



ADAS

FOOD, FARMING, LAND & LEISURE

AGRICULTURAL LAND CLASSIFICATION

Land at Croft Road
Darlington, Co Durham
Proposed Supermarket Development

ADAS
Leeds Statutory Centre

April 1992
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LAND AT CROFT ROAD, CO DURHAM

1. INTRODUCTION

The site is located around National Grid Reference NZ276124 and lies about 2½ km south-west of Darlington town centre. It covers a total of 3.1 ha. Survey work was carried out in April 1992 when soils were examined by hand auger borings to a depth of 1.00m at 50m intervals predetermined by the National Grid. Detailed soil descriptions and sampling for laboratory analysis were carried out at two inspection pits at representative points on the site.

Land Use

The whole site is under permanent grass.

Climate and Relief

Average Annual Rainfall is approximately 638mm. The accumulated temperature above 0°C (January to June) is 1,327 day°C and the site is at field capacity of 157 days a year. The temperature and rainfall figures indicate that there is no overall climatic limitation on ALC grade on this site.

The site slopes gently from north to south with maximum slopes of 2° occurring in the north. The whole site is covered by ridge and furrow.

Geology, Soils and Drainage

The area is underlain by upper magnesian limestone over which there is a thick cover of glaciofluvial drift. Soils are deep and very slightly stony with light or medium-textured topsoils overlying medium-textured subsoils. Typically profiles are well-drained or moderately well-drained and fall in Wetness Classes I or II.

2.0 AGRICULTURAL LAND CLASSIFICATION

The ALC grades occurring on the site are as follows:-

<u>Grade/Subgrade</u>	<u>Hectares</u>	<u>Percentage of Total Area</u>
2	3.05	98
3a	0.05	2
TOTAL	<u>3.10</u>	<u>100</u>

GRADE 2

Land in this grade covers the whole site with the exception of the south-western corner. Topsoils consist of fine sandy loam or medium clay loam and these overlie medium clay loam or sandy clay loam subsoils.

Typically, the profiles are well-drained or moderately well-drained (Wetness Classes I and II) with no slowly permeable horizons. However, in places the soils are slightly gleyed within 40cm of the soil surface indicating a slight soil wetness limitation. Slight soil wetness is thus the main factor limiting ALC grade.

SUBGRADE 3a

Subgrade 3a land occurs in the south-western corner of the site. Here, medium clay loam topsoils overlie heavy clay loam subsoils. Profiles are imperfectly drained, falling in Wetness Class III. Slowly permeable layers begin at around 45cm depth and soil wetness is the main factor limiting ALC grade.

Resource Planning Group
Leeds Statutory Centre
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MAP