Austin John Architectural, Rualen, Mill Green Road, Pinchbeck, Spalding PE11 3PU

Planning application reference H14-0704-24 - Confirmation of Location of Offsite Biodiversity Net Gain Units

This document is to confirm that the purchase of the offsite biodiversity net gain units for application H14-0704-24, Lilac House, Herring Lane, will be from the Kings Lynn Environment Bank Site (KL06) as this is the closest available site.

Please see the below extract confirming the location and amount of offsite biodiveristy units to be purchased.

As discussed, we are pleased to confirm that we can deliver your habitat unit requirements for your site locally from our habitat bank in Kings Lynn (KL06). We are keen to work with you to deliver this requirement, so please do keep the dialogue open once you have reviewed the quote.

We understand that you are hoping to start on site in January 2025 and it should be noted that we are still in the process of securing our S.106 for this habitat bank but have a dedicated team of ecologists and lawyers working with the LPA to get this signed off as soon as possible. Whilst we hope to agree the S.106 and add our site to the gain site register in line with your development timeframes, we have been stalled, like everyone else, by LPA resourcing issues and Gain Site Register bottlenecks. If you would like any further information on this, please do let us know.

Table 1 below outlines the indicative pricing for delivery of the units based on your metric. This pricing represents the full cost of the units over the required 30-year period, and we would take on the liability for all of the maintenance and management. There are no additional charges (e.g. no legal, agency costs) and there are no ongoing recurring payments. The purchase price would be a one-off payment and would provide you with a "clean break".

Table 1 - Habitat Biodiversity Units

Habitat Classification - Units Impacted	Distinctiveness	Number of Units	Habitat Classification - Units Provided	Distinctiveness	Habitat Bank Code	Delivery Proximity of Units Provided (Spatial Multiplier)	Environment Bank headline price for local delivery (exc. VAT)	Environment Bank total price per unit type (incl. spatial multiplier & exc. VAT)
Residual Loss	Low	0.08	Grassland	Medium	KL06	Local	£23,500.00	£1,880.00
	Subtotal	***0.08***						***£1,880.00***
10% Net gain target	N/A	0.09	Grassland	Medium	KL06	Local	£23,500.00	£2,115.00
	TOTAL	**0.17**						**£3,995.00**

Minimum purchase £2500

**Pricing valid for 30 days and subject to contract and availability*