

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%		
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

Main menu

Results

Cell style conventions	
<div>□</div>	Attention required
<div>▲</div>	Input error/rules and principles not met
<div></div>	Use of this cell is not appropriate
<div></div>	Enter data
<div></div>	Automatic lookup
<div></div>	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

Key

Area habitats

Hedgerows and lines of trees

Watercourses

The Statutory Biodiversity Metric
Main menu

Start page

Technical data

Results

Tree helper						
Tree size	Number of trees and area (ha) for each condition state					
	Poor	Area	Moderate	Area	Good	Area
Small		0.0000		0.0000		0.0000
Medium		0.0000		0.0000		0.0000
Large		0.0000		0.0000		0.0000
Very large		0.0000		0.0000		0.0000
Total	0	0.0000	0	0.0000	0	0.0000

Start here

1

2

3

4

On-site baseline

A-1 On-site Area Habitat Baseline

B-1 On-site Hedge Baseline

C-1 On-site Watercourse Baseline

On-site post development

A-2 On-site Area Habitat Creation

A-3 On-site Area Habitat Enhancement

B-2 On-site Hedge Creation

B-3 On-site Hedge Enhancement

C-2 On-site Watercourse Creation

C-3 On-site Watercourse Enhancement

Off-site baseline

D-1 Off-site Area Habitat Baseline

E-1 Off-site Hedge Baseline

F-1 Off-site Watercourse Baseline

Off-site post development

D-2 Off-site Area Habitat Creation

D-3 Off-site Area Habitat Enhancement

E-2 Off-site Hedge Creation

E-3 Off-site Hedge Enhancement

F-2 Off-site Watercourse Creation

F-3 Off-site Watercourse Enhancement

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

Return to start
page

Headline results

Detailed results

Habitat trading
summaries

Off-site
summary

Irreplaceable
habitats summary

Unit shortfall
summary

Land off Rathby Lane, Markfield

Headline Results

Scroll down for final results ☐

Return to results menu

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	-4.35%	On-site net gain is less than target set <input type="checkbox"/>
	Hedgerow units	2.80	33.00%	
	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 <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	0.00%	
	Hedgerow units	0.00	0.00%	
	Watercourse units	0.00	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%	Total net gain achieved is less than target set ▲
	Hedgerow units	33.00%	
	Watercourse units	0.00%	

Trading rules satisfied?	No - Check Trading Summaries ▲
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Unit Type	Target	Baseline Units	Units Required	Unit Deficit	
Habitat units	10.00%	13.26	14.58	1.90	No additional hedgerow units required to meet target ✓ No additional watercourse units required to meet target ✓
Hedgerow units	10.00%	8.48	9.32	0.00	
Watercourse units	10.00%	0.00	0.00	0.00	

Input errors/rule breaks present in metric ▲

Net project biodiversity units

<i>Habitat units</i>	-4.35%
<i>Hedgerow units</i>	33.00%
<i>Watercourse units</i>	0.00%

area / length	6.38
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PROJECTIONS	WARRANTY
0.62	0.00
8.48	0.00
0.60	0.00
8.20	0.00
0.00	0.00
0.00	0.00
0.02	0.00
0.28	0.00

11

Invest on-site	On-site change	
On-site proposed value	On-site area change	On-site unit change
0.00	-5.18	-10.36
4.32	0.84	2.34
1.87	0.26	1.79
0.00	0.00	0.00
0.00	0.00	0.00
2.52	3.64	2.52
0.00	0.00	0.00
2.33	0.45	1.50
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
1.64	0.55	1.64

[illegible]

Rate position	Combined change	
	Combined proposed value	Combined unit change
0.00	-5.18	-10.36
4.32	0.84	2.54
1.87	0.26	1.79
0.00	0.00	0.00
0.00	0.00	0.00
2.55	1.84	2.55
0.00	0.00	0.00
2.33	0.45	1.50
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
1.64	0.55	1.64

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Investment on-site	On-site change	
	On-site proposed value	On-site length change
0.00	0.00	0.00
9.27	0.28	2.23
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
2.40	0.18	0.57
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00

[illegible]

Proposed	Change	
Combined proposed value	Combined length change	Combined unit change
0.00	0.00	0.00
9.27	0.28	2.23
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00
2.00	0.18	0.57
0.00	0.00	0.00
0.00	0.00	0.00
0.00	0.00	0.00

	2000	2001	2002	2003
1. Total	100	100	100	100
2. Government	100	100	100	100
3. Private	0	0	0	0
4. Nonprofit	0	0	0	0
5. For-profit	0	0	0	0
6. Other	0	0	0	0

Investment on site	On-site Change	
	On-site proposed value	On-site length change
	0.0	0.0
	0.0	0.0
	0.0	0.0
	0.0	0.0
	0.0	0.0

	Off-site Change	
Off-site proposed value	Off-site length change	Off-site unit change
0.0	0.0	0.0
0.0	0.0	0.0
0.0	0.0	0.0
0.0	0.0	0.0
0.0	0.0	0.0

Current on-site	On-site change	
Combined proposed value	Combined length change	Combined unit change
0.0	0.0	0.0
0.0	0.0	0.0
0.0	0.0	0.0
0.0	0.0	0.0
0.0	0.0	0.0

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