

# Small Sites Metric (The Statutory Biodiversity Metric)

Release Date:

February 2024

## Cell style conventions

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Technical Requirements - Excel Versions: 2010, 2013, 2016, 2019, Office 365, Excel for Android

Sheet Name	Site Details
1. Planning authority:	Leeds City Council
2. Site name:	28-30 Leeds Rd, Birstall, Batley WF17 0EW
3. Applicant:	Studio J Architects
4. Planning application type:	
5. Planning application reference:	
6. Metric completed by (name & job title):	Dr Alejandra Zazueta Lopez
7. Date of metric completion:	09 June 2025
8. Revision number:	
9. Masterplan document title / drawing number:	

### Net Gain Targets

10. Targeted % increase in Units	10a. Habitat	10.00
	10b. Hedgerow	10.00
	10c. Watercourses	10.00

11. Targeted increase in Units if baseline value is zero - agreed with local planning authority	11a. Habitat units	0.00
	11b. Hedgerow units	0.00
	11c. Watercourse units	0.00

### For planning authority use only

12. Planning authority reviewer:	
13. Date of planning authority review:	

Site Name:	28-30 Leeds Rd, Birstall, Batley WF17 0EW
Sheet Name	Desktop Assessment

### Development

14. Select the type of proposed development. If Other provide details at Q.25 below	Residential	Site area must be less than 10,000 m2
15. Site area (m <sup>2</sup> )	440	
N/A		
17. Number of dwellings proposed within the development site	Between 1 - 9 dwellings	

### Designated sites and priority habitats





18. Any designated sites on or within 500m of the site?	No	
19. Any priority habitats on or within 500m of the site?	Within 500m of site boundary	Consider using main metric tool $\Delta$
20. List the designated sites and/or priority habitats	Deciduous Woodland	
21. Information sources used for assessment of designated sites and priority habitats (See guidance)	MAGIC Map	

### Site walkover

22. Site walkover completed?	Walkover completed by competent person	A competent person should be able to confidently identify the habitats onsite
23. Date of site walkover - DD/MM/YY	23/05/2025	Site walkover data valid until 23/11/25
24. Who completed the walkover? (Name and job title)	Dr Alejandra Zazueta Lopez, Biodiversity Scientist (Virtual Walkover)	

### Additional details

25. Any additional information or notes	Please see NG report for more information
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Resolving Health Checks			
Ref	Health Issue	Photo 1 23 May 2023	Photo 2 23 May 2023
1	Overgrown boundary, unmet surface		
2	Overgrown garden		
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Site Name	28-30 Leeds Rd, Birstall, Batley WF17 0EW
Sheet Name	5. Area Habitats

**Instructions:**  
 1. Enter data into 1a. Baseline habitats table  
 2. Enter data on habitats to be created into 1b. Habitats to be created  
 3. Enter data on habitats to be enhanced into 1c. Habitats to be enhanced  
 4. Enter data on individual trees into 1d. Tree area calculator

**All Key Rules Satisfied ✓**

Lost Units	0.0152
Created Units	0.0000
Enhancement Units	0.0000
Net Change	-0.0152

**1a. Baseline habitats**

Ref	Habitat		C. Strategic significance	Areas (m <sup>2</sup> )			Baseline results			Comments	
	A. Broad Habitat	B. Habitat type		D. Total Area	E. Area retained	F. Area enhanced	Total habitat units onsite	Area Lost	Units lost	User comments	LPA comments
1	Urban	Developed land; sealed surface	Area/compensation not in local strategy/ no local strategy	257.00	257.00		0.00	0.00	0.000		
2	Urban	Vegetated garden	Area/compensation not in local strategy/ no local strategy	183.00	107.00		0.04	76.00	0.015		
3											
4											
5											
6											
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Trees	Individual trees	Urban/rural tree	Formally identified in local strategy	0.00	0.00		0.0000	0.00	0.0000		
<b>Totals (areas excl trees, green walls and intertidal hard structures)</b>				<b>440.00</b>	<b>364.00</b>	<b>0.00</b>	<b>0.0366</b>	<b>76.00</b>	<b>0.0152</b>		
				<b>Error Check 1</b>			<b>Areas Acceptable ✓</b>				
				<b>Error Check 2</b>			<b>Areas Acceptable ✓</b>				
				<b>Error Check 3</b>			<b>Areas Acceptable ✓</b>				

**1b. Habitats to be created**

Ref	A. Broad Habitat	B. Habitat type	Condition Assessment		D. Strategic significance	E. Total Area (m <sup>2</sup> )	Habitat units created onsite	Comments			
			Acceptable condition options	C. Targeted condition				User comments	LPA comments		
1	Urban	Developed land; sealed surface	N/A - Other	N/A - Other	Area/compensation not in local strategy/ no local strategy	76.00	0.0000				
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Trees	Individual trees	Urban/rural tree	Moderate	Moderate	Area/compensation not in local strategy/ no local strategy	0.00	0.0000				
<b>Totals (areas excl trees, green walls and intertidal hard structures)</b>						<b>76.00</b>	<b>0.0000</b>				
				<b>Error Check 4</b>			<b>Areas Acceptable ✓</b>				

**1c. Habitats to be enhanced**

Baseline ref	Existing Habitat Type		Enhanced Habitat type		B. Strategic significance	Area Enhanced	Enhanced Condition	Total Units	Net Improvement	Comments	
	Broad habitat type	Existing habitat type	Enhancement Type	A. Enhanced habitat type						User comments	LPA comments
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19											
20											
<b>Totals (areas excl trees, green walls and intertidal hard structures)</b>						<b>0.00</b>		<b>0.0000</b>	<b>0.0000</b>		

**1d. - Tree area calculator**

Tree size (Diameter at breast height)	A. Total number of trees pre development	B. Number of trees retained (but not enhanced)	C. Number of new trees planted post development	Areas		
				Area pre development	Area retained	Area of new trees planted post development
Small - DBH ≤ 30cm				0	0	0
Medium - DBH > 30 to ≤ 60cm				0	0	0
Large - DBH > 60 to ≤ 90cm				0	0	0
Very Large - DBH > 90cm				0	0	0
<b>Total</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

Data beyond this row is automated

**1e. Trading Summary**

Broad Habitat Type - Medium Distinctiveness Habitats	Trading Rules Satisfied ✓
Medium and Low Distinctiveness Band	Error - Trading Rules Not Satisfied - Insufficient Biodiversity Units Created ▲

**1f. Habitat trading assessment**

Broad habitat types	Distinctiveness band	Baseline units	Onsite provision	Net change	Trading satisfied?
Cropland	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Grassland	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Heathland and shrub	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Intertidal hard structures	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Intertidal sediment	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Lakes	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Sparsely vegetated land	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Urban	Low	0.0366	0.0214	-0.0152	-
	Medium	0.0000	0.0000	0.0000	N/A
Woodland and forest	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Coastal saltmarsh	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
Individual trees	Low	0.0000	0.0000	0.0000	-
	Medium	0.0000	0.0000	0.0000	N/A
<b>Distinctiveness band</b>		<b>Baseline units</b>	<b>Onsite provision</b>	<b>Net change</b>	<b>Trading satisfied?</b>
Medium distinctiveness		0.0000	0.000	0.0000	Yes ✓
Low distinctiveness		0.0366	0.021	-0.0152	No ▲
<b>Surplus area habitat biodiversity units after offsetting low distinctiveness units</b>				-0.0152	No ▲

Site Name	28-30 Leeds Rd, Birstall, Batley WF17 0EW
Sheet Name	6. Hedges & Lines of Trees

**Instructions:**  
 1. Enter data into 1a. Baseline habitats  
 2. Enter data on habitats to be created into 1b. Habitats to be created  
 3. Enter data on habitats to be enhanced into 1c. Habitats to be enhanced

**All Key Rules Satisfied ✓**

Retained Units	0.0000
Lost Units	0.0000
Created Units	0.0000
Enhancement Units	0.0000
Net Change	0.0000

**1a. Baseline habitats**

Ref	Habitat		C. Strategic significance	Length (m)			Baseline results			Comments	
	A. Broad Habitat	B. Habitat type		D. Total Length	E. Length retained	F. Length enhanced	Total units onsite	Length Lost	Units lost	User comments	LPA comments
1	Hedgerows and Lines of trees										
2	Hedgerows and Lines of trees										
3	Hedgerows and Lines of trees										
4	Hedgerows and Lines of trees										
5	Hedgerows and Lines of trees										
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7	Hedgerows and Lines of trees										
8	Hedgerows and Lines of trees										
9	Hedgerows and Lines of trees										
10	Hedgerows and Lines of trees										
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15	Hedgerows and Lines of trees										
16	Hedgerows and Lines of trees										
17	Hedgerows and Lines of trees										
18	Hedgerows and Lines of trees										
19	Hedgerows and Lines of trees										
20	Hedgerows and Lines of trees										
<b>Totals</b>				0.00	0.00	0.00	0.0000	0.00	0.0000		
<b>Error Check 1</b>				Lengths Acceptable ✓							
<b>Error Check 2</b>				Lengths Acceptable ✓							

**1b. Habitats to be created**

Ref	A. Broad Habitat	B. Habitat type	Condition Assessment		D. Strategic significance	E. Total Length created (m)	Units created on-site	Comments		
			Acceptable condition options	C. Targeted condition				User comments	LPA comments	
1	Hedgerows and Lines of trees									
2	Hedgerows and Lines of trees									
3	Hedgerows and Lines of trees									
4	Hedgerows and Lines of trees									
5	Hedgerows and Lines of trees									
6	Hedgerows and Lines of trees									
7	Hedgerows and Lines of trees									
8	Hedgerows and Lines of trees									
9	Hedgerows and Lines of trees									
10	Hedgerows and Lines of trees									
11	Hedgerows and Lines of trees									
12	Hedgerows and Lines of trees									
13	Hedgerows and Lines of trees									
14	Hedgerows and Lines of trees									
15	Hedgerows and Lines of trees									
16	Hedgerows and Lines of trees									
17	Hedgerows and Lines of trees									
18	Hedgerows and Lines of trees									
19	Hedgerows and Lines of trees									
20	Hedgerows and Lines of trees									
<b>Totals</b>						0.00	0.0000			
<b>Error Check 1</b>						Lengths Acceptable ✓				

**1c. Habitats to be enhanced**

Baseline ref	Existing Habitat Type		Enhanced Habitat type		B. Strategic significance	Length Enhanced (m)	Enhanced Condition	Total Units	Net Improvement	Comments	
	Broad habitat type	Existing habitat type	Enhancement Type	A. Enhanced habitat type						User comments	LPA comments
1											
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20											
<b>Totals</b>						0.00	0.0000	0.0000	0.0000		

Data beyond this row is automated

**1e. Trading Summary**

Distinctiveness and Habitat Type	Trading Rules Satisfied ✓
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**1f. Habitat trading assessment**

Site Name	28-30 Leeds Rd, Birstall, Batley WF17 0EW
Sheet Name	7. Watercourses

**Instructions:**  
 1. Enter data into 1a. Baseline habitats  
 2. Enter data on habitats to be created into 1b. Habitats to be created  
 3. Enter data on Habitats to be enhanced into 1c. Habitats to be enhanced

**All Key Rules Satisfied ✓**

Retained Units	0.0000
Lost Units	0.0000
Created Units	0.0000
Enhancement Units	0.0000
Net Change	0.0000

**1a. Baseline habitats**

Ref	Habitat		C. Strategic significance	Length M			Baseline results			Comments	
	A. Broad Habitat	B. Habitat type		D. Total Length	E. Length retained	F. Length enhanced	Total units onsite	Length Lost	Units lost	User comments	LPA comments
1	Watercourses										
2	Watercourses										
3	Watercourses										
4	Watercourses										
5	Watercourses										
6	Watercourses										
7	Watercourses										
8	Watercourses										
9	Watercourses										
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11	Watercourses										
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13	Watercourses										
14	Watercourses										
15	Watercourses										
16	Watercourses										
17	Watercourses										
18	Watercourses										
19	Watercourses										
20	Watercourses										
<b>Totals</b>				0.00	0.00	0.00	0.0000	0.00	0.0000		
Error Check 1				Lengths Acceptable ✓							
Error Check 1				Lengths Acceptable ✓							

**1b. Habitats to be created**

Ref	A. Broad Habitat	B. Habitat type	Condition Assessment		D. Strategic significance	E. Total Length created (m)	Units created onsite	Comments	
			Acceptable condition options	C. Targeted condition				User comments	LPA comments
1	Watercourses								
2	Watercourses								
3	Watercourses								
4	Watercourses								
5	Watercourses								
6	Watercourses								
7	Watercourses								
8	Watercourses								
9	Watercourses								
10	Watercourses								
11	Watercourses								
12	Watercourses								
13	Watercourses								
14	Watercourses								
15	Watercourses								
16	Watercourses								
17	Watercourses								
18	Watercourses								
19	Watercourses								
20	Watercourses								
<b>Totals</b>						0.00	0.0000		

**1c. Habitats to be enhanced**

Baseline ref	Existing Habitat Type		Enhanced Habitat type		B. Strategic significance	Length Enhanced	Enhanced Condition	Total Units	Net Improvement	Comments	
	Broad habitat type	Existing habitat type	Enhancement Type	A. Enhanced habitat type						User comments	LPA comments
1											
2											
3											
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19											
20											
<b>Totals</b>						0.00	0.0000	0.0000	0.0000		

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**1e. Trading Summary**

Distinctiveness and Habitat Type	Trading Rules Satisfied ✓
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**1f. Habitat trading assessment**

Site Name	28-30 Leeds Rd, Birstall, Batley WF17 0EW
Sheet Name	Headline Results

**Headline Results**

Headline	BNG Targets Not Met ▲
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Trading Rules	Trading Rules Not Satisfied ▲
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Next steps	Scheme alterations or offsite units required
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Baseline Units	Habitat units	0.0366
	Hedgerow units	Zero Units Baseline
	Watercourse units	Zero Units Baseline

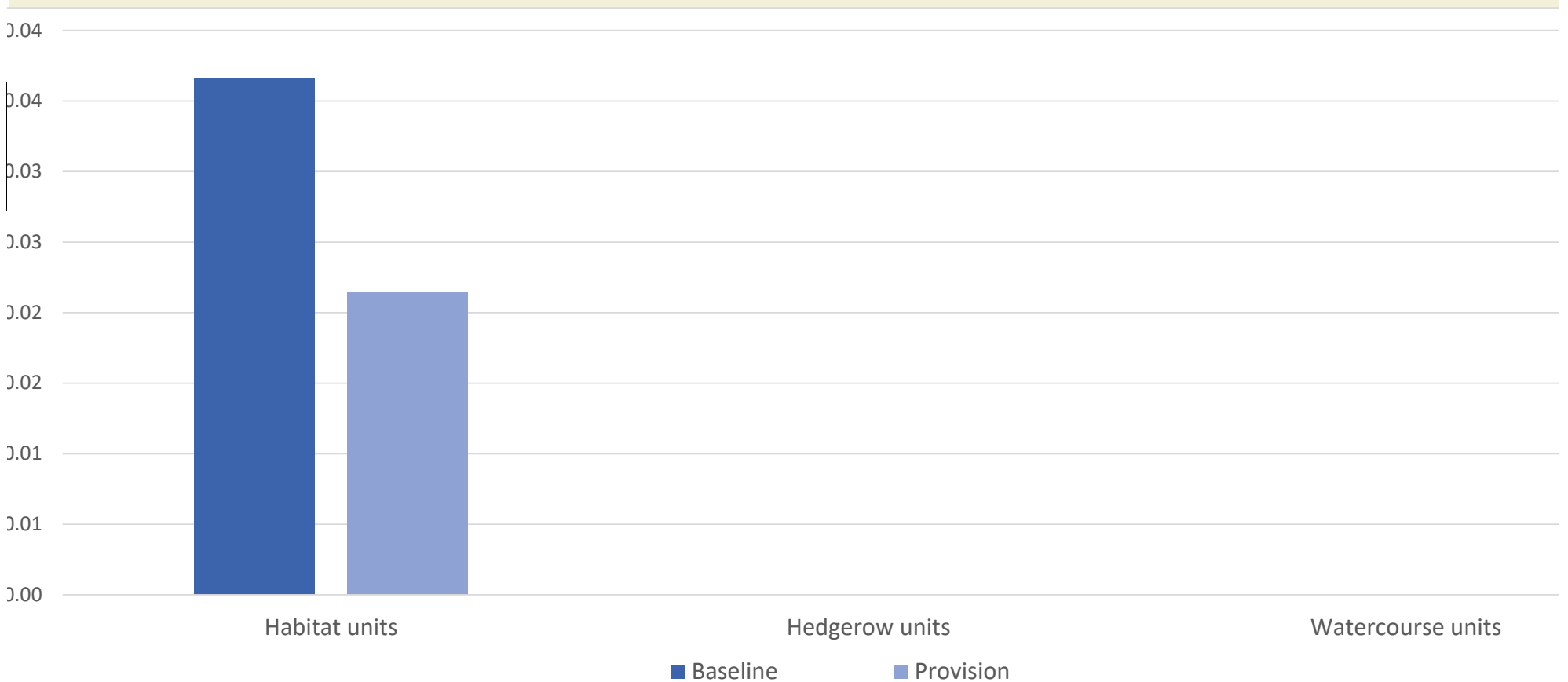
Post-development Units	Habitat units	0.0214
	Hedgerow units	0.0000
	Watercourse units	0.0000

Total net unit change	Habitat units	-0.0152
	Hedgerow units	0.0000
	Watercourse units	0.0000

Total net % change	Habitat units	-41.53%
	Hedgerow units	% target not appropriate
	Watercourse units	% target not appropriate

Habitats units required to meet target	0.0189
Hedgerow units required to meet target	0.0000
Watercourse units required to meet target	0.0000

**Chart 1 - Unit change by habitat group**



9. All Habitats + Multipliers - (general technical information for reference purposes only)						
Ref	Habitat Type		Distinctiveness Category	Distinctiveness Trading Notes	Risk Multipliers	
	Habitat Type	Broad Habitat Group			Technical Difficulty Creation	Technical Difficulty Enhancement
1	Arable field margins cultivated annually	Cropland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
2	Arable field margins game bird mix	Cropland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
3	Arable field margins pollen and nectar	Cropland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
4	Arable field margins tussocky	Cropland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
5	Cereal crops	Cropland	Low	Same distinctiveness or better habitat required	Low	Low
6	Winter stubble	Cropland	Low	Same distinctiveness or better habitat required	Low	Low
7	Horticulture	Cropland	Low	Same distinctiveness or better habitat required	Low	Low
8	Intensive orchards	Cropland	Low	Same distinctiveness or better habitat required	Low	Low
9	Non-cereal crops	Cropland	Low	Same distinctiveness or better habitat required	Low	Low
10	Temporary grass and clover leys	Cropland	Low	Same distinctiveness or better habitat required	Low	Low
11	Bracken	Grassland	Low	Same distinctiveness or better habitat required	Low	Low
12	Modified grassland	Grassland	Low	Same distinctiveness or better habitat required	Low	Low
13	Other lowland acid grassland	Grassland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
14	Other neutral grassland	Grassland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
15	Upland acid grassland	Grassland	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
16	Blackthorn scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
17	Bramble scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
18	Gorse scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
19	Hawthorn scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
20	Hazel scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Low
21	Mixed scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
22	Rhododendron scrub	Heathland and shrub	Low	Same distinctiveness or better habitat required	Low	Low
23	Other sea buckthorn scrub	Heathland and shrub	Low	Same distinctiveness or better habitat required	Low	Low
24	Willow scrub	Heathland and shrub	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Low
25	Ornamental lake or pond	Lakes	Low	Same distinctiveness or better habitat required	Low	High
26	Ponds (non-priority habitat)	Lakes	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
27	Reservoirs	Lakes	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
28	Ruderal/Ephemeral	Sparsely vegetated land	Low	Same distinctiveness or better habitat required	Low	Medium
29	Other inland rock and scree	Sparsely vegetated land	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
30	Tall forbs	Sparsely vegetated land	Low	Same distinctiveness or better habitat required	Low	Medium
31	Allotments	Urban	Low	Same distinctiveness or better habitat required	Low	Low
32	Artificial unvegetated, unsealed surface	Urban	V.Low	Compensation Not Required	Low	Low
33	Bioswale	Urban	Low	Same distinctiveness or better habitat required	Medium	Low
34	Biodiverse green roof	Urban	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
35	Built linear features	Urban	V.Low	Compensation Not Required	Low	Low
36	Cemeteries and churchyards	Urban	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Low
37	Developed land; sealed surface	Urban	V.Low	Compensation Not Required	Low	Medium
38	Intensive green roof	Urban	Low	Same distinctiveness or better habitat required	Low	Low
39	Facade-bound green wall	Urban	Low	Same distinctiveness or better habitat required	Medium	Medium
40	Ground based green wall	Urban	Low	Same distinctiveness or better habitat required	Medium	Medium
41	Ground level planters	Urban	Low	Same distinctiveness or better habitat required	Low	Low
42	Other green roof	Urban	Low	Same distinctiveness or better habitat required	Low	Low
43	Introduced shrub	Urban	Low	Same distinctiveness or better habitat required	Low	Low
44	Rain garden	Urban	Low	Same distinctiveness or better habitat required	Low	Low
45	Actively worked sand pit quarry or open cast mine	Urban	Low	Same distinctiveness or better habitat required	Medium	Medium
46	Urban/rural tree	Individual trees	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
47	Sustainable drainage system	Urban	Low	Same distinctiveness or better habitat required	Medium	Medium
48	Unvegetated garden	Urban	V.Low	Compensation Not Required	Low	Low
49	Vacant or derelict land	Urban	Low	Same distinctiveness or better habitat required	Low	Low
50	Vegetated garden	Urban	Low	Same distinctiveness or better habitat required	Low	Low
51	Bare ground	Urban	Low	Same distinctiveness or better habitat required	Low	Low
52	Other coniferous woodland	Woodland and forest	Low	Same distinctiveness or better habitat required	Low	Low
53	Other Scot's pine woodland	Woodland and forest	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
54	Other woodland; broadleaved	Woodland and forest	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
55	Other woodland; mixed	Woodland and forest	Medium	Same broad habitat or a higher distinctiveness habitat required	Low	Low
56	Littoral coarse sediment	Intertidal sediment	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
57	Artificial saltmarshes and saline reedbeds	Coastal saltmarsh	Low	Same distinctiveness or better habitat required	High	Medium
58	Artificial littoral coarse sediment	Intertidal sediment	Low	Same distinctiveness or better habitat required	Medium	Medium
59	Artificial littoral mud	Intertidal sediment	Low	Same distinctiveness or better habitat required	High	Medium
60	Artificial littoral sand	Intertidal sediment	Low	Same distinctiveness or better habitat required	Medium	Medium
61	Artificial littoral muddy sand	Intertidal sediment	Low	Same distinctiveness or better habitat required	High	Medium
62	Artificial littoral mixed sediments	Intertidal sediment	Low	Same distinctiveness or better habitat required	High	Medium
63	Artificial littoral seagrass	Intertidal sediment	Low	Same distinctiveness or better habitat required	High	High
64	Artificial littoral biogenic reefs	Intertidal sediment	Low	Same distinctiveness or better habitat required	High	Medium
65	Littoral sand	Intertidal sediment	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
66	Artificial hard structures	Intertidal hard structures	Low	Same distinctiveness or better habitat required	Medium	Medium
67	Artificial features of hard structures	Intertidal hard structures	Low	Same distinctiveness or better habitat required	Medium	Medium
68	Artificial hard structures with integrated greening of grey infrastructure (IGGI)	Intertidal hard structures	Medium	Same broad habitat or a higher distinctiveness habitat required	Medium	Medium
69	Species-rich native hedgerow	Hedgerows and Lines of trees	Medium	Same distinctiveness or better habitat required	Low	Low
70	Native hedgerow - associated with bank or ditch	Hedgerows and Lines of trees	Medium	Same distinctiveness or better habitat required	Low	Low
71	Native hedgerow with trees	Hedgerows and Lines of trees	Medium	Same distinctiveness or better habitat required	Low	Low
72	Native hedgerow	Hedgerows and Lines of trees	Low	Same distinctiveness or better habitat required	Low	Low
73	Non-native and ornamental hedgerow	Hedgerows and Lines of trees	V.Low	Compensation Not Required	Low	Low
74	Line of trees	Hedgerows and Lines of trees	Low	Same distinctiveness or better habitat required	Low	Low
75	Ecologically valuable line of trees	Hedgerows and Lines of trees	Medium	Same distinctiveness or better habitat required	Low	Low
76	Line of trees - associated with bank or ditch	Hedgerows and Lines of trees	Low	Same distinctiveness or better habitat required	Low	Low
77	Ecologically valuable line of trees - associated with bank or ditch	Hedgerows and Lines of trees	Medium	Same distinctiveness or better habitat required	Low	Low
78	Ditches	Rivers	Medium	Same habitat required	Medium	Low
79	Canals	Rivers	Medium	Same habitat required	Medium	Low
80	Culvert	Rivers	Low	Better distinctiveness habitat required	Medium	N/A
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