

Glenfield Newsletter

December 2025

Latest news on Landcom's **Glenfield** project

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We're preparing the site for future construction works



Stay connected

Scan the QR code to register for updates



Translation services available

Call 131 450 and ask for 02 9841 8600.

We're committed to keeping our community informed as we progress through important stages of planning and delivery.

This update shares the latest project news and how we are shaping the future of Glenfield West.

Latest planning update

We have finalised our proposed changes to the Structure Plan. Our rezoning proposal has been lodged with the Department of Planning, Housing and Infrastructure and will soon be available for community comment. It details our proposed changes to deliver more homes and provide greater access to open spaces. These changes aim to improve the site layout and make the new neighbourhood more accessible.

The revised Structure Plan and supporting technical documents will be available for review during public exhibition.

Image showing Stage 1, street locations and land subdivisions.



Delivering homes in stages

Stage 1 update

We recently received approval to subdivide the land in the Stage 1 area. This will create the opportunity to build 18 terrace houses and around 500 apartments within five large building lots. We will begin civil works next year to build new roads, footpaths and to subdivide the land (refer to map above).

In 2027, we are planning to sell these lots to developers who will build new apartments.

Affordable housing for an inclusive community

As part of our plans to deliver 10% affordable housing at Glenfield, we will soon lodge a State Significant Development Application for 120 affordable rental apartments near the train station, in Stage 1. These homes will offer discounted rents for eligible residents.

To help inform our plans we are seeking community feedback and invite you to:

- do the online survey before 5pm Friday 23 January 2026.

Planning for future stages

We are progressing early planning to outline the vision for the development before detailed designs are prepared for future stages. This sets the big picture framework for how land will be used and developed over the next 15 years. We will continue lodging Development Applications with Campbelltown City Council for assessment and approval to enable staged delivery.

In December, we will lodge a development application for Stage 2 to subdivide land and create the opportunity for future detached houses and terrace houses (refer to map on page 4).



Affordable housing artist impression of the view into the courtyard from the street. Subject to change and approvals.

Affordable housing open for consultation

Scan the QR code to learn more about our plans and have your say.



Community feedback

Feedback from our June community sessions is shaping the planning and vision for Glenfield.

You told us the town centre, traffic, housing mix and green spaces matter most and these priorities are reflected in the rezoning proposal.

A summary report of what we heard from the community is available at: landcom.com.au/projects/glenfield/



Upcoming construction work

We are progressing work in Stage 1 and have removed most of the unused buildings. Remediation and demolition activities will continue into 2026 and should finish in the middle of the year.

Construction activities during school holidays

Between 22 December 2025 and 26 January 2026, intermittent construction activities will take place onsite and along Roy Watts Road. During this period, our contractor will:

- carry out remediation work on Landcom's land
- complete water connection works on Roy Watts Road.

No work will be undertaken during public holidays. A detailed notification will be issued to our immediate neighbours prior to of these works starting.

Indicative timeline

Major construction works are scheduled to begin in 2026 and will continue progressively over several years. These works will prepare the site for future development by leveling the

land, installing underground services, creating new roads and subdividing the land.

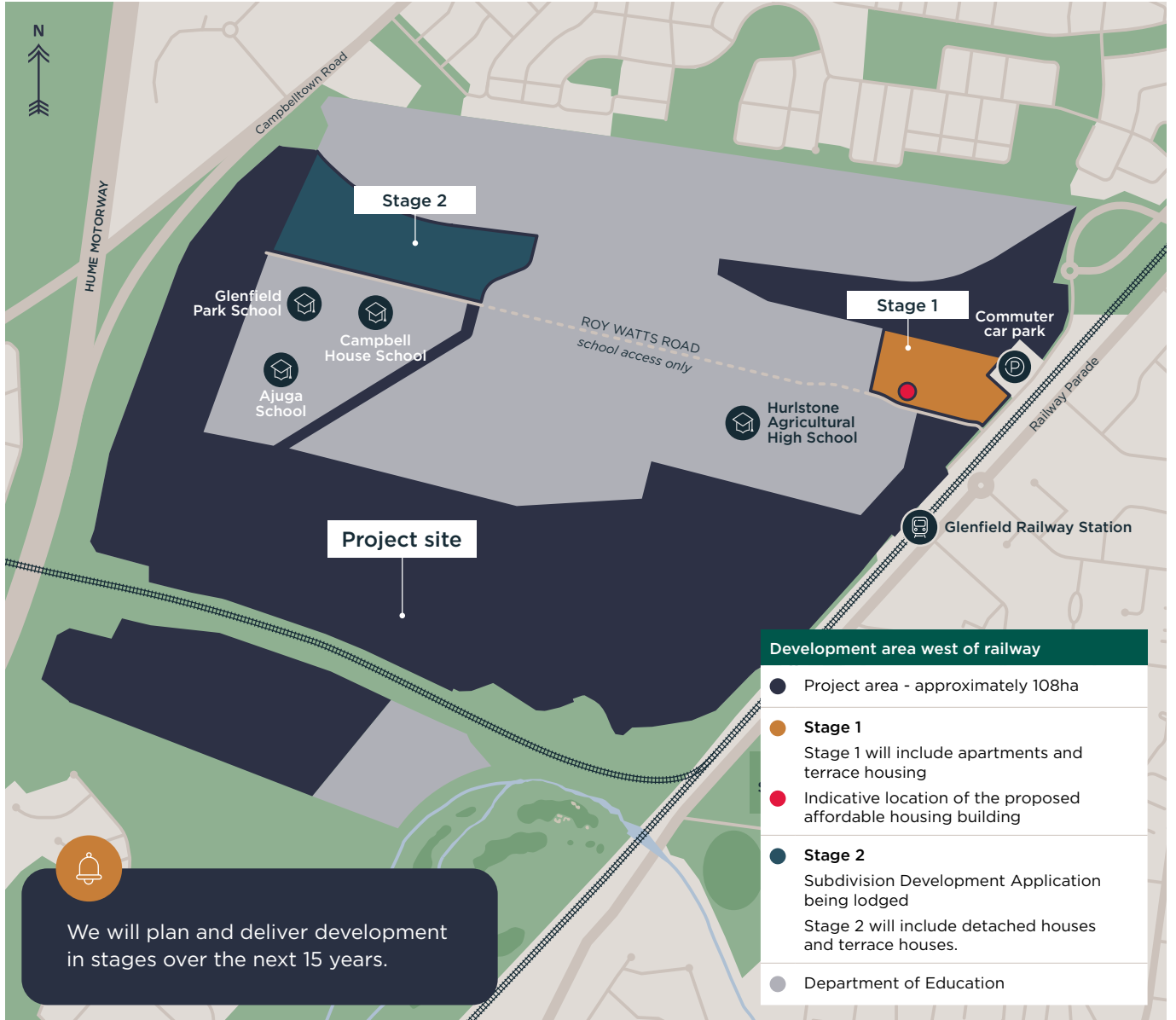
In the coming year, we expect to complete demolition and remediation activities and move into civil works as part of Stage 1.

Stage 2 will involve site establishment works to remediate the land and commence civil works, subject to approval. Across the site, bulk earthworks are also planned to commence next year, pending approval.

Sales information

Our first homes will be delivered by developers who will build and sell apartments in Stage 1. Information about sales in future stages will be available later next year.

Project location



Contact us

To learn more about the project and register for project updates contact us:

1800 298 609

glenfield@landcom.nsw.gov.au

landcom.com.au/glenfield

English

Interpreter services

Landcom is delivering a new neighbourhood in Glenfield with homes that will offer residents a lifestyle close to transport and recreation opportunities. If you need assistance reading this, translation services are available.

Please call 131 450 and ask them to call 02 9841 8600.

Arabic

خدمات الترجمة الشفهية

Landcom هي منظمة مملوكة لحكومة نيو ساوث ويلز لتطوير الأراضي والعقارات.

تقوم Landcom بتشييد حي جديد في Glenfield سيوفر للسكان أسلوب حياة بالقرب من وسائل النقل والمرافق الترفيهية.

إذا كنت بحاجة إلى المساعدة في قراءة هذا المحتوى، فإن خدمات الترجمة متاحة. اتصل بالرقم 131 450 واطلب توصيلك بالرقم 02 9841 8600.

Bengali

দোভাষী পরিষেবা

Landcom হল একটি NSW সরকারের মালিকানাধীন জমি ও সম্পত্তি উন্নয়ন সংস্থা।

Landcom Glenfield-এ একটি নতুন প্রতিবেশিত্ব বা নেইবারহুড বাড়িসমূহসহ সরবরাহ করছে যা বাসিন্দাদের পরিবহন এবং বিনোদনের সুবিধাগুলোর কাছাকাছিতে একটি জীবনধারা প্রদান করবে।

আপনার যদি এটি পড়া জন্য সহায়তার প্রয়োজন হয়, তাহলে অনুবাদ পরিষেবাগুলি উপলব্ধ। অনুগ্রহ করে 131 450 নম্বরে কল করুন এবং তাদের 02 9841 8600 নম্বরে কল করতে বলুন।

Nepali

दोभाषे सेवाहरू

Landcom भनेको NSW सरकारको स्वामित्वमा रहेको भूमि र सम्पत्ति विकास संस्था हो।

Landcom ले Glenfield मा नयाँ छिमेक बस्तीको लागि घरहरू उपलब्ध गर्दैछ जसले बासिन्दाहरूलाई यातायात र मनोरञ्जनका सुविधाहरूको नजिकै जीवनयापनको अवसर प्रदान गर्दछ।

यदि तपाईंलाई यो पढ्न सहयोग चाहिएको भने, अनुवाद सेवाहरू उपलब्ध छन्। कृपया 131 450 मा फोन गर्नुहोस् र 02 9841 8600 मा फोन गर्न लगाउनुहोस्।