

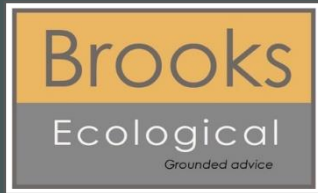
Land off Headlands Road, Liversedge

Biodiversity Net Gain Assessment

Report Ref. ER-7573-02

16/07/2024

Martin Walsh Architectural Ltd



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Author	Jon Roberts MSci (Hons) Assistant Ecologist
Technical Review	Rob Weston BSc(Hons) MSc MCIEEM Technical Director
QA	Charlie Foreman BSc (Hons) ACIEEM Ecologist
Authorised	Rob Weston BSc(Hons) MSc MCIEEM Technical Director
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Report duration	In accordance with CIEEM (2019), unless otherwise stated the findings of this report remain valid for a period of 18 months. After this period advice should be sought on the scope of any updating work required.



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Unit A, 1 Station Road, Guiseley, Leeds, LS20 8BX
 Phone: 01943 884451
 01943 879129
www.brooks-ecological.co.uk
 Registered in England Number 5351418

Introduction

1. Brooks Ecological Ltd was commissioned by Martin Walsh Architectural Ltd to carry out a Biodiversity Net Gain (BNG) Assessment of the proposed development Site at Land off Headlands Road, Liversedge.
2. The assessment applies to the parcel of land shown in Figure 1 opposite.
3. The assessment is informed by a Preliminary Ecological Appraisal Survey of the Site detailed in our report ER-7573-01.
4. Biodiversity Accounting metrics are used to quantify the value of a site in Biodiversity Units. This helps in assessing the ecological impacts of the proposed development and can help to inform avoidance, or on-Site mitigation levels required; or as a last resort can translate to a direct monetary value where compensation (off-Site) is required.
5. For the purposes of metric calculations, the Site area has been measured using GIS against the provided red line boundary as 1.17ha.
6. Our assessment has made use of the Statutory Biodiversity Metric Calculation Tool, and extracts from this have been used throughout the report. The full spreadsheet has been provided digitally as file BM-7573-01, and should be submitted as part of the application.

Figure 1 Red line boundary (extent of BNG assessment).



Pre-development baseline

Habitats identified

- Habitats present on-Site are outlined in Table 1, opposite. These are shown in relation to location and extent in Figure 2 overleaf.

Condition Assessment

- Habitat condition has been assessed as part of the Preliminary Ecological Appraisal of the Site.
- Information on condition assessments is provided in the Excel spreadsheet CA-7573-01 provided alongside this report.

Strategic Significance

- None of the habitats on-Site fall within or close to the Kirklees Wildlife Habitat Network or any designated sites, and so all are mapped as 'area/compensation not in local strategy/ no local strategy'.

Irreplaceable habitat

- Irreplaceable habitats have not been found on-Site.

Habitat Degradation

- There is no evidence on Site or in aerial mapping of the Site which suggests that it has been deliberately degraded.

Biodiversity Metric

- Habitat types, conditions, and areas have been entered into the Statutory Biodiversity Metric Calculation Tool, alongside information on their strategic significance.
- The Statutory Biodiversity Metric Calculation Tool is provided alongside this assessment, in Excel spreadsheet BM-7573-01, and may be useful in investigating design options for the Site.

Table 1 Habitat Types

Habitat	Label ref.	Irreplaceable?	Distinctiveness	Condition	See Condition Assessment sheet
Other neutral grassland	G1	No	Medium	Poor	6A
Bramble scrub	SC1	No	Medium	N/A	N/A
Mixed scrub	SC2	No	Medium	Poor	20A
Developed land; sealed surface	U1	No	Very Low	N/A	N/A
Other woodland; broadleaved	W1	No	Medium	Poor	24A
Rural tree	T1-T9	No	Medium	Moderate	9B

Figure 2 The Site's habitats assigned to types used in the Biodiversity Metric. Labelled codes cross-reference to our condition assessment and description in the PEAR, which should be read in conjunction with this report.



Trading Rules

15. As part of delivering a Net Gain for biodiversity, the BNG process requires that trading rules are complied with, such that loss of habitats is compensated for in a like-for-like or like-for-better fashion. This is based on habitat distinctiveness.
16. Once trading rules are complied with, the 'gain' component can come from any distinctiveness category.

Habitat Unit Score

17. The Site has been assessed as having a baseline score of 4.13 Habitat Units. These break down as shown in Table 2, below.

Table 2 Habitat Units broken down by distinctiveness at this Site.

Distinctiveness	Units	Approach to compensation if lost
Very Low	0	No compensation required.
Low	0	Can be replaced with <u>any</u> habitat of the same distinctiveness (low) or any habitat from a higher distinctiveness (Medium, High or Very High)
Medium	4.13	<u>Can not</u> be replaced with habitats from a lower distinctiveness. Compensation needs to be like for like, or like for better. This means it can only be replaced by habitat from the same broad categories in Medium distinctiveness (in this case, grassland, scrub, woodland, and individual trees), or any habitat from a higher distinctiveness category (High or Very High).
High	0	Can only be replaced with the same habitat.
Very High	0	Can only be replaced with the same habitat; bespoke compensation required.
Irreplaceable	0	Bespoke compensation required, outside of BNG.

Post-development value

18. This section calculates the Biodiversity Unit value of the post-development Site and quantifies any gain or shortfall in Units.

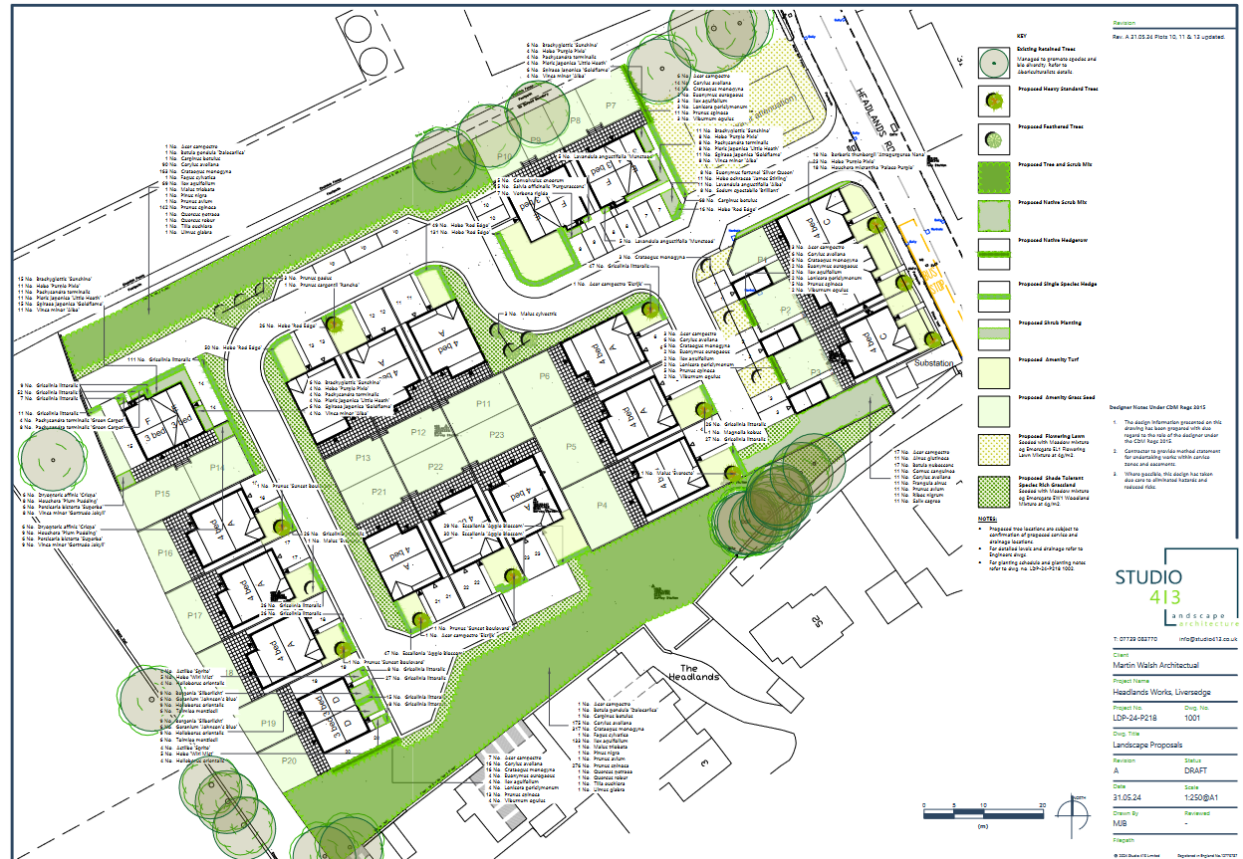
Proposed habitats

19. Habitats present on-Site post-development have been based on the Landscape Proposals (Figure 3, opposite) dwg. LDP-24-P218-1001 rev. A (Studio 413 Landscape Architecture, May 2024) and the Landscape Schedule dwg. LDP-24-P218-1002 rev. A (Studio 413 Landscape Architecture, May 2024).
20. Planting types specified in the Landscape Proposals and Landscape Schedule have been assigned a UK Habitat Classification description that best fits the target habitat.
21. Habitats assigned are shown in Figure 4 overleaf.

Condition assessment

22. The condition assessment for each proposed habitat is based on what is realistic and achievable for the Site, based on the Landscape Proposals and Schedule.
23. Achieving these condition scores will be reliant on specific, ecologically-driven management recommendations. These can be outlined in a Biodiversity Enhancement and Management Plan (BEMP) or similar.

Figure 3 Landscape Proposals dwg. LDP-24-P218-1001 rev. A (Studio 413 Landscape Architecture, May 2024).



Post-development habitats

Habitat Score

24. The Site has been assessed as having a post-development score of 2.43 Habitat Units and 0.10 Hedgerow Units.
25. This score is based on our interpretation of the Landscape Proposals, as shown in Figure 4 opposite.
26. Calculations for the change in Habitat Units have been based on the entire Site being cleared of existing habitats and land reprofiled, except for a few individual trees, which results in the loss of 3.71 Habitat Units present pre-development.
27. Roads, driveways, footpaths, houses and patios have been mapped as *developed land; sealed surface*, which contribute no Habitat Units to the post-development score.
28. Private gardens have been mapped as *vegetated garden*, and areas of ornamental shrub in POS as *introduced shrub*.
29. Areas of proposed flowering lawn and proposed shade tolerant species rich grassland have been mapped as *other neutral grassland* in Moderate condition. Areas of proposed tree and scrub mix have been mapped as *other woodland; broadleaved* in Moderate condition, and areas of proposed native scrub mix as *mixed scrub* in Moderate condition.
30. Newly-planted trees in POS are mapped as *rural trees* in Moderate condition.
31. Proposed native hedgerows in POS have been mapped as *species-rich native hedgerow* in Moderate condition, and proposed single species hedge as *non-native and ornamental hedgerow* which automatically scores Poor condition.

32. The loss of Medium-distinctiveness scrub, grassland, woodland, and individual tree habitats is not fully compensated for by the creation of new habitats on-Site. this means the Trading Rules cannot be satisfied. Explanation of this and the implications in terms of Unit requirement are set out overleaf.
33. As construction programmes are not known at time of writing, a precautionary delay of 2 years has been set between loss of baseline habitats and creation of new ones. This will need to be finalised once a construction programme has been determined and contractors brought onboard. If this delay can be shortened, a greater Unit value may be achieved post-development than is shown here; if it requires lengthening, fewer Units will be generated.

Figure 4 Post-development habitats.



Final Results

34. The Statutory Metric has been used to calculate the net unit change for the Site, which has been predicted an overall net loss of 1.70 Habitat Units (-41.09%) and a gain of 0.10 Hedgerow Units (from a baseline of zero).
35. A copy of the Statutory Biodiversity Metric Calculation Tool Excel spreadsheet (ref. BM-7573-01) and Condition Assessment sheets (CA-7573-01) have been provided with this report and should be submitted digitally as part of the application.
36. There is a mandatory requirement for all developments to demonstrate at least a 10% net gain in each unit measurement, as well as to satisfy Trading Rules. Notwithstanding Trading Rules, the scheme will need to secure an additional 0.41 Habitat Units, in addition to offsetting the current deficit of 1.70 Habitat Units, to demonstrate a 10% net gain (2.11 Habitat Units total).

Trading Rules

37. Habitat types are separated out into distinctiveness categories (Very Low to Very High) which dictate what mitigation/compensation is required for their loss. This assessment is separate to the 'net unit change' score quoted above.
38. To satisfy Trading Rules for this development, compensatory units will need to be generated from the following broad Habitat Types, as outlined in the Table 3, opposite.
39. A total of 2.16 Habitat Units will need to be generated through offsetting to satisfy trading rules. This is greater than the value quoted above required to achieve 10% net gain.

Requirements for Planning

40. A standard planning condition will be imposed that will require the development to demonstrate (i) a minimum 10% net gain and (ii) that Trading rules have been satisfied. To achieve this, **2.16 Habitat Units** will need to be generated in addition to those currently provided by the Landscape Proposals, including those detailed in Table 3 opposite.
41. These Units will need to be secured through offsetting, with offsite land Registered with Natural England. Once this offsetting has been secured, the Biodiversity Metric will need to be finalised before submission to the LPA.
42. A Net Gain Plan and Habitat Monitoring and Management Plan will also be required in order to discharge the planning condition that will be imposed.

Figure 5 Biodiversity Metric summary.

FINAL RESULTS				
Total net unit change <small>(Including all on-site & off-site habitat retention, creation & enhancement)</small>		Habitat units		-1.70
		Hedgerow units		0.10
		Watercourse units		0.00
Total net % change <small>(Including all on-site & off-site habitat retention, creation & enhancement)</small>		Habitat units		-41.09%
		Hedgerow units		N/A
		Watercourse units		0.00%
Trading rules satisfied?			No - Check Trading Summaries ▲	
Unit Type	Target	Baseline Units	Units Required	Unit Deficit
Habitat units	10.00%	4.13	4.54	2.11
Hedgerow units	10.00%	0.00	0.00	0.00
Watercourse units	10.00%	0.00	0.00	0.00

Table 3 Trading rule summary.

Distinctiveness	Broad Habitat Type	Habitat Units required
Medium*	Grassland	0.02
	Heathland and shrub	1.94
	Individual trees	0.19
Total Units		2.16 Units

* Compensation for habitats of medium distinctiveness must be in the same broad habitat type, or any habitat type in a higher distinctiveness category.

Note that values may not appear to sum correctly due to rounding within the Metric.

References

Chartered Institute of Ecology and Environmental Management (CIEEM). 2019. *Advice note: on the lifespan of ecological reports and surveys*. Winchester: Chartered Institute of Ecology and Environmental Management. [Online]. Available from: <https://cieem.net/resource/advice-note-on-the-lifespan-of-ecological-reports-and-surveys/>

The Statutory Biodiversity Metric User Guide (draft). 2023. London: Department for Environment, Food and Rural Affairs (DEFRA). [Online]. Available from: <https://www.gov.uk/government/publications/statutory-biodiversity-metric-tools-and-guides>

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The Statutory Biodiversity Metric Condition Assessments. 2023. London: Department for Environment, Food and Rural Affairs (DEFRA). [Online]. Available from: <https://www.gov.uk/government/publications/statutory-biodiversity-metric-tools-and-guides>

Appendices

The following reports/digital documents have been provided alongside this report and should be read in conjunction with it:

- BM-7573-01 – Statutory Biodiversity Metric Calculation Tool
- CA-7573-01 – Statutory Biodiversity Metric Condition Assessments
- ER-7573-01 – Preliminary Ecological Appraisal