

**AGRICULTURAL LAND CLASSIFICATION
SITE 4
BIDFORD-ON-AVON
STRATFORD UPON AVON LOCAL PLAN**

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**AGRICULTURAL LAND CLASSIFICATION REPORT FOR
SITE 4 BIDFORD-ON-AVON, STRATFORD UPON AVON
LOCAL PLAN**

1 SUMMARY

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

Grade/Subgrade	ha	% of site
3b	1.5	55
Other land		
Agricultural buildings	0.5	17.5
Urban	0.8	27.5

1.2 Part of this site is upon a restored gravel quarry.

1.3 The main limitation to the agricultural use of land in Subgrade 3b is soil droughtiness or topsoil stone content.

2 INTRODUCTION

2.1 The site was surveyed by the Resource Planning Team in February 1994. 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 2.9 ha site is situated to the south west of Bidford-on-Avon. The land immediately to the north east is in urban use whilst the remainder is in agricultural use.

2.3 The survey was requested by MAFF in connection with the Stratford upon Avon 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 the site was under grass.

3 CLIMATE

3.1 The following interpolated data are relevant for the site

Average Annual Rainfall (mm)	628
Accumulated Temperature above 0°C January to June (day °C)	1469

3.2 There is no overall climatic limitation on the site

3.3 Other relevant data for classifying land include:

Field Capacity Days (days)	136
Moisture Deficit Wheat (mm)	110
Moisture Deficit Potatoes (mm)	102

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 Arden Sandstone - British Geological Survey Sheet 200 Stratford upon Avon 1:50000. This is overlain by deposits of Quaternary river gravels.

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

6 AGRICULTURAL LAND CLASSIFICATION

6.1 Subgrade 3b - occupies 1.6 ha (55%) of the survey area and is found mainly in the east of the site.

6.1.1 The soil typically has a loamy sand texture overlying loamy sand and sand to depth. Profiles are moderately stony with few stones being greater than 2 cm.

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

6.1.3 The soil to the south of the agricultural buildings has been disturbed with topsoils being moderately stony and containing a wide variety of textures (clay to sand). These soils are limited by topsoil stone content to Subgrade 3b.

6.2 Other land includes agricultural buildings which occupy 0.5 ha (17.5%) of the survey area and are found in the west of the site as hydroponic glasshouses. Urban land is found to the north and west as carparking and sewage facilities. It occupies 0.8 ha (27.5%) of the survey area.

6.3 SUMMARY OF AGRICULTURAL LAND CLASSIFICATION GRADES

Grade/Sub-grade	Area in Hectares	% of Survey Area	% of Agricultural Land
3b	1.6	55.0	100
Other land			
Agricultural Buildings	0.5	17.5	-
Urban	0.8	27.5	-
Totals	2.9	100.0	100.0

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