

The Statutory Biodiversity Metric

Start page

Project details			
Planning authority:	Hinckley and Bosworth District Council		
Project name:	Land off Ratby Lane, Markfield		
Applicant:	Taylor Wimpey UK Limited		
Application type:	Outline		
Planning application reference:			
Completed by:	Alex Perry ACIEEM		
Date of metric completion:	28 May 2025		
Reviewer:	Tom Richards MCIEEM		
Calculation iteration:	Rev D (24/06/2025)		
Planning authority reviewer:			
Date of planning authority review:			
Target % net gain:	10%	No ✓	
Irreplaceable habitat present at baseline:	No ✓		
Total site area - including irreplaceable habitat area (hectares):	6.38	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	
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	Enter data
	Automatic lookup
	Result

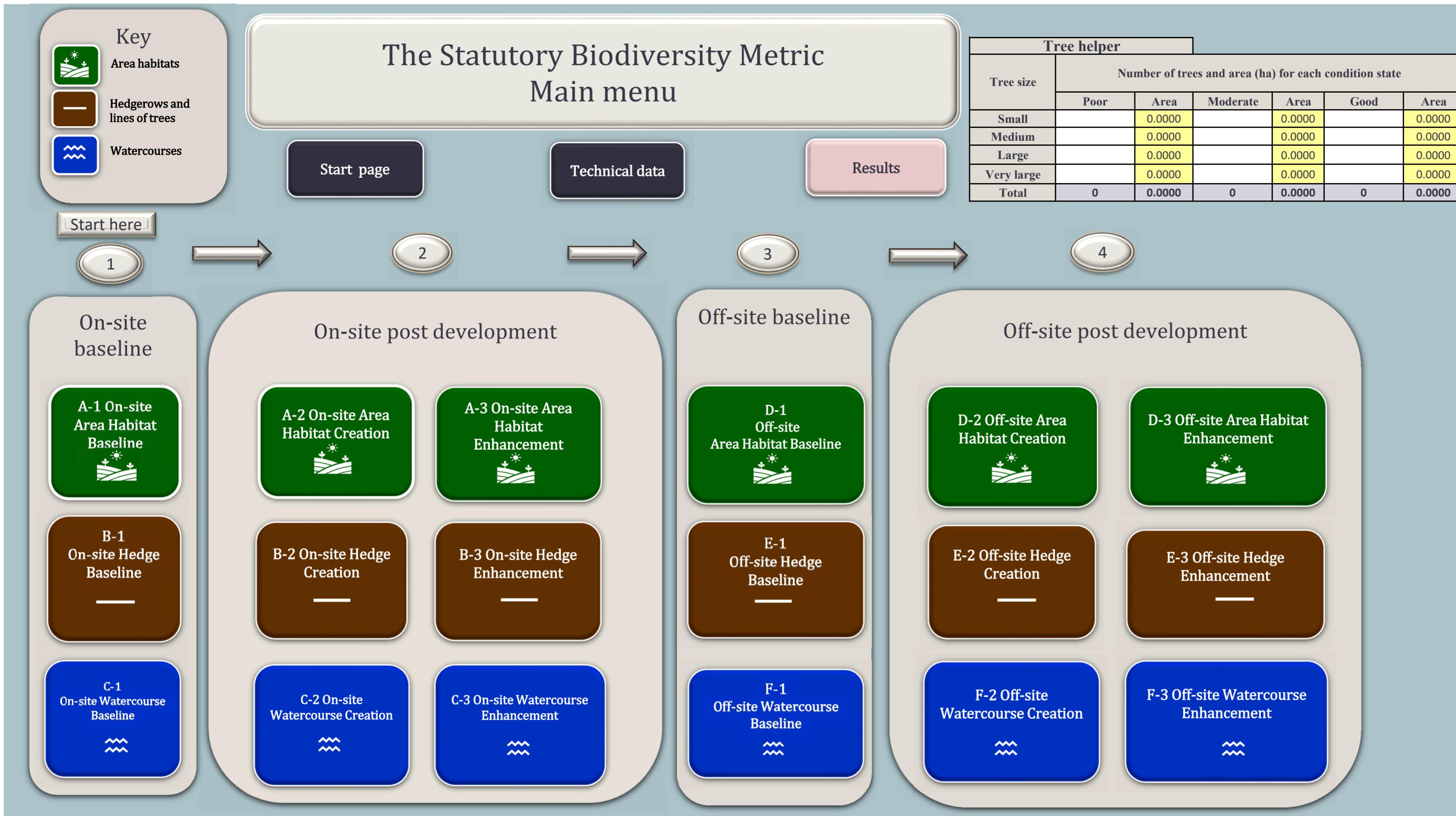
On-site baseline map		Insert
On-site baseline map reference number		
Off-site baseline map		Insert
Off-site baseline map reference number		
On-site post intervention map		Insert
On-site post-intervention map reference number		
Off-site post intervention map		Insert
Off-site post-intervention reference number		

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Results

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Unit Shortfall by Tier/Module		
Tier	Unit Shortfall	
A1	3.80	▲
A2	0.00	
A3	0.00	
A4	0.00	
A5	0.00	
H	0.00	
W	0.00	

*The spatial risk multiplier has been applied to all unit shortfall values.

The Statutory Biodiversity Metric Results

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Land off Ratby Lane, Markfield
Headline Results
Scroll down for final results □

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On-site baseline	Habitat units	13.26
	Hedgerow units	8.48
	Watercourse units	0.00
On-site post-intervention <small>(Including habitat retention, creation & enhancement)</small>	Habitat units	12.68
	Hedgerow units	11.27
	Watercourse units	0.00
On-site net change <small>(units & percentage)</small>	Habitat units	-0.58
	Hedgerow units	2.80
	Watercourse units	0.00

On-site net gain is less than target set □

Off-site baseline	Habitat units	0.00
	Hedgerow units	0.00
	Watercourse units	0.00
Off-site post-intervention <small>(Including habitat retention, creation & enhancement)</small>	Habitat units	0.00
	Hedgerow units	0.00
	Watercourse units	0.00
Off-site net change <small>(units & percentage)</small>	Habitat units	0.00
	Hedgerow units	0.00
	Watercourse units	0.00

Combined net unit change <small>(Including all on-site & off-site habitat retention, creation & enhancement)</small>	Habitat units	-0.58
	Hedgerow units	2.80
	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 <small>(Including all on-site & off-site habitat retention, creation & enhancement)</small>	Habitat units	-0.58
	Hedgerow units	2.80
	Watercourse units	0.00
Total net % change <small>(Including all on-site & off-site habitat retention, creation & enhancement)</small>	Habitat units	-4.35%
	Hedgerow units	33.00%
	Watercourse units	0.00%
Trading rules satisfied?	No - Check Trading Summaries ▲	

Unit Type	Target	Baseline Units	Units Required	Unit Deficit
Habitat units	10.00%	13.26	14.58	1.90
Hedgerow units	10.00%	8.48	9.32	0.00
Watercourse units	10.00%	0.00	0.00	0.00

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

Input errors/rule breaks present in metric ▲

Land off Rathy Lane, Markfield

Detailed Results

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Summary Figures

Net project biodiversity units (Including all on-site & off-site habitat retention / creation)	Habitat units	-0.58
	Hedgerow units	2.80
	Watercourse units	0.00
Total project biodiversity % change (Including all on-site & off-site habitat creation - retained habitats)	Habitat units	-4.35%
	Hedgerow units	33.00%
	Watercourse units	0.00%

Combined habitat retention and enhancement			
	Habitats		
	Hedgerows		
	Watercourses		
Total on-site and off-site baseline area / length	6.38	0.62	0.00
Total on-site and off-site baseline units	11.26	8.48	0.00
Total on-site and off-site baseline area / length retained	3.17	0.60	0.00
Total on-site and off-site baseline units retained	2.77	0.20	0.00
Total on-site and off-site area / length proposed for enhancement	0.00	0.00	0.00
Total on-site and off-site baseline units proposed for enhancement	0.00	0.00	0.00
Total on-site and off-site baseline area / length lost	2.21	0.02	0.00
Total on-site and off-site baseline units lost	10.48	0.28	0.00

Area habitats

On-site change by broad habitat type					
	Baseline		Post-development on-site		On-site change
Habitat group	On-site existing area	On-site existing value	On-site proposed area	On-site proposed value	On-site area change
Cropland	5.18	10.36	0.00	0.00	-5.18 -10.36
Grassland	0.99	1.98	1.83	4.32	0.84 2.34
Heathland and shrub	0.02	0.08	0.28	1.87	0.26 1.79
Lakes	0.00	0.00	0.00	0.00	0.00 0.00
Sparingly vegetated land	0.00	0.00	0.00	0.00	0.00 0.00
Urban	0.00	0.00	3.64	2.52	3.64 2.52
Wetland	0.00	0.00	0.00	0.00	0.00 0.00
Woodland and forest	0.19	0.34	0.44	1.33	0.45 1.50
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 shore	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 footprint	0.00	0.00	0.00	0.00	0.00 0.00
Individual trees	0.00	0.00	0.55	1.64	0.55 1.64

Off-site change by broad habitat type					
	Baseline		Post-development off-site		Off-site change
Habitat group	Off-site existing area	Off-site existing value	Off-site proposed area	Off-site proposed value	Off-site area change
Cropland	0.00	0.00	0.00	0.00	0.00 0.00
Grassland	0.00	0.00	0.00	0.00	0.00 0.00
Heathland and shrub	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
Sparingly 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
Wetland	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 shore	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 footprint	0.00	0.00	0.00	0.00	0.00 0.00
Individual trees	0.00	0.00	0.00	0.00	0.00 0.00

Combined on-site and off-site change by broad habitat type					
	Baseline		On-site and off-site post-development		Combined change
Habitat group	Combined existing area	Combined existing value	Combined proposed area	Combined proposed value	Combined area change
Cropland	5.18	10.36	0.00	0.00	-5.18 -10.36
Grassland	0.99	1.98	1.83	4.32	0.84 2.34
Heathland and shrub	0.02	0.08	0.28	1.87	0.26 1.79
Lakes	0.00	0.00	0.00	0.00	0.00 0.00
Sparingly vegetated land	0.00	0.00	0.00	0.00	0.00 0.00
Urban	0.00	0.00	3.64	2.52	3.64 2.52
Wetland	0.00	0.00	0.00	0.00	0.00 0.00
Woodland and forest	0.19	0.34	0.44	1.33	0.45 1.50
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 shore	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 footprint	0.00	0.00	0.00	0.00	0.00 0.00
Individual trees	0.00	0.00	0.55	1.64	0.55 1.64

Hedgerows and lines of trees

On-site change by hedgerow type					
	Baseline		Post-development on-site		On-site change
Hedgerow type	On-site existing length	On-site existing value	On-site proposed length	On-site proposed value	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	0.34	7.04	0.62	9.27	0.28 2.23
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 with 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	0.13	1.44	0.46	2.00	0.18 0.57
Ecologically valuable 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

Off-site change by hedgerow type					
	Off-site baseline		Post-development off-site		Off-site change
Hedgerow type	Off-site existing length	Off-site existing value	Off-site proposed length	Off-site proposed value	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 - 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					
	Baseline		Post-development		Change
Hedgerow type	Combined existing length	Combined existing value	Combined proposed length	Combined proposed value	Combined length 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	0.34	7.04	0.62	9.27	0.28 2.23
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 - associated with bank or ditch	0.00	0.00	0.00	0.00	0.00 0.00
Native hedgerow	0.28	1.44	0.46	2.00	0.18 0.57
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

Watercourses

On-site change by watercourse type					
	Baseline		Post-development on-site		On-site Change
Watercourse type	On-site existing length	On-site existing value	On-site proposed length	On-site proposed value	On-site length 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
Culvert	0.0	0.0	0.0	0.0	0.0 0.0

Off-site change by watercourse type					
	Baseline		Post development off-site		Off-site Change
Watercourse type	Off-site existing length	Off-site existing value	Off-site proposed length	Off-site proposed value	Off-site length 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
Culvert	0.0</td				

Project Name: Land off Rathy Lane, Markfield			Map Reference:			Hedgerow summary					
B-1 On-Site Hedge Baseline						Total Net Unit Change		2.80			
						Total Net % Change		23.80%			
			Trading Rules Satisfied			Yes ✓					
Existing hedge habitats											
Ref	Hedge number	Habitat type	Length (km)	Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance	Strategic significance	Ecological baseline
											Total hedge row units
1	B1	Native hedgerow	0.13	Low	2	Good	3	Formally identified in local strategy	High strategic significance	1.15	Same Distinctiveness band or better
2	B2	Species-rich native hedgerow with trees	0.34	High	6	Good	3	Formally identified in local strategy	High strategic significance	1.15	Like for like or better
3	B4	Native hedgerow	0.09	Low	2	Poor	1	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same Distinctiveness band or better
4	B5	Native hedgerow	0.06	Low	2	Good	3	Area/compensation not in local strategy/ no local strategy	Low Strategic Significance	1	Same distinctiveness band or better
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Hedgerow summary																	
Project Name: Land off Raby Lane, Markfield		Map Reference: B-3 On-Site Hedge Enhancement															
Condense / Show Columns		Condense / Show Rows															
Main Menu																	
Baseline habitats																	
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	Change in distinctiveness and condition	Distinctiveness	Condition	Strategic significance	Temporal multiplier	Difficulty risk multipliers										
Proposed ref	Proposed habitat	Distinctiveness movement	Condition movement	Length (km)	Distinctiveness	Score	Strategic significance	Strategic significance	Strategic significance	Strategic significance							
	Proposed habitat	Standard Time to target enhancement (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							
Post intervention habitats																	
Hedge ref	Hedge units delivered	User comments	Planning authority comments	Habitat priority number													