

Field	Max (cm)	Min (cm)	Average (cm)
1	21	21	21
2	32	28	30
3	29	25	28
4	28	20	25

**PROJECT SHEPLEY PROPOSED DEVELOPMENT**

**TITLE APPENDIX 2 SOIL TYPE DISTRIBUTION**

**CLIENT BANKSProperty**  
development with care

PLAN NUMBER APPENDIX 2

**SOIL SURVEY**

RED LINE BOUNDARY (4.74 Ha)

WORKING AREA

AUGER BORING LOCATION

TRIAL PIT LOCATION

FIELD NUMBER

EXISTING LAND DRAINS/WATER PIPES/ UTILITIES

**SOIL TYPES**

**SOIL TYPE 1:**  
Heavy textured soils (2.40ha or 53% of proposed site)

Disturbed Area (0.15ha or 3% of proposed site)

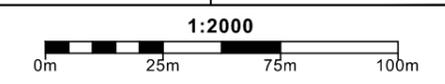
**SOIL TYPE 2:**  
Heavy topsoil overlying shallow sandstone (1.63ha or 34% of proposed site)

No Soil Resource (0.55ha or 12% of proposed site)

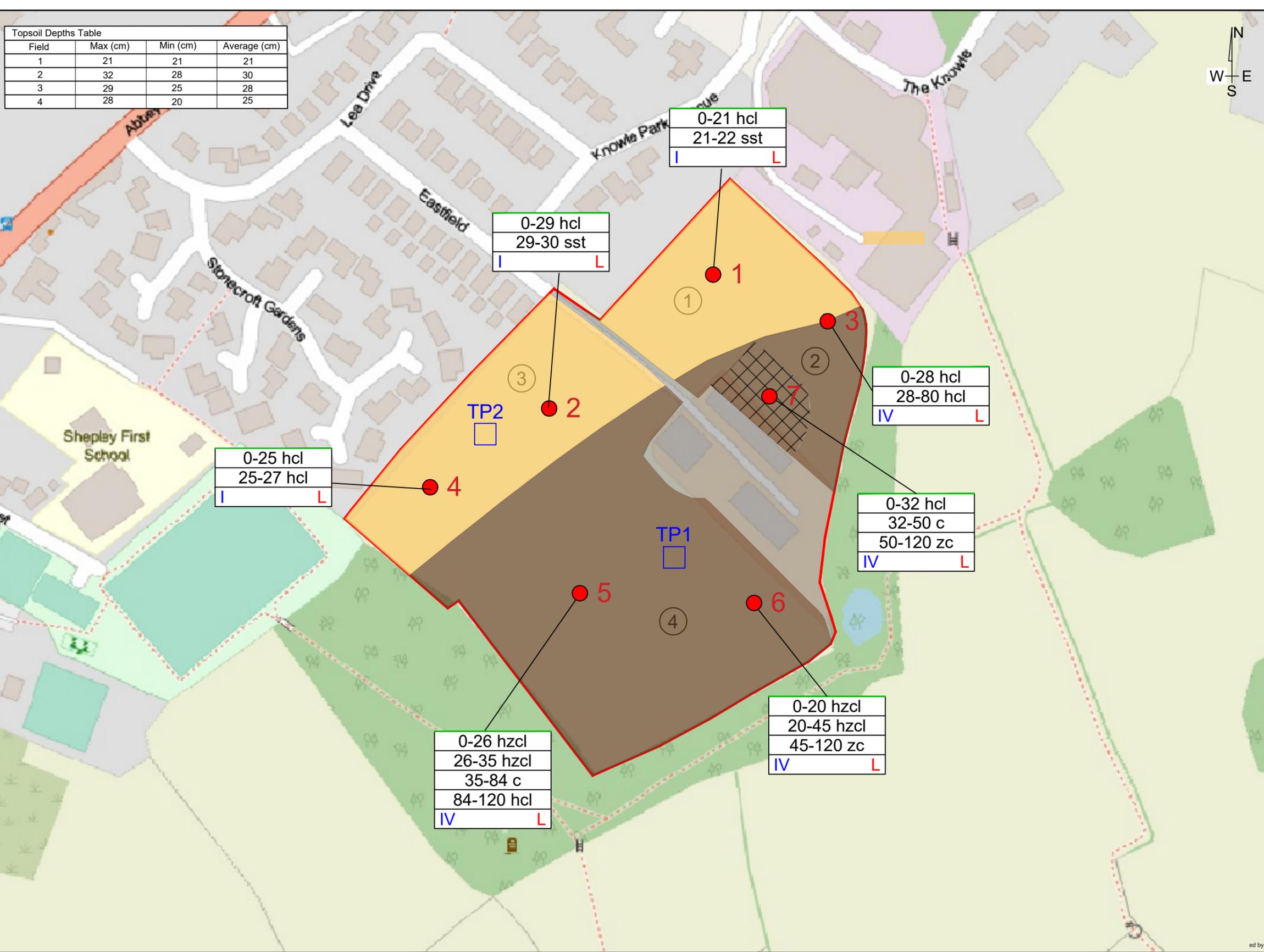
**SOIL PROFILE**

Soil Horizon Descriptions  
Wetness Class  
Soil Erosion Risk

TS
USS
USS



**Land Drainage Consultancy Ltd**  
Cowslip Offices  
Fimber  
DRIFFIELD  
East Yorkshire  
YO25 9LY  
Tel: 01377 236010  
Email: mail@ldcl.co.uk



**TOPSOIL ANALYSIS RESULTS**

Field	pH	Available P		Available K		Available Mg		Organic Matter	Stones 2-20mm	Stones 20-50mm	Stones >50mm	Total Stones	Sand	Silt	Clay	Texture
		mg/l	Index	mg/l	Index	mg/l	Index									
Field 1	6.3	37	3	299	3	158	3	8.80					23	44	33	Heavy Clay Loam
Field 2	6.8	34	3	376	3	143	3	8.50	2.9	9.4	38.2	50.5	27	37	36	Clay
Field 3	6.8	37	3	296	3	127	3	8.00	1.5	10.5	31.2	43.2	27	36	37	Clay
Field 4	6.7	30	3	330	3	166	3	8.40					18	43	39	Clay
Field 4 (Disturbed)	6.8	27	3	362	3	204	3	8.00					22	41	37	Clay
TP1 - TS	-	-	-	-	-	-	-	-	1.7	0.7	0.0	2.4	27	46	27	Heavy Clay Loam
TP1 - UPSS	-	-	-	-	-	-	-	-	-	-	-	-	23	55	22	Medium Clay Loam
TP1 - LSS	-	-	-	-	-	-	-	-	-	-	-	-	18	56	26	Medium Silty Clay Loam
TP2 - TS	-	-	-	-	-	-	-	-	4.8	14.8	0.0	19.6	37	35	28	Heavy Clay Loam
TP2 - SS	-	-	-	-	-	-	-	-	-	-	-	-	55	28	17	Sandy Loam

**REV AMENDMENT DATE**

1	Soil Resource Plans	09/09/2025
---	---------------------	------------

SCALE 1:2000 ORIG SIZE A3 SHEET 1 of 1

DRAWN CP CHECKED AS APPROVED

REVISION 1 DATE 09/09/2025

DRAWING NO.