

## BIODIVERSITY NET GAIN STATEMENT

### Proposed Single-Storey Dwelling and Detached Garage

Land at Lane End Mews  
Thurnscoe  
Barnsley

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This statement accompanies a full planning application for the erection of a single-storey dwelling and detached garage at Land at Lane End Mews, Thurnscoe.

The site currently comprises modified grassland of low ecological distinctiveness. No trees, hedgerows, watercourses, priority habitats or irreplaceable habitats are present within the application boundary.

A Biodiversity Net Gain assessment has been undertaken using the DEFRA Small Sites Biodiversity Metric (Version 1.2.3). The baseline habitat value has been calculated as modified grassland (low distinctiveness).

The proposed development includes:

- Retention and enhancement of garden areas managed as grassland in good condition.
- Provision of 2 no. native small canopy trees within the rear garden.
- No loss of irreplaceable habitat.
- All biodiversity enhancement delivered on-site.

The Small Sites Biodiversity Metric demonstrates that the development achieves a minimum 10% Biodiversity Net Gain in accordance with Schedule 7A of the Town and Country Planning Act 1990 (as amended).

All proposed planting will be maintained for the lifetime of the development.