

BNG EXEMPTION STATEMENT

PROPOSED NEW DWELLING

AT

47 CLOUGH ROAD, GOSBERTON RISEGATE, SPALDING

THE PROPOSAL:

The application is for outline planning permission for a single dwelling.

BNG EXEMPTION:

The site is exempt for Biodiversity Net Gain. Under Paragraph 8. (1) The biodiversity gain planning condition does not apply in relation to planning permission for development which—

- (a) consists of no more than 9 dwellings;
- (b) is carried out on a site which has an area no larger than 0.5 hectares; and
- (c) consists exclusively of dwellings which are self-build or custom housebuilding.

The site is to be used for only self-build or a custom housebuilding dwelling only.

IN CONCLUSION:

The proposed development meets all the criteria to be exempt of BNG