

Harborough District Council

Settlement Profile: South Kilworth



May 2015

General Introduction

This settlement profile has been prepared as part of the evidence base for the preparation of the new Local Plan. The new Local Plan, which will cover the period 2011 – 2031, will review and replace existing Core Strategy policies.

New evidence in the [Strategic Housing Market Assessment](#) (2014) shows that the number of new homes needed annually across the District to 2031 is substantially higher than the figure set out in the Core Strategy. The new Local Plan will set out a strategy to meet these higher housing numbers, whilst ensuring that sustainable economic development is supported, infrastructure is delivered, local communities are protected, environmental capacity is respected, the quality of the built environment and heritage assets are protected and the level of development is not disproportionate to the size of the settlement and the level of services.

This profile seeks to summarise currently available evidence in relation to the settlement which, along with other evidence, will be used in determining the appropriate amount of development to be directed to the settlement to 2031. The profile does not seek to set out future policy as this will be done through the new Local Plan and any reference to Core Strategy policies is to provide context only.

Section D of the profile sets out the findings of the Strategic Housing Land Availability Assessment (SHLAA) for the settlement. It should be noted that the sites shown are not allocations and their inclusion in no way implies that planning permission for housing will be granted. Information in the SHLAA regarding potential sites will be part of a range of evidence used in deciding the appropriate scale of housing development for the settlement.

It is important to note that the profile only provides a snapshot of the evidence available for the settlement at a point in time. Every effort will be made to incorporate new evidence as it becomes available.

The settlement profile is split into the following sections:

- Introduction
- A) Transport and Communications
- B) Local Services and Facilities
- C) Natural Environment
- D) Built Environment
- E) Local Employment and Economic Activity
- Emerging Findings
- Appendix 1 (Maps)

South Kilworth Profile

Introduction

General Location: Located on the southern edge of the District, South Kilworth sits on the Leicestershire's border with Northamptonshire. It is 6 miles south east of Lutterworth, 9 miles west of Market Harborough and 11 miles north east of Rugby. The parishes of North Kilworth, Misterton with Walcote and Westrill and Starmore adjoin South Kilworth.

The village stands within a mile of the river Avon and boasts a 400 year old pub (The White Hart) and an award winning butchers. There are 2 scheduled monuments on the edge of the village; one the site of a prehistoric settlement and the other a moated site with an extensive system of fishponds dating from the medieval period. These historic assets lie on the stream running south of the village which feeds Stanford Reservoir 0.5km away. This is a drinking water reservoir and lies on the Leicestershire/Northamptonshire border.

As well as the main village, centred on the Church of St Nicholas and the Rectory, there is an area of residential development on North Road leading to North Kilworth. This area of approximately 30 detached dwellings is not connected to the main village but is within 0.2km of it.

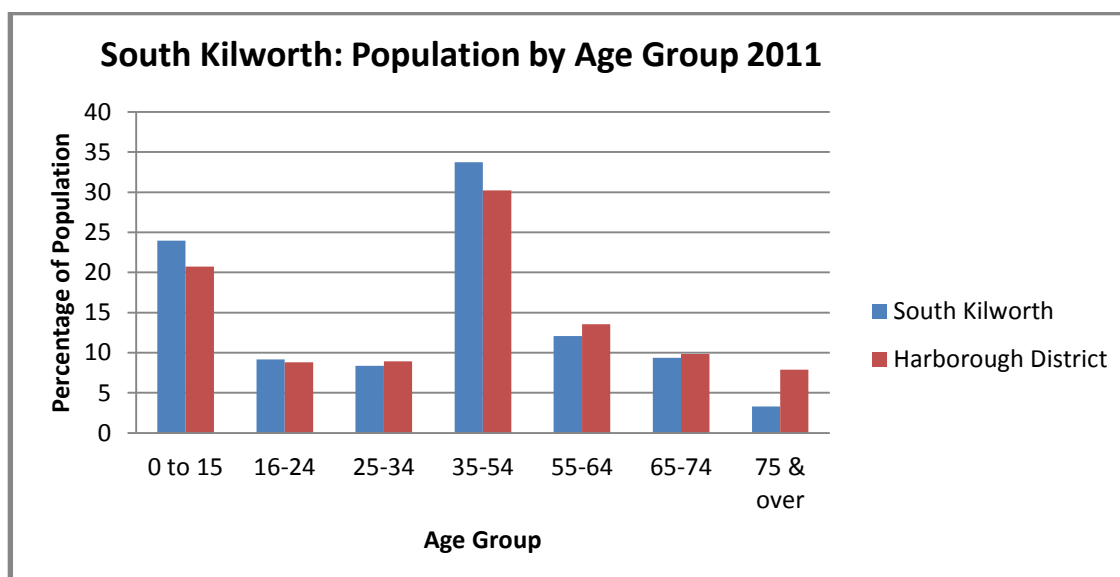
South Kilworth is identified as a Selected Rural Village in the Core Strategy for the District and, as such, is outlined as a settlement that would potentially benefit from the support of limited development such as rural housing. It is therefore important to understand the function, key characteristics, role, form, issues, problems and ultimately sustainability of the settlement, in order to determine the appropriate level of development to be directed towards the settlement and to understand the local community's aspirations for their village.



Key Statistics for South Kilworth Parish (Census 2011):

- Population of 513 (increase of 83 or 19% since 2001 compared to an increase of 11.5% across the District over same period);
- 24% of population is in 0–15 age group whilst 13% of population is 65 or over;
- Number of dwellings is 200, an increase of 6% since 2001;
- Number of households is 193 (increase of 12% since 2001);
- 64% of households have 2 or more cars/vans whilst 8% of households have no car/van;
- 65% of dwellings are detached (compared to 48% detached across the District);
- 76% of dwellings are owner occupied, 7% are social rented/shared ownership and 16% are private rented;
- Less than 1% of the population is in bad or very bad health;
- Long term health problems and/or disability: 2.5% of the population say day to day activities are limited a lot and a further 6.2% said day to day activities are limited a little;
- 1.6% of the population is black and minority ethnic (BME); and
- 71% of the population is Christian and less than 1% is other religions (including Buddhist, Hindu, Jewish, Muslim and Sikh).

Age Structure: The age structure of the population compared to the District is set out below. The distribution of South Kilworth’s population shows a greater proportion of those aged 0 – 15 and 35 – 54. The representation in the 16-24 and the 25-34 age groups is also close to the District levels unlike some of the villages. Overall South Kilworth’s population has a relatively young age profile, with lower percentages in the 55 and over age groups when compared to the District.



Source: ONS Census 2011

South Kilworth Parish Council

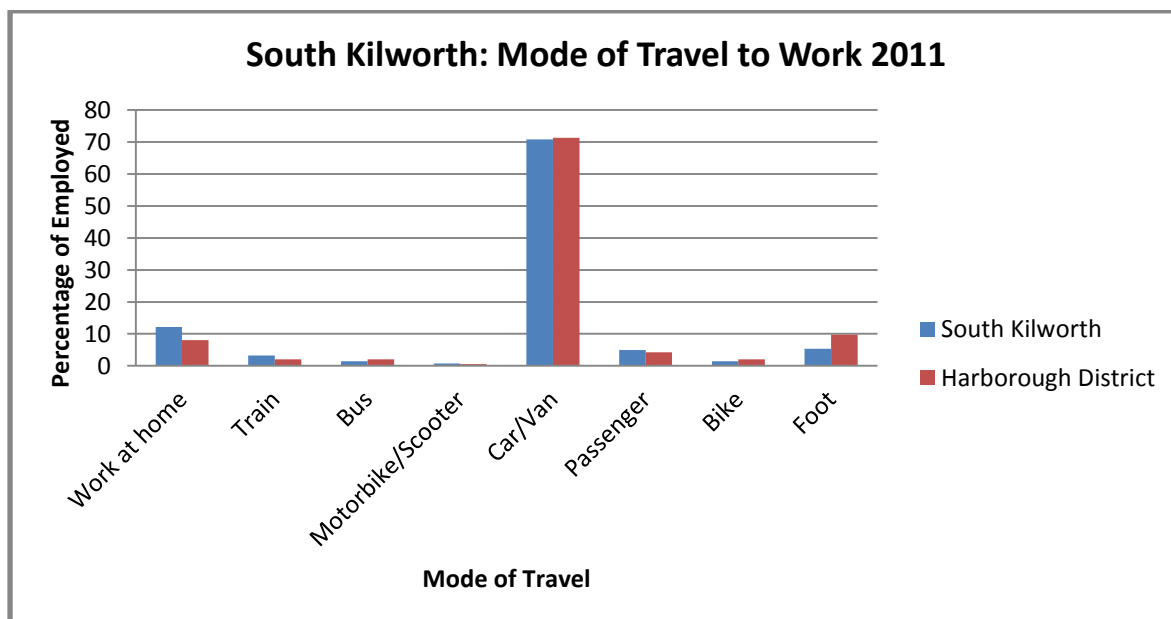
- There are 5 seats on the Parish Council at present and all are filled. Elections are due in 2015. Meetings are held monthly.
- Eight Parishes are involved in the CIC (Windfarm) Sub-committee. One representative from the Parish attends this meeting once every two months

For more information see: <http://southkilworth.leicestershireparishcouncils.org/>
<http://www.leicestershirevillages.com/southkilworth/>

Next sections consider South Kilworth's:

A) Transport and Communications

- **Transport**
 - Rail: Nearest railway stations are Rugby (9 miles) and Market Harborough (10 miles);
 - Bus services/frequency:
 - Arriva service 58: Market Harborough – Lubenham – Theddingworth – Husbands Bosworth – North Kilworth – South Kilworth – Walcote – Lutterworth. Operates Monday – Saturday 7am – 6pm, 6 per day (No night, Sunday or Bank Holiday Service. Bus stops at opp/adj Leys Crescent and opp/adj Post Box. See route at <http://www.arrivabus.co.uk/globalassets/documents/floating-pages/hinckleybus/from-23-august-2014/hinckley-8-58-qp-map-23aug2014.pdf>
 - Travel to work: 71% of people use a car or van to get to work with another 5% as passengers. 12% work from home at present, higher than the District figure, and 5% walk to work reflecting the limited employment opportunities.



Source: ONS Census 2011

- Road connections: Access to the A14 (4 miles), M6 (4 miles), M1 (4 miles), A4304 (2 miles), A5 (7 miles);
 - South Kilworth is covered by the Lutterworth Community Transport initiative which can provide transport for shopping, visiting friends & relatives, social activities and health appointments for the elderly, the mobility impaired/disabled, the rurally isolated and those that find it difficult to use public transport.
 - **Broadband connectivity/coverage:** Broadband speeds are variable at present. As part of the Superfast Leicestershire scheme, South Kilworth is scheduled to be a recipient of fibre broadband between summers 2014 – 2015.
<http://www.superfastleicestershire.org.uk/when-and-where/>
 - **Car Ownership:** Whilst the majority of households have access to at least one car or van, 8% of households do not have a car or van available for use, similar to the 2001 percentage (7%) and lower than the comparable District percentage of almost 12%. During this same period the percentage of households with 3 or more cars has risen from 16% to 25%. The total number of cars/vans in the parish has risen from 288 in 2001 to 373 in 2011, an increase of almost 30%.
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B) Local Services and Facilities

South Kilworth currently has Selected Rural Village status in the Harborough District Core Strategy (2011). This means that any development will be of a limited scale and reflect the size and character of the settlement. Selected rural villages have been identified on the basis of the presence of at least two of six relevant services (food shop, GP surgery, library, post office, primary school and pub). This section is concerned with the range of services and facilities in Swinford to ascertain whether the village can function as a selected rural village going forward.

- **Key services present:**
 - Primary school (South Kilworth C of E Primary School); and
 - Pub (The White Hart).
- **Other services/community facilities present:**
 - Library (mobile only);
 - Butcher;
 - Chevelswarde farm shop/organic growers and vineyard;
 - Playing field and play area;
 - Village Hall;
 - St Nicholas Church;
 - Youth Club/Art club/WI
 - Bowls club/green.

Infrastructure Capacity Issues:

Early consultation with infrastructure providers identifies specific issues regarding:

- Capacity of Husbands Bosworth GP practice. There is insufficient capacity to manage any increase in patient numbers and a new surgery is required.

S106 contributions would be sought towards the provision of a new GP surgery;

- Capacity of primary school. S106 contributions towards primary school extension would be sought. It is noted that the primary school site is constrained with limited space to extend;
- Shortfall in types of open space. Appropriate S106 contributions would be sought where a shortfall in certain types of open space is identified.

South Kilworth has 2 out of the 6 key services identified in the Core Strategy. Based on the current Core Strategy definition, the range of services and facilities in South Kilworth supports its continued designation as a Selected Rural Village. A new GP surgery in Husbands Bosworth will be needed to manage increased growth and needs further investigation. S106 contributions would be sought towards extensions to schools. It is noted that there is limited space for a primary school extension.

C) Natural Environment

Natural Environment Constraints in and around South Kilworth

Issue/Constraint	Commentary
Landscape: District Landscape Character Assessment (2007)	Located within the southern part of the Laughton Hills Landscape Character Area which has low-medium capacity to accommodate development (in general terms it is an area which is unlikely to be able to accommodate development or change without some degradation of the existing landscape character – mitigation measures would be unlikely to be able to address adverse landscape impacts). Laughton Hills is one of the most sensitive landscapes in the District.
Area of Separation	No separation or potential coalescence issues.
Tree Preservation Orders	No TPO identified
SSSI	Stanford Park is a SSSI comprising 20ha of broadleaved, mixed and yew woodland (lowland).
Local Wildlife Sites	Stanford Reservoir Reedbed (reedbed)
Protected Species and Wildlife Corridors	Badgers Bats
Areas at risk of flooding	Area around brook to the west of village is in Flood Zone 2 and 3. Much larger area in Flood Zones 2 and 3 associated with the Upper River Avon.
Grade 1 and 2 Agricultural Land	Area around South Kilworth is grade 2 agricultural land.
Footpaths and Bridleways	3 RoWs leading into open countryside.
Other settlement/local features	<i>Local input needed</i>

D) Built Environment

Number of Dwellings: The Census 2011 found that there were 200 dwellings in South Kilworth, representing an increase of 12 or 6% since the 2001 Census, compared to an increase of 12% across the District.

The number of properties in the parish liable for council tax is 200 (2014).

Completions, Commencements and Planning Permissions: From 2011 to March 2014 the Council has recorded 1 house completion. As of March 2014 there were no dwellings under construction and no outstanding planning permissions for new dwellings.

Housing Land Supply: The recently completed 2014 Strategic Housing Land Availability Assessment forms part of the evidence base for the new Local Plan and supports the delivery of sufficient land for housing across the District. The study identifies sites with potential for housing, assesses their housing potential and assesses when they are likely to be developed (next 5 years, 6-10 years, 11 -15 years and 16+ years). It should be noted that the sites identified are not allocations and sites still need to be taken through the normal planning application process for full consideration.

The following table summarises the SHLAA findings in relation to developable sites in South Kilworth. The full document is available at:

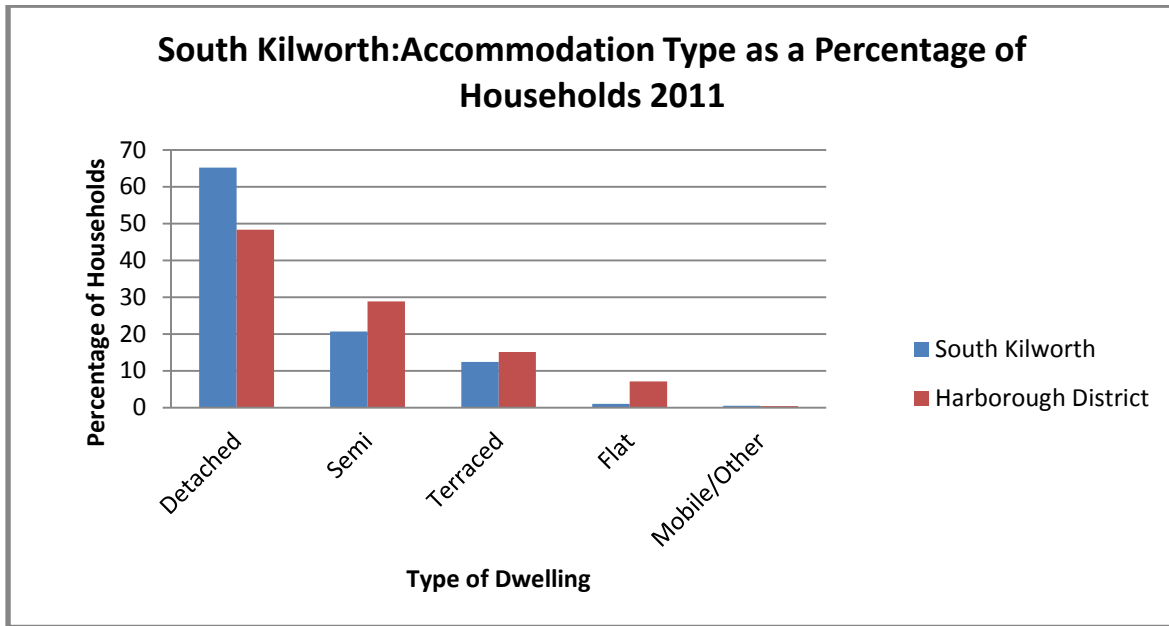
http://www.harborough.gov.uk/directory_record/571/strategic_housing_land_availability_assessment_20132014.

No. developable sites identified in SHLAA 2014	Total area of developable sites	Estimated yield of developable sites (dwellings)	Estimated timeframe for development on developable sites (no. of dwellings)			
			0 - 5 years	6 - 10 years	11 – 15 years	16+ years
0	0	0	-	-	-	-

A new call for sites for potential development took place early in 2015 and a SHLAA update is underway.

Tenure: In 2011, 76% of dwellings were owner occupied, a little below the District figure of 78% and similar to 2001. 7% are social rented/ shared ownership (12% in 2001) and 16% are private rented (up from 11% in 2001).

Accommodation Type: In terms of housing type, the percentage of households living in detached dwellings (65%) in 2011 was well above the District level of 48%. 21% of households in 2011 lived in semi detached accommodation and 12% in terraced properties. As in most villages flatted accommodation is rare.



Source: ONS Census 2011

Under Occupancy: The 2011 Census found that 56% of households had at least 2 more bedrooms than required, above the District figure of 49%.

Households: Of the 193 households in South Kilworth:

- 19% are one person households (compared to 26% across the District);
- 19% are pensioner only households (compared to 23% across the District);
- 12% are single pensioner households (compared to 13% across the District);
- 41% have dependent children (compared to 30% across the District).

Built Environment Features/Heritage Assets/Designations

Issue/Constraint	Commentary
Conservation Area	South Kilworth does not have a Conservation Area.
Scheduled Monuments	2 – Prehistoric settlement site 800m SW of village and Moated site and fishponds south west of Highfields Farm.
Listed Buildings:	
Grade I	None
Grade II*	1 - Church of St Nicholas
Grade II	9
Registered Parks and Gardens	1 – Stanford Hall (Grade II)
Ridge and Furrow	Not known

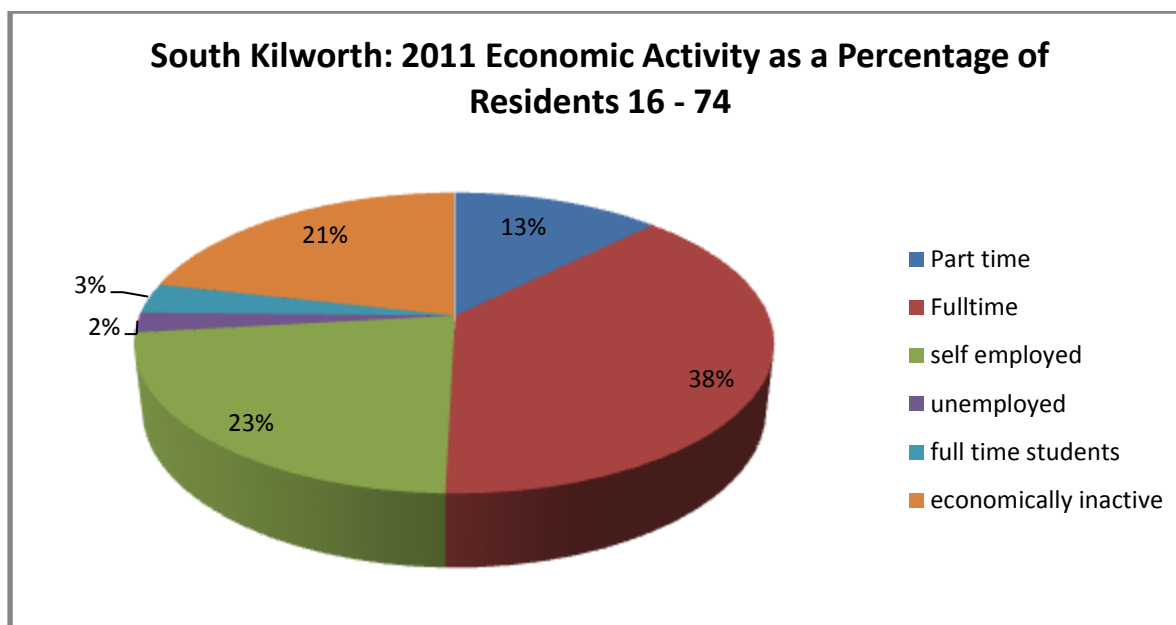
Archaeological Sites	(see Scheduled monuments)
Recreation Grounds/Play Areas	Play area
Open Space, Sport and Recreation	See map
HSE and National Grid Gas Buffer Consultation Zone	Runs 300m to the north of the village edge within the parish.

E) Local Employment and Economic Activity

Local Employment:

Not surprisingly, given its rural location and character, there are few employment opportunities in South Kilworth. Fewer than 7% of those employed either walk or cycle to work. However, 12% of those in employment work from home or mainly from home, higher than the District figure of 8%.

Economic Activity: In 2011, 79% of South Kilworth's population aged 16-74 was economically active, significantly higher than the District figure of 74% and much higher than the regional and national levels of 69% and 70% respectively. The unemployment rate of 2.1% was lower than the District figure of 2.5%. The rate of self employment at 23% was well above the District level of just under 13%. Of the economically inactive, 51% were retired.

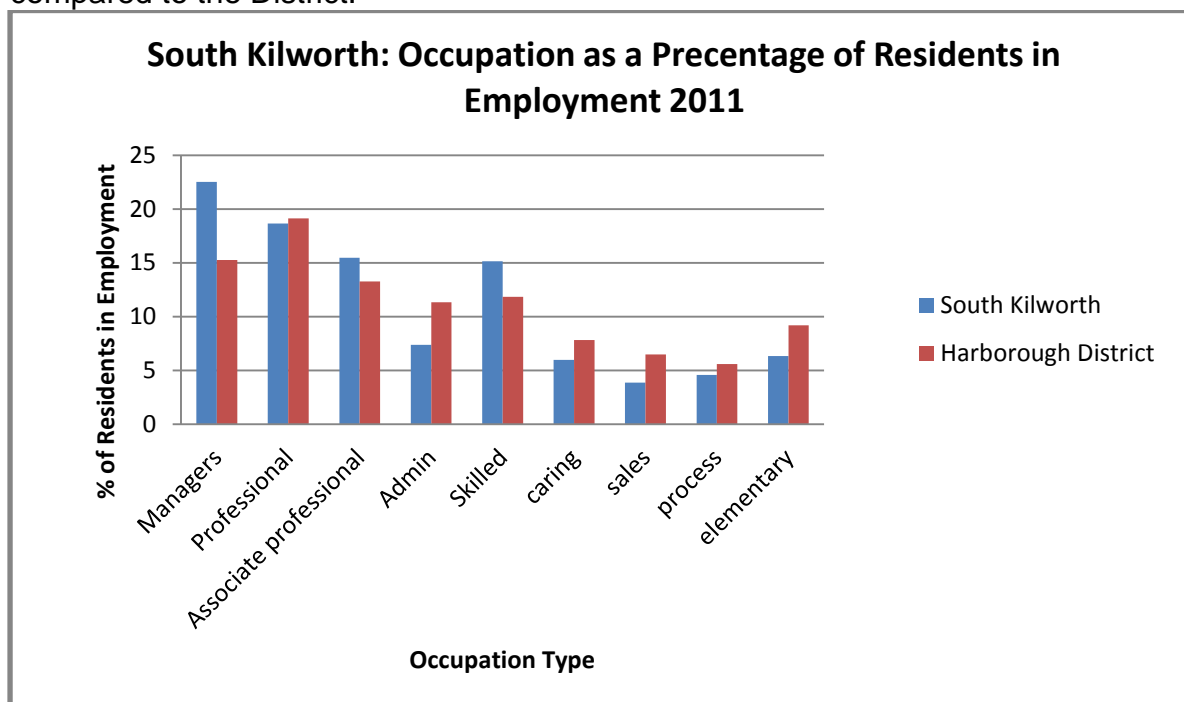


Source: ONS Census 2011

Qualifications (16 and over population): In 2011 the percentage without any qualifications was 15%, lower than the comparable District figure of 18% and well

below the regional and national levels of 23% and 25% respectively. The percentage with a degree or higher degree was 26%, well above the District figure of 19%.

Occupation: In common with most of the other villages, the proportion of the working population in managerial occupations is high at almost 22.5%, well above the comparable District figure of 15.3%. Associate professional occupations and skilled occupations are also well represented in South Kilworth and above the District level. Admin/sales/elementary related occupations are particularly low when compared to the District.



Source: ONS Census 2011

Emerging Findings

Opportunities

South Kilworth has a reasonable bus service although this has recently been reduced. Broadband speeds are generally poor and sporadic but an upgrade to fibre optic broadband is planned for 2015. The village has 2 key services and Lutterworth, 5 miles away, offers a more extensive range of services and facilities and, together with Magna Park, employment opportunities. Rugby and Market Harborough are within 10 miles.

The village has a younger age profile than most of the other villages with all the over 55 age groups being below the District percentages. The number of households with dependent children is well above the District figure. There is a very high level of detached dwellings but under occupancy, although above the District level, is less than in other villages.

The economic activity rate among residents is high reflecting the young age profile of the village. There is a particularly high percentage of self employment.

Constraints

No developable housing land capacity has been identified in South Kilworth as no sites came forward during the SHLAA process. A further call for sites may be considered for the village.

The village is located within the Laughton Hills landscape character areas, one of the most sensitive landscapes in the District.

There is an area of flood risk associated with the brook running to the west and south of the village. There is also high grade agricultural land around South Kilworth.

Although the village does not have a conservation area, there are several listed buildings and 2 scheduled monuments lie close to the south of the village. Stanford Hall (registered park and garden/SSSI) lies some 1.5 km south west of the village.

There is no capacity to accommodate further growth within the Husbands Bosworth GP surgery and a new surgery is required. The village primary school has limited capacity and an extension may be required, although the school site is constrained with limited space to extend.

Overall Summary

South Kilworth has the services to support its continued designation as a Selected Rural Village. However there is no evidence of developable housing land in or adjacent to the village. Its role as a Selected Rural Village to accommodate growth to support local services and meet local housing needs is therefore called into question. A new call for potential housing sites is suggested as a way forward to assess whether future housing can be delivered. Development would need to be sympathetic to the village's heritage assets, landscape setting, infrastructure needs, flood risk and any specific local housing needs.

Appendix 1: Map showing

- **South Kilworth - Listed buildings/scheduled monuments/open space, sport and recreation sites/flood zones**

South Kilworth

