

Mulbring



Figure 1: Mulbring Village Extent

Mulbring is located north of the hamlets of Mt Vincent and Brunkerville, and is the first village encountered within the Cessnock Local Government Area (LGA) when travelling from the Central Coast / Sydney via the M1 Motorway/Leggetts Drive. The village is accessed via Leggetts Drive (Palmer Street) from the south, and Maitland Road from the northwest. Whitebridge Road, to the north east provides a further access point, which offers a secondary connection to Leggetts Drive.

Parts of the village are elevated from adjoining floodplains of Wallis Creek and surrounded by rural lands and the mountain ranges of the Watagan National Park, Heaton State Forest and Sugarloaf State Conservation Area.

The central area of the village is zoned RU5 Village and R5 Large Lot Residential (to the north and south of the original subdivision). The mapped minimum lot size is 750m² in the RU5 zone and 2,000m² in the R5 zone.

Social Environment¹

Mulbring has a relatively low population, and a higher median age than most other villages (excluding Wollombi and Laguna).

The predominant household type is couples, with (50%) and without (41.9%) children. Most homes are either owned outright, or being purchased. Over 23% of the population reported completing Year 12, with just over 30% of the population reporting an education to Year 11 or below.

The village has a SEIFA (IRSD) index score of 1,045, meaning it is one of the least disadvantaged populations within the local villages of the Cessnock LGA.



**Total
Population: 597**



**Indigenous
Population:
5.4%**



Median Age: 43



**Average Weekly
Household
Income: \$1,454**



**Average Weekly
Rent: \$300**



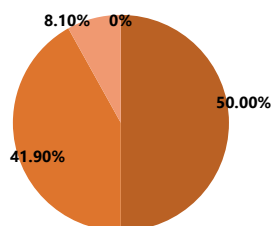
**Average
Monthly
Mortgage:
\$1,950**

¹ ABS 2016 Quick Stats (https://quickstats.censusdata.abs.gov.au/census_services/getproduct/census/2016/quickstat/SSC12813), accessed 14 October 2021

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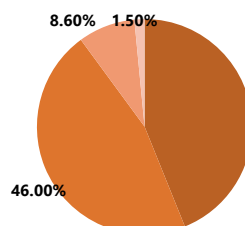
Household types



- Couples with Children
- Couples without Children
- One parent families
- Other



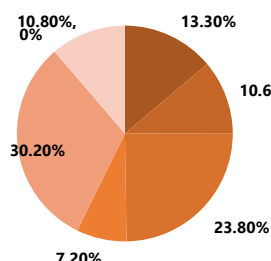
Housing tenure



- Owned
- Purchasing
- Renting
- Other/not stated



Highest level of education



- Bachelor or degree or above
- Diploma
- Certificate
- Year 12
- Year 11 or below
- Nil
- Not stated



SEIFA (IRSD) Index Score²

1045

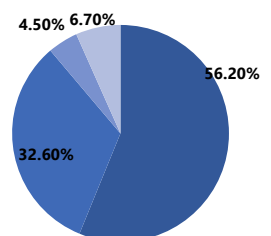
Economic Environment³

Over half of the population (aged over 15 years) reported being employed in a full-time capacity, whilst just over 30% of the population were employed part-time. The village has a relatively low unemployment rate, compared with other villages in the LGA.

Technicians/Tradespeople, Professionals and Clerical/Administrative occupations were amongst the top occupations reported by the employed population. The Coal Mining and Secondary Education sectors were reported as being the top industries of employment. Most people travelled by work by private vehicle as either a passenger or driver.



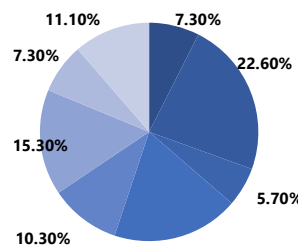
Employment status



- Employed Full Time
- Employed Part Time
- Unemployed
- Not in the labour force



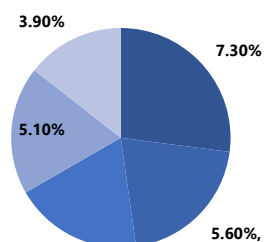
Occupation



- Labourer
- Technician/Trade
- Machinery Operator/Driver
- Professionals
- Community and Personal Services
- Clerical/Administrative
- Managers
- Sales



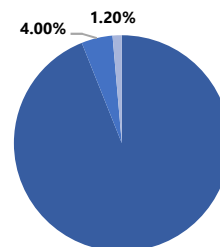
Industry of employment⁴



- Coal Mining
- Secondary Education
- Supermarket and Grocery Stores
- Hospitals
- Accommodation



Journey to work⁴



- Private Vehicles
- Worked from Home
- Public Transport (train)

² The Socio Economic Index for Areas (SEIFA) ranks areas in Australia according to relative socio-economic advantage and disadvantage. The Index of Relative Socio-economic Disadvantage (IRSD) is a general socio-economic index that summarises a range of information about the economic and social conditions of people and households within an area. This index includes only measures of relative disadvantage. A low score indicates relatively greater disadvantage in general. A high score indicates a relative lack of disadvantage in general (Source: [Census of Population and Housing: Socio-Economic Indexes for Areas \(SEIFA\), Australia \(cat. no. 2033.0.55.001\)](#), accessed 14 October 2021)

³ ABS 2016 Quick Stats (https://quickstats.censusdata.abs.gov.au/census_services/getproduct/census/2016/quickstat/SSC12813), accessed 14 October 2021

⁴ Top responses only

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Mulbring does not have a commercial precinct as such, however there are a number of home businesses/occupations and roadside stalls.

Surrounding businesses include accommodation services and rural industries including grazing, and horse studs/agistment.

Built & Natural Environment⁵

Aboriginal Heritage

Wallis Creek forms the western boundary of the village extent. This creek has values associated with known cultural sites, traditional practices and continued connection to country and culture. Both Potential Archaeological Deposit (PAD) sites and artefacts are known to occur in the vicinity of the creek⁶.

Additionally, land within the valley floor between Mount Vincent and Richmond Vale has a very high to high sensitivity for culture significance.

The name of Mulbring has been thought to have derived from the Aboriginal word "mull" meaning "Big Mountain"⁷.

Landscape, Vegetation & Constraints

Parts of the village are elevated from adjoining floodplains of Wallis Creek and surrounded by rural lands. Consequently many areas within the village have views to these mountain ranges of the Watagan National Park, Heaton State Forest and Sugarloaf State Conservation Area.

The northern section of Palmer Street offers almost 270° views of these landscape features, as well as the rural valley north of the village.

Whilst outside of the village extent, an elevated landscape feature (hill) exists between Wallis Creek and Leggetts Drive. This feature shelters the village from view from Leggetts Drive.

⁵ ABS 2016 Quick Stats (https://quickstats.censusdata.abs.gov.au/census_services/getproduct/census/2016/quickstat/SSC12813), accessed 14 October 2021

⁶ Virtus Heritage 2021, *Aboriginal Cultural Heritage Study*, Cessnock City Council

⁷ University of Newcastle, 2021, *Living Histories*, Ray Mulhearn - Mulbring history. Recorded 12 August 1983. Part 1/1, <https://livinghistories.newcastle.edu.au/nodes/view/55999>, accessed 16 November 2021

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Figure 2: Significant View Corridors



Plate 1: Views and Landscapes (top to bottom) Rural Landscape (north), Heaton/Watagan Mountains (South), rural road corridor & Sugarloaf Mountains (east)

Vegetation cover within the village is minimal (approximately 15% canopy cover). The largest concentration of vegetation is located around the school and around Wallis Creek, which is also identified as the River-flat Eucalypt Forest Threatened Ecological Community (TEC).

Large trees with a grass/maintained understory are located in and around Mulbring Park.

The vegetation surrounding the school is Category 1 bushfire prone vegetation, with vegetation on the adjoining land being Category 3 bushfire prone vegetation. Vegetation within the village extent does not present a bushfire risk, however there would be risk associated with ember attack.

During the 1% Annual Exceedance Probability (AEP) event, local waterways overtop Leggetts Drive, Maitland Road and Whitebridge Road, isolating the village during such events.

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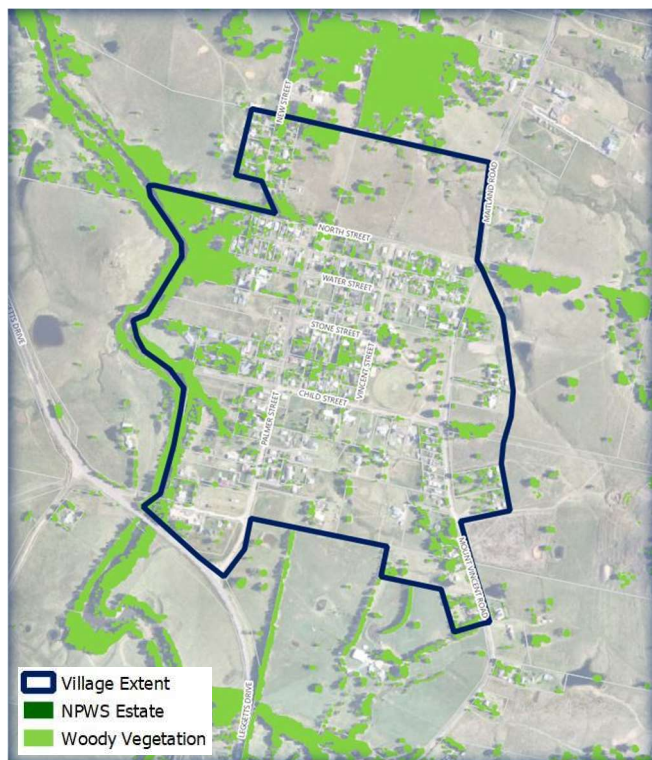


Figure 3: Vegetation Cover

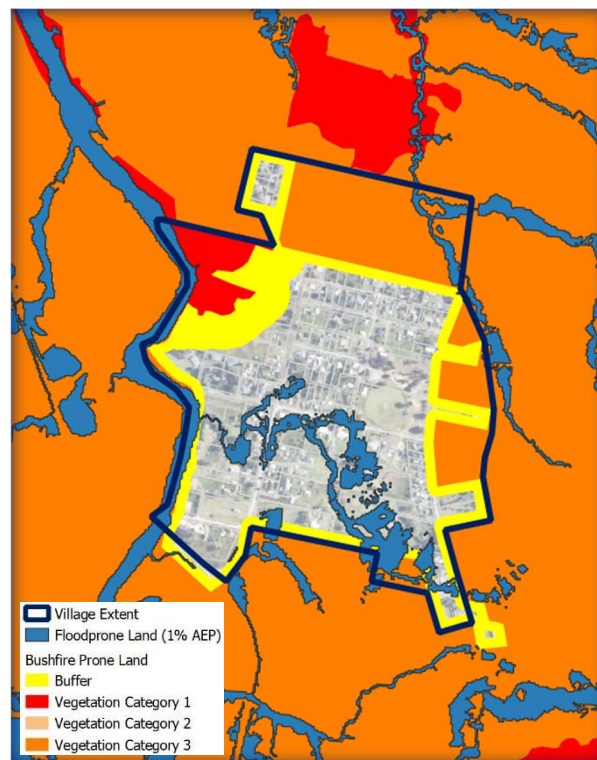


Figure 4: Bushfire Vegetation Categories and Flood prone Land

European Heritage

The land in the Mulbring valley was settled during the 1830's and has a history tied to forestry and crop production⁸.

The Mulbring Uniting Church, located on Palmers Road, Mulbring Anglican Church located on Mount Vincent Road (but outside the village extent) and Mulbring House, located on Maitland Street are representative of the formative years of the establishment of the village. Given the location of Mulbring House, it is supposed to have also served as an inn for travellers from Sydney travelling north⁹.



Plate 2: Mulbring Uniting Church

⁸ State Heritage Inventory, 2021, Mulbring Uniting Church and Cemetery, <https://www.hms.heritage.nsw.gov.au/App/Item/ViewItem?itemId=1340208>, accessed 16 November 2021

⁹ Pike, Walker and Associates 1992-93, City of Cessnock Heritage Inventory Study (Uniting Church Inventory Item Sheet Ref. No 046)

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The public school was established in 1849 (known as Sugarloaf until 1883)¹⁰, however the current buildings are not heritage listed.

The Mulbring fill quarry, is also heritage listed, and known for its extensive Permian fossil records¹¹.

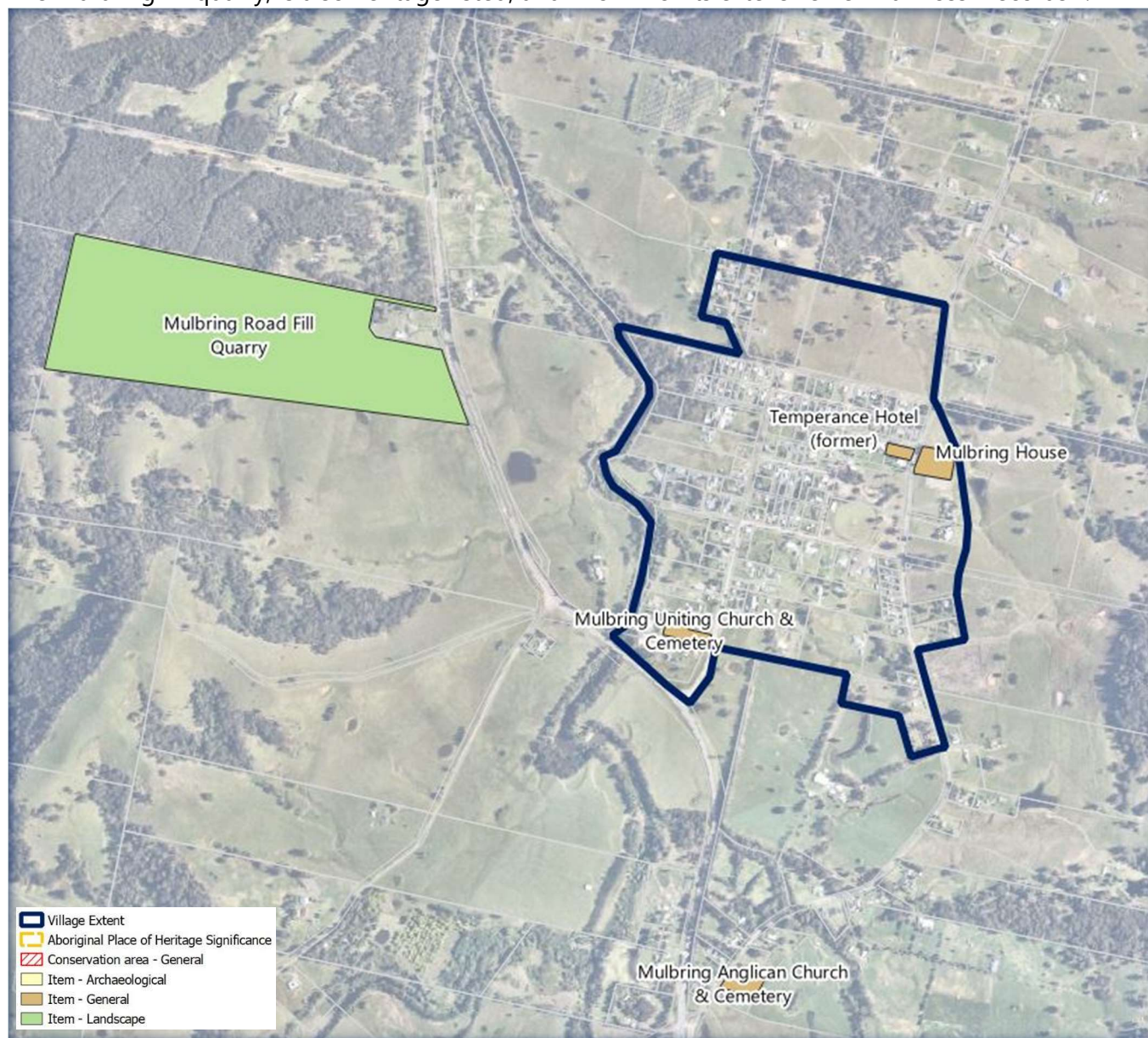


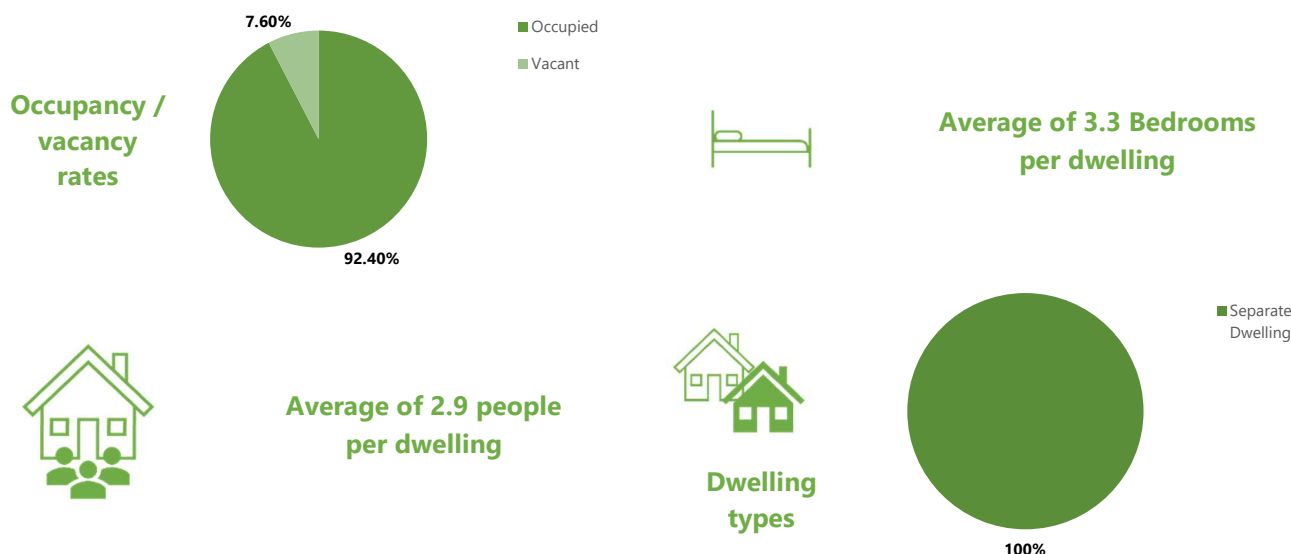
Figure 5: Heritage Items

¹⁰ NSW Government, 2020, A History of NSW government schools, Mulbring, <https://nswgovschoolhistory.cese.nsw.gov.au/schoolHistory?schoolId=5638> accessed 17 November 2021

¹¹ NSW Trade and Investment, 2012, Quarterly Notes June 2012, Permian fossils and palaeoenvironments of the northern Sydney Basin, New South Wales, http://www.resourcesandenergy.nsw.gov.au/_data/assets/pdf_file/0009/447048/QN138.pdf accessed 16 November 2021

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Built Form & Density



Many dwellings within the village are representative of the era of establishment of the village. In some locations there is evidence of renewal occurring, as well as infill development on vacant allotments. Additionally, the village has seen some expansion with a relatively modern large lot residential subdivision south of Child Street.

Subdivision is grid-like with mid-block laneways (unformed), however lots are not typically regular in shape, but comprise a similar areas. The average lot size is approximately 1,700m² and the dwelling density approximately 4.3 dwellings per ha.

Generally, dwellings are located towards the frontage of lots (which range from 20-40m in width). Road carriageways are in the order of 20m with pavement widths of approximately 7.5m. Many roads are supported by swales.

Of the dwellings reported during the last census (2016) all were separate dwellings.



Plate 3: Examples of dwellings

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Servicing

The Mulbring village has access to a reticulated water supply; however, the village is reliant on individual on-site wastewater treatment systems for the disposal of effluent.

Kerb and guttering is restricted to the western section of Water Street, in front of the school. Many roads comprise culverts and swales to dispose of street stormwater. Some inter-allotment stormwater features are present.

Waste collection services for general waste, green waste and recyclables are provided.

Street lighting is at regular intervals within the village, as well as at the intersection of Palmer Street and Leggetts Drive. Other approaches/intersections at the village outskirts have minimal lighting.

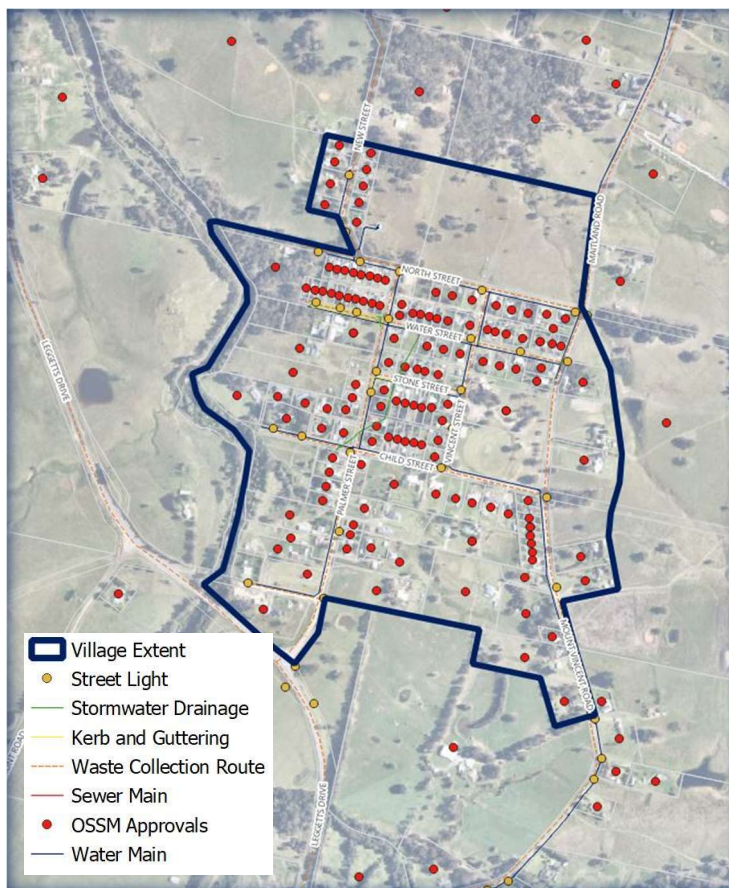


Figure 6: Servicing Infrastructure

Connectivity

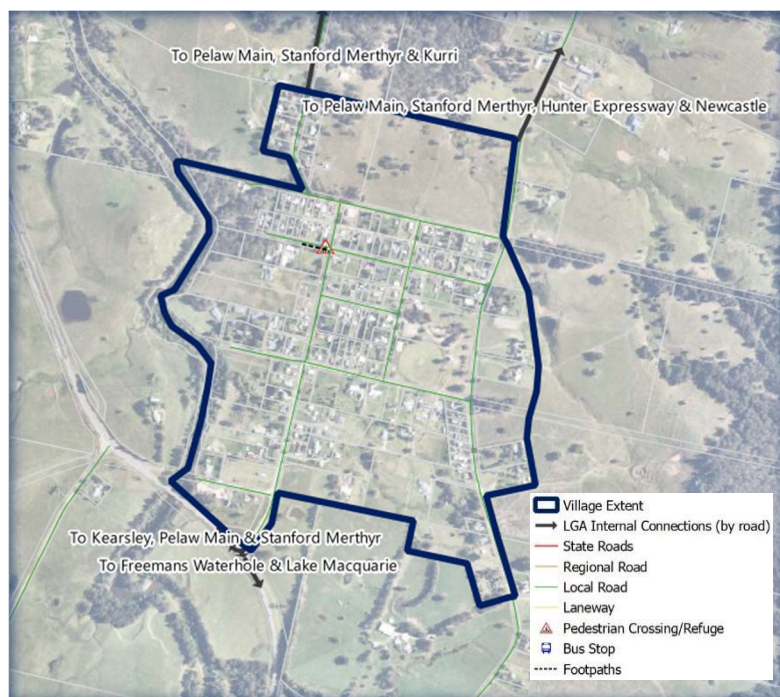


Figure 7: Connectivity within and beyond Mulbring

Mulbring is connected by road to Pelaw Main and Cessnock (via Whitebridge Road/Leggetts Drive), East Maitland and Wallsend (via Maitland Road), and Freemans Waterhole and the Lake Macquarie LGA (via Leggetts Drive).

Richmond Vale Road is also an important corridor connecting many areas with the Hunter Expressway via George Booth Drive at Buchanan, John Renshaw Drive and into Wallsend via Lake Road.

Internally, connections rely on the road network and series of laneways, as footpaths only exist in proximity to the school.

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Buses between Cessnock, Kurri Kurri and Morisset (in the Lake Macquarie LGA) operate twice daily, every day of the week, comprising one afternoon and one morning service in each direction. Bus stops are located on Leggetts Drive, after Sandy Creek Road when travelling to Morisset, and after Mount Vincent Road when travelling to Morisset¹².

Open Space and Public Domain

The co-located Mulbring Park and Mulbring Sportground offer opportunities for both active and passive recreation. A range of infrastructure to support formal sports, such as soccer and cricket, including practice nets are provided, in addition to sheltered areas and play equipment for informal play and relaxation.

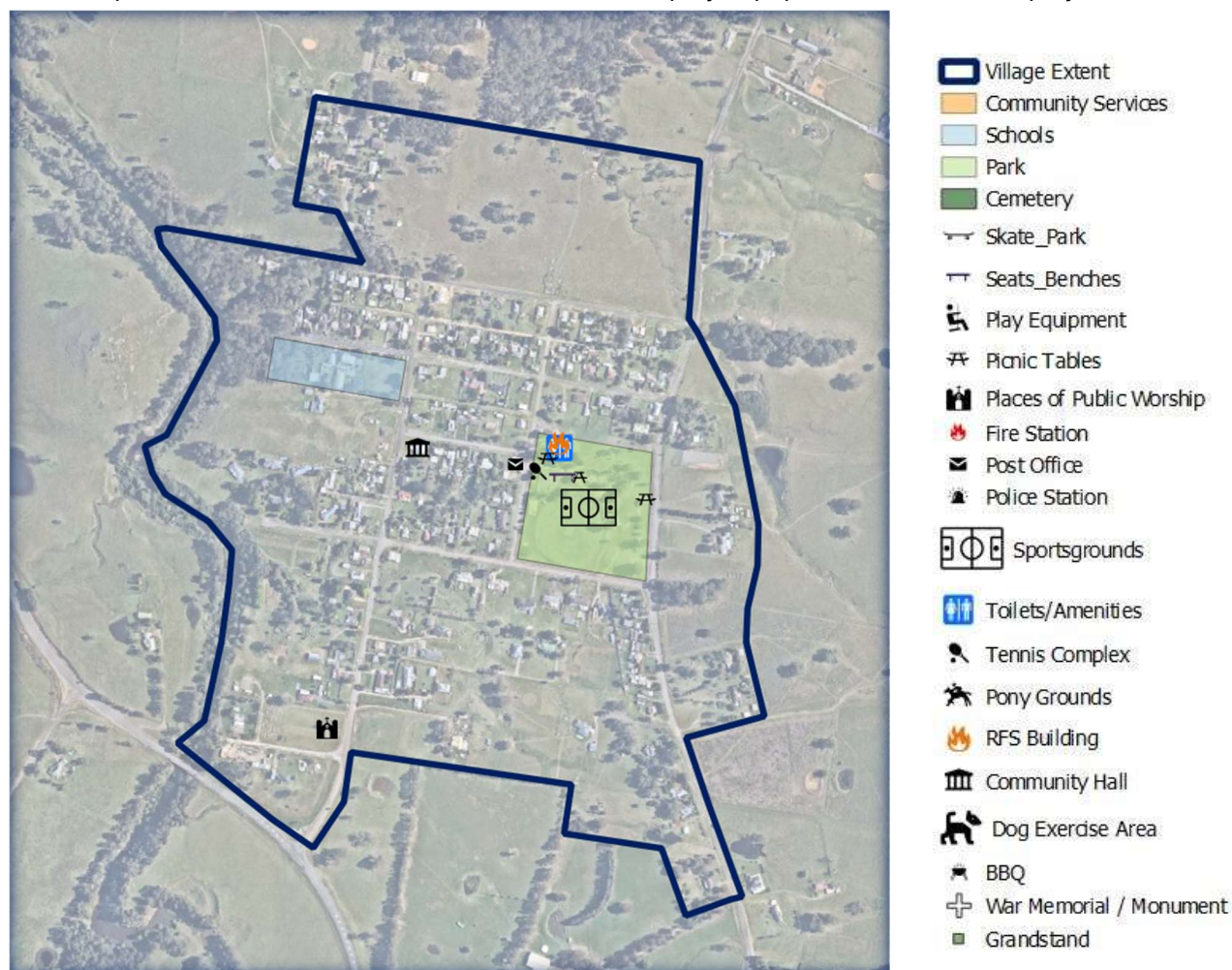


Figure 8: Existing Facilities / Embellishments within Open Space Areas

The park provides what could be an area of assembly or public gathering, being centrally located to most dwellings within the village. Parking is generally informal.

¹² Transport for NSW, 2021, Route 163 Morisset to Cessnock Via Kurri Kurri, <https://transportnsw.info/documents/timetables/42-163-Cessnock-to-Morisset-via-Kurri-Kurri-20211018.pdf>, accessed 16 November 2021

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Table 1: Recreation Facilities¹³

Name	Hierarchy	Area	Facilities / Embellishments
Mulbring Park	Local Park	0.10 ha	<ul style="list-style-type: none"> Bench seat Playground Sheltered picnic bench and tables
Mulbring Park	Local Sportsground	4.42 ha	<ul style="list-style-type: none"> Amenities building Bench seats Fencing Floodlighting 1 soccer field



Plate 4: Examples of Open Space

The former School of Arts is located in Short Street.

Fencing of front setbacks is minimal, however some include wire strand stock fencing (on the village outskirts), hedging, post and rail, sandstone and low galvanised mesh fencing.

There are few street trees within local streets, and street name signs are not consistent with Council's current signage strategy, however village entry and the park signage is.

Planned Public Domain Facilities / Embellishments and Works Projects

An audit of existing Council strategies and plans has been prepared to identify works which are currently being undertaken (or have recently been completed), and those planned. Additionally, the audit has identified key principles for the delivery and supply of services and infrastructure, which may assist in identifying additional public domain projects.

Where practicable these are identified on Figure 9, but are listed in full in Table 2. The location of the planned improvements is indicative only, and may alter subject to further planning and design. Timing for delivery is also affected by funding availability.

¹³ Cessnock City Council Recreation and Open Space Strategic Plan 2020

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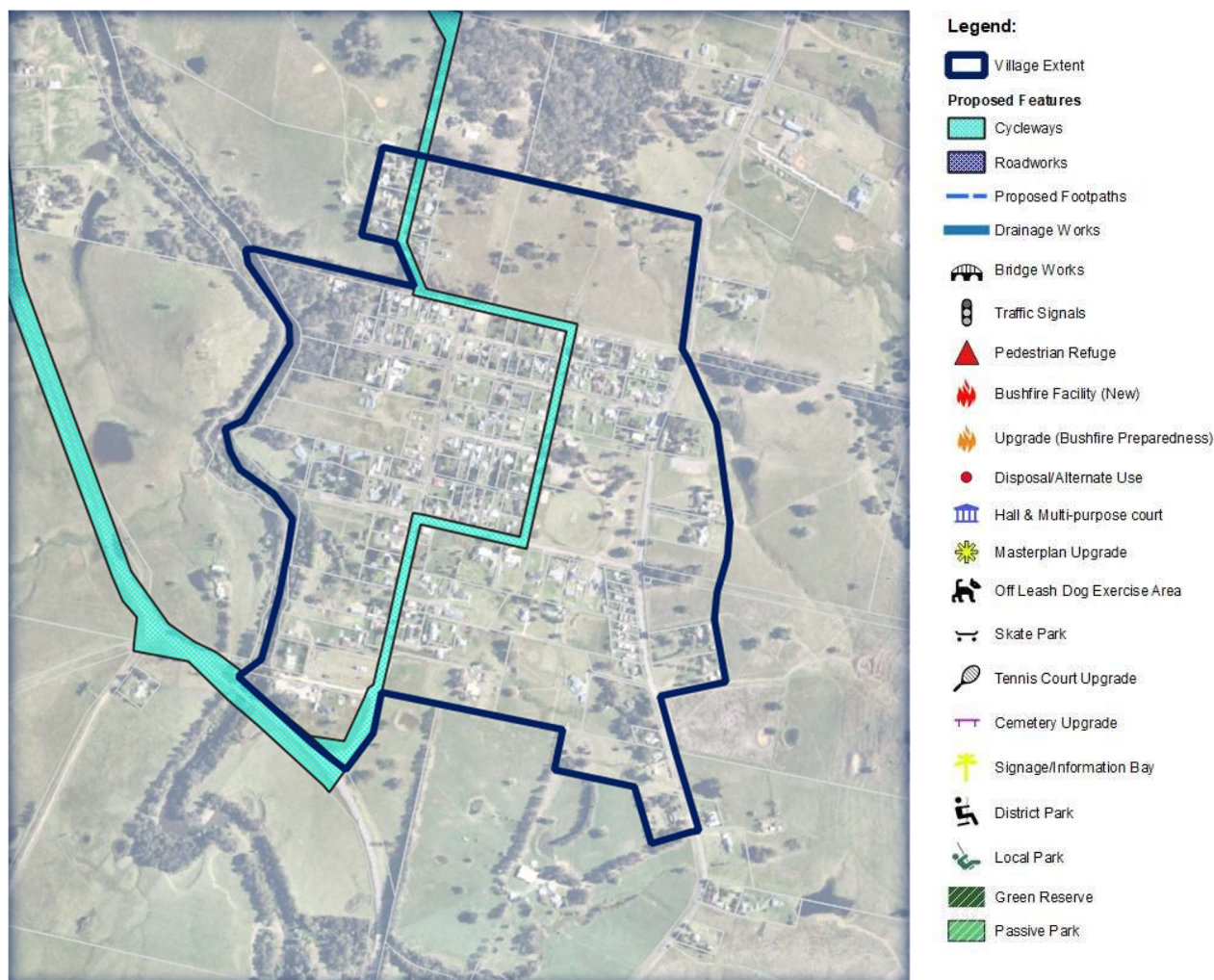


Figure 9: Audit Outcomes - Planned works and Infrastructure

Table 2: Audit Outcomes – Planned Works, Infrastructure and Principles

Category	Strategy / Plan	Action
Cycleways / Paths / Trails	Cycling Strategy 2016 / City Wide Local Infrastructure Contribution Plan 2020	New district on-road connection on Lake Road – Kearsley Road to Leggetts Lane
	Cycling Strategy 2016 / City Wide Local Infrastructure Contribution Plan 2020	New district on-road connection on Branxton-Toronto Road – Lake Road to Palmers Road
	Cycling Strategy 2016 / City Wide Local Infrastructure Contribution Plan 2020	New local on-road connection from Leggetts Lane along New Street, North Street, Vincent Street, Child Street and Palmer Street
	Cycling Strategy 2016 / City Wide Local Infrastructure Contribution Plan 2020	New district on-road connection on Leggetts Lane – Whitebridge Road to Lake Road
Land Use Planning	Urban Tree Canopy Policy 2021	Develop an Environmental Strategy that aims to create an interconnected Urban Tree Canopy across the Cessnock LGA to assist in climate mitigation and adaptation, reducing the urban heat island

Category	Strategy / Plan	Action
		effect, improving health and wellbeing, supporting healthy urban ecosystems, improving soil moisture and water quality and providing links to green spaces;
	Greater Cessnock Jobs Strategy 2020	Develop a local character statement for each town to inform place activation and development
		Develop heritage colour and material palette options for buildings along the main street which integrates with the street furniture and signage strategy.
		Improve the visual amenity of public domains and commercial centres by implementing masterplans in Cessnock, Kurri Kurri, Branxton and other strategic locations.
		Utilise street pole banners in activation areas to promote upcoming activity, events, landmarks to community and visitors.
		Review the permissible uses within the environmental and rural land use zones to ensure economic activities associated with nature based tourism are included.
Open Space	Open Space and Recreation Strategy 2020	Investigate opportunities to accommodate increased demand from population growth at low utilised facilities, including: Mulbring Park, Mulbring
Public Transport	Disability Inclusion Action Plan 2021 – 2025	Support safe and accessible transport options
Recreation Buildings / Amenities	Disability Inclusion Action Plan 2021 - 2025	Improve the accessibility of public spaces and facilities
Roads and Drainage	Greater Cessnock Jobs Strategy 2020	Prioritise the upgrade, maintenance and visual amenity of high volume tourist entry points to the Cessnock LGA. These roads include Freemans Drive, Leggetts Drive, Lake Road, Lovedale Road, Wine Country Drive and Wollombi Road.
Signage	Cessnock LGA signage Strategy	Suburb Entry Signs: It is recommended that all Suburb Entry Signs be installed simultaneously. Existing suburb signage is to be removed.
		Street Signs: A gradual replacement of street signs is recommended. In order to achieve economies of scale it is recommended that areas be identified for upgrade and new signage progressively rolled out across the LGA. Where individual replacement signs are required, old signs are to be removed and new signs installed.