

# Media release

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Friday, 13 April 2018

## **New suburb gets the green light in Sydney's south west**

The Department of Planning and Environment has given the green light for the development of a new master planned community in Wilton, in Sydney's south west.

Deputy Secretary, Planning and Design, Brendan Nelson, said the 20-year plan for South East Wilton will create a new suburb around a village centre with a potential new primary school and community facilities in the southern part of the proposed Wilton New Town.

"Wilton was declared a growth area in 2016 we are ensuring we create a place that offers future residents a great quality of life in this scenic but strategic location," Mr Nelson said.

"Wilton is ideally located with its connections to Greater Macarthur, the proposed Western Sydney Airport, the Southern Highlands and Wollongong, creating opportunities for homes within easy distance to job centres. With planning for the Wilton New Town already underway, more quality jobs will also be created locally.

"The Department has worked closely with the landowner Walker Corporation, Wollondilly Shire Council, Transport for NSW and other state agencies to ensure this new community is supported by essential infrastructure now rezoning can occur and homes in this new suburb be built.

"In a NSW first, we are introducing an innovative new approach to zoning for this area with the urban development zone to be applied to the precinct.

"The creation of this zoning links to the strategic planning work done for this area and enables more detailed neighbourhood planning by the proponent to be done as the development progresses over the next 20 years. This approach is a feature of successful land release processes in Victoria, Queensland and Western Australia."

The new community will have a range of housing types, from homes on larger blocks and ones on smaller lots, to medium density homes around the village centre. Planning is also underway for the announced new school at Wilton Junction, which would cater for families living in the Wilton South East precinct.

"More than 160 hectares of high biodiversity land will also be conserved in this precinct including Cumberland Plain Shale Woodland and Shale Sandstone Transition Forest. A large, well-connected reserve network along the Nepean River and Allens Creek valley has been protected and will allow koala movements, helping to ensure the Wollondilly and Macarthur koala colonies continue to thrive."

The plan will provide 3,600 new homes for 9,600 future residents and 1,900 new local and construction jobs.

Infrastructure will be provided at no cost to government. A Voluntary Planning agreement with the Walker Corporation for the precinct provides certainty that funding for essential infrastructure will be provided at the same time as homes are constructed. A special infrastructure contribution is also being prepared to ensure all key infrastructure is funded by developers.

The Department is working closely with Transport for NSW to ensure enhanced bus services will provide public transport for residents in the initial stages of Wilton's development.

The plan has been guided by the Interim Land Use and Infrastructure Implementation Plan for the Wilton Growth Area, which will be finalised later in the year.

For images and video go to: <https://bit.ly/2v9Vlo2>

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