



The Ecology Co-op

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Ref: Biodiversity Impact calculation summary for Land at Woodgate Nurseries.

To whom it may concern,

This document includes a summary of a baseline 'Biodiversity Impact Calculation' (BIC) for the proposed development at Woodgate Nurseries. The purpose of this document is to present a summary of the findings of the BIC based on the most up-to-date existing habitat survey information and the most current outline plans for the proposed development of the site (figure 1). A full biodiversity impact calculation report is to follow and be produced.

A summary of habitats and condition assessments is provided in Table 1.

Table 1. Existing habitat conditions for Woodgate Nurseries.

Habitats		Condition Assessments
UK Habitat (UKHAB) Classification System	Location/Reference (habitat parcels split if multiple areas with different condition assessments)	Condition
Cropland	c1	N/A
Modified grassland	g4	Poor
Other neutral grassland	g3c	Moderate
Heathland shrub-Bramble	h3d	N/A
Sparsley vegetated land – ruderal/ephemeral	u1f	Poor
Urban- Development land; sealed surface	u1b	N/A
Urban- Development land; sealed surface	u1b	N/A
Urban- Artificial unvegetated, unsealed surface	u1b	N/A
Other neutral grassland	g3c	Moderate
Heathland and shrub-Mixed scrub	h3h	Moderate
Individual trees – rural tree	8 large trees, 3 medium trees and 5 small trees	Moderate
Individual trees – rural tree	2 large trees and 1 medium tree	Good

Heathland and shrub-Mixed scrub	h3h	Poor
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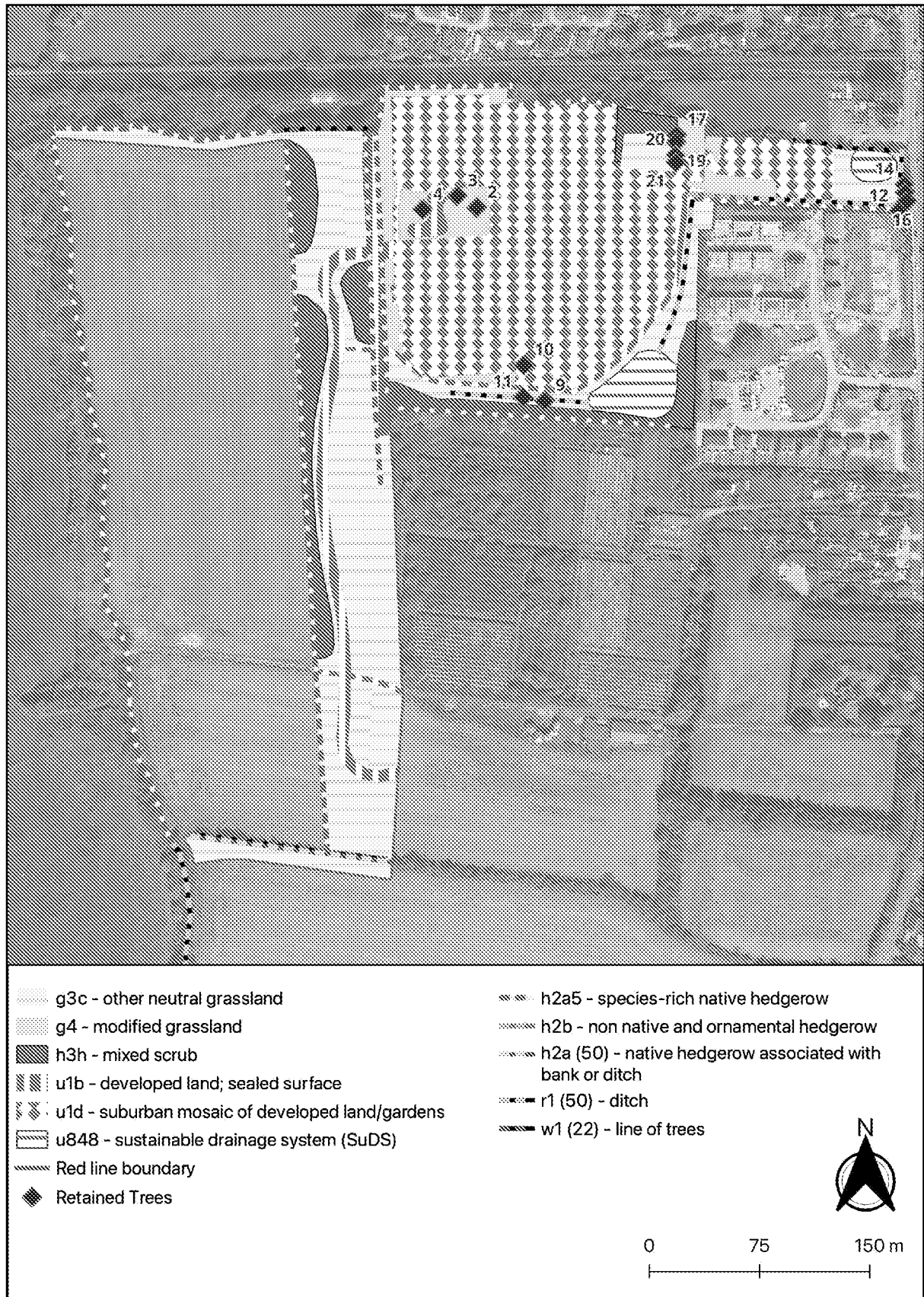


Figure 1. Propsed development at Land at Woodgate Nurseries, Produced with QGIS version 3.34. Please note new tree planting is not shown.

The overall results are provided in Table 2, a full Statutory Biodiversity Metric and report will be provided with full details of the calculation, losses and gains.

Table 2. Headline results of the Biodiversity Impact Calculation for the proposed development at Woodgate Nurseries

On-site baseline	Habitat units	26.23	
	Hedgerow units	13.73	
	Watercourse units	0.43	
On-site post-intervention (including habitat retention, creation & enhancement)	Habitat units	33.33	
	Hedgerow units	18.83	
	Watercourse units	0.22	
On-site net change (units & percentage)	Habitat units	6.79	25.90%
	Hedgerow units	4.90	35.70%
	Watercourse units	0.49	99.62%
Off-site baseline	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site post-intervention (including habitat retention, creation & enhancement)	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site net change (units & percentage)	Habitat units	0.00	0.00%
	Hedgerow units	0.00	0.00%
	Watercourse units	0.00	0.00%
Combined net unit change (including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	6.79	
	Hedgerow units	4.90	
	Watercourse units	0.43	
Spatial risk multiplier (SRM) deductions	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
FINAL RESULTS			
Total net unit change (including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	6.79	
	Hedgerow units	4.90	
	Watercourse units	0.43	
Total net % change (including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	25.90%	
	Hedgerow units	35.70%	
	Watercourse units	99.62%	
Trading rules satisfied?	Yes ✓		

Table 3. Headline results of the Biodiversity Impact Calculation for the proposed development at Woodgate Nurseries

Trading Summary		
Biodiversity Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required - no species compensation option 2	Yes ✓
High	Same habitat required -	Yes ✓
Medium	Same or more habitat or an equal or greater biodiversity habitat required 2	Yes ✓
Low	Same biodiversity or better habitat required 2	Yes ✓

The Statutory Biodiversity Metric calculation has demonstrated that the proposed scheme will result in a likely net gain of 6.79 habitat units (+25.90%), 4.9 hedgerow units (+35.70%) and 0.49 watercourse units (99.62%). The current scheme satisfies the trading rules within the Statutory Biodiversity Metric.

If you have any queries about the findings of this assessment, then please do not hesitate to contact me.

Kind regards,

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