



envirotech

Ecological Consultants
Environmental and Rural Chartered Surveyors

Your Ref:

Our Ref: AWG/5896

Wednesday, 11 September 2019

To whom it may concern

RE: CHATBURN ROAD - BIO-DIVERSITY OFFSETTING CALCULATIONS

In respect of the above site we have been asked to assess the potential for bio-diversity gain associated with the proposal.

We would comment as follows

BIODIVERSITY CALCULATIONS

In respect of biodiversity, defining enhancement proves problematic as "valuing" the natural environment requires a standardised methodology and baseline values against which to compare a site before and after.

Biodiversity offsetting using Defra matrices has attempted this and is currently the accepted method of valuing ecological habitat.

Defra metrics is complicated, and is highly sensitive to the type and condition of the habitat being lost, and the type and condition of the habitat being created on-site in mitigation and also off-site in compensation. Differences in habitat type and condition can make a large difference to the amount of offsetting required.

The assessment hereafter is in accordance with and follows the methodology reported in "Biodiversity offsetting Pilots Guidance for Developers (DEFRA, 2012)"

The author of this report is a Rural Practice Chartered Surveyor, Chartered Environmentalist and full member of the Chartered Institute of Ecology and Environmental Management.

We have utilised a spreadsheet for calculating the biodiversity value of the site before and after which was developed by the Environment Bank and Warwickshire County Council both of who were



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involved in the pilot project for biodiversity offsetting. Biodiversity offsetting calculations were undertaken with version WCS_BIA_v.19.0. This was the most current version of the spreadsheet at the time of compilation.

Baseline conditions were taken as reported by Envirotech (2019) following a site visit.

Post development conditions were taken from the Proposed Landscape Plan Aug 2019.

The ecology report for the site indicates the poor semi-improved grassland has a low distinctiveness and low condition.

Planting will be undertaken to retained edges, new trees planted and bulb planting undertaken.

Using the DEFRA Matrics calculations for habitat types, distinctiveness, condition, difficulty of creation and allowing suitable discount periods for the habitats to reach their target value, the site pre development is 5.94 Units, post development the site will be 5.22 Units, an ecological loss of 0.72 Units. On an area basis the site is therefore **12.12% worse ecologically post development than pre-development.**

The spreadsheet calculations are appended.

Yours Sincerely

A handwritten signature in blue ink, appearing to read 'A. Gardner'.

Andrew Gardner BSc (Hons), MSc, MCIEEM, MRICS, CEnv, Dip NDEA
Director Envirotech

	Habitat Area (ha)	Hedgerow impact (km)	Connectivity Features (km)	Habitat Biodiversity Value	Hedgerow Biodiversity Value	Connectivity Biodiversity Value
Existing						
Onsite Biodiversity Impact	1.98	0.00	0.00	5.94	0.00	0.00
Indirect Biodiversity Impact	0.00	0.00	0.00	0.00	0.00	0.00
Total habitat / linear features impacted	1.98	0.00	0.00	5.94	0.00	0.00
Retained / Created / Enhanced						
Onsite biodiversity retained	0.00	0.00	0.00	0.00	0.00	0.00
Onsite Creation	1.98	0.00	0.00	5.22	0.00	0.00
Biodiversity retained and enhanced	0.00	0.00	0.00	0.00	0.00	0.00
Total biodiversity retained/enhanced	1.98	0.00	0.00	5.22	0.00	0.00
Trading Down	n/a	n/a	n/a	0.00	0.00	0.00
Biodiversity Impact	n/a	n/a	n/a	-0.72	0.00	0.00

Habitat Impacts	Loss	Gain	Impact	%age losses	Compensatory Unit loss	Indicative Offset (ha)	WCC Offset units	WCC Offset Contribution
Woodland Habitat	0.00	0.00	0.00					
Grassland Habitat	5.94	2.98	-2.96	100.00	-0.72	1.08	-0.72	£33,106
Wetland Habitat	0.00	0.00	0.00					
Other Habitat (incl. Built Env)	0.00	2.24	2.24					
Total	5.94	5.22	-0.72	100.00	-0.72	1.08	-0.72	£33,106
		Trading down	0.00					
			-0.72					

Hedgerow Impacts	Loss	Gain	Trading down	Impact	Unit loss	Indicative Offset (ha)	WCC Offset units	WCC Offset Contribution
Hedgerow	0.00	0.00		0.00				

SUMMARY

This development will result in -0.72 Habitat Biodiversity Units loss; 0 Hedgerow Units loss and 0 Connectivity Biodiversity Units loss

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