



BIODIVERSITY NET GAIN ASSESSMENT

Standalone BNG Report

Prepared on behalf of: Andrea Sanderson



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Document Control

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Site Address	10 Clifton Gardens, Brierley, Barnsley, S72 9JZ

Project Personnel

Role	Name	Position	Date
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Surveyor	Ioana Andor	Ecologist	09/04/26

Revision History

Date	Version	Summary of Changes
22/04/26	1.0	First Draft
23/04/26	1.0	First Issue

Executive Summary

We were appointed by Andrea Sanderson to undertake an appraisal of 10 Clifton Gardens, Brierley, Barnsley, S72 9JZ in order to map and assess habitats on site to support a Biodiversity Net Gain (BNG) assessment.

The site is to be redeveloped with the addition of three properties. One bungalow and two houses, each fitted with two parking spaces and containing typical features including hardstand for pedestrian and vehicle access as well as amenity garden space.

Before visiting the site, a thorough desk study was undertaken in order to determine historical records of designated sites, habitats and protected species within a 2km search area. Data was sourced from Natural England via the Department for Environment, Food and Rural Affairs Multi-Agency Geographic Information for the Countryside (DEFRA MAGIC).

A site survey was carried out by Ioana Andor on 09/04/26 under the guidance provided by CIEEM.

Development proposals must have regard for protected species identified as potentially occurring on, or near to, the site (e.g., amphibians, birds, terrestrial mammals, and reptiles). Mitigation measures to protect these species have been produced within this report to ensure that the proposed works comply with relevant UK legislation.

Ioana Andor
Ecological Consultant
ROAVR Group

Acknowledgements

Data referred to within this report were sourced from the Natural England Department for Environment, Food and Rural Affairs Multi-Agency Geographic Information for the Countryside (DEFRA MAGIC) database.

Client Documents

This report has been completed on the assumption that the plans provided by the client at the time of issue of this report remain the same. A list of the documents provided by the client can be found in the table below.

Table: Documents provided by the client as of 22/04/26

Plans provided by client as of 22/04/26
Proposed plans titled '25-148-01'

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1 Introduction

ROAVR Group were commissioned to undertake a UKHab site walkover and mapping survey at 10 Clifton Gardens, Brierley, Barnsley, S72 9JZ.

The survey consists of a desktop study, which was undertaken on 22/04/26 and a site survey, which was carried out by Ioana Andor on 09/04/26.

The methodology and results are outlined within the report. Where applicable, recommendations for suitable mitigation and ecological enhancements are provided.

The report is to be submitted to support a planning application. Full details of the proposals can be found on the planning portal.

The information and recommendations within this report have been prepared and provided in accordance with CIEEM's Code of Professional Conduct (CIEEM, 2022).

1.1 Site Description

The survey site covers an area of approximately 0.08 hectares and is centred on grid reference 'SE 40481 10981'.

The site is situated in a suburban setting within the Barnsley Metropolitan Borough Council control area. The site is located on the western side of the town and is accessed via either the private driveway on Clifton Gardens or the side gate on Regina Crescent.

The site is currently a residential property with a private garden that contains typical elements associated with residential curtilages including hard and soft landscaping.

1.2 Development Proposals

The site is to be redeveloped with the addition of three properties. One bungalow and two houses, each fitted with two parking spaces and containing typical features including hardstand for pedestrian and vehicle access as well as amenity garden space.

1.3 Scope of Works

The aims of this assessment were to:

- Identify the likely ecological constraints associated with the proposed development
- Identify suitable mitigation measures (if required)
- Determine whether further surveys are necessary
- Identify opportunities for ecological enhancement
- Undertake a Biodiversity Net Gain (BNG) baseline assessment in accordance with the Statutory Biodiversity Metric 4.0
- Ensure the proposed development complies with the mandatory BNG requirements of the Environment Act 2021

2 Methodology

2.1 Desktop Study

Site-specific information concerning land designations, protected species and protected habitats within a 2km search area was sourced from DEFRA MAGIC.

In order to ensure that ecological data searches were up to date, species data were screened, and all data records pre-2016 were omitted from the results.

Results of the desktop study should be considered to be indicative only.

2.2 UK Habitat Survey Methodology

A UK HAB survey, which consisted of a site walkover and mapping, was undertaken by Ioana Andor on 09/04/26.

The survey was conducted on the ground. Habitats and features of importance were mapped using a GPS-enabled handset.

A Site Habitat Map was produced in accordance with the UK HAB methodology.

The BNG baseline has been calculated using the Statutory Biodiversity Metric 4.0, as required under the Environment Act 2021 and associated regulations.

2.3 Limitations

Only one site visit was undertaken; therefore, a full evaluation of species present throughout the year could not be made. Furthermore, the site survey was undertaken in early April. Therefore, there were seasonal constraints to species identification. However, the data collected during the site survey was sufficient to make an appropriate assessment of the site.

The site maps shown in Appendix 2 were produced from an Ordnance Survey Tile purchased from our mapping supplier. A site walkover with a GPS-enabled handset was used to inform the location and extent of existing habitats shown on the appended mapping, and it is as accurate as possible, but some error must be allowed for without a full topographical survey.

3 Policy and Legislative Context

This section includes the legislative context of those protected species or other notable species that are recorded on-site or have the potential to be present on-site. Details on specific legislation for other protected or notable species that have not been identified as being present, or having the potential to be present, are not included below.

3.1 National Planning Policy

The National Planning Policy Framework (NPPF) (December 2024, as amended 7 February 2025) sets out the Government's planning policies for England and how these are expected to be applied in the presumption in favour of sustainable development. It sets out the Government's requirements for the planning system, only to the extent that it is relevant, proportionate and necessary to do so and is a material consideration for local planning authorities in determining applications.

Planning Practice Guidance is relevant, covering the Natural Environment alongside the NPPF. Therefore, features of ecological value should be considered in the context of conserving and enhancing the natural environment.

The Government's objectives for planning are to promote sustainable development, to conserve, enhance and restore the diversity of England's wildlife and geology and to contribute to rural renewal and urban renaissance.

3.2 Local Planning Policy

This report has been commissioned to comply with the Barnsley Local Plan (2019), including Policies BIO1 (Biodiversity and Geodiversity), GI1 (Green Infrastructure) and D1 (High Quality Design and Place Making), which seek to conserve and enhance biodiversity, protect ecological networks and ensure development responds appropriately to environmental constraints. The assessment identifies ecological constraints and provides proportionate mitigation and enhancement measures in line with these policies. The report also aligns with the objectives of the Barnsley Biodiversity Action Plan. The Local Nature Recovery Strategy is currently underway.

3.3 National and International Legislation

The following national and international legislation is relevant to this assessment:

- Bern Convention on the Conservation of European Wildlife and Natural Habitats (1982)
- Convention on the Conservation of Migratory Species of Wild Animals (1983)
- Countryside and Rights of Way Act (2000)
- National Parks and Access to the Countryside Act (1949)
- Natural Environment and Rural Communities Act (2006)
- Protection of Badgers Act (1992)
- The Hedgerows Regulations (1997)
- UK Biodiversity Action Plan (1994)
- Wildlife and Countryside Act (1981)
- Wild Mammals (Protection) Act (1996)

- The Environment Act 2021
- The Biodiversity Gain (Town and Country Planning) (Consequential Amendments) Regulations 2024
- The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019

4 Desktop Study

4.1 Designated Sites

There was one designated site within the 2km search area as seen in Table 4.1.1.

Table 4.1.1: Designated sites recorded within a 2km radius of the survey site.

Site Name	Grid Reference	Area (ha)	Approx. Distance from Site (km)	Notes
SSSI Dearne Valley Wetlands	SE408040	649ha	1.89km NW	Diverse assemblages of breeding birds associated with lowland damp grassland, lowland scrub, and lowland open water and their margins, as well as lowland fen habitats. Species diversity includes breeding populations of gadwall (<i>Mareca strepera</i>), shoveler (<i>Spatula clypeata</i>), garganey (<i>Spatula querquedula</i>), pochard (<i>Aythya ferina</i>), bittern (<i>Botaurus stellaris</i>), black-headed gull (<i>Chroicocephalus ridibundus</i>) and willow tit (<i>Poecile montanus</i>), with additional non-breeding gadwall (<i>Mareca strepera</i>) and shoveler (<i>Spatula clypeata</i>).



Impact Risk Zones for Sites of Special Scientific Interest

For local planning authorities to determine if a proposed development is likely to affect a terrestrial Site of Special Scientific Interest and when to consult Natural England.

You should consult Natural England on all planning applications at this location.

Send your consultation to: consultations@naturalengland.org.uk

The Impact Risk Zones for Sites of Special Scientific Interest (SSSI IRZs) indicate that at the location selected, there is potential for all proposed developments to have a harmful effect on terrestrial Sites of Special Scientific Interest (SSSIs) and those Special Areas of Conservation (SACs), Special Protection Areas (SPAs) or Ramsar sites that they underpin.

Therefore, you should consult Natural England for advice on the nature of the potential impacts and how these might be avoided or mitigated.

Based on the Impact Risk Zones for SSSI layer of DEFRA MAGIC Map, a consultation with Natural England is recommended.

*Data from DEFRA MAGIC; SSSI- Site of Special Scientific Interest

4.2 Local Habitat

There were two priority habitats that were formerly mapped across 39 habitat parcels within the 2km search area.

Table 4.2.1: Priority habitats formerly mapped within a 2km radius of the survey site.

Habitat	Approx. Closest Distance from Site (km)
Deciduous Woodland	0.70km W
Traditional Orchard	0.93km W
Other	
No main habitat but additional habitats present	0.68km SE

*Data from DEFRA MAGIC

There were no standing water bodies situated within a 500m radius of the survey site.

4.3 Historical Species Records

Protected species records relating to the site and surrounding area were obtained from publicly available sources as part of the desk study. Due to the small scale of the proposed development, a full Local Environmental Records Centre (LERC) data search was not commissioned for this report.

The absence of identified records does not discount the presence of a species. An absence of identified records is primarily a result of a lack of survey or the non-submission of records. Furthermore, historical records of species do not confirm their current presence within an area.

4.3.1 Birds

Within 2 km of the site, key species of birds identified from official record sources include a range of farmland, wetland and woodland species. Notable records include skylark (*Alauda arvensis*), yellowhammer (*Emberiza citrinella*), linnet (*Linaria cannabina*) and grey partridge (*Perdix perdix*). Wetland-associated species include lapwing (*Vanellus vanellus*), curlew (*Numenius arquata*), ruff (*Calidris pugnax*), mallard (*Anas platyrhynchos*) and mute swan (*Cygnus olor*), alongside reedbed species such as reed warbler (*Acrocephalus scirpaceus*), sedge warbler (*Acrocephalus schoenobaenus*) and bearded tit (*Panurus biarmicus*), with bittern (*Botaurus stellaris*) also recorded. Woodland and generalist species include great spotted woodpecker (*Dendrocopos major*), treecreeper (*Certhia familiaris*), nuthatch (*Sitta europaea*), robin (*Erithacus rubecula*) and blackbird (*Turdus merula*). Birds of prey recorded include red kite (*Milvus milvus*), buzzard (*Buteo buteo*), kestrel (*Falco tinnunculus*), barn owl (*Tyto alba*) and short-eared owl (*Asio flammeus*). Additional records include species associated with larger waterbodies such as

oystercatcher (*Haematopus ostralegus*) and common tern (*Sterna hirundo*) - likely from overflight records.

4.3.2 Mammals

Within 2 km of the site, key species of mammals identified from official record sources include a range of common and widespread species. Notable records include wood mouse (*Apodemus sylvaticus*), field vole (*Microtus agrestis*), harvest mouse (*Micromys minutus*) and water vole (*Arvicola amphibius*). Larger mammals recorded include brown hare (*Lepus europaeus*), badger (*Meles meles*), red fox (*Vulpes vulpes*) and European mole (*Talpa europaea*). Other notable records include European hedgehog (*Erinaceus europaeus*), rabbit (*Oryctolagus cuniculus*) and common pipistrelle (*Pipistrellus pipistrellus*).

4.3.3 Amphibians and Reptiles

Within 2 km of the site, amphibian species identified from official record sources include common toad (*Bufo bufo*), smooth newt (*Lissotriton vulgaris*), palmate newt (*Lissotriton helveticus*) and common frog (*Rana temporaria*). No reptile records were identified within 2 km of the site.

4.3.4 Invertebrates

Within 2 km of the site, invertebrate species identified from official record sources include a range of common and widespread taxa, particularly butterflies, moths, beetles, true bugs and flies. Notable records include peacock (*Aglais io*), small tortoiseshell (*Aglais urticae*), orange-tip (*Anthocharis cardamines*), meadow brown (*Maniola jurtina*), gatekeeper (*Pyronia tithonus*), small skipper (*Thymelicus sylvestris*), red admiral (*Vanessa atalanta*) and painted lady (*Vanessa cardui*). Other records include a range of moth species such as silver Y (*Autographa gamma*), large yellow underwing (*Noctua pronuba*) and burnet moths (*Zygaena* spp.), alongside beetles including 7-spot ladybird (*Coccinella septempunctata*) and rosemary beetle (*Chrysolina americana*). A variety of diptera are also recorded, including marmalade hoverfly (*Episyrphus balteatus*) and drone fly (*Eristalis tenax*), in addition to other invertebrates such as common darter (*Sympetrum striolatum*) and field grasshopper (*Chorthippus brunneus*).

4.3.5 Protected Flora

Within 2 km of the site, plant and fungal species identified from official record sources include a diverse assemblage of vascular plants, bryophytes and fungi. Notable plant species include common grassland and ruderal species such as yarrow (*Achillea millefolium*), oxeye daisy (*Leucanthemum vulgare*), ribwort plantain (*Plantago lanceolata*), common nettle (*Urtica dioica*) and perennial rye-grass (*Lolium perenne*), alongside woody species including hawthorn (*Crataegus monogyna*), blackthorn (*Prunus spinosa*), pedunculate oak (*Quercus robur*) and elder (*Sambucus nigra*). A range of bryophytes are also recorded, including species of *Bryum*, *Hypnum* and *Polytrichum*. Fungal records are extensive and include species such as fly agaric (*Amanita muscaria*), shaggy inkcap

(*Coprinus comatus*), sulphur tuft (*Hypholoma fasciculare*), turkey tail (*Trametes versicolor*) and beefsteak fungus (*Fistulina hepatica*).

4.3.6 Invasive Non-Native Species (INNS)

Within 2 km of the site, several invasive non-native species (INNS) have been identified from official record sources. Plant species include Himalayan balsam (*Impatiens glandulifera*), Japanese knotweed (*Reynoutria japonica*), Japanese rose (*Rosa rugosa*), snowberry (*Symphoricarpos albus*), staghorn sumac (*Rhus typhina*) and goat's-rue (*Galega officinalis*). Invertebrate INNS recorded include harlequin ladybird (*Harmonia axyridis*) and western conifer seed bug (*Leptoglossus occidentalis*).

4.3.7 Tree Preservation Orders (TPO)

There were no TPO onsite or within direct influence of the red line boundary.

4.3.8 European Protected Species Licences (EPSL)

No EPSL records were identified within 2 km of the site during the search period.

5 Site Survey

The site survey was undertaken on 09/04/26. The weather conditions were considered to be appropriate for the survey (Table 5.0.1).

Table 5.0.1: Weather conditions at the time of survey.

Condition	Detail
Temperature	14°C
Wind	10mph
Precipitation	No precipitation overcast (8/8 cloud cover)

*Data from BBC Weather.




5.1 UK Habitat Survey Results



The habitats presented consist of the following UK HABS categories:

- Developed land, sealed surfaces (u1b)
- Vegetated garden (828)
- Un-vegetated garden (829)
- Tree (200)

A description of habitats present, along with target notes, is shown in Table 5.1.1. The location of habitats is shown in the Site Habitat Map, Appendix 3.

Table 5.1.1: Description of habitats present on-site (please also see the Site Habitat Map, Appendix 3).

Habitats and Target Notes	Description	Supporting Photo
<p>Developed land, sealed surfaces (u1b)</p>	<p>Area made up of sealed non permeable surfaces- includes hardstand and built structures (garage block and garden shed).</p> <p>BNG condition assessment not applicable.</p>	 <p>Photo 1. Developed features on site.</p>
<p>Vegetated garden (828)</p>	<p>Area of vegetated garden typical of urban settings- with an array of native and ornamental planting. On-site vegetation comprises a mix of common garden and ruderal species, including red clover (<i>Trifolium pratense</i>), dandelion (<i>Taraxacum</i> agg.), sow-thistle (<i>Sonchus</i> spp.), ragwort (<i>Jacobaea vulgaris</i>), creeping buttercup (<i>Ranunculus repens</i>), yarrow (<i>Achillea millefolium</i>) and cat's-ear (<i>Hypochaeris radicata</i>), alongside ornamental planting such as daffodil (<i>Narcissus</i> spp.), camellia (<i>Camellia</i> sp.), grape hyacinth (<i>Muscari</i> sp.) and rhubarb (<i>Rheum</i> sp.). Additional species include herb-robert (<i>Geranium robertianum</i>), wood avens (<i>Geum urbanum</i>), violets (<i>Viola</i> spp.) and bramble (<i>Rubus fruticosus</i> agg.), with scattered woody species including sycamore (<i>Acer pseudoplatanus</i>) and blackcurrant (<i>Ribes nigrum</i>). Short-mown grassland made identification of grass species difficult.</p> <p>BNG condition assessment not applicable.</p>	 <p>Photo 2. Vegetated garden area north east of the boundary.</p>  <p>Photo 3. Vegetated garden area north of the boundary.</p>

<p>Un-vegetated garden (829)</p>	<p>Area south west of the site where no vegetation is present, just bare ground. BNG condition assessment not applicable.</p>	 <p>Photo 4. Area of unvegetated garden adjacent to the garage block.</p>
<p>Tree (200)</p>	<p>One medium sized hawthorn (<i>Crataegus monogyna</i>) in good condition passing criteria A to F. The tree had a diameter at breast height of circa 44cm.</p> <p>Retained as per the guidelines: "Where the condition of retained habitat cannot be maintained or enhanced over the project timeframe, you should:</p> <ul style="list-style-type: none"> • record the habitat as lost • record the same area and habitat type as created in a lower condition • set the 'habitat created in advance' function to 30 plus years • provide ecological reasoning in the user comments" 	 <p>Photo 5. Tree T1 on the northeastern corner.</p>

6 Biodiversity Net Gain

6.1 BNG Assessment Overview

The development is subject to the mandatory 10% Biodiversity Net Gain requirement under Schedule 7A of the Town and Country Planning Act 1990 (as inserted by the Environment Act 2021). The BNG assessment has been undertaken using the Statutory Biodiversity Metric 4.0. The biodiversity value of the site has been calculated in habitat units, hedgerow units, and watercourse units as applicable.

6.2 Site Baseline

The on-site baseline biodiversity is calculated at 0.31 area habitat units. The habitats largely consist of vegetated gardens, developed land, sealed surfaces and one medium tree in good condition (retained as per the guidance). There are no hedgerows or watercourse units present on site.

6.3 Site As Proposed

Post-development, without intervention, the proposed plans will result in 0.13 habitat units or a net loss of -58.64%. Trading rules were not satisfied.

6.4 Recommended Actions

Since the entire site is within a residential curtilage, any habitat creation on the site would be classed as un/vegetated garden, providing no additional ecological value.

To reach the mandatory 10% biodiversity net gain, it is recommended that the client pursue area off-site units or pursues habitat creation on land that has been baselined by a qualified Ecologist with potential for enhancement, such as a non-residential open field, or habitat banks that offer services in the form of habitat creation for biodiversity offsetting purposes. In terms of area offsite biodiversity units, 0.21 would be required to satisfy the 10% target, additional in order to satisfy trading rules 0.05 of these must be of low distinctiveness or higher, and 0.13 must be of medium distinctiveness or higher.

Alternatively, statutory credits may be purchased from the government as a last resort if no other options are available. These are to the tune of 0.43 A1 tier credits.

6.5 Additional Ecological Receptors Noticed During Site Walkover

Two additional trees were previously present on site which were removed due to health and safety concerns as they were rotten within, posing a collapsing risk.

The western boundary has a thick cover of ivy, any works proposing the removal or disturbance of this vegetation should consider the main nesting season (March to September) and prevent disturbance to nesting birds.

7 Limitations and Liability

This report has been prepared by ROAVR Group for the sole use of the Client named within this document in accordance with the agreed scope of works and our terms of business. No responsibility is accepted by any third party unless prior written consent has been obtained from ROAVR Group.

The findings and recommendations are based on conditions recorded at the time of the survey and cannot guarantee the complete absence of protected or notable species. Should proposals change materially, or more than two years elapse between survey and commencement of works, updated surveys and/or further advice may be required.

Third-party data sourced from DEFRA MAGIC and the LERC has been used in good faith, but should be considered indicative only. The BNG assessment has been undertaken using the Statutory Biodiversity Metric 4.0 and reflects site conditions at the time of survey. Unit values may be subject to review by the Local Planning Authority.

The responsibility for complying with wildlife legislation and implementing recommended mitigation measures rests with the Client and appointed contractors. ROAVR Group recommends that a suitably qualified ecologist supervises any works with the potential to affect protected species.

This report has been prepared in accordance with CIEEM Guidelines on Ecological Report Writing (2017), CIEEM Guidelines for Preliminary Ecological Appraisal (2017). All content remains the copyright of ROAVR Group and may not be reproduced without prior written permission.

Should you require any further information, please do not hesitate to contact us.

Ioana Andor

Ecologist

ROAVR Group



Prepared by: Ioana Andor BSc(Hons) MSc

Checked by: Tom Johnson BSc



8 References

CIEEM (2017). Guidelines for Preliminary Ecological Appraisal. Second Edition. Chartered Institute of Ecology and Environmental Management, Winchester.

CIEEM (2017). Guidelines on Ecological Report Writing. Chartered Institute of Ecology and Environmental Management, Winchester.

CIEEM (2022). Code of Professional Conduct. Chartered Institute of Ecology and Environmental Management, Winchester.

Department for Levelling Up, Housing and Communities (2024). National Planning Policy Framework. HMSO, London.

Joint Nature Conservation Committee (2010). Handbook for Phase 1 Habitat Survey. JNCC, Peterborough.

Natural England (2024). Statutory Biodiversity Metric 4.0. Natural England, York.

Town and Country Planning Act 1990 (as amended by the Environment Act 2021), Schedule 7A. HMSO, London.

British Standards Institution (2013). BS 42020:2013 Biodiversity — Code of Practice for Planning and Development. BSI, London.

Appendix 1: Site Location and Assessment Boundary



Figure A1.1: Extract from Google Maps showing the site location and red line boundary

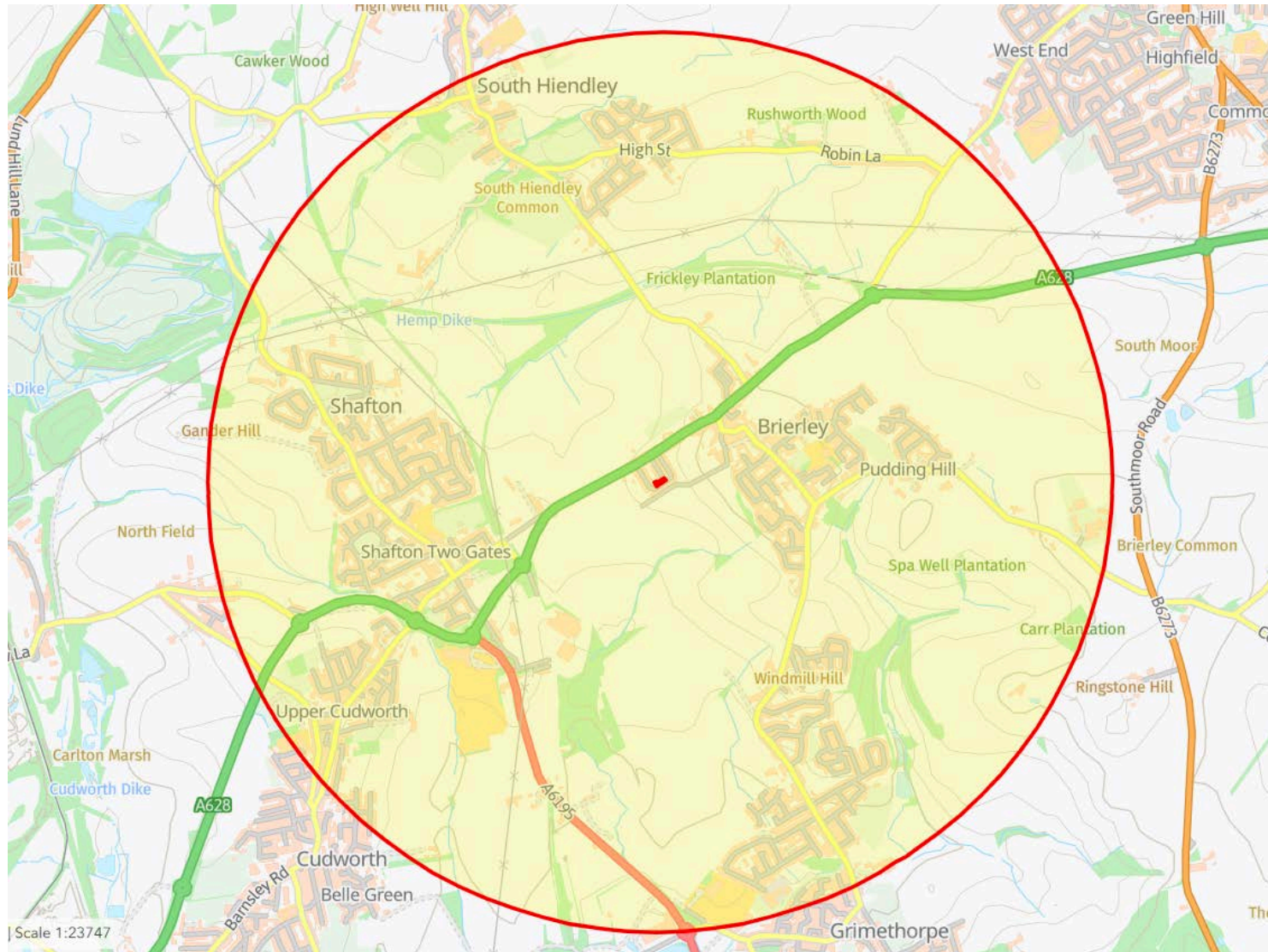


Figure A1.2: Extract from DEFRA MAGIC showing the 2km assessment boundary

Designations

Land-Based Designations

Statutory

Sites of Special Scientific Interest (England)

Sites of Special Scientific Interest (England)



SSSI Impact Risk Zones - for LPAs to determine likely impacts on terrestrial SSSIs and when to consult Natural England

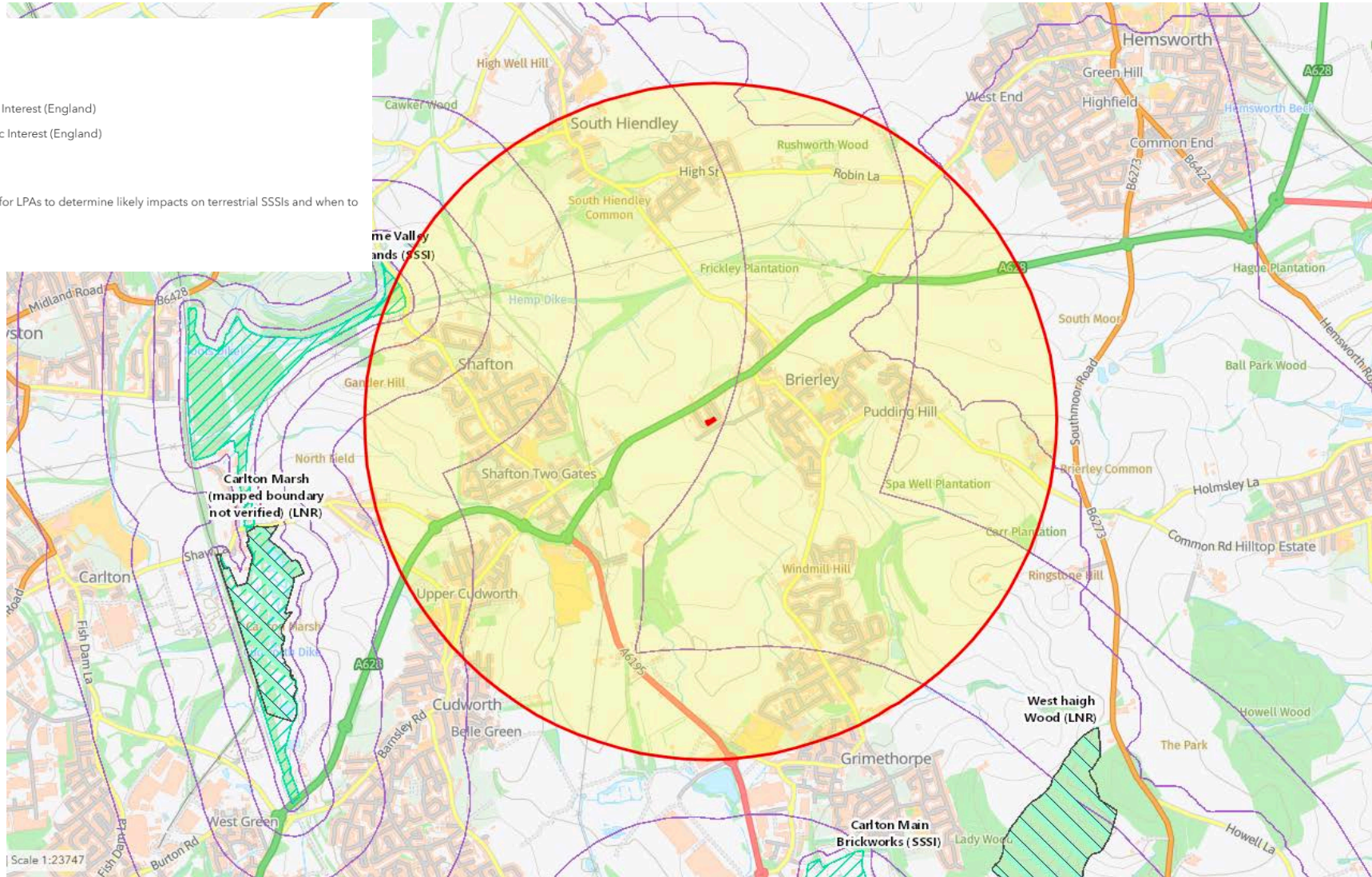


Figure A1.3: Extract from DEFRA MAGIC showing the designated sites within a 2km radius

- Habitats
- Woodland
 - Priority Habitat Inventory - Deciduous Woodland (England) ■
 - Priority Habitat Inventory - Traditional Orchards (England) ■
 - Other
 - Priority Habitat Inventory - No main habitat but additional habitat exists (England) ⊠

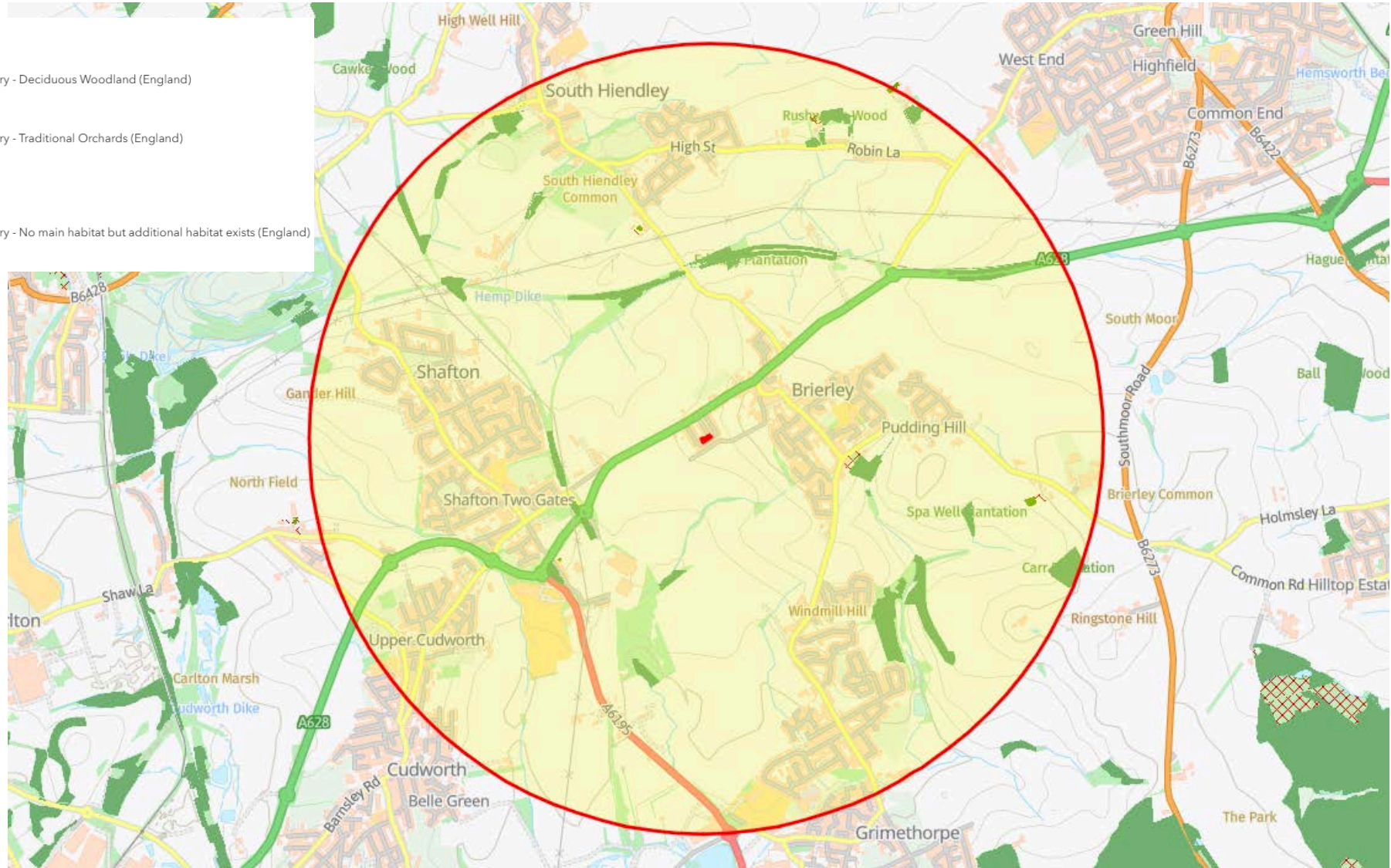


Figure A1.4: Extract from DEFRA MAGIC showing the priority habitats in a 2km radius

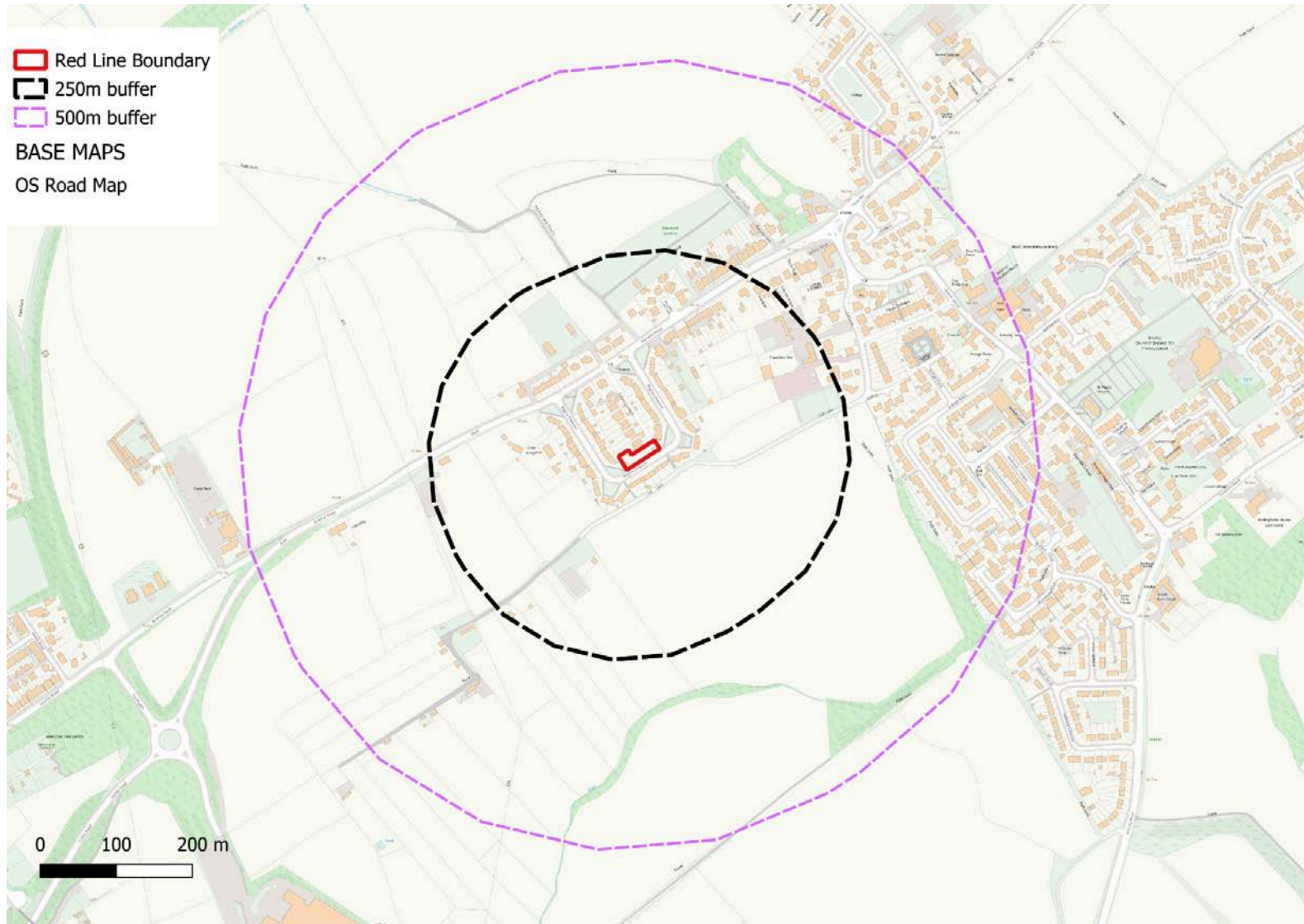


Figure A1.5: Standing water bodies mapped within a 500m radius

Appendix 2: Baseline and Proposed BNG Plans



Figure A2.1: Baseline Habitat Map, produced per the UK Habitat Classification Manual (Butcher et al., 2020)

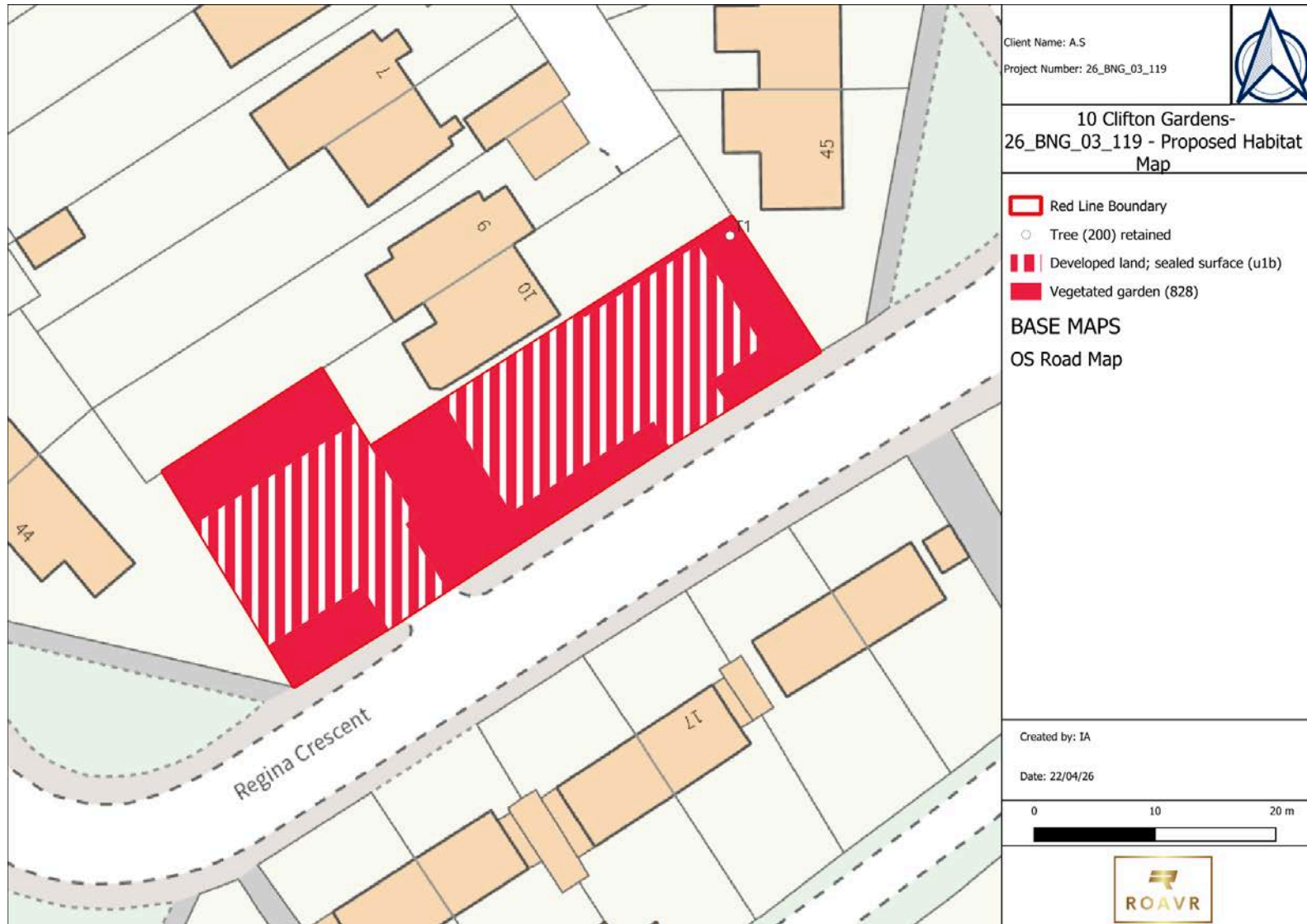


Figure A2.2: Proposed Habitat Map, produced per the UK Habitat Classification Manual (Butcher et al., 2020)