

**AGRICULTURAL LAND CLASSIFICATION
CREWE AND NANTWICH LOCAL PLAN
ACTON SITES 1.62 AND 1.61**

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**AGRICULTURAL LAND CLASSIFICATION REPORT FOR
CREWE AND NANTWICH LOCAL PLAN
ACTON SITES 1.62 AND 1.61**

1 SUMMARY

- 1.1 The Agricultural Land Classification (ALC) Survey for these site shows that the following proportions of ALC grades are present:

Grade/Subgrade	Site 1.61		Site 1.62	
	ha	% of site	ha	% of site
2	1.0	100	1.1	65
3a	-	-	0.3	17
5	-	-	0.1	6
Other land				
Agricultural buildings	-	-	0.1	6
Non Agricultural	-	-	0.1	6

- 1.2 The main limitation to the agricultural use of land in Grade 2 and Subgrade 3a is soil droughtiness.
- 1.3 The main limitation to the agricultural use of land in Grade 5 is soil depth.

2 INTRODUCTION

- 2.1 The site was surveyed by the Resource Planning Team in March 1995. An Agricultural Land Classification survey was undertaken according to the guidelines laid down in the "Agricultural Land Classification of England and Wales - Revised Guidelines and Criteria for Grading the Quality of Agricultural Land" (MAFF 1988).
- 2.2 The sites covering 2.7 ha are situated at Acton. Site 1.61 lies to east of Chester Road (A51). The southern boundary adjoins a school and the northern and eastern boundaries adjoin agricultural land. Site 1.62 lies to the south of Monks Lane. The eastern boundary adjoins farm buildings and housing and the western and southern boundaries adjoin agricultural land.
- 2.3 The survey was requested by MAFF in connection with the Crewe and Nantwich Local Plan.
- 2.4 At MAFF Land Use Planning Unit's request this was a detailed grid survey at 1:10000 with a minimum auger boring density of 1 per hectare. The attached map is only accurate at the base map scale and any enlargement would be misleading.
- 2.5 At the time of the survey site 1.62 was under cereals and site 1.61 under grass.

3 CLIMATE

3.1 The following interpolated data are relevant for the site (SJ 631530 and SJ 632533) :

Average Annual Rainfall (mm)	741
Accumulated Temperature above 0°C January to June (day °C)	1401

3.2 There is no overall climatic limitation on the site

3.3 Other relevant data for classifying land include:

Field Capacity Days (days)	169
Moisture Deficit Wheat (mm)	94
Moisture Deficit Potatoes (mm)	82

4 SITE

4.1 Three site factors of gradient, micro relief and flooding are considered when classifying land.

4.2 These factors do not impose any limitations on the agricultural use of the land.

5 GEOLOGY AND SOILS

5.1 The solid geology of the area is comprised of Upper Keuper Saliferous Beds Sandstone - British Geological Survey Sheet 122 Nantwich 1:63360. This is overlain with deposits of Boulder Clay and glacial sand and gravel.

5.2 The underlying geology influences the soils which have a sandy texture.

6 AGRICULTURAL LAND CLASSIFICATION

6.1 Site 1.61 is classified as Grade 2 land covering 1.0 ha.

6.1.1 The soil has a sandy loam texture overlying loamy medium sand and sand below 50 cm. The soil satisfies the moisture balance for Grade 2.

6.1.2 The main limitation to the agricultural use of the land is soil droughtiness.

6.2 Site 1.62 is classified as Grade 2 (1.1 ha), Subgrade 3a (0.3 ha) and Grade 5 (0.1 ha). Non-agricultural land covers (0.1 ha).

6.2.1 Grade 2 land covers 1.1 ha and 65% of the site.

6.2.1.1 The soil has a sandy loam texture overlying loamy medium sand with either sandy clay loam or clay at depth. The moisture balance places these soils in Grade 2.

6.2.1.2 The main limitation to the agricultural use of the land is soil droughtiness.

6.2.2 Subgrade 3a land covers 0.3 ha and 17% of the site.

6.2.2.1 The soil has a sandy loam texture overlying loamy medium sand below 30 cm and sand at depth. The moisture balance places these soils in Subgrade 3a.

6.2.2.2 The main limitation to the agricultural use of the land is soil droughtiness.

6.2.3 Grade 5 covers 0.1 ha and 6% of the site. There is a shallow soil covering of sandy loam overlying impenetrable brick rubble from former buildings.

6.2.3.1 The main limitation to the agricultural use is soil depth.

6.2.4 Other land includes agricultural buildings 0.1 ha and 6% of the site; non-agricultural 0.1 ha and 6% of the site.

6.3 SUMMARY OF AGRICULTURAL LAND CLASSIFICATION GRADES

Site 1.61

Grade/Sub-grade	Area in Hectares	% of Survey Area
2	1.0	100
Totals	1.0	100

Site 1.62

Grade/Sub-grade	Area in Hectares	% of Survey Area	% of Agricultural Land
2	1.1	65	73
3a	0.3	17	20
5	0.1	6	7
Other land			
Agricultural Buildings	0.1	6	
Non-Agricultural land	0.1	6	
Totals	1.7	100	100