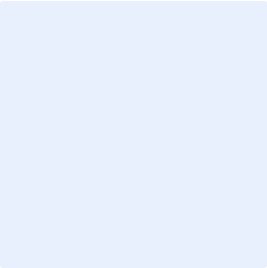


Habitat Management and Monitoring Plan

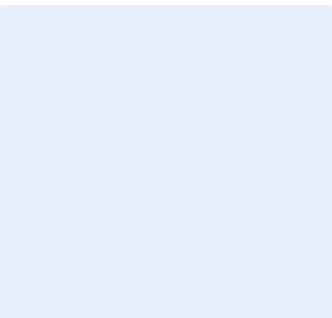


Site Name:	Stephenson's Avenue, Spalding, Lincs
Date:	22/09/2026
Version:	1

Author:



Client:



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Version Control

The version control is used for updates to the content. Record the initial version and further version control details in this table each time the management plan is altered throughout the management and monitoring period.

Version	Issue Status	Prepared by / Date	Approved by / Date
1	FINAL	Helen Scarborough 22/9/26	Sarah Vinter 24/9/26

Document Details

Provide ownership, copyright and licensing information within this table.

Authorship Details
Helen Scarborough – HS Ecology

1. Project Background

Summarise the key aspects of your management plan in this section. Table PB-B01 can be extended to suit the specific needs of individual projects.

Site Overview PB-B01	
Project type	On site – with off-site units to be purchased
Development Name and Address	Stephenson’s Avenue, Spalding, Lincs PE11 2TA
BNG Project Name and Address	As above
Author Organisation	HS Ecology
Landowner	Tawny Homes Ltd
Land Manager	Mr Harry Brown
Responsible person/organisation for creating or enhancing the habitat	As above
Period covered by this management plan	2026 to 2056
Planning authority	South Holland District Council
Planning reference (if applicable)	H14-1286-25
BNG register reference (if applicable)	NA
Central OS grid reference	TF 252243
Metric revision/title	1
Are any Irreplaceable Habitats present onsite	Yes: ☐ No: ☒

Summary of Management Plan

Habitats to be Retained, Created and Enhanced PB-B02
Developed land, sealed surface to be retained
Timescales for Actions PB-B03
Work to commence in November 2026. Monitoring to be ongoing from 2026 – 2056.
Monitoring Requirements PB-B04
Monitoring will take place in years 1, 3, 5, 10, 15, 20, 25 and 30 by a suitably experienced ecologist, and a report will be submitted subsequently to the LPA by September of each monitoring year.
Required Consents and Licences PB-B05
NA
Funding PB-B06
The client (Tawny Homes Ltd) (the company) will pay for all ongoing costs
Legal Agreement PB-B07
Not required

Site Boundary Plan PB-F01

See context plan

Site Context Plan PB-F02

This plan should show the location of the site, including the LPA, boundary, national character area, and any relevant landscape scale policy or guidance information.

Site located within South Holland District Council – development site



Phasing strategy

Will the proposed work measures be delivered in phases? PB-B08

Yes: ☐ No: ☒

Roles and Responsibilities

Provide details of the responsible persons and organisation(s) for delivering this management plan.

Ecologist or Other Professional Responsible for HMMP PB-B09

Name or Initials		Helen Scarborough		
Organisation		HS Ecology		
Responsibility	Start Date:	September 2026	To	September 2026

HS Ecology are responsible for producing this HMMP only.

Statement of Competency

Helen Scarborough has been a professional ecologist for over 25 years, with extensive experience in writing habitat management plans.

Landowner or Land Manager PB-B10

Name or Initials		Harry Brown		
Organisation		Tawny Homes Ltd		
Responsibility	Start Date:	September 2026	End Date:	September 2056

Responsible for funding all habitat creation and management works as per the HMMP and reporting any suspected issues/failures to the ecologist or LPA.

Statement of Competency - Land manager and project manager for many years

Management Organisation(s) Responsible for Implementing the HMMP PB-B11

Name or Initials		As land owner/manager		
Organisation		As land owner/manager		
Responsibility	Start Date:	September 2026	End Date:	September 2056

Responsible for implementing the HMMP.

Statement of Competency

As previous

LPA or Responsible Body for Reviewing HMMP PB-B12

Name or Initials		Planning ecologist		
Organisation		South Holland District Council		
Responsibility	Start Date:	September 2026	End Date:	September 2056

It is the responsibility of the LPA to monitor the progress over the 30-year period and to carry out enforcement where necessary.

Land Use Summary

Overview of Baseline Site Use PB-B13

The site formed part of the yard area for the Enterprise Park property for storage and parking.

In accordance with the rules of degradation; aerial photographs were used to assess the baseline habitats. These were considered to be as follows:

Developed land; sealed surface (u1b) – 0.0775 hectares

Modified grassland (g4) – 0.1564 hectares

Bramble scrub (h3d) – 0.0651 hectares

These areas were derived in liaison with the LPA ecologist

Overview of Proposed Site Use PB-B14

Construction of 11 light industrial units, with car parking, access and landscaping.

Post construction habitat areas:

Developed land, sealed surface (u1b) – 0.272266 hectares

Trees – 0.057 hectares (14 trees)

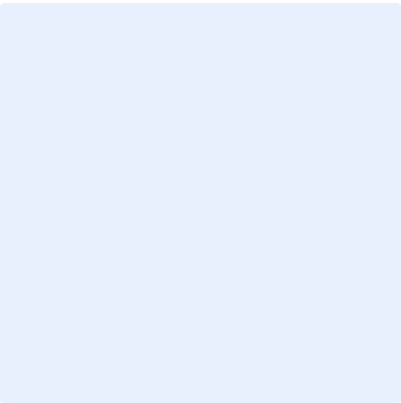
Other neutral grassland (g3c) – 0.0268 hectares

Site Context Photos PB-F03

Please include two overview photographs of the site in its current form here. Include additional photographs in an appendix if needed. Tick if additional photographs are provided in the Appendices

☐ Reference: [Click or tap here to enter text.](#)

Photographs of the development site – **aerial photograph**



Site Baseline, Environmental Information and Associated Impacts Checklist PB-T01

Consider the Baseline and Environmental Information listed below. These are likely to be appropriate factors informing your proposals and project design. They can provide the reviewer with important contextual information for the management prescriptions provided later in this document. Use your professional judgement to determine which factors are relevant to your specific project.

Please use the check box to indicate which are included in your plan. For any not included, provide brief reasons why the factor is not relevant to your project using your professional judgement. Where this information is provided elsewhere, you can reference existing reports and, or, plans that have informed your decisions. For the templates for each heading see pages 3-20 of the Companion Document.

Baseline and Environmental Information	Prompts for when these may be relevant. This is not an exhaustive list. Use your professional judgement to determine which are required for your HMMP	Check box if included	Document Reference or Reason if not included
Statutory / Non-statutory Designated Sites	Will your proposals lead to direct or indirect effects on designated sites?	☒	No impact on statutory or non-statutory sites Close to Vernatts drain but no impacts predicted
Protected and Notable Species	Does the presence or proximity of specific species on or near your site present any constraints or opportunities to project design or management?	☒	No protected or notable species present on site.
Invasive Non-Native Species (INNS)	Are any INNS present onsite that could affect the proposals?	☐	No
Biological Records Plan - Sites and Species	Does the presence of designated sites or specific species on or near the site present any constraints or opportunities to proposals?	☐	No
Baseline Habitats Survey	Is this current and important HMMP information located in a separate document? If so, provide details on where it is located.	☒	Biodiversity Net Gain Plan
Public Access	Has public access, or proposals to allow public access, influenced your management prescriptions? If so, how?	☐	No
Climate	Are local climate conditions and, or, climate change likely to impact the target habitat retention, creation or enhancement?	☐	No
Geology and Topography	Any geological or topographical constraints or opportunities?	☐	No
Agricultural Land Status	Does the site support any land favourable for agricultural management? Could this affect the proposals?	☐	No
Soils and Substrates	Do soils and substrates present any constraints or opportunities?	☐	No
Contaminated Land	If there is any contaminated land, will this present any constraints?	☐	No
Hydrology and Drainage	Will the site hydrology present any constraints or opportunities?	☐	No
Flood Risk Zones	Is the site within a flood risk zone? Will that present any site management risks?	☐	No
Landscape Character and Designations	Does the landscape character of the site present any constraints or opportunities?	☐	No
Historic Land Use	Does the historic land use present any constraints or opportunities?	☐	No
Historic Environment and Earth Heritage	Are there any historic environment designations? What are the implications for your plan?	☐	No
Other – please specify	Any other details - for example underground services or overhead powerlines, which may impact habitat management.	☐	N/a

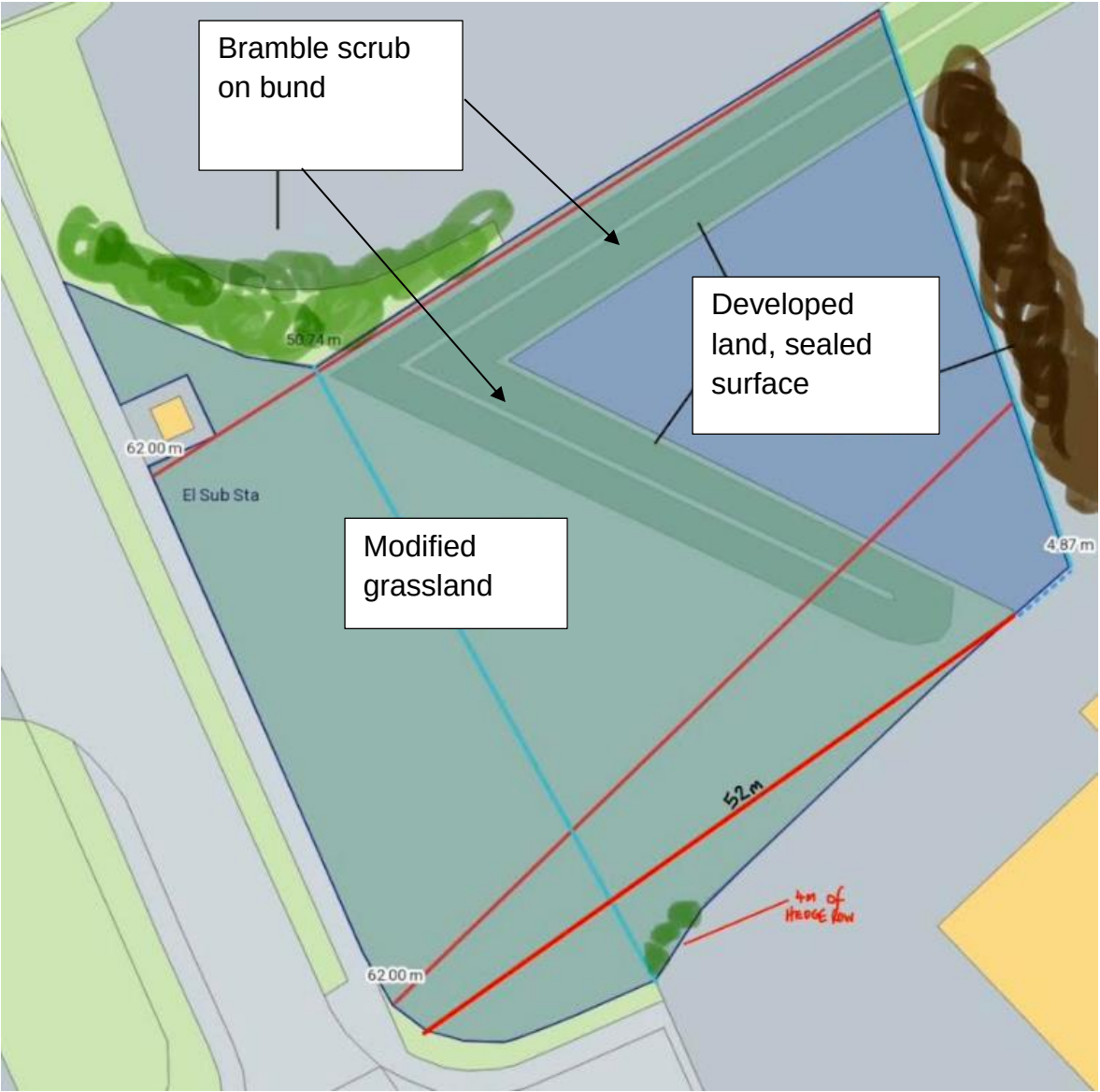
Baseline and Environmental Information

Ecologist responsible for baseline surveys (BI-T03)	
Name or Initials	NA
Organisation	NA
Survey Date	NA
Statement of Competency	
NA	
Survey conditions and limitations	
N/a	

Are there any signs or evidence that the baseline habitats have been purposefully degraded since 30 th January 2020? (BI-B05)
Yes – accounted for within baseline calculations

Parcel Refs	Habitat Type and Code	Irreplaceable	Priority	Description and Condition Justification	Condition	Area (ha)
1	Modified grassland (g4)	No	No	Typical short sward amenity grassland dominated by Lolium perenne	Moderate	0.1564
2	Hardstanding (u1b)	No	No	hard standing	NA	0.0775
3	Bramble scrub (h3d)	No	No	Scrub on site (prior to degradation)	Poor	0.0651

Baseline Habitats Plan (BI-F02)



Baseline Habitats Photos (BI-F04)

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Approximate outline of site pre construction

2. Planned Management Activities

Provide the site-wide aims and objectives. These should consider the Project Background information section outlined above as well as the outcomes of the Metric.

Management Plan Aims and Objectives PM-B01

Seeding of other neutral grassland to achieve moderate condition using Emorsgate EM2 meadow mix (suitable for a range of soil types) and also planting of 14 native trees.

The habitat creation and enhancement works detailed within the Habitat Management and Monitoring Plan will be completed **no later than 12 months** after the completion of development work

Principles Informed by Design Stage

The project's BNG target(s) should be set and documented early in the design process. Outline how background and baseline information influenced key design principles for the project from an early stage. This can provide useful context for the proposed retention, creation and enhancement measures.

Design Principles Informed by Baseline Information PM-B02

. NA

Habitat and Condition Targets PM-T01

This table presents a summary record of what you have agreed to deliver based on the biodiversity metric. These habitat condition targets form the basis of what the management plan is setting out to achieve. Include the relevant ‘Area’, ‘Hedgerow’, and ‘Watercourse’ types to be implemented and managed throughout the period of 30 years or more.

Baseline Habitat Type	Target Habitat Type	Parcel / Feature Refs	Baseline Condition	Targeted Condition	Years to Targeted Condition	Condition Assessment Targets	Comments
Grassland	Other neutral grassland	-	Moderate	Moderate	10	Moderate condition will be targeted by fulfilling criteria A, B, D and E on the relevant condition sheet. The sward will be variable, there will be no invasive/injurious species and no scrub or bracken.	Grassland will be typical other neutral grassland with >20% cover of forbs, >8 species per m², and cover of rye-grass and white clover <30%
Trees	Rural trees	-	Moderate	Moderate	30	Moderate condition will be targeted by fulfilling criteria A, B, D and F on the relevant condition sheet.	

Habitat and Condition Targets Further Comments

N/a

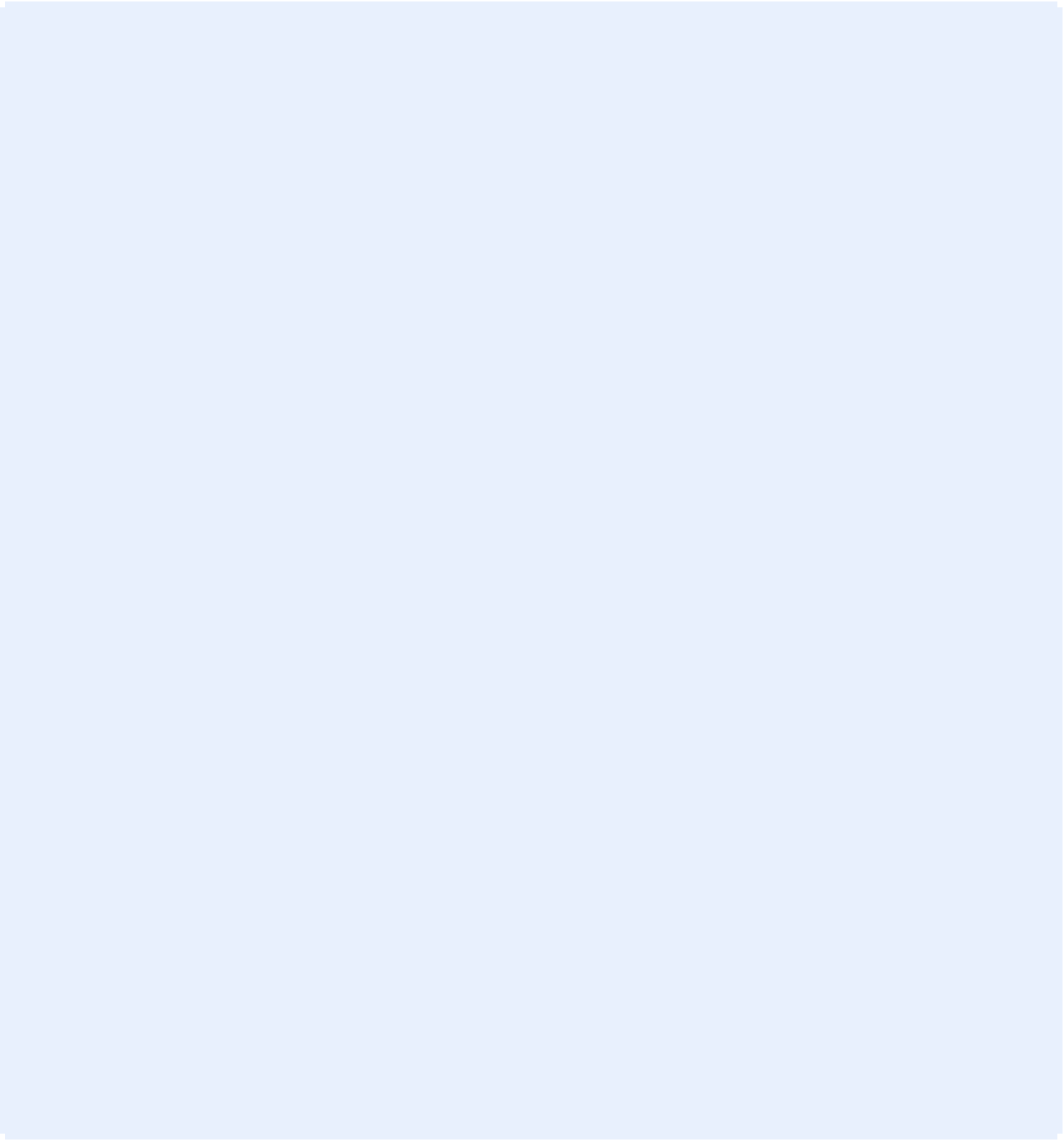
Habitat Retention

Provide a concise description of the habitats that are to be retained in their baseline condition. Habitats being retained may still require ongoing measures to maintain their baseline condition.

Measures to be Implemented to Protect Retained Habitats PM-03
N/a
Specification of Protective Measures to be Used PM-04
NA

Habitat Retention Plan PM-F01

Provide a plan with the locations of habitats to be retained (including whether to be protected and, or, enhanced) and those to be created under this HMMP. Include parcel references if needed. Tick box if any additional plans are provided in the Appendices ☐ . Reference: [Click or tap here to enter text.](#)

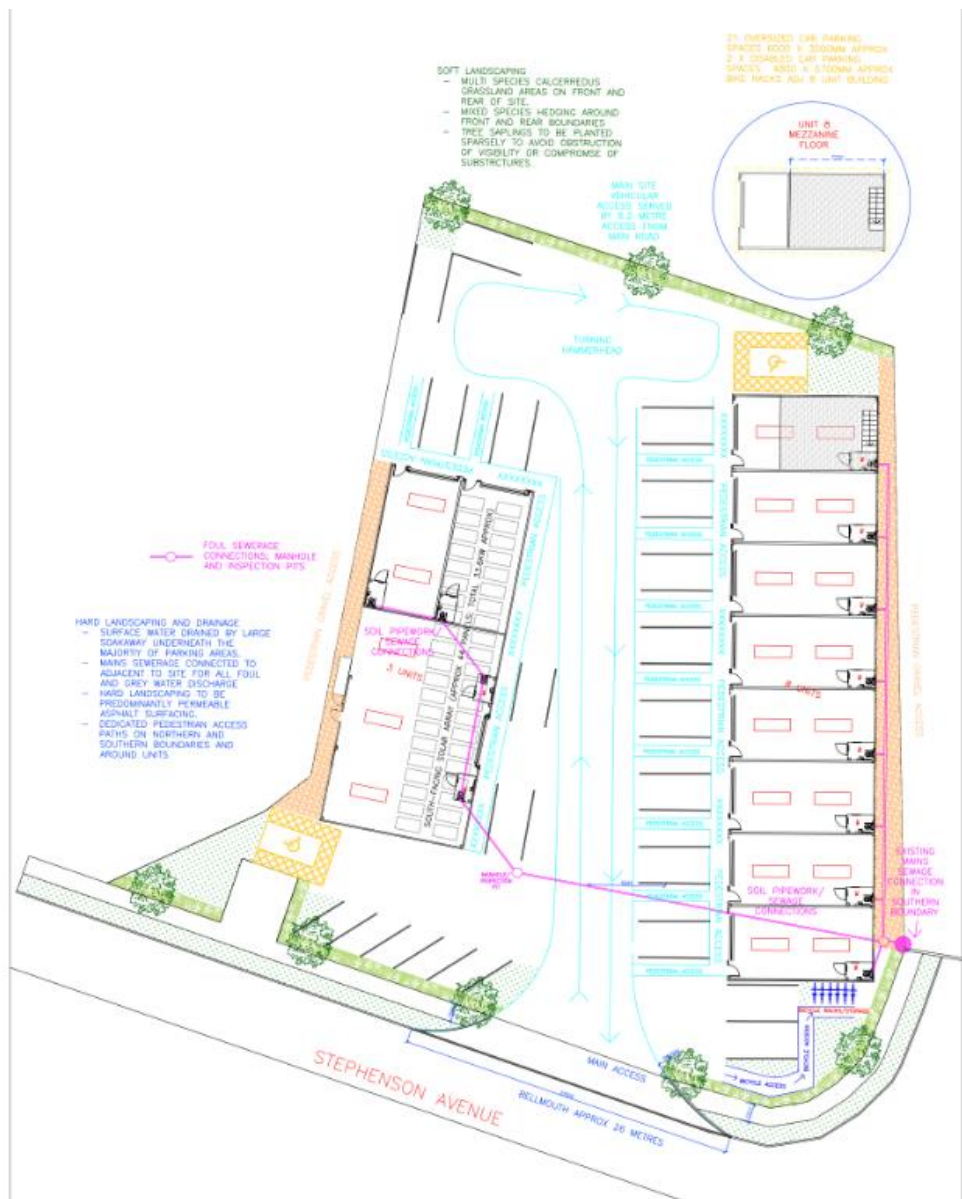


Creation, Enhancement and Management Targets and Prescriptions

Habitat Creation, Enhancement and Management Plan EM-F01

Show the habitat Creation, Enhancement and Management measures in this plan. Present this as a single, side-wide masterplan. Alternatively, provide a separate plan showing the locations of each specific

habitat to be delivered on the project site, copy this page into each of the habitat sheets below.



Masterplan – habitat creation, including grassland and trees (14 trees to be planted – Masterplan to be amended to accomadate this)

Grassland (Medium, High, and Very High Distinctiveness)

Creation, Enhancement and Management Summary (GH-T01)

Provide details of the approach to delivering each of the targeted condition criteria and habitat. Conditions from Statutory Biodiversity Metric habitat condition assessment sheets for Grassland (Med High and V. High) and orchard habitat types

Target Habitat			g3c – other neutral grassland			
Condition Assessment Criteria		Targeted	Relevant Parcels	Creation Approach	Enhancement Approach	Management Approach
A	The parcel represents a good example of its habitat type, with a consistently high proportion of characteristic indicator species present relevant to the specific habitat type. Note – this criterion is essential for achieving Moderate or Good condition for non-acid grassland types only.	Yes			EM2 seed and grass mixture for soils from Emorsgate Seeds will be used to ensure a suitable mix with plenty of indicator species.	The grass will be cut in late summer, the arisings removed after 7 days and then kept mown to c.50mm through winter to early spring.
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20 per cent is more than 7 cm) creating microclimates which provide opportunities for insects, birds and small mammals to live and breed.	Yes			The species composition and management regime will allow for a variable sward to form	
C	Cover of bare ground between 1% and 5%, including localised areas, for example, rabbit warrens.	No				
D	Cover of bracken <i>Pteridium aquilinum</i> less than 20% and cover of scrub (including bramble) less than 5%.	Yes		Bracken unlikely to grow on soil type	Regular cutting of the area will ensure no bramble or bracken can establish. Bracken is not present locally.	The grass will be cut in late summer, the arisings removed after 7 days and then kept mown to c.50mm through winter to early spring.
E	Combined cover of species indicative of suboptimal condition and physical damage (such as excessive poaching, damage from machinery use or storage, damaging levels	Yes			No non-native invasive species are present and none will be introduced.	If species indicative of suboptimal condition are present (e.g. thistles, docks), they should be dug out by hand. If INNS are found to be present, then they will need to be removed by an expert.

	of access, or any other damaging activities) accounts for less than 5% of total area. If any invasive non-native species (INNS) (as listed on Schedule 9 of WCA) are present, this criterion is automatically failed.					
F	There are 10 or more vascular plant species per m ² present, including forbs that are characteristic of the habitat type. Note – this criterion is essential for achieving Good condition for non-acid grassland types only.	No				

Grassland (Medium, High, and Very High Distinctiveness)

Creation, Enhancement and Management Detailed Methods (GH-T02)

Provide detailed prescriptions for the creation and management of the habitat.

Action	Relevant Parcels	Timing	Prescriptions
Enhancement		October 2026, depending on weather (should be undertaken when soil is not waterlogged).	Lightly harrow the area to create bare areas. Then rake off all excess vegetation/roots and level the surface. Broadcast the seed by hand at a rate of 4g/m2 and tread in afterwards to ensure good contact with the soil. If the weather is dry, then the newly sown seed will require daily watering in the evening.
Ongoing management		August (2027)	Cut the grassland to c.50mm height and leave the arisings before raking them off and composting.
Ongoing management		September to end of March.	Mow the grassland to c.50mm height as required from late autumn to the end of March and remove all arisings. Do not cut between April and July.

Grassland (Medium, High, and Very High Distinctiveness) Species Lists (GH-T03)

Provide a detailed species list for the habitat to be created

Common Name	Scientific Name	Abundance / %	Comments
Common bent	<i>Agrostis capillaris</i>	8	All figures/species taken from EM2 listing at Emorsgate seeds (www.wildseed.co.uk)
Lesser cat's-tail	<i>Phleum bertolonii</i>	1.6	
Smooth meadow grass	<i>Poa pratensis</i>	6.4	

Crested dog’s-tail	<i>Cynosurus cristatus</i>	36	
Red fescue	<i>Festuca rubra</i>	20	
Star sedge	<i>Carex achinata</i>	4.8	
Tufted hair grass	<i>Deschampsia caespitosa</i>	3.2	
Yarrow	<i>Achillea millefolium</i>	1	
Betony	<i>Betonica officinalis</i>	2	
Common knapweed	<i>Centaurea nigra</i>	3	
Lady’s bedstraw	<i>Galium verum</i>	1.6	
Oxeye daisy	<i>Leucanthemum vulgare</i>	1.6	
Cowslip	<i>Primula veris</i>	2	
Selfheal	<i>Prunella vulgaris</i>	2	
Tufted vetch	<i>Vicia cracca</i>	1	
Agrimony	<i>Agrimonia eupatoria</i>	0.4	
Wild angelica	<i>Angelica sylvestris</i>	0.1	
Meadow sweet	<i>Filipendula ulmaria</i>	0.8	
Meadow vetchling	<i>Lathyrus pratensis</i>	0.4	
Rough hawkbit	<i>Leontodon hispidus</i>	0.2	
Bird’s foot trefoil	<i>Lotus corniculatus</i>	0.2	
Greater bird’s foot trefoil	<i>Lotus pedunculatus</i>	0.1	
Ribwort plantain	<i>Plantago lanceolata</i>	0.4	
Meadow buttercup	<i>Ranunculus acris</i>	2	
Common sorrel	<i>Rumex acetosa</i>	0.6	
Ragged robin	<i>Silene flos-cuculi</i>	1	
Dandelion	<i>Taraxacum agg</i>	0.4	

What Does Success Look Like? (GH-F01)

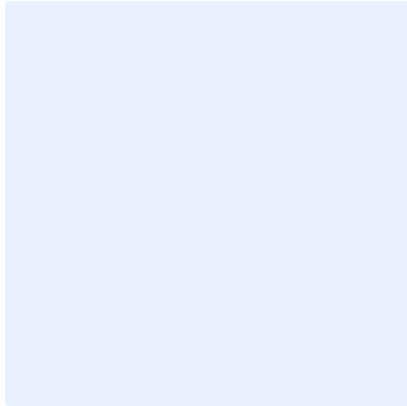


Photo taken from Emorsgate website

Individual Trees

Creation, Enhancement and Management Summary (UT-T01)

Provide details of the approach to delivering each of the targeted condition criteria and habitat. Conditions from Statutory Biodiversity Metric habitat condition assessment sheets – Sheet 9. Individual Trees

Target Habitat:		Individual rural trees				
Condition Assessment Criteria		Targeted	Relevant Features	Creation Approach	Enhancement Approach	Management Approach
A	The tree is a native species (or more than 70% within the block are native species).	Moderate		Only native trees will be planted. Field maple x 2 Hazel x 2 Alder x 2 Silver birch x 2 Rowan x 2 Wild cherry x 2 Crab apple x 2		
		Yes				
B	The tree canopy is predominantly continuous, with gaps in canopy cover making up <10% of total area and no individual gap being >5 m wide (individual trees automatically pass this criterion).	Yes		Individual trees automatically pass this criterion.		
C	The tree is mature (or more than 50% within the block are mature).	No				
D	There is little or no evidence of an adverse impact on tree health by human activities (such as vandalism, herbicide or detrimental agricultural activity). And there is no current regular pruning regime, so the trees retain >75% of expected canopy for their age range and height.	Yes		Trees will not be damaged and there will be no herbicide used around their bases.		Trees will not be pruned regularly, only when there is a defined need.
E	Natural ecological niches for vertebrates and invertebrates are present, such as presence of deadwood, cavities, ivy or loose bark.	No				

F	More than 20% of the tree canopy area is oversailing vegetation beneath.	Yes		They will be planted in an area of grassland.		Area around the trees will be kept as grassland.
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Individual Trees

Creation, Enhancement and Management Detailed Methods (UT-T02)

Provide detailed prescriptions for the creation and management of the habitat.

Action	Relevant Features	Timing	Prescriptions
Plant trees		Bare-root trees to be planted between November and March, when the soil is not frozen or waterlogged. Avoid using container-grown trees.	Trees must be planted at least 3m apart. Dig an area no deeper than the roots but 2-3 times wider than the root system as a square or rectangle. Soak the tree roots in water for 30 minutes before planting. Plant the tree to the same soil depth as in the nursery (marked by a bulge in the main stem just above the roots). Backfill the soil and firm down around the roots to ensure good contact with the soil and minimise air pockets. Water in well and feed if required. Apply a 2 inch thick layer of mulch (bark chippings or straw) around the newly planted tree, ensuring there is a gap of 3 inches between the mulch and the stem of the tree to prevent rotting. The mulch should extend for at least 60cm around the tree stem. Stake the tree if necessary to provide additional support. If rabbits or deer are present, then chicken wire guards or tree spirals should be used to protect the tree if necessary.
Aftercare		First year after planting.	Ensure newly planted trees are watered in periods of dry and/or windy weather. Ensure area around the stem is weed-free and replace the mulch where necessary. Formative pruning can be undertaken to remove any dead or diseased branches. If a tree stake and tie was used, check to ensure it is not too tight and adjust as necessary. Protect with tree guard if necessary.
Aftercare		Two years after planting.	Trees should only need watering in periods of prolonged dry weather. Stakes can be removed after 2 full growing seasons. Ensure the area around the tree is maintained as weed free by hand pulling weeds and maintaining the layer of mulch. Check tree guards.
Aftercare		Four years after planting and ongoing.	Trees should only need watering in periods of prolonged dry weather. The tree should be established and should no longer require the mulch layer. Some formative pruning can be undertaken of dead/diseased branches. Remove tree guards if used.

Individual Trees Species Lists (UT-T03)

Provide a detailed species list for the habitat to be created

Common Name	Scientific Name	Abundance / %	Comments
Rowan	<i>Sorbus aucuparia</i>	2no.	Abundance given as number of individual trees.
Silver birch	<i>Betula pendula</i>	2no.	
Crab apple	<i>Malus sylvestris</i>	2no.	

Hazel	<i>Corylus avellana</i>	2no.	
Alder	<i>Alnus glutinosa</i>	2no.	
Field maple	<i>Acer campestre</i>	2 no.	
Wild cherry	<i>Prunus avium</i>	2 no.	

Habitat Creation and Management – Risk Register and Remedial Measures PM-T02

Provide a site-wide risk register associated with creating, enhancing and, or, managing each habitat type. Consider your approach to delivering the BNG targets in case the management prescriptions do not deliver as expected.

Risk Identification Date	Habitat Type	Risk Factor	Trigger for Action	Remedial Measure
Soon after sowing	Grassland	Seed failing to establish.	Bare patches present	Sow more seed between either March and May, or August to September. Protect area from any mowing until established.
Ongoing	Grassland	Invasive non-native species out competing natives	Presence of non-native invasive species noted	Employ a specialist contractor to eradicate the invasive species (thistles, dock, ragwort) immediately.
Ongoing	Grassland	Presence of species indicative of suboptimal conditions (species include creeping thistle <i>Cirsium arvense</i> , spear thistle <i>Cirsium vulgare</i> , curled dock <i>Rumex crispus</i> , broad-leaved dock <i>Rumex obtusifolius</i> , common nettle <i>Urtica dioica</i> , creeping buttercup <i>Ranunculus repens</i> , greater plantain <i>Plantago major</i> , white clover <i>Trifolium repens</i> and cow parsley <i>Anthriscus sylvestris</i>).	More than 5% cover	Pull by hand.
Up to 3 years after planting	Individual trees	Tree fails to establish	Dead or dying tree	Plant another bare-root specimen of the same species as soon as possible (between November and March)
Ongoing	Individual trees	Tree is vandalised	Obvious damage	Restrict access to tree and monitor. If tree appears to be dying then will need to replace with the same species.

3. Monitoring Schedule

To deliver BNG, a robust strategy is critical to monitor successes and challenges. Routine monitoring informs progress and facilitates the required management plan updates at set intervals.

Monitoring Strategy

Provide details of the monitoring strategy to encourage successful implementation of the management plan (MS-B01)
Site will be surveyed by a suitably qualified ecologist (i.e. one with a FISC level of 3 as a minimum), photos will be taken of all habitat types and a full species list with DAFOR abundance scale taken for the grassland area. The report will include whether the target criteria of each habitat type has been met.

Monitoring Methods and Intervals MS-T01

Provide details of the methods you will use to adequately monitor the progress towards the targets stated in the management plan and as agreed with the Local Planning Authority.

Habitat Type	Monitoring Methods	Monitoring Interval and Timing
Other neutral grassland	To be undertaken on entire area. Undertake quadrat sampling to identify the DAFOR abundance and the number of species per m². Estimate the overall % cover of broad-leaved herbs and sedges. Estimate overall % cover of perennial rye-grass <i>Lolium perenne</i> and white clover. Estimate percentage of bare ground/damage/poaching and cover of species indicative of suboptimal conditions (list of species in PM-T02). Identify the presence of any INNS. Collect a botanical species list across whole area.	Monitoring surveys to be completed in Years 1, 3, 5, 10, 15, 20, 25 and 30. Surveys to be completed between May and July
Individual trees	All trees to be checked visually from the ground, using binoculars if necessary. Species to be noted along with number and location. Any damaged/diseased/dead trees to be flagged. Any excessively pruned trees to be flagged. Check that trees have at least 75% of their expected canopy cover for their age range and height. Any features of ecological interest to be noted (e.g. fungal growth, cavities, ivy growth, deadwood). Failed trees to be flagged and replaced (like for like unless advised by ecologist) Tree guards to be removed will be flagged where necessary (after year 3)	Monitoring surveys to be completed in Years 1, 3, 5, 10, 15, 20, 25 and 30. Surveys to be completed between April and August

Monitoring Reports

Following completion of habitat creation and initial enhancement works, prepare for your monitoring report for the Local Planning Authority or Responsible Body. You should monitor each habitat type comprising the BNG project. Provide sufficient detail for the reviewing authority to assess the progress. The ‘Monitoring Report Template’ can help you do this. The requirements and regularity with which the monitoring reports are required are at the discretion of the LPA or Responsible Body. Prepare the monitoring requirements below.

Monitoring Report Schedule MS-T02

Provide details of the person or organisation that will be responsible for submitting the monitoring reports. Also state the responsible organisation for receiving and reviewing the reports.

Organisation Responsible for Submitting the Monitoring Reports	Organisation Receiving and Responsible for Reviewing Reports
LPA planner	South Holland District Council

Provide details of when the monitoring surveys and reports will be undertaken and submitted. You can extend the table and adjust according to your required schedule.

Project Year	Month Report to be Submitted	Month Management Plan to be reviewed	Comments
Y1	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*);

			b. species composition of the habitats; and c. representative photographs of each habitat parcel.
Y3	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of the previous year’s management and problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*); b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required
Y5	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of the previous year’s management and problems encountered in meeting management objectives and any mediation

			actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*); b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required
Y10	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of the previous years management and problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*);

			b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required
Y15	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of the previous year's management and problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*); b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required
Y20	September	September or October	The monitoring report as referenced below shall contain as a minimum:

			1. A summary of the previous year's management and problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*); b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required
Y25	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of the previous year's management and problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland

			habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*); b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required
Y30	September	September or October	The monitoring report as referenced below shall contain as a minimum: 1. A summary of the previous year's management and problems encountered in meeting management objectives and any mediation actions taken or planned to address problems, to include details of tree establishment and grassland establishment 3. A current UK habitat condition assessment for each post development habitat accompanied by the following supporting evidence: a. species composition and % cover quadrat data for grassland habitats following sampling methods of the National Vegetation Classification or similar (NVC; Rodwell 1992*); b. species composition of the habitats; and c. representative photographs of each habitat parcel. d. details of any tree replacements required

Adaptive Management

Summary of Adaptive Management Approaches (MS-B02)

If seeding of the grassland fails completely, then soil samples may need to be taken to determine the exact soil type (Soilscapes viewer used to determine the clay soils likely present) and re-seed with a more appropriate mixture. The clock in terms of monitoring would then be re-set to Year 0.

Soilscapes indicate that the area is covered by a loamy and clay with high water table and high moisture levels which is suited to the seedmix selected (EM2) which has many species associated with a more wetland/heavy grassland.

If seeding is successful but cover of unwanted, palatable grasses is high and out-competing the indicator species after 3 years, then consideration should be given to scarifying and seeding with yellow rattle, to help suppress grass growth. The grassland may then fail on some targets such as area of bare soil, so this would have to be explained within the subsequent management report (if applicable).

If any of the management techniques are deemed to be failing, then these must be revised and this HMMP must be adjusted accordingly. The new management approach must then be approved by the LPA.

Any failures in establishment of any of the habitats, or unexpected changes, must be reported by the landowner to either the project ecologist or the LPA.