

ROTHLEY BROOK MEADOW

GREEN WEDGE REVIEW

October 2025



Hinckley & Bosworth
Borough Council



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Role of this Evidence Base study

This study has been produced to inform the preparation of the Local Plan. It should be read alongside other relevant studies.

Evidence Base Overview

Document title		Rothley Brook Meadow Green Wedge Review
Lead author	Planning Policy, Hinckley and Bosworth Borough Council	
Purpose of the study	The aim of the Green Wedge Review is to assist the Council in determining the boundary of the green wedge. A full review was last undertaken in 2020, so there is a need to update this to provide an up to date picture of the current state of the Green Wedge, and whether any modifications are needed.	
Key outputs	The purpose of the Review is to assess the functionality of the Rothley Brook Meadow Green Wedge to identify whether revisions to the boundary are required.	
Key recommendations	Action points to be investigated in the formulation of the Local Plan.	
Relations to other studies	There is an interface with all other evidence base studies through their input into the draft Local Plan.	
Next Steps	The document should be used to inform the preparation of the Local Plan and guide development form.	

1. Introduction

- 1.1 The aim of the Green Wedge Review is to support the Council in determining the appropriate boundary of the green wedge. As the last comprehensive review was undertaken in 2020, an update is now required to reflect the current condition of the Green Wedge and to assess whether any changes are necessary.
- 1.2 This Review focuses on evaluating the functionality of the Rothley Brook Meadow Green Wedge to determine whether revisions to its boundary are justified. The existing boundary is shown in Appendix A and depicted on the Local Plan Proposals Map. It was last formally adopted through the Site Allocations and Development Management Policies Development Plan Document (DPD) in 2016.
- 1.3 Green wedges primarily serve to shape the form of urban areas. They play a key role in preserving the identity of individual settlements and provide vital green infrastructure links between them.
- 1.4 This assessment provides a comprehensive review of the green wedge and will identify potential boundary amendments. It will inform the preparation of the emerging Local Plan (2024–2045), which will formally define green wedge boundaries. This document does not amend the boundary directly; any changes will be made through the Local Plan process and subject to public consultation. The current green wedge boundary, as shown on the Local Plan Proposals Map, will remain in place until the new Local Plan is adopted.

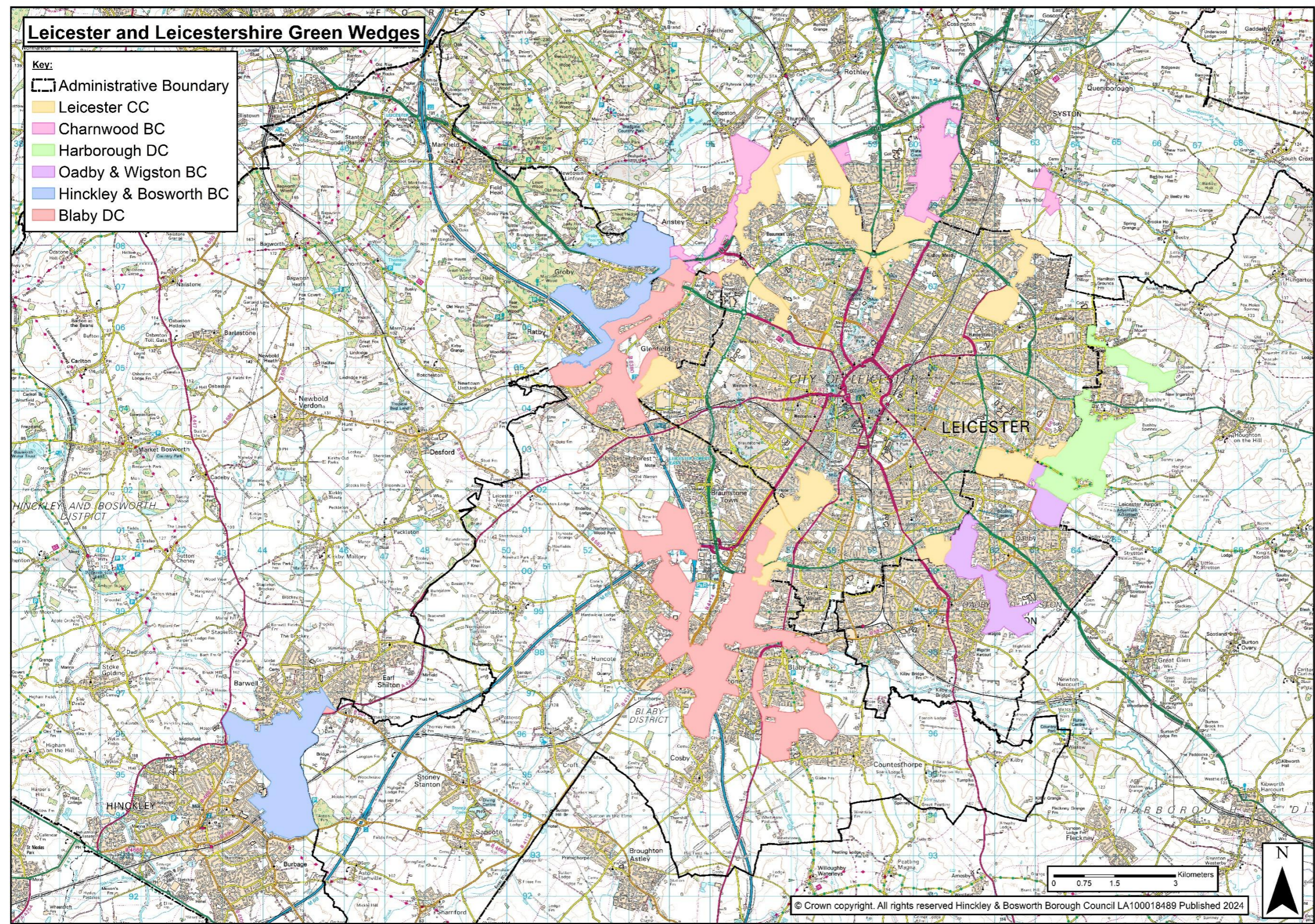
General Description of Rothley Brook Meadow Green Wedge

- 1.5 The Rothley Brook Meadow Green Wedge lies partly within the administrative boundary of Hinckley and Bosworth Borough. The remainder extends into the areas governed by Charnwood Borough Council, Blaby District Council, and Leicester City Council. The green wedge stretches southwards to the A50 at Groby, located within Hinckley and Bosworth. From Groby, it extends in two directions:
 - Southwards, towards Ratby, Kirby Muxloe, Glenfield, and Braunstone Frith.
 - Northwards, in an arc that follows the built-up edge of Beaumont Leys and Ashton Green within Leicester City.
- 1.6 It then curves back towards the city, occupying the area between Ashton Green and Birstall. A map showing the full extent of the green wedges across Leicestershire is contained in Figure 1. Please note, these boundaries were correct as of May 2022 and the boundaries in

other Local Planning Authorities may have been amended through their respective Local Plans.

- 1.7 While the Green Wedge covers a large area overall, it narrows significantly in certain locations, particularly Ratby and Kirby Muxloe. The part of the Green Wedge between Groby and Anstey, increases in elevation with the lower Rothley Brook Valley lying close to the A50.

Figure 1: Map showing the extent of the Rothley Brook Meadow Green Wedge¹



¹Please note the boundaries of the green wedges in other Leicestershire and Leicester Local Authorities are corrects as of May 2022 and may have changed through their respective Local Plans

2. Policy background

- 2.1. Green Wedge policies were first introduced in the Leicestershire Structure Plan (1987) and were subsequently retained in later versions of the Structure Plan in 1994 and 2005. Although the East Midlands Regional Plan (2009) did not include a specific policy on green wedges, it did identify four key functions:
- Preventing the merging of settlements
 - Guiding the form of development
 - Providing a green lung into urban areas
 - Acting as a recreational resource
- 2.2. The Regional Plan emphasised that green wedges are a local planning designation, stating that any review of existing green wedges or the creation of new ones in association with development should be undertaken through the Local Development Framework (now Local Plan) process.
- 2.3. Following the repeal of regional planning policy, several Leicestershire authorities have continued to adopt local plans that include green wedge designations. These have consistently been accepted by Planning Inspectors as a legitimate and appropriate policy tool, without challenge.

Policy context

National Planning Policy Framework (2024)²

- 2.4. Although the National Planning Policy Framework (NPPF) does not specifically reference green wedges, it provides a clear basis for their continued use as a local planning tool. Paragraph 32 of the NPPF states that:
- ‘The preparation and review of all policies should be underpinned by relevant and up-to-date evidence. This should be adequate and proportionate, focused tightly on supporting and justifying the policies concerned, and take into account relevant market signals’.*
- 2.5. This supports the use of green wedges where robust evidence demonstrates their value in guiding development and protecting strategic open spaces. Green wedges are a well-

² <https://www.gov.uk/government/publications/national-planning-policy-framework--2>

established planning mechanism in Leicestershire and are consistent with the NPPF's emphasis on evidence-led policy making.

2.6. Paragraph 15 of the NPPF states that:

'The planning system should be genuinely plan-led. Succinct and up-to-date plans should provide a positive vision for the future of each area; a framework for meeting housing needs and addressing other economic, social and environmental priorities; and a platform for local people to shape their surroundings'.

2.7. Green wedges contribute to this vision by helping communities shape their environment and maintain the character of their settlements.

2.8. Paragraphs 187 and 188 of the NPPF are particularly relevant to green wedges. These paragraphs emphasise the importance of environmental protection and strategic planning across boundaries. Paragraph 188 states:

'Plans should: distinguish between the hierarchy of international, national and locally designated sites; allocate land with the least environmental or amenity value, where consistent with other policies in this Framework; take a strategic approach to maintaining and enhancing networks of habitats and green infrastructure; and plan for the enhancement of natural capital at a catchment or landscape scale across local authority boundaries'.

2.9. Green wedges are locally designated areas that help guide development away from sensitive locations, support green infrastructure, and provide recreational and ecological benefits across administrative boundaries.

2.10. Paragraph 198 of the NPPF highlights the need for planning policies and decisions to consider the cumulative effects of development on health, living conditions, and the natural environment. It states:

'Planning policies and decisions should also ensure that new development is appropriate for its location taking into account the likely effects (including cumulative effects) of pollution on health, living conditions and the natural environment, as well as the potential sensitivity of the site or the wider area to impacts that could arise from the development'.

2.11. Green wedges function as green lungs for urban areas, contributing to air quality, biodiversity, flood mitigation, and overall environmental resilience.

Statement on the consistency of the Green Wedge designation in Leicester and Leicestershire with the National Planning Policy Framework (2023) May 2024³

- 2.12. This joint statement, prepared by the Leicester and Leicestershire local planning authorities, reaffirms the continued relevance and consistency of the Green Wedge designation with the National Planning Policy Framework (NPPF) 2023. Originating from the 1987 Leicestershire Structure Plan, Green Wedges serve key strategic functions: preventing the coalescence of settlements, guiding the form of development, providing green lungs into urban areas, and offering accessible recreational spaces.
- 2.13. The designation is embedded within adopted Local Plans across several authorities and is subject to ongoing review through a jointly agreed methodology. The Green Wedge approach aligns with multiple NPPF objectives, including promoting sustainable development, enhancing community health and wellbeing, supporting climate change mitigation and adaptation, protecting biodiversity, and ensuring effective land use planning.
- 2.14. The statement confirms that Green Wedges continue to represent a locally justified and nationally supported planning tool, contributing to the delivery of high-quality places and resilient communities across Leicester and Leicestershire.
- 2.15. Although the joint statement was prepared in reference to the NPPF 2023, the strategic functions and planning principles underpinning the Green Wedge designation remain fully consistent with the updated NPPF 2024. The 2024 Framework continues to emphasise the importance of evidence-led policy making, sustainable development, and the protection of locally designated green infrastructure. Green Wedges contribute directly to these objectives by maintaining settlement separation, guiding development form, enhancing biodiversity, and supporting climate resilience. Furthermore, the NPPF 2024 reinforces the role of strategic planning in shaping high-quality places and promoting community wellbeing, functions that are central to the Green Wedge approach. As such, the designation remains a locally justified and nationally supported planning tool, aligned with both current and emerging policy priorities.

³ https://www.leicester.gov.uk/media/cd1fmppq/exam-13-statement-of-consistency-of-the-green-wedge-designation-with-the-nppf-2023_final.pdf

Core Strategy (December 2009)⁴

- 2.16. The Core Strategy highlights that one of the key purposes of green wedge designations is to ensure accessible green spaces for residents of urban areas, contributing positively to their quality of life. Green wedges are intended to form a vital part of the green space infrastructure, as evidenced through studies such as the Landscape Character Assessment and the Green Infrastructure Strategy.
- 2.17. The Core Strategy includes two specific policies Policy 6 and Policy 9 which relate to the Hinckley/Barwell/Earl Shilton/Burbage Green Wedge and the Rothley Brook Meadow Green Wedge, respectively. These policies outline the intended function of the green wedges and specify the types of land uses considered appropriate within them.

Site Allocations and Development Management Policies Development Plan Document (2016)⁵

- 2.18. The Green Wedge Review (2011) provided a comprehensive assessment of both designated green wedges and recommended boundary changes. These recommendations directly informed the development of the Site Allocations and Development Management Policies DPD, where the revised boundaries were formally incorporated. Specific amendments to the green wedge are detailed within the Groby and Ratby settlement sections of the document, and the updated boundaries are illustrated on the accompanying Policies Map.
- 2.19. In his examination report, the Inspector stated:

'I have considered all of the proposed Site Allocations, but have focused upon the housing and employment allocations, as these are, in my judgement, more critical elements of the Council's growth strategy. Nevertheless, I have also sought to ensure that other site allocations, including the various open space and green wedge designations, all conform with the spatial approach set out in the CS'.

- 2.20. This confirms that the green wedge designations were assessed in line with the overarching spatial strategy and were considered an integral part of the plan-making process.

⁴ https://www.hinckley-bosworth.gov.uk/info/856/local_development_framework/400/core_strategy

⁵ https://www.hinckley-bosworth.gov.uk/info/856/local_development_framework/426/site_allocations_and_generic_development_control_policies-development_plan_document

Leicester, Leicestershire and Rutland Local Nature Recovery Strategy⁶

- 2.21. The Local Nature Recovery Strategy for Leicestershire, Leicester and Rutland identify Green Wedges in Hinckley and Bosworth as strategically significant areas for biodiversity enhancement and ecological connectivity. These wedges, originally designated to prevent settlement coalescence and guide urban form, are now recognised as multifunctional landscapes that contribute to nature recovery.
- 2.22. The strategy highlights their potential to support Biodiversity Net Gain (BNG) through habitat creation, restoration, and connectivity, particularly in areas where on-site BNG delivery is constrained. Green Wedges are identified as priority areas for nature-based solutions, including floodplain restoration, woodland expansion, and grassland enhancement. Their proximity to urban populations also makes them valuable for public engagement, access to nature, and health and wellbeing benefits.
- 2.23. The LNRS reinforces the role of Green Wedges in delivering landscape-scale conservation, aligning with national policy objectives and supporting long-term ecological resilience across the Borough.

Landscape Character Assessment (September 2017)⁷

- 2.23. The Landscape Character Assessment identifies the area as part of the 'Charnwood Forest Settled Forest Hill Character Area' which is defined by a number of distinctive features:
 - a. Prominent elevated landform - the highest land in the Borough. Localised steep slopes around rocky outcrops.
 - b. Distinctive pockets of igneous rock which appear as rocky outcrops. Granite quarries can appear dramatic in the landscape with cliff faces and deep pools.
 - c. Diverse land uses which relate to the varied geology. Dominated by pasture and woodland with quarries, pools and outcrops.
 - d. Woodland cover of varying age from mature ancient woodland to new National Forest plantations.
 - e. Small to medium scale field pattern interspersed with large areas of woodland cover.
 - f. Large, clustered villages with strong suburban influences.

⁶ <https://www.leicestershire.gov.uk/environment-and-planning/local-nature-recovery-strategy/leicestershire-leicester-and-rutland-local-nature-recovery-strategy>

⁷ https://www.hinckley-bosworth.gov.uk/info/1004/planning_policy_and_the_local_plan/1470/evidence_base_and_supporting_studies

- g. Distinctive local assets for recreation and biodiversity such as Groby Pool and Billa Barra Hill and network of public footpaths.
- h. Distant views to the urban edges of Leicester and woodland edges of the surrounding National Forest.
- i. Diverse range of woodland habitats due to variable land use types.
- j. Proximity to Leicester City and major transport infrastructure.
- k. Long established aesthetic appeal created by its rugged, 'upland' and wooded character.

Green Infrastructure Strategy (August 2020)⁷

- 2.24. The Green Infrastructure Strategy recognises the Borough's two green wedges as valuable open spaces located directly on the doorstep of local communities. These areas offer accessible green environments that contribute to residents' wellbeing and quality of life
- 2.25. Although green wedges are not formal landscape designations, the Strategy emphasises their role in safeguarding undeveloped landscapes in areas that may otherwise face significant development pressure. They serve as a vital landscape resource for those living in the most built-up parts of the Borough and continue to play an important role in maintaining separation between the Borough's most developed settlements.
- 2.26. The Strategy also identifies opportunities for green wedge land to support a broader range of functions, including recreational and community uses, as well as the enhancement of habitats and biodiversity, particularly in response to the pressures of future growth.
- 2.27. The Green Infrastructure Strategy provides a strategic framework to protect, strengthen, and expand the existing green infrastructure network. This is essential not only for managing the impacts of growth, but also for addressing challenges such as climate change and the need to create a healthy, attractive environment for residents and workers alike.

Open Space Assessment (2025)⁷

- 2.28. The Open Space and Recreation Assessment (2025) provides a comprehensive evaluation of open space provision across Hinckley and Bosworth Borough. It assesses the quality, quantity, and accessibility of open spaces, identifying areas of deficiency and opportunities for improvement. The study also includes site-specific audits and value assessments, which inform future planning and investment priorities.

2.29. Several open spaces within the Rothley Brook Meadow Green Wedge are identified in the Study. These include:

- Brookvale High School and Groby Community College Playing Fields: These are classified as outdoor sports facilities. While not assessed in detail, they contribute significantly to the recreational offer in Groby. Their continued protection is important given the limited quantity of formal sports provision in the area.
- Butler's Field Cemetery: Located just outside Groby's parish boundary in Ratby, this site is not assessed on a per capita basis due to its specific function. However, it remains a valued space for quiet contemplation and contributes to the green infrastructure character of the green wedge.
- Proposed Cemetery Extension: Although not yet developed, this site is identified as part of future provision planning. Its inclusion within the Green Wedge supports the long-term sustainability of burial space in the area.
- The Spinney: This semi-natural greenspace scores 61.7% for quality and 30% for value, indicating it is well-maintained and offers ecological and amenity benefits. It forms part of the National Forest and contributes to biodiversity and landscape character.
- Marina Park: A key recreational site in Groby, Marina Park includes a range of facilities such as play areas, a BMX track, and youth shelter. While the BMX track scores below the quality threshold due to poor surfacing and maintenance, the wider park and play areas score highly (up to 78.4% for quality), reflecting their importance to local residents. Groby Parish Council has identified plans to upgrade the BMX track to improve accessibility and usability.
- Taverner Drive Allotments: Located in Ratby, this site contains 14 plots and is part of a shared waiting list with Desford Lane Allotments, which currently has 20 individuals waiting. This indicates a clear demand for allotment provision in the area. The site is not individually assessed for quality or value but is recognised as an important component of local green infrastructure.

2.30. The Study highlights that both Groby and Ratby experience deficiencies in open space quantity and accessibility. Groby falls below the Borough-wide average in natural and semi-natural greenspace and allotment provision, which further emphasises the need to protect and enhance existing provision within the Green Wedge.

The National Forest Context

- 2.31. Part of the Green Wedge falls within the area known as The National Forest. The National Forest's vision promotes a landscape shaped by trees, biodiversity, and community wellbeing. The Rothley Brook Green Wedge contributes to this by acting as a connected corridors that supports woodland creation, ecological resilience, and public access. The National Forest aims for 33% tree cover and for all residents to be within 15 minutes of accessible greenspace, aligning directly with the purpose of green wedges. These areas also support the Forest's ambition to be net zero for carbon, integrating low-carbon land use and sustainable development. Green wedges help demonstrate how landscape-scale green infrastructure can deliver environmental and social benefits.

Forestry Commission Strategy 2023-2028: Thriving for the Future⁸

- 2.32. The Forestry Commission Strategy 2023–2028: Thriving for the Future sets out a national framework for forestry in England, with a strong emphasis on expanding tree cover, improving woodland resilience, and delivering wider benefits for nature, climate, and communities. While not specific to the National Forest, the strategy provides a broader policy context within which the National Forest operates. The Rothley Brook Meadow Green Wedge, which includes areas of woodland and semi-natural greenspace, aligns with the strategy's goals, particularly in supporting biodiversity, enhancing landscape character, and promoting access to nature. The strategy reinforces the importance of protecting and enhancing green infrastructure networks such as green wedges, which contribute to national targets for woodland creation and environmental resilience.

Charnwood Forest Landscape Partnership Scheme & Charnwood Forest Geo Park⁹

- 2.33. Charnwood Forest is envisioned as a landscape with a healthy environment, rich in geology, wildlife, and wild places, where people can learn about and enjoy its exceptional natural and cultural heritage. Green wedges within the Forest contribute to this vision by acting as buffer zones and ecological corridors, linking settlements to the wider countryside and supporting biodiversity, access to nature, and landscape character. These areas help deliver the Forest's goals of environmental stewardship, community engagement, and sustainable land use, reinforcing their role as multifunctional assets within the broader green infrastructure network.
- 2.34. The Charnwood Forest Geopark, an aspiring UNESCO Global Geopark, celebrates the area's internationally significant geology, biodiversity, and cultural heritage. The Rothley

⁸ <https://www.gov.uk/government/publications/forestry-commission-strategy-2023-2028>

⁹ <https://www.charnwoodforest.org/about/>

Brook Green wedge falls within the Geopark and plays a vital role in connecting urban and rural settlements to the wider landscape, supporting joined-up ecological networks, sustainable travel, and outdoor learning. Projects such as Charnwood Forest Trails and A Coherent Wildlife Network directly enhance the functionality of green wedges by improving access, linking habitats, and promoting community engagement with nature. These corridors help deliver the Geopark's vision of a resilient, inclusive, and educational landscape.

Biodiversity Net Gain

- 2.35. The introduction of mandatory Biodiversity Net Gain (BNG) under the Environment Act 2021 reinforces the strategic value of Green Wedges as multifunctional spaces capable of delivering measurable ecological enhancements. Their typical features, such as semi-natural habitats, watercourses, hedgerows, and woodland edges offer clear opportunities for biodiversity improvement, especially in urban fringe locations where access and education can be integrated.
- 2.36. Green Wedges can also serve as priority areas for off-site BNG delivery, particularly where on-site gains are limited. Subject to ecological assessment and alignment with Local Plan policies, they support habitat connectivity, species movement, and climate resilience.
- 2.37. In this context, Green Wedge designations provide a spatial framework for targeting, monitoring, and sustaining biodiversity improvements over the long term, complementing the implementation of BNG and wider environmental planning objectives.

3. Methodology

Background

- 3.1. This review has been undertaken using the Leicester and Leicestershire Green Wedge Review Joint Methodology (July 2011)¹⁰, which was developed and agreed by six local authorities within the Leicester and Leicestershire Housing Market Area:
- Charnwood Borough Council
 - Harborough District Council
 - Hinckley & Bosworth Borough Council
 - Leicester City Council
 - North West Leicestershire District Council
 - Oadby & Wigston Borough Council
- 3.2. The joint methodology was established to ensure a consistent and coordinated approach, particularly as many green wedges' cross administrative boundaries. For example:
- The Hinckley/Barwell/Earl Shilton/Burbage Green Wedge spans Hinckley & Bosworth and Blaby District.
 - The Rothley Brook Meadow Green Wedge extends across Hinckley & Bosworth, Blaby, Charnwood, and Leicester City.
- 3.3. Using this shared framework ensures that all authorities assess green wedges in a comparable and strategic manner.
- 3.4. The methodology allows for assessment at both a macro and micro scale:
- Macro scale: Evaluates the overall strategic function of the green wedge.
 - Micro scale: Focuses on specific areas within the green wedge to identify potential boundary amendments or development pressures.
- 3.5. This review applies both scales to ensure a comprehensive understanding of the green wedge's role and performance, with recommendations provided at the micro level.

¹⁰ <https://www.leicester.gov.uk/media/wh1fwkl0/green-wedge-review-joint-methodology-july-2011.pdf>

Assessment Criteria

3.6. The following criteria are used to evaluate the functionality of the green wedge:

Table 1: Green Wedge Assessment Criteria

Assessment Criteria	Description
Preventing the merging of settlements	Green wedges help maintain the distinct identity of communities, particularly in areas facing growth pressures. This includes both physical separation and the perceived distance between settlements.
Guiding Development Form	Green wedges influence the shape and direction of urban growth. They may be designated or amended to support the development of new communities, such as sustainable urban extensions.
Providing a Green Lung into Urban Areas	<p>Green wedges offer vital green infrastructure and access to the countryside. They differ from other open spaces by forming continuous corridors that penetrate deep into urban areas. Their multifunctional roles include:</p> <ul style="list-style-type: none">• Public open space and recreation• Flood alleviation• Air quality improvement• Protection and enhancement of wildlife and habitat connectivity• Conservation of historic and cultural assets• Strategic and local green infrastructure links• Integration with transport corridors
Acting as a Recreational Resource	Green wedges provide both formal and informal recreational opportunities, with an emphasis on maximising public access.

Review process: Data collection and desk top survey

- 3.7. To support this review, a comprehensive range of data has been gathered to assess the functionality and strategic value of the Rothley Brook Meadow Green Wedge. The data collection process has included both desktop analysis and site-based observations, covering the following key themes:

Table 2: Green Wedge Assessment Themes

Theme	Description
Public access and connectivity	Assessment of public rights of way and permissive routes (including footpaths, bridleways, and cycleways), with a focus on the degree of access from surrounding urban areas and links to strategic access corridors.
Historic and archaeological context	Identification of historic landscapes and archaeological remains that contribute to the cultural significance of the area.
Minerals and Waste Planning	Review of relevant findings from the Minerals and Waste Local Plan, including any safeguarding or operational considerations affecting the Green Wedge.
Land use and open space provision	Analysis of existing land uses within the Green Wedge, including agricultural land, open space, sports and recreation facilities, and the location of designated ecological sites such as Sites of Special Scientific Interest (SSSIs), Local Wildlife Sites, and Nature Reserves.
Ecological value and connectivity	Evaluation of the Green Wedge's role in supporting biodiversity and forming part of wider wildlife corridors.
Planning history and development control	Review of planning applications and appeal decisions within the Green Wedge since the adoption of the Local Plan, to understand development pressures and policy outcomes.
Air quality and	Consideration of nearby Air Quality Management Areas (AQMAs) and the Green Wedge's function as a 'green lung'

environmental health	contributing to air quality and public health.
Water management and flood risk	Identification of areas within the Green Wedge subject to fluvial and surface water flood risk, informed by Strategic Flood Risk Assessment data.
Green infrastructure linkages	Analysis of the green wedge's connection to wider green infrastructure networks at both strategic and local levels.
Development pressures	Evidence of land promotion, speculative development, or other pressures that may influence the future integrity of the Green Wedge.
Transport infrastructure	Mapping of strategic transport routes and infrastructure that intersect or influence the Green Wedge, including roads, transmission lines, and access corridors.

Review Process: Onsite Surveys

- 3.8. A detailed visual appraisal of the Rothley Brook Meadow Green Wedge has been undertaken to complement the desktop survey. This appraisal focused on the following key characteristics:

Characteristic	Description
Topography	Identification of landform variations, including slopes, elevated viewpoints, and low-lying areas that influence visibility and development sensitivity.
Physical features	Mapping of prominent landscape elements both within and adjacent to the Green Wedge, such as watercourses, woodland edges, and infrastructure.
Vegetation and habitat structure	Assessment of significant hedgerows, hedgerow trees, and woodland blocks that contribute to ecological value and landscape character.

Extent of built development	Evaluation of existing development within the Green Wedge and its impact on openness, connectivity, and visual separation.
Settlement separation and visibility	Analysis of intervisibility (seeing one settlement from another) and intravisibility (seeing multiple settlements from a single vantage point), to understand the perception of separation and potential coalescence.
Informal land uses	Observation of visible informal activities such as dog walking, cycling, or community gardening that contribute to the recreational function of the Green Wedge.
Potential for additional function	Consideration of whether the Green Wedge could support further roles not currently identified, such as climate resilience, education, or community engagement.

- 3.9. To ensure a robust and locally sensitive evaluation, the Green Wedge has been divided into distinct assessment areas, each reflecting different landscape characteristics, pressures, and functions. These areas are mapped in Appendix A and are used throughout the review to structure site-specific analysis and recommendations.

4. Desktop Survey

- 4.1. The desktop survey is undertaken at a Borough Wide level, although it includes some information which falls within neighbouring authority areas. Assessment areas have been identified and these are mapped in Appendix A, these areas are sometimes referenced to aid the evaluation in the latter part of the review.

Public access and connectivity

- 4.2. The Rothley Brook Meadow Green Wedge plays a vital role in connecting urban and rural communities through a well-established network of public rights of way, footpaths, cycleways, and bridleways. These routes not only support sustainable travel and recreation but also enhance the green wedge's function as a green lung and strategic corridor. Table 1 summarises key access routes between settlements such as Groby, Ratby, Anstey, Glenfield, and Kirby Muxloe, highlighting the variety of connections and their contribution to landscape permeability, community wellbeing, and green infrastructure.

Figure 2: Signage on Sacheverell Way, Groby for the Permissive path



Table 3: Footpaths within the Green Wedge

Route	Connection	Type	Key Features
Groby to Anstey	North of A50	Footpaths	Circular walking route; links between Groby, Anstey and Newtown Linford
Groby to Glenfield (1)	East of Groby	Footpath via footbridge	Connects Groby to Glenfield via A46 footbridge; circular route within Blaby District that goes back to the footbridge.
Groby to Glenfield (2)	Southeast of Groby	Permissive Path	All weather permissive path connecting Groby and Glenfield
Groby to Ratby (1)	Sacheverell Way to Ferndale Park	Public Right of Way	Footbridge over M1; links to modern housing and Ferndale Park.
Groby to Ratby (2)	Martinshaw Wood	Footpath	Scenic route along woodland edge connecting Markfield Road, Ratby and through Martinshaw Woods (outside the green wedge) onto Woodbank Road, Groby.
Groby to Ratby (3)	Groby Road	Public Highway and Footpath	Only vehicular route between settlements of Groby and Ratby
Ratby to Glenfield	Southern Ratby	Cycleway and Bridleway	Ivanhoe Route; off-road, all-weather surface
Ratby to Kirby Muxloe	Taverner Drive to Desford Lane	Footpath and Road	Station Road/Ratby Lane offers better connectivity between the settlements of Ratby and Kirby Muxloe. This is in comparison to the footpath that runs from Taverner

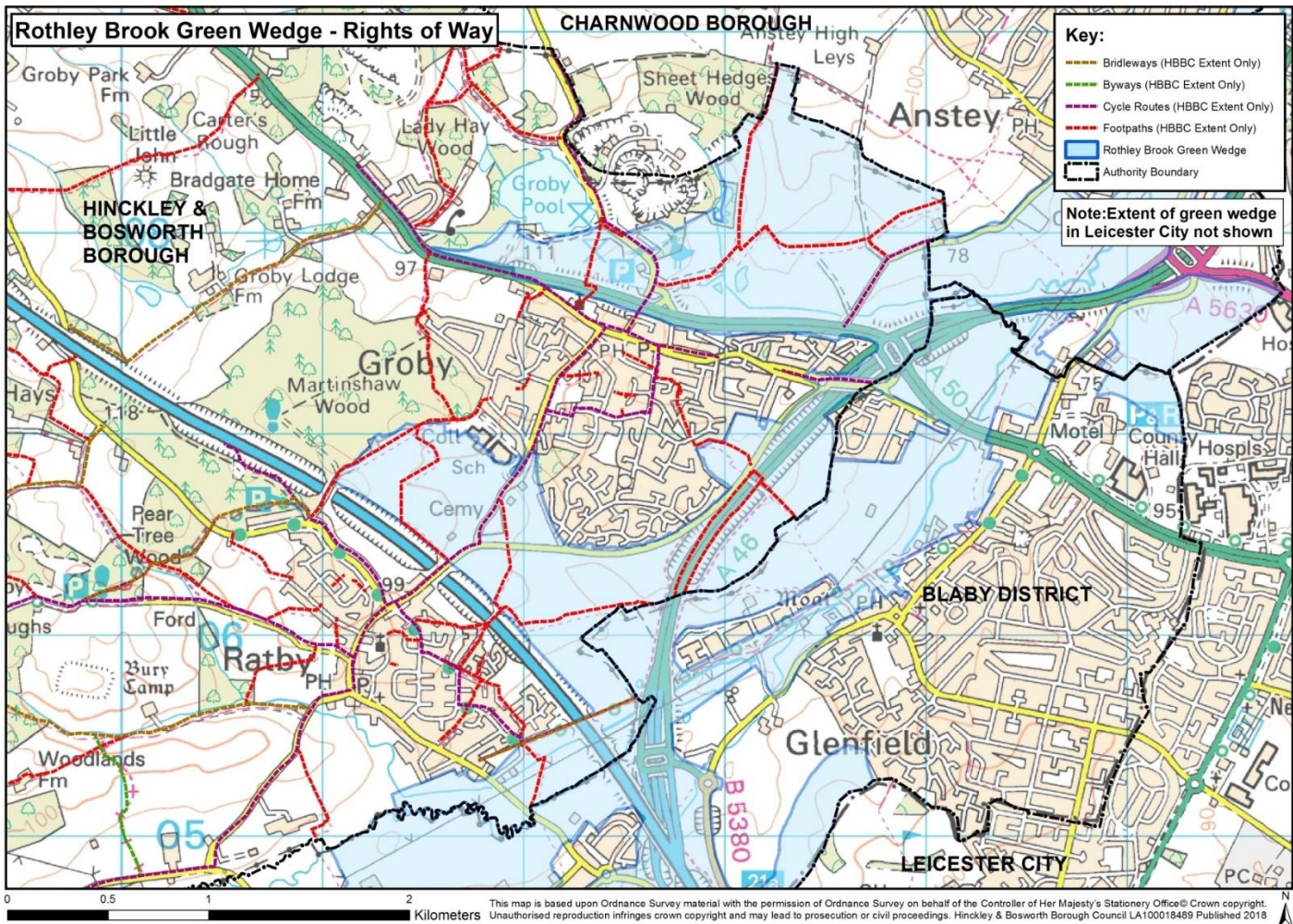
			Drive, Ratby to Desford Lane, Kirby Muxloe.
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- 4.3 The Rothley Brook Meadow Green Wedge provides a well-connected network of public access routes that link both rural and urban settlements across the Borough and beyond. It offers strong connectivity between Groby, Ratby, Anstey, and Newtown Linford, while also extending green infrastructure links into the Leicester conurbation via Glenfield and Kirby Muxloe. These routes support active travel, recreation, and community access to nature.
- 4.4 A key feature is the Ivanhoe Way, an off-road, all-weather cycle route between Ratby and Glenfield. At approximately 1¾ miles in length, it offers a safe and accessible corridor for cyclists, and connects to the wider Ratby–Thornton cycleway, enhancing access to other rural areas within the Borough. Together, these routes reinforce the Green Wedge’s role as a multifunctional landscape that supports sustainable movement, ecological connectivity, and public wellbeing.

Figure 3: Ivanhoe Trail Cycle signage, Ratby



Figure 2: Map showing Public Rights of Way through the Rothley Brook Meadow Green Wedge and surrounding area¹¹



¹¹ Note: The Green Wedge boundary within Charnwood Borough and Blaby District Councils is based on their respective adopted Local Plans (Charnwood 2011–2028; Blaby 2006–2029) and may change through future Local Plan reviews.

Historic and archaeological context

4.5 The Rothley Brook Meadow Green Wedge contains a rich and varied historic landscape, shaped by centuries of agricultural and settlement activity. Historic Landscape Characterisation identifies the majority of fields as either 'planned' or 're-organised piecemeal' enclosures, with some areas comprising 'very large post-war fields'. These classifications reflect different periods and styles of land division:

- Piecemeal enclosure (16th–17th century): Informal division of open land into fields.
- Re-organised piecemeal enclosure: Later modifications where original field boundaries have been lost.
- Planned enclosure (18th–19th century): Formalised field layouts introduced during agricultural reform.
- Post-war fields (20th century): Large-scale fields resulting from boundary removal and mechanised farming.

Figure 4: Typical field pattern within the Green Wedge, land off Sacheverell Way, Groby



- 4.6 Other landscape types present include planned woodland clearance and parkland, contributing to the area's visual and ecological diversity.
- 4.7 Remnants of the medieval open field system are still visible, particularly through surviving ridge and furrow earthworks between Ratby and Groby which is evidence of historic ploughing techniques that shaped the land.
- 4.8 The area also contains several notable archaeological sites, including:
- A Roman site located south-east of Sheet Hedges Wood
 - Groby Castle remains, such as medieval fishponds north of the A50
 - Martinshaw Lodge, a Grade II listed post-medieval hunting lodge
- 4.9 Together, these features highlight the Green Wedge's cultural and historical significance, reinforcing its value as a landscape of heritage as well as ecological and recreational importance.

Minerals and Waste

- 4.10 The Adopted Leicestershire Minerals and Waste Local Plan (2019–2031) outlines how mineral and waste developments should be considered within Green Wedges. It states that mineral development may be acceptable in Green Wedges if it does not compromise their strategic planning function. In contrast, waste development is generally less appropriate, although exceptions may apply where proximity to waste sources or specific locational needs make urban fringe sites the most sustainable option. In all cases, proposals must comply with relevant policies of the Plan.
- 4.11 The 2015 Minerals and Waste Safeguarding Document identifies a small site for waste operations on the Waste Safeguarding Map. Although the site itself lies within the Charnwood administrative area, its access is via Hinckley and Bosworth, highlighting the cross-boundary nature of infrastructure and safeguarding considerations.
- 4.12 Together, the Minerals and Waste Local Plan and the Safeguarding Document highlight the importance of strategic planning in managing development within and around Green Wedges. While certain mineral and waste operations may be appropriate in specific circumstances, careful consideration must be given to their location, access, and potential impacts, particularly where cross-boundary issues arise. This ensures that development

supports sustainable waste and mineral management without undermining the wider functions of Green Wedges.

Land use

- 4.13 The Green Wedge comprises a range of land uses that reflect its multifunctional role within the wider strategic landscape. Agricultural land and grassland dominate, supporting both the rural character and ecological value. The area also accommodates recreational and community assets such as Marina Park, fishing lakes, informal public open spaces, school playing fields, and public rights of way. Infrastructure features include major transport corridors, namely the M1, A46, and A50; as well as a flood relief basin and a car park. Other notable uses include a cemetery, paddocks, scrubland, and The Klondike. Additionally, the presence of a designated Wildlife Conservation Area reinforces the green wedge's environmental significance. Collectively, these elements contribute to the Green Wedge's strategic planning function, offering a balance of accessibility, amenity, and environmental protection.

Figure 5: Queen Elizabeth II Rose Garden, Marina Drive Park, Groby



Ecology

- 4.14 Rothley Brook Meadow Green Wedge forms part of the Charnwood Forest Living Landscape, a 16,000-hectare area recognised as the most ecologically important in Leicestershire. The Forest is defined by its craggy hilltops, ancient woodlands, fast-flowing streams, dry stone walls, and open views, making it strikingly different from any other landscape in the East Midlands. It contains a high concentration of Sites of Special Scientific Interest (SSSIs) and Local Wildlife Sites (LWSs), many of which have become increasingly fragmented due to hedge removal, grassland ploughing, development, and infrastructure such as the M1 motorway.
- 4.15 The Charnwood Forest Living Landscape Project, led by the Leicestershire & Rutland Wildlife Trust, aims to conserve and enhance the Forest's unique wildlife, geology, and character. It works with farmers, landowners, businesses, and communities to protect key habitats, reconnect isolated sites, and promote sustainable land management. The Green Wedge plays a vital role in this wider landscape-scale approach, supporting biodiversity, ecological connectivity, and the delivery of nature recovery objectives.
- 4.16 Groby Pool and Wood SSSI, located within and adjacent to the Green Wedge, spans 29.4 hectares and comprises a mosaic of habitats including alder woodland, dry and wet grassland, marsh, and open water. The plant communities reflect those typically found on neutral or slightly acidic soils in the north Midlands. Groby Pool is the largest natural waterbody in Leicestershire, transitioning into wet woodland to the north and west. The surrounding grasslands are formed on siliceous and loamy clay soils, supporting a diverse range of species.
- 4.17 The 2025 UK Habitat Classification Survey, commissioned by Hinckley and Bosworth Borough Council, supersedes the 2020 Phase 1 Habitat Survey. It provides a comprehensive ecological baseline across the Green Wedge, identifying habitat types, condition assessments, and areas of strategic ecological importance. The survey highlights the presence of priority habitats, potential LWSs, and ecological networks that contribute to the wider landscape connectivity. Full site assessments are detailed in Appendix C of the document.

Figure 6: Groby Pool, Groby



- 4.18 The wider Groby area supports a rich assemblage of species, including badgers, common pipistrelle and brown long-eared bats, and a variety of bird species such as barn owl, fieldfare, kingfisher, peregrine falcon, hobby, and red kite. Records also confirm the presence of great crested newts and slow worms, indicating the ecological sensitivity of the area.
- 4.19 The Green Wedge benefits from a range of connective landscape features, particularly those associated with Groby Pool, Martinshaw Wood, and the ancient woodlands north of the A50. These corridors are vital for species movement and habitat resilience.
- 4.20 The Green Wedge plays a key role in delivering Biodiversity Net Gain (BNG), as required under the Environment Act 2021. The 2025 UKHab Survey provides baseline biodiversity unit (BU) calculations for habitats, hedgerows, and watercourses, enabling informed decisions on habitat retention, enhancement, and creation. Green Wedges offer opportunities for strategic habitat restoration, particularly where low-value habitats can be enhanced to meet BNG targets.

- 4.21 The Local Nature Recovery Strategy (LNRS) for Leicestershire identifies Green Wedges as priority areas for habitat enhancement and connectivity. Rothley Brook Meadow and surrounding sites fall within Areas that Could Become of particular importance for biodiversity and wider environmental benefits (ACBs). These areas should be targeted for nature recovery actions, aligning with LNRS objectives and supporting the development of ecological networks across the borough.

Air Quality Management areas (AQMA's)

- 4.22 In terms of air quality, the Borough of Hinckley and Bosworth currently has no designated Air Quality Management Areas (AQMAs). Monitoring is carried out by the Environmental Health (Pollution) Team in line with the Local Air Quality Management (LAQM) framework. Nitrogen dioxide (NO₂), primarily from road traffic, is the principal pollutant of concern, but levels across the borough remain below national thresholds. This reinforces the role of Green Wedges like Rothley Brook Meadow in supporting clean air, biodiversity, and wider environmental resilience.

Water management

Strategic Flood Risk Assessment Level 1 (2025)

- 4.23 Rothley Brook is a significant watercourse in the eastern part of Hinckley and Bosworth borough. It flows in a south-easterly direction through the borough before turning north-east to join the River Soar. It is classified as a main river and is a primary source of fluvial flood risk, particularly where it flows through Ratby, Desford, and Newtown Unthank.
- 4.24 Rothley Brook is identified as a primary source of fluvial flood risk, particularly where it flows through Ratby. Rothley Brook has historically flooded, with a notable event in 1977 due to channel capacity exceedance near Ratby. The SFRA identifies areas along Rothley Brook as being at high risk of fluvial flooding, especially in low-lying areas and where the brook passes through developed settlements.

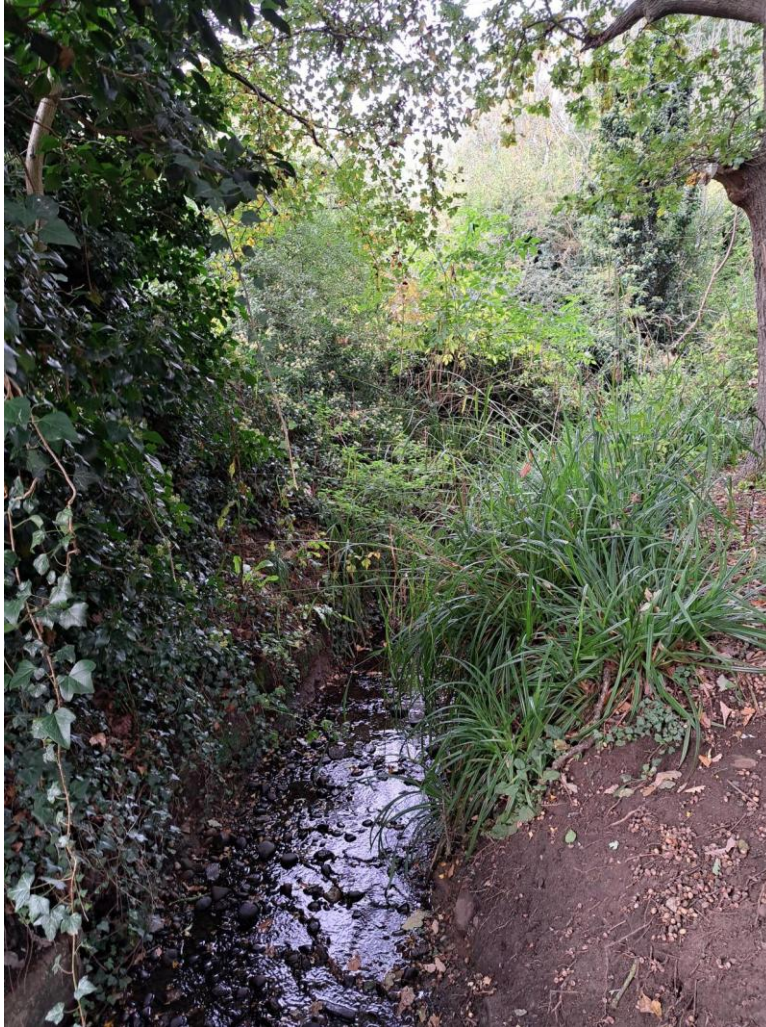
Figure 7: Rothley Brook, running through Ratby



- 4.25 The Risk of Flooding from Surface Water (RoFSW) mapping shows prominent overland flow routes that follow Rothley Brook's course. These routes pose a risk to infrastructure and properties, particularly in Ratby and Desford.
- 4.26 Rothley Brook is highly sensitive to climate change impacts. Areas identified as most at risk in the SFRA relevant to the Green Wedge includes Land between Desford Lane and Station Road, and between Station Road and Taverner Drive in Ratby.
- 4.27 The Rothley Brook catchment is identified as high risk for increased surface water flood risk and historic flood incidences, and medium risk for future development pressure. Retrofit

SuDS and Natural Flood Management (NFM) techniques are recommended to mitigate flood risk and provide betterment.

Figure 8: A brook, flowing adjacent to Cowpen Spinney, Groby



- 4.28 Flood Risk Assessment identifies that an area to the north of the A50 (assessment areas A, B and C) falls within Flood Zone 3, the zone follows the line of the Slate Brook. The type of flooding is fluvial from Slate Brook and Rothley Brook. Surface water run-off is identified as a potential problem due to the wet clay soil which could lead to ground water flooding. The geology of the area is Triassic mudstones and the soil has low permeability due to the clay content.
- 4.29 Slate Brook is not explicitly named in the SFRA, suggesting it may be a minor or ordinary watercourse not covered by EA Flood Zones due to its small catchment size (<3km²).

However, it may still pose a local flood risk, particularly in areas where surface water flow paths coincide with its course.

- 4.30 Surface water run-off could be a potential problem due to the wet clay soil which could lead to ground water flooding. The geology of the area is Triassic mudstones and the soil has low permeability due to the clay content.

Green Infrastructure

- 4.31 The Borough Council's Green Infrastructure Strategy (2020) identifies the Rothley Brook Meadow Green Wedge as a key area within the Borough's GI network, particularly in the context of future growth pressures and landscape regeneration. The study highlights several outcomes that support the continued designation and enhancement of this green wedge:

Table 4: Green Infrastructure considerations for the green wedge

Outcome	Description
Landscape and regeneration	The area is identified as suitable for woodland expansion; this would address sparse tree cover and contribute to carbon sequestration and biodiversity enhancement.
Growth Pressure and Strategic Planning	The Rothley Brook Meadow Green Wedge is expected to play an increasingly important role in managing growth pressures associated with the expansion of Leicester. The Strategy suggests that its extent and boundary may require review as development pressures evolve, indicating its strategic importance in shaping future land use.
GI Enhancement	<p>The Strategy proposes that land within the green wedge could be used more creatively to deliver multiple GI functions, including:</p> <ul style="list-style-type: none"> • Habitat creation and connectivity, addressing fragmentation and supporting biodiversity recovery. • Community and recreational uses, such as allotments,

	<p>informal green space, and environmental education.</p> <ul style="list-style-type: none"> • Natural flood management, particularly through riparian woodland planting and buffer zones along Rothley Brook.
Active Travel	There are currently fragmented walking and cycling networks the green wedge could enhance these opportunities.
Open Space and recreation	The green wedge is under performing as a recreational asset. Opportunities for nature based play, community growing spaces and pocket parks could be explored

Figure 9: Brookvale Wood, National Forest planting area located off Ratby Road



Planning applications and appeals

- 4.32 Appendix B lists planning applications which have been received within the Green Wedge between 1 October 2020 and 30 September 2025. Over this five year period there have only been minor planning applications such as works to trees within the green wedge. There have been no significant planning appeals within the last five year within the Green Wedge.
- 4.33 Although now historic, the planning application for 91 dwellings at Land East of Groby Cemetery (ref: 12/00250/FUL) remains a relevant case for inclusion in the Green Wedge Review due to its implications for the integrity of the Green Wedge. The application was refused, and the subsequent appeal was dismissed. The Inspector concluded that the site's location within a narrow section of the Green Gap was particularly sensitive, and that development would significantly erode the separation between Groby and Ratby, compromise the green lung function, and harm the recreational value of adjacent land. These impacts were considered to outweigh the scheme's benefits. Although the appeal decision was later subject to a High Court challenge, the grounds relating to the Green Wedge, namely, whether the Inspector had failed to consider changes since a 2011 appeal and had relied on immaterial considerations which were dismissed. The only successful ground related to housing land supply, as outlined in the judgement (CO/2334/2013).
- 4.34 One application of note which is adjacent to the green wedge is:
- 19/00680/OUT: Springfield Riding School Groby Road Ratby. Proposal: Residential development up to 168 dwellings (Outline - access only) with associated means of access onto Markfield Road and Groby Road, car parking, new footpath links, amenity space and landscaping.
- 4.35 This application site was previously designated as part of the Rothley Brook Meadow Green Wedge. However, following a comprehensive review of the Green Wedge, the boundaries were re-evaluated to reflect changing development pressures and strategic growth needs. As part of the Site Allocations and Development Management Policies DPD (2016), the site was released from the Green Wedge designation, recognising its reduced strategic function and potential for sustainable development. This change illustrates how green wedge boundaries are not fixed but evolve through evidence-based review processes to accommodate housing delivery and infrastructure needs while balancing environmental and landscape considerations.

Planning Policy

Strategic Housing and Economic Land Availability Assessment

- 4.36 A number of sites within the Rothley Brook Meadow Green Wedge have been put forward as expressions of interest and these have been assessed through the Strategic Housing and Economic Land Availability Assessment (SHELAA). The SHELAA 2022 is the council's most recently published SHELAA review, the Borough Council have published on maps those sites which will be assessed in the SHELAA 2024 Review. The following sites are included in the 2024 Review:

Table 5: Strategic Housing and Economic Land Availability Assessment (SHELAA) Sites

SHELAA Ref	Assessment Area	Location
LPR49A	A	Part A, Land north of Markfield Road (A50), Groby
LPR49B	B	Part B, Land north of Markfield Road (A50), Groby
AS978	C	Land and lakes at Old Hall Farm, Newtown Linford Lane, Groby
LPR30	F	Land east of Groby Cemetery
LPR146 A & LPR146B	E	Land South of Sacheverell Way, Groby (West of A46 and North of M1)
LPR134A & LPR134 B	D	Land east of the A46, Groby
LPR222	D	Land east of Sacheverell Way, South of Leicester Road
LPR227	B	Land off Groby Road (south)

LPR152	B	Land off Groby Road (north)
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Strategic Transport Infrastructure and Connectivity

4.36 A number of major strategic transport corridors intersect the Green Wedge, notably the M1 motorway, A46, and A50. These routes serve vital regional and national connectivity functions but also act as significant man-made barriers, fragmenting the continuity of the Green Wedge landscape. Despite this physical division, connectivity is maintained through a network of vehicular bridges, pedestrian footbridges, and underpasses, which enable movement across the green wedge and help preserve access between settlements and green spaces. These crossings are essential for maintaining ecological linkages and recreational routes, although their effectiveness in mitigating landscape fragmentation varies depending on design and location.

Figure 10: A46, image taken from pedestrian footbridge between Groby and Glenfield



Utilities Infrastructure

- 4.37 In addition to transport infrastructure, the Green Wedge is also affected by large-scale utilities infrastructure. The Enderby to Ratcliffe (4YZ) 400kV transmission line runs through Area H, introducing a visually prominent and industrial element into the otherwise semi-natural landscape. The scale and height of the pylons associated with this power line create a visual intrusion that detracts from the openness and rural character of the Green Wedge. While necessary for energy distribution, such infrastructure highlights the tension between strategic utility provision and landscape protection and reinforces the need for sensitive planning and mitigation in areas of high visual and environmental value.

Figure 11: Major pylons located in Ratby, M1 motorway in the distance



5. Site Surveys

- 5.1 Site assessments were carried out on the green wedge in October 2025. The Green Wedge was split into 10 areas so that a more detailed analysis could be undertaken on site. A map of the areas is contained in Appendix A. The areas identified are listed as follows:

Table 6: Assessment Area locations

Area B	North of A50, adjacent to quarry and Sheet Hedge Wood
Area D	Land adjacent to the A46
Area F	Land north of Sacheverell Way
Area H	Taverner Drive and north/south of Station Road

- 5.2 This chapter sets out the main findings of the on-site surveys, the full site pro-formas are contained in Appendix C.

Area A: Land adjacent to A46 and A50

- 5.3 The area is primarily in agricultural use, with evidence of seasonal cropping and active land management. It is bordered by Groby and Anstey, with the adjacent strategic road network (A46) and nearby Christmas Tree Farm contributing to its mixed rural context. Medium-height hedgerows and occasional tree lines define field boundaries, with more mature vegetation concentrated near the southern edge adjacent to the A46. Although high-voltage power lines are located outside the green wedge boundary, they remain visually prominent on the skyline and influence the wider landscape character. The topography slopes gently southwards towards the A46 before an embankment rises steeply towards the road. It is partly due to the topography of the area that if built development were to occur here it would have quite a significant impact due to the gently sloping nature of the area and the number of available vantage points.

Figure 12 View from Anstey Lane across into Assessment Area A



- 5.4 Topographically, the land slopes gently southwards towards the A46, culminating in a steep embankment that rises sharply to meet the road. This gradient creates a shallow basin

effect, making the site highly visible from surrounding vantage points, including adjacent highways and elevated residential areas. The openness of the site and its sloping nature mean that any future built development would likely have a significant visual impact, particularly in terms of interrupting key landscape corridors and settlement separation.

Figure 13: View along Anstey Lane towards Groby showing Assessment Areas A and



- 5.5 Built development within this part of the green wedge is minimal, preserving its rural character. However, parts of Groby and Anstey are visible from within the site due to their elevated positions. Views into the area are generally open, with low vegetation allowing clear sightlines from surrounding roads and properties. Views out of the area offer expansive glimpses across the wider countryside, framed by distant tree belts and hedgerows. The area contributes to key visual corridors and holds moderate to high landscape sensitivity due to its ecological connectivity and strategic role in maintaining settlement separation.

Area B: North of A50, adjacent to quarry and Sheet Hedge Wood

- 5.6 Area B is predominantly agricultural in character, with active arable land use evident across much of the site. The landscape also accommodates renewable energy infrastructure in the form of two wind turbines, which are positioned on elevated ground and form a distinctive feature within the wider setting. Adjacent land uses include further agricultural fields, residential areas in Groby and Ratby, and the strategic road network, notably the A50. Vegetation is largely composed of hedgerows and intermittent mature trees, with field boundaries clearly defined. The area is open and expansive, with a rural character reinforced by the absence of built development.

Figure 14: View across Assessment Area B, wind turbines in the distance



- 5.7 The topography of the site slopes gently from north to south, descending toward Area A. This gradient contributes to the area's visibility from surrounding locations, particularly from elevated positions and adjacent roads. The wind turbines, while prominent, are well integrated into the landscape and do not feel visually intrusive. Hedgerows and tree lines provide some screening, though the openness of the site means it remains visually

accessible from multiple vantage points. The field layout and vegetation structure support both agricultural function and ecological connectivity.

- 5.8 The area is well used for informal recreation, with a network of public footpaths connecting Groby and Anstey. These routes are clearly signposted and appear to be well maintained and frequently used, as evidenced during the site visit. The footpaths offer expansive views across open farmland and contribute to the amenity value of the area. While the land itself is in productive agricultural use, the public rights of way ensure that the site remains accessible and valued by the local community for walking and outdoor activity.

Figure 15: Field with Assessment Area B showing public footpath heading towards Anstey Lane



- 5.9 Compared to Area A, Area B is more visually exposed due to its rising topography and open character. The northern portion of the area is less visually sensitive, but the southern and central sections are more exposed and contribute to the perception of openness within the Green Wedge. Built development is minimal, limited to infrastructure such as the wind turbines and distant urban edge features. If development were to occur within this area, it would likely have more of an impact closer to Groby due to the site's openness, and its role in maintaining settlement separation. The northern section of Area B felt less open leading to the view that development in this section would have less of an impact, compared to the

wider assessment area. The area functions as a key part of the Green Wedge, reinforcing the rural identity and spatial distinction between Groby and Anstey.

Area C: The Fisheries

- 5.10 Area C comprises a mix of open countryside, agricultural land, and recreational features. The southern portion includes the fisheries with associated ponds, while Groby Pool Open Space and its associated car park are located off Newtown Linford Lane, contributing to the area's public amenity and ecological value. Agricultural activity is evident to the east, with cropped fields and machinery tracks indicating active land management. The site is well vegetated, with mature hedgerows and tall trees lining boundaries and footpaths, creating a strong sense of enclosure in places.

Figure 16: View from Newtown Linford Lane entrance to The Fisheries along the public right of way



- 5.11 Topographically, the central section of the site is relatively flat, likely influenced by the presence of water features, while the eastern portion rises gently. This elevation change is confirmed by the visibility of a telecoms mast in the distance and contributes to the site's

varied landscape character. The green wedge boundary is clearly defined to the south by the A50 and to the north by the quarry, though the eastern edge lacks a strong physical boundary. Wind turbines visible from Area B add a modern element to the otherwise rural setting.

- 5.12 The site is accessible via a network of well-signposted public footpaths, which link Groby and Anstey and appear to be well-used. Additional paths around Groby Pool Open Space enhance recreational access. While no large water bodies are present within the site itself, the fishery ponds, drainage ditches, and field drains support water runoff management and may contribute to ecological connectivity.
- 5.13 Views into the area are generally limited due to dense vegetation and hedgerows, though elevated views towards Groby are possible from certain vantage points. The enclosed nature of the site reduces the number of expansive vistas, with landscape sensitivity particularly high near Groby Pool and the fishery due to their recreational and ecological importance. Visual intrusion is minimal, aside from the elevated A50 and infrastructure associated with the fishery.

Figure 17: View across Area C towards Groby Pool Open Space, the A50 is in the distance



- 5.14 Functionally, the eastern portion of the site demonstrates moderate agricultural value, while the mature vegetation and water management features suggest ecological interest,

particularly for habitat corridors. The site plays a key role in maintaining separation between Groby and Anstey, preserving the rural character and preventing urban coalescence. Its combination of agricultural use, ecological features, and recreational access reinforces its strategic importance within the Green Wedge.

Area D: Land adjacent to the A46

- 5.15 This section of the Green Wedge demonstrates a clear dual character, integrating into the settlement of Groby through formal recreational space at Marina Drive Park and Castell Drive, while transitioning into more agricultural land east of the A46. The Groby side is suburban in nature, bordered by residential development and featuring well-maintained public amenities including sports pitches, a BMX track, and landscaped gardens. In contrast, the eastern portion of the site is actively farmed, with visible crop management and machinery observed during the site visit.

Figure 18: Marina Drive Park, Groby



- 5.16 Adjacent land uses reflect this contrast: residential development lies to the west, contributing to a suburban edge, while farmland to the east abuts Glenfield and provides a more

agricultural feel. The topography is generally flat but slopes gently downwards towards Glenfield, offering expansive views from elevated areas across both Groby and Glenfield. Vegetation cover varies, with tall trees and dense shrubs lining the A46, providing effective screening. Field boundaries are defined by hedgerows and scattered trees, with scrub vegetation present near Sacheverell Way.

- 5.17 Landscape features reinforce the area's dual function. The Groby side offers open views northwards, framed by residential boundaries and occasional tree lines. East of the A46, mature trees and tall hedgerows dominate, with industrial buildings and electricity pylons visible in the distance. The A46 itself is a significant infrastructure feature, creating a physical and visual divide between the two landscape types. While Groby and Glenfield are both visible from this area, the perception of separation is reduced due to the proximity and openness of the landscape.

Figure 19: Agricultural field on the Glenfield side of the A46



- 5.18 While the A46 provides a clear physical separation within this part of the Green Wedge, the eastern side of the road presents a transitional landscape that may offer opportunities for

future development. Although the area currently supports agricultural and ecological functions, its proximity to Glenfield and the Leicester urban edge could make it a logical location to explore managed growth. Any changes to the Green Wedge boundary here would need to be carefully designed to respect existing landscape features and maintain strategic connectivity, while allowing for a more flexible approach to land use planning in this part of the green wedge.

Area E: Land south of Sacheverell Way

- 5.19 Area E is predominantly agricultural, comprising a mix of arable fields and grazing land. The site is actively farmed, with visible crop rows, machinery access, and fenced paddocks. Vegetation is generally low, with hedgerows marking field boundaries and mature tree coppice providing occasional enclosure, particularly toward the centre of the site. The landscape is largely flat, with a gentle slope from the northwest to the southeast, descending toward Glenfield. This subtle gradient contributes to the area's open aspect and expansive feel. While both Groby and Glenfield are visible from parts of the site, the sense of separation between the settlements remains due to distance and intervening vegetation.

Figure 20: View looking back towards Groby from the permissive path located off Sacheverell Way



- 5.20 The area is framed by major infrastructure, with the A46 and M1 forming clear physical boundaries. These features provide a strong and defensible edge to the Green Wedge in this location. There is currently no built development within this part of the green wedge, and its openness means any future development would be noticeable. However, the landscape's scale and transitional character offer potential for carefully managed change. Any boundary amendments would need to consider the area's visual sensitivity and its role in maintaining settlement separation, while recognising opportunities for growth that respond to the surrounding infrastructure and landscape features.
- 5.21 The area is more agricultural in nature rather than recreational, although there are footpaths which appear well used. There were a number of people using the footpaths whilst on site.

Figure 21: View from the permissive footpath towards Glenfield



- 5.22 Although the area is primarily agricultural, it also supports informal recreation. A permissive footpath connects Sacheverell Way to Glenfield, and a public right of way links to Ratby via a pedestrian bridge over the M1. These routes were observed to be well used during the site visit, with several walkers present. The footpaths enhance connectivity and contribute to the

area's amenity value, even though formal recreational facilities are limited. The site plays a role in maintaining separation between Groby, Glenfield, and Ratby, with vegetation and infrastructure reinforcing the rural character and spatial distinction between settlements.

Area F: Land north of Sacheverell Way

- 5.23 Area F comprises a mix of public and natural open space, including Groby Cemetery, Cowpen Spinney, Butlers Field, and an enclosed central field. The cemetery is a formal, well-maintained space with landscaping and seating, while Cowpen Spinney offers a woodland experience along the residential edge of Groby. Butlers Field provides informal recreation and ecological value, although the central field is privately owned and not publicly accessible. The area is generally flat with some gentle localised slopes, particularly around the cemetery and Spinney, contributing to a tranquil and enclosed character. Vegetation is a defining feature, with high hedgerows, fencing, and mature trees creating strong visual boundaries.

Figure 22: Butlers Field Open Space, Groby



- 5.24 Built development within this area is limited to the cemetery and a residential property off Ratby Road. Due to the enclosed nature of the landscape and strong vegetation screening, the visual impact of development is reduced compared to more open areas of the Green Wedge. The existing built form of Groby is already visible from parts of the site, particularly near the cemetery. While a portion of the area is privately owned and inaccessible to the public, the presence of mature vegetation and natural features still contributes to the overall character and ecological value of the green wedge.

Figure 23: Cowpen Spinney, Groby



- 5.25 Public footpaths run along the eastern and western edges of the site, connecting through Cowpen Spinney and Butlers Field to form a well-used walking route. These paths were actively used during the site visit, although signage, particularly near the cemetery was limited. The central field is enclosed by fencing and hedgerows and does not appear to support informal recreational use. Much of this area is overgrown, which may offer ecological benefits but limits public engagement. Overall, Area F functions as a valued green space within Groby, offering a mix of formal and informal recreation, ecological interest, and a sense of separation from surrounding development.

Area G: West of Ratby Road

- 5.26 Area G comprises a mix of school playing fields and a parkland-style landscape, enhanced by recent tree planting as part of the National Forest initiative. The space serves both educational and recreational functions, with open grassland areas and structured planting contributing to its amenity and ecological value. The site is bordered by: Groby Brookvale School; Martinshaw Woods (ancient woodland); the M1 motorway; residential development; Groby Cemetery; and horse paddocks. Martinshaw Woods forms a dominant visual and ecological feature along the northern edge, reinforcing the area's green character.

Figure 24: View from within Area G towards Martinshaw Woods



- 5.27 The topography is varied, with the land sloping down northeast towards the school before rising again towards Ratby Road, creating a shallow valley effect. This variation enhances views across the site, particularly towards Martinshaw Woods and the wider countryside. Low-level pylons cross parts of the site but do not dominate the landscape. The area benefits from strong boundary definition, with the woodland, M1, and built form of Groby providing clear edges. Built development is minimal, limited to a historic property, stables, and the 3G pitch associated with the school. Given the site's openness and visibility, any future development would need to be carefully considered to avoid undermining its landscape character and visual connectivity.

Figure 25: View from within Area G towards Groby Brookvale School Playing Fields



- 5.28 The area provides a valuable recreational resource, with a network of walkways surrounding the National Forest planting area and connecting into Martinshaw Woods. These routes offer circular walking opportunities and were observed to be well-used during the site visit, with the car park busy and multiple access points into the woods evident. Public footpaths also cross the M1 from Ratby, enhancing strategic connectivity between settlements. The

combination of open space, woodland edge, and recreational infrastructure contributes to the area's amenity value and reinforces its role within the Green Wedge.

Area H – Taverner Drive and north/south Station Road

- 5.29 Area H is a diverse and multifunctional part of the Green Wedge, combining open countryside with a range of recreational and community uses. The northern portion includes allotments and a community orchard, both of which are actively used and contribute to local food production and community engagement. Public open space and informal grassland areas support recreation, while the Ivanhoe Line public right of way and a hard-surfaced cycle route provide connectivity between Ratby and Kirby Muxloe. The southern part of the site transitions into a more rural character, with grazing land and natural grassland areas beyond Rothley Brook.5.24 Both Ratby and Kirby Muxloe can be viewed from this area and they are within close proximity. There is minimal development within this area, the main installations are related to land and access management. There is one building which is for the use of Cooperative Band.

Figure 26: View from within the Taverner Drive Open Space



- 5.30 The area is bordered by residential development, agricultural land, and the M1 motorway, which occupies an elevated position and introduces a strong visual presence. The Enderby to Ratcliffe (4YZ) 400kV transmission line also crosses the site, adding a vertical infrastructure element that is visible from multiple points across the Green Wedge. Despite these features, the site retains a green and open character, with mature trees and hedgerows providing screening and structure. Rothley Brook flows through the site, supporting riparian vegetation and enhancing its ecological and visual value.

Figure 27: View of field located between Ratby and Kirby Muxloe



- 5.31 Views from the site include both Ratby and Kirby Muxloe, which are in close proximity and visible from several vantage points. While the M1 and transmission pylons introduce visual intrusion, built development within the area itself is minimal and largely related to land and access management. A single building associated with the Cooperative Band is present but does not detract significantly from the landscape. The area's mix of open space, community uses, and natural features provides a valuable amenity for local residents and contributes to the overall function of the Green Wedge. Its role in maintaining settlement separation remains important, with the proximity of existing infrastructure and urban edges.

6. Evaluation

- 6.1. The evaluation criteria set out in the Leicester and Leicestershire Joint Green Wedge Methodology Paper will be used to assess the green wedge. This evaluation will consider each of the criteria in turn and are set out below.

Preventing the merging of settlements

- 6.2. A core strategic function of the Rothley Brook Meadow Green Wedge is to maintain clear physical and perceptual separation between the Leicester urban area, including its suburbs and the surrounding rural settlements of Groby, Ratby, Kirby Muxloe, and Anstey. This separation is essential to preserving the distinct identities of these communities and preventing urban coalescence.

Figure 28: Edge of the Green Wedge in Groby, Sacheverell Way



- 6.3. While major infrastructure such as the A46 and M1 motorway provides a physical barrier between the urban core and nearby villages, these features can also diminish the perceived separation due to their scale and the presence of multiple access points. Pedestrian bridges,

permissive paths, and vehicular routes across these corridors allow movement between settlements and into the Green Wedge, however these roads do still act as a barrier to movement between a number of these settlements with these limited crossing points.

- 6.4. The intervisibility and intravisibility between settlements is evident across several assessment areas. For example, Area E (Land south of Sacheverell Way) and Area D (Land adjacent to the A46) demonstrate views between Groby, Ratby, and Glenfield, however these are more limited due to mature vegetation which borders many field and road boundaries. The construction of Optimus Point, a large warehouse development on the edge of Glenfield, has reduced the visual and spatial separation between Glenfield and Groby. With the rooftops of this large warehousing units visible from numerous parts of the green wedge.
- 6.5. The proximity of Ratby, and Kirby Muxloe is particularly notable in Area H (Taverner Drive and Station Road), where intervisibility between Ratby and Kirby Muxloe is evident. Despite the presence of the M1 and transmission infrastructure, the Green Wedge continues to function as a buffer, reinforced by natural features such as Rothley Brook, mature hedgerows, and community green spaces including allotments and orchards.
- 6.6. Site surveys confirm that the Green Wedge plays a vital role in maintaining settlement separation. For instance:
 - Area A and B prevent Groby from breaching the A50 and merging with Anstey.
 - Area G acts as a gateway to the National Forest and maintains separation between Groby and Ratby.
 - Area H preserves the gap between Ratby and Kirby Muxloe, despite their close proximity and shared infrastructure.
- 6.7. The Green Infrastructure Strategy (2020) and the Local Nature Recovery Strategy both emphasise the importance of the Green Wedge in managing growth pressures and maintaining landscape integrity. These documents highlight opportunities for the Green Wedge to support additional functions, such as biodiversity enhancement, flood mitigation, and community recreation while continuing to fulfil its primary role in preventing settlement coalescence.
- 6.8. In conclusion, the Rothley Brook Meadow Green Wedge remains a critical spatial planning tool for safeguarding the distinct identities of neighbouring settlements. Its continued

implementation and enhancement are important to ensuring a sense of place and separation that defines the character of the Borough's and neighbouring rural and urban communities.

Guiding Development Form

- 6.9. The Rothley Brook Meadow Green Wedge plays a critical role in shaping the development form of surrounding settlements, particularly Groby, Ratby, Glenfield, and Anstey. Its strategic positioning and physical features, such as major transport corridors, woodland edges, and topographical variation, help define the limits of urban expansion and preserve the character of individual communities.
- 6.10. Ratby's northern edge is guided by the M1 motorway, which provides a robust physical boundary. However, the southeastern edge of Ratby is more permeable, with a softer transition into the surrounding rural landscape. This area is influenced by urban features but retains a semi-rural character, making it more sensitive to change.

Figure 29: Photograph shows the M1 and the screening present on the northern edge of Ratby



- 6.11. Groby is largely enclosed by the A50, Sacheverell Way, and Martinshaw Woods, which together form a strong and defensible edge to the settlement. Sacheverell Way, in particular, curves around the eastern and southern edge of Groby, with no properties fronting the road. This creates a clear sense of enclosure and reinforces the perception of a defined settlement boundary. Similarly, the A50 acts as a hard edge, separating Groby from the open countryside and preventing development from spilling into sensitive landscape areas.
- 6.12. While Green Wedges do not carry the same statutory weight as Green Belts, they serve a vital local planning function. They help shape urban form, prevent coalescence, and incorporate open space into expanding settlements. As development pressures increase, it is essential to review Green Wedge boundaries to ensure they remain fit for purpose. The Green Wedge should be the minimum necessary to fulfil its strategic functions, and opportunities for boundary refinement should be explored where appropriate.
- 6.13. The M1 guides the development form of the northern edge of Ratby. The boundary to the southeast is a softer boundary with a more rural feel with urban influences.
- 6.14. Green wedges do not have the same national planning policy status or function as green belts, instead green wedges aim to seek to ensure that, as urban development extends, open space is incorporated within it providing a recreational resource and acting as a green lung, whilst at the same time having regard to the coalescence of settlements. Guiding development form becomes an important element to any review of the green wedge boundary which is amended to allow for future development requirements. The next section will examine the individual areas considering their role in guiding development form alongside the other criteria to see whether there are any areas which could be released if land needs to be released for development. The green wedge should be the minimum to provide the functions of the green wedge and this is an important element to consider when reviewing the boundary.
- 6.15. The Green Wedge continues to play a vital role in guiding development form across the Borough. However, as the Local Plan evolves, it is appropriate to consider whether certain areas could be released to accommodate growth, provided that the core functions of the Green Wedge are retained and enhanced.

Providing a green lung into urban areas

- 6.16. The Rothley Brook Meadow Green Wedge serves as a vital green lung for the Leicester conurbation and surrounding settlements, offering a multifunctional landscape that supports

environmental resilience, public health, and sustainable movement. Its strategic location between urban and rural areas enables it to perform a wide range of ecological and community functions.

- 6.17. The Green Wedge forms part of a wider green infrastructure network that links Leicester's urban edge with the surrounding countryside. It contains a mosaic of habitats, including wetlands, woodlands, grasslands, and riparian corridors that support biodiversity and landscape character. The presence of Rothley Brook, along with its tributaries and associated floodplain, enhances the green wedge's ecological value and contributes to surface water management and climate resilience.
- 6.18. Key ecological assets within or adjacent to the green wedge include:
- Groby Pool Open Space and surrounding wet grasslands
 - Groby Pool (adjacent)
 - Martinshaw Woods and associated ancient woodland habitats
 - Cowpen Spinney, Butlers Field, and The Fisheries
 - Hedgerows, tree belts, and semi-natural greenspaces across multiple assessment areas
- 6.19. These features provide habitat for protected species such as bats, badgers, great crested newts, and a variety of birdlife. The 2025 UKHab Survey confirms the green wedge's role in delivering Biodiversity Net Gain (BNG) and supporting the objectives of the Local Nature Recovery Strategy (LNRS).
- 6.20. The Green Wedge supports a well-connected network of public rights of way, cycle routes, and permissive paths that facilitate active travel between settlements. These routes promote walking, cycling, and outdoor recreation, contributing to physical activity and mental wellbeing. Notable connections include:
- The Ivanhoe Way cycle route between Ratby and Glenfield
 - Footpaths linking Groby, Anstey, Newtown Linford, and Glenfield
 - Bridleways and informal paths through Martinshaw Woods and The Fisheries

- These corridors not only enhance accessibility but also reinforce the green wedge's role as a strategic movement network, linking urban populations with nature and supporting low-carbon travel.

Figure 30: Permissive path in Groby connecting to Glenfield



6.21. The Rothley Brook Meadow Green Wedge continues to contribute significantly to the role of a green lung for the Leicester conurbation and surrounding settlements. Its mosaic of habitats, floodplain corridors, and strategic location between urban and rural areas enables it to support air quality, biodiversity, and climate resilience. By offering accessible green space, ecological connectivity, and opportunities for active travel, the green wedge contributes significantly to public health and wellbeing. As development pressures increase, safeguarding and enhancing this green lung function will be essential to maintaining the environmental integrity and liveability of the wider area. The Green Wedge enhances the visual and recreational quality of the urban fringe, offering residents direct access to nature and open space. It provides a sense of escape from built-up areas and contributes to the identity and character of surrounding settlements. The Green Infrastructure Strategy (2020)

recognises the green wedge as a key landscape resource, particularly in areas facing development pressure. Opportunities identified in the strategy include:

- Woodland expansion and habitat restoration
- Creation of community growing spaces and pocket parks
- Integration of Natural Flood Management (NFM) techniques
- Improved signage and accessibility for walking and cycling routes

6.22. In addition to its ecological and recreational functions, the Green Wedge contains several historic features that contribute to its cultural significance. These include:

- Martinshaw Lodge (Grade II listed)
- Medieval ridge and furrow earthworks
- Potential sites of prehistoric and Roman activity
- Historic water management features associated with The Fisheries
- These assets enrich the landscape and offer opportunities for interpretation, education, and community engagement.

6.23. The Rothley Brook Meadow Green Wedge continues to play a vital role as a green lung for the Leicester conurbation and surrounding settlements. Its mosaic of habitats, floodplain corridors, and strategic location between urban and rural areas enables it to support air quality, biodiversity, and climate resilience. By offering accessible green space, ecological connectivity, and opportunities for active travel, the green wedge contributes significantly to public health and wellbeing. As development pressures increase, safeguarding and enhancing this green lung function will be essential to maintaining the environmental integrity and liveability of the wider area.

A recreational resource

6.24. The Rothley Brook Meadow Green Wedge offers a broad spectrum of recreational opportunities that are well-utilised by the communities it adjoins. A comprehensive network of public rights of way, permissive paths, and cycle routes traverse the green wedge, providing circular walking routes and strategic connections between settlements including

Groby, Ratby, Anstey, Glenfield, and Kirby Muxloe. These routes are generally well-maintained, clearly signposted, and actively used, with informal paths supplementing formal access to enhance permeability and user experience.

- 6.25. The Ivanhoe Way cycle route, which forms part of the National Cycle Network, provides an off-road, all-weather surface between Ratby and Glenfield. This route, alongside other footpaths and bridleways, supports active travel and links the Leicester urban conurbation with surrounding rural villages, reinforcing the green wedge's role in promoting sustainable movement and community wellbeing.

Figure 31: Marina Drive Park, Groby BMX Pump Track



- 6.26. In addition to its strategic connectivity, the green wedge accommodates a range of public and private recreational amenities. These include Marina Park in Groby, which features play areas, a BMX track, youth shelter, and formal gardens; Taverner Drive Allotments in Ratby, which reflect strong local demand for community growing spaces; and the Ratby Community Orchard, which supports local food production and engagement. Other valued assets include The Fisheries, which provide angling opportunities and links to Groby Pool Open Space;

Cowpen Spinney and Butlers Field, which offer informal recreation and ecological value; and Groby Cemetery, which contributes to the green infrastructure character of the area.

- 6.27. The green wedge also enhances access to adjacent recreational assets such as Martinshaw Woods (ancient woodland), Groby Pool (SSSI), and Ferndale Park, Ratby. These areas are accessible via footpaths and bridleways that run through and alongside the green wedge, improving connectivity and encouraging wider use.

Figure 32: Brookvale Wood, Groby



- 6.28. Despite its strengths, the Green Infrastructure Strategy (2020) identifies the green wedge as underperforming in terms of recreational provision. It highlights opportunities to enhance access and usability through nature-based play, pocket parks, improved signage, community growing spaces, and environmental education initiatives.

- 6.29. The Open Space Assessment (2025) recognises the green wedge's role in enabling access to semi-natural and natural open space, particularly for residents of Groby and Ratby, who experience deficiencies in open space. Groby falls below the Borough-wide average in terms of provision for natural and semi-natural greenspace and allotments and Ratby also experiences deficiencies in open space quantity and accessibility, particularly in relation to formal sports provision and community growing spaces. The green wedge's proximity to the settlements makes it a vital landscape resource, supporting recreation, health and wellbeing, ecological connectivity, and community identity.
- 6.30. The Rothley Brook Meadow Green Wedge performs strongly against the recreational resource criterion, offering a well-connected and varied landscape that supports both formal and informal recreation. The presence of public rights of way, permissive paths, and cycle routes, alongside key amenities such as parks, allotments, orchards, and natural open spaces demonstrates its value to local communities. While the Green Infrastructure Strategy (2020) identifies opportunities to enhance recreational provision, particularly in areas of underperformance, the green wedge already plays a significant role in promoting active travel, outdoor activity, and access to nature. Its proximity to urban areas and integration with wider green infrastructure networks reinforces its importance as a multifunctional recreational asset within the Borough.

Concluding thoughts

- 6.31. The evaluation of the Rothley Brook Meadow Green Wedge against the four core criteria, preventing the merging of settlements, guiding development form, providing a green lung into urban areas, and acting as a recreational resource demonstrates its continued strategic importance within the Borough and wider Leicestershire geographic scale. The green wedge performs effectively across all strategic functions, offering a multifunctional landscape that supports spatial planning objectives, ecological resilience, and community wellbeing.
- 6.32. Its role in maintaining settlement separation is particularly critical, with clear physical and perceptual boundaries helping to preserve the distinct identities of Groby and Ratby. The green wedge also plays a key role in shaping the development form of these settlements, providing defensible edges and guiding future growth in a way that respects landscape character and infrastructure constraints.
- 6.33. As a green lung, the green wedge contributes significantly to environmental quality, biodiversity, and climate resilience. Its mosaic of habitats, floodplain corridors, and ecological networks support protected species and deliver measurable benefits under Biodiversity Net

Gain and the Local Nature Recovery Strategy. The green wedge also facilitates active travel and access to nature, reinforcing its value as a health-promoting and sustainable landscape.

- 6.34. Recreationally, the green wedge offers a well-connected and varied environment that supports both formal and informal use. While opportunities exist to enhance provision, particularly in areas identified as underperforming, the existing network of paths, parks, and community spaces already provides meaningful access and amenity for residents.
- 6.35. Overall, the Rothley Brook Meadow Green Wedge remains a vital planning and environmental asset. Its continued protection and enhancement will be essential to managing future development pressures, supporting nature recovery, and delivering high-quality places for people to live, work, and enjoy.

7. Recommendations and Conclusion

- 7.1 Strategically at the wider area level the green wedge fulfils the objectives set out in the Leicester and Leicestershire Green Wedge Methodology Paper. This section explores whether there are any which do not perform the role of the green wedge.
- 7.2 Any potential release of Green Wedge land must be guided by robust evidence and aligned with the principles of sustainable development. Key considerations include:
- Landscape sensitivity and visibility
 - Ecological value and habitat connectivity
 - Recreational access and community benefit
 - Flood risk and water management
 - Settlement identity and coalescence risk

Area A: Land adjacent to the A46 and A50

- 7.3 Assessment Area A plays a strategic role in shaping the form of development by maintaining the physical and visual separation between Groby, 'The Brantings', and Anstey, and preventing Groby from extending beyond the A50. The area lies adjacent to the boundaries of Blaby District and Charnwood Borough, contributing to the continuity of the wider green wedge beyond the Borough boundary. The Green Infrastructure Strategy (2020) identifies this area as part of a strategic green infrastructure corridor, supporting biodiversity, landscape connectivity, and settlement separation.
- 7.4 The area is predominantly in agricultural use, with evidence of seasonal cropping and active land management. Medium-height hedgerows and occasional tree lines define field boundaries, with more mature vegetation concentrated near the southern edge adjacent to the A46. Although high-voltage power lines lie outside the green wedge boundary, they remain visually prominent and influence the wider landscape character. The topography slopes gently southwards towards the A46, culminating in a steep embankment, creating a shallow basin effect. This makes the site highly visible from surrounding vantage points, including Anstey Lane, the A46, and elevated residential areas in Groby and Anstey. As such, any built development would likely have a significant visual impact, interrupt key landscape corridors and undermine the area's role in maintaining settlement separation.

- 7.5 The 2024/25 Habitat Survey (LPR49A) found that the site comprises two cereal crop fields separated by a river and associated hedgerows. The south-western portion includes an access track with areas of neutral grassland and scrub. The site contains priority habitat hedgerows and is over 90% covered by low distinctiveness habitats, giving it a relatively low baseline biodiversity value. However, it is located within an Area that Could Become of particular importance for biodiversity (ACB) and within a Network Expansion Zone, highlighting its strategic potential for habitat creation and connectivity. The site supports a range of habitats suitable for protected species, including roosting and foraging bats, nesting birds, otter, water vole, and badger. Further surveys are recommended to assess the presence of these species and inform any future management or development proposals.

Figure 33: View across Assessment Area A



- 7.6 Although the area does not currently provide a recreational resource, it plays a vital role in guiding development form, preventing settlement coalescence, and acting as a green lung. Its open character, visual prominence, and ecological connectivity contribute to its moderate to high landscape sensitivity. Given its strategic, ecological, and visual importance, no boundary changes are recommended for this assessment area.

Area B: North of the A50, adjacent to Quarry and Sheet Hedges Wood

- 7.7 Assessment Area B plays a critical role in maintaining the physical and visual separation between Groby and Anstey. The open, expansive landscape, defined by gently undulating topography, reinforces the spatial distinction between the two settlements. The southern and central parts of the site are particularly exposed, contributing to the perception of openness and making the area sensitive to change. While the northern portion is more enclosed and less visually sensitive, the wider area remains essential in preventing coalescence, particularly where views between settlements are uninterrupted. This function is further supported by adjacent sites LPR227 and LPR152, which also contribute to the green wedge's continuity and settlement buffering.
- 7.8 The area guides the development form of Groby by reinforcing the containment of built development within the A50 corridor. The rising landform towards Anstey and the presence of prominent features such as wind turbines on elevated ground contribute to the area's sensitivity to change. The visual exposure of the site from surrounding roads and residential areas means that any development would have a significant impact on the landscape character and settlement pattern. However, the northern section of the site, being more enclosed and less visually prominent, may offer limited potential for managed development that respects the wider green wedge function. This is consistent with the landscape context of LPR227 and LPR152, which also exhibit lower visual sensitivity in parts and could be considered in future growth strategies.
- 7.9 Area B functions as a green lung for the communities of Groby and Anstey, offering expansive views, open space, and a strong rural character. The area is well-used for informal recreation, with a network of public footpaths providing circular routes and connections to Anstey Lane and Newtown Linford. These routes are clearly signposted and well maintained, enhancing the amenity value of the landscape and supporting community wellbeing through access to nature and outdoor activity. The recreational value of the wider green wedge is reinforced by the accessibility of this area which supports public enjoyment of the countryside.
- 7.10 The 2024/25 Habitat Survey identifies LPR49B as comprising predominantly arable land with mixed scrub, broadleaved woodland, and species-rich hedgerows. These features provide ecological corridors and support a range of protected species, including bats, birds, badgers, otters, water voles, and amphibians. The site lies within both an Area that Could Become of particular importance for biodiversity (ACB) and a Network Expansion Zone, highlighting its

strategic potential for habitat enhancement and connectivity. LPR227 and LPR152 similarly contain priority habitat hedgerows and are over 90% covered by low distinctiveness habitats, making them suitable for biodiversity uplift. These sites also support protected species and contribute to the ecological network of the green wedge.

Figure 34: View across Assessment Area B



- 7.11 Assessment Area B, including LPR49B, LPR227, and LPR152, successfully fulfils all four functions of the green wedge. While the majority of the area should be retained to preserve its strategic role, there is scope to consider a partial boundary amendment around the northern portion of Area B. This area is less visually sensitive and more enclosed, and could potentially accommodate limited, well-designed development that respects the landscape character, ecological corridors, and settlement separation. Any such change should be subject to detailed landscape and ecological assessment to ensure the integrity of the wider green wedge is maintained.

Area C: The Fisheries

- 7.12 Assessment Area C plays a strategic role in maintaining the separation between Groby and Anstey. The area's southern boundary is clearly defined by the A50, which acts as a hard edge to Groby's development form. The open countryside, agricultural land, and recreational features within the site preserve the rural character of the area and prevent Groby from expanding northwards. The site's enclosed nature, reinforced by mature hedgerows and tree lines, limits visual intrusion and helps maintain the distinct identities of neighbouring settlements. The eastern edge, while less physically defined, still contributes to the perception of openness and separation.
- 7.13 The area guides the development form of Groby by reinforcing the containment of built development within the A50 corridor. The topography is relatively flat in the central section, influenced by the presence of fishery ponds and drainage features, while the eastern portion rises gently, offering limited views towards Groby. The visibility of infrastructure such as the telecoms mast and wind turbines from Area B introduces a modern element to the otherwise rural setting. However, the visual sensitivity remains high near Groby Pool and the fishery due to their ecological and recreational importance. The lack of a strong boundary to the east suggests that any future development would need to be carefully managed to avoid undermining the green wedge's integrity.
- 7.14 Area C functions as a vital green lung and recreational space for residents of Groby and Anstey. It includes Groby Pool Open Space and the fisheries, which offer opportunities for walking, fishing, and nature appreciation. A well-signposted network of public footpaths connects the site to surrounding areas, although access from Newtown Linford Lane could be improved to enhance usability. The site's tranquil, enclosed character and proximity to Groby Pool, a Site of Special Scientific Interest and a designated Geosite within the Charnwood Forest Geopark, make it a valued amenity for both physical activity and quiet enjoyment. The Geopark highlights the area's geological significance, with Groby Pool's sediments revealing centuries of environmental change and human influence.
- 7.15 The 2024/25 Habitat Survey (LPR978) identifies the area as comprising a mosaic of habitats, including fishery ponds, mature trees, small coppice, and species-rich hedgerows. These features provide ecological corridors and support a wide range of protected species, including bats, birds, badgers, otters, water voles, reptiles, and Great Crested Newts. The arable fields may also be suitable for wintering birds. The site contributes to flood alleviation through its drainage ditches and field drains, and its ecological value is recognised in the

Leicestershire LNRS, which identifies this area as suitable for habitat enhancement and connectivity. The presence of historic assets, including the possible site of a medieval watermill and fishpond (Nere Mulnepol), further enhances the site's cultural and environmental significance.

Figure 35: Pathway through Groby Pool Nature Area



- 7.16 Assessment Area C was extended through the Site Allocations and Development Management Policies DPD to include Groby Pool Nature Area. This extension has been assessed alongside the wider green wedge and integrates well with the surrounding landscape. The area successfully fulfils all four functions of the green wedge, preventing coalescence, guiding development, acting as a green lung, and supporting green infrastructure. Given its ecological, recreational, and historical value, no boundary amendments are recommended for this assessment area.

Area D: Land adjacent to the A46

- 7.17 Assessment Area D plays a strategic role in preventing the coalescence of Groby and Glenfield. The A46 forms a strong physical and visual boundary between the two settlements, with the western side characterised by formal open space and the eastern side by agricultural land. While the A46 provides a clear separation, the perception of proximity between Groby and Glenfield is heightened by the openness of the landscape when either side of the road. The area continues to serve an important function in maintaining settlement distinction, particularly in light of recent development pressures from Glenfield Park and Optimus Point.
- 7.18 The area guides the development form of Groby by reinforcing the containment of built development to the west of the A46. The inclusion of Marina Drive Park and Castell Drive open spaces provides a well-defined suburban edge, while the agricultural land to the east of the A46 transitions into the rural fringe of Glenfield. The topography gently slopes towards Glenfield, offering expansive views across the landscape. This transitional character, combined with the presence of mature vegetation and hedgerows, helps to structure the settlement edge and maintain a clear development boundary.
- 7.19 Assessment Area D functions as a green lung for residents of Groby and Glenfield. The western portion includes well-used recreational facilities such as sports pitches, a BMX track, and landscaped gardens at Marina Drive Park. Public rights of way provide connectivity between the settlements and access to open space. The eastern side of the A46, while more agricultural in character, contributes to the area's green infrastructure by offering visual relief, ecological value, and potential for informal recreation. The screening vegetation along the A46 also plays a role in air quality management and noise buffering for nearby residential areas.
- 7.20 The habitat survey data for LPR134A, LPR134B, and LPR222 indicate that the area supports a mix of modified grassland, arable land, and hedgerows. While the majority of the habitat is of low distinctiveness, the presence of species-rich hedgerows and scattered trees provides ecological connectivity and potential habitat for protected species such as bats, birds, and badgers. The area contributes to the wider green infrastructure network and supports ecosystem services such as flood management, biodiversity corridors, and landscape buffering. The eastern portion, in particular, offers opportunities for habitat enhancement and strategic connectivity with the Leicestershire Local Nature Recovery Strategy.

Figure 36: Photograph taken from Marina Drive Park, Assessment Area B and the wider green wedge in Charnwood Borough Council can be viewed in the distance.



7.21 Assessment Area D was extended through the Site Allocations and Development Management Policies DPD to include Marina Park, which integrates well with the wider green wedge. The area continues to fulfil all four green wedge functions. However, the eastern side of the A46 presents a transitional landscape that may offer potential for managed growth. Any boundary amendment in this location should be carefully considered to ensure that development respects existing landscape features, maintains ecological connectivity, and preserves the strategic role of the green wedge. A flexible approach to land use planning could be explored east of the A46, provided that green infrastructure and settlement separation are retained.

Area E: Land south of Sacheverell Way

7.22 Assessment Area E plays a vital role in maintaining the separation between Groby, Glenfield, and Ratby. The area's open, agricultural character and expansive views contribute to a strong sense of spatial distinction between settlements. While Groby and Glenfield are

visible from parts of the site, the distance between them and the presence of intervening vegetation and infrastructure, such as the A46 and M1 help preserve their separate identities. The area also prevents development from breaching Sacheverell Way, which forms a strong, defensible edge to Groby and reinforces the settlement's development boundary.

- 7.23 The area guides the development form of Groby by maintaining a clear boundary along Sacheverell Way and preventing encroachment into the open countryside. The landscape is largely flat with a gentle slope towards Glenfield, creating an open aspect that would make any future development highly visible. While the area is framed by major infrastructure, including the A46 and M1, which provide a strong physical edge to the green wedge, the transitional character of the landscape offers potential for carefully managed change. Any boundary amendments, particularly around LPR146A, would need to be sensitively considered in light of the area's visual sensitivity and strategic role in settlement separation.

Figure 37: View from the edge of Area E displaying the hedgerow boundaries and coppice of trees present within the area



- 7.24 Although primarily agricultural, Area E functions as a green lung and informal recreational space for residents of Groby, Glenfield, and Ratby. A permissive footpath connects Sacheverell Way to Glenfield, and a public right of way links to Ratby via a pedestrian bridge over the M1. These routes were observed to be well used during the site visit and contribute to the area's amenity value. The open landscape, combined with the presence of historic features such as the dismantled Leicester to Swannington railway and ridge and furrow, enhances the area's cultural and recreational significance.
- 7.25 The 2024/25 Habitat Survey identifies LPR146A and LPR146B as comprising arable land with mixed scrub, broadleaved woodland, and species-rich hedgerows. These features form the principal ecological value of the site, supporting a range of protected species including bats, birds, badgers, and amphibians. The field boundaries are defined by hedgerows and ditches, which contribute to ecological connectivity and habitat diversity. The area's green infrastructure role is further reinforced by its contribution to air quality and noise buffering from the adjacent M1, and its inclusion within the Leicestershire Local Nature Recovery Strategy (LNRS) as a zone with potential for habitat enhancement and connectivity.
- 7.26 Assessment Area E continues to perform all four functions of the green wedge, preventing coalescence, guiding development, acting as a green lung, and providing a recreational resource. However, given the transitional character of the landscape and the presence of strong infrastructure boundaries, there may be scope to consider a partial boundary amendment around LPR146A. Any such change would need to be carefully assessed to ensure it does not compromise the area's strategic role in maintaining settlement identity and ecological function. The remainder of the area should be retained to preserve its openness, connectivity, and contribution to the wider green wedge network.

Area F: Land North of Sacheverell Way

- 7.27 Assessment Area F plays a strategic role in maintaining the separation between Groby and Ratby. The area lies within a relatively narrow portion of the green wedge, and its role in preventing coalescence is particularly important. The presence of Groby Cemetery, Cowpen Spinney, and Butlers Field reinforces the rural character of the area and provides a buffer between the built form of Groby and the open countryside.
- 7.28 The area guides the development form of Groby by reinforcing the containment of built development within Sacheverell Way. While the built form of Glenfield is visible from a small portion of the assessment area, particularly the tops of the Optimus Point warehouses, vegetation and topography provide significant screening, limiting visual intrusion. The

enclosed nature of the landscape, defined by mature trees, hedgerows, and fencing, reduces the visual impact of development and helps maintain the character of the green wedge. The private central field, although not publicly accessible, contributes to the sense of openness and containment.

Figure 38: Cowpen Spinney, Groby



- 7.29 Area F functions as a green lung and valued recreational space for the community. Groby Cemetery offers a formal, landscaped setting with seating and planting, while Cowpen Spinney and Butlers Field provide informal recreation and ecological interest. Public footpaths run along the eastern and western edges of the site, connecting through Cowpen Spinney and Butlers Field to form a well-used walking route. Although signage could be improved, these routes contribute to the area's amenity value and support physical and

mental wellbeing. The central field, while overgrown and inaccessible, may offer ecological benefits but currently limits public engagement.

- 7.30 The 2024/25 Habitat Survey (LPR30) identifies the private land within Area F as containing woodland, scrub, semi-improved grassland, and species-rich hedgerows. These features form a valuable habitat mosaic, supporting biodiversity and ecological connectivity. The periphery of the private land is marked by linear woodland and mature trees, which enhance the site's ecological function. Cowpen Spinney is protected under a Tree Preservation Order (TPO Ref: 0801/09/06), providing additional safeguards for its ecological and landscape value. The area contributes to the wider green infrastructure network and supports the objectives of the Leicestershire Local Nature Recovery Strategy (LNRS).
- 7.31 Assessment Area F continues to perform all four functions of the green wedge, preventing coalescence, guiding development, acting as a green lung, and providing a recreational resource. Given its strategic importance, recreational and ecological value, no boundary amendments are proposed for this area. The assessment area should be retained within the green wedge to ensure the continued delivery of its multifunctional benefits.

Area G: West of Ratby Road

- 7.32 Assessment Area G plays a vital role in maintaining the separation between Groby and Ratby. The area's open character, combined with its strong landscape structure and strategic location between settlements, reinforces the green wedge's function in preventing coalescence. The presence of Groby Brookvale School playing fields, Martinshaw Woods, and the Brookvale Wood planting area contributes to a clear spatial distinction. The area also helps to guide development form, particularly along Ratby Road, where the open landscape and educational uses provide a buffer to further urban expansion.
- 7.33 The area guides the development form of Groby by maintaining a clear edge to the settlement and reinforcing the containment of built development. The topography, which slopes down towards the school before rising again towards Ratby Road, creates a shallow valley that enhances views across the site and towards Martinshaw Woods. Built development is minimal and well-integrated, limited to a historic property, stables, and the 3G pitch associated with the school. The strong boundary definition provided by the M1, woodland, and existing built form ensures that the area retains its open, transitional character. The recent tree planting at Brookvale Wood, part of the National Forest's "Plant a

Tree” initiative, is actively reshaping the landscape into a maturing woodland, further strengthening the green wedge’s visual and ecological integrity.

- 7.34 Area G functions as a green lung and a highly valued recreational resource for the local community. The National Forest planting area, school playing fields, and walkways provide a mix of formal and informal recreation. Public rights of way connect Groby and Ratby to Martinshaw Woods, a Planted Ancient Woodland Site (PAWS) and Site of Local Nature Conservation Importance. Martinshaw Lodge, a Grade II Listed Building, adds historical interest and reinforces the area’s cultural value. The assessment area is an important gateway to the National Forest, and the transformation of Brookvale Wood into a growing woodland with public access and community planting events further enhances this identity.

Figure 39: Brookvale Wood and School Playing Fields



- 7.35 The area contributes significantly to the borough’s green infrastructure network. The National Forest planting at Brookvale Wood is creating a new, biodiverse woodland that links with Martinshaw Woods and the wider countryside. This evolving landscape supports biodiversity, offers opportunities for environmental education, and enhances access to nature. The

combination of open space, woodland edge, and structured planting aligns with the objectives of the Leicestershire Local Nature Recovery Strategy (LNRS), particularly in terms of habitat creation, connectivity, and community engagement.

- 7.36 Assessment Area G clearly fulfils all four functions of the green wedge: preventing coalescence; guiding development; acting as a green lung; and providing a recreational resource. Its strategic location, ecological value, and recreational importance reinforce its role as a gateway to the National Forest. The ongoing transformation of Brookvale Wood into a maturing woodland further strengthens the area's long-term contribution to landscape character and biodiversity. Given its sensitivity and multifunctional value, no boundary amendments are proposed for this assessment area.

Area H – Taverner Drive and north/south Station Road

- 7.37 Assessment Area H plays a vital role in maintaining the separation between Ratby and Kirby Muxloe. The proximity of both settlements is evident from multiple vantage points across the site, and the area's open character, combined with its green infrastructure and community uses, reinforces the spatial distinction. The Ivanhoe Line public right of way and cycle route, along with Rothley Brook and associated riparian vegetation, provide natural and functional buffers that help prevent coalescence. The area also guides the development form of the southern edge of Ratby, ensuring that urban expansion does not compromise the integrity of the green wedge.
- 7.38 The area guides development form by maintaining a clear transition between built-up areas and open countryside. While the M1 motorway and transmission pylons introduce visual infrastructure elements, built development within the area itself is minimal and largely related to land and access management. The presence of allotments, a community orchard, and informal open space contributes to a structured landscape that supports community use while preserving openness. The Ivanhoe Cycle Route and Rothley Brook corridor act as strategic green corridors, reinforcing the area's role in shaping development boundaries and maintaining landscape character.
- 7.39 Area H functions as a green lung and a well-used recreational resource for residents of Ratby and Kirby Muxloe. The mix of allotments, community orchard, informal grassland, and public open space supports physical activity, local food production, and community engagement. The Ivanhoe Trail and cycle route provide active travel connections between settlements, and the area's integration into the wider green corridor network enhances its accessibility and amenity value. Rothley Brook, designated as a parish-level site of

importance, adds ecological interest and contributes to the area's role in flood management, with parts of the site falling within Flood Zones 2 and 3.

Figure 40: View across Assessment Area H



- 7.40 The Green Infrastructure Strategy (2020) identifies Area H as part of the Rothley Brook Corridor Management Strategic Intervention Area and the Borough's Active Travel Network. The Ivanhoe Cycle Route, which runs through the site, is a key component of this network, offering sustainable transport options and enhancing connectivity between settlements. The Strategy also highlights the need to address gaps in the green corridor network, and Area H provides a critical link between built-up areas and the countryside. Its multifunctional role, supporting biodiversity, recreation, flood management, and community use and aligns with the objectives of the Leicestershire Local Nature Recovery Strategy (LNRS) and reinforces its strategic value within the green wedge.
- 7.41 Assessment Area H clearly fulfils all four functions of the green wedge: preventing coalescence; guiding development; acting as a green lung; and providing a recreational resource. Its proximity to urban edges, integration with strategic green corridors, and multifunctional land uses make it a vital component of the green wedge network. Given its

sensitivity and strategic importance, no boundary amendments are proposed for this assessment area.

Extensions to the green wedge

- 7.42 There are no proposed extensions to the Green Wedge as part of this review. The current extent of the Green Wedge already encompasses a broad and multifunctional landscape that effectively delivers its strategic objectives: preventing settlement coalescence, guiding development form, acting as a green lung, and providing a recreational resource. While opportunities for enhancement and connectivity exist within the wider landscape, particularly through initiatives such as the National Forest and the Borough's Active Travel Network, these can be achieved through management and investment within the existing boundary. The review has focused on ensuring the integrity and functionality of the designated area, and no additional land has been identified that would significantly improve the performance of the Green Wedge or justify an extension at this time.

8. Conclusion

8.1. The Rothley Brook Meadow Green Wedge Review 2025 has provided a comprehensive and evidence-led assessment of the green wedge's strategic role, landscape character, ecological value, and community function. The review confirms that the green wedge continues to perform strongly against the four core criteria established in the Leicester and Leicestershire Green Wedge Methodology:

- Preventing the merging of settlements
- Guiding development form
- Providing a green lung into urban areas
- Acting as a recreational resource

8.2 Across all eight assessment areas, the green wedge demonstrates a multifunctional landscape that supports spatial planning objectives, biodiversity enhancement, climate resilience, and public wellbeing. It remains a vital tool in shaping the form of development, maintaining settlement identity, and delivering accessible green infrastructure.

8.3 The review highlights the following key conclusions:

Settlement Separation

8.4 The green wedge continues to play a critical role in maintaining physical and perceptual separation between Groby, Ratby, Anstey, Glenfield, and Kirby Muxloe. This separation is reinforced by natural features, infrastructure corridors, and open landscapes that prevent coalescence and preserve the distinct identities of each settlement.

Development Form

8.5 The green wedge provides clear and defensible boundaries to urban growth, particularly along strategic corridors such as the A50, A46, and M1. It guides development away from sensitive landscapes and supports the integration of green space within the urban edge.

Green Infrastructure and Biodiversity

8.6 The green wedge contains a mosaic of habitats, including ancient woodland, riparian corridors, semi-natural grasslands, and newly planted woodland areas such as Brookvale

Wood. These features support ecological connectivity and contribute to the delivery of Biodiversity Net Gain (BNG) and the Local Nature Recovery Strategy (LNRS).

Recreation and Community Use

- 8.7 The green wedge offers a well-connected network of public rights of way, permissive paths, cycle routes, and informal open spaces. It accommodates a range of recreational assets, including parks, allotments, orchards, and school playing fields, which are actively used and valued by local communities.

Landscape Sensitivity and Visual Character

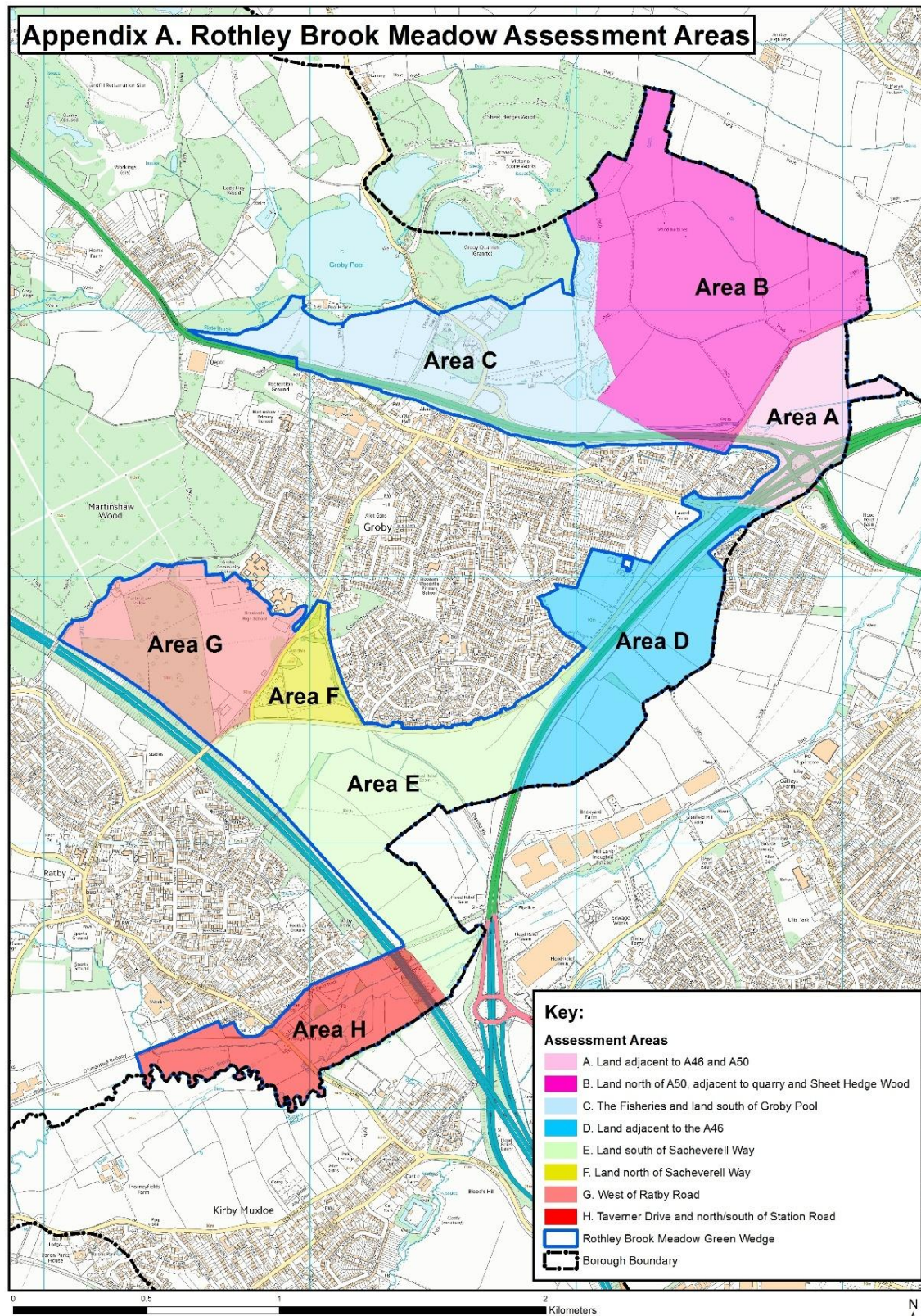
- 8.8 The green wedge includes areas of high landscape sensitivity, particularly where topography, vegetation, and visibility contribute to its openness and rural character. These areas require careful management to avoid erosion of landscape quality and strategic function.

Boundary amendments

- 8.9 This review has not identified any proposed extensions to the outer boundary of the Green Wedge. However, it has highlighted specific locations within the existing designation, namely parts of Areas B, D, and E for potential boundary refinement. These areas were assessed in detail and considered in relation to their landscape sensitivity, ecological value, and strategic function. In Area B, the northern portion was identified as less visually sensitive and more enclosed, suggesting potential for managed change. In Area D, the transitional nature of the landscape and proximity to infrastructure prompted consideration of limited release. Similarly, in Area E, the northern section was reviewed for its development potential due to its containment by strong physical boundaries and lower sensitivity compared to other parts of the green wedge.
- 8.10 This Review will form a key part of the evidence base for the emerging Local Plan (2024–2045). It provides a spatial framework for protecting and enhancing the Rothley Brook Meadow Green Wedge and will inform decisions on land use, development form, and green infrastructure delivery. The findings will be subject to public consultation as part of the Local Plan process, and the adopted green wedge boundary will remain in place until formally revised through the Plan.
- 8.11 In conclusion, the Rothley Brook Meadow Green Wedge remains a vital planning and environmental asset. Its continued protection and enhancement will be essential to

managing future growth, supporting nature recovery, and delivering high-quality places for people to live, work, and enjoy.

Appendix A: Assessment Areas



Appendix B: Planning Applications 1 October 2020 to 30 September 2025

Application number	Location	Proposal	Decision
22/00003/CT PO	Brookvale Cottages Ratby Road Groby Leicestershire	Common Ash - fell	Recommendation Only
23/00181/FU L	Ratby Co Op Band Room Taverner Drive Ratby Leicester Leicestershire LE6 0JG	Erection of a single storey rear extension and van port	Permitted
24/00064/CT PO	Cowpen Spinney Ratby Road Groby Leicestershire	Works to trees 38, 51, 117, 130 and G2,37, 46, 69, 102, 103, 107, 108, 118, 119, 123, 124, 145.	Recommendation Only
24/00069/CT PO	Street Record Sacheverell Way Groby Leicestershire	Works to trees see supporting documents	Recommendation Only

Appendix C: Assessment Area Pro-formas

Location: Area A – Land adjacent to A46 and A50

Site Identification	Description
Reference	Area A
Date of Visit	02/10/2025
Weather Conditions	Slightly overcast, dark

Physical Characteristics	Description
Land use description	Agricultural
Adjacent uses	Agricultural, Strategic Road Network, Residential (Groby & Anstey), Christmas Tree Farm
Topography	Slopes gently south towards the A46. Steep embankment up to the A46. Overall, fairly consistent.
Vegetation cover	Farmland, hedgerows, some trees
Landscape features	Medium height hedgerows. Some tree lines. More trees to the south adjacent to the A46. High voltage power lines are very prominent, although outside of Area A.
Access/paths	No public footpaths, can view the site from the public highway, sloping nature means highly visible from various vantage points
Water features	Field ditches along Anstey Lane/Groby Road. Watercourse runs

	along southern boundary
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Visual Assessment	Description
Views into area	<p>The site is generally open with low vegetation, allowing clear views from surrounding roads, footpaths, and adjacent properties.</p> <p>Boundary hedgerows and tree lines provide partial screening but do not fully enclose the site.</p>
Views out of area	<p>Offers expansive views across adjacent countryside and wider green wedge area.</p> <p>Distant tree belts and hedgerows frame the landscape, maintaining a rural character.</p> <p>Some built development is visible but softened by vegetation.</p>
Key vista/landscape sensitivity	<p>Contributes to key visual corridors within the Green Wedge.</p> <p>Moderate to high sensitivity due to its role in settlement separation and ecological connectivity.</p>
Visual intrusion	<p>Urban edge features and nearby buildings introduce minor visual intrusion.</p> <p>Minimal built development within this assessment area.</p>

Functional Assessment	Description
Agricultural Value	Medium, likely used for seasonal cropping, contributing to local agricultural productivity. Evidence suggests the land is actively

	managed and may have been harvested recently.
Ecological Value	Strong ecological connectivity via tributaries to Rothley Brook and adjacent green infrastructure.
Recreation/Public Access	No formal facilities
Contribution to settlement separation	Strong, maintains visual and physical separation between settlements. Reinforces strategic landscape function within the Green Wedge.

Location: Area B – North of A50, adjacent to quarry and Sheet Hedge Wood

Site Identification	Description
Reference	Area B
Date of Visit	02/10/2025
Weather Conditions	Slightly overcast, dull morning

Physical Characteristics	Description
Land use description	Primarily agricultural. Renewable energy installations – 2 wind turbines.
Adjacent uses	Primarily agricultural, residential (Groby and Ratby) and Strategic Road Network
Topography	Slopes down north to south towards area A. Wind turbines are prominent on high point but not invasive. Some lower garage,

	east west through site.
Vegetation cover	Farmland, dominated by crop planting, hedgerows, some narrow strips of grass along hedgerows, some mature trees in field boundaries.
Landscape features	The site is relatively flat and open, arable in nature. Field boundaries are defined by hedgerows, or tree lines, which may serve as ecological corridors.
Access/paths	There are a number of public footpaths through this site, connecting Groby and Anstey, these are well signposted and look well used. Tractor tracks are also present for crop management.
Water features	No prominent water features present. There are drainage ditches or field drains present to manage water runoff.

Visual Assessment	Description
Views into area	There is an openness to this area, this is partially due to the topography. Hedgerows and tree lines partially screen the area from Anstey Lane at certain angles, especially along field boundaries. Visibility is likely seasonally variable, more open in winter and early spring before crops mature.
Views out of area	From within the assessment area, views extend across the surrounding countryside, with distant tree belts, hedgerows, and the rooftops of Anstey visible. It is also possible to view vehicle movements on the A50.
Key vista/landscape	The area contributes to the Green Wedge function, maintaining

sensitivity	<p>separation between settlements and preserving rural character.</p> <p>Key vistas include views toward Groby, including Martinshaw Woods.</p>
Visual intrusion	<p>Currently, low visual intrusion due to the naturalistic and agricultural land use.</p> <p>Minimal built development within this assessment area.</p>

Functional Assessment	Description
Agricultural Value	<p>The area appears to be in active arable use, likely planted with winter wheat or a similar cereal crop.</p> <p>This suggests moderate to high agricultural value, particularly for food production.</p> <p>Soil quality and drainage seem suitable for cropping, and the field layout supports mechanised farming.</p>
Ecological Value	<p>Hedgerows and tree lines may support birds, small mammals, and invertebrates.</p> <p>Proximity to Rothley Brook could enhance ecological connectivity, especially if riparian habitats are present.</p>
Recreation/Public Access	<p>The area is well-served by a network of public footpaths, which appear to be frequently used based on visible wear during the site visit.</p> <p>These paths provide important pedestrian connectivity between Groby and Anstey, supporting recreational walking.</p> <p>The footpaths offer views across open farmland, contributing to</p>

	<p>the area's amenity value and rural character.</p> <p>While the land itself is in agricultural use, the public rights of way ensure that the area remains accessible and valued by the community.</p>
Contribution to settlement separation	<p>Area B provides a clear and open buffer between Groby and Anstey. Groby does feel some distance away and is shielded by strong vegetation lines buffering the settlement from the A50. The area is undeveloped, with an agricultural character and well-used footpaths, this reinforces the sense of separation and rural identity, making it a key part of the Green Wedge.</p>

Location: Area C – The Fisheries

Site Identification	Description
Reference	Area C
Date of Visit	02/10/2025
Weather Conditions	Slightly overcast, sky brightening

Physical Characteristics	Description
Land use description	Open countryside with fishery/ponds present to the south of the area. Groby Pool Open Space is also located within this area, including its associated car park. Agricultural activity is evident to the east, with cropped fields and machinery tracks.
Adjacent uses	Farming is present to the east, and Groby Pool lies adjacent, contributing to the area's recreational and ecological value. The A50 is also adjacent.
Topography	The central area appears relatively flat, but the eastern portion rises gently, likely influenced by water management features. The telecoms mast is visible in the distance, confirming elevated terrain.
Vegetation cover	The site is well vegetated with mature hedgerows and tall trees, particularly along boundaries and footpaths. This contributes to a strong sense of enclosure..

Landscape features	The enclosed nature is reinforced by dense vegetation and subtle topographical changes. Wind turbines are visible from Area B, adding a modern element to the rural landscape.
Access/paths	Multiple public footpaths are clearly signposted and well-trodden, linking Groby and Anstey. Tractor tracks are visible, indicating active land management. Various footpaths around Groby Pool Open Space
Water features	While no large water bodies are present within the site, there is the presence of the ponds, drainage ditches and field drains are visible, supporting water runoff management.

Visual Assessment	Description
Views into area	Dense vegetation and hedgerows limit visibility into the site from surrounding areas.
Views out of area	Elevated views towards Groby are possible, with Groby situated higher than Area C. Some open vistas are available from footpaths and field edges.
Key vista/landscape sensitivity	The site's enclosed character reduces the number of expansive vistas. Sensitivity may be higher near Groby Pool and the fisheries due to recreational and ecological value.
Visual intrusion	The A50 borders the site and is elevated, contributing to visual intrusion. Other intrusions are minimal and mostly related to the fishery infrastructure and access tracks.

Functional Assessment	Description
Agricultural Value	The eastern portion of the site is actively farmed, with visible crop rows and machinery access, indicating moderate agricultural productivity.
Ecological Value	The mature vegetation, hedgerows, and water management features suggest potential ecological interest, particularly for wildlife corridors and habitat diversity.
Recreation/Public Access	<p>Groby Pool offers public open space for walking and nature appreciation.</p> <p>The fisheries are used for recreational angling.</p> <p>Public rights of way provide good connectivity and access through the site.</p>
Contribution to settlement separation	The site plays a key role in maintaining separation between Groby and Anstey, preserving the rural character and preventing urban coalescence.

Location: Area D – Land adjacent to A46

Site Identification	
Reference	Area D
Date of Visit	02/10/2025
Weather Conditions	Some clouds, sky brightening

Physical Characteristics	
Land use description	The section closest to Groby is used for formal recreation, including a well-maintained park with sports and recreation facilities. East of the A46, the land is actively farmed, with visible ploughed fields and machinery on site whilst on visit.
Adjacent uses	The site is bordered by residential development on the Groby side and agricultural land on the Glenfield side. Industrial buildings are visible in the distance from elevated viewpoints.
Topography	The site is generally flat but slopes gently downwards towards Glenfield. Elevated areas offer expansive views over Groby and Glenfield, with some undulation across the fields.
Vegetation cover	Tall trees and dense shrubs line both sides of the A46, providing effective screening. Field boundaries are marked by hedgerows and scattered trees. Scrub vegetation is present adjacent to Sacheverell Way.

Landscape features	<p>Grobby Side: Open views over Groby, with residential boundaries defined by high hedgerows and occasional trees.</p> <p>Glenfield Side: Mature trees and tall hedgerows dominate, with views of industrial structures and large pylons over Glenfield.</p>
Access/paths	Public access is facilitated via formal footpaths, including a pedestrian bridge over the A46. The Groby side includes a car park and well-defined paths through the recreation space.
Water features	Field drainage ditches are present, supporting agricultural water management. No prominent water bodies are visible.

Visual Assessment	
Views into area	Visibility varies by location. From Stamford Drive, there are open views across the park and the wider green wedge. Vegetation limits views from other directions.
Views out of area	From Marina Drive Park, views extend towards Anstey. Dense planting along Sacheverell Way restricts eastward views. Strong vegetation along the A46 visually separates Groby and Glenfield.
Key vista/landscape sensitivity	The view from Marina Drive Park towards Anstey is a key vista, contributing to the area's landscape sensitivity and visual character.
Visual intrusion	Industrial buildings and large pylons visible from the Glenfield side introduce visual intrusion. The A46 itself is a dominant infrastructure feature, though well-screened in places.

Functional Assessment	
Agricultural Value	The eastern portion of the site (beyond the A46) is actively farmed, with visible crop management and field infrastructure.
Ecological Value	The site supports ecological connectivity through hedgerows, mature trees, and scrub areas. The green wedge and drainage ditches may provide habitat corridors.
Recreation/Public Access	<p>Marina Drive Park offers multifunctional recreational space, including Football pitches; BMX track; Formal rose garden; Play areas for children and young people; Walkways and seating areas.</p> <p>Public rights of way cross the A46 via a pedestrian bridge, linking Groby and Glenfield.</p>
Contribution to settlement separation	The site plays a role in maintaining separation between Groby and Glenfield. The strong vegetation lines however reinforce the spatial distinction between the two.

Location: Area E – South of Sacheverell Way

Site Identification	
Reference	Area E
Date of Visit	02/10/2025
Weather Conditions	Some clouds, sky brightening

Physical Characteristics	
Land use description	The site is primarily agricultural, with active crop cultivation visible in several areas. Some sections are used as horse paddocks, with fencing and grazing evident.
Adjacent uses	The site is bordered by agricultural land and residential development. Major infrastructure features include the M1 and A46, which define the area's edges and influence its character.
Topography	The land is largely flat with a gentle slope from the northwest to the southeast, descending towards Glenfield. This subtle gradient is visible in the field layout and drainage patterns.
Vegetation cover	Vegetation includes low hedgerows along field boundaries, mature hedgerows in some sections, and a mature tree coppice towards the centre. Dense tree cover along Sacheverell Way provides effective screening from adjacent development.
Landscape features	The area has a semi-enclosed feel due to boundary vegetation and infrastructure. Tree coppice and hedgerows contribute to a patchwork landscape. Industrial buildings and pylons are visible

	from elevated points, particularly towards Glenfield.
Access/paths	A permissive footpath connects Sacheverell Way to Glenfield, offering informal access. A public right of way links to Ratby and includes a pedestrian bridge over the M1, enhancing connectivity across the site.□
Water features	Field drainage ditches are present throughout the site, supporting agricultural water management. No prominent water bodies are visible.

Visual Assessment	
Views into area	Vegetation along Sacheverell Way screens much of the site, limiting views in. Glimpses into the area are possible from the A46, particularly where vegetation is less dense.
Views out of area	Views towards Glenfield reveal rooftops of industrial units and infrastructure. Groby is relatively well screened due to strong vegetation along Sacheverell Way.
Key vista/landscape sensitivity	While no formal key vistas are identified, the permissive path offers intermittent views across the agricultural landscape. Sensitivity may be higher near residential boundaries and ecological corridors.
Visual intrusion	Industrial buildings and large pylons visible from the Glenfield side introduce visual intrusion. The M1 and A46 also contribute to the area's infrastructure-dominated edges.

Functional Assessment	
Agricultural Value	The site is actively farmed, with visible crop rows, machinery access, and field infrastructure. There is a section which appeared to be more scrubland and left to naturalise.
Ecological Value	Hedgerows, tree coppice, and drainage ditches provide habitat connectivity and potential ecological interest. The site may support farmland species and corridor functions.
Recreation/Public Access	<p>A permissive path connects to Glenfield, offering informal walking routes on an all-weather surface.</p> <p>A public right of way links to Ratby and includes a pedestrian bridge over the M1, enhancing accessibility and movement across the site.</p>
Contribution to settlement separation	The site plays a role in maintaining separation between Groby, Glenfield, and Ratby. Vegetation and infrastructure reinforce this spatial distinction however, preserving the rural character between settlements.

Location: Area F – North of Sacheverell Way

Site Identification	
Reference	Area F
Date of Visit	02/10/2025
Weather Conditions	Some clouds, sky brightening

Physical Characteristics	
Land use description	The area comprises a mix of public open space, natural green areas, a cemetery, and well-used public walkways (including Cowpen Spinney). A central field provides a green space, however not publicly accessible. The entire area is well screened by mature vegetation.
Adjacent uses	The site is bordered by Groby Brookvale School, residential development, and agricultural land. These uses are generally well separated by vegetation and fencing.
Topography	The land is predominantly flat, with some gentle localised slopes, particularly around the cemetery and Cowpen Spinney. These subtle changes in elevation contribute to the area's enclosed and tranquil character.
Vegetation cover	Vegetation is a defining feature of the site. High hedgerows and fencing line the boundaries, while mature trees dominate Cowpen Spinney, creating a woodland feel. The cemetery is surrounded by well-maintained planting, and Butlers Field is

	enclosed by natural vegetation.
Landscape features	<p>Cowpen Spinney: Characterised by tall trees and dense canopy, offering a shaded, woodland experience along the residential edge.</p> <p>Grobby Cemetery: A peaceful, well-maintained space with formal landscaping and seating areas.</p> <p>Butlers Field: A natural open space, enclosed by vegetation, offering informal recreation and habitat value.</p>
Access/paths	<p>The area is highly accessible:</p> <p>Public footpaths run alongside the cemetery and through Cowpen Spinney.</p> <p>Butlers Field is open and accessible for informal recreation.</p> <p>The cemetery is publicly accessible and includes formal paths and seating.</p>
Water features	A brook runs alongside Cowpen Spinney, adding ecological and visual interest. It supports riparian vegetation and contributes to the site's tranquil character.

Visual Assessment	
Views into area	The site is well screened from surrounding roads and development, particularly along Sacheverell Way and Cowpen Spinney. Vegetation limits direct views into the green wedge.
Views out of area	Views out are similarly restricted due to tall trees and hedgerows. Butlers Field, in particular, feels enclosed and inward facing,

	reinforcing the sense of separation.
Key vista/landscape sensitivity	Cowpen Spinney is a key landscape feature, offering a woodland experience and serving as an important recreational route. Its mature trees and shaded paths contribute to the area's sensitivity and character.
Visual intrusion	Minimal. Some built development is visible near the cemetery, but it is low-scale and well-integrated into the landscape.

Functional Assessment	
Agricultural Value	The area does not appear to be actively farmed and functions primarily as public and natural open space.
Ecological Value	<p>High ecological value due to:</p> <p>The brook running through Cowpen Spinney</p> <p>Tall mature trees and hedgerows</p> <p>Natural open space in Butlers Field. These features support biodiversity and habitat connectivity.</p>
Recreation/Public Access	<p>Extensive public access via rights of way and informal paths</p> <p>Cowpen Spinney is a well-used walkway with a woodland feel</p> <p>Grobby Cemetery provides formal public space Butlers Field offers informal recreation and nature appreciation</p>
Contribution to settlement separation	While the area contributes to separation, it feels more like a distinct green space within Groby due to its enclosed nature and integration with surrounding residential areas.

Location: Area G – West of Ratby Road

Site Identification	
Reference	Area G
Date of Visit	02/10/2025
Weather Conditions	Some clouds, sky brightening

Physical Characteristics	
Land use description	The area comprises school playing fields and a parkland-style landscape with young tree planting as part of the National Forest initiative. The space could be used for both educational and recreational use, with a mix of open grassland and structured planting.
Adjacent uses	The site is bordered by Groby Brookvale School, Martinshaw Woods (ancient woodland), the M1 motorway, residential development, Groby Cemetery, and horse paddocks. These uses are generally well separated by vegetation and fencing.
Topography	The terrain is varied, sloping down northeast towards the school before rising again towards Ratby Road. This creates a shallow valley effect, enhancing views across the site. Low-level pylons run through parts of the area but do not dominate the landscape.
Vegetation cover	Vegetation includes: Young tree saplings planted in structured rows

	<p>Open grassland areas</p> <p>Hedgerows along boundaries</p> <p>Mature trees and ancient woodland bordering the site, particularly Martinshaw Woods</p>
Landscape features	<p>The area has a parkland character, with openness punctuated by tree planting. The ancient woodland of Martinshaw Woods forms a dominant feature on the horizon, contributing to the area's visual and ecological value.</p>
Access/paths	<p>A network of walkways surrounds the National Forest planting area, offering circular walking routes.</p> <p>These paths connect into Martinshaw Woods, enhancing recreational access.</p> <p>A public footpath crosses the M1 from Ratby, providing strategic connectivity between settlements.</p>
Water features	<p>No visible water bodies were observed, though field drainage ditches may be present to manage runoff.</p>

Visual Assessment	
Views into area	<p>The site is well screened from surrounding roads and Martinshaw Woods. Visibility from the school grounds is clearer, though this is not a public vantage point. Vegetation along the M1 provides effective screening from the motorway.</p>
Views out of area	<p>Martinshaw Woods is a prominent feature on the horizon due to the site's topography.</p> <p>Views across the school playing fields towards Woodbank Road</p>

	<p>in Groby are also notable.</p> <p>Views to the southwest are limited by high vegetation screening.</p>
Key vista/landscape sensitivity	<p>The view across the valley towards Martinshaw Woods is a key vista, contributing to the landscape's sensitivity and character. The combination of open space and woodland edge creates a visually appealing and ecologically valuable setting.</p>
Visual intrusion	<p>Minimal. A historic property, stables, and the 3G pitch on the school playing fields are visible but do not detract significantly from the landscape.</p>

Functional Assessment	
Agricultural Value	<p>The site does not appear to be actively farmed. Its use is more aligned with parkland and educational/recreational functions, particularly with recent tree planting.</p>
Ecological Value	<p>The site supports ecological value through:</p> <p>Young tree planting</p> <p>Grassland areas</p> <p>Proximity to ancient woodland (Martinshaw Woods)</p> <p>These features enhance biodiversity and habitat connectivity.</p>
Recreation/Public Access	<p>Multiple walkways within the site support informal recreation.</p> <p>The school playing fields are available for community use outside of school hours.</p> <p>Public footpaths provide strategic links between Groby, Ratby, and Martinshaw Woods.</p>

Contribution to settlement separation	<p>The site plays a significant role in maintaining separation between Groby and Ratby. Its open character, vegetation, and connectivity to woodland reinforce the green wedge function.</p>
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Location: Area H – Taverner Drive and north/south of Station Road

Site Identification	
Reference	Area H
Date of Visit	02/10/2025
Weather Conditions	Some clouds, sky brightening

Physical Characteristics	
Land use description	<p>The area includes a diverse mix of uses:</p> <ul style="list-style-type: none">• Allotments with active cultivation• A community orchard with young fruit trees• Public open space with grassland and informal recreation areas• The Ivanhoe Line public right of way• Agricultural field used for grazing or grassland management
Adjacent uses	<p>The site is bordered by the M1 motorway, residential development, and agricultural land. These uses are generally well separated by hedgerows and vegetation.</p>
Topography	<p>The land is relatively flat, with gentle undulations visible in the grassland areas. The stream corridor adds subtle variation to the terrain.</p>

Vegetation cover	<p>Vegetation includes:</p> <p>Grassland across open areas</p> <p>Hedgerows along field boundaries and footpaths</p> <p>Mature and tall trees, particularly along the stream and site edges</p> <p>Orchard planting with young fruit trees</p>
Landscape features	<p>Major pylons run through the site, introducing a vertical infrastructure element.</p> <p>The site offers a variety of enclosed and open spaces, supporting different recreational and community uses.</p> <p>Crossing the brook into the southern grassland area gives a more rural feel, contrasting with the structured spaces to the north.</p>
Access/paths	<p>Public footpaths run through the site, including the Ivanhoe Line route.</p> <p>The community orchard is openly accessible.</p> <p>Paths connect Ratby and Kirby Muxloe, enhancing settlement connectivity.</p>
Water features	<p>Rothley Brook runs through the site, providing ecological and visual interest. It supports riparian vegetation and contributes to the site's tranquil character.</p>

Visual Assessment	
Views into area	The site is well screened by hedgerows and vegetation,

	particularly along Ratby Lane. The varied land uses also help break up sightlines.
Views out of area	The M1 is elevated in this section and is a dominant visual feature. Views out are limited due to vegetation and infrastructure.
Key vista/landscape sensitivity	<p>The southern part of the site, beyond Ratby Road, has a more rural character and landscape sensitivity.</p> <p>The northern section offers recreational value with open spaces, walkways, and community planting.</p>
Visual intrusion	The M1 and major pylons are the primary sources of visual intrusion. These features contrast with the otherwise green and community-focused landscape.

Functional Assessment	
Agricultural Value	The southern portion of the site retains agricultural value, with grazing and grassland management evident. The northern section is more recreational and community oriented.
Ecological Value	<p>The site supports ecological interest through:</p> <ul style="list-style-type: none"> • Hedgerows and mature trees • The Rothley Brook stream corridor • Orchard planting and grassland habitats
Recreation/Public Access	<p>Multiple walkways support informal recreation and connectivity.</p> <p>The community orchard and allotments promote local food</p>

	<p>production and engagement.</p> <p>The site connects Ratby and Kirby Muxloe via public rights of way.</p>
Contribution to settlement separation	<p>The site plays a key role in maintaining separation between Ratby and Kirby Muxloe. Its open character, vegetation, and community use reinforce the green wedge function.</p>

Appendix D: Glossary

Amenity Value: The contribution of a landscape or open space to the quality of life of residents, including visual appeal, recreational use, and opportunities for relaxation and enjoyment.

Ancient Woodland / PAWS (Planted Ancient Woodland Site): Woodland that has existed continuously since at least 1600 AD. PAWS are ancient woodland sites that have been replanted with non-native species but retain ecological and historical significance.

Archaeological Sites: Archaeological remains are important resources often containing valuable information about the past. They are part of the areas heritage and are of great historic value.

Areas that Could Become of particular importance for biodiversity: Designated zones identified in the Leicestershire Local Nature Recovery Strategy (LNRS) where habitat enhancement and creation should be prioritised to support biodiversity and ecological networks.

Biodiversity Net Gain (BNG): A planning approach that ensures development leaves biodiversity in a better state than before. It requires measurable improvements to habitats and ecological value.

Coalescence: The merging or coming together of separate towns or villages to form a single entity.

Development Plan Document: Spatial planning documents that are subject to independent examination and form the Development Plan for a local authority area. They can include a Core Strategy, Site Specific Allocations of land, and other Development Plan Documents, such as generic development control policies. They will all be shown geographically on an adopted Proposals Map. Individual Development Plan Documents or parts of a document can be reviewed independently from other Development Plan Documents.

Green Infrastructure (GI): A network of natural and semi-natural spaces that provide environmental, social, and economic benefits. This includes parks, woodlands, rivers, hedgerows, and footpaths.

Green Lung: An area of open space or vegetation that contributes to air quality, climate regulation, and public health by providing breathing space within or near urban areas.

Habitat Distinctiveness: A measure of the ecological value of a habitat based on its rarity, species richness, and ability to support biodiversity.

Historic Landscape Characterisation: Framework to aid our understanding of the landscape as a whole and provide us with an important tool that will contribute to the decision making process especially where issues affecting the landscape, both rural and urban are to be considered. Produced by Leicestershire County Council.

Intervisibility: It is possible to see one settlement from the edge of the other.

Intravisibility: It is possible to see more than one settlement from anyone point in the green wedge.

Landscape Sensitivity: The degree to which a landscape can accommodate change without significant adverse effects on its character, visual quality, or ecological function.

Local Nature Recovery Strategy (LNRS): A county-level strategy that identifies priorities for nature recovery, habitat creation, and ecological connectivity across Leicestershire.

Local Plan: The Local Plan is the key document which helps develop the borough of Hinckley & Bosworth, over a 20 year period. It sets out the vision and framework to achieve development, addressing the needs and opportunities of the area. It also guides decisions on planning applications.

Local Wildlife Site (LWS): Non-statutory sites designated for their local ecological importance. These sites support priority habitats and species and contribute to biodiversity conservation.

National Forest: A major environmental initiative covering parts of Leicestershire, Derbyshire, and Staffordshire, aimed at creating a new forested landscape through tree planting, habitat creation, and community engagement.

Priority Habitat: Habitats identified as being of principal importance for biodiversity conservation under Section 41 of the Natural Environment and Rural Communities (NERC) Act 2006.

Riparian Zone: The interface between land and a river or stream, often supporting unique vegetation and playing a key role in water management and biodiversity.

Rothley Brook Corridor: A strategic green corridor identified in the Green Infrastructure Strategy, supporting flood management, biodiversity, and recreational access.

Settlement Separation: The maintenance of distinct boundaries between neighbouring towns or villages to preserve their individual identities and prevent urban sprawl.

Sites and Monument Record (SMR): Detailed records of the known archaeological investigations (sites or events), remains (monuments), find spots, buried deposits, and areas of archaeological potential of various kinds.

Remote Access: The site provides a valuable, visual green space resource to the community along a number of distinct sightlines and at a distance.

Settlement Boundary: Marks the extent of the built up area and the countryside beyond. They are used to prevent the unregulated encroachment of development into the countryside. A settlement boundary is sometimes also known as a village envelope.

Sites of Special Scientific Interest (SSSI): Sites of Special Scientific Interest (SSSI) are protected by the Statute under the Wildlife and Countryside Act 1981 (as amended) and usually managed by Natural England. Their designation provides protection to features of regional/national biodiversity. There are seven Sites of Special Scientific Interest (SSSI) within the Borough

Site Specific Allocations: Allocations of areas of land for specific purposes (e.g. housing, green wedge or employment land) or for mixed uses or development to be contained in the Local Plan.

Sustainable Urban Drainage System (SUDs): Sustainable Urban Drainage System is a sequence of management practices and control structures designed to drain surface water in a more sustainable fashion than some conventional techniques

Tree Preservation Order (TPO): A legal protection placed on trees or woodlands to prevent unauthorised felling, lopping, or damage due to their landscape, ecological, or historical value.