



BJ Collins
PROTECTED SPECIES SURVEYORS

BNG COVER REPORT V1

**PROPOSED ARTIFICIAL PITCH
MILLENNIUM HALL
BRITANNIA ROAD
BURBAGE
LEICESTERSHIRE**

A report to:

Surfacing Standards Limited
Office 2 - Empingham House
Uppingham Gate
Ayston Road
Uppingham
Rutland
LE15 9NY

By:

B J Collins – Protected Species Surveyors Ltd
Elvina Cottage
Wilson's Lane
Morton
Southwell
Nottinghamshire
NG25 0UF
www.bjcollins.co.uk

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Report to:	Surfacing Standards Limited
Report Title:	BNG Metric Cover Report - Proposed Artificial Pitch, Millennium Hall, Britannia Road Sports Ground

Survey Site/Job:	Millennium Hall, Britannia Road, Burbage, Leicestershire. LE10 2HF
OS Grid Reference:	SP43929204

Survey Date(s):	18 th of July 2025
Surveyed by:	Barry Collins MSc MCIEEM

Architect/Agent:	Surfacing Standards Ltd
Planning Reference:	N/A

Versioning and Quality Assurance

Report Status	Date	Author(s)	Reviewed by
Final Version V1	11/12/2025	B J Collins MSc MCIEEM	B J Collins MSc MCIEEM

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The evidence which we have prepared and provided is true and has been prepared and provided in accordance with the guidance of The Chartered Institute of Ecology and Environmental Management's Code of Professional Conduct.

RELIANCE - The report describes the conditions and ecological features on the site (and possibly its environs) at the time of survey and that this may (is likely to) change over time. Reliance upon the findings of this report should be determined in accordance with the Chartered Institute of Ecology and Environmental Management guidance on the longevity of ecological surveys, see Advice Note (April 2019) On the Lifespan of Ecological Reports and Surveys CIEEM.

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SUMMARY

This report provides a commentary on the Statutory Biodiversity Net Gain Metric that accompanies this report. It is designed to be read in conjunction with the statutory metric, and it is supplementary to the original extended preliminary ecological appraisal and phase II bat survey reports produced in support of the planning application.

The red line boundary of the site proposed for the artificial turf pitch comprises of a heavily modified amenity grassland, subject to annual herbicide and fertiliser application, and intensively used.

The largest part of the red line boundary comprises of poached amenity grassland.

This document includes the condition assessments of the solitary monoculture and habitat affected by the development proposal.

Biodiversity Net Gain

The result of the Statutory Biodiversity Net Gain Metric calculation is that the area of existing sports pitch baseline being removed to make way for the artificial pitch and associated hardstanding results in a net biodiversity loss of 1.44 Habitat Units.

All of the biodiversity enhancement is to be delivered off-site through one of the environment banks.

To deliver 10% BNG there is a requirement to secure 1.59 of grassland habitat units from the relevant environment bank.

As there is no compensatory planting on site, **the metric shows a biodiversity loss and as a result a trading rule break**. In order to see the compensatory planting to remove this trading rule break it is necessary to review the documentation provided separately by the environment bank.

See the attached BNG metric calculation tool submitted alongside this report:

Burbage_Statutory_Metric_V1_12.25

FINAL RESULTS				
Total net unit change (Including all on-site & off-site habitat retention, creation & enhancement)		Habitat units	-1.44	
		Hedgerow units	0.00	
		Watercourse units	0.00	
Total net % change (Including all on-site & off-site habitat retention, creation & enhancement)		Habitat units	-90.99%	
		Hedgerow units	0.00%	
		Watercourse units	0.00%	
Trading rules satisfied?			No - Check Trading Summaries ▲	
Unit Type	Target	Baseline Units	Units Required	Unit Deficit
Habitat units	10.00%	1.58	1.74	1.59
Hedgerow units	10.00%	0.00	0.00	0.00
Watercourse units	10.00%	0.00	0.00	0.00
Input errors/rule breaks present in metric ▲				

1. INTRODUCTION

This report has been prepared by B J Collins Protected Species Surveyors Limited for Surfacing Standards Limited. It provides the commentary supporting the Millennium Hall, Burbage Statutory Metric V1, prepared for submission alongside this report.

The development plan involves the installation of a new, artificial turf surface over the existing grass rugby pitch with associated car park, access paths and pavilion.

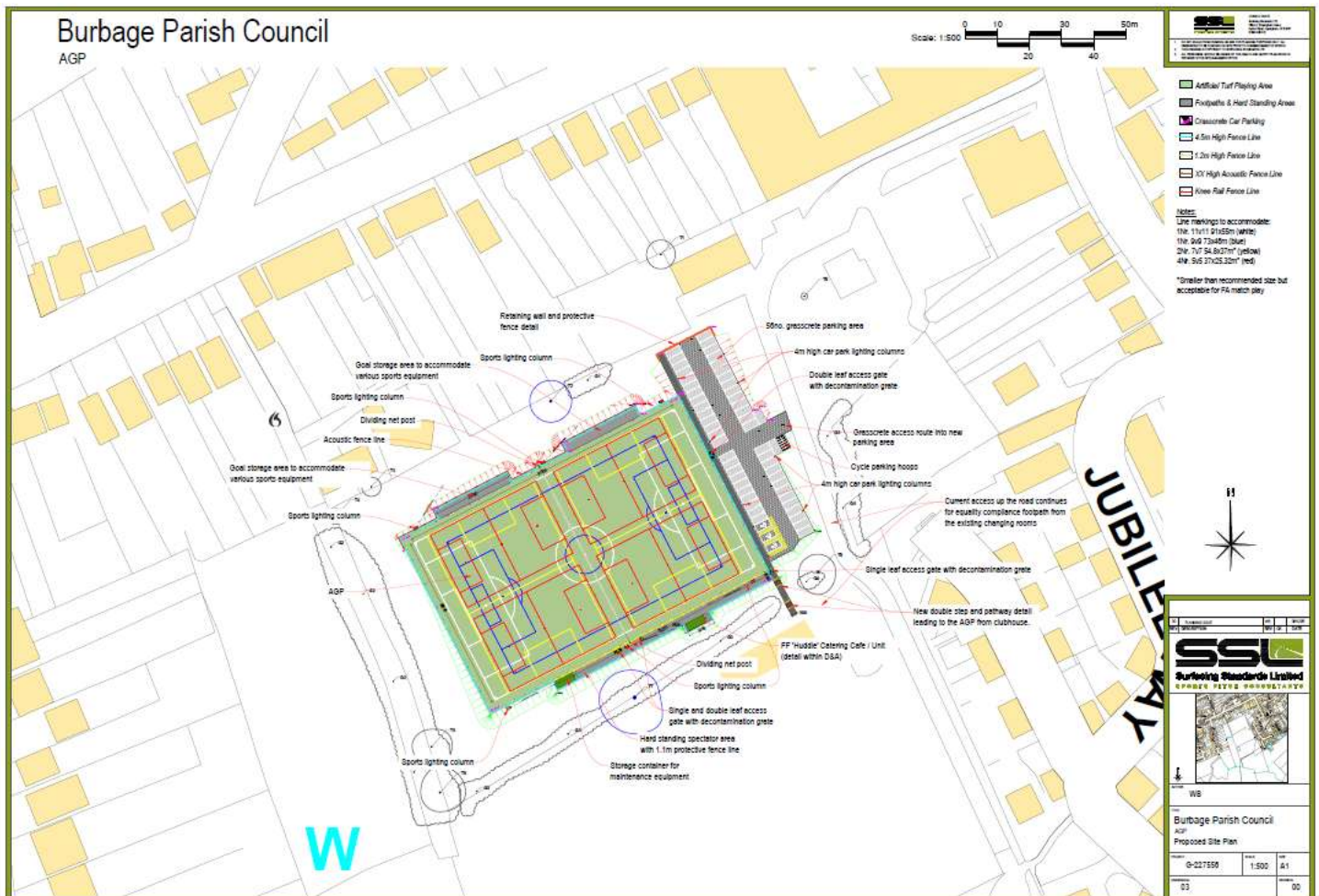


Figure 1: The proposed new artificial pitch at Millennium Hall, Britannia Road Sports Ground. The proposed pitch is to be placed upon the 8 figure Ordnance Survey grid reference of SP 4392 9204.

2. SITE DESCRIPTION

2.1 Location of Millenium Hall Sports Ground.

The area for the proposed artificial pitch sits within an area of modified grassland used for rugby. To the immediate south of the proposal is a further area of grass pitches extending onto open countryside to the south, southeast and southwest of that.

The pitch is bounded to the west and south by unmanaged native hedgerows with occasional trees. To the north by fences associated with residential properties and the council depot, to the east by a tarmac access road, with a play park and tarmac car parking beyond.

The pitch is proposed for the northern section of playing field over the existing rugby pitch.

The pitch is located at Millennium Hall, Britannia Road, Burbage, Leicestershire. Post code LE10 2HF and placed upon the 8 figure Ordnance Survey grid reference of SP 4392 9204.

2.2 The Habitats

2.2.1 Modified grassland (g4 (822, 108)).

This is the only area of habitat which will be impacted by the construction of the artificial pitch. It comprises of a limited range of grasses and herbs dominated by Perennial rye-grass (*Lolium perenne*) and occasional Annual meadow-grass (*Poa annua*), with white clover (*Trifolium repens*), Yarrow (*Achillea millefolium*), dandelion (*Taraxacum officinale* agg.) and greater plantain (*Plantago major*).

The 1m sample areas from a transect walk diagonally across the affected area of amenity grassland provided no greater than between two and three species per sample plot. Bare ground varying from 0% to 30%.



Photograph 5: typical view of the affected grassland, from the southeast corner of the pitch

The habitats on the wider playing field area are indicated in the UK habs plan below:

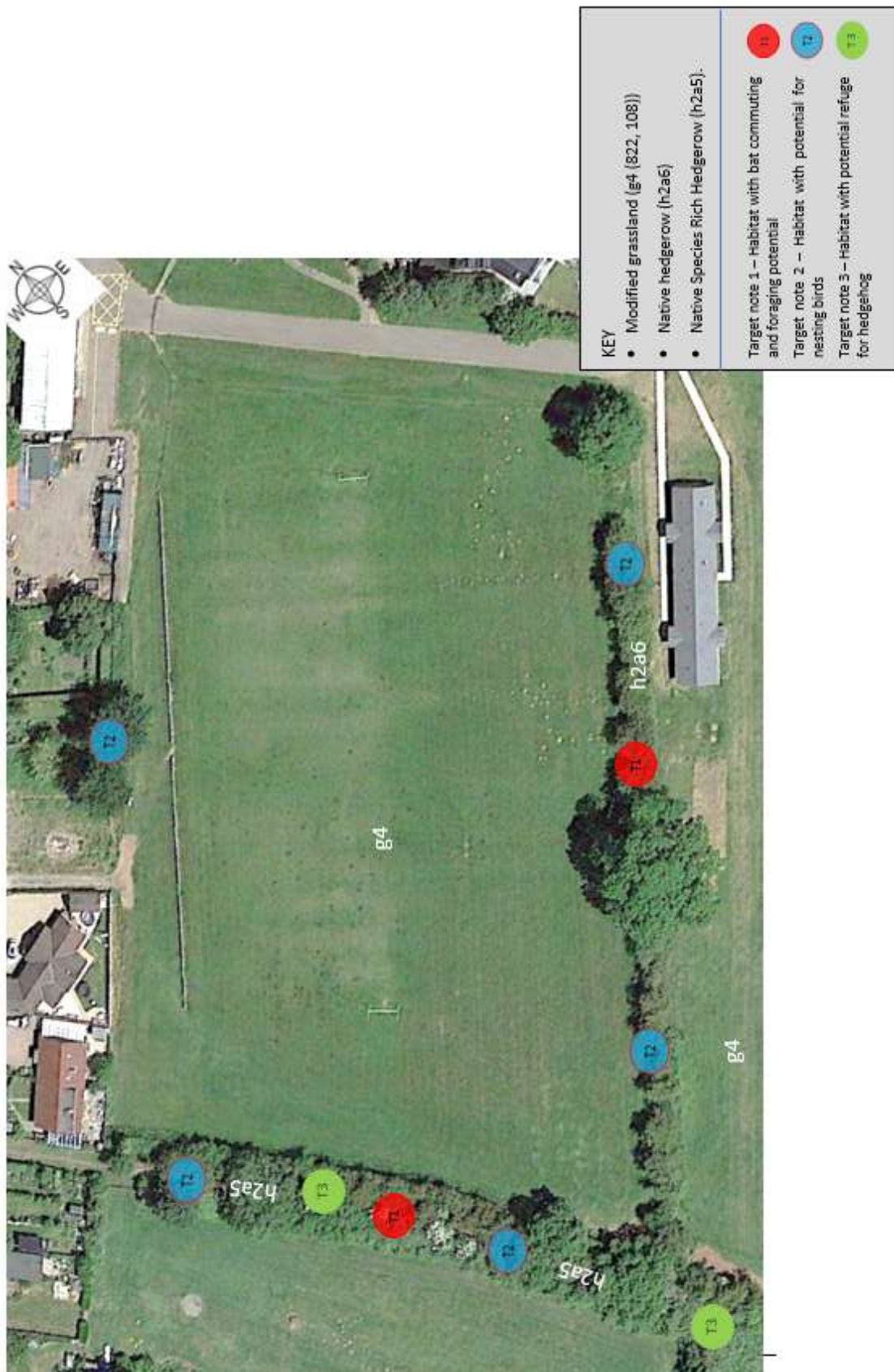


Figure 2 – UKHabs habitat map

3. SURVEY METHODOLOGY

3.1 Biodiversity Net Gain Condition Assessments

The UK Habitat Classification identifies, describes and maps habitats on site. Each habitat is then subject to a condition assessment to inform the Statutory Biodiversity Net Gain calculation, which use a series of criteria representing key physical characteristics of each habitat type to assess whether the habitats are in favourable condition.

With regards to the proposed artificial pitch and the areas being set aside for enhancements and planting there is only one common habitat, modified grassland. This is as the entire area is managed within the boundaries in a similar manner, but with more intensive herbicide and fertilisation occurring on the actual football pitches. This habitat was assessed using the relevant statutory condition assessment sheet. The results from the sheet are extracted and included within the relevant paragraph in the results section.

With regards to the statutory condition assessment sheet used, modified grassland was assessed utilising condition sheet 5a

Habitat was assessed as either poor, moderate or good condition.

3.2 Surveyor Details

The site survey was undertaken on the 18th of July 2025 by Mr BJ Collins MSc MCIEEM, FISC Level 3 and Bat Licence: 2015-13152-CLS-CLS and Registered Consultant RC110 and B32RC002. Limitations to Survey

The surveyor did not encounter any significant constraints upon the survey effort.

4. CONDITION ASSESSMENTS

The following condition assessments were completed for areas of modified grassland and therefore the same condition assessment sheet 5a was utilised:

Condition Sheet: GRASSLAND Habitat Type (low distinctiveness)			
UK Habitat Classification (UKHab) Habitat Type			
Grassland - Modified grassland			
On-site or off-site, site name and location	Millennium Hall, Britannia Road, Burbage, Leicestershire. LE10 2HF	Survey date and Surveyor name	B J Collins MSc MCIEEM - 18 July 2025
Limitations (if applicable)	None	Survey reference (if relating to a wider survey)	na
Grid reference	SP43929204	Habitat parcel reference	na
Habitat Description			
ukhab – UK Habitat Classification			
Condition Assessment Criteria		Criterion passed (Yes or No)	Notes (such as justification)
A	There are 6-8 vascular plant species per m ² present, including at least 2 forbs (these may include those listed in Footnote 1). Note - this criterion is essential for achieving Moderate or Good condition. Where the vascular plant species present are characteristic of medium, high or very high distinctiveness grassland, or there are 9 or more of these characteristic species per m ² (excluding those listed in Footnote 1), please review the full UKHab description to assess whether the grassland should instead be classified as a higher distinctiveness grassland. Where a grassland is classified as medium, high, or very high distinctiveness, please use the relevant condition sheet.	FAIL	grassland fails on the number of species being present, with less than 5 species in any metre square on the sample areas.
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20% is more than 7 cm) creating microclimates which provide opportunities for vertebrates and invertebrates to live and breed.	FAIL	The amenity grassland is mown on a regular basis to an even height
C	Any scrub present accounts for less than 20% of the total grassland area. (Some scattered scrub such as bramble <i>Rubus fruticosus</i> agg. may be present). Note - patches of scrub with continuous (more than 90%) cover should be classified as the relevant scrub habitat type.	PASS	The area passes this criteria, as typically does all amenity grassland due to the intensive management routine
D	Physical damage is evident in less than 5% of total grassland area. Examples of physical damage include excessive poaching, damage from machinery use or storage, erosion caused by high levels of access, or any other damaging management activities.	FAIL	Over 5% of the overall area of each transect is/will be impacted by bare ground as a result of rugby matches in the season..
E	Cover of bare ground is between 1% and 10%, including localised areas (for example, a concentration of rabbit warrens) ² .	FAIL	Bare ground recorded in the sample areas was above 10% in localised areas only, the rugby season has not yet started.
F	Cover of bracken <i>Pteridium aquilinum</i> is less than 20%.	PASS	The area passes this criteria, as typically does all amenity grassland
G	There is an absence of invasive non-native plant species ³ (as listed on Schedule 9 of WCA ⁴).	PASS	No invasive species were recorded, typically amenity grassland does not support INNs
Essential criterion achieved (Yes or No)			NO
Number of criteria passed			3

4.1 Habitat Map - Baseline

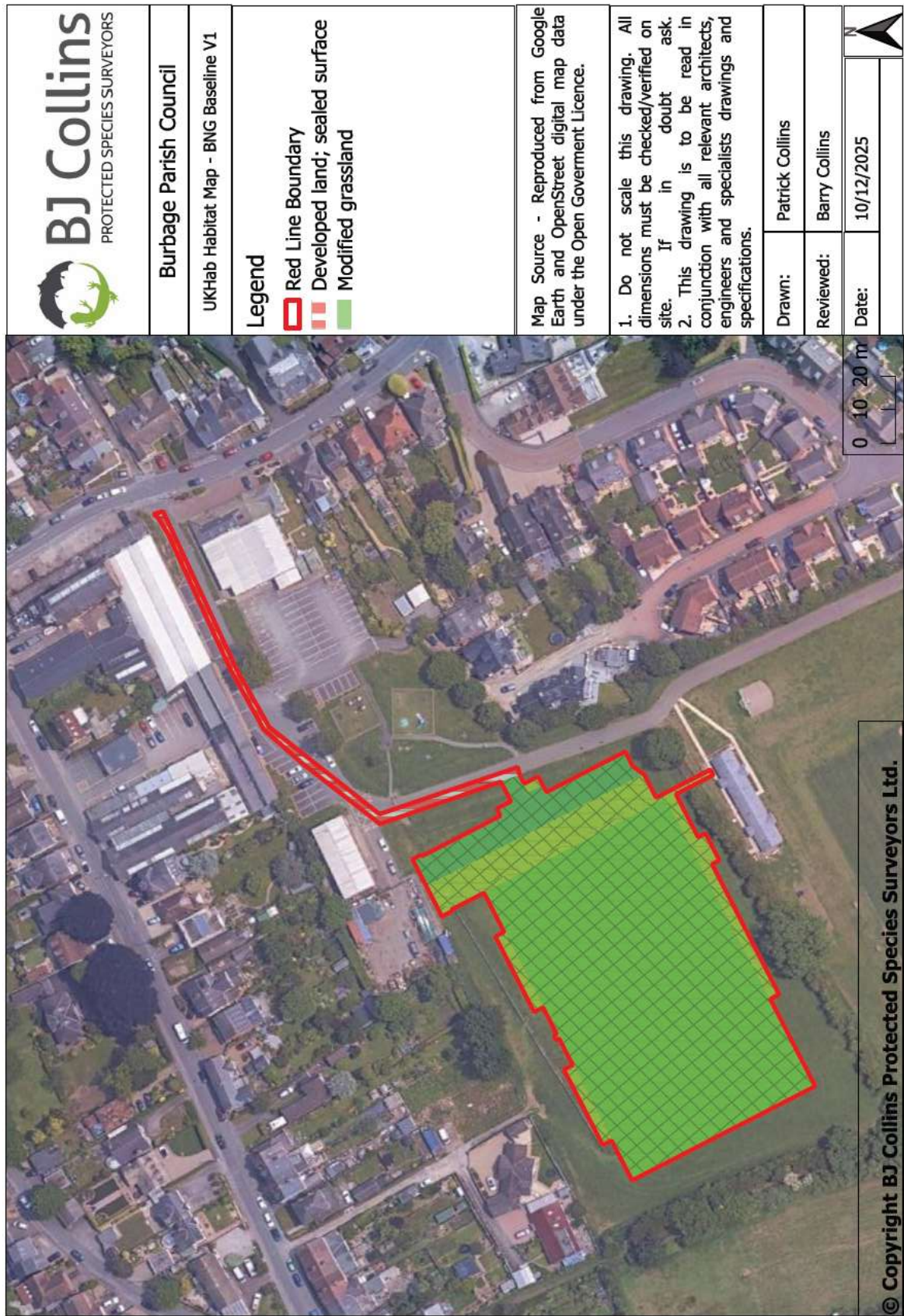


Figure 4: existing baseline habitats.

5. BIODIVERSITY NET GAIN COVER REPORT

The Statutory Biodiversity Net Gain Metric has been used to calculate the baseline biodiversity value of the site (before development), the post-development biodiversity value, and the Total Net Unit Change.

During the Preliminary Ecological Appraisal, the surveyor undertook a condition assessment of the relevant habitats to further inform the Statutory Metric.

5.1 Biodiversity Net Gain – Pre and Post Development Units

The following section describes the results of the Metric Calculation Tool, from the Statutory Biodiversity Net Gain Condition Assessments.

5.1.1.1 Baseline habitats

The following is an extract from the metric showing the baseline habitats from the attached metric:

Baseline habitat	Area (hectares)	Condition	Strategic significance	Total habitat units	Area retained	Area enhanced	Area lost	Units lost	Proposed habitat
Modified grassland	0.0711	Poor	Area/compensation not in local strategy/ no local strategy	0.14	0.0711	0	0.00	0.00	The area of existing grassland that forms the Grassland half of the "Grasscrete parking"; denoted by 50% poor modified grassland and 50% artificially unvegetated surface
Developed land; sealed surface	0.0339	N/A - Other	Area/compensation not in local strategy/ no local strategy	0.00	0.0339	0	0.00	0.00	The access driveway which is a developed surface and will remain as such within the post-development design
Modified grassland	0.5967	Poor	Area/compensation not in local strategy/ no local strategy	1.19	0	0	0.60	1.19	The area of existing grassland that will be lost to the new Artificial Grass Pitch (AGP) area
Modified grassland	0.0622	Poor	Area/compensation not in local strategy/ no local strategy	0.12	0	0	0.06	0.12	The area of existing grassland to be lost to the concrete pathways and surrounds of the AGP
Modified grassland	0.058	Poor	Area/compensation not in local strategy/ no local strategy	0.12	0	0	0.06	0.12	The area of existing grassland that forms the artificial surface half of the "Grasscrete parking"; denoted by 50% poor modified grassland and 50% artificially unvegetated surface
Modified grassland	0.0014	Poor	Area/compensation not in local strategy/ no local strategy	0.00	0	0	0.00	0.00	The small area of existing grassland that will become a developed sealed surface for the Bike store within the car park
TOTALS	0.82			1.58	0.11	0	0.72	1.44	

Table 2 – Baseline of habitats and BNG units scores from the attached metric

The combination of the above habitats result in a **total of 1.44 Biodiversity Habitat Units lost** to the proposal.

5.1.1.2 A-2 On-Site Habitat Post Development

There will be no compensatory planting on site. All of the compensation will be delivered off-site via one of the habitat banks.

Proposed habitat	Area (hectares)	Condition	Strategic significance	Final T-to-T (years)	Distinctiveness	Habitat units delivered	Description
Artificial unvegetated, unsealed surface	0.5967	N/A - Other	Area/compensation not in local strategy/ no local strategy	0	V.Low	0.00	AGP Area
Developed land; sealed surface	0.0622	N/A - Other	Area/compensation not in local strategy/ no local strategy	0	V.Low	0.00	Concrete pathways and surrounds
Artificial unvegetated, unsealed surface	0.058	N/A - Other	Area/compensation not in local strategy/ no local strategy	0	V.Low	0.00	Half of the Parking Area
Developed land; sealed surface	0.0014	N/A - Other	Area/compensation not in local strategy/ no local strategy	0	V.Low	0.00	Bike Store Area
Totals	0.72					0.00	

Table 3 - On-site Habitat - post development

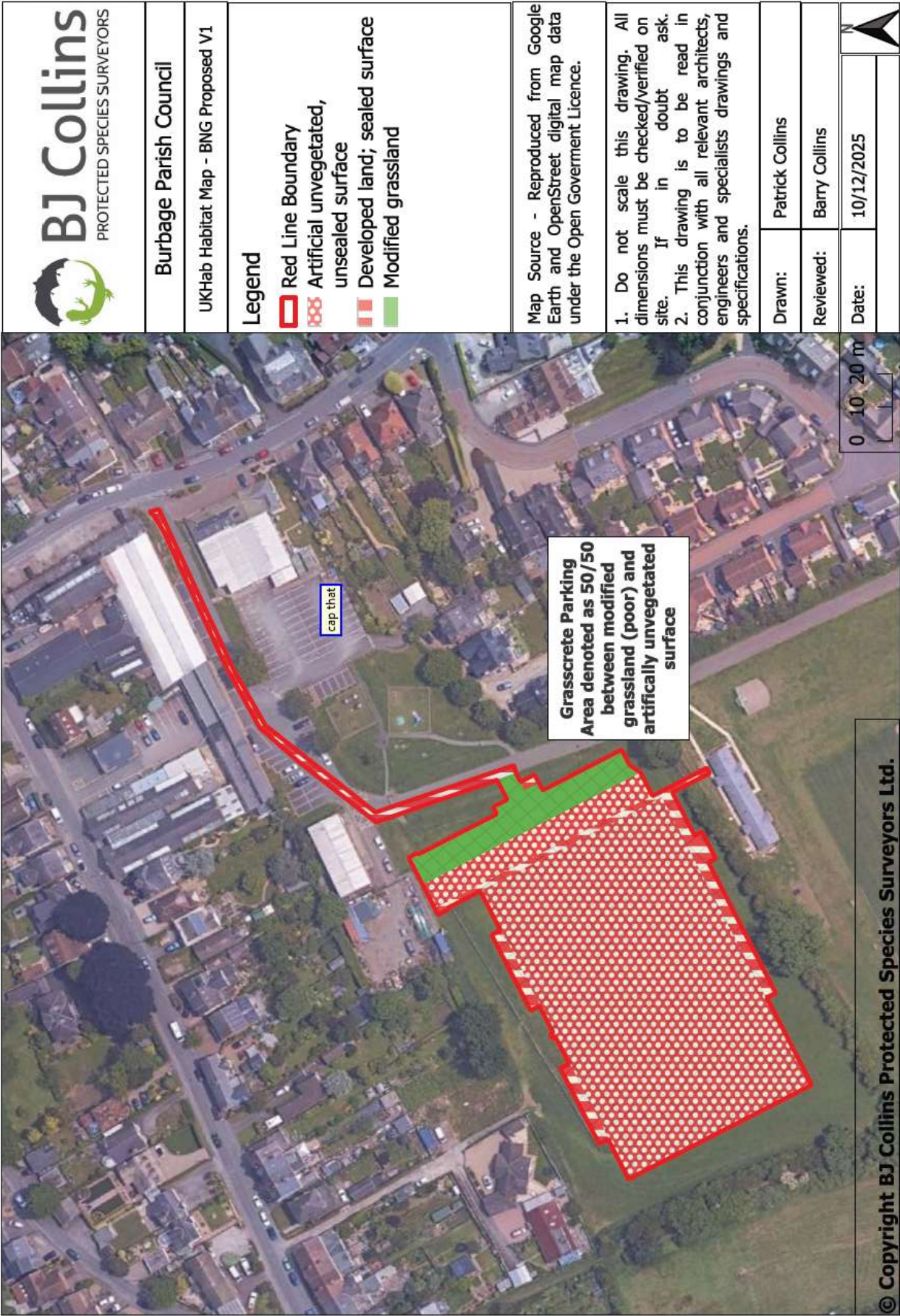


Figure 10 - showing the post development and habitat creation and enhancement plan to deliver biodiversity net gain

5.2 Biodiversity Net Gain – Metric Results

The result of the Statutory Biodiversity Net Gain Metric calculation is that the area of existing sports pitch baseline being removed to make way for the artificial pitch and associated hardstanding results in a net biodiversity loss of 1.44 Habitat Units.

All of the biodiversity enhancement is to be delivered off-site through one of the environment banks.

To deliver 10% BNG there is a requirement to secure 1.59 of grassland habitat units from the relevant environment bank.

As there is no compensatory planting on site, **the metric shows a biodiversity loss and as a result a trading rule break**. In order to see the compensatory planting to remove this trading rule break it is necessary to review the documentation provided separately by the environment bank.

See the attached BNG metric calculation tool submitted alongside this report:

Burbage_Statutory_Metric_V1_12.25

5.3 Biodiversity Net Gain – Figures

Figure 4 below is taken from the associated Statutory Metric Tool, showing the Headline Results Tab:

On-site baseline	Habitat units	1.58		
	Hedgerow units	0.00		
	Watercourse units	0.00		
On-site post-intervention (Including habitat retention, creation & enhancement)	Habitat units	0.14		
	Hedgerow units	0.00		
	Watercourse units	0.00		
On-site net change (units & percentage)	Habitat units	-1.44		-90.99%
	Hedgerow units	0.00		0.00%
	Watercourse units	0.00		0.00%

FINAL RESULTS				
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Trading rules satisfied?	No - Check Trading Summaries ▲			
Unit Type	Target	Baseline Units	Units Required	Unit Deficit
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Hedgerow units	10.00%	0.00	0.00	0.00
Watercourse units	10.00%	0.00	0.00	0.00
Input errors/rule breaks present in metric ▲				

Figure 4: The Headline Results taken from the Burbage_Statutory_Metric_V1_12.25.

6. REFERENCES

Butcher, B., Carey, P., Edmonds, R., Norton, L. and Treweek, J. (2020). *The UK Habitat Classification User Manual Version 1.1* at <http://www.ukhab.org/>

Panks S (2024) Burbage_Statutory_Metric_V1_12.25, Biodiversity Net Gain Calculation Tool