

EEL852 Lydiard Millicent – Biodiversity Net Gain (BNG) Assessment

Ellendale Environmental Limited was commissioned by Willis & Co. (Chartered Town Planners), on behalf of their client Mr John Stubbs to undertake a Biodiversity Net Gain (BNG) assessment for an area of land 2 Lydiard Green, Lydiard Millicent, Hook, Wiltshire, SN5 3LP ('the site'). The BNG assessment has been undertaken to support a planning application for the redevelopment of the site and the development of three residential dwellings ('the proposed development').

The site, which is approximately 0.173 ha in size, is located to the west of Lydiard Green, a small village in the county of Wiltshire. It is situated approximately four miles west of the town of Swindon, at OS grid reference SU 08332 86083.

The site predominantly comprises single storey structures and sealed surfaces. There is a small area of tall ruderal vegetation along with some ephemeral/short perennial vegetation located between the two buildings in an unmanaged area. The site is heavily disturbed, regularly used and overall, the site provides low suitability to support protected species, and no evidence of protected species was detected during an ecological survey (undertaken by Ellendale Environmental in July 2024).

It is considered that the proposed redevelopment of the building is below a de minimis threshold and therefore exempt from the current BNG regulations. This exemption is designed to ensure that BNG does not apply to either very small-scale development or development which does not impact habitat, through loss or degradation within the red line boundary. Within the site there are no priority habitats present that will be impacted by the proposed development and there are no non-priority linear habitats (such as native hedgerows).

Despite being exempt from the current BNG regulations, the proposed development can provide some net gain through the proposed plans which seek to enhance the development through the planting of grassland habitat, including species-rich grassland, wildflower habitat green roofs and individual trees. In addition, bird and bat boxes will be installed on the building and within the development site.

The post-development site habitat units have been determined using the Natural England Biodiversity Metric 4.0 calculation tool and this is summarised in **Table 1**.

Table 1: Site habitat creation (post-development)

BROAD HABITAT	HABITAT TYPE	AREA (HA)	CONDITION	TOTAL HABITAT UNITS	COMMENTS
Urban	Developed land; sealed surface	0.04188	N/A - Other	0.00	Buildings and garages
Urban	Developed land; sealed surface	0.0048	N/A - Other	0.00	Patio around buildings
Grassland	Modified grassland	0.09532	Good	0.045	Grassland around buildings/ garden area
Urban	Developed land; sealed surface	0.0116	N/A - Other	0.00	Site Access
Urban	Developed land; sealed surface	0.03545	N/A - Other	0.00	Hard standing within site, driveways access etc.

Based on this, the Natural England Biodiversity Metric 4.0 calculation tool indicates that the proposed development will result in a net gain of **3614.03%** for non-linear habitats; no linear habitats are present on the site.

There are no hedgerows within the site boundary, and none are to be planted within the developed site. A hedgerow does run along the outside of the northern boundary of the site and will not be impacted by the proposed development.