

## Porter, Karen

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**From:** De-Ruyck, Chris <Chris.De-Ruyck@e-lindsey.gov.uk>  
**Sent:** 08 January 2025 14:38  
**To:** Sutton, Catherine  
**Cc:** \_planningadvice  
**Subject:** H17-0983-24 : 80 Seas End Road, Surfleet

Hello Catherine,

I have reviewed the BNG assessment and statutory metric file for the above application and judge them to be suitably rigorous and sound. I also support the bat, bird, and bee provisions recommended in the report. However, there is one issue that requires addressing before we can be confident that the proposed development will meet the mandatory 10% biodiversity net gain requirement.

There is an error in the post-development statutory metric information in that all new planted trees must be recorded in the “small” size category for the tree-area calculations unless they are larger than 30 cm diameter when planted. This is articulated on page 56 of the Statutory Metric Guide: “record newly planted individual trees as ‘small’, unless ‘medium’ size or above at the time of site-planting”. Thus, planting an extra heavy standard tree as proposed in the BNG report (diameter at breast height = 14-16 cm) still counts as a small tree as it is less than 30 cm (medium tree size class is 30cm – 75cm).

The downshot is that when making this correction in the metric, the percent increase in biodiversity units is reduced to < 1%. However, one simple approach to rectifying this issue is to plant 4 new trees in the biodiversity creation area, rather than just the single tree. This would have the effect of bringing the post-development biodiversity values back to ~ 14% net gain.

Once the metric calculations and landscaping plan are amended to address the tree-issue, I believe the authority can have confidence that this development can achieve the mandatory 10% biodiversity net gain requirement. Note, that due to the extent of habitat creation/enhancement on-site, we will require the applicants to submit a habitat management and monitoring plan (HMMP) along with the biodiversity gain plan to discharge the biodiversity gain condition pre-commencement. I would refer the applicants to the small-sites HMMP template and HMMPT checklist available from: [Habitat Management and Monitoring Plan Template - JP058](#).

Thank you for your time,  
Chris

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