The Statutory Biodiversity Metric
Start page

Project details			
Planning authority:	Horsham District Council		
Project name:	Land East of Henfield Road (A281), Cowfold		
Applicant:	Landacre Developments Ltd		
Application type:	Outline		
Planning application reference:	N/A		
Completed by:	Paul Thrift		
Date of metric completion:	28 October 2026		
Reviewer:	Natalie Arscott		
Calculation iteration:	V2		
Planning authority reviewer:			
Date of planning authority review:			
Target % net gain:	10%		
Irreplaceable habitat present at baseline:	Yes ⚠		
Total site area - including irreplaceable habitat area (hectares):	2.67	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

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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 baseline map reference number	

On-site post intervention map

Insert



On-site post-intervention map reference number	

Off-site baseline map

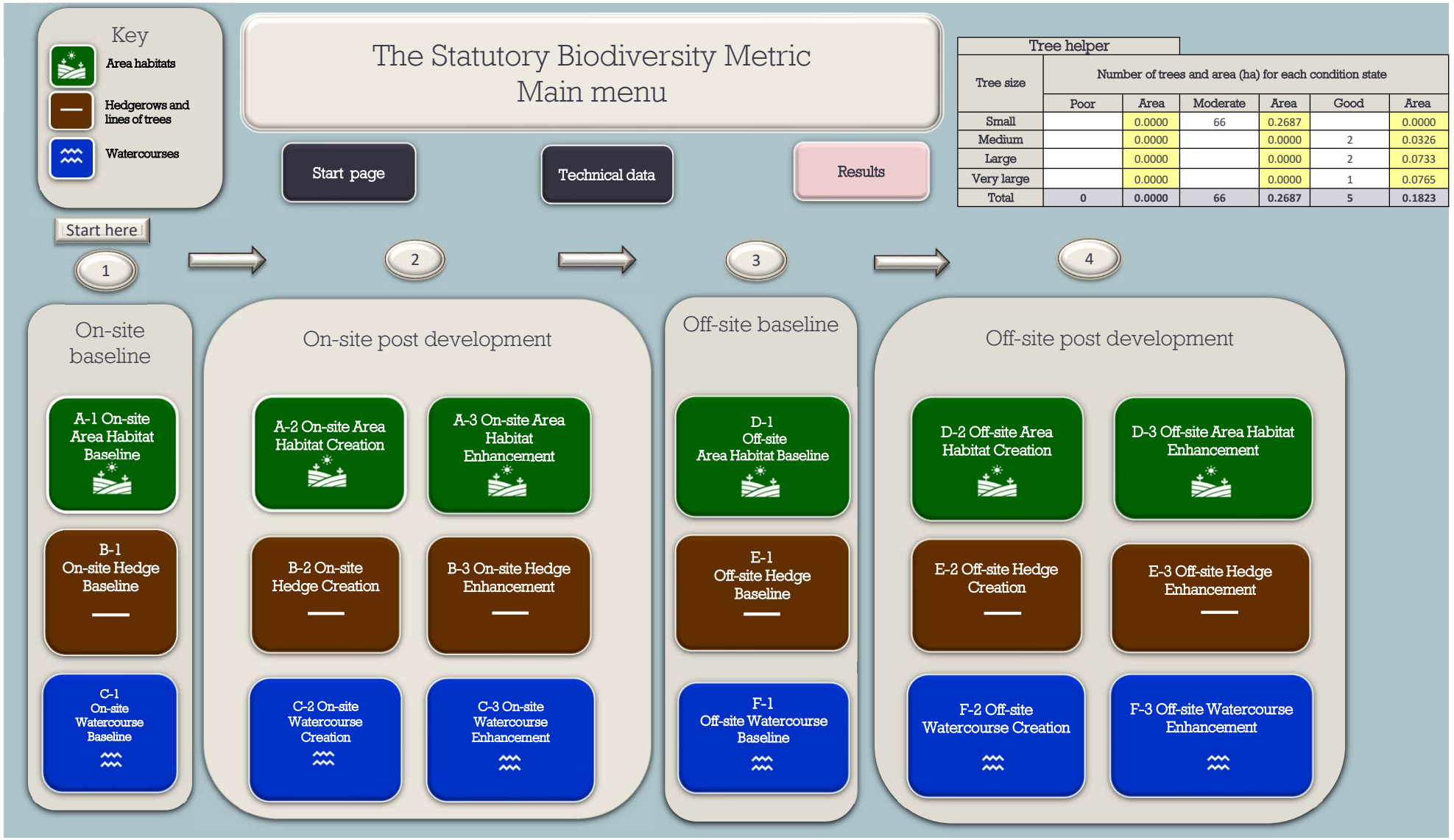
Insert

Off-site baseline map reference number	

Off-site post intervention map

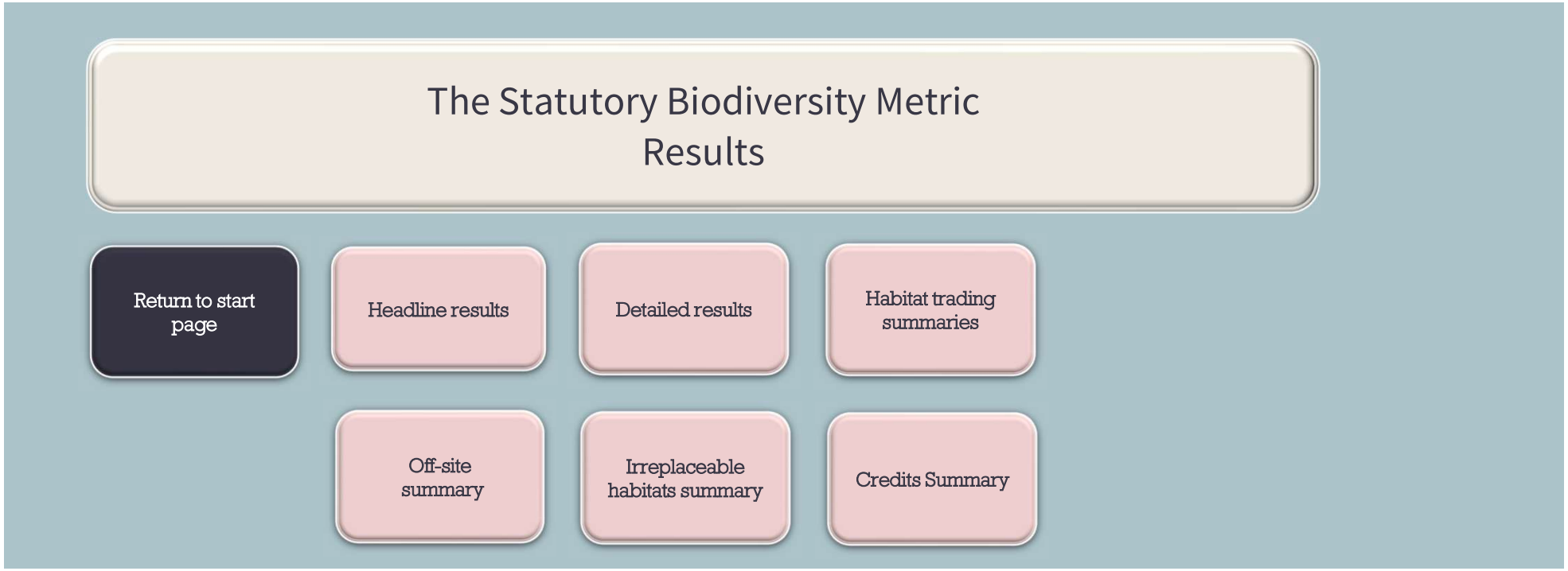
Insert

Off-site post-intervention reference number	



Tree helper

Tree size	Number of trees and area (ha) for each condition state					
	Poor	Area	Moderate	Area	Good	Area
Small		0.0000	66	0.2687		0.0000
Medium		0.0000		0.0000	2	0.0326
Large		0.0000		0.0000	2	0.0733
Very large		0.0000		0.0000	1	0.0765
Total	0	0.0000	66	0.2687	5	0.1823


The Statutory Biodiversity Metric
Results
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Headline results
Detailed results
Habitat trading summaries
Off-site summary
Irreplaceable habitats summary
Credits Summary

Land East of Henfield Road (A281), Cowfold

Headline Results

Scroll down for final results ⚠

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On-site baseline	*Area habitat units*	9.51	
	Hedgerow units	5.26	
	Watercourse units	3.60	
On-site post-intervention (Including habitat retention, creation & enhancement)	*Area habitat units*	11.55	
	Hedgerow units	6.87	
	Watercourse units	4.14	
On-site net change (units & percentage)	*Area habitat units*	2.04	21.47%
	Hedgerow units	1.60	30.48%
	Watercourse units	0.54	14.94%
Off-site baseline	*Area habitat units*	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site post-intervention (Including habitat retention, creation & enhancement)	*Area habitat units*	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site net change (units & percentage)	*Area 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)	*Area habitat units*	2.04	
	Hedgerow units	1.60	
	Watercourse units	0.54	
Spatial risk multiplier (SRM) deductions	*Area 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)	*Area habitat units*	2.04	
	Hedgerow units	1.60	
	Watercourse units	0.54	
Total net % change (Including all on-site & off-site habitat retention, creation & enhancement)	*Area habitat units*	21.47%	
	Hedgerow units	30.48%	
	Watercourse units	14.94%	
Trading rules satisfied?		Yes ✓	

Unit Type	Target	Baseline Units	Units Required	Unit Deficit	
Area habitat units	10.00%	9.51	10.46	0.00	No additional area habitat units required to meet target ✓
Hedgerow units	10.00%	5.26	5.79	0.00	No additional hedgerow units required to meet target ✓
Watercourse units	10.00%	3.60	3.96	0.00	No additional watercourse units required to meet target ✓

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Trading summary hedgerows

Trading summary watercourses

Trading Summary

Distinctiveness Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required – bespoke compensation option ⚠	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[1] (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	
		0.00	0.00	0.00	0.00

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	0.00	0.00	0.00	
Grassland - Floodplain wetland mosaic and CFGM	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	
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	
		0.00	0.00	0.00	0.00

High Distinctiveness Summary

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

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	0.00
Cropland - Arable field margins game bird mix	Cropland	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	2.51 ✓
Grassland - Other neutral grassland	Grassland	2.51	0.00	2.51	
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	0.95 ✓
Heathland and shrub - Bramble scrub	Heathland and shrub	-1.49	0.00	-1.49	
Heathland and shrub - Gorse scrub	Heathland and shrub	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	2.43	0.00	2.43	
Lakes - Ponds (non-priority habitat)	Lakes	0.46	0.00	0.46	0.46 ✓
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	0.28 ✓
Individual trees - Rural tree	Individual trees	0.28	0.00	0.28	
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	
		4.19	0.00	4.19	

Medium Distinctiveness Summary

Medium Distinctiveness Units available to offset lower distinctiveness deficit	4.19 ✓
Medium Distinctiveness broad habitat losses to be offset by trading up	0.00
Medium Distinctiveness Unit deficit (required to meet trading rules)	0.00

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	-3.13	0.00	-3.13 ⚠
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 - Bare 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
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	0.97	0.00	0.97 ✓
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 mud	Intertidal sediment	0.00	0.00	0.00
Intertidal sediment - Artificial littoral 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
		-2.15	0.00	-2.15

Low Distinctiveness Summary

Units available to offset Low Distinctiveness deficit	4.19 ✓
Low Distinctiveness net change in units	-2.15 ⚠
Cumulative surplus of units	2.04 ✓

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Trading summary area habitats

Trading summary watercourses

Trading Summary

Distinctiveness Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required =	Yes ✓
High	Like for like or better	Yes ✓
Medium	Same distinctiveness or better habitat required	Yes ✓
Low	Same distinctiveness or better habitat required	Yes ✓
Very Low	Same distinctiveness or better habitat required	Yes ✓

Very High Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project-wide 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

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	On-site unit change	Off-site unit change	Project wide unit change
Species-rich native hedgerow with trees	0.00	0.00	0.00
Species-rich native hedgerow - associated with bank or ditch	0.00	0.00	0.00
Native hedgerow with trees - associated with bank or ditch	0.07	0.00	0.07 ✓
	0.07	0.00	0.07

High Distinctiveness Summary

High Distinctiveness Units available to offset lower distinctiveness deficit	0.07	✓
High Distinctiveness losses to be offset by trading up	0.00	
Higher Distinctiveness surplus units minus any high distinctiveness deficit	0.00	

Medium Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Species-rich native hedgerow	1.55	0.00	1.55 ✓
Native hedgerow - associated with bank or ditch	0.00	0.00	0.00
Native hedgerow with trees	0.00	0.00	0.00
Ecologically valuable line of trees	0.00	0.00	0.00
Ecologically valuable line of trees - associated with bank or ditch	0.00	0.00	0.00
	1.55	0.00	1.55

Medium Distinctiveness Summary

Units available from higher distinctiveness habitats	0.07	✓
Medium Distinctiveness net change in units	1.55	✓
Cumulative availability of units	1.62	✓

Low Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Native hedgerow	0.00	0.00	0.00
Line of trees	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

Low Distinctiveness Summary

Low Distinctiveness net change in units	0.00	
Cumulative availability of units	1.62	✓

Very Low Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Non-native and ornamental hedgerow	-0.02	0.00	-0.02 ⚠
	-0.02	0.00	-0.02

Very Low Distinctiveness Summary

Very Low Distinctiveness net change in units	-0.02	⚠
Cumulative availability of units	1.60	✓

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Trading summary area habitats

Trading summary hedgerows

Trading Summary

Distinctiveness Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required – bespoke compensation option ⚠	Yes ✓
High	Same habitat required =	Yes ✓
Medium	Same habitat required =	Yes ✓
Low	Better distinctiveness habitat required	Yes ✓

Very High Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project-wide unit change
Priority habitat	0.00	0.00	0.00
	0.00	0.00	0.00

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	On-site unit change	Off-site unit change	Project-wide unit change
Other rivers and streams	0.54	0.00	0.54 ✓
	0.54	0.00	0.54

High Distinctiveness Summary

High Distinctiveness Units available to offset lower distinctiveness deficit	0.54 ✓
Remaining losses; Like for like not satisfied	0.00

Medium Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Ditches	0.00	0.00	0.00
Canals	0.00	0.00	0.00
	0.00	0.00	0.00

Medium Distinctiveness Summary

Medium Distinctiveness Units available to offset Lower Distinctiveness Deficit	0.00
Remaining losses; Like for like not satisfied	0.00

Low Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Culvert	0.00	0.00	0.00
	0.00	0.00	0.00

Low Distinctiveness Summary

Low Distinctiveness net change in units	0.00
Cumulative availability of units	0.54 ✓

Project Name: Land East of Henfield Road (A281), Cowfold Map Reference:

A-1 On-Site Habitat Baseline

Condense / Show Columns | Condense / Show Rows | Main Menu

Area habitat summary	
Total Net Unit Change	2.04
Total Net % Change	21.47%
Trading Rules Satisfied	Yes ✓

	Existing area habitats				Distinctiveness		Condition		Strategic significance			Required Action to Meet Trading Rules	Ecological baseline						Bespoke compensation agreed for losses of VHDH or irreplaceable habitat	Comments		
Ref	Broad Habitat	Habitat Type	Irreplaceable habitat	Area (hectares)	Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance	Strategic significance multiplier		Total habitat units	Area retained	Area enhanced	Baseline units retained	Baseline units enhanced	Area habitat lost	Units lost		User comments	Planning authority comments	Habitat reference number
1	Grassland	Modified grassland	No	0.0807	Low	2	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness or better habitat required ≥	0.32	0	0	0.00	0.00	0.08	0.32				
2	Grassland	Modified grassland	No	1.5618	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness or better habitat required ≥	3.12	0	0	0.00	0.00	1.56	3.12				
3	Grassland	Modified grassland	No	0.1288	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness or better habitat required ≥	0.26	0	0.1288	0.00	0.26	0.00	0.00				
4	Grassland	Modified grassland	No	0.3192	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness or better habitat required ≥	0.64	0	0.3192	0.00	0.64	0.00	0.00				
5	Heathland and shrub	Bramble scrub	No	0.0999	Medium	4	Condition Assessment N/A	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	0.40	0.0214	0	0.09	0.00	0.08	0.31				
6	Heathland and shrub	Bramble scrub	No	0.2931	Medium	4	Condition Assessment N/A	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	1.17	0	0.2931	0.00	1.17	0.00	0.00				
7	Heathland and shrub	Mixed scrub	No	0.046	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	0.37	0.0256	0	0.20	0.00	0.02	0.16				
8	Heathland and shrub	Mixed scrub	No	0.1228	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	0.98	0	0.1228	0.00	0.98	0.00	0.00				
9	Lakes	Ponds (non-priority habitat)	No	0.0029	Medium	4	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	0.01	0	0	0.00	0.00	0.00	0.01				
10	Urban	Developed land; sealed surface	No	0.0143	V.Low	0	N/A - Other	0	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Compensation Not Required	0.00	0.0108	0	0.00	0.00	0.00	0.00				
11	Individual trees	Rural tree	No	0.065144065	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	0.52	0.0529296	0	0.42	0.00	0.01	0.10				
12	Individual trees	Rural tree	No	0.142502643	Medium	4	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same broad habitat or a higher distinctiveness habitat required (2)	1.71	0.1058591	0	1.27	0.00	0.04	0.44				
13	Individual trees	Rural tree	Yes	0.076453799	Medium	4	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Bespoke compensation likely to be required	0.00	0.0764538	0	Irreplaceable habitat - no units generated ⚠	0.00	0.00	0.00				
14																							
15																							
			Total habitat area	2.95									9.81	0.29	0.98	1.98	3.05	1.80	4.47				
			Site Area (Excluding area of individual trees, green walls, intertidal hard structures)	2.67																			

Total area lost (excluding area of individual trees, green walls and intertidal hard structures)	1.75

M² to hectares conversion tool:	Select a unit	Hectares	M²

Project Name: Land East of Henfield Road (A281), Cowfold Map Reference:

A-2 On-Site Habitat Creation

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Area habitat summary	
Total Net Unit Change	2.04
Total Net % Change	21.47%
Trading Rules Satisfied	Yes ✓
Area Check	Area Acceptable ✓

	Post intervention habitats																							
				Distinctiveness		Condition		Strategic significance			Temporal multiplier						Difficulty multipliers					Comments		
Ref	Broad Habitat	Proposed habitat	Area (hectares)	Distinctiveness	Score	Condition	Score	Strategic significance	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	Habitat units delivered	User comments	Planning authority comments	Habitat reference number
1	Grassland	Modified grassland	0.1094	Low	2	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	7	0	0	Standard time to target condition applied	7	0.779	Low	Standard difficulty applied	Low	1	0.51			
2	Grassland	Modified grassland	0.0744	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	1	0	0	Standard time to target condition applied	1	0.965	Low	Standard difficulty applied	Low	1	0.14			
3	Grassland	Other neutral grassland	0.0785	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.837	Low	Standard difficulty applied	Low	1	0.53			
4	Lakes	Ponds (non-priority habitat)	0.0656	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	3	0	0	Standard time to target condition applied	3	0.899	Low	Standard difficulty applied	Low	1	0.47			
5	Urban	Developed land; sealed surface	0.9149	V.Low	0	N/A - Other	0	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	0	0	0	Standard time to target condition applied	0	1.000	Low	Standard difficulty applied	Low	1	0.00			
6	Urban	Vegetated garden	0.505	Low	2	Condition Assessment N/A	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	1	0	0	Standard time to target condition applied	1	0.965	Low	Standard difficulty applied	Low	1	0.97			
7	Individual trees	Rural tree	0.268719269	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	27	0	0	Standard time to target condition applied	27	0.382	Low	Standard difficulty applied	Low	1	0.82			
8																								
9																								
10																								
11																								
12																								
13																								
		Total habitat area	2.03																	Total Units	3.45			

Site Area (Excluding area of individual trees, green walls, intertidal hard structures)	1.75		
M² to hectares conversion tool:	Select a unit	Hectares	M²

Project Name: Land East of Henfield Road (A281), Cowfold Map Reference:

A-3 On-Site Habitat Enhancement

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Main Menu

Area habitat summary	
Total Net Unit Change	6.04
Total Net % Change	81.47%
Trading Rules Satisfied	Yes ✓

| | Baseline habitats | | | | | | | | | | Post intervention habitats | | | | | | | | | |

Project Name: Land East of Henfield Road (A281), Cowfold Map Reference:

D-S Off-Site Habitat Enhancement

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Main Menu

Area habitat summary	
Total Net Unit Change	8.04
Total Net % Change	23.43%
Trading Rules Satisfied	Yes ✓

	Baseline habitats											Proposed Habitat (Broad habitat pre-populated but can be overridden)		Change in distinctiveness and condition		Area (hectares)	Distinctiveness		Condition		Post intervention habitats														Spatial risk multiplier	Habitat units delivered	Comments			
																					Strategic significance			Temporal multiplier					Difficulty multipliers											
Baseline ref	Baseline habitat	Total habitat units (Locked)	Baseline distinctiveness band	Baseline distinctiveness score	Baseline condition category	Baseline condition score	Baseline strategic significance category	Baseline strategic significance score	Baseline habitat units	Required Action to Meet Trading Rules	Proposed Broad Habitat	Proposed Habitat	Distinctiveness change	Condition change						Strategic significance	Strategic significance	Strategic significance multiplier	Standard time to target condition (years)	Habitat enhanced in advance (years)	Delay in starting habitat enhancement (years)	Standard or adjusted time to target condition	Final time to target condition (years)	Final time to target multiplier	Difficulty of enhancement category	Applied difficulty multiplier	Difficulty	Difficulty multiplier applied	Spatial risk category		Year comments	Planning authority comments	Habitat reference	Off-site reference

Project Name: Land East of Henfield Road (A281), Cowfold Map Reference:

B-1 On-Site Hedge Baseline

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Main Menu

Hedgerow summary	
Total Net Unit Change	1.60
Total Net % Change	30.48%
Trading Rules Satisfied	Yes ✓

	Existing hedgerow habitats			Distinctiveness		Condition		Strategic significance			Required Action to Meet Trading Rules	Ecological baseline							Comments		
Ref	Hedge number	Habitat type	Length (km)	Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance	Strategic significance multiplier		Total hedgerow units	Length retained	Length enhanced	Units retained	Units enhanced	Length lost	Units lost	User comments	Planning authority comments	Habitat reference number
1		Line of trees	0.038	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness band or better	0.08	0.038	0	0.08	0.00	0.00	0.00			
2		Native hedgerow with trees	0.257	Medium	4	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness band or better	3.08	0.257	0	3.08	0.00	0.00	0.00			
3		Native hedgerow	0.038	Low	2	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness band or better	0.15	0.038	0	0.15	0.00	0.00	0.00			
4		Non-native and ornamental hedgerow	0.038	V.Low	1	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness band or better	0.04	0.02	0	0.02	0.00	0.02	0.02			
5		Native hedgerow with trees - associated with bank or ditch	0.041	High	6	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Like for like or better	0.49	0	0.041	0.00	0.49	0.00	0.00			
6		Native hedgerow with trees - associated with bank or ditch	0.032	High	6	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Like for like or better	0.58	0.032	0	0.58	0.00	0.00	0.00			
7		Native hedgerow with trees - associated with bank or ditch	0.039	High	6	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Like for like or better	0.70	0.039	0	0.70	0.00	0.00	0.00			
8		Native hedgerow with trees - associated with bank or ditch	0.008	High	6	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Like for like or better	0.14	0	0	0.00	0.00	0.01	0.14			
9																					
10																					
11																					
12																					
13																					
14																					
			0.49									5.26	0.42	0.04	4.61	0.49	0.03	0.16			

Project Name: Land East of Henfield Road (A281), Cowfold Map Reference:

B-2 On-Site Hedge Creation

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Hedgerow summary	
Total Net Unit Change	1.60
Total Net % Change	30.48%
Trading Rules Satisfied	Yes ✓

		Proposed habitats		Distinctiveness		Condition		Strategic significance			Temporal multiplier					Difficulty risk multipliers				Hedge units delivered	Comments		
Ref	New hedge number	Habitat type	Length (km)	Distinctiveness	Score	Condition	Score	Strategic significance	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		Species-rich native hedgerow	0.065	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.837	Low	Standard difficulty applied	Low	1	0.44			
2		Species-rich native hedgerow	0.037	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.837	Low	Standard difficulty applied	Low	1	0.25			
3		Species-rich native hedgerow	0.026	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.837	Low	Standard difficulty applied	Low	1	0.17			
4		Species-rich native hedgerow	0.03	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.837	Low	Standard difficulty applied	Low	1	0.20			
5		Species-rich native hedgerow	0.074	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.837	Low	Standard difficulty applied	Low	1	0.50			
6																								
7																								
8																								
9																								
10																								
			0.23																		1.55			

Name: Land East of Henfield Road (A281), Cowfold Map Ref:

B-3 On-Site Hedge Enhancement

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Main Menu

Hedgerow summary	
Total Net Unit Change	1.90
Total Net % Change	92.48%
Trading Rules Satisfied	Yes ✓

Baseline habitats											Post intervention habitats																		Comments		
												Change in distinctiveness and condition		Length (km)	Distinctiveness		Condition		Strategic significance			Temporal multiplier					Difficulty risk multipliers				Hedge units delivered			
Baseline ref	Baseline habitat	Length (km)	Baseline distinctiveness band	Baseline distinctiveness score	Baseline condition category	Baseline condition score	Baseline strategic significance category	Baseline strategic significance score	Baseline habitat units	Required Action to Meet Trading Rules	Proposed habitat	Distinctiveness movement	Condition movement		Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance multiplier	Standard Time to target condition (years)	Habitat enhanced in advance (years)	Delay in starting habitat enhancement (years)	Standard or adjusted time to target condition	Final time to target condition (years)	Final Time to target multiplier	Standard difficulty of enhancement	Applied difficulty multiplier	Final difficulty of enhancement	Difficulty multiplier applied		User comments	Planning authority comments	Habitat reference number
1	Native hedgerow with trees - associated with bank or ditch	0.041	High	6	Moderate	2	Low Strategic Significance	1	0.492	Like for like or better	Native hedgerow with trees - associated with bank or ditch	High - High	Moderate - Good	0.041	High	6	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	4	0	0	Standard time to target condition applied	4	0.867	Low	Standard difficulty applied	Low	1	0.71			
														0.04																	0.71			

Project Name: Land East of Henfield Road (A281), Cowfold

C-1 On-Site WaterC' Baseline

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Watercourse summary	
Total Net Unit Change	0.54
Total Net % Change	14.94%
Trading Rules Satisfied	Yes ✓

Existing watercourse type			Distinctiveness		Condition		Strategic significance			Watercourse encroachment		Riparian encroachment		Required Action to Meet Trading Rules	Ecological baseline						Bespoke compensation agreed for losses of VHDH	Comments		
Ref	Watercourse type	Length (km)	Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance	Strategic significance multiplier	Extent of encroachment	Multiplier	Extent of encroachment for both banks	Multiplier		Total watercourse units	Length retained	Length enhanced	Units retained	Units enhanced	Length Lost	Units Lost		User Comments	Planning authority comments	Habitat reference number
1	Other rivers and streams	0.148	High	6	Fairly Good	2.5	Formally identified in local strategy	High strategic significance	1.15	No Encroachment	1	Major/No Encroachment	0.87	Same habitat required =	2.22	0	0.148	0.00	2.22	0.00	0.00				
2	Other rivers and streams	0.115	High	6	Moderate	2	Formally identified in local strategy	High strategic significance	1.15	No Encroachment	1	Major/No Encroachment	0.87	Same habitat required =	1.38	0	0.115	0.00	1.38	0.00	0.00				
3																									
4																									
5																									
6																									
7																									
		0.26													3.60	0.00	0.26	0.00	3.60	0.00	0.00				

ect Name: Land East of Henfield Road (A281), Cowfold Map Refere

C-3 On-Site WaterCr Enhancement

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Main Menu

Watercourse summary	
Total Hot Unit Change	0.84
Total Hot % Change	14.04%
Trading Rules Satisfied	Yes ✓

| | Baseline habitats | | | | | | | | | | | Post intervention habitats | | | | | | | | | | |