

AGRICULTURAL LAND CLASSIFICATION
WARRINGTON LOCAL PLAN
WINWICK EAST, SITE 7

Resource Planning Team
ADAS Statutory Group
WOLVERHAMPTON

Job No: 058-93
MAFF Ref: EL06/10106

**AGRICULTURAL LAND CLASSIFICATION REPORT FOR
WARRINGTON LOCAL PLAN
WINWICK EAST, SITE 7**

1 SUMMARY

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

Grade/Subgrade	Area/ha	% of site
1	3.4	38.6
2	1.9	21.6
3a	3.1	35.2
3b	0.4	4.6

- 1.2 The main limitations to the agricultural use of land on the site are soil wetness and soil droughtiness.

2. INTRODUCTION

- 2.1 The site was surveyed by the Resource Planning Team in December 1993. 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 8.8 ha site is situated to the North East of Winwick Village. It is bounded to the south by housing, to the west by Water Works Lane and to the East by the Winwick Link Road. The land is bounded to the north by agricultural land.
- 2.3 The survey was requested by MAFF in connection with the Warrington local plan.
- 2.4 At the request of MAFF the survey was at a scale of 1:10,000 with a minimum auger boring density of 1/ha. The attached map is only accurate at the base map scale and any enlargement would be misleading.
- 2.5 At the time of survey the land was under fallow following the harvesting of potatoes.

3 CLIMATE

3.1 The following interpolated data are relevant for the site:

Average Annual Rainfall	875 mm
Accumulated Temperature above 0°C for January to June	1416 day °C

3.2 There is no overall climatic limitation on the site

3.3 Other relevant climatic data for agricultural land classification are:

Field Capacity Days	206 days
Moisture Deficit Wheat	85 mm
Moisture Deficit Potatoes	75 mm

4. SITE

4.1 When classifying land 3 site factors are taken into consideration: gradient, micro-relief and flooding.

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

5. GEOLOGY AND SOILS

5.1 The solid geology of the area consists of Bunter Pebble Beds overlain by Boulder Clay and Bunter Pebble Beds (British Geological Survey sheet 97, 1").

5.2 The underlying geology influences the soils which consists predominantly of clay loam textured topsoils over clay, and sandy loam topsoils over loamy sand and sand.

6. AGRICULTURAL LAND CLASSIFICATION

6.1 Grade 1 - occupies 3.4 ha (38.6%) of the survey area and is found in the east of the site.

6.1.1 The soils within this grade typically consist of sandy loam topsoils over sandy clay loam with loamy sand or sand at depth.

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

6.2 Grade 2 - occupies 1.9 ha (21.6%) of the survey area and is found in 2 locations; in the south west corner of the site and south east of the centre.

6.2.1 The soils within this grade typically consist of sandy loam or clay loam topsoils over loamy sand and sand.

- 6.2.2 The main limitation to the agricultural use of land within this grade is soil droughtiness.
- 6.3 Sub-grade 3a occupies 3.1 ha (35.2%) of the survey area and occurs in the western half of the site.
- 6.3.1 These soils typically have a clay loam texture overlying clay. The clay occurs below about 50 cm and forms a slowly permeable layer.
- 6.3.2 The main limitations to the agricultural use of this land is soil wetness.
- 6.4 Sub-grade 3b occupies 0.4 ha (4.6%) of the survey area and occurs as a small area in the south of the site.
- 6.4.1 These soils typically have a clay loam texture overlying clay. The clay occurs below about 30 cm and forms a slowly permeable layer.
- 6.4.2 The main limitations to the agricultural use of this land is soil wetness.
- 6.5 **SUMMARY OF AGRICULTURAL LAND CLASSIFICATION GRADES**

Grade/Sub-grade	Area (hectare)	% of Survey Area	% of Agricultural Land
1	3.4	38.6	38.6
2	1.9	21.6	21.6
3a	3.1	35.2	35.2
3b	0.4	4.6	4.6
Totals	8.8	100.0	100.0

**Resource Planning Team
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Wolverhampton**

December 1993