

Appendix E: Designated and High Value Habitats



Designated Habitats Inventory Plan

Legend



Author	BNGAI™	Project Name	Slinfold
Approved	HW	Organisation Name	TILCo Limited
Date	20/07/2026	Data Sources	Mapbox 2024
Size	A3	CRS	EPSG: 4326 - WGS 84
Orientation	Landscape	1 : 6600	

 Site Boundary

 500m Site Buffer

 Ancient Woodland Inventory (England)
: Ancient & Semi-Natural Woodland



066132198264330 m



Irreplaceable Habitats Plan

Legend

Author	BNGAI™	Project Name	Slinfold
Approved	HW	Organisation Name	TILCo Limited
Date	20/07/2026	Data Sources	Mapbox 2024
Size	A3	CRS	EPSG: 4326 - WGS 84
Orientation	Landscape	1 : 1500	

N

0 15 30 45 60 75 m

Site Boundary

No Irreplaceable Habitats on this site



High and Very High Distinctiveness Habitats Plan

Legend



Author	BNGAI™	Project Name	Slinfold
Approved	HW	Organisation Name	TILCo Limited
Date	20/07/2026	Data Sources	Mapbox 2024
Size	A3	CRS	EPSG: 4326 - WGS 84
Orientation	Landscape	1 : 1500	

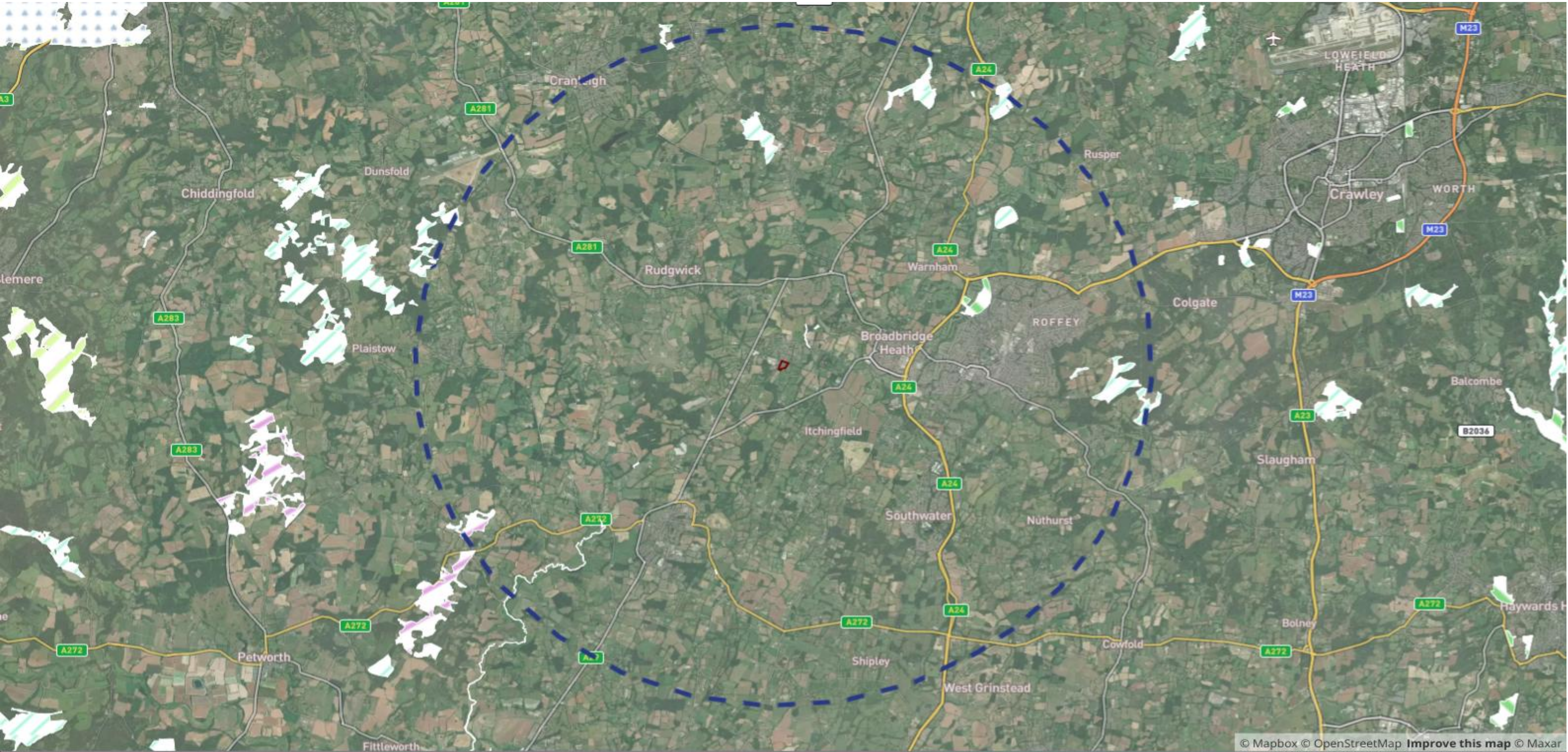


01530456075 m

 Site Boundary

No High and Very High Distinctiveness Habitats on this site

Appendix F: Statutory Designated Sites for Nature Conservation Plan



Statutory Designated Sites for Nature Conservation Plan

Legend



Author	BNGAI™	Project Name	Slinfold
Approved	HW	Organisation Name	TILCo Limited
Date	20/07/2026	Data Sources	Mapbox 2024
Size	A3	CRS	EPSG: 4326 - WGS 84
Orientation	Landscape	1: 103200	

 Site Boundary

 10km Site Buffer



0

1

2.1

3.1

4.1

5.2 km

Appendix G: Baseline Habitat Plans



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Baseline Habitats Plan

Author

BNGAI™

Project Name

Slinfold

Approved

HW

Organisation Name

TILCo Limited

Date

20/07/2026

Data Sources

Mapbox 2024

Size

A3

CRS

EPSG: 4326 - WGS 84

Orientation

Landscape

1 : 1500

Site Boundary

Blackthorn Scrub [4]

Bracken [1]

Bramble Scrub [3]

Mixed Scrub [2]

Modified Grassland [1]

Other Woodland; Broadleaved [3]

Line Of Trees [1]

Native Hedgerow With Trees [1]

Ditches [1]

Urban Tree [13]

0

15

30

45

60

75 m

↑

N



Baseline Habitats with IDs Plan

Author

BNGAI™

Project Name

Slinfold

Approved

HW

Organisation Name

TILCo Limited

Date

20/07/2026

Data Sources

Mapbox 2024

Size

A3

CRS

EPSG: 4326 - WGS 84

Orientation

Landscape

1 : 1500

Site Boundary

Blackthorn Scrub [4]

Bracken [1]

Bramble Scrub [3]

Mixed Scrub [2]

Modified Grassland [1]

Other Woodland; Broadleaved [3]

Line Of Trees [1]

Native Hedgerow With Trees [1]

Ditches [1]

Urban Tree [13]

0

15

30

45

60

75 m

↑

N

Appendix H: Habitat Tables

Table 13: Area Habitat Details

Habitat ID	Habitat Type	Distinctiveness	Strategic Significance	Condition	Condition Survey	Area (ha)	Biodiversity Units	Irreplaceable Habitat	Updated On	Updated By
4	Other woodland; broadleaved	Medium	Low	Moderate	Ground Surveyed	0.1477	1.1813	No	04 Mar 2026 09:48	Harri Williams
9	Other woodland; broadleaved	Medium	Low	Poor	Ground Surveyed	0.1291	0.5165	No	26 Feb 2026 11:58	Harri Williams
14	Bracken	Low	Low	Condition Assessment N/A	Ground Surveyed	0.0197	0.0394	No	26 Feb 2026 11:00	Harri Williams
15	Other woodland; broadleaved	Medium	Low	Moderate	Ground Surveyed	0.932	7.456	No	26 Feb 2026 12:31	Harri Williams
21	Bramble scrub	Medium	Low	Condition Assessment N/A	Ground Surveyed	0.0529	0.2115	No	26 Feb 2026 11:13	Harri Williams
23	Blackthorn scrub	Medium	Low	Moderate	Ground Surveyed	0.2152	1.7216	No	26 Feb 2026 11:15	AiDash
28	Bramble scrub	Medium	Low	Condition Assessment N/A	Ground Surveyed	0.1135	0.454	No	26 Feb 2026 11:58	AiDash
33	Blackthorn scrub	Medium	Low	Moderate	Ground Surveyed	0.0466	0.3731	No	26 Feb 2026 12:22	AiDash
36	Mixed scrub	Medium	Low	Good	Ground Surveyed	0.7568	9.0818	No	26 Feb 2026 12:31	Harri Williams
37	Mixed scrub	Medium	Low	Good	Ground Surveyed	0.2429	2.9153	No	26 Feb 2026 12:53	Harri Williams
38	Modified grassland	Low	Low	Poor	Ground Surveyed	0.7409	1.4818	No	26 Feb 2026 12:53	Harri Williams
39	Blackthorn scrub	Medium	Low	Moderate	Ground Surveyed	0.035	0.2798	No	26 Feb 2026 12:53	AiDash
40	Bramble scrub	Medium	Low	Condition Assessment N/A	Ground Surveyed	0.0959	0.3836	No	26 Feb 2026 12:53	Harri Williams
41	Blackthorn scrub	Medium	Low	Moderate	Ground Surveyed	0.3775	3.0198	No	03 Mar 2026 16:11	Harri Williams
T1	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 11:58	Harri Williams
T2	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 11:58	Harri Williams
T3	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 11:58	Harri Williams
T4	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 12:11	Harri Williams
T5	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 12:11	Harri Williams
T9	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 11:13	Harri Williams
T10	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 11:13	Harri Williams

T11	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 11:13	Harri Williams
T12	Urban Tree	Medium	Low	Moderate	Ground Surveyed	0.0041	0.0328	No	26 Feb 2026 12:11	Harri Williams
T13	Urban Tree	Medium	Low	Good	Ground Surveyed	0.0041	0.0492	No	26 Feb 2026 12:11	Harri Williams
T14	Urban Tree	Medium	Low	Good	Ground Surveyed	0.0041	0.0492	No	26 Feb 2026 12:11	Harri Williams
T15	Urban Tree	Medium	Low	Good	Ground Surveyed	0.0041	0.0492	No	26 Feb 2026 12:11	Harri Williams
T16	Urban Tree	Medium	Low	Good	Ground Surveyed	0.0041	0.0492	No	26 Feb 2026 12:11	Harri Williams

Table 14: Hedgerow Habitat Details

Habitat ID	Habitat Type	Distinctiveness	Strategic Significance	Condition	Condition Survey	Length (km)	Biodiversity Units	Updated On	Updated By
L3	Native hedgerow with trees	Medium	Low	Poor	Ground Surveyed	0.1002	0.4008	26 Feb 2026 12:52	Harri Williams
L4	Line of trees	Low	Low	Moderate	Ground Surveyed	0.1913	0.7651	26 Feb 2026 12:31	Harri Williams

Table 15: Watercourse Habitat Details

Habitat ID	Habitat Type	Distinctiveness	Strategic Significance	Condition	Condition Survey	Watercourse Encroachment	Riparian Encroachment	Length (km)	Biodiversity Units	Updated On	Updated By
L5	Ditches	Medium	Low	Poor	Ground Surveyed	Minor	No Encroachment/ No Encroachment	0.1581	0.5059	26 Feb 2026 16:31	AiDash Ecology

Appendix I: Condition Criteria Summary Tables

Woodland

Parcel Id	A	B	C	D	E	F	G	H	I	J	K	L	M	Condition
15	Moderate	Moderate	Good	Moderate	Good	Moderate	Moderate	Good	Poor	Moderate	Poor	Moderate	Moderate	Moderate
4	Moderate	Moderate	Good	Moderate	Good	Moderate	Moderate	Good	Poor	Moderate	Poor	Moderate	Poor	Moderate
9	Moderate	Moderate	Good	Moderate	Good	Poor	Poor	Good	Poor	Poor	Poor	Moderate	Poor	Poor

Line Of Trees

Parcel Id	A	B	C	D	E	Condition
L4	Yes	Yes	Yes	No	Yes	Moderate

Grassland Low Distinctiveness

Parcel Id	A	B	C	D	E	F	G	Condition
38	No	Yes	No	No	Yes	Yes	Yes	Poor

Hedgerow

Parcel Id	A1	A2	B1	B2	C1	C2	D1	D2	E1	E2	Condition
L3	Yes	Yes	No	No	No	No	Yes	No	Yes	Yes	Poor

Urban Trees

Parcel Id	A	B	C	D	E	F	Condition
T4	Yes	Yes	No	No	No	Yes	Moderate
T5	Yes	Yes	No	No	No	Yes	Moderate
T9	Yes	Yes	No	Yes	No	Yes	Moderate
T10	Yes	Yes	No	Yes	No	Yes	Moderate
T12	Yes	Yes	No	Yes	No	Yes	Moderate
T11	Yes	Yes	No	Yes	No	Yes	Moderate

T14	Yes	Yes	Yes	Yes	Yes	Yes	Good
T13	Yes	Yes	Yes	Yes	Yes	Yes	Good
T16	Yes	Yes	Yes	Yes	Yes	Yes	Good
T15	Yes	Yes	Yes	Yes	Yes	Yes	Good
T1	Yes	Yes	No	Yes	No	Yes	Moderate
T2	Yes	Yes	No	Yes	No	Yes	Moderate
T3	Yes	Yes	No	Yes	No	Yes	Moderate

Scrub

Parcel Id	A	B	C	D	E	Condition
33	No	No	Yes	Yes	Yes	Moderate
23	No	No	Yes	Yes	Yes	Moderate
36	Yes	Yes	Yes	Yes	Yes	Good
37	Yes	Yes	Yes	Yes	Yes	Good
39	No	No	Yes	Yes	Yes	Moderate
41	No	Yes	Yes	Yes	Yes	Moderate

Ditch

Parcel Id	A	B	C	D	E	F	G	H	Condition
L5	No	No	Yes	Yes	Yes	No	No	Yes	Poor

Appendix J: Target Notes



Target Notes Plan

Author

BNGAI™

Approved

HW

Date

20/07/2026

Size

A3

Orientation

Landscape

Project Name

Slinfold

Organisation Name

TILCo Limited

Data Sources

Mapbox 2024

CRS

EPSG: 4326 - WGS 84

1 : 1500

Site Boundary

Mixed Scrub [2]

Blackthorn Scrub [4]

Bracken [1]

Bramble Scrub [3]

Modified Grassland [1]

Other Woodland; Broadleaved [3]

Line Of Trees [1]

Native Hedgerow With Trees [1]

Ditches [1]

Urban Tree [13]

TN Target Note

0

15

30

45

60

75 m

N

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July, 2026 78

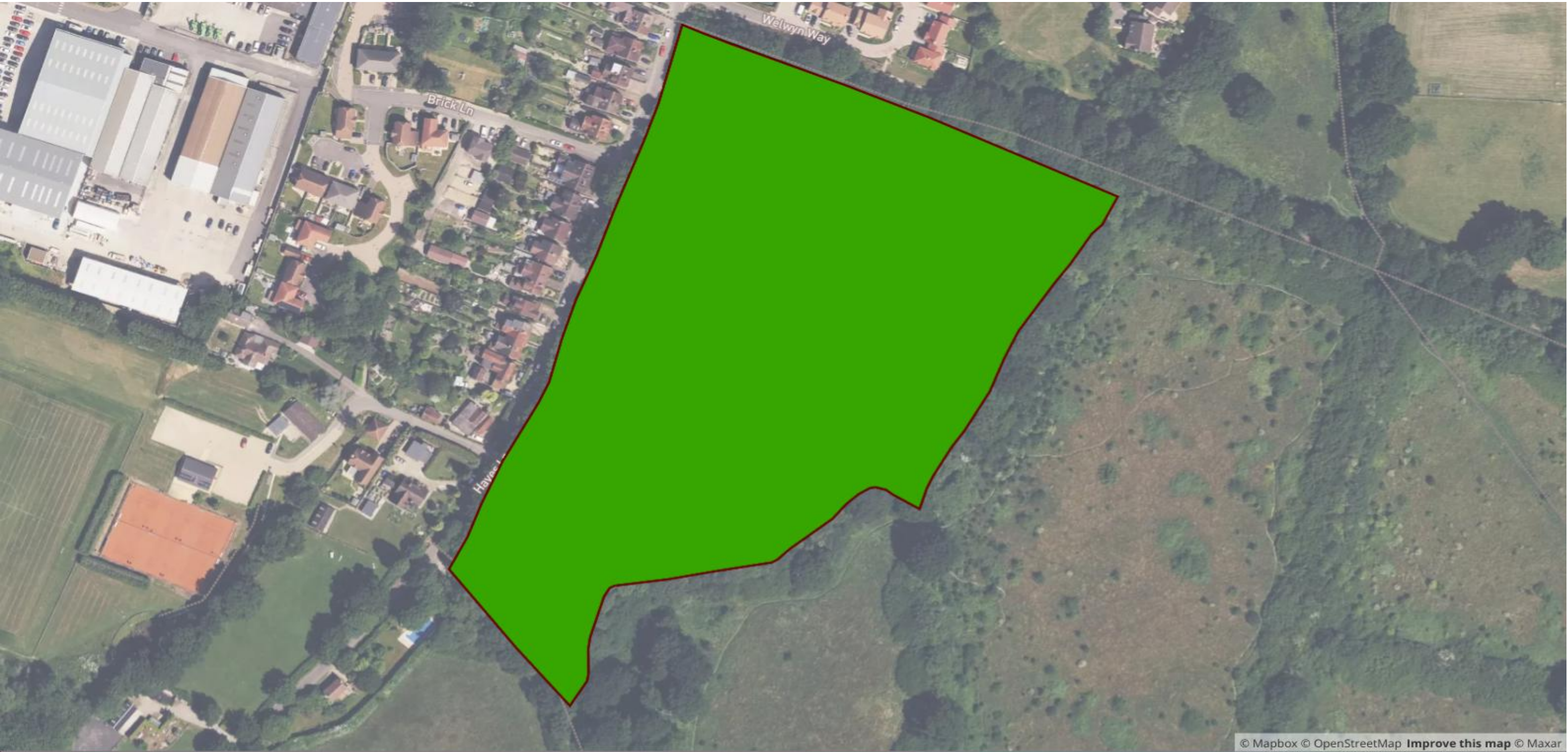


Target Note Id	Description	Photos
TN24	mature oak with possible bat roosting features	
TN27	Mature oak with deadwood and possible bat roosting features	

TN5	Mature oak, potential for bats roosting		
TN22	Mature tree with possible bat roosting features		
TN28	Modified grassland is longer here and has reptiles potential. Same for terrestrial amphibians habitat.		

TN26	Mature oak with possible bat roosting features	
TN25	mature willow with possible bat roosting features	

Appendix K: Soil Details



Soil Plan

Legend



Author	BNGAI™	Project Name	Slinfold
Approved	HW	Organisation Name	TILCo Limited
Date	20/07/2026	Data Sources	Mapbox 2024
Size	A3	CRS	EPSG: 4326 - WGS 84
Orientation	Landscape	1 : 1500	


N

0

15

30

45

60

75 m

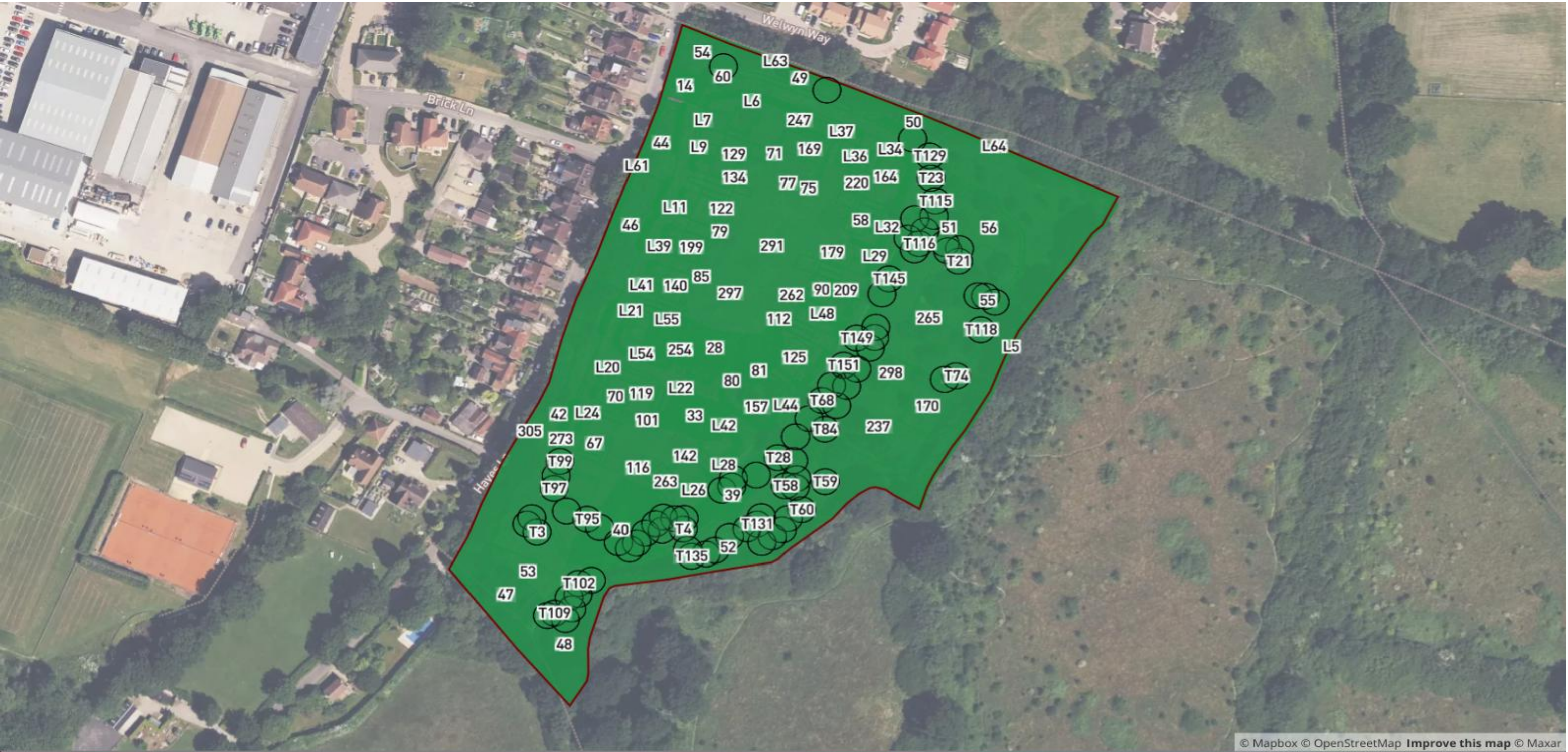
 Site Boundary

 Slowly permeable seasonally wet
slightly acid but base-rich loamy and clayey soils

Table 16: National Soil Map

Soil Scape	Soil Association	Dominant Soils	Associated Soils	Simple Description	Habitats	Fertility	Site Characteristics
Slowly permeable seasonally wet slightly acid but base-rich loamy and clayey soils	WICKHAM 1	Slowly permeable seasonally waterlogged fine silty over clayey, fine loamy over clayey and clayey soils.		Seasonally wet loam to clayey over shale	Seasonally wet pastures and woodlands	Moderate	

Appendix L: Post Development Strategic Significance Plan



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Post Development Strategic Significance Plan

Legend



Author	BNGAI™	Project Name	Slinfold
Approved	HW	Organisation Name	TILCo Limited
Date	20/07/2026	Data Sources	Mapbox 2024
Size	A3	CRS	EPSG: 4326 - WGS 84
Orientation	Landscape	1 : 1500	



01530456075 m

 Site Boundary

 Low Strategic Significance [276]

 Low Strategic Significance [61]

 Low Strategic Significance [109]

Appendix M: Post Development Plans