

# ARCHAEOLOGICAL DESK-BASED ASSESSMENT

Land at Station Road, Market Bosworth, Leicestershire

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Market Bosworth  
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May 2024

LAND AT STATION ROAD, MARKET BOSWORTH, LEICESTERSHIRE;  
ARCHAEOLOGICAL DESK-BASED ASSESSMENT

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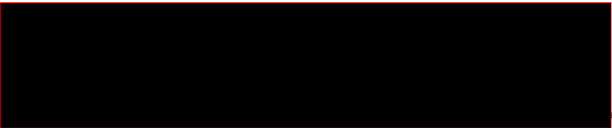
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## EXECUTIVE SUMMARY

This archaeological desk-based assessment has been prepared by RPS for Miller Homes in support of a full planning application for approximately 140 residential dwellings.

This report considers c.18ha of land located south of Station Road in Market Bosworth, Leicestershire (centred at NGR SK 397 028). Approximately 7.5ha located of the north-western part of the site is allocated within the Local Plan for mixed-use (residential and employment) development.

The assessment provides a description of archaeological assets potentially affected by the proposed development of the site. It assesses their significance and addresses the information requirements of Government's National Planning Policy Framework in relation to archaeology and Policies DM11-DM13 of the Hinckley and Bosworth Borough Site Allocations and Development Management Policies Development Plan Document.

Data available from Historic England and the Local Planning Authority shows that there are no Scheduled Monuments within the proposed development site. There are no Scheduled Monuments assessed as sensitive to the proposed development outside the site. Built Heritage impacts will be assessed within a separate report (ref. RPS 2023 JAC29191.2).

The data provided by the Leicestershire & Rutland HER records one non-designated asset within the study site; the findspot of a Medieval slant-topped copper alloy scabbard chape (MLE9780), recorded by metal detecting within the wooded area in the north-east of the site.

Based on the available archaeological data for the site and the surrounding area as well as negative results of intrusive fieldwork within the vicinity of the site, it is considered to have a low/negligible potential for significant (i.e. non-agricultural) remains of all periods. Any surviving remains are likely to be of local interest and would be significant for their archaeological interest and potential to contribute to local research agendas.

Based on the available archaeological data for the site and surrounding area, there is no suggestion that archaeology will be a constraint to development. However, it is likely that the LPA will require further work to confirm this. A geophysical survey in the first instance would be appropriate followed by a programme of trial trenching. Depending on the results of the geophysical survey, any trenching, if required, could be secured by an appropriately worded condition.

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# 1 INTRODUCTION AND SCOPE OF STUDY

- 1.1 This archaeological desk-based assessment has been prepared by RPS for Miller Homes to support a full planning application for residential development.
- 1.2 The c.18ha site, also referred to in this report as the study site, is located south of Station Road in Market Bosworth (NGR SK 397 028, Figure 1). The site is bounded by residential development to the north, fields to the east and south and by commercial development and a railway line to the west.
- 1.3 This document has been prepared in compliance with the National Planning Policy Framework, to identify and provide a description of the significance of archaeological heritage assets on the site and the likely effects of the proposed development. This study concentrates on identifying the archaeological interest in the site to provide the archaeological assessment required by local planning policy. A separate Built Heritage Statement has been prepared (ref. RPS 2023 JAC29191.2) to assess any impact upon built heritage assets within the vicinity of the site.
- 1.4 The assessment comprises an examination of evidence in the Leicestershire & Rutland Historic Environment Record (HER) and online resources. Information regarding Scheduled Monuments was obtained from the Historic Environment Record and Historic England's National Heritage List for England.
- 1.5 The assessment incorporates published and unpublished material and charts historic land-use through review of 19<sup>th</sup> and 20<sup>th</sup> century map resources. A site inspection was undertaken on 13<sup>th</sup> September 2023.
- 1.6 The study provides an assessment of the archaeological potential of the site and the significance of any archaeological heritage assets within and around the site. As a result, the study enables relevant parties to identify and assess the impact of the proposed development and identify any necessary mitigation measures.
- 1.7 All work was undertaken in accordance with the Chartered Institute for Archaeologists' 'Standard and Guidance for Historic Environment Desk-Based Assessment' (CIfA 2020).

## 2 PLANNING BACKGROUND AND DEVELOPMENT PLAN FRAMEWORK

- 2.1 National legislation regarding archaeology, including scheduled monuments, is contained in the Ancient Monuments and Archaeological Areas Act 1979, amended by the National Heritage Act 1983 and 2002, and updated in April 2014.
- 2.2 In March 2012, the government published the National Planning Policy Framework (NPPF), which was most recently updated in September 2023. The NPPF is supported by the National Planning Practice Guidance (NPPG), which was published online 6th March 2014 and has since been periodically updated.  
(<https://www.gov.uk/government/publications/national-planning-policy-framework--2>)
- 2.3 The NPPF and NPPG are additionally supported by three Good Practice Advice (GPA) documents published by Historic England: GPA 1: The Historic Environment in Local Plans; GPA 2: Managing Significance in Decision-Taking in the Historic Environment (both published March 2015). The second edition of GPA3: The Setting of Heritage Assets was published in December 2017.

### National Planning Policy

- 2.4 Section 16 of the NPPF, entitled Conserving and enhancing the historic environment provides guidance for planning authorities, property owners, developers and others on the conservation and investigation of heritage assets. Overall, the objectives of Section 16 of the NPPF can be summarised as seeking the:
- Delivery of sustainable development;
  - Understanding the wider social, cultural, economic and environmental benefits brought by the conservation of the historic environment;
  - Conservation of England's heritage assets in a manner appropriate to their significance; and
  - Recognition that heritage makes to our knowledge and understanding of the past.
- 2.5 Section 16 of the NPPF recognises that intelligently managed change may sometimes be necessary if heritage assets are to be maintained for the long term. Paragraph 200 states that planning decisions should be based on the significance of the heritage asset and that level of detail supplied by an applicant should be proportionate to the importance of the asset and should be no more than sufficient to review the potential impact of the proposal upon the significance of that asset.
- 2.6 *Heritage Assets* are defined in Annex 2 of the NPPF as: a building, monument, site, place, area or landscape positively identified as having a degree of significance meriting consideration in planning decisions. They include designated heritage assets (as defined in the NPPF) and assets identified by the local planning authority during the process of decision-making or through the plan-making process.
- 2.7 Annex 2 also defines *Archaeological Interest* as a heritage asset which holds or potentially could hold evidence of past human activity worthy of expert investigation at some point.
- 2.8 A *Designated Heritage Asset* comprises a: World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area.
- 2.9 *Significance (for heritage policy)* is defined as: The value of a heritage asset to this and future generations because of its heritage interest. This interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting.



- 2.10 *Setting* is defined as: The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral.
- 2.11 In short, government policy provides a framework which:
- Protects nationally important designated Heritage Assets;
  - Protects the settings of such designations;
  - In appropriate circumstances seeks adequate information (from desk based assessment and field evaluation where necessary) to enable informed decisions;
  - Provides for the excavation and investigation of sites not significant enough to merit *in-situ* preservation.
- 2.12 The NPPG reiterates that the conservation of heritage assets in a manner appropriate to their significance is a core planning principle, requiring a flexible and thoughtful approach. Furthermore, it highlights that neglect and decay of heritage assets is best addressed through ensuring they remain in active use that is consistent with their conservation. Importantly, the guidance states that if complete, or partial loss of a heritage asset is justified, the aim should then be to capture and record the evidence of the asset's significance and make the interpretation publicly available. Key elements of the guidance relate to assessing harm. An important consideration should be whether the proposed works adversely affect a key element of the heritage asset's special architectural or historic interest. Additionally, it is the degree of harm, rather than the scale of development, that is to be assessed. The level of 'substantial harm' is considered to be a high bar that may not arise in many cases. Essentially, whether a proposal causes substantial harm will be a judgment for the decision taker, having regard to the circumstances of the case and the NPPF. Importantly, harm may arise from works to the asset or from development within its setting. Setting is defined as the surroundings in which an asset is experienced and may be more extensive than the curtilage. A thorough assessment of the impact of proposals upon setting needs to take into account, and be proportionate to, the significance of the heritage asset and the degree to which proposed changes enhance or detract from that significance and the ability to appreciate it.
- 2.13 In considering any planning application for development, the planning authority will be mindful of the framework set by government policy, in this instance the NPPF, by current Development Plan Policy and by other material considerations.

## Local Planning Policy

- 2.14 A new Local Plan (2016 to 2036) is currently under review by Hinckley and Bosworth Borough Council. The current Local Plan contains the Site Allocations and Development Management Policies Development Plan Document (adopted 2016). The Local Plan also includes the 'made' Market Bosworth Neighbourhood Plan (2015).
- 2.15 The north-west part of the site (approx. 7.5ha) forms a mixed-use (residential and employment) site allocation within the Site Allocations and Development Management Policies document and has its own planning policy (SA5).
- 2.16 The Council are currently undertaking a Local Plan Review 2020-2039. At the time of writing public consultation on the Regulation 19 Local Plan Review has been completed (February-March 2022). However, the Revised Local Development Scheme (December 2022) estimates that the plan will be submitted to the Secretary of State in December 2025 and adopted in December 2026.
- 2.17 The Market Bosworth Neighbourhood is also under review.
- 2.18 The policies relevant to archaeology and heritage are listed below:

## Site Allocations and Development Management Policies Development Plan Document

- 2.19 The Site Allocations and Development Management Policies Development Plan Document was adopted in July 2016 and allocates land to deliver the development requirements outlined in the Hinckley and Bosworth Core Strategy. The Development Management Policies relating to archaeology and heritage are DM11-DM13 and the site specific mixed-use (residential and employment) policy is SA5:

### **DM11 Protecting and Enhancing the Historic Environment**

*The Borough Council will protect, conserve and enhance the historic environment throughout the borough. This will be done through the careful management of development that might adversely impact both designated and non-designated heritage assets.*

*All development proposals which have the potential to affect a heritage asset or its setting will be required to demonstrate:*

- a) An understanding of the significance of the heritage asset and its setting; and*
  - b) The impact of the proposal on the significance of the asset and its setting, including measures to minimise or avoid these impacts; and*
  - c) How the benefits of the proposal will outweigh any harm caused;*
- and*
- d) Any impact on archaeology in line with Policy DM13.*

### **DM12 Heritage Assets**

*All development proposals affecting heritage assets and their setting will be expected to secure their continued protection or enhancement, contribute to the distinctiveness of the areas in which they are located and contribute to the wider vibrancy of the borough.*

*All development proposals affecting the significance of heritage assets and their setting will be assessed in accordance with Policy DM11: Protecting and Enhancing the Historic Environment and will require justification as set out in this policy.*

*All development proposals will need to accord with Policy DM10: Development and Design.*

#### **Listed Buildings**

*Proposals for the change of use, extensions and alterations of listed buildings and development affecting the setting of listed buildings will only be permitted where it is demonstrated that the proposals are compatible with the significance of the building and its setting.*

#### **Conservation Areas**

*Development proposals should ensure the significance of a conservation area is preserved and enhanced through the consideration and inclusion of important features (as identified in the Conservation Area Appraisal and Management Plan) including, but not limited to the following:*

- a) Appropriate boundary treatments which reflect the local style and materials which are characteristic of the conservation area;*
- b) The preservation and enhancement of key views and/or vistas in and out of the Conservation Area;*
- c) The replacement of dead or dying important trees and hedgerows with those of the same or similar species;*

- d) Reinforce or mirror the historic street pattern and plan form where feasible;*
- e) The use of sensitively styled street furniture;*
- f) The use of natural building materials, preferably locally sourced;*
- and,*
- g) The retention of key spaces within the conservation area.*

*Proposals which seek to improve identified neutral and negative areas inside designated conservation areas, which also lead to the overall enhancement of the conservation area, will be supported and encouraged.*

*All applications which include the demolition of buildings and means of enclosure within a Conservation Area must propose an adequate replacement which enhances the character and appearance of the conservation area. Conditions will be imposed to ensure demolition does not occur until immediately prior to the redevelopment or remediation.*

#### **Historic Landscapes**

*Proposals affecting historic landscapes, their features or setting should have regard to their significance and be justified in line with Policy DM11.*

*Development proposals within or adjacent to the historic landscape of Bosworth Battlefield should seek to better reveal the historic significance of the area.*

*Proposals which adversely affect the Bosworth Battlefield or its setting should be wholly exceptional and accompanied by clear and convincing justification. Such proposals will be assessed against their public benefits.*

*Particular regard will be had to maintaining topographical features, archaeological remains or to the potential expansion of the Battlefield.*

*Proposals which seek to enhance the educational or tourism provision associated with the Bosworth Battlefield will be encouraged where they comply with other policies in the Local Plan.*

#### **Scheduled Monuments**

*Proposals which adversely affect a scheduled monument or its setting should be wholly exceptional and accompanied by clear and convincing justification.*

#### **Locally Important Heritage Assets**

*Assets identified on the Locally Important Heritage Asset List should be retained and enhanced wherever possible. The significance of the assets illustrated in the List and the impact on this significance should be demonstrated and justified in line with Policy DM11.*

#### **DM13 Preserving the Borough's Archaeology**

*Where a proposal has the potential to impact a site of archaeological interest, developers should set out in their application an appropriate desk-based assessment and, where applicable, the results of a field evaluation detailing the significance of any affected asset.*

*Where applicable, justified and feasible the local planning authority will require remains to be preserved in situ ensuring appropriate design, layout, ground levels, foundations and site work methods to avoid any adverse impacts on the remains.*

*Where preservation of archaeological remains in situ is not feasible and/or justified the local planning authority will require full archaeological investigation and recording by an approved archaeological organisation before development commences.*

*MKBOS02 Land South of Station Road and Heath Road - A mixed use allocation including a community facility, B1, B2 and B8 employment provision, open space and a minimum of 100 dwellings.*

**SA5**

*Land South of Station Road and Heath Road, Market Bosworth Proposals for the site Land South of Station Road and Heath Road should:*

- *Provide between 0.5 hectare to 1 hectare of additional B1, B2 or B8 employment land;*
- *Provide approximately 100 dwellings with a density, mix and design in line with Core Strategy Policy 16;*
- *Create a safe pedestrian access off Station Road and alternative pedestrian access into the site;*
- *Provide some allotment provision on site with associated car parking facilities;*
- *Provide open space and play provision in line with Core Strategy Policy 19; and*
- *Provide affordable housing in line with Core Strategy Policy 15.*

## **Market Bosworth Neighbourhood Plan 2014-2026**

- 2.20 The Neighbourhood Plan has no specific policies for the historic environment but as part of the Plan's aims it will look to minimise the potential adverse effects of development which might impact on:

[...]

*3. The overall character of the Neighbourhood Area by clearly identifying the natural and built features, heritage and cultural development that should not be spoiled by obtrusive development.*

- 2.21 In line with relevant planning policy and guidance, this desk-based assessment seeks to clarify the site's archaeological potential and the likely significance of that potential and the need or otherwise for additional mitigation measures.



## 3 SITE CONDITIONS, GEOLOGY AND TOPOGRAPHY

### Site Conditions

- 3.1 A site inspection was carried out on 13<sup>th</sup> September 2023.
- 3.2 The site, c.18ha is centred at NGR SK 397 028 and comprises two agricultural fields divided by hedgerows and a drain and one wooded area in the north-east (Plates 1-4). A public footpath is present along the northern site boundary as well as through the wood.
- 3.3 The site was recently harvested and ploughed in the past. No archaeological earthworks survive within the study site.

### Geology

- 3.4 The British Geological Survey (BGS) 1:50,000 records the geology within the site as mudstone belonging to the Gunthorpe Member. Superficial deposits overlaying the mudstone in the northern and central areas of the site are glaciofluvial sand and gravel and diamicton of the Oadby member in the remaining parts of the site (<https://geologyviewer.bgs.ac.uk/> - accessed on 19.09.2023)
- 3.5 The Cranfield Soil and Agrifood Institute identifies the soils of the study site as slowly permeable seasonally wet slightly acid but base-rich loamy and clayey soils with impeded drainage (Soilscape 18; <http://www.landis.org.uk/soilscapes/> - accessed 19.09.2023).

### Topography & Landscape Character

- 3.6 The study site contains the peak of what is known as Spinney Hill at c.120m AOD, which allows views towards the lower landscape in the south. From there, the topography slopes down to c.95m in the west, to c.100m in the south and to c.110m in the east. There is no natural watercourse in the immediate vicinity of the study site.
- 3.7 In Landscape Character terms, the site is located within the north-western part of the Leicestershire Vales National Character Area (NCA), a large, relatively open, uniform landscape composed of low-lying clay vales interrupted by a range of varied river valleys. Its sense of place comes less from its overall landform and more from its visually dominant settlements and views towards surrounding higher ground (Natural England 2014).

### Review of available LiDAR Data

- 3.8 A review of LiDAR data was conducted, using the Open Survey Data 1m spatial resolution dataset for the site (Figure 4).
- 3.9 The data shows evidence for modern agricultural activity and clearly shows the location and high point of Spinney Hill within the northern part of the site.
- 3.10 The site has been heavily ploughed and there is no indication of archaeological earthworks preserved within the site.

## 4 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND WITH ASSESSMENT OF SIGNIFICANCE

### Timescales used in this report

#### Prehistoric

|              |         |   |        |    |
|--------------|---------|---|--------|----|
| Palaeolithic | 900,000 | - | 12,000 | BC |
| Mesolithic   | 12,000  | - | 4,000  | BC |
| Neolithic    | 4,000   | - | 1,800  | BC |
| Bronze Age   | 1,800   | - | 600    | BC |
| Iron Age     | 600     | - | AD 43  |    |

#### Historic

|                      |    |      |   |         |
|----------------------|----|------|---|---------|
| Roman                | AD | 43   | - | 410     |
| Saxon/Early Medieval | AD | 410  | - | 1066    |
| Medieval             | AD | 1066 | - | 1485    |
| Post Medieval        | AD | 1486 | - | 1799    |
| Modern               | AD | 1800 | - | Present |

### Introduction

- 4.1 This chapter reviews the available archaeological evidence for the study site and the archaeological/historical background of the general area, and, in accordance with NPPF, considers the potential for any as yet to be discovered archaeological evidence on the study site.
- 4.2 What follows comprises a review of known archaeological assets within a 1km radius of the study site (Figures 2-3), also referred to as the search area, held on the Leicestershire & Rutland Historic Environment Record (HER), together with a historic map regression exercise charting the development of the study area from the 19<sup>th</sup> century onwards until the present day.
- 4.3 Chapter 5 subsequently considers whether the proposed development will impact the theoretical archaeological potential identified below.

### Scheduled Monuments

- 4.4 Data obtained from Historic England and the Local Planning Authority confirms that there are no Scheduled Monuments located within the site (Figure 2).
- 4.5 There is one Scheduled Monument within the search area; *Roman foundations of East of Barton Road* (NHLE reference 1005476) located c.750m north-east of the study site. The site is not intervisible with the monument and does not form part of its setting. No Scheduled Monument is assessed as sensitive to the proposed development within the study site.
- 4.6 Built heritage impacts are assessed in a separate report (ref. RPS 2023 JAC29191.2).

## Non-Designated Heritage Assets

- 4.7 The data provided by the Leicestershire & Rutland HER records one non-designated asset within the study site; the findspot of a Medieval slant-topped copper alloy scabbard chape (MLE9780), recorded by metal detecting within the wooded area in the north-east of the site.
- 4.8 No other non-designated heritage assets are located within the study site.
- 4.9 A gazetteer of HER records outside the study site within a 1km search area is included in Appendix 1. Their locations are shown on Figure 3a.

## Previous Archaeological Work

- 4.10 The HER confirms there are no records of previous archaeological work within the study site.
- 4.11 Geophysical survey and subsequent trial trenching (ELE11915 and ELE12128; 20 trenches) c.50m south-east of the site did not record any remains of archaeological interest. Both programmes did record ridge and furrow.
- 4.12 Similar negative results were recorded during geophysical survey adjacent to the north, on the other side of Station Road (not yet on the HER; Magnitude 2020) and c.150m to the north (ELE6462). The subsequent trial trenching on the latter (ELE6474) did not record any archaeological remains of archaeological interest, but ridge and furrow was recorded in both areas.
- 4.13 No archaeological anomalies were recorded during geophysical survey (ELE11791) c.400m east of the site. The subsequent trial trenching (12 trenches) did find a residual Mesolithic/Early Neolithic flint blade and an undated flint flake within a later pit. The only other finds were fragments of Medieval pottery and later building material. As above, the site contained ridge and furrow.
- 4.14 The remaining events within the search area relate to building and impact assessments or are otherwise not relevant in order to assess the current study site's archaeological potential.
- 4.15 The full list of previous archaeological investigations is recorded within the gazetteer of HER records included in Appendix 1 and their locations are shown on Figure 3b.

## Prehistoric/Roman

- 4.16 A Mesolithic/Early Neolithic flint blade and an undated flint flake were recovered residually within a later pit during trial trenching c.400m east of the site. No other Prehistoric finds or features were identified during fieldwork within the vicinity of the site.
- 4.17 The HER contains no records of Prehistoric date within the study site or the search area.
- 4.18 Based on the results of the LiDAR data as well as the paucity of Prehistoric remains recorded on the HER, this assessment considers there to be a low potential for Prehistoric activity within the study site.
- 4.19 The HER contains no records of Roman date within the site and one within the search area; Roman finds (MLE21016) including a piece of tegula roof tile and two more pieces of tile located c.750m north-east of the study site.
- 4.20 Based on the negative results of the nearby fieldwork and the paucity of evidence for Roman activity in the search area, the likelihood of significant Roman settlement remains on the site is assessed to be low.

## Saxon/Early Medieval

- 4.21 Data obtained from the HER contains no records of Saxon activity within the site and three relevant records within the search area.
- 4.22 The historic settlement of *Bosworde* (modern Market Bosworth, MLE2935) is recorded in Domesday Book (1086), confirming that it has at least Late Saxon origins. It is located c.170m to the north-east of the study site at its closest point. Therefore, it is likely the site was located within the agricultural hinterland of Market Bosworth.
- 4.23 A coin dated to the Late-Anglo Saxon period (MLE6183) and a Viking spearhead (MLE8336) were recorded c.350m east of the site. The HER contains no details about the circumstances of recovery of the objects – although they are assumed to be metal detector finds.
- 4.24 Based on the paucity of Saxon/Early Medieval records within the search area, the negative results of the nearby fieldwork and the site's location outside of the settlement focus of Market Bosworth, its potential for significant (i.e. non-agricultural) remains of this period is assessed to be low.

## Medieval

- 4.25 A Medieval slant-topped copper alloy scabbard chape (MLE9780) was found during metal detecting within the wooded area in the north-east of the site.
- 4.26 The Medieval marketplace (MLE934) of Market Bosworth is located c.550m north-east of the site, the site of a Medieval windmill (MLE2910) c.350m south and the shrunken Medieval village of Coton (MLE2911) is located between c.250m and c.450m south and south-west of the site. Coton once existed as three parts – Near, Middle and Far Coton, the first and latter of which are still inhabited.
- 4.27 Ridge and furrow remains are recorded by fieldwork and as cropmarks/earthworks to the north of Station Road and also c.50m south-east and c.400m east. The HER records ridge and furrow c.300m south-east and c.350m north-east (MLE25060 and MLE25061). Even though no such remains are recorded within the study site from Google Earth or LiDAR data, it is likely the site was located within the agricultural hinterland of Market Bosworth as there are records of ridge and furrow to the north, south-east and south (Google Earth 2016, not reproduced).
- 4.28 The remaining Medieval records mostly relate to isolated findspots and features within the Medieval settlement core of Market Bosworth, which aren't directly relevant to assess the archaeological potential within the site.
- 4.29 Based on the site's likely location within the agricultural hinterland of Market Bosworth, its potential for significant (i.e. non-agricultural) remains of this period is assessed to be low.

## Post Medieval & Modern (including map regression)

- 4.30 The HER contains no records of this date within the study site and 26 records within the search area. All of the records relate to extant buildings, features of well-known extent or transport routes and will not be further discussed, as they contribute little to the archaeological understanding of the study site.

### *Historic map regression*

- 4.31 The Market Bosworth Tithe map from 1848 (Figure 5) shows the site contains a mixture of arable, pasture and meadow to the south of Station Road (unnamed).
- 4.32 The site appears mostly unchanged in 1885 (Figure 6), except for the removal of an internal field boundary in the western extent.



- 4.33 Several more field boundaries were removed in the western part of the site during the following decades, as illustrated by the 1955 Ordnance Survey map (Figure 7). This is the first map to show the woodland within the north-eastern part of the site.
- 4.34 During the following decades, most of the remaining internal field boundaries were removed and the site divided into three agricultural fields and the woodland in the north-east. This is shown on the 2023 Google Earth image (Figure 8), which represents the site as it appears today.
- 4.35 The map review demonstrates the study site has remained as agricultural land through the Post-Medieval/Modern period and its potential for significant Post-Medieval/Modern archaeology is considered to be low.

## **Assessment of Significance (Non-Designated Assets)**

- 4.36 The data provided by the Leicestershire & Rutland HER records one non-designated asset within the study site; the findspot of a Medieval slant-topped copper alloy scabbard chape (MLE9780), recorded by metal detecting within the wooded area in the north-east of the site.
- 4.37 Based on the results of the intrusive fieldwork in the vicinity of the site and the available archaeological data for the site and surrounding area, the site is considered to have a low potential for significant (i.e. non-agricultural) archaeological remains of all periods.
- 4.38 Any features extant within the site are likely to be of no more than local importance significant for their evidential value dependent upon their potential to contribute to relevant research agendas.



## **5 THE PROPOSED DEVELOPMENT & REVIEW OF POTENTIAL DEVELOPMENT IMPACTS ON ARCHAEOLOGICAL ASSETS**

### **Proposed Development**

- 5.1 The study site is proposed for the construction of up to 140 residential dwellings and an employment zone, along with associated infrastructure and landscaping.

### **Review of Potential Development Impacts on Non-Designated Assets**

- 5.2 From the available archaeological data as well as historic mapping, the study has been in agricultural use probably since at least the Medieval period which will have caused some truncation – but this is not assessed to be any different to other greenfield sites locally.
- 5.3 Given the construction techniques employed in modern development, it is unlikely that any archaeological remains present within the footprint of the proposed development would survive the development process, unless preserved under public open space.

## 6 SUMMARY AND CONCLUSIONS

- 6.1 This archaeological desk-based assessment has been prepared by RPS for Miller Homes in support of a full planning application of up to 140 residential dwellings and an employment zone.
- 6.2 This report considers c.18ha of land located south of Station Road in Market Bosworth, Leicestershire (centred at NGR SK 397 028). Approximately 7.5ha located of the north-western part of the site is allocated within the Local Plan for mixed-use (residential and employment) development.
- 6.3 The assessment provides a description of archaeological assets potentially affected by the proposed development of the site. It assesses their significance and addresses the information requirements of Government's National Planning Policy Framework in relation to archaeology and Policies DM11-DM13 of the Hinckley and Bosworth Borough Site Allocations and Development Management Policies Development Plan Document.
- 6.4 Data available from Historic England and the Local Planning Authority shows that there are no Scheduled Monuments within the proposed development site. There are no Scheduled Monuments assessed as sensitive to the proposed development outside the site. Built Heritage impacts will be assessed within a separate report (ref. RPS 2023 JAC29191.2).
- 6.5 The data provided by the Leicestershire & Rutland HER records one non-designated asset within the study site; the findspot of a Medieval slant-topped copper alloy scabbard chape (MLE9780), recorded by metal detecting within the wooded area in the north-east of the site.
- 6.6 Based on the available archaeological data for the site and the surrounding area as well as negative results of intrusive fieldwork within the vicinity of the site, it is considered to have a low/negligible potential for significant (i.e. non-agricultural) remains of all periods. Any surviving remains are likely to be of local interest and would be significant for their archaeological interest and potential to contribute to local research agendas.
- 6.7 Based on the available archaeological data for the site and surrounding area, there is no suggestion that archaeology will be a constraint to development. However, it is likely that the LPA will require further work to confirm this. A geophysical survey in the first instance would be appropriate followed by a programme of trial trenching. Depending on the results of the geophysical survey, any trenching, if required, could be secured by an appropriately worded condition.

## Sources Consulted

### General

Leicestershire & Rutland Historic Environment Record

Google Earth

LiDAR

### Internet

British Geological Survey – <http://www.bgs.ac.uk/discoveringGeology/geologyOfBritain/viewer.html>

British History Online – <http://www.british-history.ac.uk/>

Domesday Online – <http://www.domesdaybook.co.uk/>

Historic England: The National Heritage List for England <http://www.historicengland.org.uk/listing/the-list/>

National Planning Policy Framework – <https://www.gov.uk/government/publications/national-planning-policy-framework--2>

Soilscape – <http://www.landis.org.uk/soilscapes/>

The Genealogist – <https://www.thegenealogist.co.uk/>

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Magnitude Surveys 2020. *Geophysical Survey Report. Station Road, Market Bosworth.*

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Ministry of Housing, Communities & Local Government Planning practice guidance, 2019, Historic environment  
Natural England National Character Area (NCA) profile: 94. Leicestershire Vales, 2014

## Cartographic

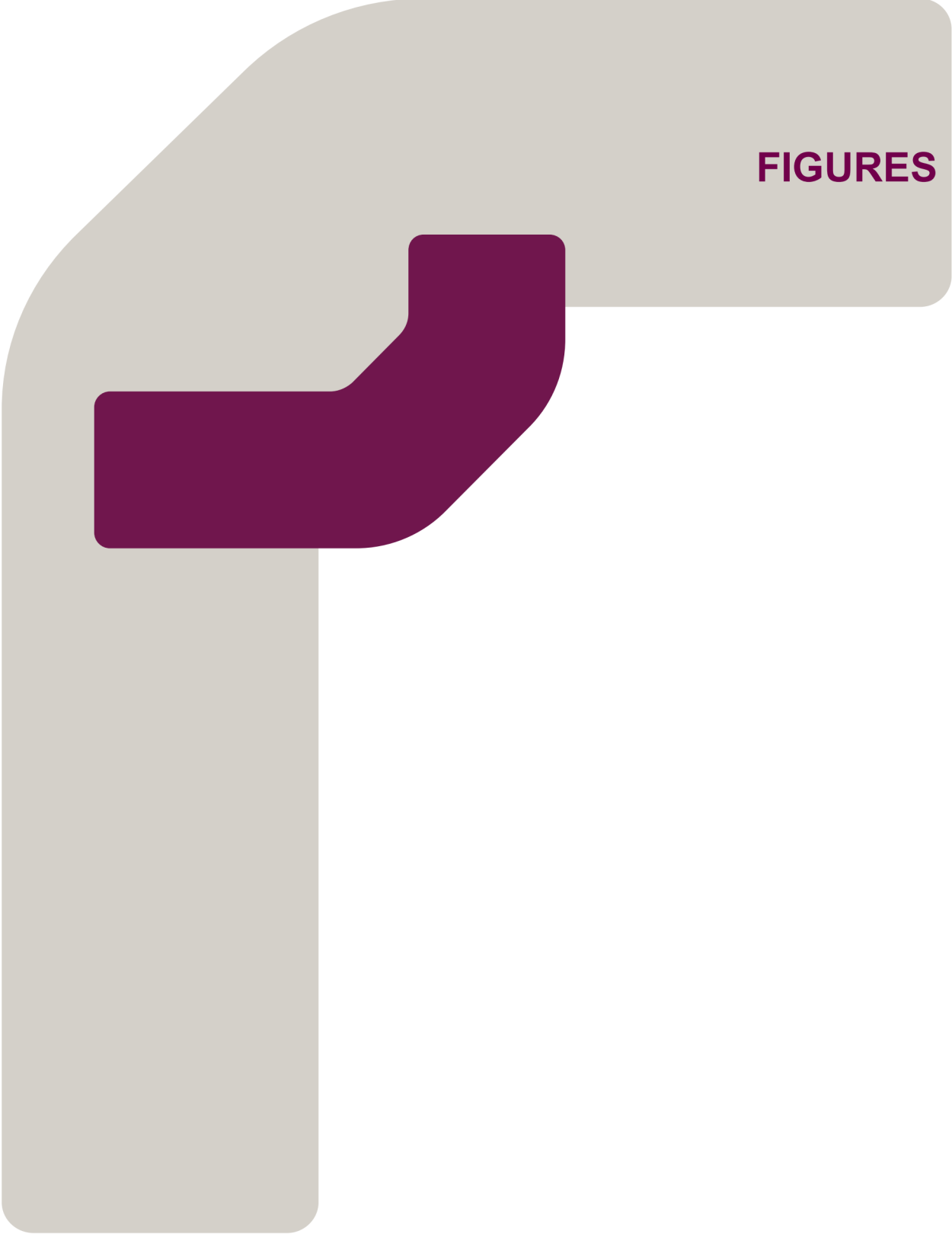
1848              Market Bosworth Tithe Map

Ordnance Survey 1:2500 editions: 1886, 1903, 1957-1958, 1970-1977, 1985, 1994

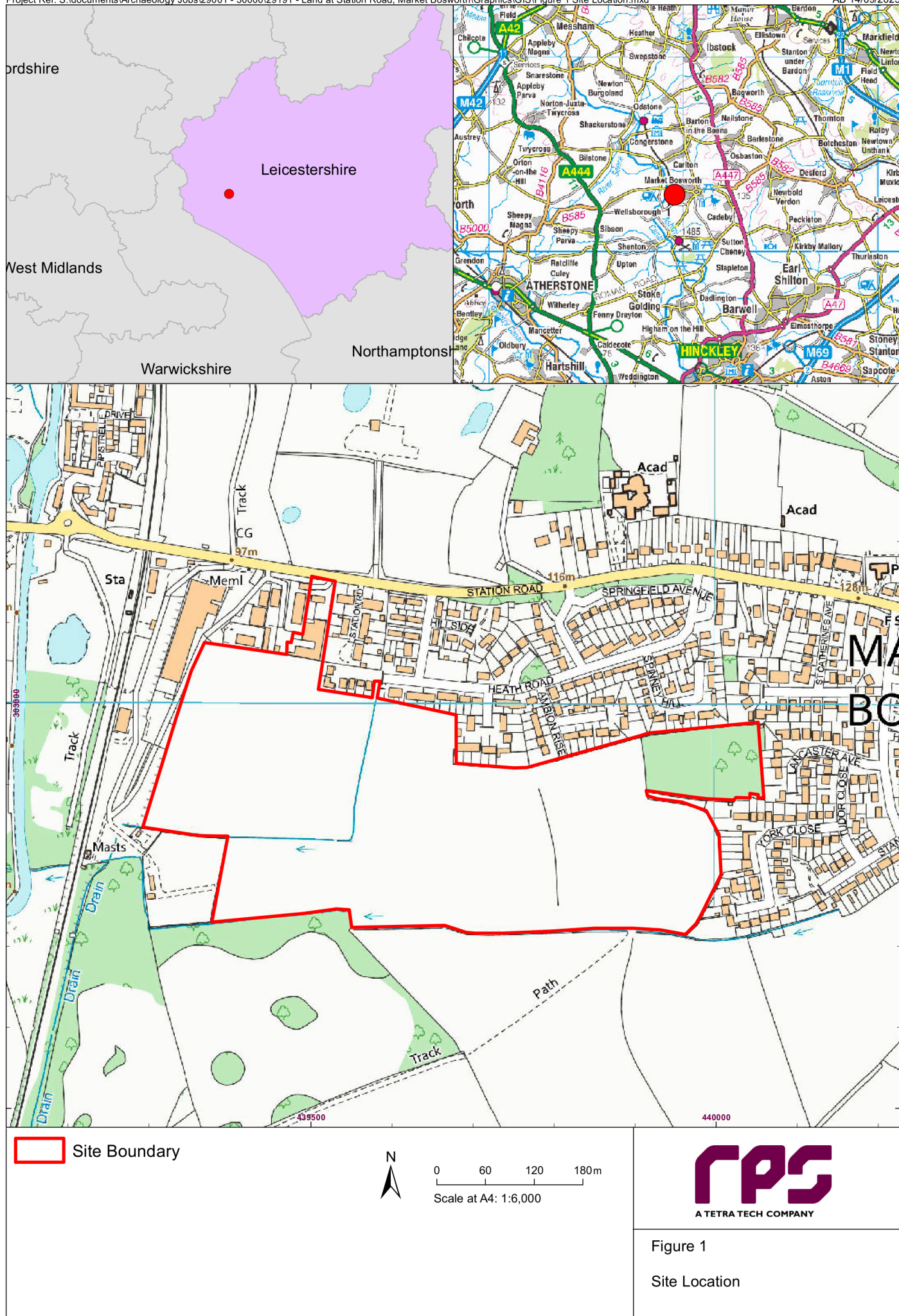
Ordnance Survey 1:10,000 / 1:10,560 editions: 1885, 1903-1904, 1955, 1966, 1991, 2000, 2006, 2020

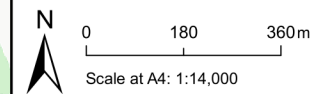
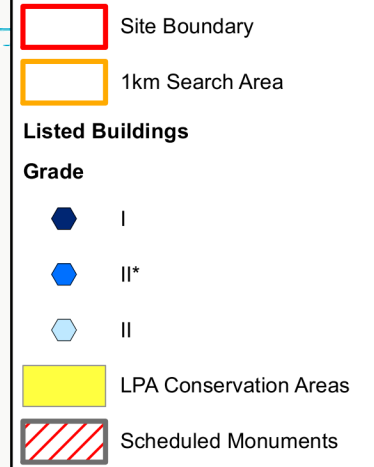
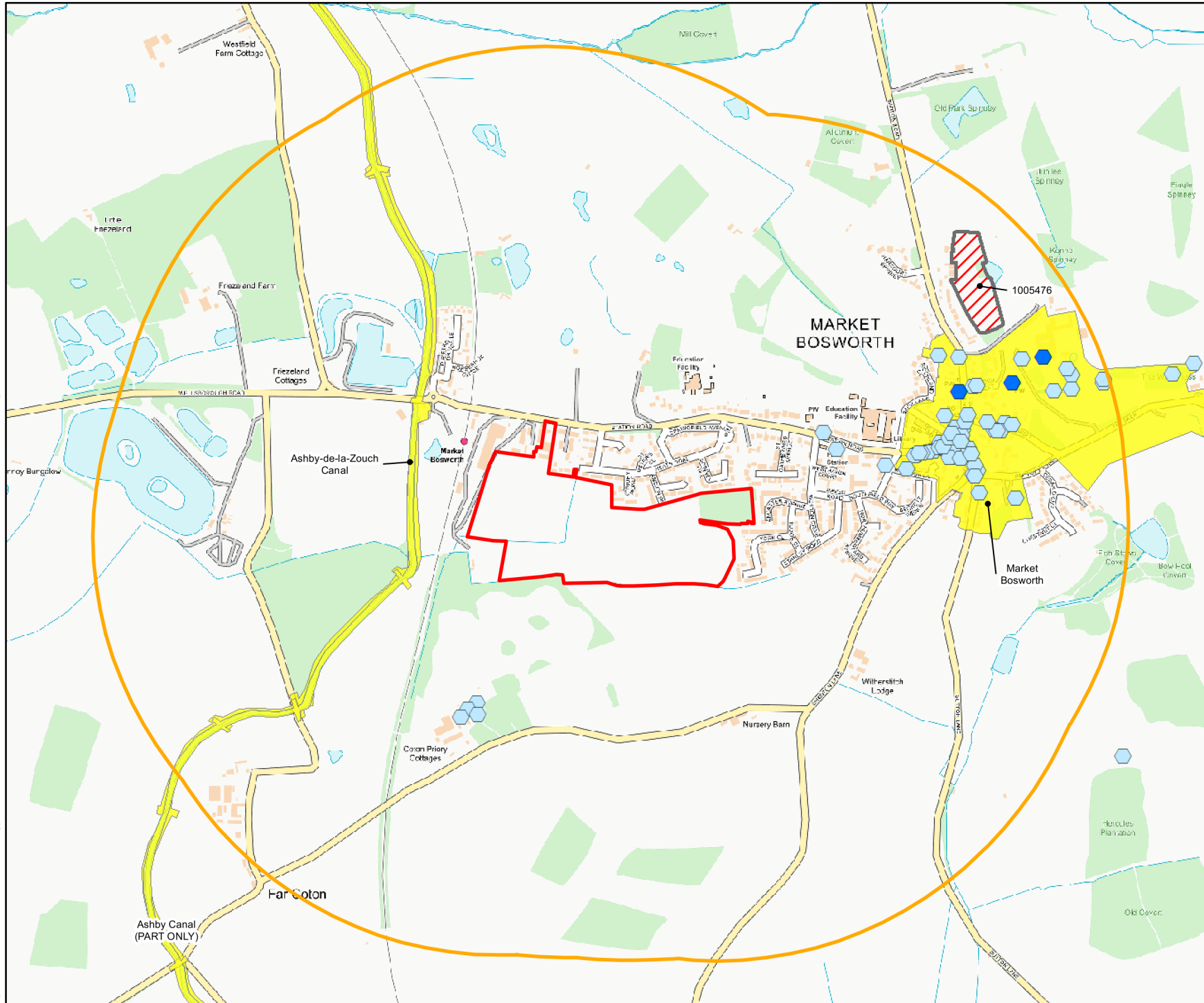
Google Earth Imagery: 1999, 2000, 2006, 2010, 2011, 2015, 2016, 2018, 2020, 2021, 2022, 2023





# FIGURES

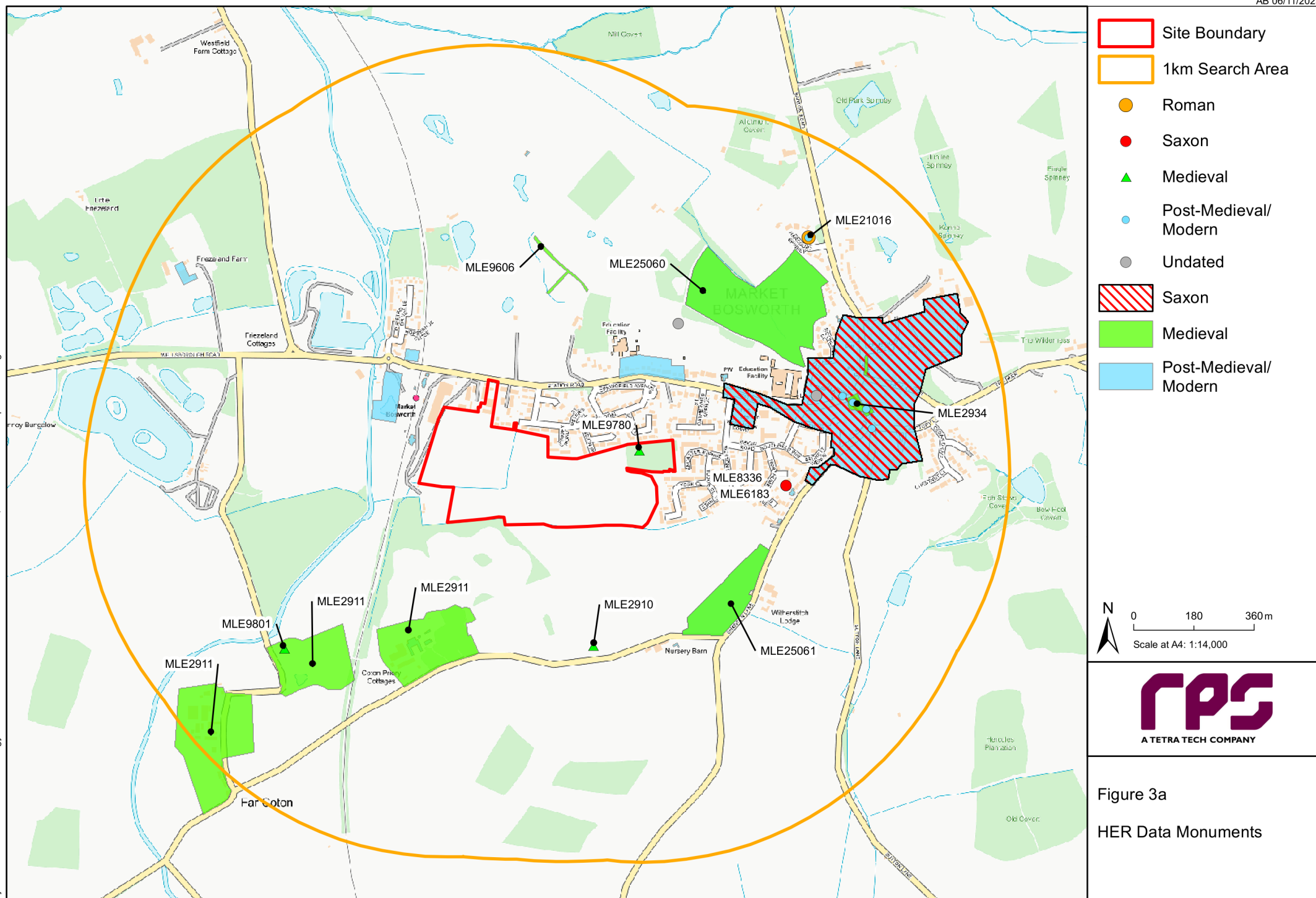


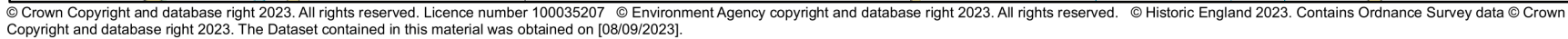


**Figure 2**

**Designated Heritage Assets**









 Site Boundary

#### LiDAR DATA

Source:  
Environment Agency

Data Type: DTM

Resolution: 1m

Date Captured:  
2020

Processing:  
simple Local Relief Model overlaid on  
Multi-direction Hillshade

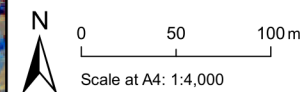
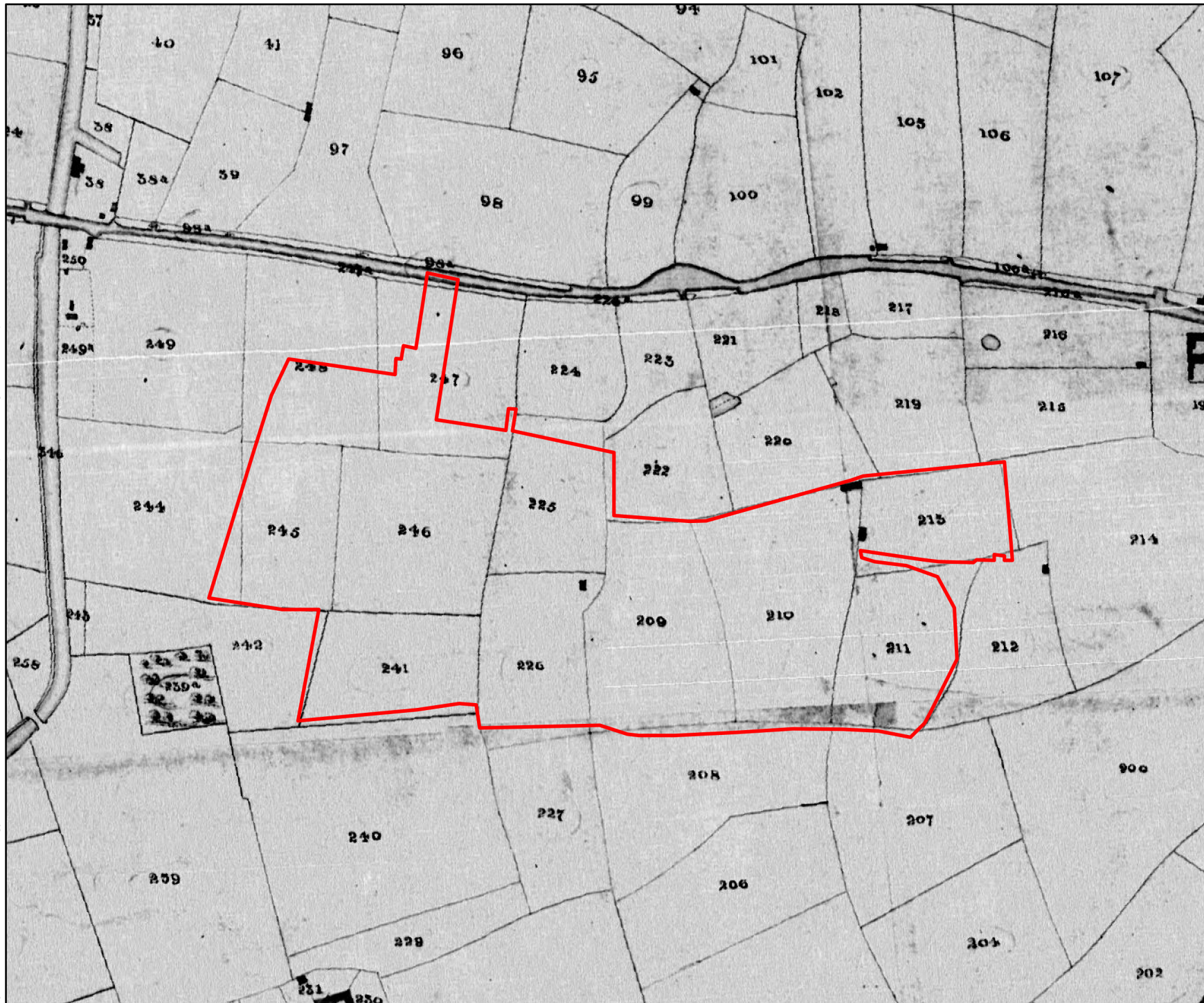


Figure 4  
LiDAR Data





N

0 62.5 125m

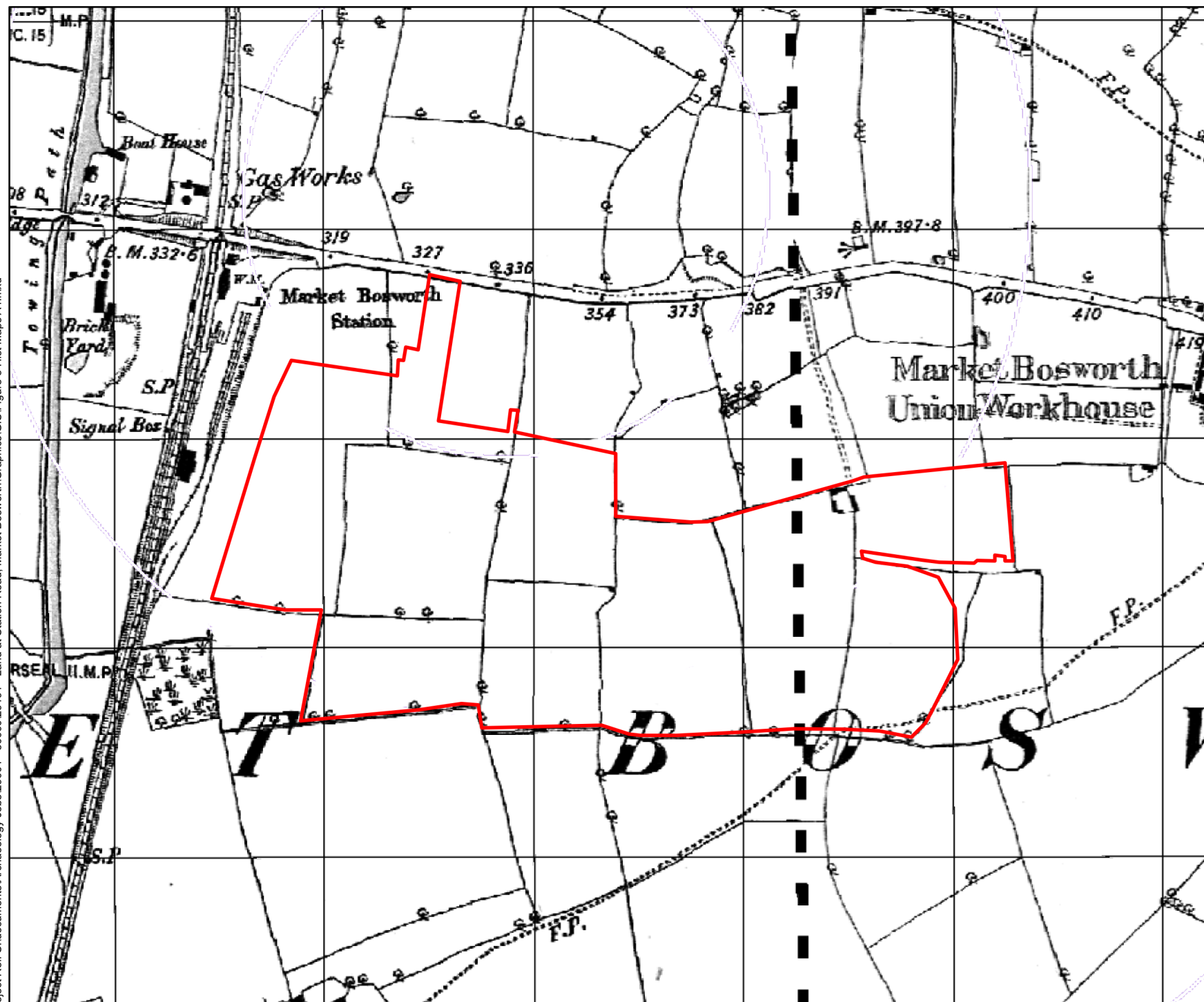
Scale at A4: 1:5,000



**A TETRA TECH COMPANY**

Figure 5

Market Bosworth Tithe  
Map1848



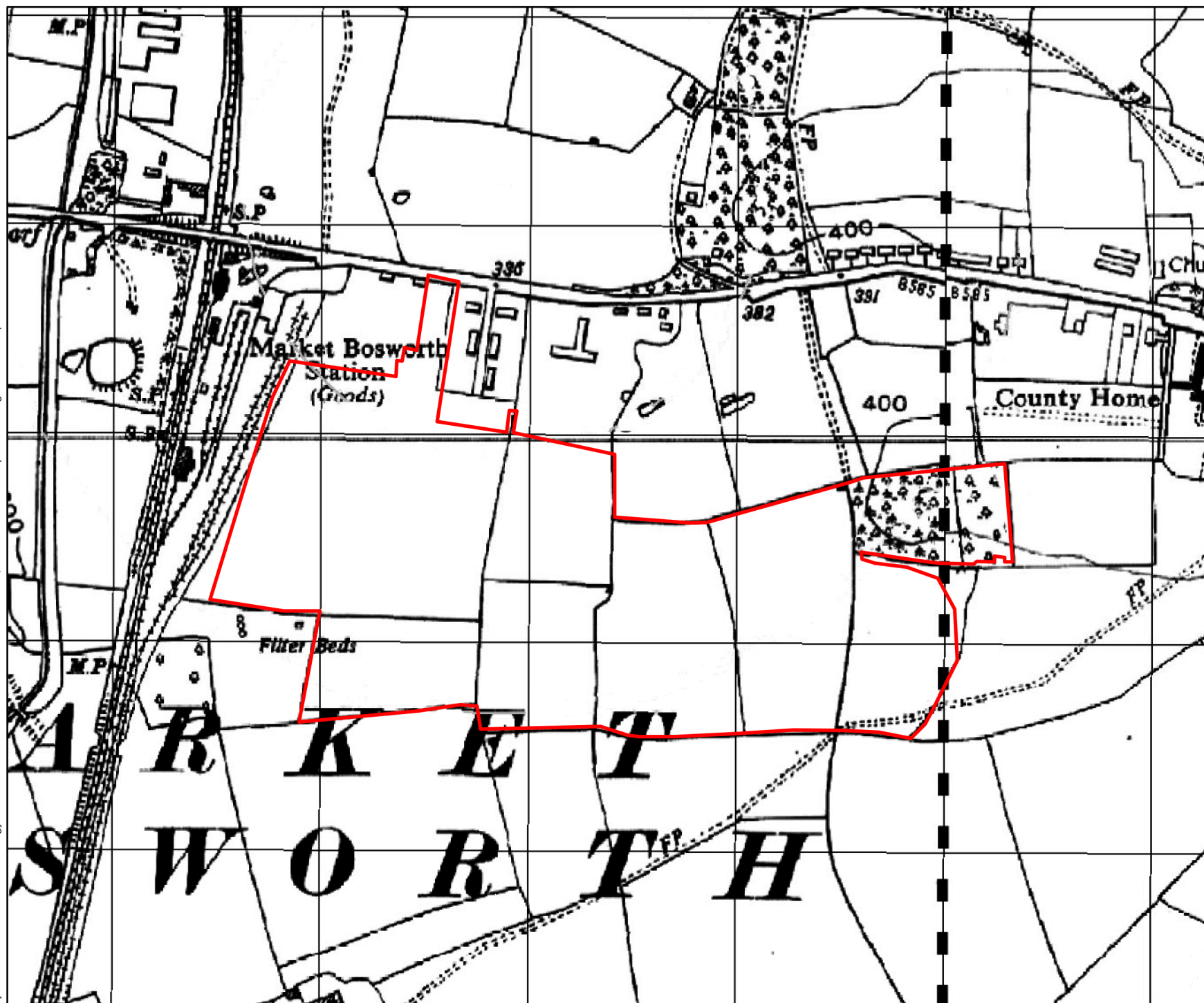
 Site Boundary

 0 62.5 125m  
Scale at A4: 1:5,000

**rps**  
A TETRA TECH COMPANY

Figure 6  
Ordnance Survey Map 1885





Site Boundary

N  
0 62.5 125m  
Scale at A4: 1:5,000

**rps**  
A TETRA TECH COMPANY

Figure 7  
Ordnance Survey Map 1955





 Site Boundary

N  
0 45 90m  
Scale at A4: 1:3,500

**rps**  
A TETRA TECH COMPANY

Figure 8  
Google Earth Imagery 2023



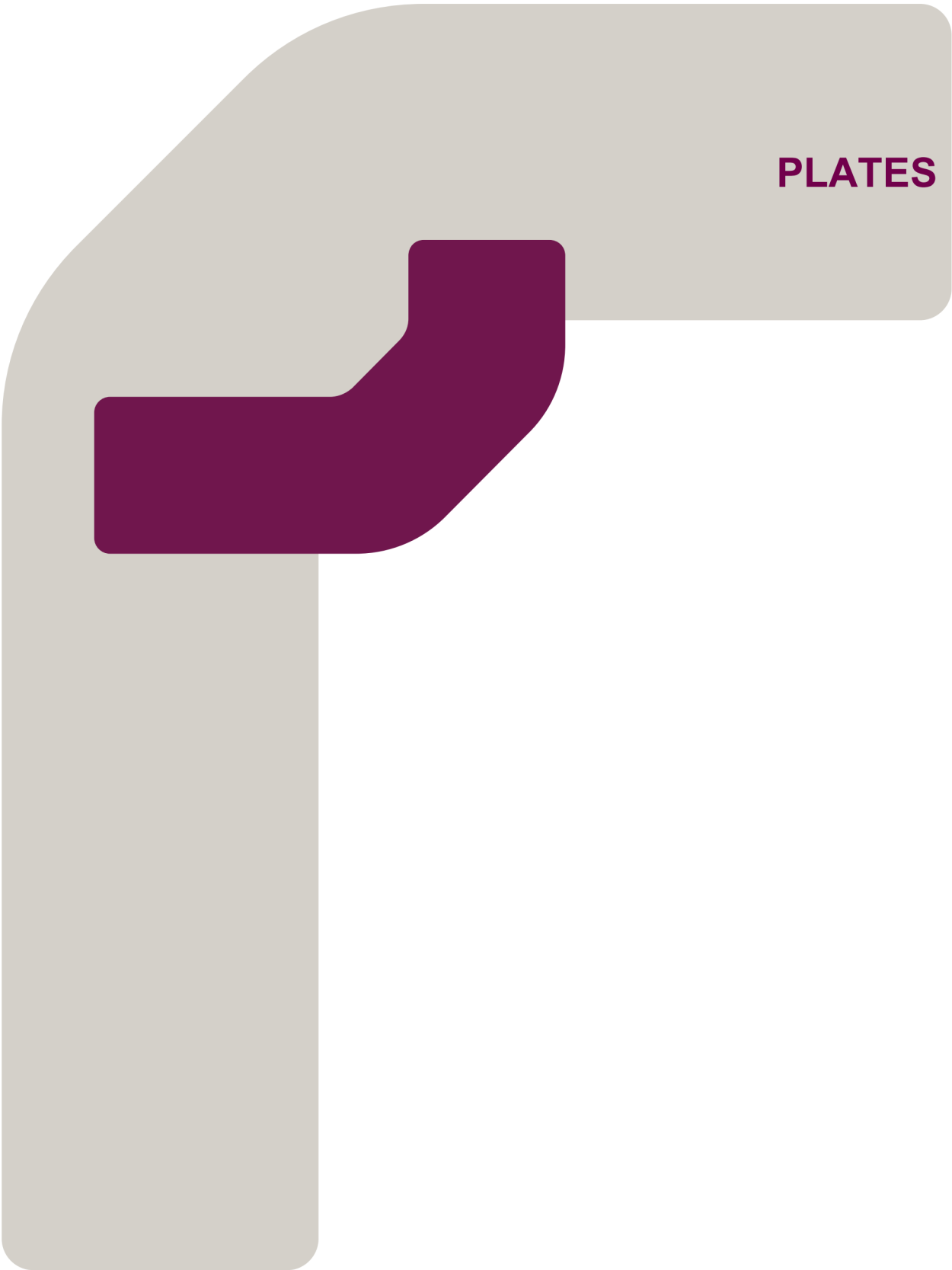




Plate 1: View towards the wooded area in the north-east of the site and showing the public footpath



Plate 2: View across the eastern part of the site towards the south and the landscape beyond

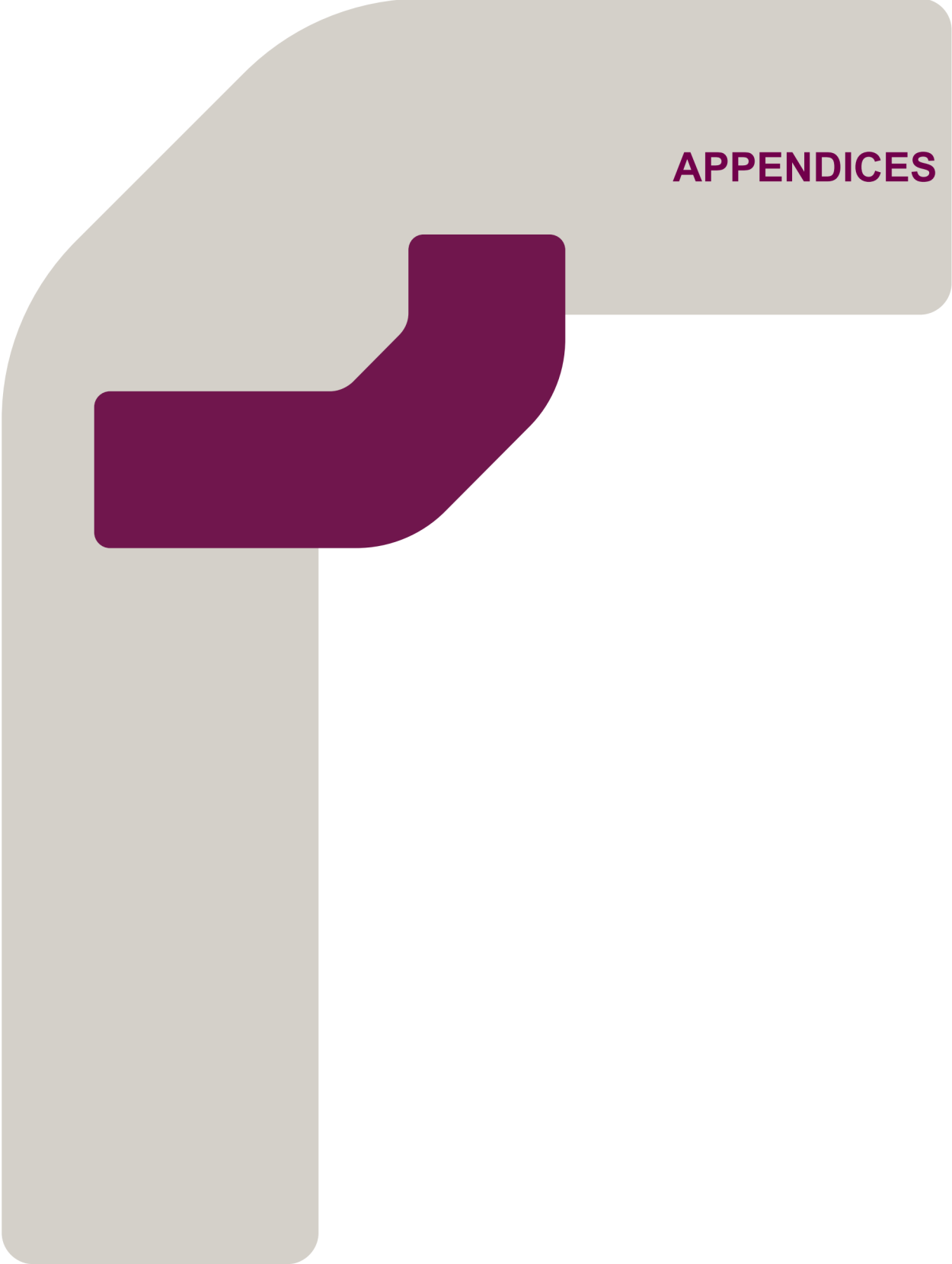




Plate 3: View across the centre of the site towards the north-west



Plate 4: View across the whole site from the south-west towards the north-east



# APPENDICES



## Appendix 1

### Gazetteer of HER Entries

*Leicestershire & Rutland Historic Environment Record*

| HER No.  | Name                                                                                                  | Location   | Date                      |
|----------|-------------------------------------------------------------------------------------------------------|------------|---------------------------|
|          | <b>Monuments</b>                                                                                      |            |                           |
| MLE2910  | Medieval windmill near Coton                                                                          | SK 398 023 | Medieval                  |
| MLE2911  | Shrunken medieval village of Coton                                                                    | SK 390 021 | Medieval                  |
| MLE2925  | Site of medieval house, 18-30 Barton Road & Black Lion Inn, Market Bosworth                           | SK 406 032 | Medieval to Post Medieval |
| MLE2928  | Undated mound, Dixie Grammar School Playing Fields, Market Bosworth                                   | SK 400 033 | Unknown                   |
| MLE2932  | Undated cemetery, Dixie Grammar School Playground, Market Bosworth                                    | SK 404 031 | Unknown                   |
| MLE2934  | Market Bosworth market place                                                                          | SK 406 030 | Medieval to Post Medieval |
| MLE2935  | Historic settlement core of Market Bosworth                                                           | SK 405 031 | Saxon to Post Medieval    |
| MLE6183  | Medieval coin from south-west of the Market Place, Market Bosworth                                    | SK 403 028 | Saxon                     |
| MLE8336  | Viking spearhead south-west of the Market Place, Market Bosworth                                      | SK 403 028 | Saxon                     |
| MLE8916  | Ashby Canal                                                                                           | SK 35 04   | Post Medieval to Modern   |
| MLE9606  | Earthworks north-west of Godsons Hill Farm, Market Bosworth                                           | SK 397 035 | Medieval                  |
| MLE9780  | Medieval scabbard chape from south of Spinney Hill, Market Bosworth                                   | SK 399 029 | Medieval                  |
| MLE9801  | Medieval find from south-east of Coton Bridge, Market Bosworth                                        | SK 388 023 | Medieval                  |
| MLE12135 | COTON PRIORY FARMHOUSE, COTON LANE (NORTH-WEST SIDE), MARKET BOSWORTH                                 | SK 393 023 | Post Medieval to Modern   |
| MLE12136 | FORMER DAIRY AT COTON PRIORY FARM, COTON LANE (NORTH-WEST SIDE), MARKET BOSWORTH                      | SK 392 023 | Post Medieval to Modern   |
| MLE12137 | OUTBUILDING AT COTON PRIORY FARM, COTON LANE (NORTH-WEST SIDE), COTON                                 | SK 393 024 | Post Medieval to Modern   |
| MLE12138 | FARMBUILDINGS AT COTON PRIORY FARM, COTON LANE (NORTH-WEST SIDE), COTON                               | SK 392 023 | Post Medieval to Modern   |
| MLE12157 | 9 SUTTON LANE (EAST SIDE), MARKET BOSWORTH                                                            | SK 406 029 | Post Medieval to Modern   |
| MLE12171 | FORMER BANK NOW PART OF THE DIXIE GRAMMAR SCHOOL, STATION ROAD (NORTH SIDE), MARKET BOSWORTH Grade II | SK 405 031 | Modern                    |
| MLE12172 | WARWICK HOUSE, 11 WARWICK LANE (NORTH SIDE), MARKET BOSWORTH Grade II                                 | SK 404 030 | Post Medieval to Modern   |
| MLE12173 | 2 & 4 WARWICK LANE, MARKET BOSWORTH Grade II                                                          | SK 404 030 | Post Medieval to Modern   |
| MLE12174 | HOME FARM COTTAGE, BARTON ROAD (WEST SIDE), MARKET BOSWORTH Grade II                                  | SK 405 033 | Post Medieval to Modern   |
| MLE12175 | BARNs AT HOME FARM COTTAGE, BARTON ROAD (WEST SIDE), MARKET BOSWORTH Grade II                         | SK 405 033 | Post Medieval to Modern   |
| MLE12177 | THE GREY HOUSE, CHURCH STREET (SOUTH SIDE), MARKET BOSWORTH Grade II                                  | SK 406 032 | Post Medieval to Modern   |
| MLE12179 | 1 MAIN STREET (WEST SIDE), MARKET BOSWORTH Grade II                                                   | SK 405 031 | Post Medieval to Modern   |



**LAND AT STATION ROAD, MARKET BOSWORTH, LEICESTERSHIRE;  
ARCHAEOLOGICAL DESK-BASED ASSESSMENT**

|          |                                                                                            |            |                         |
|----------|--------------------------------------------------------------------------------------------|------------|-------------------------|
| MLE12180 | 3 MAIN STREET (WEST SIDE), MARKET BOSWORTH Grade II                                        | SK 405 031 | Post Medieval to Modern |
| MLE12181 | 5 & 7 MAIN STREET (WEST SIDE), MARKET BOSWORTH Grade II                                    | SK 405 031 | Post Medieval to Modern |
| MLE12182 | THE OLD CLUBHOUSE, MAIN STREET (WEST SIDE), MARKET BOSWORTH Grade II                       | SK 405 031 | Post Medieval to Modern |
| MLE12183 | DOWER HOUSE, 39 MAIN STREET (WEST SIDE), MARKET BOSWORTH Grade II*                         | SK 406 032 | Post Medieval to Modern |
| MLE12184 | 2 MAIN STREET (EAST SIDE), MARKET BOSWORTH Grade II                                        | SK 406 031 | Post Medieval to Modern |
| MLE12185 | 4 & 6 MAIN STREET (EAST SIDE), MARKET BOSWORTH Grade II                                    | SK 406 031 | Post Medieval to Modern |
| MLE12186 | DIXIE ARMS PUBLIC HOUSE, MAIN STREET (EAST SIDE), MARKET BOSWORTH Grade II                 | SK 406 031 | Post Medieval to Modern |
| MLE12187 | 10 & 12 MAIN STREET (EAST SIDE), MARKET BOSWORTH Grade II                                  | SK 406 031 | Post Medieval to Modern |
| MLE12188 | RED LION PUBLIC HOUSE, MAIN STREET (EAST SIDE), MARKET BOSWORTH Grade II                   | SK 406 031 | Medieval to Modern      |
| MLE12189 | WAR MEMORIAL, MARKET PLACE, MARKET BOSWORTH Grade II                                       | SK 405 030 | Modern                  |
| MLE12190 | 4-6, MARKET PLACE (WEST SIDE), MARKET BOSWORTH Grade II                                    | SK 405 030 | Post Medieval to Modern |
| MLE12192 | 8, MARKET PLACE (SOUTH SIDE), MARKET BOSWORTH Grade II                                     | SK 405 030 | Post Medieval to Modern |
| MLE12193 | 10, MARKET PLACE (SOUTH SIDE), MARKET BOSWORTH Grade II                                    | SK 405 030 | Post Medieval to Modern |
| MLE12194 | 12 - 18 (EVEN) MARKET PLACE (SOUTH SIDE), MARKET BOSWORTH Grade II                         | SK 405 030 | Post Medieval to Modern |
| MLE12195 | 20 MARKET PLACE (SOUTH SIDE), MARKET BOSWORTH Grade II                                     | SK 406 030 | Post Medieval to Modern |
| MLE12196 | 1, 3 AND 3A MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II                       | SK 406 031 | Post Medieval to Modern |
| MLE12197 | THE WHEATSHEAF, MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II                   | SK 406 030 | Post Medieval to Modern |
| MLE12198 | 9 MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II                                 | SK 406 030 | Post Medieval to Modern |
| MLE12199 | THE OLD BLACK HORSE PUBLIC HOUSE, MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II | SK 406 030 | Medieval to Modern      |
| MLE12200 | 19 - 23 (ODD) MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II                     | SK 406 030 | Post Medieval to Modern |
| MLE12201 | 25 MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II                                | SK 406 030 | Post Medieval to Modern |
| MLE12207 | RAINBOW COTTAGE, SHENTON LANE (SOUTH-EAST SIDE), MARKET BOSWORTH Grade II                  | SK 406 030 | Post Medieval to Modern |
| MLE12208 | 1 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                      | SK 405 030 | Post Medieval to Modern |
| MLE12210 | 7 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                      | SK 405 030 | Post Medieval to Modern |
| MLE12211 | 9 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                      | SK 405 030 | Post Medieval to Modern |
| MLE12212 | 11 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                     | SK 405 030 | Post Medieval to Modern |
| MLE12213 | GLEBE FARMHOUSE, 13, STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                   | SK 405 030 | Post Medieval to Modern |
| MLE12214 | 17, STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                    | SK 405 030 | Post Medieval to Modern |
| MLE12215 | 19, STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                    | SK 405 030 | Post Medieval to Modern |

**LAND AT STATION ROAD, MARKET BOSWORTH, LEICESTERSHIRE;  
ARCHAEOLOGICAL DESK-BASED ASSESSMENT**

|          |                                                                                                                   |              |                         |
|----------|-------------------------------------------------------------------------------------------------------------------|--------------|-------------------------|
| MLE12216 | 21 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                                            | SK 405 030   | Post Medieval to Modern |
| MLE12217 | 23 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                                            | SK 404 030   | Post Medieval to Modern |
| MLE12218 | 25 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                                            | SK 404 030   | Post Medieval to Modern |
| MLE12219 | 27 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                                            | SK 404 030   | Post Medieval to Modern |
| MLE12220 | WESTHAVEN COURT, 18, STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                          | SK 402 030   | Post Medieval to Modern |
| MLE12221 | WESTHAVEN COURT, 20 & 21 STATION ROAD (SOUTH SIDE), MARKET BOSWORTH Grade II                                      | SK 402 030   | Post Medieval to Modern |
| MLE12222 | FORMER GRAMMAR SCHOOL, STATION ROAD (NORTH SIDE), MARKET BOSWORTH Grade II                                        | SK 405 031   | Post Medieval to Modern |
| MLE12223 | AYLESBROOK COTTAGE, STATION ROAD (NORTH SIDE), MARKET BOSWORTH Grade II                                           | SK 402 031   | Post Medieval to Modern |
| MLE12224 | PUMP, SUTTON LANE (WEST SIDE), MARKET BOSWORTH Grade II                                                           | SK 406 030   | Post Medieval to Modern |
| MLE12234 | K6 TELEPHONE KIOSK OUTSIDE OLD BLACK HORSE PUBLIC HOUSE, MARKET PLACE (NORTH-EAST SIDE), MARKET BOSWORTH Grade II | SK 406 030   | Modern                  |
| MLE16051 | Ashby & Nuneaton Joint Railway                                                                                    | SK 35 05     | Post Medieval to Modern |
| MLE17009 | Market Bosworth Union Workhouse                                                                                   | SK 402 030   | Post Medieval to Modern |
| MLE17218 | Baptist Chapel, Barton Road, Market Bosworth                                                                      | SK 405 032   | Post Medieval to Modern |
| MLE17395 | 1930s Dixie Grammar School Hall, Market Bosworth                                                                  | SK 405 031   | Modern                  |
| MLE17396 | Dixie Grammar School Undermaster's House, Market Bosworth                                                         | SK 404 031   | Post Medieval to Modern |
| MLE17397 | Site of early post-medieval Dixie Grammar School, Market Bosworth                                                 | SK 405 031   | Post Medieval to Modern |
| MLE20507 | Field barn north of Godsons Hill Farm, Market Bosworth                                                            | SK 396 038   | Post Medieval to Modern |
| MLE20918 | Turnpike Road, Market Bosworth to Measham, Burton on Trent & Hinckley                                             | SK 3619 0320 | Post Medieval to Modern |
| MLE21015 | Medieval/post-medieval pottery from 9, Harcourt Spinney, Market Bosworth                                          | SK 4045 0358 | Medieval to Modern      |
| MLE21016 | Roman finds from 9, Harcourt Spinney, Market Bosworth                                                             | SK 4045 0358 | Roman                   |
| MLE21286 | Police Station, Shenton Lane, Market Bosworth                                                                     | SK 4062 0302 | Post Medieval to Modern |
| MLE21287 | Police House, 28, Market Place, Market Bosworth                                                                   | SK 4062 0303 | Post Medieval to Modern |
| MLE21288 | Magistrates' Court, Shenton Lane, Market Bosworth                                                                 | SK 4062 0301 | Post Medieval to Modern |
| MLE21425 | Market Bosworth Station, Station Road, Market Bosworth                                                            | SK 3930 0314 | Post Medieval to Modern |
| MLE21426 | Signal box, Market Bosworth Station, Market Bosworth                                                              | SK 3927 0313 | Post Medieval to Modern |
| MLE21427 | Station Master's house, Station Road, Market Bosworth                                                             | SK 3931 0317 | Post Medieval to Modern |
| MLE21428 | Goods Shed, Station Road, Market Bosworth                                                                         | SK 3926 0297 | Post Medieval to Modern |
| MLE21429 | Brick Yard between railway and canal, Station Road, Market Bosworth                                               | SK 3919 0310 | Post Medieval to Modern |
| MLE21430 | Gasworks, Station Road, Market Bosworth                                                                           | SK 3927 0323 | Post Medieval to Modern |

**LAND AT STATION ROAD, MARKET BOSWORTH, LEICESTERSHIRE;  
ARCHAEOLOGICAL DESK-BASED ASSESSMENT**

|          |                                                                                        |                |                         |
|----------|----------------------------------------------------------------------------------------|----------------|-------------------------|
| MLE21800 | Site of Primitive Methodist Chapel, 68, Station Road, Market Bosworth                  | SK 4031 0310   | Post Medieval to Modern |
| MLE25014 | The Coach House, 6 Back Lane, Market Bosworth                                          | SK 4054 0315   | Post Medieval to Modern |
| MLE25016 | Mooreland House, 7 Barton Road, Market Bosworth                                        | SK 4058 0328   | Post Medieval to Modern |
| MLE25022 | 9-11, Main Street, Market Bosworth                                                     | SK 4059 0315   | Post Medieval to Modern |
| MLE25023 | 15-23, Main Street, Market Bosworth                                                    | SK 4060 0317   | Post Medieval to Modern |
| MLE25024 | 25-27 Main Street, Market Bosworth                                                     | SK 4060 0319   | Post Medieval to Modern |
| MLE25025 | 29-37, Main Street, Market Bosworth                                                    | SK 4060 0321   | Post Medieval to Modern |
| MLE25030 | 4-8, Park Street, Market Bosworth                                                      | SK 4063 0315   | Post Medieval to Modern |
| MLE25039 | Bakery Cottage, 2, Rectory Lane, Market Bosworth                                       | SK 4066 0300   | Post Medieval to Modern |
| MLE25040 | Oakwood, 4 Rectory Lane, Market Bosworth                                               | SK 4068 0300   | Post Medieval to Modern |
| MLE25041 | 14 & 18, Shenton Lane, Market Bosworth                                                 | SK 4056 0297   | Post Medieval to Modern |
| MLE25042 | Barn on south side of Priory Lane (east end), Market Bosworth                          | SK 4006 0236   | Post Medieval to Modern |
| MLE25043 | 42 & 44, Shenton Lane, Market Bosworth                                                 | SK 4047 0288   | Post Medieval to Modern |
| MLE25044 | South Farm, 64 Shenton Lane, Market Bosworth                                           | SK 4040 0282   | Post Medieval to Modern |
| MLE25045 | 82-84, Shenton Lane, Market Bosworth                                                   | SK 4036 0273   | Post Medieval to Modern |
| MLE25046 | 29 & 31, Station Road, Market Bosworth                                                 | SK 4047 0305   | Post Medieval to Modern |
| MLE25047 | Former chapel, rear of 7-11 Station Road, Market Bosworth                              | SK 4054 0307   | Post Medieval to Modern |
| MLE25048 | Signal box opposite (west) the goods shed, Station Road, Market Bosworth               | SK 3924 0300   | Post Medieval to Modern |
| MLE25049 | The Crescent, 122-168 Station Road, Market Bosworth                                    | SK 3998 0319   | Modern                  |
| MLE25050 | Barncroft, 23, Sutton Lane, Market Bosworth                                            | SK 4065 0287   | Modern                  |
| MLE25051 | Hollybank, 18, Sutton Lane, Market Bosworth                                            | SK 4062 0292   | Modern                  |
| MLE25052 | The Mount, 20, Sutton Lane, Market Bosworth                                            | SK 4062 0291   | Modern                  |
| MLE25053 | Southgate, 24, Sutton Lane, Market Bosworth                                            | SK 4062 0289   | Modern                  |
| MLE25055 | 6-10, Sutton Lane, Market Bosworth                                                     | SK 4063 0297   | Post Medieval to Modern |
| MLE25056 | 12-14, Sutton Lane, Market Bosworth                                                    | SK 4063 0294   | Post Medieval to Modern |
| MLE25058 | Freizeland Farm, Wellesborough Road, Market Bosworth                                   | SK 3859 0347   | Post Medieval to Modern |
| MLE25060 | Medieval ridge and furrow, spring, Silk Hill, off Barton Road, Market Bosworth         | SK 4030 0337   | Medieval to Modern      |
| MLE25061 | Medieval ridge and furrow earthworks, two fields west of Shenton Lane, Market Bosworth | SK 4020 0253   | Medieval to Modern      |
| MLE26117 | Our Lady and St Gregory Church, Station Road, Market Bosworth                          | SK 4020 0316   | Modern                  |
|          | <b>Events</b>                                                                          |                |                         |
| ELE4259  | 2005 watching brief on land at the Black Horse, 17, Market Place, Market Bosworth      | SK 40681 03049 |                         |



**LAND AT STATION ROAD, MARKET BOSWORTH, LEICESTERSHIRE;  
ARCHAEOLOGICAL DESK-BASED ASSESSMENT**

|          |                                                                                                                               |                |  |
|----------|-------------------------------------------------------------------------------------------------------------------------------|----------------|--|
| ELE5093  | 1997 desk-based assessment for land at Nutswood Pastures, Market Bosworth, Leicestershire                                     | SK 40314 03332 |  |
| ELE5900  | 2009 historic building record of the Grade II listed building known as the Dixie Grammar School, Market Bosworth              | SK 405 031     |  |
| ELE6239  | 2009 watching brief on land at 11, Sutton Close, Market Bosworth                                                              | SK 406 029     |  |
| ELE6462  | 2002 geophysical and earthworks surveys at Godsons Hill Farm, Station Road, Market Bosworth, Leicestershire                   | SK 3969 0375   |  |
| ELE6470  | 1999 watching brief during groundworks at 20 Barton Road, Market Bosworth, Leicestershire                                     | SK 4063 0331   |  |
| ELE6471  | 2002 desk-based assessment, land adjacent to Godsons Hill Farm, Station Road, Market Bosworth                                 | SK 3969 0375   |  |
| ELE6474  | 2003 trial trenching, land adjacent to Godson's Hill Farm, Station Road, Market Bosworth, Leicestershire, stage 4             | SK 3967 0349   |  |
| ELE6476  | 2003 impact assessment and historical analysis in respect of proposed works to the Listed Building known as Coton Priory Farm | SK 3932 0237   |  |
| ELE6477  | 2003 impact assessment of the outbuilding complex at Coton Priory Farm, near Coton, Market Bosworth, Leicestershire           | SK 3931 0238   |  |
| ELE6478  | 2003 impact assessment in respect of proposed alterations to The Dower House, 39 Main Street, Market Bosworth, Leicestershire | SK 4060 0324   |  |
| ELE7799  | 2011 historic fabric survey of the Grade II listed house known as 3, Main Street, Market Bosworth                             | SK 405 031     |  |
| ELE8596  | 1972 finds at 10, Harcourt Spinney                                                                                            | SK 4047 0357   |  |
| ELE8628  | 2012 watching brief at 10, Harcourt Spinney, Market Bosworth                                                                  | SK 4045 0357   |  |
| ELE8722  | 2013 desk-based assessment for proposed development at Manor Farm, Main Street, Market Bosworth                               | SK 3944 0323   |  |
| ELE8767  | 2013 watching brief at 9, Harcourt Spinney, Market Bosworth                                                                   | SK 4045 0358   |  |
| ELE10742 | 2017 test pitting "Bosworth Links Project", Market Bosworth                                                                   | SK 4061 0318   |  |
| ELE11790 | 2021 desk-based assessment, land off Shenton Lane, Market Bosworth, Leicestershire                                            | SK 4048 0272   |  |
| ELE11791 | 2021 geophysical survey, Shenton Lane, Market Bosworth, Leicestershire                                                        | SK 4048 0272   |  |
| ELE11795 | 2022 trial trenching, Shenton Lane, Market Bosworth, Leicestershire                                                           | SK 4048 0272   |  |
| ELE11915 | 2022 geophysical survey, land to west of Shenton Lane, Market Bosworth, Leicestershire                                        | SK 4019 0263   |  |
| ELE12128 | 2023 trial trenching, land west of Shenton Lane, Market Bosworth, Leicestershire                                              | SK 4019 0263   |  |
| ELE12171 | 2015 building survey, Goods Shed, Market Bosworth Station, Market Bosworth, Leicestershire                                    | SK 3927 0297   |  |



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