

The Statutory Biodiversity Metric
Start page

Project details			
Planning authority:	North Hertfordshire District Council		
Project name:	Land north of Priory School, Hitchin		
Applicant:			
Application type:			
Planning application reference:			
Completed by:	Eleanor Richards and Alfie Bunting		
Date of metric completion:	15 December 2025		
Reviewer:	Liam Price		
Calculation iteration:	2		
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):	1.78	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	
	Attention required
	Input errors/rules and principles not met
	Use of this cell is not appropriate
	Enter data
	Automatic lookup
	Result

View all

Reset view

On-site baseline map

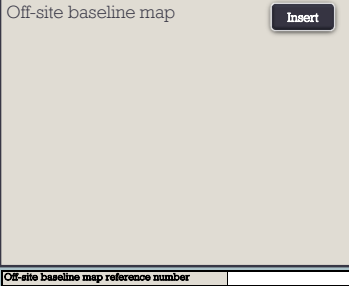
Insert



On-site baseline map reference number

Off-site baseline map

Insert



Off-site baseline map reference number

On-site post intervention map

Insert



On-site post-intervention map reference number

Off-site post intervention map

Insert



Off-site post-intervention reference number

Land north of Priory School, Hitchin
Headline Results
Scroll down for final results ▲

Return to
results menu

On-site baseline	Habitat units	14.62	
	Hedgerow units	1.03	
	Watercourse units	0.00	
On-site post-intervention (Including habitat retention, creation & enhancement)	Habitat units	4.27	
	Hedgerow units	1.81	
	Watercourse units	0.00	
On-site net change (units & percentage)	Habitat units	-10.35	-70.81%
	Hedgerow units	0.79	76.54%
	Watercourse units	0.00	0.00%

On-site net gain is less than target set ▲

Off-site baseline	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site post-intervention (Including habitat retention, creation & enhancement)	Habitat units	0.00	
	Hedgerow units	0.00	
	Watercourse units	0.00	
Off-site net change (units & percentage)	Habitat units	0.00	0.00%
	Hedgerow units	0.00	0.00%
	Watercourse units	0.00	0.00%

Combined net unit change (Including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	-10.35
	Hedgerow units	0.79
	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 (Including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	-10.35
	Hedgerow units	0.79
	Watercourse units	0.00
Total net % change (Including all on-site & off-site habitat retention, creation & enhancement)	Habitat units	-70.81%
	Hedgerow units	76.54%
	Watercourse units	0.00%
Trading rules satisfied?	No - Check Trading Summaries ▲	

Unit Type	Target	Baseline Units	Units Required	Unit Deficit
Habitat units	10.00%	14.62	16.08	11.81
Hedgerow units	10.00%	1.03	1.13	0.00
Watercourse units	10.00%	0.00	0.00	0.00

No additional hedgerow units required to meet target ✓
No additional watercourse units required to meet target ✓

Input errors/rule breaks present in metric ▲

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Trading summary area habitats

Trading summary watercourses

Trading Summary

Distinctiveness Group	Trading Rule	Trading Satisfied?
Very High	Same habitat required =	Yes ✓
High	Like for like or better	Yes ✓
Medium	Same distinctiveness or better habitat required	Yes ✓
Low	Same distinctiveness or better habitat required	Yes ✓
Very Low	Same distinctiveness or better habitat required	Yes ✓

Very High Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project-wide unit change
Species-rich native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00
	0.00	0.00	0.00

Very High Distinctiveness Summary

Very High Distinctiveness Units available to offset lower distinctiveness deficit	0.00
Remaining losses; Like for like not satisfied	0.00

High Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Species-rich native hedgerow with trees	0.42	0.00	0.42 ✓
Species-rich native hedgerow - associated with bank or ditch	0.00	0.00	0.00
Native hedgerow with trees - associated with bank or ditch	0.00	0.00	0.00
	0.42	0.00	0.42

High Distinctiveness Summary

High Distinctiveness Units available to offset lower distinctiveness deficit	0.42 ✓
High Distinctiveness losses to be offset by trading up	0.00
Higher Distinctiveness surplus units minus any high distinctiveness deficit	0.00

Medium Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Species-rich native hedgerow	0.75	0.00	0.75 ✓
Native hedgerow - associated with bank or ditch	0.00	0.00	0.00
Native hedgerow with trees	-0.40	0.00	-0.40 ⚠
Ecologically valuable line of trees	0.00	0.00	0.00
Ecologically valuable line of trees - associated with bank or ditch	0.00	0.00	0.00
	0.35	0.00	0.35

Medium Distinctiveness Summary

Units available from higher distinctiveness habitats	0.42 ✓
Medium Distinctiveness net change in units	0.35 ✓
Cumulative availability of units	0.77 ✓

Low Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Native hedgerow	0.00	0.00	0.00
Line of trees	0.00	0.00	0.00
Line of trees - associated with bank or ditch	0.00	0.00	0.00
	0.00	0.00	0.00

Low Distinctiveness Summary

Low Distinctiveness net change in units	0.00
Cumulative availability of units	0.77 ✓

Very Low Distinctiveness

Habitat group	On-site unit change	Off-site unit change	Project wide unit change
Non-native and ornamental hedgerow	0.02	0.00	0.02 ✓
	0.02	0.00	0.02

Very Low Distinctiveness Summary

Very Low Distinctiveness net change in units	0.02 ✓
Cumulative availability of units	0.79 ✓

Project Name: Land north of Priory School, Hithin Map Reference:
A-1 On-Site Habitat Baseline

Conditional / Show Comments

Conditional / Show Rows

Main Menu

Area habitat summary	
Total Net Habit Change	-10.85
Total Net % Change	-20.81%
Trailing Index Indicator	No overall trend of improvement A

Rotating area habitats				Disturbance		Condition		Strategic significance			Required Action to Meet Trailing Index	Ecological baseline	
Ref	Broad Habitat	Habitat Type	Irreplaceable habitat	Area (hectares)	Disturbance	Score	Condition	Score	Strategic significance	Strategic significance mitigation		Total habitat units	
1	Heathland and shrubs	Bracken scrub	No	0.044	Medium	4	Condition: Assessment 10A	1	Recreation management not in local strategy not local strategy	Low Strategic Significance	1	Value 10.000 (Value 10.000) Value 10.000 (Value 10.000)	0.18
2	Urban	Developed land, sealed surface	No	0.035	V Low	0	10A - Class 0	0	Recreation management not in local strategy not local strategy	Low Strategic Significance	1	Compensation Not Required	0.00
3	Grassland	Modified grassland	No	0.031	Low	2	Good	3	Recreation management not in local strategy not local strategy	Low Strategic Significance	1	Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	0.18
4	Grassland	Modified grassland	No	0.045	Low	2	Poor	1	Recreation management not in local strategy not local strategy	Low Strategic Significance	1	Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	0.00
5	Grassland	Modified grassland	No	0.052	Low	2	Moderate	2	Recreation management not in local strategy not local strategy	Low Strategic Significance	1	Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	0.20
6	Grassland	Other natural grassland	No	1.571	Medium	4	Moderate	2	Location ecologically desirable but not in local strategy	Medium strategic significance	1.1	Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	13.82
7	Individual trees	Rural tree	No	0.0122	Medium	4	Moderate	2	Partially identified in local strategy	High strategic significance	1.15	Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	0.11
8	Individual trees	Rural tree	No	0.0041	Medium	4	Poor	1	Partially identified in local strategy	High strategic significance	1.15	Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	0.02
9													
10													
11													
12													
13													
14													
				Total habitat area								14.85	
				Net Area (including area of individual trees, green walls, intertidal land movement)								1.39	

						Reserve compensation agreed for losses of VRE or irreplaceable habitat	Comments		
Area Weighted	Area enhanced	Baseline units released	Baseline units enhanced	Area habitat lost	Units lost		User comments	Planning authority comments	Habitat reference number
0	0	0.00	0.00	0.04	0.18				
0	0	0.00	0.00	0.04	0.00				
0	0	0.00	0.00	0.03	0.18			G1	
0	0	0.00	0.00	0.05	0.00			G4	
0	0	0.00	0.00	0.05	0.21			G2	
0	0	0.00	0.00	1.57	13.82		Score 10.000 (Value 10.000) Value 10.000 (Value 10.000)	G3	
0	0	0.00	0.00	0.01	0.11		10.000 (Value 10.000) Value 10.000 (Value 10.000)		71, 72, 73, 74
0.0041	0	0.00	0.00	0.00	0.00				
A.00	0.00	0.00	0.00	1.70	14.85				

Total area lost (including area of individual trees, green walls and intertidal land movement)	1.39
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MP to baseline compensation table	Refined a table	Revisions	MP
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[Condense / Show Columns](#)

[Condense / Show Rows](#)

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Site Area (Excluding area of individual trees, green walls, interstitial hard structures)	1.79						
M ² to hectares conversion tool:	<table><tr><td>M²</td><td>Hectares</td><td>M²</td></tr><tr><td>51</td><td>0.002</td><td>51</td></tr></table>	M ²	Hectares	M ²	51	0.002	51
M ²	Hectares	M ²					
51	0.002	51					

Project Name: Land north of Priory School, Milton

Map Reference:

B-1 On-Site Hedge Baseline

Condense / Show Columns

Condense / Show Rows

Main Menu

Hedgerow summary	
Total Net Gain Change	6.79
Total Net Wt Change	19.54kg
Trading Rules Behaviour	Yes /

Starting hedgerow habitats				Distinctiveness		Condition		Strategic significance				Required Action to Meet Trading Rules	Ecological benefits from hedgerow mile	Comments								
Ref	Hedge number	Habitat type	Length (m)	Distinctiveness	Score	Condition	Score	Strategic significance	Strategic significance	Strategic significance multiplier	Length retained			Length enhanced	Units retained	Units enhanced	Length lost	Units lost	User comments	Planning authority comments	Habitat relevance strategy	
1	H1	Native hedgerow	0.09	Low	2	Good	3	Formally identified in local strategy	High strategic significance	1.15	0.62	0.09	0.63	0.00	0.00	0.00						
2	H2	Native hedgerow with trees	0.044	Medium	4	Moderate	2	Formally identified in local strategy	High strategic significance	1.10	0.49	0	0	0.00	0.00	0.04	0.40	If trees remain, add to habitat creation metrics				
3																						
4																						
5																						
6																						
7																						
			0.13											1.09	0.09	0.00	0.63	0.00	0.04	0.60		

Project Name: Land north of Priory School, HitchinMap Reference:

B-2 On-Site Hedge Creation

Condense / Show Columns

Condense / Show Rows

Main Menu

Hedgerow summary	
Total Net Unit Change	0.79
Total Net % Change	78.84%
Tracing Rules Satisfied	Yes ✓

		Proposed habitats		Distinctiveness	Condition	Strategic significance	Temporal multiplier		Difficulty risk multipliers		Hedge units delivered	Comments		
Ref	New hedge number	Habitat type	Length (km)	Distinctiveness	Condition	Strategic significance	Standard or adjusted time to target condition	Final time to target condition (years)	Final difficulty of creation			User comments	Planning authority comments	Habitat reference number
1	H3	Species-rich native hedgerow with trees	0.047	High	Moderate	Formally identified in local strategy	Check details: Delay in starting habitat in required condition? ⚠	12	Low	0.42				
2	H4	Species-rich native hedgerow	0.052	Medium	Moderate	Formally identified in local strategy	Check details: Delay in starting habitat in required condition? ⚠	7	Low	0.37				
3	H5	Species-rich native hedgerow	0.045	Medium	Good	Formally identified in local strategy	Check details: Delay in starting habitat in required condition? ⚠	14	Low	0.38				
4	H6	Non-native and ornamental hedgerow	0.007	V.Low	Poor	Area/compensation not in local strategy/ no local strategy	Check details: Delay in starting habitat in required condition? ⚠	3	Low	0.01				
5	H7	Non-native and ornamental hedgerow	0.012	V.Low	Poor	Area/compensation not in local strategy/ no local strategy	Check details: Delay in starting habitat in required condition? ⚠	3	Low	0.01				
6														
7			0.10								1.10			