

Biodiversity Enhancement Statement

Site Address: 31 South Way, Bognor Regis, PO21 5HB

Introduction

This statement has been prepared in support of a planning application for the installation of a storage container at the above address. It demonstrates how the proposal has considered biodiversity in accordance with the Environment Act 2021 and Arun District Council Local Plan Policy ENV DM5, and sets out proportionate enhancement measures.

Existing Site Conditions (Baseline Biodiversity)

The application site comprises a small area of previously disturbed ground within a developed setting. The land is of low ecological value, consisting of compacted ground with limited or ephemeral vegetation typical of regularly used or managed areas.

No trees, hedgerows, or priority habitats are present within the footprint of the proposed development. The site does not provide suitable habitat for protected or notable species, and its baseline biodiversity value is considered to be negligible.

Biodiversity Net Gain (BNG) Position

The proposed development is of a very small scale and is considered to fall below the threshold for mandatory Biodiversity Net Gain. The footprint of the storage container will impact only a minimal area of low-value habitat and does not result in any measurable loss of biodiversity units.

On this basis, the proposal is considered de minimis and not subject to the statutory BNG requirement.

Notwithstanding this position, the scheme incorporates proportionate biodiversity enhancements in line with the objectives of national and local policy.

Mitigation Hierarchy

The proposal has been designed in accordance with the biodiversity mitigation hierarchy:

- **Avoidance:**
The container has been positioned within an already disturbed part of the site to avoid any features of ecological value.
- **Minimisation:**
The footprint of the container is kept to the minimum required, limiting the extent of ground coverage and disturbance. No vegetation clearance or habitat removal is required beyond minor, low-value ground cover.
- **Enhancement:**
Measures are included to provide a net benefit for biodiversity, as outlined below.

Biodiversity Enhancement Measures

To deliver a proportionate enhancement, the following measures will be implemented:

- **Bird Nesting Provision**
At least one bird box (e.g. suitable for house sparrows or small passerines) will be installed on an existing structure within the site.
- **Native and Pollinator-Friendly Planting**
Where space allows, small areas of native or nectar-rich planting will be introduced to support pollinating insects.
- **Invertebrate Habitat Feature**
A simple insect habitat (e.g. log pile or insect hotel) will be provided to enhance opportunities for invertebrates.

These measures are appropriate to the scale and nature of the development and will result in a small but meaningful biodiversity gain.

Implementation and Management

The enhancement measures will be installed within the first available planting season (October–March) following installation of the container, or within three months where feasible.

All features will be retained for the lifetime of the development and will require only minimal maintenance, such as periodic inspection and replacement if necessary.

Conclusion

The proposed development is of a minor scale on land of negligible ecological value and will not result in harm to biodiversity.

Although the proposal is not subject to mandatory Biodiversity Net Gain requirements, it incorporates proportionate and policy-compliant enhancement measures. As such, the development accords with the Environment Act 2021, the National Planning Policy Framework, and Arun District Council Local Plan Policy ENV DM5.