





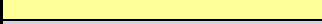
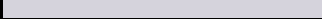
# The Statutory Biodiversity Metric

## Start page

Project details			
Planning authority:			
Project name:			
Applicant:			
Application type:			
Planning application reference:			
Completed by:	Joe Small		
Date of metric completion:	18 July 2025		
Reviewer:	Tristan Loughrey Robinson and Rob Revolta		
Calculation iteration:			
Planning authority reviewer:			
Date of planning authority review:			
Target % net gain:	10%		
Irreplaceable habitat present at baseline:	No ✓		
Total site area - including irreplaceable habitat area (hectares):	1830.83	Irreplaceable habitat site area (hectares):	0.00
Total off-site area - including irreplaceable habitat area (hectares):	N/A	Irreplaceable habitat area off-site (hectares):	N/A

Main menu

Results

Cell style conventions	
	Attention required
	Input error/rules and principles not met
	Use of this cell is not appropriate
	Enter data
	Automatic lookup
	Result

View all

Reset view

On-site baseline map

On-site post intervention map

On-site baseline map reference number

On-site post-intervention map reference number

Off-site baseline map

Off-site post intervention map

Off-site baseline map reference number

Off-site post-intervention reference number

Key



Area habitats



Hedgerows and lines of trees



Watercourses

# The Statutory Biodiversity Metric Main menu

Start page

Technical data

Results

Start here

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Tree helper

Tree size	Number of trees and area (ha) for each condition state					
	Poor	Area	Moderate	Area	Good	Area
Small	345	1.4047		0.0000		0.0000
Medium		0.0000		0.0000		0.0000
Large		0.0000		0.0000		0.0000
Very large		0.0000		0.0000		0.0000
Total	345	1.4047	0	0.0000	0	0.0000

## On-site baseline

A-1 On-site Area Habitat Baseline



B-1 On-site Hedge Baseline



C-1 On-site Watercourse Baseline



## On-site post development

A-2 On-site Area Habitat Creation



A-3 On-site Area Habitat Enhancement



B-2 On-site Hedge Creation



B-3 On-site Hedge Enhancement



C-2 On-site Watercourse Creation



C-3 On-site Watercourse Enhancement



## Off-site baseline

D-1 Off-site Area Habitat Baseline



E-1 Off-site Hedge Baseline



F-1 Off-site Watercourse Baseline



## Off-site post development

D-2 Off-site Area Habitat Creation



D-3 Off-site Area Habitat Enhancement



E-2 Off-site Hedge Creation



E-3 Off-site Hedge Enhancement



F-2 Off-site Watercourse Creation



F-3 Off-site Watercourse Enhancement



# The Statutory Biodiversity Metric Results

Return to start  
page

Headline results

Detailed results

Habitat trading  
summaries

Off-site  
summary

Irreplaceable  
habitats summary

Unit shortfall  
summary

**Headline Results**  
 Scroll down for final results ▲

Return to results menu

On-site baseline	Habitat units	4669.56	
	Hedgerow units	193.51	
	Watercourse units	926.55	
On-site post-intervention <small>(Including habitat retention, creation &amp; enhancement)</small>	Habitat units	8394.49	
	Hedgerow units	539.07	
	Watercourse units	1026.60	
On-site net change <small>(units &amp; percentage)</small>	Habitat units	3724.93	79.77%
	Hedgerow units	345.56	178.57%
	Watercourse units	100.04	10.80%

Off-site baseline	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site post-intervention <small>(Including habitat retention, creation &amp; enhancement)</small>	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site net change <small>(units &amp; percentage)</small>	Habitat units	0.00	0.00%
	Hedgerow units	0.00	0.00%
	Watercourse units	0.00	0.00%

Combined net unit change <small>(Including all on-site &amp; off-site habitat retention, creation &amp; enhancement)</small>	Habitat units	3724.93	
	Hedgerow units	345.56	
	Watercourse units	100.04	
Spatial risk multiplier (SRM) deductions	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	

**FINAL RESULTS**

Total net unit change <small>(Including all on-site &amp; off-site habitat retention, creation &amp; enhancement)</small>	Habitat units	3724.93	
	Hedgerow units	345.56	
	Watercourse units	100.04	
Total net % change <small>(Including all on-site &amp; off-site habitat retention, creation &amp; enhancement)</small>	Habitat units	79.77%	
	Hedgerow units	178.57%	
	Watercourse units	10.80%	

Trading rules satisfied? **No - Check Trading Summaries ▲**

Unit Type	Target	Baseline Units	Units Required	Unit Deficit	
Habitat units	10.00%	4669.56	5136.52	0.00	No additional area habitat units required to meet target ✓
Hedgerow units	10.00%	193.51	212.86	0.00	No additional hedgerow units required to meet target ✓
Watercourse units	10.00%	926.55	1019.21	0.00	No additional watercourse units required to meet target ✓

**Input errors/rule breaks present in metric ▲**

Return to results menu

Trading summary hedgerows

Trading summary watercourses

Trading Summary		
Distinctiveness Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required - bespoke compensation option A	Yes ✓
High	Same habitat required =	Yes ✓
Medium	Same broad habitat or a higher distinctiveness habitat required (2)	No ▲
Low	Same distinctiveness or better habitat required 2	Yes ✓

Very High Distinctiveness					
Habitat group	Group	On-site unit change	Off-site unit change	Project-wide unit change	Unit losses
Grassland - Lowland dry acid grassland	Grassland	0.00	0.00	0.00	
Grassland - Lowland meadows	Grassland	0.00	0.00	0.00	
Grassland - Upland hay meadows	Grassland	0.00	0.00	0.00	
Heathland and shrub - Mountain heaths and willow scrub	Heathland and shrub	0.00	0.00	0.00	
Lakes - Aquifer fed naturally fluctuating water bodies	Lakes	0.00	0.00	0.00	
Sparsely vegetated land - Calaminarian grasslands	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Limestone pavement	Sparsely vegetated land	0.00	0.00	0.00	
Wetland - Blanket bog	Wetland	0.00	0.00	0.00	
Wetland - Depressions on peat substrates (H7150)	Wetland	0.00	0.00	0.00	
Wetland - Fens (upland and lowland)	Wetland	0.00	0.00	0.00	
Wetland - Lowland raised bog	Wetland	0.00	0.00	0.00	
Wetland - Oceanic valley mires (D2.1)	Wetland	0.00	0.00	0.00	
Wetland - Purple moor grass and rush pastures	Wetland	0.00	0.00	0.00	
Wetland - Transition mires and quaking bogs (H7140)	Wetland	0.00	0.00	0.00	
Woodland and forest - Wood-pasture and parkland	Woodland and forest	0.00	0.00	0.00	
Rocky shore - High energy littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Rocky shore - Moderate energy littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Rocky shore - Low energy littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Rocky shore - Features of littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Intertidal sediment - Littoral seagrass on peat, clay or chalk	Intertidal sediment	0.00	0.00	0.00	
		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>

Very High Distinctiveness Summary	
Very High Distinctiveness Units available to offset lower distinctiveness deficit	0.00
Remaining losses: Like for like not satisfied	0.00

High Distinctiveness					
Habitat group	Group	On-site unit change	Off-site unit change	Project-wide unit change	Losses not yet accounted for
Grassland - Traditional orchards	Grassland	0.00	0.00	0.00	
Grassland - Floodplain wetland mosaic and CFOM	Grassland	0.00	0.00	0.00	
Grassland - Lowland calcareous grassland	Grassland	0.00	0.00	0.00	
Grassland - Tall herb communities (H6430)	Grassland	0.00	0.00	0.00	
Grassland - Upland calcareous grassland	Grassland	0.00	0.00	0.00	
Heathland and shrub - Lowland Heathland	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Dunes with sea buckthorn (H2160)	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Upland heathland	Heathland and shrub	0.00	0.00	0.00	
Lakes - High alkalinity lakes	Lakes	0.00	0.00	0.00	
Lakes - Low alkalinity lakes	Lakes	0.00	0.00	0.00	
Lakes - Mari lakes	Lakes	0.00	0.00	0.00	
Lakes - Moderate alkalinity lakes	Lakes	0.00	0.00	0.00	
Lakes - Peat lakes	Lakes	0.00	0.00	0.00	
Lakes - Ponds (priority habitat)	Lakes	0.00	0.00	0.00	
Lakes - Temporary lakes ponds and pools (H3170)	Lakes	0.00	0.00	0.00	
Sparsely vegetated land - Coastal sand dunes	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Coastal vegetated shrub	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Inland rock outcrop and scree habitats	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Maritime cliff and slopes	Sparsely vegetated land	0.00	0.00	0.00	
Urban - Open mosaic habitats on previously developed land	Urban	0.00	0.00	0.00	
Wetland - Reedbeds	Wetland	0.00	0.00	0.00	
Woodland and forest - Felled/Replacement for felled woodland	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Lowland beech and yew woodland	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Lowland mixed deciduous woodland	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Native pine woodlands	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Upland birchwoods	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Upland mixed ashwoods	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Upland oakwood	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Wet woodland	Woodland and forest	0.00	0.00	0.00	
Coastal lagoons - Coastal lagoons	Coastal lagoons	0.00	0.00	0.00	
Rocky shore - High energy littoral rock	Rocky shore	0.00	0.00	0.00	
Rocky shore - Moderate energy littoral rock	Rocky shore	0.00	0.00	0.00	
Rocky shore - Low energy littoral rock	Rocky shore	0.00	0.00	0.00	
Rocky shore - Features of littoral rock	Rocky shore	0.00	0.00	0.00	
Intertidal sediment - Littoral mud	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral mixed sediments	Intertidal sediment	0.00	0.00	0.00	
Coastal saltmarsh - Saline and saline reedbeds	Coastal saltmarsh	0.00	0.00	0.00	
Intertidal sediment - Littoral biogenic reefs - Mussels	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral biogenic reefs - Sabellaria	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Features of littoral sediment	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral muddy sand	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral seagrass	Intertidal sediment	0.00	0.00	0.00	
		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>

High Distinctiveness Summary	
High Distinctiveness Units available to offset lower distinctiveness deficit	0.00
Remaining losses: Like for like not satisfied	0.00

Medium Distinctiveness					
Habitat group	Group	On-site unit change	Off-site unit change	Project wide unit change	Cumulative broad habitat change
Cropland - Arable field margins cultivated annually	Cropland	0.00	0.00	0.00	
Cropland - Arable field margins game bird mix	Cropland	0.00	0.00	0.00	0.00
Cropland - Arable field margins pollen and nectar	Cropland	0.00	0.00	0.00	
Cropland - Arable field margins tussock	Cropland	0.00	0.00	0.00	
Grassland - Other lowland acid grassland	Grassland	0.00	0.00	0.00	
Grassland - Other neutral grassland	Grassland	7488.58	0.00	7488.58	7488.58 ✓
Grassland - Upland acid grassland	Grassland	0.00	0.00	0.00	
Heathland and shrub - Blackthorn scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Bramble scrub	Heathland and shrub	-1.59	0.00	-1.59	
Heathland and shrub - Gorse scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Hawthorn scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Willow scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Hazel scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Mixed scrub	Heathland and shrub	-4.38	0.00	-4.38	
Lakes - Ponds (non-priority habitat)	Lakes	0.00	0.00	0.00	0.00
Lakes - Reservoirs	Lakes	0.00	0.00	0.00	0.00
Sparsely vegetated land - Other inland rock and scree	Sparsely vegetated land	0.00	0.00	0.00	0.00
Urban - Cemeteries and churchyards	Urban	0.00	0.00	0.00	0.00
Urban - Biodiverse green roof	Urban	0.00	0.00	0.00	0.00
Individual trees - Urban tree	Individual trees	0.00	0.00	0.00	0.00
Individual trees - Rural tree	Individual trees	0.00	0.00	0.00	0.00
Woodland and forest - Other Scot's pine woodland	Woodland and forest	0.00	0.00	0.00	0.00
Woodland and forest - Other woodland, broadleaved	Woodland and forest	0.00	0.00	0.00	18.23 ✓
Woodland and forest - Other woodland mixed	Woodland and forest	18.23	0.00	18.23	
Intertidal sediment - Littoral coarse sediment	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral sand	Intertidal sediment	0.00	0.00	0.00	0.00
Intertidal hard structures - Artificial hard structures with integrated greening of grey infrastructure (IGGI)	Intertidal hard structures	0.00	0.00	0.00	
		<b>7800.84</b>	<b>0.00</b>	<b>7800.84</b>	

Medium Distinctiveness Summary	
Medium Distinctiveness Units available to offset Lower Distinctiveness Deficit	7506.81 ✓
Medium Distinctiveness Broad Habitat losses to be offset by trading up	-5.97 ▲
Higher Distinctiveness Surplus Units minus Medium Distinctiveness Broad Habitat Deficit	-5.97 ▲
Cumulative surplus of units	7500.84 ✓

Low Distinctiveness					
Habitat group	Group	On-site unit change	Off-site unit change	Project wide unit change	
Cropland - Cereal crops	Cropland	-3188.12	0.00	-3188.12	▲
Cropland - Horticulture	Cropland	-2.07	0.00	-2.07	▲
Cropland - Intensive orchards	Cropland	0.00	0.00	0.00	
Cropland - Non-cereal crops	Cropland	-376.64	0.00	-376.64	▲
Cropland - Temporary grass and clover leys	Cropland	0.00	0.00	0.00	
Cropland - Winter stubble	Cropland	0.00	0.00	0.00	
Grassland - Modified grassland	Grassland	-171.14	0.00	-171.14	▲
Grassland - Bracken	Grassland	-0.69	0.00	-0.69	▲
Heathland and shrub - Rhododendron scrub	Heathland and shrub	0.00	0.00	0.00	
Lakes - Ornamental lake or pond	Lakes	0.00	0.00	0.00	
Sparsely vegetated land - Ruderal/ephemeral	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Tall forbs	Sparsely vegetated land	0.00	0.00	0.00	
Urban - Breewalls	Urban	0.00	0.00	0.00	
Urban - Bare ground	Urban	-34.68	0.00	-34.68	▲
Urban - Allotments	Urban	-1.76	0.00	-1.76	▲
Urban - Facade-bound green wall	Urban	0.00	0.00	0.00	
Urban - Ground based green wall	Urban	0.00	0.00	0.00	
Urban - Ground level planters	Urban	0.00	0.00	0.00	
Urban - Other green roof	Urban	0.00	0.00	0.00	
Urban - Intensive green roof	Urban	0.00	0.00	0.00	
Urban - Introduced shrub	Urban	0.00	0.00	0.00	
Urban - Rain garden	Urban	0.00	0.00	0.00	
Urban - Actively worked sand pit quarry or open cast mine	Urban	0.00	0.00	0.00	
Urban - Sustainable drainage system	Urban	0.00	0.00	0.00	
Urban - Vacant or derelict land	Urban	0.00	0.00	0.00	
Urban - Vegetated garden	Urban	-0.02	0.00	-0.02	▲
Woodland and forest - Other coniferous woodland	Woodland and forest	0.00	0.00	0.00	
Coastal saltmarsh - Artificial saltmarshes and saline reedbeds	Coastal saltmarsh	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral coarse sediment	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral mud	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral sand	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral muddy sand	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral mixed sediments	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral seagrass	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Artificial littoral biogenic reefs	Intertidal sediment	0.00	0.00	0.00	
Intertidal hard structures - Artificial hard structures	Intertidal hard structures	0.00	0.00	0.00	
Intertidal hard structures - Artificial features of hard structures	Intertidal hard structures	0.00	0.00	0.00	
Heathland and shrub - Other sea buckthorn scrub	Heathland and shrub	0.00	0.00	0.00	
		<b>-3776.92</b>	<b>0.00</b>	<b>-3776.92</b>	

Low Distinctiveness Summary	
Low Distinctiveness net change in units	-3776.92 ▲
Cumulative surplus of units	3724.93 ✓



#REF!  
A-2 On-Site Habitat Creation

Condense / Show Columns

Condense / Show Rows

Main Menu

Area habitat summary	
Total Net Unit Change	#REF!
Total Net % Change	#REF!
Trading Rules Satisfied	#REF!
Area Check	Area Acceptable ✓

Ref	Broad Habitat	Proposed habitat	Area (hectares)	Post intervention habitats							Comments		
				Distinctiveness	Condition	Strategic significance	Temporal multiplier		Difficulty	Habitat units delivered	User comments	Planning authority comments	Habitat reference number
				Distinctiveness	Condition	Strategic significance	Standard or adjusted time to target condition	Final time to target condition (years)	Final difficulty of creation				
1	Urban	Developed land; sealed surface	19.29	V.Low	N/A - Other	Area/compensation not in local strategy/ no local strategy	Standard time to target condition applied	0	Low	0.00	New access roads		
2	Grassland	Other neutral grassland	1365.64	Medium	Poor	Location ecologically desirable but not in local strategy	Standard time to target condition applied	2	Low	5595.56	New species-rich neutral grassland within solar compartments		
3	Grassland	Other neutral grassland	330.09	Medium	Moderate	Location ecologically desirable but not in local strategy	Standard time to target condition applied	5	Low	2430.81	New species-rich neutral grassland outside of solar compartments		
4	Woodland and forest	Other woodland; mixed	4.95	Medium	Poor	Location ecologically desirable but not in local strategy	Standard time to target condition applied	5	Low	18.23	New woodland creation		
5	Grassland	Modified grassland	43.03	Low	Poor	Location ecologically desirable but not in local strategy	Standard time to target condition applied	1	Low	91.35	Areas of grassland retained/made good following construction		
6	Grassland	Other neutral grassland	3.63	Medium	Poor	Location ecologically desirable but not in local strategy	Standard time to target condition applied	2	Low	14.87	Crow land and footpath in M1		
7													
8													
9													
Total habitat area			1766.83							8150.83			

Site Area (Excluding area of individual trees, green walls, intertidal hard structures) 1766.83

M² to hectares conversion tool:  Select a unit  Hectares  M²



#REF!  
B-2 On-Site Hedge Creation

Hedgerow summary	
Total Net Unit Change	#REF!
Total Net % Change	#REF!
Trading Rules Satisfied	Yes ✓

Condense / Show Columns

Condense / Show Rows

Main Menu

Ref	New hedge number	Proposed habitats		Distinctiveness	Condition	Strategic significance	Temporal multiplier		Difficulty risk multipliers	Hedge units delivered	Comments		
		Habitat type	Length (km)				Strategic significance	Standard or adjusted time to target condition			Final time to target condition (years)	User comments	Planning authority comments
1		Native hedgerow with trees	43.09	Medium	Moderate	Location ecologically desirable but not in local strategy	Standard time to target condition applied	10	Low	265.54			
2		Native hedgerow	21.91	Low	Moderate	Location ecologically desirable but not in local strategy	Standard time to target condition applied	5	Low	80.67			
3													
4													
5													
6													
7			65.00							346.22			





#REF!  
C-2 On-Site WaterC' Creation

Condense / Show Columns

Condense / Show Rows

Main Menu

Watercourse summary	
Total Net Unit Change	#REF!
Total Net % Change	#REF!
Trading Rules Satisfied	Yes ✓

Ref	Proposed habitats		Distinctiveness	Condition	Strategic significance	Temporal multiplier			Difficulty multipliers	Watercourse encroachment	Riparian encroachment	Watercourse units delivered	Comments		
	Watercourse type	Length (km)				Distinctiveness	Condition	Strategic significance					Standard or adjusted time to target condition	Final time to target condition (years)	Final difficulty of creation
1															
2															
3															
4															
5															
		0.00										0.00			