BNG Exemption Statement

Pinchbeck Baptist Church, Pinchbeck

Introduction

This statement supports the full planning application for internal remodelling, entrance alterations, an external access ramp and a small rear store at Pinchbeck Baptist Church. The scheme is shown on drawings 25/690/PA/002 and 25/690/PA/003 dated 7 September 2026.

The proposal is exempt from mandatory Biodiversity Net Gain (BNG) under the exemption for development on sites of 0.2 hectares or below, applicable to planning applications made on or after 6 August 2026.

Description of Development

The attached single-storey store measures approximately 2.4 metres by 5.7 metres externally, giving an external footprint of approximately 13.68 square metres.

The remaining works comprise internal alterations, new or altered entrances and an external access ramp. The total application site within the red line is 0.153 hectares (1,530 square metres).

The store is located on existing gravel and block paving. The works do not affect onsite priority habitat.

BNG Exemption Justification

The Biodiversity Gain Requirements (Exemptions) Regulations 2024, as amended, provide an exemption where:

The site area within the application red line is no larger than 0.2 hectares; and

The development does not impact any onsite priority habitat.

The proposal meets these criteria:

The full red-line application site measures 0.153 hectares, below the 0.2 hectare threshold.

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The site boundary is shown on drawing 25/690/PA/003 dated 7 September 2026.
No onsite priority habitat will be lost or degraded by the proposed works, including the store, ramp and associated construction access.
The application is to be made after the exemption took effect on 6 August 2026.
Mandatory BNG therefore does not apply. The exemption is based on the full application site area and absence of priority-habitat impact.
Reference: GOV.UK, Biodiversity net gain: exempt developments, section Developments of 0.2 hectares or below (updated 6 August 2026; checked 11 September 2026).