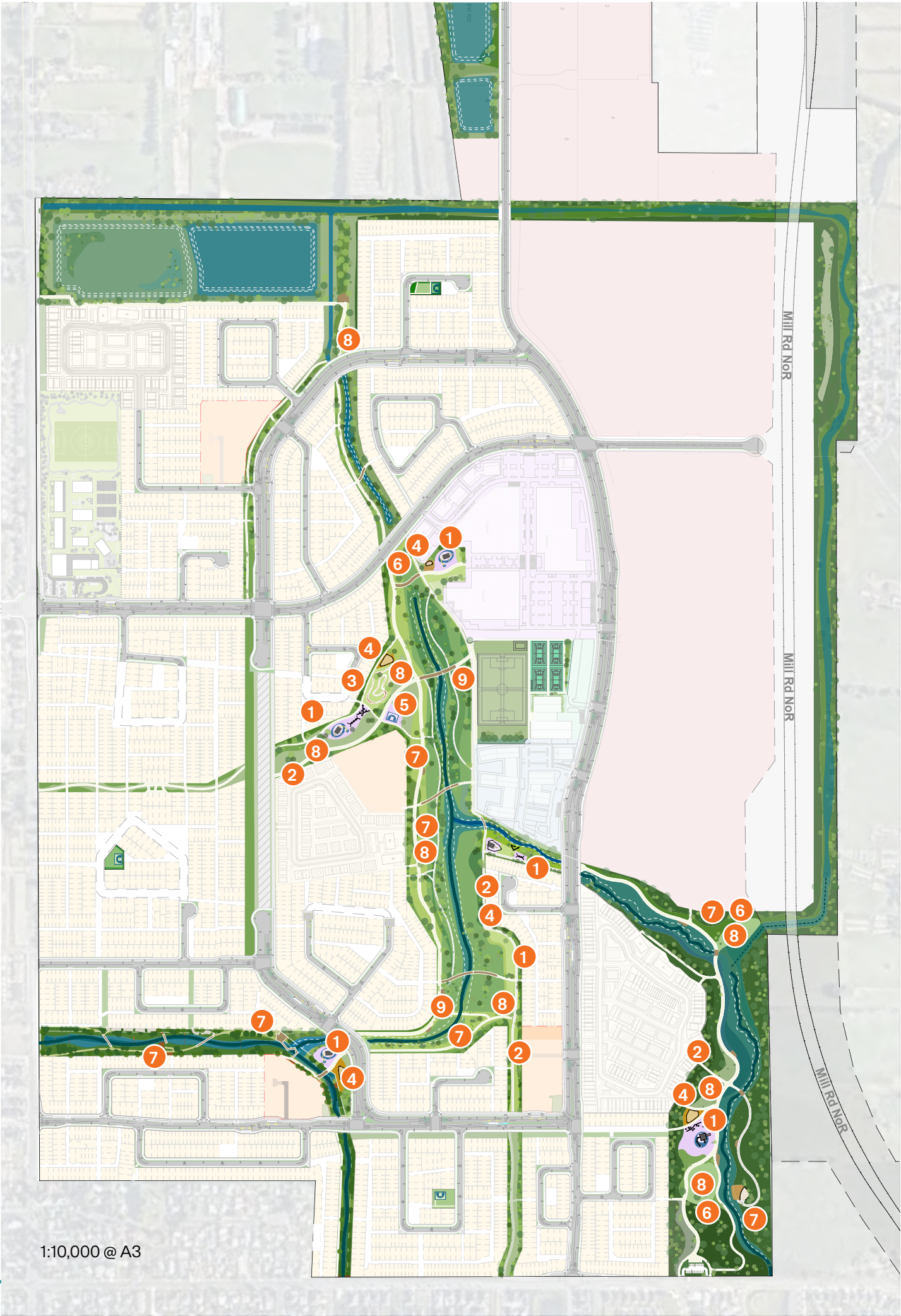
7. Respite zones



8. Lawn areas



9. Outdoor gyms



Design proposal

Resilience



Resilience

Stormwater is effectively managed whilst providing space for ecology and recreation

Purpose

The open space strategy ensures resilience through a series of interconnected stormwater infrastructure, which have a dual focus to provide amenity through open space and planting

Outcomes:

- Flood resilience and stormwater conveyance
- Extensive wetland and riparian habitat for native fauna
- Recreation integrated into resilience infrastructure



Wetlands



Stream Edge



Small crossings



Swale



Raingarden



Play features



Attenuation areas

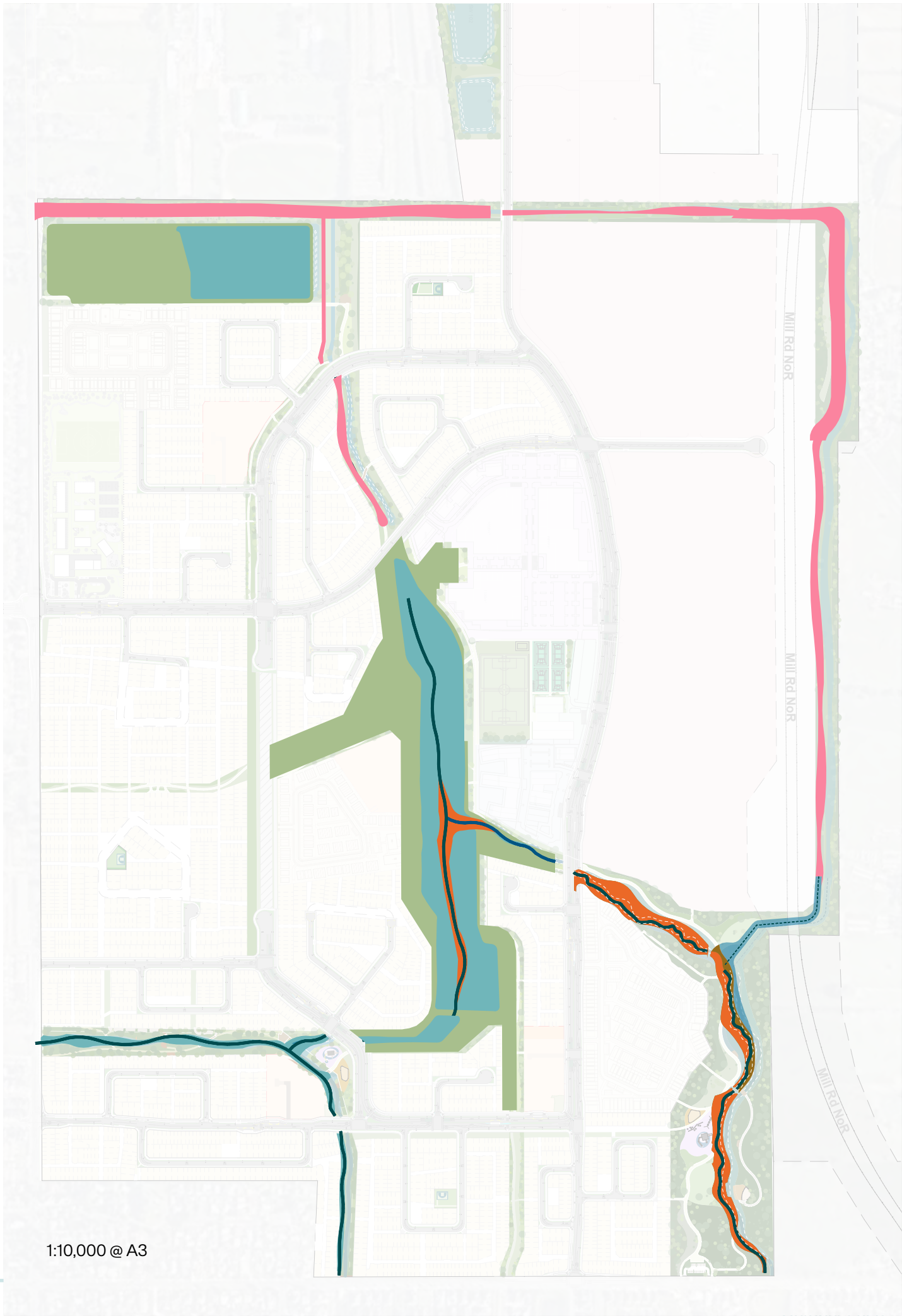


Terraced wetland



Monitoring stations

Interaction Opportunities



Design proposal

Biodiversity



Biodiversity

Varied habitats are found in the open space network that have a high ecological function and value

Purpose

The extensive open space network doubles as an extensive biodiversity corridor with careful consideration to incorporate different ecologies that will provide habitat for a wide range of native fauna species

Outcomes:

- Ecological restoration
- Nursery / community propagation



Wetland planting



Low-level native vegetation



Riparian planting



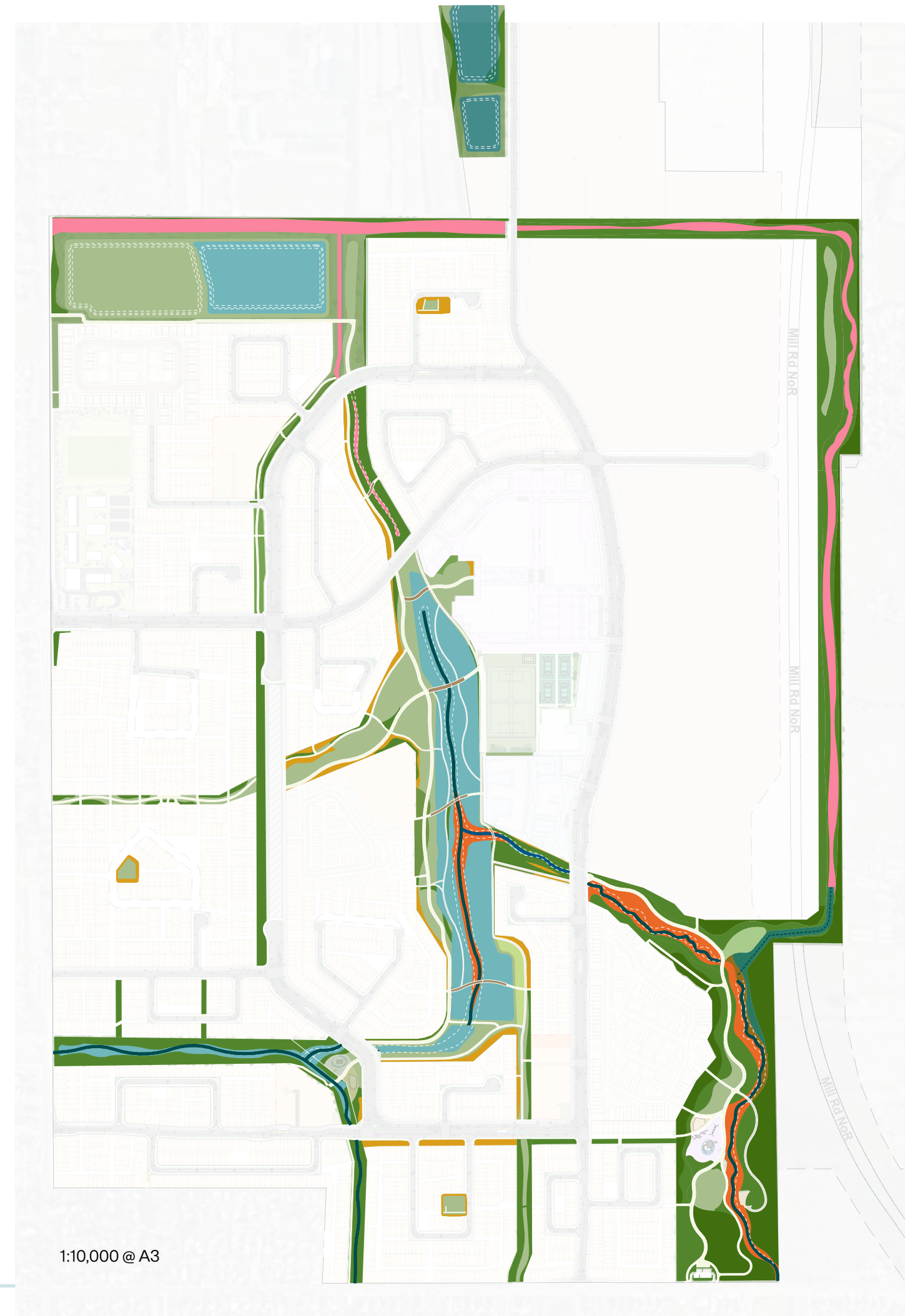
Terrestrial revegetation



Urban edge planting



Swale planting



Open spaces

Open spaces

Centralised Stormwater Park (11.6ha)

The centralised stormwater park will carry out an important stormwater attenuation and treatment function. With an integrated and naturalised design approach, it will enable the park to be a space for recreation and respite, whilst also having significant ecological function and value.

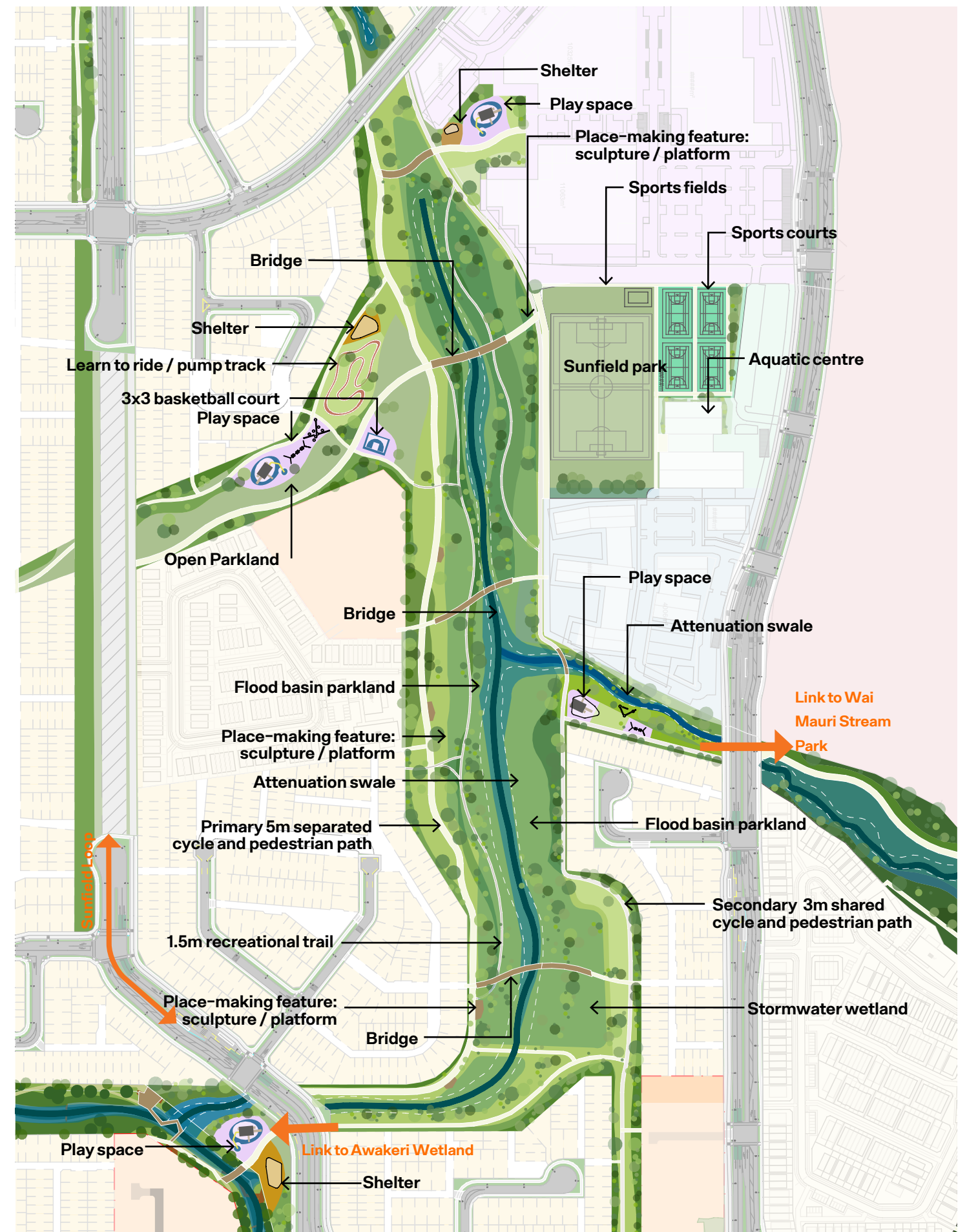
The park creates an opportunity for the community to witness and appreciate the varied magnitude of rain events through the attenuation of stormwater, rather than being unable to engage with these natural processes as stormwater sits in pipes below.

The stormwater park is the key component of the comprehensive stormwater strategy and will retain water during peak flows, before feeding it into the proposed extension to the Auckland Council Awakeri Stormwater Wetland.

Within the Centralised Park there is:

- An upper and lower level of the park, with the lower level being designed to attenuate flood waters. The lower level is grass and planted parkland with unsealed trails for recreation, accessible paths will connect to the lower level.
- Neighbourhood parks are located on the edges to provide residents with proximate access for play and social gathering facilities with canopies, BBQs and picnic tables.
- A learn to ride/pump bike track provides a source of thrill and fun for younger residents.
- A path network made up of different widths and materials to cater to different uses. There will be a 5 metre separated path (3m for cyclists/2m for pedestrians), shared paths and gravel trails adjacent to the water.
- There are three bridges that cross the flood basin to provide direct connections across the park.
- The park is adjacent to Sunfield park that has sports fields, courts and an aquatic centre.

Key plan.



Open spaces

Wai Mauri Stream Park (10.4ha)

A wide corridor has been created for the revitalisation of the existing stream, which is an unnamed tributary to the Papakura Stream. This corridor will be re-vegetated with the indigenous species that once grew on the site. There will be recreational opportunities for residents to engage with nature with a network of paths and spaces, however its principal objective is to restore mana to the wai, provide habitat for native fauna, and reflect and enhance cultural connections to the site.

Within the park there is proposed:

- Extensive revegetation with different plant groupings to improve the health of the stream.
- A path network that connects to the adjacent green space and neighbourhoods. This network allows for varied journeys with seating and signage along the way.
- Bridges and viewing platforms to provide access and vantage points over the stream. These are placemaking opportunities to develop the design with mana whenua.
- There is a Neighbourhood Park with play and social gathering facilities with canopies, BBQs and picnic table.
- Park trail head with car parking for visitors, cycle parking and arrival signage
- Open lawn areas for free play and picnics.

Refer to the Wai Mauri Stream Park Landscape Design Report for further details on this park.

Key plan.



← Primary shared cycle/
pedestrian path

← Drop off / pull in area
+ maintenance, cycle
parking

Open spaces

Northern Wetland Park (9.5ha)

The wetland park is nestled on the site's north western boundary and is the catchment for the stormwater system that borders the northern and eastern boundaries of Sunfield. The wetland park has important ecological and stormwater functions whilst also providing a large recreational space for local residents and as a destination open space for the community. It is envisioned that a link with the school could be created for outdoor learning opportunities.

Within the park there is:

- A wetland with planting to capture and purify stormwater run-off before discharging back into the stormwater network
- A grass attenuation basins that doubles as free-play park area. The space will have native trees to provide shade for users that can also tolerate standing water for periods of time during high rainfall.
- The swale captures water and directs it into the wetland to be treated.
- An edge pathway connecting into the shared path network supporting access to Cosgrove Road for recreation and commuters.

Key plan.



Open spaces

Awakeri Wetland (3.1ha)

This is Stages two and three of Auckland Council's stormwater wetland, which is a 2.3km linear reserve with a series of recreational trails adjacent to the wetland with bridges providing connections across. The wetland will be a key linkage for Sunfield to the neighbourhoods and wider open space network.

The wetland is framed by residential neighbourhoods and a Hub that will look over the wetland for amenity and to offer passive surveillance.

Within the park there is:

- A path network connecting neighbourhoods with several bridge crossings to provide access
- Wetland to capture and clean stormwater.
- Feature weirs within wetland to provide interest
- A neighbourhood park is adjacent to the Awakeri wetland that has a play space, canopy shelter with BBQ facilities and a bathroom

Refer to the Awakeri Wetland Stages two and three Landscape Design Report for further details on this park.



Key plan.



Open spaces

Northern and Eastern Greenway

The northern wetland, northern greenway and eastern greenway all assist in the movement and attenuation of stormwater. The greenways create a green frame around the site boundary with a planted swale and riparian planting supporting ecological restoration.

The Northern Wetland is to manage stormwater run-off for the nearby commercial land. There could be a small path to the perimeter of the wetlands with seating.

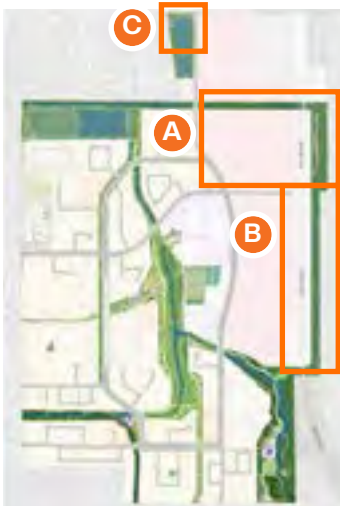
A. Northern greenway



B. Eastern greenway



Key plan.



C. Northern Wetland



Design language

Design language

Placemaking opportunities

The open space network incorporates unique and distinctive place-making features, which are suggested as the primary focus for future co-design processes. There are numerous opportunities such as built structures, wayfinding features and play elements which are shown below with their locations shown on the plan opposite.



Bridges



Picnic canopies



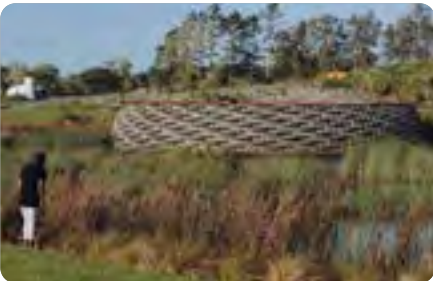
Play features



Sports facilities



Sculptures and/or platform



Stormwater features



Furniture

Not shown



Cultural markers / wayfinding

Not shown



Signage

Not shown



Design language

Indicative planting strategy

The planting strategy utilises different species mixes to create varied experiences and habitats across the open space network. Plant species will be predominately native and reflective of the ecology prior to it being cleared to be farmed.

Listed below are the main planting types that will be used in the open space network.

Planting Typologies



Riparian Areas

Planting within and immediately adjacent to the stream corridor. To include species appropriate to the permanent water channel, steeper areas (stream banks) with species suitable for erosion control, and the low flats which are likely to be more damp and wet during the winter months.



Native Forest Revegetation

Mixed native forest areas targeting full canopy coverage to targeted areas of the open space network that are outside of amenity and recreation areas. Species will ensure ample habitat for native birds.



Wetland Areas

Feature plant species that are permanently or intermittently underwater. Species selection to be developed with an ecologist and to foster native bird habitat



Community Orchard, Gardens + Rongoa

Areas of fruit trees adjoining the residential area suitable to be managed and maintained by the community.

Allotment gardens to be privately managed by the community

Rongoa planting areas for cultural harvesting, to be developed with mana whenua



Attenuation Areas

Planting suitable for moderately moisture levels in attenuation areas will retain water during periods of heavy rain. Species will be primarily lower-growing to allow site lines across plantings.



Mixed Native Amenity Planting

Lower growing, mixed native amenity planting to clearings, and along pathways, ensuring lines of sight are kept clear. To include a mix of grasses, flaxes, shrubs and ground covers with specimen trees.



Lawn Areas

Grassed areas are provided throughout for recreation and amenity to provide open space for activities such as free play and picnics. Some lawn areas will also have an attenuation function in high rain events

Design language

Indicative planting palette

Riparian Areas

Permanent Water Channel



Machaerina articulata
baumea



Machaerina teretifolia
baumea



Schoenoplectus
tabernaemontani
lake clubrush

Stream Banks



Sporadanthus ferrugineus
bamboo rush



Machaerina juncea
baumea



Machaerina rubiginosa
baumea



Machaerina tenax
baumea



Carex secta
pūrei



Austroderia fulvida
toetoe

Low Flats



Machaerina rubiginosa
baumea



Machaerina teretifolia
baumea



Coprosma tenuicaulis
swamp coprosma



Carex dissita
flat leaved sedge



Carex geminata
rautahi



Blechnum novae-zelandiae
kiokio

Attenuation Areas



Gahnia setifolia
cutty grass



Carex virgata
pukoi



Dianella nigra
turutu



Cordyline australis
ti kouka



Pomaderris kumeraho
kumarahou



Leptospermum scoparium
manuka



Austroderia fulvida
toetoe



Coprosma robusta
karamu



Carex geminata
rautahi

Mixed Native Amenity Planting

Grasses and sedges



Gahnia lacera
cutty grass



Carex virgata
pukoi



Phormium cookerianum
spp. *hookeri* wharariki
wharariki / mountain flax



Libertia grandiflora
tukauki



Gahnia setifolia
cutty grass



Machaerina sinclairii
tuhara

Shrubs



Pomaderris kumeraho
kumarahou



Corokia cotoneaster
korokio



Dianella nigra
turutu



Geniostoma ligustrifolium
var. *ligustrifolium*
hangehange



Macropiper excelsum
kawakawa

Ground covers



Lobelia angulata
pānakenake



Coprosma acerosa 'Hawera'

Design language

Indicative planting palette

Native Forest Revegetation

Initial Planting



Melicytus ramiflorus
māhoe



Beilschmedia tarari
taraire



Myrsine australis
māpou



Hoheria populnea
lacebark, houhere



Kunzea ericoides
kānuka



Pseudopanax arboreus
whauwhaupaku, fivefinger



Leptospermum scoparium
mānuka



Dacrycarpus dacrydioides
kahikatea

Enrichment Planting



Coprosma grandifolia
kanono



Dysoxylum spectabile
kohekohe



Elaeocarpus dentatus
hinau



Podocarpus totara or *P. hallii*
totara



Alectryon excelsus
titoki



Metrosideros robusta
northern rata



Laurelia novae-zelandiae
pukatea



Prumnopitys ferruginea
miro

Community Orchard, Gardens + Rongoa

Rongoa



Carex virgata



Macropiper excelsum
kawakawa



Cyperus ustulatus
karamu



Cordyline australis
ti kouka



Cyathea medullaris
mamaku



Cyathea dealbata
ponga



Phormium tenax
harakeke

Orchard Species



Prunus domestica
plum



Feijoa sellowiana
feijoa



Malus domestica braehurn
apple

Wetland

Rongoa



Apodasmia similis
Oioi



Baumea rubiginosa
mokuautoto



Carex secta
pukio



Cyperus ustulatus



Ficinia nodosa

Report prepared by:

Studio Pacific Architecture

Disclaimer:

The contents of this presentation (Presentation) has been collated by Winton Land Limited (Winton). The Presentation is confidential, is provided for information purposes only and Winton does not warrant the accuracy of it.

By accessing the Presentation, and to the extent permitted by law, Winton and its related entities and agents are released from any liability (including without limitation, in respect of direct, indirect or consequential loss or damage, or loss or damage arising by negligence) arising in relation to any person relying on anything contained in or omitted from the Presentation. The Presentation is not to be resupplied to any other person without the prior written consent of Winton.