BIODIVERSITY NET GAIN STATEMENT

For

PROPOSED CONVERSION OF AGRICULTURAL BARN TO RESIDENTIAL DWELLING

At

HOLMLEA (adjacent)
MILL GATE
WHAPLODE
SPALDING
PE12 6RT

For

MRS. MARIE SPENCER

PLANNING APPLICATION ISSUE

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Biodiversity Net Gain Statement

The mandatory requirement for Biodiversity Net Gain was introduced through the NPPF in January 2024 (see also Environment Act 2021).

Considering the requirements relative to this project it is believed that the conversion to a residential dwelling will have no impact upon the existing biodiversity of the site. Further, referring to www.gov.uk/biodiversity-net-gain-exempt-developments we would conclude that the site is exempt on the basis that it falls below the threshold in that it is:

A development that does not impact a priority habitat and impacts less than:

25 square meters (5m by 5m) of on-site habitat.
5 metres on on-site linear habitats such as hedgerows.

The Dutch Barn has a solid floor with no vegetation growing within its footprint. A separate bat report has been produced which indicates that there is little to no potential of this structure to be utilized by bats. On the above basis it is considered that no further statement is necessary for this application.