



30th April 2025

RE: Proposed Garage South of Fen Road, Holbeach. PE12 8QD – H09-0407-25

Biodiversity Net Gain Statement - Exempt

The house was approved under H09-0950-22 and was submitted prior to 12th February 2024 and is a self-build plot so the development is exempt from BNG.

The proposed garage will now form part of this and will be for householder use

The applicant also meets the conditions to qualify for an exemption as a self-build or custom build, Which:

- Consist of no more than 9 dwellings
- Be on a site that has an area no larger than 0.5 hectares
- Consist exclusively of dwellings that are self-build or custom housebuilding as defined in section 1(A1) of the Self-build and Custom Housebuilding Act 2015

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