

# The Statutory Biodiversity Metric

Auditing and accounting for biodiversity

## Calculation Tool

Version 1.0.4

Open Tool



# The Statutory Biodiversity Metric Start page

Project details			
Planning authority:	Horsham District Council		
Project name:	Stables at Holders		
Applicant:			
Application type:	Full		
Planning application reference:			
Completed by:	Adam Robbins		
Date of metric completion:	14 October 2025		
Reviewer:			
Calculation iteration:			
Planning authority reviewer:			
Date of planning authority review:			
Target % net gain:	10%		
Irreplaceable habitat present at baseline:	No ✓		
Total site area - including irreplaceable habitat area (hectares):	0.40	Irreplaceable habitat site area (hectares):	0.00
Total off-site area - including irreplaceable habitat area (hectares):	N/A	Irreplaceable habitat area off-site (hectares):	N/A

Main menu

Results

Cell style conventions	
	Attention required
	Input error/rules and principles not met
	Use of this cell is not appropriate
	Enter data
	Automatic lookup
	Result

View all

Reset view

On-site baseline map Insert

On-site post intervention map Insert

On-site baseline map reference number

On-site post-intervention map reference number

Off-site baseline map Insert

Off-site post intervention map Insert

Off-site baseline map reference number

Off-site post-intervention reference number

# The Statutory Biodiversity Metric Main menu

**Key**

- Area habitats
- Hedgerows and lines of trees
- Watercourses

Start page      Technical data      Results

Tree helper						
Tree size	Number of trees and area (ha) for each condition state					
	Poor	Area	Moderate	Area	Good	Area
Small		0.0000		0.0000		0.0000
Medium		0.0000		0.0000		0.0000
Large		0.0000		0.0000		0.0000
Very large		0.0000		0.0000		0.0000
<b>Total</b>	<b>0</b>	<b>0.0000</b>	<b>0</b>	<b>0.0000</b>	<b>0</b>	<b>0.0000</b>

Start here



**On-site baseline**

- A-1 On-site Area Habitat Baseline
- B-1 On-site Hedge Baseline
- C-1 On-site Watercourse Baseline

**On-site post development**

- A-2 On-site Area Habitat Creation
- A-3 On-site Area Habitat Enhancement
- B-2 On-site Hedge Creation
- B-3 On-site Hedge Enhancement
- C-2 On-site Watercourse Creation
- C-3 On-site Watercourse Enhancement

**Off-site baseline**

- D-1 Off-site Area Habitat Baseline
- E-1 Off-site Hedge Baseline
- F-1 Off-site Watercourse Baseline

**Off-site post development**

- D-2 Off-site Area Habitat Creation
- D-3 Off-site Area Habitat Enhancement
- E-2 Off-site Hedge Creation
- E-3 Off-site Hedge Enhancement
- F-2 Off-site Watercourse Creation
- F-3 Off-site Watercourse Enhancement

## The Statutory Biodiversity Metric Results

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Stables at Holders

Headline Results

Return to results menu

Scroll down for final results ▲

On-site baseline	Area habitat units	0.72	
	Hedgerow units	0.00	
	Watercourse units	0.00	
On-site post-intervention <small>(Including habitat retention, creation &amp; enhancement)</small>	Area habitat units	0.80	
	Hedgerow units	0.00	
	Watercourse units	0.00	
On-site net change <small>(units &amp; percentage)</small>	Area habitat units	0.08	10.71%
	Hedgerow units	0.00	0.00%
	Watercourse units	0.00	0.00%
Off-site baseline	Area habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site post-intervention <small>(Including habitat retention, creation &amp; enhancement)</small>	Area habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site net change <small>(units &amp; percentage)</small>	Area habitat units	0.00	0.00%
	Hedgerow units	0.00	0.00%
	Watercourse units	0.00	0.00%

Combined net unit change <small>(Including all on-site &amp; off-site habitat retention, creation &amp; enhancement)</small>	Area habitat units	0.08	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Spatial risk multiplier (SRM) deductions	Area habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	

**FINAL RESULTS**

Total net unit change <small>(Including all on-site &amp; off-site habitat retention, creation &amp; enhancement)</small>	Area habitat units	0.08	
	Hedgerow units	0.00	
	Watercourse units	0.00	

<p style="text-align: center;"><b>Total net % change</b></p> <p style="text-align: center;">(Including all on-site &amp; off-site habitat retention, creation &amp; enhancement)</p>	<i>Area habitat units</i>	10.71%
	<i>Hedgerow units</i>	0.00%
	<i>Watercourse units</i>	0.00%

<b>Trading rules satisfied?</b>	Yes ✓
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Unit Type	Target	Baseline Units	Units Required	Unit Deficit
<i>Area habitat units</i>	10.00%	0.72	0.79	0.00
<i>Hedgerow units</i>	10.00%	0.00	0.00	0.00
<i>Watercourse units</i>	10.00%	0.00	0.00	0.00

No additional area habitat units required to meet target ✓  
 No additional hedgerow units required to meet target ✓  
 No additional watercourse units required to meet target ✓

Summary Figures

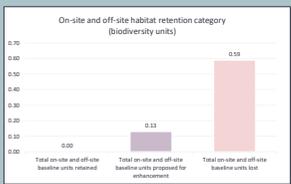
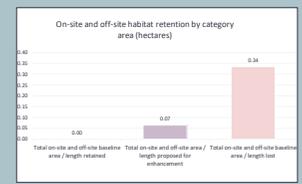
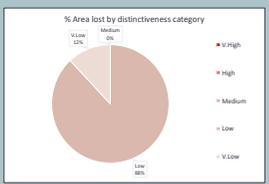
Net project biodiversity units (Including all on-site & off-site habitat retention / creation)	Area habitat units	0.08
	Hedgerow units	0.00
	Watercourse units	0.00
Total project biodiversity % change (Including all on-site & off-site habitat creation + retained habitats)	Area habitat units	10.71%
	Hedgerow units	0.00%
	Watercourse units	0.00%

Combined habitat retention and enhancement			
	Area Habitats	Hedgerows	Watercourses
Total on-site and off-site baseline area / length	0.40	0.00	0.00
Total on-site and off-site baseline units	0.72	0.00	0.00
Total on-site and off-site baseline area / length retained	0.00	0.00	0.00
Total on-site and off-site baseline units retained	0.00	0.00	0.00
Total on-site and off-site area / length proposed for enhancement	0.07	0.00	0.00
Total on-site and off-site baseline units proposed for enhancement	0.13	0.00	0.00
Total on-site and off-site baseline area / length lost	0.34	0.00	0.00
Total on-site and off-site baseline units lost	0.59	0.00	0.00

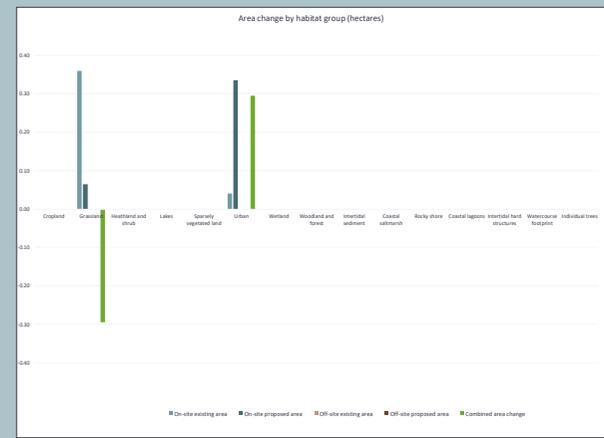
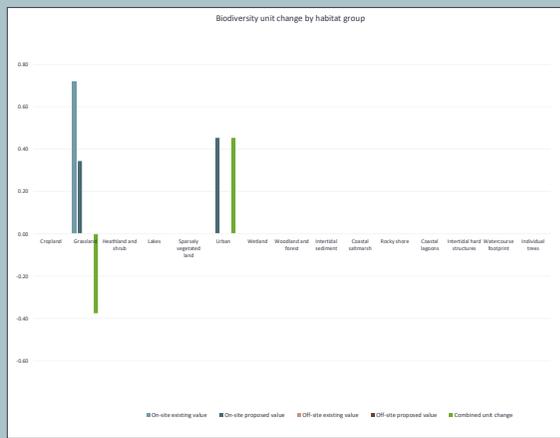
Area habitats

Habitat group	Baseline		Post-development on-site		On-site change	
	On-site existing area	On-site existing value	On-site proposed area	On-site proposed value	On-site area change	On-site unit change
Chapland	0.00	0.00	0.00	0.00	0.00	0.00
Chasmland	0.38	0.72	0.07	0.34	-0.30	-0.38
Heathland and scrub	0.00	0.00	0.00	0.00	0.00	0.00
Lakes	0.00	0.00	0.00	0.00	0.00	0.00
Scarcely vegetated land	0.00	0.00	0.00	0.00	0.00	0.00
Urban	0.00	0.00	0.00	0.00	0.00	0.00
Wetlands	0.00	0.00	0.00	0.00	0.00	0.00
Woodland and forest	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal sediment	0.00	0.00	0.00	0.00	0.00	0.00
Coastal saltmarsh	0.00	0.00	0.00	0.00	0.00	0.00
Coastal lagoons	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal hard structures	0.00	0.00	0.00	0.00	0.00	0.00
Watercourse bedrock	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal meers	0.00	0.00	0.00	0.00	0.00	0.00

Category	Combined area lost from baseline(s) by distinctiveness band	
	Area lost (hectares)	Area lost (%)
V.High	0	0
High	0	0
Medium	0	0
Low	0.34	88
V.Low	0.04	12



Habitat group	Baseline		Post-development off-site		Off-site change	
	Off-site existing area	Off-site existing value	Off-site proposed area	Off-site proposed value	Off-site area change	Off-site unit change
Chapland	0.00	0.00	0.00	0.00	0.00	0.00
Chasmland	0.00	0.00	0.00	0.00	0.00	0.00
Heathland and scrub	0.00	0.00	0.00	0.00	0.00	0.00
Lakes	0.00	0.00	0.00	0.00	0.00	0.00
Scarcely vegetated land	0.00	0.00	0.00	0.00	0.00	0.00
Urban	0.00	0.00	0.00	0.00	0.00	0.00
Wetlands	0.00	0.00	0.00	0.00	0.00	0.00
Woodland and forest	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal sediment	0.00	0.00	0.00	0.00	0.00	0.00
Coastal saltmarsh	0.00	0.00	0.00	0.00	0.00	0.00
Rocky shores	0.00	0.00	0.00	0.00	0.00	0.00
Coastal lagoons	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal hard structures	0.00	0.00	0.00	0.00	0.00	0.00
Watercourse bedrock	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal meers	0.00	0.00	0.00	0.00	0.00	0.00

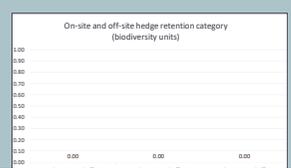
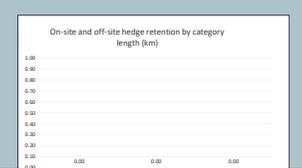


Habitat group	Baseline		On-site and off-site post-development		Combined change	
	Combined existing area	Combined existing value	Combined proposed area	Combined proposed value	Combined area change	Combined unit change
Chapland	0.00	0.00	0.00	0.00	0.00	0.00
Chasmland	0.38	0.72	0.07	0.34	-0.30	-0.38
Heathland and scrub	0.00	0.00	0.00	0.00	0.00	0.00
Lakes	0.00	0.00	0.00	0.00	0.00	0.00
Scarcely vegetated land	0.00	0.00	0.00	0.00	0.00	0.00
Urban	0.00	0.00	0.00	0.00	0.00	0.00
Wetlands	0.00	0.00	0.00	0.00	0.00	0.00
Woodland and forest	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal sediment	0.00	0.00	0.00	0.00	0.00	0.00
Coastal saltmarsh	0.00	0.00	0.00	0.00	0.00	0.00
Rocky shores	0.00	0.00	0.00	0.00	0.00	0.00
Coastal lagoons	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal hard structures	0.00	0.00	0.00	0.00	0.00	0.00
Watercourse bedrock	0.00	0.00	0.00	0.00	0.00	0.00
Intertidal meers	0.00	0.00	0.00	0.00	0.00	0.00

Hedgerows and lines of trees

Hedgerow type	Baseline		Post-development on-site		On-site change	
	On-site existing length	On-site existing value	On-site proposed length	On-site proposed value	On-site length change	On-site unit change
Species-rich native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Species-rich native hedgerow with trees	0.00	0.00	0.00	0.00	0.00	0.00
Species-rich native hedgerow - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Species-rich native hedgerow	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow with trees	0.00	0.00	0.00	0.00	0.00	0.00
Ecologically valuable line of trees	0.00	0.00	0.00	0.00	0.00	0.00

Category	Combined length lost from baseline(s) by distinctiveness band	
	Length lost (km)	Length lost (%)
V.High	0	0
High	0	0
Medium	0	0
Low	0	0
V.Low	0	0



Area Habitats  
Area Habitats  
Area Habitats  
Hedgerows and Lines of Trees

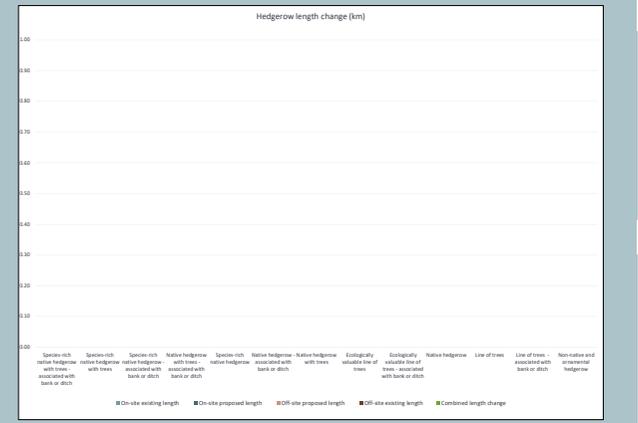
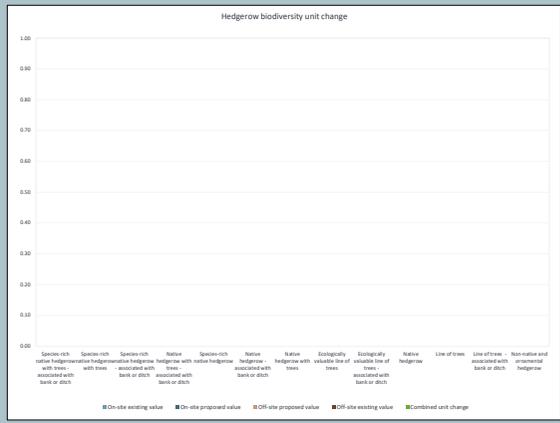
Ecologically valuable line of trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow	0.00	0.00	0.00	0.00	0.00	0.00
Line of trees	0.00	0.00	0.00	0.00	0.00	0.00
Line of trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Non-native and ornamental hedgerow	0.00	0.00	0.00	0.00	0.00	0.00

V.Low	0
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Total on-site and off-site baseline area / length retained	0.00
Total on-site and off-site area / length proposed for enhancement	0.00
Total on-site and off-site baseline area / length lost	0.00
Total on-site and off-site baseline units retained	0.00
Total on-site and off-site baseline units proposed for enhancement	0.00
Total on-site and off-site baseline units lost	0.00

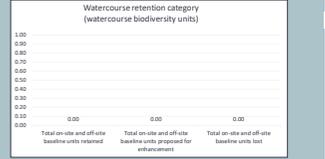
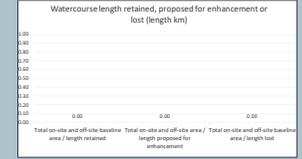
Off-site change by hedgerow type						
Hedgerow type	Off-site baseline		Post-development off-site		Off-site change	
	Off-site existing length	Off-site existing value	Off-site proposed length	Off-site proposed value	Off-site length change	Off-site unit change
Species rich native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Species rich native hedgerow with trees	0.00	0.00	0.00	0.00	0.00	0.00
Species rich native hedgerow - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Species rich native hedgerow	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow with trees	0.00	0.00	0.00	0.00	0.00	0.00
Ecologically valuable line of trees	0.00	0.00	0.00	0.00	0.00	0.00
Ecologically valuable line of trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow	0.00	0.00	0.00	0.00	0.00	0.00
Line of trees	0.00	0.00	0.00	0.00	0.00	0.00
Line of trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Non-native and ornamental hedgerow	0.00	0.00	0.00	0.00	0.00	0.00

Combined on-site and off-site change by hedgerow type						
Hedgerow type	Baseline		Post-development		Change	
	Combined existing length	Combined existing value	Combined proposed length	Combined proposed value	Combined length change	Combined unit change
Species rich native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Species rich native hedgerow with trees	0.00	0.00	0.00	0.00	0.00	0.00
Species rich native hedgerow - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Species rich native hedgerow	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow with trees	0.00	0.00	0.00	0.00	0.00	0.00
Ecologically valuable line of trees	0.00	0.00	0.00	0.00	0.00	0.00
Ecologically valuable line of trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Native hedgerow	0.00	0.00	0.00	0.00	0.00	0.00
Line of trees	0.00	0.00	0.00	0.00	0.00	0.00
Line of trees - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00	0.00
Non-native and ornamental hedgerow	0.00	0.00	0.00	0.00	0.00	0.00

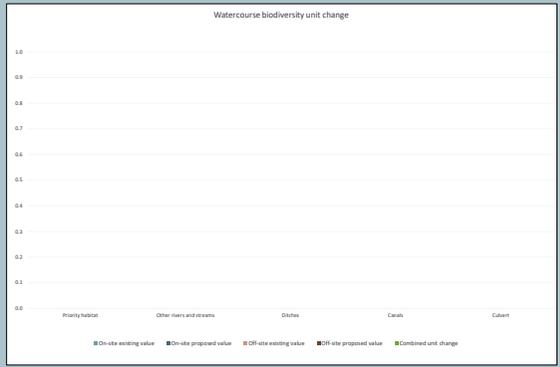


On-site change by watercourse type						
Watercourse type	Baseline		Post-development on-site		On-site Change	
	On-site existing length	On-site existing value	On-site proposed length	On-site proposed value	On-site length change	On-site unit change
Priority habitat	0.0	0.0	0.0	0.0	0.0	0.0
Other rivers and streams	0.0	0.0	0.0	0.0	0.0	0.0
Ditches	0.0	0.0	0.0	0.0	0.0	0.0
Canals	0.0	0.0	0.0	0.0	0.0	0.0
Chuvett	0.0	0.0	0.0	0.0	0.0	0.0

Combined length lost from baseline(s) by distinctiveness band		
Category	Length lost (km)	Length lost (%)
V.High	0	0
High	0	0
Medium	0	0
Low	0	0



Off-site change by watercourse type						
Watercourse type	Baseline		Post-development off-site		Off-site Change	
	Off-site existing length	Off-site existing value	Off-site proposed length	Off-site proposed value	Off-site length change	Off-site unit change
Priority habitat	0.0	0.0	0.0	0.0	0.0	0.0
Other rivers and streams	0.0	0.0	0.0	0.0	0.0	0.0
Ditches	0.0	0.0	0.0	0.0	0.0	0.0
Canals	0.0	0.0	0.0	0.0	0.0	0.0
Chuvett	0.0	0.0	0.0	0.0	0.0	0.0



Combined on-site and off-site change by watercourse type						
Watercourse type	Baseline		Post-development on-site		On-site change	
	Combined existing length	Combined existing value	Combined proposed length	Combined proposed value	Combined length change	Combined unit change
Priority habitat	0.0	0.0	0.0	0.0	0.0	0.0
Other rivers and streams	0.0	0.0	0.0	0.0	0.0	0.0
Ditches	0.0	0.0	0.0	0.0	0.0	0.0
Canals	0.0	0.0	0.0	0.0	0.0	0.0
Chuvett	0.0	0.0	0.0	0.0	0.0	0.0

Return to results menu

Trading summary hedgerows

Trading summary watercourses

### Trading Summary

Distinctiveness Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required – bespoke compensation option Δ	Yes ✓
High	Same habitat required =	Yes ✓
Medium	Same broad habitat or a higher distinctiveness habitat required (≥)	Yes ✓
Low	Same distinctiveness or better habitat required ≥	Yes ✓

### Very High Distinctiveness

Habitat group	Group	On-site unit change	Off-site unit change	Project-wide unit change	Unit losses
Grassland - Lowland dry acid grassland	Grassland	0.00	0.00	0.00	
Grassland - Lowland meadows	Grassland	0.00	0.00	0.00	
Grassland - Upland hay meadows	Grassland	0.00	0.00	0.00	
Heathland and shrub - Mountain heaths and willow scrub	Heathland and shrub	0.00	0.00	0.00	
Lakes - Aquifer fed naturally fluctuating water bodies	Lakes	0.00	0.00	0.00	
Sparsely vegetated land - Calaminarian grasslands	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Limestone pavement	Sparsely vegetated land	0.00	0.00	0.00	
Wetland - Blanket bog	Wetland	0.00	0.00	0.00	
Wetland - Depressions on peat substrates (H7150)	Wetland	0.00	0.00	0.00	
Wetland - Fens (upland and lowland)	Wetland	0.00	0.00	0.00	
Wetland - Lowland raised bog	Wetland	0.00	0.00	0.00	
Wetland - Oceanic valley mire (D2.1)	Wetland	0.00	0.00	0.00	
Wetland - Purple moor grass and rush pastures	Wetland	0.00	0.00	0.00	
Wetland - Transition mires and quaking bogs (H7140)	Wetland	0.00	0.00	0.00	
Woodland and forest - Wood-pasture and parkland	Woodland and forest	0.00	0.00	0.00	
Rocky shore - High energy littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Rocky shore - Moderate energy littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Rocky shore - Low energy littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Rocky shore - Features of littoral rock - on peat, clay or chalk	Rocky shore	0.00	0.00	0.00	
Intertidal sediment - Littoral seagrass on peat, clay or chalk	Intertidal sediment	0.00	0.00	0.00	
		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>

### Very High Distinctiveness Summary

Very High Distinctiveness Units available to offset lower distinctiveness deficit	0.00
Remaining losses, Like for like not satisfied	0.00

### High Distinctiveness

Habitat group	Group	On-site unit change	Off-site unit change	Project-wide unit change	Losses not yet accounted for
Grassland - Traditional orchards	Grassland	0.34	0.00	0.34	✓
Grassland - Floodplain wetland mosaic and CFCM	Grassland	0.00	0.00	0.00	
Grassland - Lowland calcareous grassland	Grassland	0.00	0.00	0.00	
Grassland - Tall herb communities (H6430)	Grassland	0.00	0.00	0.00	
Grassland - Upland calcareous grassland	Grassland	0.00	0.00	0.00	
Heathland and shrub - Lowland Heathland	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Dunes with sea buckthorn (H2160)	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Upland heathland	Heathland and shrub	0.00	0.00	0.00	
Lakes - High alkalinity lakes	Lakes	0.00	0.00	0.00	
Lakes - Low alkalinity lakes	Lakes	0.00	0.00	0.00	
Lakes - Marl lakes	Lakes	0.00	0.00	0.00	
Lakes - Moderate alkalinity lakes	Lakes	0.00	0.00	0.00	
Lakes - Peat lakes	Lakes	0.00	0.00	0.00	
Lakes - Ponds (priority habitat)	Lakes	0.00	0.00	0.00	
Lakes - Temporary lakes ponds and pools (H3170)	Lakes	0.00	0.00	0.00	
Sparsely vegetated land - Coastal sand dunes	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Coastal vegetated shingle	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Inland rock outcrop and scree habitats	Sparsely vegetated land	0.00	0.00	0.00	
Sparsely vegetated land - Maritime cliff and slopes	Sparsely vegetated land	0.00	0.00	0.00	
Urban - Open mosaic habitats on previously developed land	Urban	0.00	0.00	0.00	
Wetland - Reedbeds	Wetland	0.00	0.00	0.00	
Woodland and forest - Felled/Replacement for felled woodland	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Lowland beech and yew woodland	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Lowland mixed deciduous woodland	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Native pine woodlands	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Upland birchwoods	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Upland mixed ashwoods	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Upland oakwood	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Wet woodland	Woodland and forest	0.00	0.00	0.00	
Coastal lagoons - Coastal lagoons	Coastal lagoons	0.00	0.00	0.00	

### High Distinctiveness Summary

High Distinctiveness Units available to offset lower distinctiveness deficit	0.34	✓
Remaining losses, Like for like not satisfied	0.00	

Rocky shore - High energy littoral rock	Rocky shore	0.00	0.00	0.00	
Rocky shore - Moderate energy littoral rock	Rocky shore	0.00	0.00	0.00	
Rocky shore - Low energy littoral rock	Rocky shore	0.00	0.00	0.00	
Rocky shore - Features of littoral rock	Rocky shore	0.00	0.00	0.00	
Intertidal sediment - Littoral mud	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral mixed sediments	Intertidal sediment	0.00	0.00	0.00	
Coastal saltmarsh - Saltmarshes and saline reedbeds	Coastal saltmarsh	0.00	0.00	0.00	
Intertidal sediment - Littoral biogenic reefs - Mussels	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral biogenic reefs - Sabellaria	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Features of littoral sediment	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral muddy sand	Intertidal sediment	0.00	0.00	0.00	
Intertidal sediment - Littoral seagrass	Intertidal sediment	0.00	0.00	0.00	
		<b>0.34</b>	<b>0.00</b>	<b>0.34</b>	<b>0.00</b>

Medium Distinctiveness					
Habitat group	Group	On-site unit change	Off-site unit change	Project wide unit change	Cumulative broad habitat change
Cropland - Arable field margins cultivated annually	Cropland	0.00	0.00	0.00	
Cropland - Arable field margins game bird mix	Cropland	0.00	0.00	0.00	0.00
Cropland - Arable field margins pollen and nectar	Cropland	0.00	0.00	0.00	
Cropland - Arable field margins tussocky	Cropland	0.00	0.00	0.00	
Grassland - Other lowland acid grassland	Grassland	0.00	0.00	0.00	
Grassland - Other neutral grassland	Grassland	0.00	0.00	0.00	0.00
Grassland - Upland acid grassland	Grassland	0.00	0.00	0.00	
Heathland and shrub - Blackthorn scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Bramble scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Gorse scrub	Heathland and shrub	0.00	0.00	0.00	0.00
Heathland and shrub - Hawthorn scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Willow scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Hazel scrub	Heathland and shrub	0.00	0.00	0.00	
Heathland and shrub - Mixed scrub	Heathland and shrub	0.00	0.00	0.00	
Lakes - Ponds (non-priority habitat)	Lakes	0.00	0.00	0.00	0.00
Lakes - Reservoirs	Lakes	0.00	0.00	0.00	
Sparsely vegetated land - Other inland rock and scree	Sparsely vegetated land	0.00	0.00	0.00	0.00
Urban - Cemeteries and churchyards	Urban	0.00	0.00	0.00	0.00
Urban - Biodiverse green roof	Urban	0.00	0.00	0.00	
Individual trees - Urban tree	Individual trees	0.00	0.00	0.00	0.00
Individual trees - Rural tree	Individual trees	0.00	0.00	0.00	
Woodland and forest - Other Scot's pine woodland	Woodland and forest	0.00	0.00	0.00	0.00
Woodland and forest - Other woodland: broadleaved	Woodland and forest	0.00	0.00	0.00	
Woodland and forest - Other woodland: mixed	Woodland and forest	0.00	0.00	0.00	
Intertidal sediment - Littoral coarse sediment	Intertidal sediment	0.00	0.00	0.00	0.00
Intertidal sediment - Littoral sand	Intertidal sediment	0.00	0.00	0.00	
Intertidal hard structures - Artificial hard structures with integrated greening of grey infrastructure (IGGI)	Intertidal hard structures	0.00	0.00	0.00	
		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	

Medium Distinctiveness Summary	
Medium Distinctiveness Units available to offset lower distinctiveness deficit	0.00
Medium Distinctiveness broad habitat losses to be offset by trading up	0.00
Medium Distinctiveness Unit deficit (required to meet trading rules)	0.34 ✓

Low Distinctiveness				
Habitat group	Group	On-site unit change	Off-site unit change	Project wide unit change
Cropland - Cereal crops	Cropland	0.00	0.00	0.00
Cropland - Horticulture	Cropland	0.00	0.00	0.00
Cropland - Intensive orchards	Cropland	0.00	0.00	0.00
Cropland - Non-cereal crops	Cropland	0.00	0.00	0.00
Cropland - Temporary grass and clover leys	Cropland	0.00	0.00	0.00
Cropland - Winter stubble	Cropland	0.00	0.00	0.00
Grassland - Modified grassland	Grassland	-0.72	0.00	-0.72
Grassland - Bracken	Grassland	0.00	0.00	0.00
Heathland and shrub - Rhododendron scrub	Heathland and shrub	0.00	0.00	0.00
Lakes - Ornamental lake or pond	Lakes	0.00	0.00	0.00
Sparsely vegetated land - Ruderal/ephemeral	Sparsely vegetated land	0.00	0.00	0.00
Sparsely vegetated land - Tall forbs	Sparsely vegetated land	0.00	0.00	0.00
Urban - Bioswale	Urban	0.00	0.00	0.00
Urban - Base ground	Urban	0.00	0.00	0.00
Urban - Allotments	Urban	0.00	0.00	0.00
Urban - Facade-bound green wall	Urban	0.00	0.00	0.00
Urban - Ground based green wall	Urban	0.00	0.00	0.00
Urban - Ground level planters	Urban	0.00	0.00	0.00
Urban - Other green roof	Urban	0.00	0.00	0.00
Urban - Intensive green roof	Urban	0.00	0.00	0.00
Urban - Introduced shrub	Urban	0.00	0.00	0.00
Urban - Rain garden	Urban	0.00	0.00	0.00

Low Distinctiveness Summary	
Units available to offset Low Distinctiveness deficit	0.34 ✓
Low Distinctiveness net change in units	-0.27 ⚠
Cumulative surplus of units	0.08 ✓

Urban - Actively worked sand pit quarry or open cast mine	Urban	0.00	0.00	0.00
Urban - Sustainable drainage system	Urban	0.00	0.00	0.00
Urban - Vacant or derelict land	Urban	0.00	0.00	0.00
Urban - Vegetated garden	Urban	0.45	0.00	0.45
Woodland and forest - Other coniferous woodland	Woodland and forest	0.00	0.00	0.00
Coastal saltmarsh - Artificial saltmarshes and saline reedbeds	Coastal saltmarsh	0.00	0.00	0.00
Intertidal sediment - Artificial littoral coarse sediment	Intertidal sediment	0.00	0.00	0.00
Intertidal sediment - Artificial littoral fine sand	Intertidal sediment	0.00	0.00	0.00
Intertidal sediment - Artificial littoral muddy sand	Intertidal sediment	0.00	0.00	0.00
Intertidal sediment - Artificial littoral mixed sediments	Intertidal sediment	0.00	0.00	0.00
Intertidal sediment - Artificial littoral seagrass	Intertidal sediment	0.00	0.00	0.00
Intertidal sediment - Artificial littoral biogenic reefs	Intertidal sediment	0.00	0.00	0.00
Intertidal hard structures - Artificial hard structures	Intertidal hard structures	0.00	0.00	0.00
Intertidal hard structures - Artificial features of hard structures	Intertidal hard structures	0.00	0.00	0.00
Heathland and shrub - Other sea buckthorn scrub	Heathland and shrub	0.00	0.00	0.00
		<b>-0.27</b>	<b>0.00</b>	<b>-0.27</b>





Project Name: Stables at Holders Map Reference:  
 A-2 On-Site Habitat Creation

Condense / Show Columns    Condense / Show Rows

Main Menu

Area habitat summary	
Total Net Unit Change	0.08
Total Net % Change	10.71%
Trading Rules Satisfied	Yes ✓
Area Check	Area Acceptable ✓

Ref	Broad Habitat	Proposed habitat	Area (hectares)	Distinctiveness		Condition		Strategic significance			Temporal multiplier			Difficulty multipliers			Habitat units delivered	Comments							
				Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance multiplier	Standard time to target condition (years)	Habitat created in advance (years)	Delay in starting habitat creation (years)	Standard or adjusted time to target condition	Final time to target condition (years)	Final time to target multiplier	Standard difficulty of creation		Applied difficulty multiplier	Final difficulty of creation	Difficulty multiplier applied	User comments	Planning authority comments	Habitat reference number		
1	Urban	Developed land sealed surface	0.1	VLow	0	NA - Other	0	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	0			Standard time to target condition applied	0	1.000	Low	Standard difficulty applied	Low	1	0.00				
2	Urban	Vegetated garden	0.235	Low	2	Condition Assessment N/A	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	1			Standard time to target condition applied	1	0.985	Low	Standard difficulty applied	Low	1	0.45				
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