



# EXECUTIVE SUMMARY

## THE MASTER PLAN

Leppington Oval Precinct is a combination of three land areas known in the planning of Leppington as Masterplan Area 1A, Masterplan Area 1B and Masterplan Area 1C.

Masterplan Area 1A is located at the southern side of the Site, between Anglican School, Byron Road, Heath Road, Scalabrini Creek and Rickard Road, adjacent to Anglican School. The existing Leppington Oval is part of Masterplan Area 1A, located on the eastern side of Scalabrini Creek. This contains both active open space and passive open space. In accordance with the Indicative Layout Plan for Leppington, a Community Centre will be located at the western side of Scalabrini Creek and at the corner of Heath Road and Rickard Road.

Masterplan Area 1B is adjacent to Rickard Road, and links site 1A and site 1C. It contains basins, biofilters/raingardens and drainage channels and is a key active transport linking point.

Masterplan Area 1C is located at the north of the Site. Site 1C is a passive open space adjacent to a proposed school. It contains circulating paths and play experiences to meet the needs of Leppington's emerging communities.

# 4.0 THE MASTER PLAN

## 4.62 THE MASTER PLAN - 1A

Masterplan Area 1A is located between Byron Road, Heath Road, Scalabrini Creek and Rickard Road. Three full-size soccer fields and a new amenities building are provided. Tennis courts and multi-purpose court are proposed on the eastern side of Byron Road.



Drainage outlet to be moved towards Scalabrini Creek to provide open space or planting and recreation

Master plan Area 1A Boundary



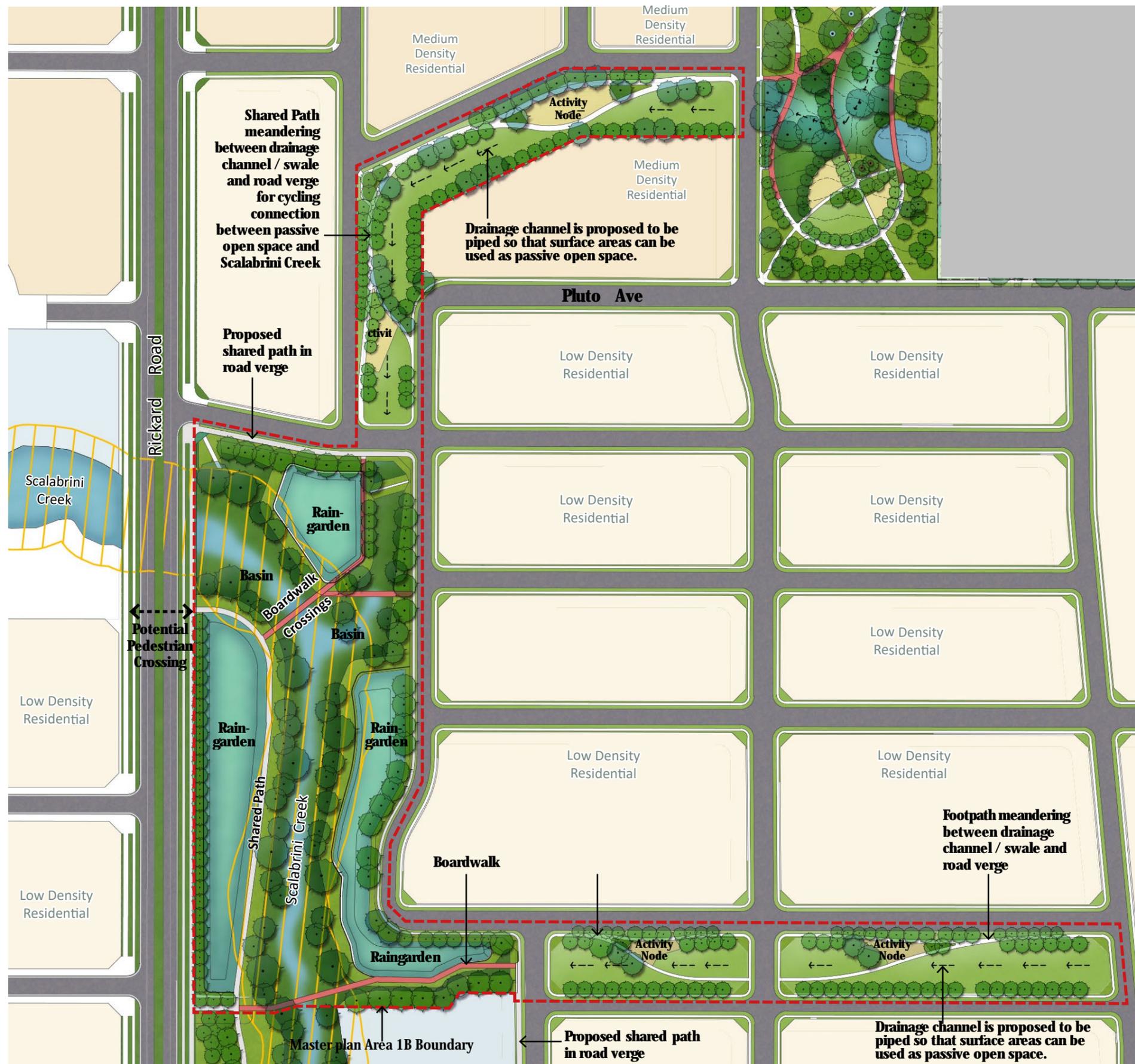
# 4.0 THE MASTER PLAN

## 4.63 THE MASTER PLAN - 1B

Masterplan Area 1B is adjacent to Rickard Road. It contains basins, biofilters/raingardens and drainage channels.

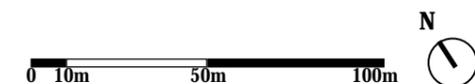
Shared paths and/or boardwalks are proposed between basins and biofilters/raingardens, to create a pleasant walking/jogging/cycling experience. Shared paths are also proposed in road verge at eastern side of Scalabrini Creek for cycling connection purpose, to accommodate the basins and biofilters/raingardens within the riparian corridor.

Shared Paths are to meander along drainage channel and road verge with fitness stations and resting areas. Drainage channels are proposed to be piped down and covered with earthwork for creating more open space on surface areas. This will be required to be considered and coordinated with stormwater engineering consultants during the detailed stormwater design phase.



### LEGEND

-  Riparian Corridor
-  Creek/  
Raingarden/  
Basin/  
Pond
-  Turf
-  Planting
-  Existing Tree
-  Proposed Tree
-  Boardwalk/ Creek  
Crossing/  
Viewing Platform



# 4.0 THE MASTER PLAN

## 4.64 THE MASTER PLAN - 1C

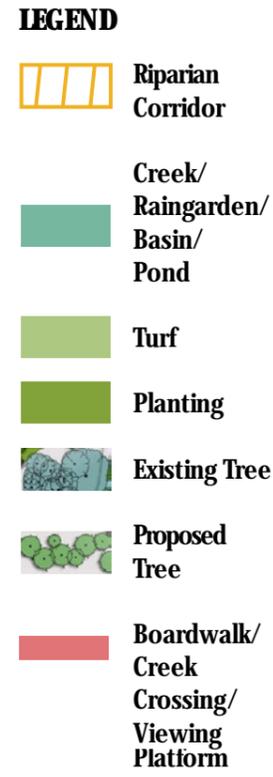
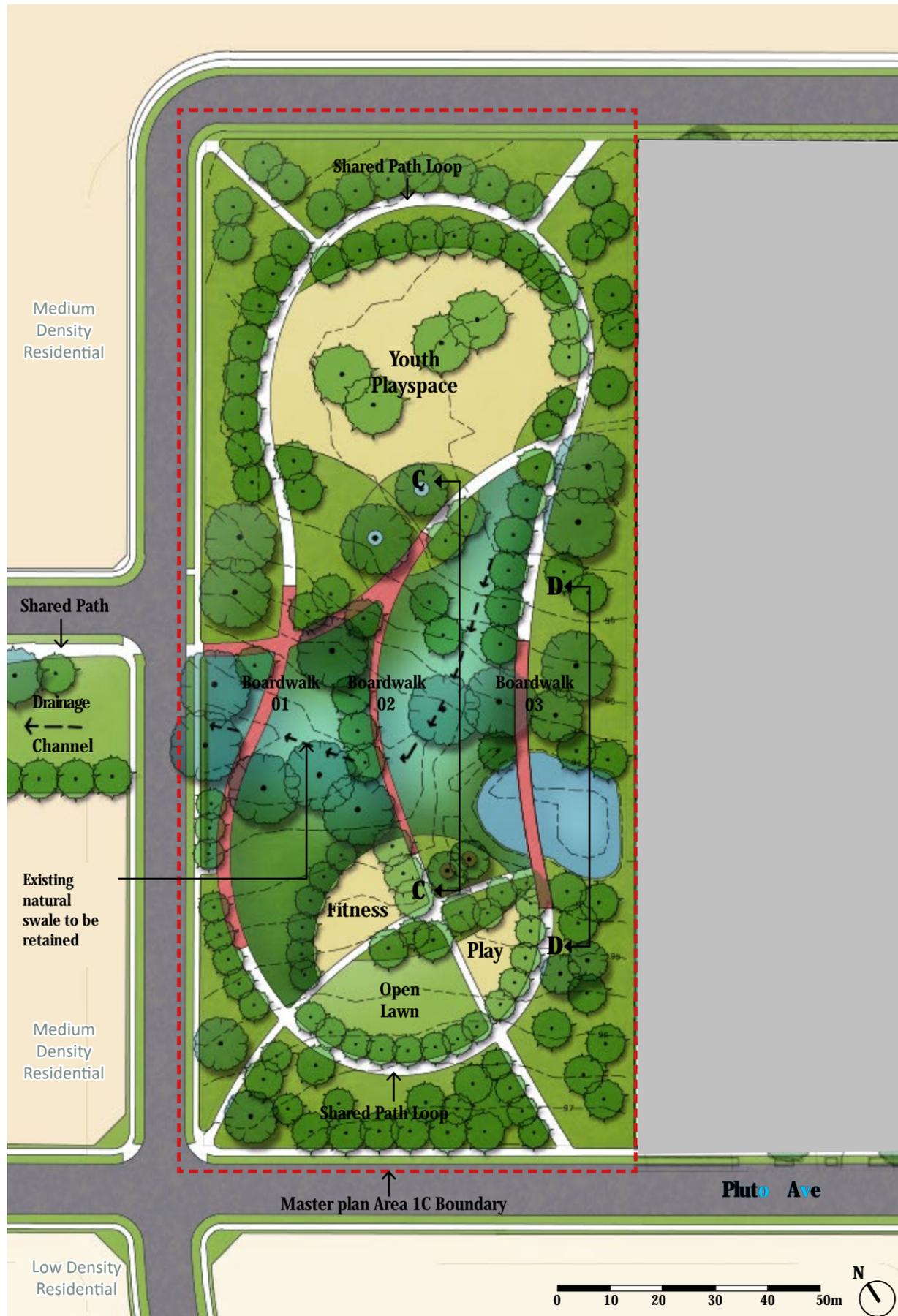
Masterplan Area 1C is located at the western side of a proposed school. Retaining walls are proposed within the school site, along the eastern boundary, due to level differences.

Existing trees should be retained wherever possible.

Youth playspace, open lawns, fitness station and playground are proposed around the site. Boardwalks and shared paths will connect these functional areas together.

A shared path loop is also proposed to provide circulation pathway for pedestrians, joggers and cyclists and to link to the broader active transport network. Boardwalks are proposed where there are challenging levels and water in the landscape to create an interesting walking and cycling experience amongst existing trees.

An existing dam is proposed to be retained and embellished. The water source needs to be investigated further and to be coordinated to ensure water quality and amenity is maintained.



99.0  
97.0  
95.0  
93.0



The gaps between the boardwalks (01 and 02) and the existing grassy swale underneath are both approximately 2.5m, which will create an interesting passing point for circulation and also an interesting visual point from various angles.

