

Biodiversity Net Gain Exemption Statement

The application proposal forms a small site as defined by the Regulations. This was confirmed on the application form that identifies the scheme as a non-major development. Further, the application was made on 28 March 2024. The site is therefore exempt from the biodiversity gain planning condition consistent with Regulation 3 of the Biodiversity Gain Requirements (Exemptions) Regulations 2024. Relevant extracts from the submitted application form detailed at the end of this document.

Consistent with the Council's validation requirements, a comprehensive Preliminary Ecological Appraisal was submitted in support of the application and details a comprehensive ecological review including enhancement measures detailed at paragraph 5.10 of the report. Consequently and consistent with NPPF paragraph 180, part (b) which seeks net gains in biodiversity. Accordingly, ecological enhancement can be secured through a conventional ecological planning condition.

Biodiversity net gain

Biodiversity net gain is a legal requirement for planning permission introduced on 12 February 2024. All applications are required to either provide detailed information proving there will be a biodiversity increase; or explain why they are exempt from doing so.

[Find out more about biodiversity net gain, and access digital tools from our partners that can help determine if you are exempt, or produce the biodiversity metric information required.](#)

Planning Portal Reference: PP-12912168

Do you believe that, if the development is granted permission, the general Biodiversity Gain Condition (as set out in Paragraph 13 of Schedule 7A of the Town and Country Planning Act 1990 (as amended)) would apply?

- Yes
 No

Please add all the exemptions or transitional arrangements that apply and provide a reason why

Exemption:

Temporary exemption for non-major developments (small sites exemption)

Reason for selecting exemption:

Development is minor development

Note: Please read the help text for further information on the exemptions available and when they apply

I / We agree to the outlined declaration

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Signed

Adam Constantinou

Date

28/03/2024
