

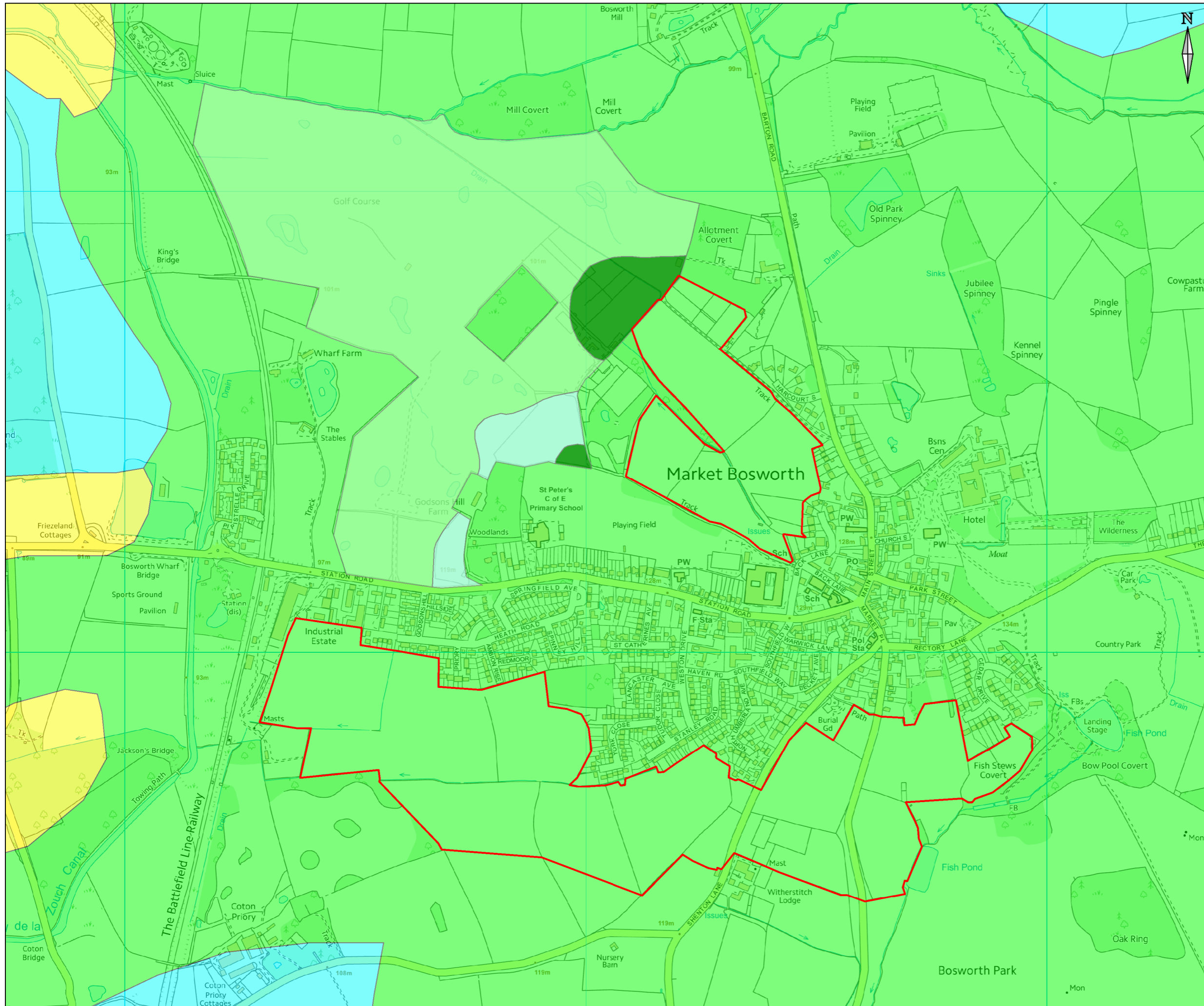
11.0 Market Bosworth

SITE ENVIRONMENT

- 11.1. Market Bosworth is bordered by mainly arable land in the south-west, grassland in the north and south-east, and a country park in the east; small areas of woodland are also located around the town.
- 11.2. The land is mainly gently sloping, with an average elevation of 110 m AOD.

PUBLISHED INFORMATION

- 11.3. 1:50,000 scale BGS information records the basal geology of the land as Gunthorpe Member mudstone. Superficial deposits of Bosworth Clay Member are recorded in the north-west and west; in the north-east and south glaciofluvial sand and gravel deposits are recorded; and, in the east and south-west Oadby Member glacial till is recorded.
- 11.4. The National Soil Map (published at 1:250,000 scale) shows the majority of the surveyed area to be within the Beccles 3 Association: mainly heavy soils with impeded drainage formed in chalky glacial till, with some better-draining soils. In the north-east, Beccles 1 Association soils are shown: heavy soils with impeded drainage formed in chalky glacial till. In the south-east an area of Whimple 3 Association is mapped: fine loamy over clayey soils with slight drainage impedence formed in thin reddish drift over mudstone.
- 11.5. Provisional ALC mapping (published at 1:250,000 scale) from the 1970s shows the agricultural land at the site as grade 3 (see Map 10). Land to the north-west of the town has been surveyed in detail to current (post 1988 guidelines) showing the land to be mainly subgrade 3b quality with smaller areas of subgrade 3a and grade 2 (see Natural England report: ALCC10793).



KEY

- Grade 2
- Subgrade 3a
- Subgrade 3b
- Provisional grade 2
- Provisional grade 3
- Provisional grade 4
- Survey area

Client:



**Hinckley & Bosworth
Borough Council**

Site:

Hinckley and Bosworth District

Map title:

**Map 10
Published ALC information
for Market Bosworth**



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Lockington Hall
Derby DE74 2RH
01509 670570

Scale: 1:8,000

Date: 11/3/2019

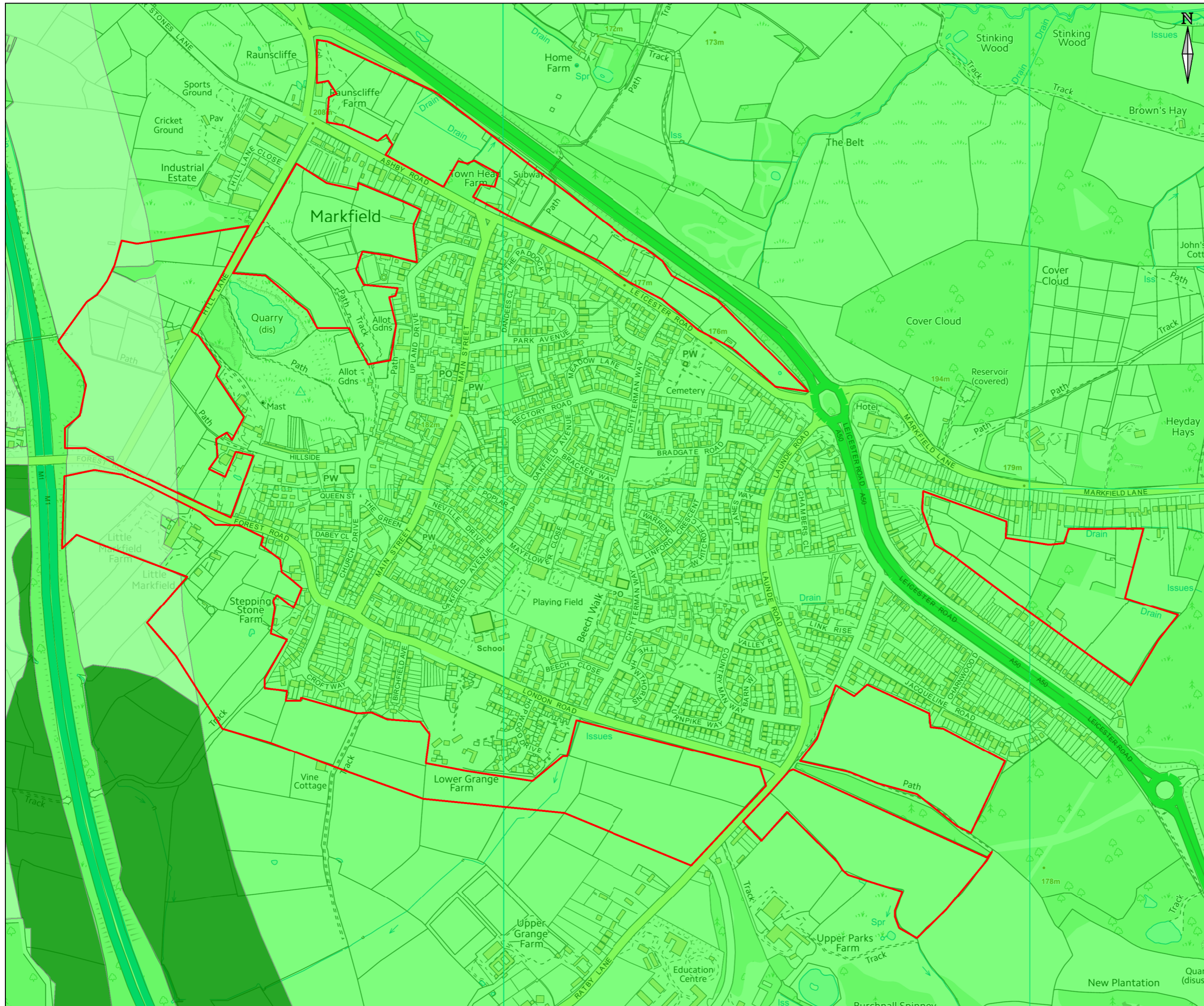
12.0 Markfield

SITE ENVIRONMENT

- 12.1. The village of Markfield is mainly bordered by grassland, with the A50 in the north and east and the M1 in the west. The land is predominantly used for livestock grazing or equestrian purposes.
- 12.2. The village is located on some of the higher land in the District, with fields sloping in southerly and northerly directions away from the settlement. The survey area has an average elevation of 170 m AOD.

PUBLISHED INFORMATION

- 12.3. 1:50,000 scale BGS information records the basal geology of the land as Edwalton Member mudstone in the south, with small areas of South Charwood Diorites in the east and west. In the north the basal geology of Gunthorpe Member mudstone is broken by areas of Beacon Hill Formation (volcanistic siltstone). Superficial deposits of Oadby Member glacial till cover the majority of the area; areas of Head (clay, silt, sand and gravel) are mapped to the north and west of Markfield.
- 12.4. The National Soil Map (published at 1:250,000 scale) shows soils surrounding most of the village to be within Claverley Association: mainly fine and coarse loamy reddish soils with impeded drainage formed in thin drift over glacial till. In the south-east Whimple 3 Association soils are mapped: fine loamy over clayey soils with slight drainage impedence formed in thin reddish drift over mudstone.
- 12.5. Provisional ALC mapping (published at 1:250,000 scale) from the 1970s shows the agricultural land at the site as grade 3 (see Map 11). No detailed survey of the area has been published.



KEY

- Subgrade 3a
- Subgrade 3b
- Provisional grade 3
- Survey area

Client:



**Hinckley & Bosworth
Borough Council**

Site:

Hinckley and Bosworth District

Map title:

**Map 11
Published ALC information
for Markfield**



Scale: 1:7,000

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Date: 11/3/2019

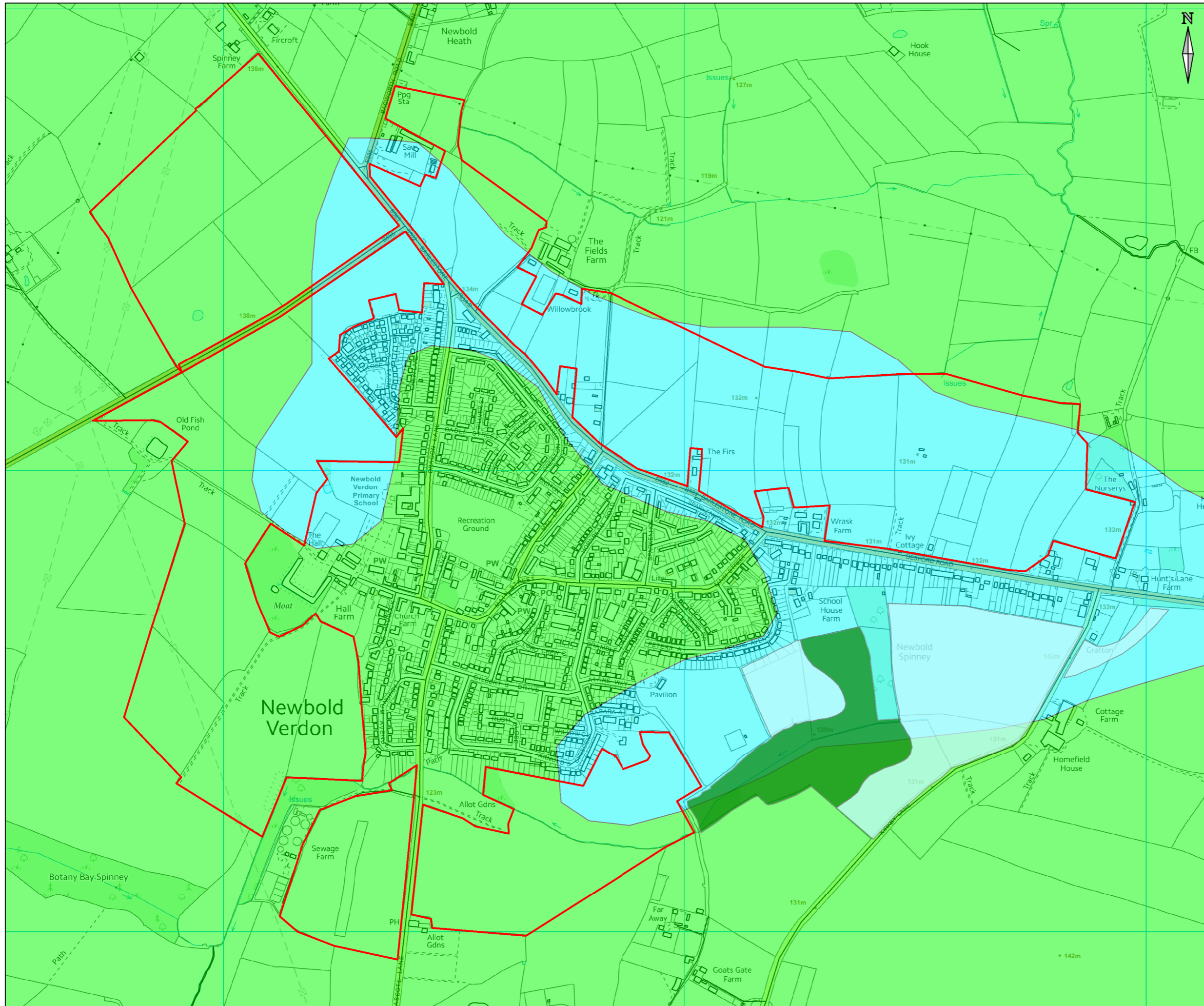
13.0 Newbold Verdon

SITE ENVIRONMENT

- 13.1. Newbold Verdon is surrounded on all sides by agricultural land, in use for crop production and livestock grazing. An equestrian centre lies on the northern boundary with land used for horse grazing.
- 13.2. The land is mainly flat to gently sloping, with an average elevation of 130 m AOD.

PUBLISHED INFORMATION

- 13.3. 1:50,000 scale BGS information records the basal geology of the land as Gunthorpe Member or Edwalton Member mudstone in the north-east. The boundary between the two mudstones is recorded to be occupied by Cotgrave Sandstone Member. Superficial deposits of sand and gravel are recorded to the north and east of the village and in areas of the south. Deposits of Oadby Member glacial till are recorded to the west and in patches to the south of Newbold Verdon.
- 13.4. The National Soil Map (published at 1:250,000 scale) shows most of the land to be within Arrow Association: Coarse loamy soils affected by groundwater formed in sand and gravel deposits. In the south-west Whimble 3 soils are mapped: fine loamy over clayey soils with slight drainage impedance formed in thin reddish drift over mudstone.
- 13.5. Provisional ALC mapping (published at 1:250,000 scale) from the 1970s shows the agricultural land around the village to be of grade 2 with grade 3 in the south-west (see Map 12). A detailed survey of land to the south-east is available to current (post 1988) guidelines showing agricultural of grade 2 and subgrade 3a (see Natural England report: ALCC07695).



KEY

- Grade 2
- Subgrade 3a
- Provisional grade 2
- Provisional grade 3
- Survey area

Client:



**Hinckley & Bosworth
Borough Council**

Site:

Hinckley and Bosworth District

Map title:

**Map 12
Published ALC information
for Newbold Verdon**



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Scale: 1:8,000 at A3

Date: 11/3/2019

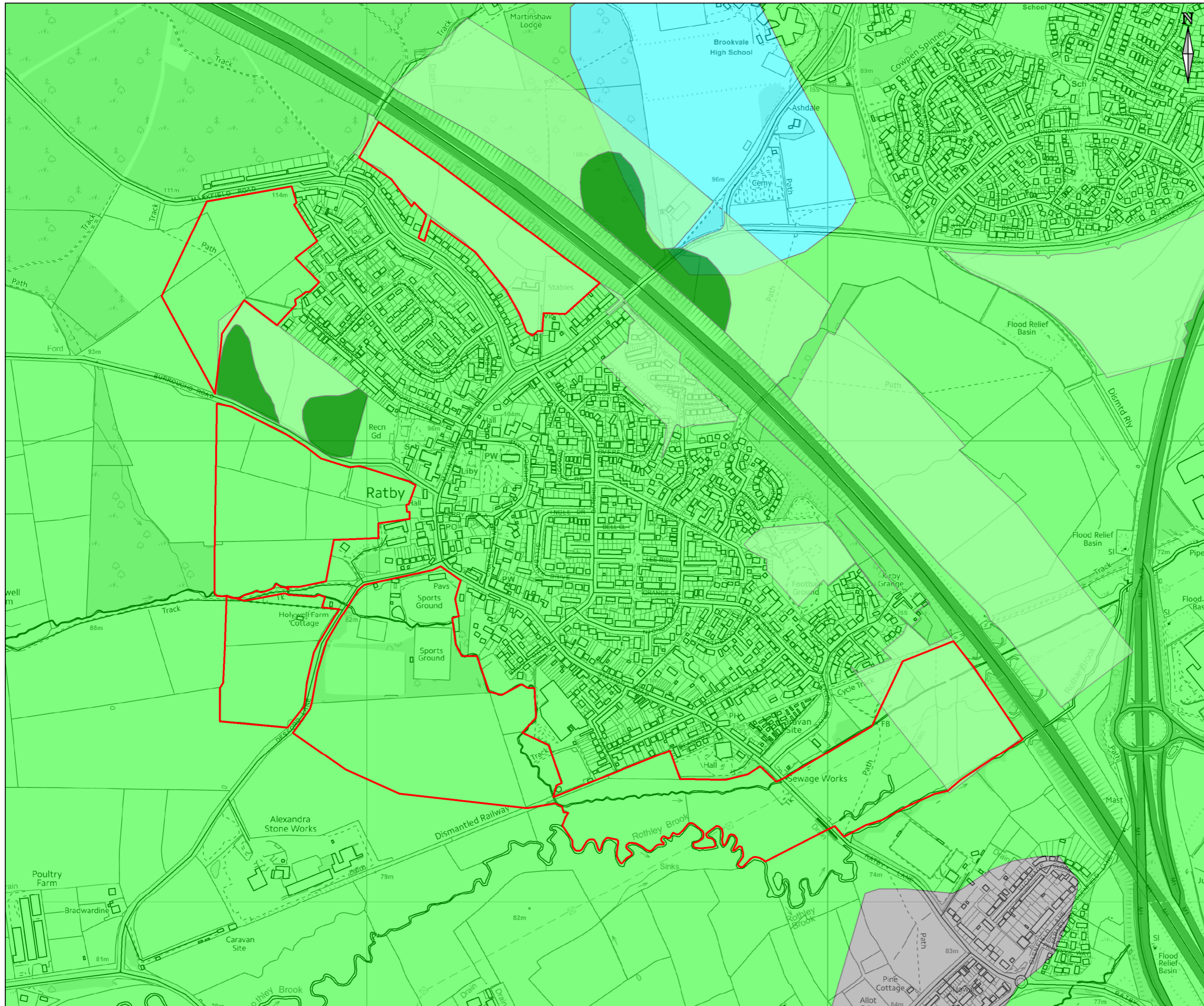
14.0 Ratby

SITE ENVIRONMENT

- 14.1. Ratby village is bordered to the north and east by the M1, to the south by grassland flanking Rothley Brook and to the west by agricultural land. Land use is mainly livestock grazing with minor areas of arable cropping.
- 14.2. Land surrounding Ratby is undulating with an average elevation of approximately 85 m AOD.

PUBLISHED INFORMATION

- 14.3. 1:50,000 scale BGS information records the basal geology of the land as Edwalton Member mudstone to the north of the village and Gunthorpe Member mudstone to the south with a thin band of Cotgrave Sandstone Members dividing them. Superficial deposits of Thrussington Member and Oadby Member glacial till are recorded in the north-west of the site. In the south alluvium flanks Rothley Brook, with areas of River Terrace sand and gravel deposits.
- 14.4. The National Soil Map (published at 1:250,000 scale) shows land surrounding Ratby to be within the Salop Association: heavy soils with impeded drainage formed in reddish glacial till.
- 14.5. Provisional ALC mapping (published at 1:250,000 scale) from the 1970s shows the agricultural land at the site as grade 3 (see Map 13). Two fields in the west of the village have been surveyed in detail to post 1988 guidelines, showing land of subgrade 3a and subgrade 3b agricultural land quality (see Natural England report: ALCC09596).




- KEY**
- Subgrade 3a
 - Subgrade 3b
 - Provisional grade 2
 - Provisional grade 3
 - Urban
 - Survey area

Client: 
**Hinckley & Bosworth
 Borough Council**

Site:
Hinckley and Bosworth District

Map title:
**Map 13
 Published ALC information
 for Ratby**

 Scale: 1:8,000

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Date: 11/3/2019

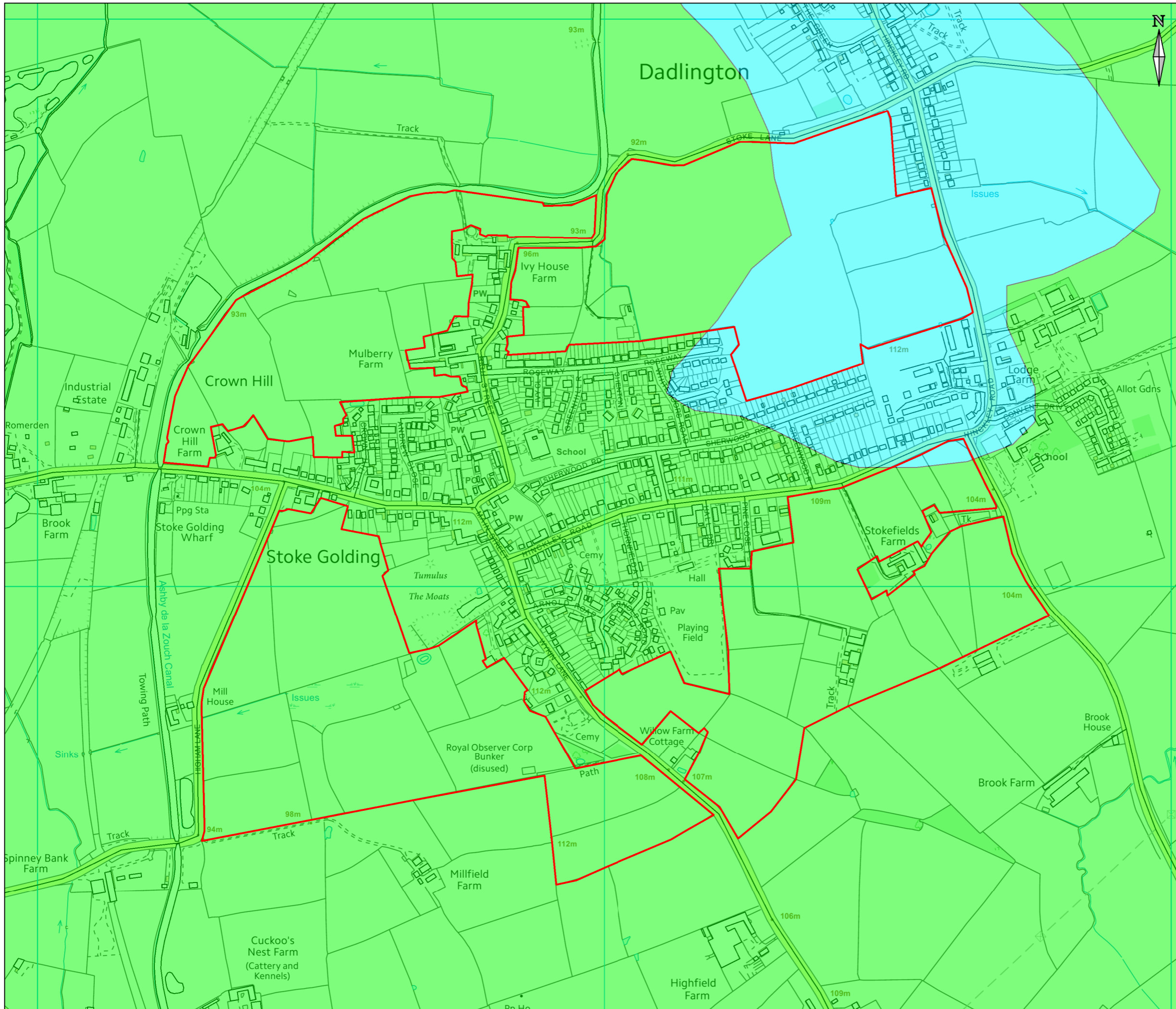
15.0 Stoke Golding

SITE ENVIRONMENT

- 15.1. Stoke Golding is surrounded by agricultural land on all sides with the exception of an area in the south under a solar farm. The land use is mainly livestock production and dairying. Ashby de la Zouch Canal lies to the north and west of the village.
- 15.2. The land is sloping in the north and west and flatter in the south and east. The average elevation of the village is 95 m AOD.

PUBLISHED INFORMATION

- 15.3. 1:50,000 scale BGS information records the basal geology land surrounding Stoke Golding as mudstones of the Gunthorpe Member and Mercia Group. Superficial deposits of Bosworth Clay Member are recorded across the majority of the site; Oadby Member glacial till is mapped to the north-west and south of the village; glaciofluvial deposits of sand and gravel are also mapped in patches across the site.
- 15.4. The National Soils Map (published at 1:250,000 scale) shows that land surrounding the village is within the Beccles 3 Association: mainly heavy soils with impeded drainage formed in chalky glacial till, with some better-draining soils.
- 15.5. Provisional ALC mapping (published at 1:250,000 scale) from the 1970s shows the agricultural land at the site as grade 3 (see Map 14). No detailed survey of the area has been published.



KEY

- Provisional grade 2
- Provisional grade 3
- Survey area

Client:



**Hinckley & Bosworth
Borough Council**

Site:

Hinckley and Bosworth District

Map title:

**Map 14
Published ALC information
for Stoke Golding**



Scale: 1:6,000 at A3

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Date: 11/3/2019

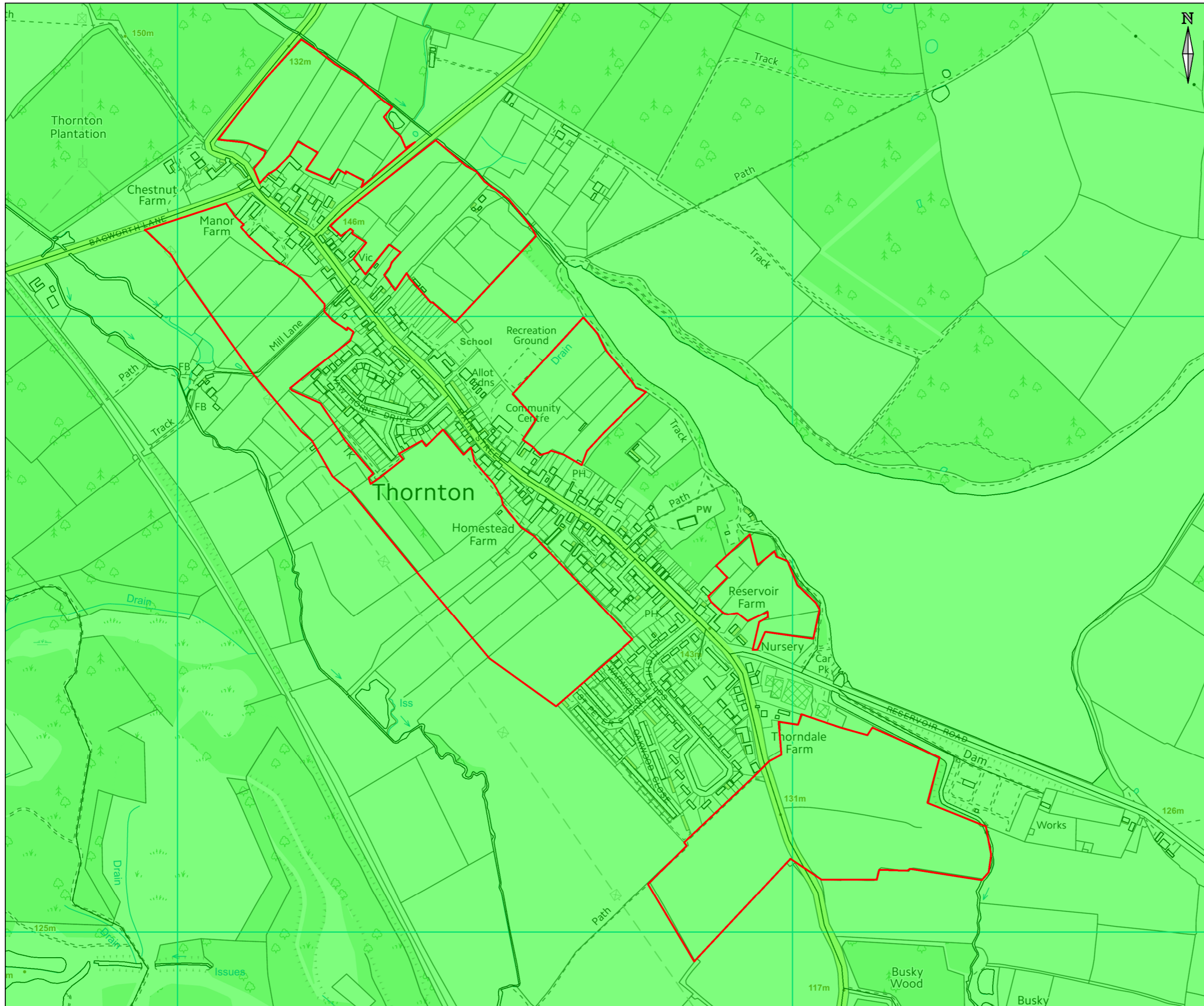
16.0 Thornton

SITE ENVIRONMENT

- 16.1. The village of Thornton is located on an escarpment, with land steeply sloping in the north-east towards Thornton Reservoir and in the south-west towards a railway line. Land surrounding the village is mainly in grassland used to graze livestock.
- 16.2. Land adjoining Thornton is almost entirely limited by gradient to subgrade 3b agricultural quality. The land was found to slope steeply at between 7° and 11°, with an average elevation of 130 m AOD.

PUBLISHED INFORMATION

- 16.3. 1:50,000 scale BGS information records the solid geology of land surrounding Thornton to be Gunthorpe and Edwalton Member mudstones. The mudstone recorded to be divided by a band of Cotgrave Member sandstone. Superficial Oadby Member glacial till is recorded in the south of the site, with a small area of glaciofluvial sand and gravel in the north.
- 16.4. The National Soil Map (published at 1:250,000 scale) shows land around Thornton to be within the Whimble 3 Association: mainly heavy soils with impeded drainage formed in chalky glacial till, with some better-draining soils.
- 16.5. Provisional ALC mapping (published at 1:250,000 scale) from the 1970s shows the agricultural land at the site as grade 3 (see Map 15). No detailed survey of the area has been published, although from OS topographic mapping steep slope gradients have been identified and will be confirmed on site.



KEY

- Provisional grade 3
- Survey area

Client:



Hinckley & Bosworth
Borough Council

Site:

Hinckley and Bosworth District

Map title:

**Map 15
Published ALC information
for Thornton**



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Scale: 1:6,000 at A3

Date: 11/3/2019

17.0 Overview of land quality

- 17.1. Very limited areas of agricultural land around the identified settlements in Hinckley and Bosworth District have been subject to detailed Agricultural Land Classification. It is difficult to draw conclusions from the few available studies as to the relative quality of land across the district, although in general land quality was found to be mainly poorer quality subgrade 3b land (63% of land surveyed) and a mixture of BMV land in grade 2 and subgrade 3a; no land of grade 1, 4 or 5 is recorded. The land quality in the District is slightly below average for the Midlands where a more even split between BMV and poorer quality land is expected.

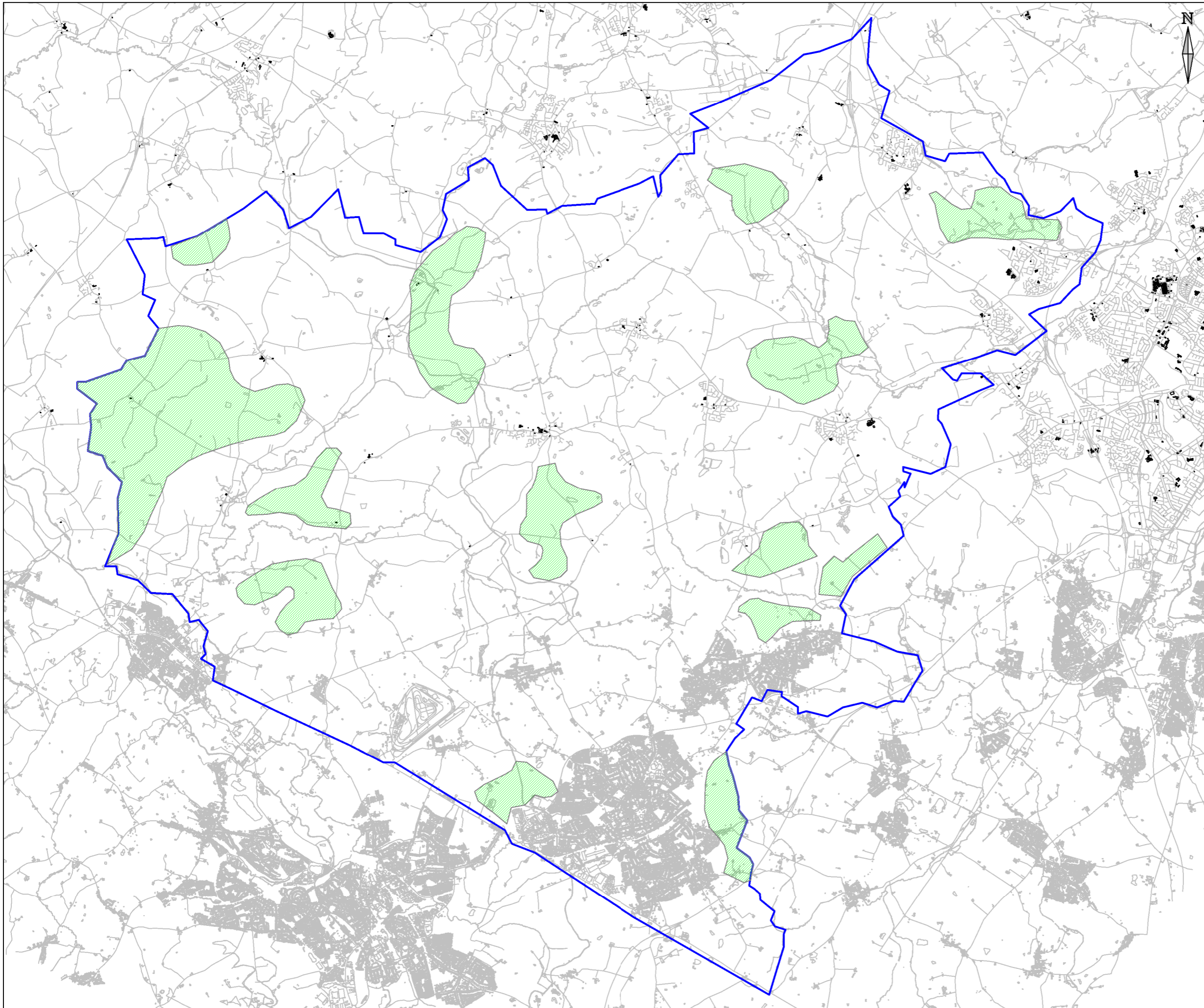
Table 1: Existing ALC surveys within the HBBC District (MAFF surveys)

<i>Grade/subgrade</i>	<i>Area (ha)</i>	<i>% of the land</i>
Grade 1	0	0
Grade 2	78.3	12
Subgrade 3a	164.0	25
BMV land total	242.3	37
Subgrade 3b	409.0	63
Total land area	651.3	100



- 17.2. Generally the land is formed over clayey materials comprising mudstone, glacial till and Bosworth Clay deposits. These materials generally give heavy soils with drainage limitations such as those of the Beccles 1 and 3, Salop, and Brockhurst Associations widely recorded by regional-scale soil mapping in the area. These soils typically give land of subgrade 3a or 3b agricultural quality limited by wetness in Leicestershire, although the relative proportions of each require detailed survey to identify.
- 17.3. Some areas of sand and gravel and other drift (Head) are recorded, and these usually give more freely-draining soils such as those found in the Wick 1, Arrow, and Whimple 3 Associates widely recorded in the area. These soils more commonly give BMV land of grade 2 and subgrade 3a quality in Leicestershire (limited by slight wetness, droughtiness or stoniness).
- 17.4. On the basis of the desk study findings, BMV land is mostly likely to occur in the south and across central parts of the District where the superficial deposits are recorded. It is likely

that large areas of land adjoining Bagworth, Barlestone, Desford, Earl Shilton, Hinckley, Market Bosworth, Newbold Verdon and Stoke Golding will be of high agricultural quality (within the BMV category).

- 17.5. As discussed, poorer quality land is likely to be found where soils are formed in mudstone, glacial till and clay deposits. The less variable mudstone and Bosworth clay deposits give the highest likelihood of subgrade 3b land, areas across the District are made up of this geology. Map 16 at the end of this Section shows broad areas likely to comprise lower quality (subgrade 3b).



KEY

-  Predicted areas of non BMV land
-  Hinckley and Bosworth Borough Council District

Client:



Hinckley & Bosworth
Borough Council

Site:

Hinckley and Bosworth District

Map title:

**Map 16
Areas of poorer quality land in the
Hinckley and Bosworth District**



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Scale: 1:90,000

Date: 20/05/2019

Glossary

ALC – Agricultural Land Classification

AOD – Above Ordnance Datum

BGS – British Geological Society

BMV – best and most versatile

DEFRA – Department for Environment, Food and Rural Affairs

EA – Environment Agency

HBBC – Hinckley and Bosworth Borough Council

NPPF – National Planning Policy Framework

MAFF – former Ministry of Agriculture, Food and Fisheries