



The facts



Project area
117ha



Location
Renwick is located two hours south of Sydney in the Southern Highlands, about 2.5km north of Mittagong off the Old Hume Highway



Local government area
Wingecarribee Shire Council



Delivery timing
Ongoing delivery with project completion by 2019



Proposed residential dwellings
Around 600



New residents
1,500



State government investment
\$90m



End value
\$150m



Key stakeholders
Wingecarribee Shire Council, residents of Mittagong and Renwick

Overview

The project and our role

Landcom is the masterplanner, funder and developer of the site on behalf of the landowner, Department of Family and Community Services (FACS), through a reverse project delivery agreement.

The site was a former State Wards Farm, with its memories and heritage preserved by a local community group called the Renwick Association.

The majority of the residential lots will be delivered through retail sales, however some builder sales of smaller lot sizes will also be pursued. Importantly, a significant amount of lead-in infrastructure has already been provided to start the project, including major road connections, service utilities and two new parks. A child care centre forms part of the precinct.

What we are doing

Renwick is a 117ha masterplanned residential community, located about 2.5km north of Mittagong in the Southern Highlands. It has potential to yield around 600 residential lots, ranging in size from 300m² 'cottage lots' to 4,000m² 'acre lots'.

A village centre is also proposed, which will involve the construction of a new community centre, village square and a small retail component.

Outcomes and deliverables

In accordance with the planning agreement executed with Wingecarribee Shire Council, Landcom has delivered or will provide:

- capital contributions for the local Police-Citizens Youth Club, resource recovery centre, animal shelter, and council's administration plan
- external infrastructure works including the new railway overpass for Renwick Drive, extensive local road upgrades and external pedestrian paths and cycleways
- project infrastructure works including the community centre, village square, village green, easy access park, restoration of heritage items, water quality assets, flood mitigation, internal cycleways and bus stops
- 20ha of sensitively embellished riparian corridor and retention of 10ha of native woodland.

Current status

Renwick is in the delivery phase with 230 lots developed to date and another 35 final lots to be completed in the Western Precinct.

Over 330 lots in the Eastern Precinct (east of the central riparian corridor) have been approved by council, with construction works now underway.

Project initiatives

Planning principles include:

At Renwick, Landcom is creating a benchmark village community showcasing contemporary urban development. It has been designed to be sensitive to its local context and reflect the characteristics of the Southern Highlands and adjoining rural land. Planning initiatives include:

- provision of a village centre that includes neighbourhood retail, a community centre and a child care centre and landscaping to reflect the character of the Southern Highlands
- a diverse range of lot types, providing for a range of housing alternatives
- the maintenance and sympathetic embellishment of 20ha of riparian corridor with dedicated shared bicycle and pedestrian pathways and the retention of a further 10ha of native woodland
- a central village green with direct access to the village square and a separate playground with easy access for an adjoining special needs school
- European and Indigenous heritage conservation
- water sensitive urban design principles for treatment of stormwater across the site
- integrated public transport planning and provision of bus stops and external bicycle paths to provide connectivity.

Location map



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Project timeline



2007

- Site rezoned



2008–2009

- Planning approvals



2010–2012

Western Precinct:

- Construction works commenced, first sales release and sales centre opens



2013–2014

Western Precinct:

- First residents move in



2015

Western Precinct:

- Construction of village green and Rotherwood Park, child care centre approval



2015–2018

Eastern Precinct:

- Retail land sales off the plan, ongoing civil works, delivery of community centre, village square and neighbourhood retail centre

