**Biodiversity Net Gain Interim Guidance-what is required to support a planning application?**

Under the [**Environment Act 2021**](https://www.legislation.gov.uk/ukpga/2021/30/contents/enacted), planning permissions granted in England for major development will have to deliver at least 10% biodiversity net gain (BNG) from November 2023. Other planning applications (except householder applications) will have mandatory BNG requirements form April 2024

***In addition*** to the mitigation and compensation policies already in place for protected species and habitat sites:

Developers must provide the LPA with a plan demonstrating a 10% BNG between –

Pre-Development value of On-site habitat (using the Defra Metric)

and

The Post-Development value of BNG attributable to the development (using the Defra Metric)

BNG will be measured using Defra’s biodiversity metric (now version 4) and habitats will need to be secured and monitored for at least 30 years.

**Checklist for Submission**

**1. Biodiversity Gain Plan**

The principle of a Biodiversity Gain Plan is set out in the Environment Act 2021. The Biodiversity Gain Plan must cover:

a) Information about how adverse effects have been minimised,

b) Pre-development biodiversity value of on-site habitat,

c) Post-development biodiversity value of on-site habitat,

d) Any offsite BNG and its value

e) Any credits purchased

The Biodiversity Metrics will provide information required for Biodiversity Gain Plan requirements (b) to (d).

2. **Biodiversity Metric**

The completed relevant Biodiversity Metric in excel and .pdf format. Excel is the format which will enable officers to most practically review the proposals set out in the Metric. The Public Access system does not support Excel documents so the .pdf version will be uploaded for the public view.

3. **Habitat/ecology survey**

A biodiversity baseline/ecological study. This should meet the requirements of the relevant Biodiversity Metric used.

4. **Maps of site and BNG offsite**

Maps showing habitat lost, enhanced, and created. Maps showing clearly where the habitat units occur for both pre-development (baseline) and post-development (habitat retained, enhanced, and created) values. Also maps of any BNG provided offsite.

\*Please note this is interim guidance and may be subject to change.

For further information about BNG requirements and habitat suitability for major developments please use our pre-application advice service. We recommend you engage a professional ecologist at the earliest opportunity. Pre-emptive site clearance may adversely affect your ability to develop a site.