

**ASHFIELD DISTRICT LOCAL PLAN.
NEW FARM AREA, WIGHAY,
NOTTINGHAMSHIRE.
Sites Hd5/He1.**

**VALIDATION SURVEY
Agricultural Land Classification
ALC Map and Summary Report**

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**Resource Planning Team
Eastern Region
FRCA Cambridge**

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**VALIDATION SURVEY
AGRICULTURAL LAND CLASSIFICATION SUMMARY REPORT**

**ASHFIELD DISTRICT LOCAL PLAN
New Farm area, Wighay, Nottinghamshire - Sites Hd5/He1**

INTRODUCTION

1. This summary report presents the findings of a detailed Agricultural Land Classification (ALC) validation survey of 81.2ha of land at New Farm, Wighay in Nottinghamshire. The survey was carried out during September 1997.
2. The survey was carried out by the Farming and Rural Conservation Agency (FRCA) for the Ministry of Agriculture, Fisheries and Food (MAFF), in connection with the Ashfield District Local Plan. The site was surveyed to confirm the grading and ALC mapping produced on behalf of a development consortium by Countryside Planning and Management (CPM). This survey supersedes previous ALC information for this land.
3. The work was conducted by members of the Resource Planning Team in the Eastern Region of FRCA. The land has been graded in accordance with the published MAFF ALC guidelines and criteria (MAFF, 1988). A description of the ALC grades and subgrades is given in Appendix I.
4. At the time of survey the land use on the site was comprised of grassland, cereal stubble or potatoes. The areas mapped as 'Other land' include plantations of trees in the south and east of the site, a small holding in the east, and New Farm, with its associated buildings, yards and a horse training area.

SUMMARY

5. The findings of the survey are shown on the enclosed ALC map. The map has been drawn at a scale of 1:10 000; it is accurate at this scale but any enlargement would be misleading.
6. The area and proportions of the ALC grades and subgrades on the surveyed land are summarised in Table 1.

Table 1: Area of grades and other land

Grade/Other land	Area (hectares)	% surveyed area	% site area
2	9.7	16.5	12.0
3a	16.8	28.5	20.5
3b	32.4	55.0	40.0
Other land	22.3	N/A	27.5
Total surveyed area	58.9	100	72.5
Total site area	81.2	-	100

7. The fieldwork was conducted at an average density of 1 auger boring per hectare. A total of 60 borings and 5 soil pits was described.

8. Just over half the site has been assigned to subgrade 3b (moderate quality agricultural land). About two thirds of this, in the north and west of the site, is affected by significant wetness and workability constraints, whilst the remainder, in the centre of the site, suffers from a significant droughtiness limitation. The remainder of the site is variably affected by droughtiness and has been divided between grade 2 (very good quality agricultural land) and subgrade 3a (good quality agricultural land) depending on the severity of the drought risk.

APPENDIX I

DESCRIPTIONS OF THE GRADES AND SUBGRADES

Grade 1: Excellent Quality Agricultural Land

Land with no or very minor limitations to agricultural use. A very wide range of agricultural and horticultural crops can be grown and commonly includes top fruit, soft fruit, salad crops and winter harvested vegetables. Yields are high and less variable than on land of lower quality.

Grade 2: Very Good Quality Agricultural Land

Land with minor limitations which affect crop yield, cultivations or harvesting. A wide range of agricultural or horticultural crops can usually be grown but on some land of this grade there may be reduced flexibility due to difficulties with the production of the more demanding crops such as winter harvested vegetables and arable root crops. The level of yield is generally high but may be lower or more variable than Grade 1 land.

Grade 3: Good to Moderate Quality Land

Land with moderate limitations which affect the choice of crops, the timing and type of cultivation, harvesting or the level of yield. When more demanding crops are grown, yields are generally lower or more variable than on land in Grades 1 and 2.

Subgrade 3a: Good Quality Agricultural Land

Land capable of consistently producing moderate to high yields of a narrow range of arable crops, especially cereals, or moderate yields of a wide range of crops including cereals, grass, oilseed rape, potatoes, sugar beet and the less demanding horticultural crops.

Subgrade 3b: Moderate Quality Agricultural Land

Land capable of producing moderate yields of a narrow range of crops, principally cereals and grass, or lower yields of a wider range of crops or high yields of grass which can be grazed or harvested over most of the year.

Grade 4: Poor Quality Agricultural Land

Land with severe limitations which significantly restrict the range of crops and/or the level of yields. It is mainly suited to grass with occasional arable crops (e.g. cereals and forage crops) the yields of which are variable. In moist climates, yields of grass may be moderate to high but there may be difficulties in utilisation. The grade also includes very droughty arable land.

Grade 5: Very Poor Quality Agricultural Land

Land with severe limitations which restrict use to permanent pasture or rough grazing, except for occasional pioneer forage crops.