

The Statutory Biodiversity Metric

Start page

Project details			
Planning authority:	Wokingham Borough Council		
Project name:	Duck's Nest SANG		
Applicant:	David Wilson Homes (Southern)		
Application type:	Full		
Planning application reference:			
Completed by:	Alice Samuel		
Date of metric completion:	27 September 2024		
Reviewer:	Anna Clark		
Calculation iteration:			
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):	10.66	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

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

On-site baseline map

Insert

On-site baseline map reference number

Off-site baseline map

Insert

Off-site baseline map reference number

On-site post intervention map

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On-site post-intervention map reference number

Off-site post intervention map

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Off-site post-intervention reference number

Main menu

Results

View all

Reset view

Duck's Nest SANG

Headline Results

Scroll down for final results ⚠

Return to
results menu

On-site baseline	Habitat units	22.57	
	Hedgerow units	7.99	
	Watercourse units	0.00	
On-site post-intervention (Including habitat retention, creation & enhancement)	Habitat units	66.26	
	Hedgerow units	10.40	
	Watercourse units	0.00	
On-site net change (units & percentage)	Habitat units	43.69	193.61%
	Hedgerow units	2.41	30.16%
	Watercourse units	0.00	0.00%

Off-site baseline	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site post-intervention (Including habitat retention, creation & enhancement)	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site net change (units & percentage)	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)	Habitat units	43.69	
	Hedgerow units	2.41	
	Watercourse units	0.00	
Spatial risk multiplier (SRM) deductions	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)	Habitat units	43.69	
	Hedgerow units	2.41	
	Watercourse units	0.00	
Total net % change (Including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	193.61%	
	Hedgerow units	30.16%	
	Watercourse units	0.00%	
Trading rules satisfied?	Yes ✓		

Unit Type	Target	Baseline Units	Units Required	Unit Deficit
Habitat units	10.00%	22.57	24.82	0.00
Hedgerow units	10.00%	7.99	8.79	0.00
Watercourse units	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 ✓

Area habitats					
On-site changes for broad habitat types					
Habitat group	Broadleaf	Palm-development on-site		On-site change	
	On-site existing canopy	On-site existing canopy	On-site proposed canopy	On-site proposed canopy	On-site net change
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On-site changes for broad habitat types					
Habitat group	Broadleaf	Palm-development off-site		On-site change	
	On-site existing canopy	On-site existing canopy	On-site proposed canopy	On-site proposed canopy	On-site net change
1. Broadleaf					
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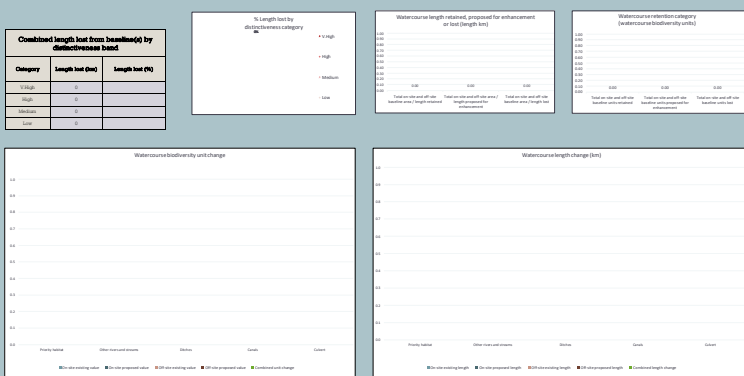
Combined on-site and off-site changes for broad habitat types					
Habitat group	Broadleaf	On-site and off-site palm development		Combined change	
	On-site existing canopy	On-site existing canopy	On-site proposed canopy	On-site proposed canopy	On-site net change
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Watercourses						
On-site change by watercourse type						
Watercourse type	Number of watercourses	Number of watercourses		Percentage of watercourses		On-site Change
		with change	without change	with change	without change	
Watercourse with no change	1	1	0	100%	0%	0%
Watercourse with change	1	0	1	0%	100%	100%
Total	2	1	1	50%	50%	50%

Off-site change by watercourse type						
Watercourse type	Number of watercourses	Number of watercourses		Percentage of watercourses		Off-site Change
		with change	without change	with change	without change	
Watercourse with no change	1	1	0	100%	0%	0%
Watercourse with change	1	0	1	0%	100%	100%
Total	2	1	1	50%	50%	50%

Combined on-site and off-site changes for watercourse type						
Watercourse type	Number of watercourses	Number of watercourses		Percentage of watercourses		On-site change
		with change	without change	with change	without change	
Watercourse with no change	1	1	0	100%	0%	0%
Watercourse with change	1	0	1	0%	100%	100%
Total	2	1	1	50%	50%	50%



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Trading summary hedgerows

Trading summary watercourses

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 Summary	
High Distinctiveness Units available to offset lower distinctiveness deficit	0.00
Remaining losses; Like for like not satisfied	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 Summary		
Medium Distinctiveness Units available to offset Lower Distinctiveness Deficit	63.65	✓
Medium Distinctiveness Broad Habitat losses to be offset by trading up	0.00	
Higher Distinctiveness Surplus Units minus Medium Distinctiveness Broad Habitat Deficit	0.00	
Cumulative surplus of units	63.65	✓

Low Distinctiveness Summary		
Low Distinctiveness net change in units	-19.96	⚠
Cumulative surplus of units	42.69	✓

Return to results menu

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

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	0.00	0.00	0.00
	0.00	0.00	0.00

Medium Distinctiveness			
Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Species-rich native hedgerow	3.15	0.00	3.15 ✓
Native hedgerow - associated with bank or ditch	-0.46	0.00	-0.46 ⚠
Native hedgerow with trees	-0.18	0.00	-0.18 ⚠
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
	2.51	0.00	2.51

Low Distinctiveness			
Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Native hedgerow	-0.10	0.00	-0.10 ⚠
Line of trees	0.00	0.00	0.00
Line of trees - associated with bank or ditch	0.00	0.00	0.00
	-0.10	0.00	-0.10

Very Low Distinctiveness			
Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Non-native and ornamental hedgerow	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 Summary	
High Distinctiveness Units available to offset lower distinctiveness deficit	0.00
High Distinctiveness losses to be offset by trading up	0.00
Higher Distinctiveness surplus units minus any high distinctiveness deficit	0.00

Medium Distinctiveness Summary	
Units available from higher distinctiveness habitats	0.00
Medium Distinctiveness net change in units	2.51 ✓
Cumulative availability of units	2.51 ✓

Low Distinctiveness Summary	
Low Distinctiveness net change in units	-0.10 ⚠
Cumulative availability of units	2.41 ✓

Very Low Distinctiveness Summary	
Very Low Distinctiveness net change in units	0.00
Cumulative availability of units	2.41 ✓

[illegible]

Project Name: Duck's Nest SANG Map Reference: A-2 On-Site Habitat Creation				Area habitat summary																				
Conclusion / Show Columns		Conclusion / Show Rows		Total Net Unit Change		43.60																		
				Total Net % Change		100.01%																		
				Trading Rules Satisfied		Yes ✓																		
Main Menu				Area Check		Area Acceptable ✓																		
Post intervention habitat																								
Ref	Broad Habitat	Proposed habitat	Area (hectares)	Difficulty/range		Condition		Strategic significance			Temporal multiplier			Difficulty multipliers				Habitat units delivered	Comments					
				Difficulty/range	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				
1	Upland	Bracken	0.028	Low	2	Medium	2	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	1	0	0	Standard time to target condition applied	1	0.045	Medium	Standard difficulty applied	Medium	0.07	0.12	864 - separate managed vegetation		
2	Overland	Other neutral grassland	0.208	Medium	4	Medium	2	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	2	0	0	Standard time to target condition applied	0	0.027	Low	Standard difficulty applied	Low	1	00.02	Prepared wildlife-rich meadow - gills		
3	Overland	Other neutral grassland	0.18	Medium	4	Poor	1	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	2	0	0	Standard time to target condition applied	2	0.031	Low	Standard difficulty applied	Low	2	0.00	Minor path - gill 374 - other natural or managed areas		
4	Heathland and shrub	Mixed scrub	0.745	Medium	4	Medium	2	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	2	0	0	Standard time to target condition applied	2	0.037	Low	Standard difficulty applied	Low	1	0.01	Prepared native shrub area		
5	Lake	Frills (non-priority habitat)	0.00	Medium	4	Poor	1	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	1	0	0	Standard time to target condition applied	1	0.000	Low	Standard difficulty applied	Low	1	0.00	Prepared dog ponds		
6	Upland	Developed land, wooded surface	0.070	V Low	0	NA - Other	0	Recreation/preservation not in local strategy nor 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	Prepared car park		
7	Upland	Developed land, wooded surface	0.440	V Low	0	NA - Other	0	Recreation/preservation not in local strategy nor 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	Hoggin path		
8	Woodland and forest	Other woodland, broadleaved	0.456	Medium	4	Medium	2	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	15	0	0	Standard time to target condition applied	15	0.160	Low	Standard difficulty applied	Low	1	0.15	Woodland area planning		
9	Individual trees	Upland trees	0.2410	Medium	4	Medium	2	Recreation/preservation not in local strategy nor local strategy	Low Strategic Significance	1	20	0	0	Standard time to target condition applied	20	0.080	Low	Standard difficulty applied	Low	1	0.08	17 prepared trees - added to woodland conditions		

Project Name: Duck's Nest SANG Map Reference:				Hedgerow summary																			
B-1 On-Site Hedge Baseline				Total Net Unit Change			2.41																
				Total Net % Change			30.18%																
				Trading Rules Redefined			Yes ✓																
Condense / Show Columns				Condense / Show Rows																			
Main Menu																							
Existing hedgerow habitats				Distinctiveness		Condition		Strategic significance				Required Action to Meet Trading Rules		Ecological baseline		Comments							
Ref	Hedge number	Habitat type	Length (m)	Distinctiveness	Score	Condition	Score	Strategic significance		Strategic significance	Strategic significance multiplier	Required Action to Meet Trading Rules		Total hedgerow units	Length retained	Length enhanced	Units retained	Units enhanced	Length lost	Units lost	User comments	Planning authority comments	Habitat reference number
1	h1a-1	Native hedgerow	0.267	Low	2	Good	3	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		1.60	0.264		1.68	0.00	0.00	0.00			
2	h1a-2	Native hedgerow	0.086	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		0.17	0.043		0.09	0.00	0.04	0.09			
3	h2a6-1	Native hedgerow - associated with bank or ditch	0.149	Medium	4	Good	3	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		1.79	0.111		1.33	0.00	0.04	0.46			
4	h2a6-2	Native hedgerow with trees	0.211	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		1.69	0.211		1.69	0.00	0.00	0.00			
5	h2a6-4	Native hedgerow with trees	0.281	Medium	4	Moderate	2	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		2.25	0.258		2.06	0.00	0.02	0.18			
6	h2b-1	Non-native and ornamental hedgerow	0.097	V.Low	1	Poor	1	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		0.10	0.097		0.10	0.00	0.00	0.00			
7	w107-1	Line of trees	0.098	Low	2	Moderate	2	Area/compensation not in local strategy/ no local strategy		Low Strategic Significance	1	Same distinctiveness band or better		0.39	0.098		0.39	0.00	0.00	0.00			

Project Name: Duck's Nest SANG Map Reference:

B-2 On-Site Hedge Creation

Condense / Show Columns Condense / Show Rows

Main Menu

Hedge row summary	
Total Net Unit Change	2.41
Total Net % Change	30.18%
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 (m)	Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance multiplier	Strategic significance multiplier	Standard Time to target condition (years)	Habitat created to advance (years)	Delay to 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	0.471	Medium	4	Moderate	2	Recompensation not in local strategy for local diversity	Low Strategic Significance	1	5	0	0	Standard time to target condition applied	5	0.027	Low	Standard difficulty applied	Low	1	0.10			