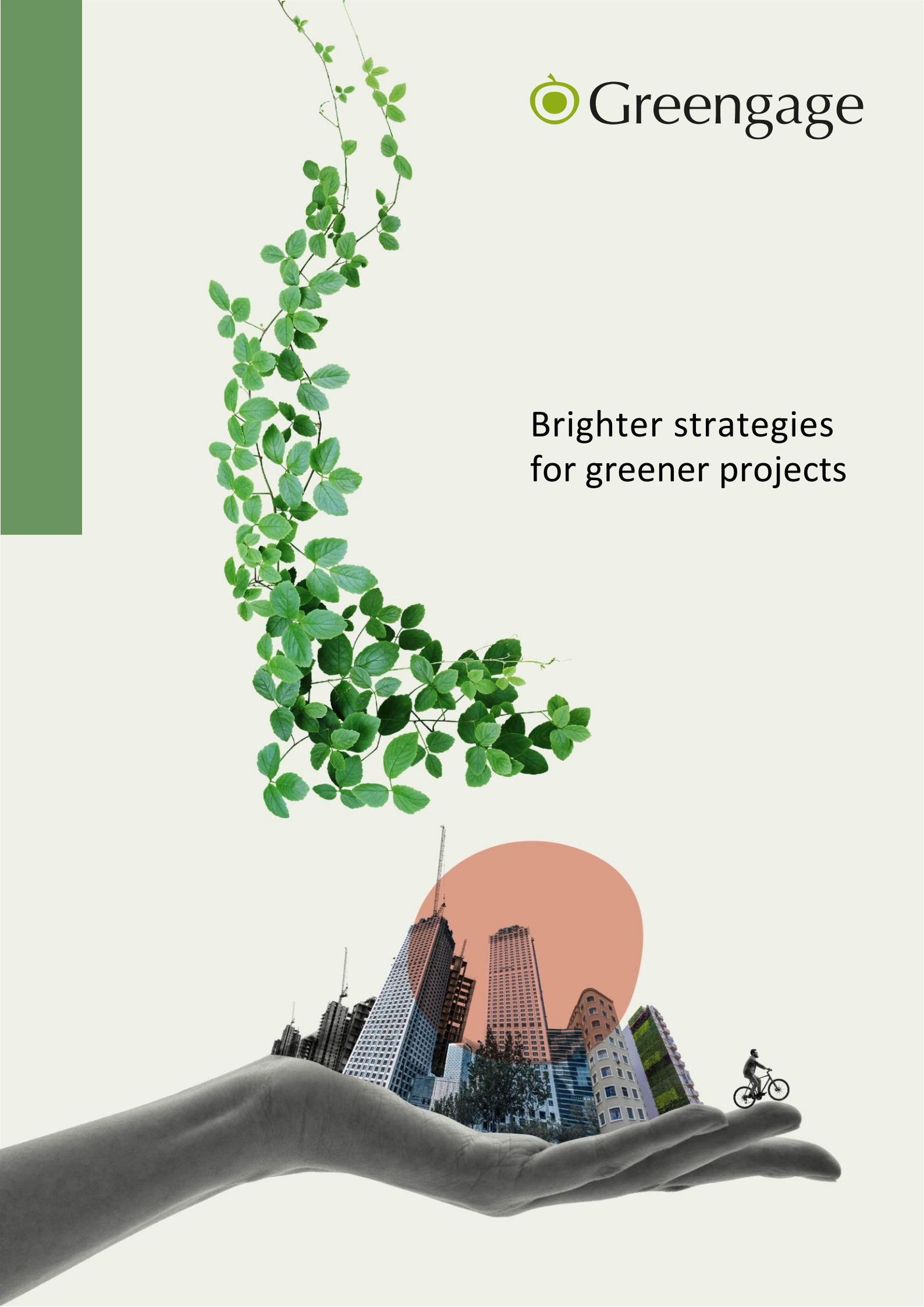




Brighter strategies
for greener projects



Client: Chalkdene Developments
Project: Land East Rhee Spring and Orwell View
Report: Ecological Enhancements Scheme

QUALITY ASSURANCE

Issue/Revision:	Draft	Final
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Figure 4.2 Vivara Pro WoodStone Swift Nest Box

1.0 EXECUTIVE SUMMARY

Greengage Environmental Ltd was commissioned by Chalkdene Developments to produce an Ecological Enhancements Scheme to inform the proposed development of an area of land known as Land East Rhee Spring and Orwell View in Hertfordshire.

Full planning permission (approval) for the site was granted in May 2025 (planning reference: 21/01882/FP and appeal ref: AP/24/00031/REF) for the "*Proposed residential development for 42 dwellings, access, parking, landscaping and associated works, including provision of an electrical sub-station*".

The permission is subject to a number of Planning Conditions. This ecological enhancement scheme has been prepared to inform the discharge of Planning Condition 4 which states:

"Prior to the commencement of development, the details of an ecology enhancement scheme shall have been submitted to and approved in writing by the Local Planning Authority and the approved measures shall have been implemented on site prior to the first occupation. The measures shall include:

- *The provision of bird bricks / boxes;*
- *The provision of bat tubes / boxes;*
- *The provision of insect and bee bricks / habitats; and*
- *The creation of a 'hedgehog highway' across the site."*

Targeted ecological enhancements have been specified in light of baseline conditions, best practice, local conservation targets (such as Local Nature Recovery Strategy (LNRS) priorities), relevant planning policy, and proposed development details.

The landscaping proposals¹ seek to create habitat suitable for supporting rare, protected and notable ecological receptors. Enhancements for the site, which are detailed within this report, include:

- Eight integrated bird boxes;
- Six integrated bat boxes;
- Four bee posts; and
- A Hedgehog highway

This condition should be discharged subject to the successful implementation of all approved ecological enhancement measures. Following installation, a Suitably Qualified Ecologist (SQE) will undertake a site inspection and provide confirmation that the measures have been installed in accordance with the approved details.

2.0 INTRODUCTION

Greengage was commissioned by Chalkdene Developments to produce an Ecological Enhancements Scheme to inform the proposed development of an area of land known as Land East Rhee Spring and Orwell View in Hertfordshire.

Full planning permission (approval) for the site was granted in May 2025 (planning reference: 21/01882/FP and appeal ref: AP/24/00031/REF) for the "*Proposed residential development for 42 dwellings, access, parking, landscaping and associated works, including provision of an electrical sub-station*".

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- *The provision of bird bricks / boxes;*
- *The provision of bat tubes / boxes;*
- *The provision of insect and bee bricks / habitats; and*
- *The creation of a 'hedgehog highway' across the site."*

2.1 AIMS AND OBJECTIVES

Enhancements are targeted at specific ecological receptors of note, known to be in the area, reflecting contemporary best practice and objectives of local conservation groups, Biodiversity Action Plans (BAPs), Local Nature Recovery Strategies (LNRS) and planning policy.

The purpose of this report is to set out the specifications for ecological enhancement measures to be incorporated into the scheme, including bird nest boxes, bat boxes, insect hotels and hedgehog highways. The ecological enhancements specified will positively contribute to enhancing the ecological and wildlife value of the site, meet objectives of planning permission conditions and complement LNRS.

2.2 SITE LOCATION AND DESCRIPTION

The site extends to approximately 1.73 hectares and is centred on National Grid Reference TL257343 OS Co-ordinates 525737, 234297.

The site is situated on the southern side of the B656 Royston Road as it heads east out of Baldock. It is bound to the west and south by residential developments and to the north by Royston Road, beyond which lies light industrial units and agricultural land. To the east is a large publicly accessible area of grassland habitat.

The site is located on the eastern edge of the market town of Baldock. The site sits in a rural context with agricultural land heavily represented in the immediate and wider surroundings. Immediately to the east of the site, is located an area of greenspace consisting of grassland, which appeared to have of similar composition than that of the site. Other green infrastructure elements

such as hedgerows are limited within the wider landscape. However, grassland, woodland and scrub habitats are present in isolated pockets around Baldock.

3.0 ECOLOGICAL BACKGROUND

3.1 BASELINE CONDITIONS

A Preliminary Ecological Appraisal (PEA)² was undertaken of the site by Greengage in September 2020, and an updated site walkover³ undertaken in December 2023. A third site walkover to inform a Construction and Environmental Management Plan (CEMP)⁴ was completed in August 2025.

The site comprised a large open field of other neutral grassland with scrub encroachment and tall ruderal herbs. The site was bound by a defunct ornamental hedgerow to the west, dense bramble scrub to the north and a dry ditch to the east.

The site had suitability to support a number of notable and/or protected species:

- Low potential to support foraging and commuting bats;
- High potential to support reptiles;
- Moderate potential to support nesting birds;
- Moderate potential to support invertebrates; and
- Moderate potential to support hedgehogs *Erinaceus europaeus*.

The site was considered to have negligible potential to support all other notable and/or protected species.

The closest statutory and non-statutory site was located 1.3km, and therefore no foreseeable impacts on the site associated with the development.

3.2 FURTHER SURVEY WORK

Reptile Survey

A reptile survey was undertaken during September and October 2020. The survey identified an 'exceptional' population of common lizards *Zootoca vivipara* on site.

As a result of the findings and likely impacts arising from the site preparation phase of the proposed development on site, a translocation of the common lizard population was undertaken.

Reptile Translocation

A reptile translocation was undertaken during autumn 2021 and spring 2022. During 136 days of capture, a total of 726 common lizards were translocated to a receptor site identified through consultation with Herts Ecology. The receptor site is an area of road embankment located approximately 2 km south-southwest of the site. It comprises relatively newly created habitat which has been enhanced for reptiles and was established during the construction of the A505 bypass. Additionally, reptile fencing was installed to provide a barrier separating the site from the adjacent greenspace.

2023 Update Ecological Walkover

Most reports/surveys are likely to be considered valid within 12 months of their undertaking. Within 12-18 months, also still likely to be valid but with some exceptions (refer to CIEEM Advice Note or details). The previous ecology report was undertaken in 2021 and as such an updated walkover was required in 2023 to ascertain whether any significant changes had occurred and if not, to confirm whether the recommendations made in the 2021 report were still valid. It was confirmed through the walkover survey that the habitats on site and their potential to support protect protected species remained broadly similar to that detailed within the 2021 report with only slight increases in scrub encroachment and invasive non-native species (INNS) cover within the grassland habitat on site.

3.3 BIODIVERSITY ACTION PLANS (BAP)

In accordance with the aims and objectives of this document a review of the relevant Local Nature Recovery Strategy (LNRS), UK Biodiversity Action Plan (BAP) and local conservation targets was undertaken. This review, along with the results of the PEA², is then able to form the context for ecological enhancement at the site.

UK BAPs have been developed which set priorities for nationally important habitats and species. To support the BAPs, Species/Habitat Statements (otherwise known as Species/Habitat Action Plans) were produced that provide an overview of the status of the species and set out the broad policies that can be developed to conserve them. A list of priority species of conservation importance was also developed.

The UK BAP was succeeded in 2012 by the UK-Post 2012 Biodiversity Framework which informed the creation of the Biodiversity 2020 strategy; England's contribution towards the UK's commitments under the United Nations Convention of Biological Diversity.

Despite this, the UK BAP priority species lists and conservation objectives still remain valid through integration with local BAPs (which remain valid), and in the form of the Habitats and Species of Principle Importance list (as required under section 41 of the Natural Environment and Rural Communities (NERC) Act).

Local Nature Recovery Strategies (LNRS), introduced under the Environment Act 2021, identify priorities and opportunities for habitat creation, enhancement and species recovery at a local level. As a statutory spatial strategy for nature recovery, LNRS are intended to inform planning policy and biodiversity delivery, including Biodiversity Net Gain. Priority habitats and species listed under Section 41 of the Natural Environment and Rural Communities Act 2006 (as amended) continue to underpin and inform this framework.

The site lies within the Hertfordshire LNRS⁵, which identifies habitats and species of regional and local importance. Receptors relevant to the site and reflected in the enhancement proposals include:

- Swifts *Apus apus*

3.4 COMPETENCIES

Barnaby Hicks, Assistant Consultant, who wrote this report, has an undergraduate degree in Biological Sciences (BSc Hons) and is a Qualifying member of CIEEM with over two years'

experience of ecological survey and assessment. Barnaby has experience in conducting habitat surveys, Biodiversity Net Gain assessments and Preliminary Ecological Appraisals.

Jess Cole, Senior Consultant, who reviewed this report, has a BSc degree in Ecology (Hons) and is an Associate member of CIEEM. Jess holds a Natural England Great Crested Newt Licence and has over eight years' experience in ecological survey and assessment.

Paul White, Associate Consultant, who verified this report, has a Bachelor's degree in Marine Biology (BSc Hons), a Natural England Great Crested Newt Licence and Dormouse Licence, and is an Associate member of CIEEM. Paul has over 16 years' experience in ecological surveying and has undertaken and managed numerous ecological surveys and assessments.

This report was written by Barnaby Hicks, reviewed by Jess Cole and verified by Paul White who confirms in writing (see the QA sheet at the front of this report) that the report is in line with the following:

- Represents sound industry practice;
- Reports and recommends correctly, truthfully and objectively;
- Is appropriate given the local site conditions and scope of works proposed; and
- Avoids invalid, biased and exaggerated statements.

4.0 ECOLOGICAL ENHANCEMENTS

4.1 OVERVIEW

The proposed development provides the potential to enhance the biodiversity value of the site. This will primarily be achieved by the introduction of features within the landscaping proposals and actions within the long-term management regime for the site, targeting specific ecological receptors.

The creation of specific habitats and attraction of notable and protected ecological receptors will complement the targets of the Hertfordshire LNRS⁵.

Specifically, the proposals will seek to enhance the on-site habitat for the following species:

- Foraging and roosting
- Birds (targeting species UK and local species of conservation concern including, swift *Apus apus* and house sparrow *Passer domesticus*);
- Invertebrates (including solitary bees and wasps through provision of burrowing habitat).
- Hedgehogs

The following enhancements are to be included at the site:

- The provision of bird bricks / boxes;
- The provision of bat tubes / boxes;
- The provision of insect and bee bricks / habitats; and
- The creation of a 'hedgehog highway' across the site.

Detail on these features and specifications are provided in the chapter below.

4.2 BEE BRICKS/HOUSES

Four Beepost Bee Towers⁶ (or similar product) will be integrated within the soft landscaping⁷ which provide nectar sources within close proximity in sunny, exposed areas.

Examples of bee bricks/houses are provided in Figure 4.1.

Figure 4.1 Green&Blue Bee Post⁸



4.3 BIRD BOXES

The inclusion of soft landscaping⁷ areas will stand to provide good foraging habitat for bats and birds. There are opportunities to provide nest boxes for a number of Hertfordshire LNRS⁵ and UK BAP priority bird species and for bats within the scheme.

Four house sparrow terraces will be integrated within the northern elevation fabric of the buildings under the eaves of the buildings, at least 2m high.

Four swift boxes will be integrated within the fabric of the buildings, grouped together and located towards the eaves of the building within the northeastern elevations overlooking the adjacent greenspace.

The products shown in Figure 4.2 are suitable examples, however Greengage does not officially endorse any products. Locations of the enhancements are shown within Appendix A.

An SQE must confirm correct installation to confirm discharge of the condition.

Figure 4.2 Vivara Pro WoodStone Swift Nest Box⁹



Figure 4.3 Schwegler house sparrow nest box¹⁰



Bat Boxes

In addition to the bird boxes, six bat boxes will be integrated into the fabric of the buildings and will be positioned to be south facing. These will be installed at least 3m high. A suitable bat box is shown in Figure 4.4. In addition to the typical small crevices provided by bat bricks, these boxes feature open cavities which are suitable for a number of species including regionally important Natterer's bat.

All bird and bat boxes will be placed out of direct sunlight and the most powerful winds, with unobstructed access and not directly above or under windows, doors or balconies.

An SQE must confirm correct installation to confirm discharge of the condition.

Figure 4.4 Habibat bat box 003¹¹



Hedgehog Highways

Connectivity for hedgehogs will be provided through the creation of 130mm x 130mm gaps at ground level within garden fences throughout the site. These access points will enable unobstructed movement between individual plots and ensure permeability across the wider site.

The access gaps may be formed either through the installation of fence panels supplied by specialist manufacturers or by cutting apertures within standard timber boards during construction. In either case, the openings will be positioned at ground level, retained free of obstruction, and secured where necessary with a small frame or plate to maintain structural integrity of the fence. Both approaches are considered acceptable from an ecological perspective, provided the minimum dimensions are maintained and long-term functionality is secured through appropriate installation and maintenance.

Suitable examples are shown within Figure 4.5. The locations of all hedgehog access points are shown in Appendix A.

An SQE must confirm correct installation to confirm discharge of the condition.

Figure 4.5 Example of hedgehog highway



APPENDIX A ECOLOGICAL ENHANCEMENT LOCATIONS

- KEY:**
- Site Boundary
 - Existing Buildings
 - Proposed Buildings
 - Car spaces
 - Existing Trees
 - Proposed Trees
 - Retained footbridge
- TENURE**
- Affordable Rent
 - Market Sale

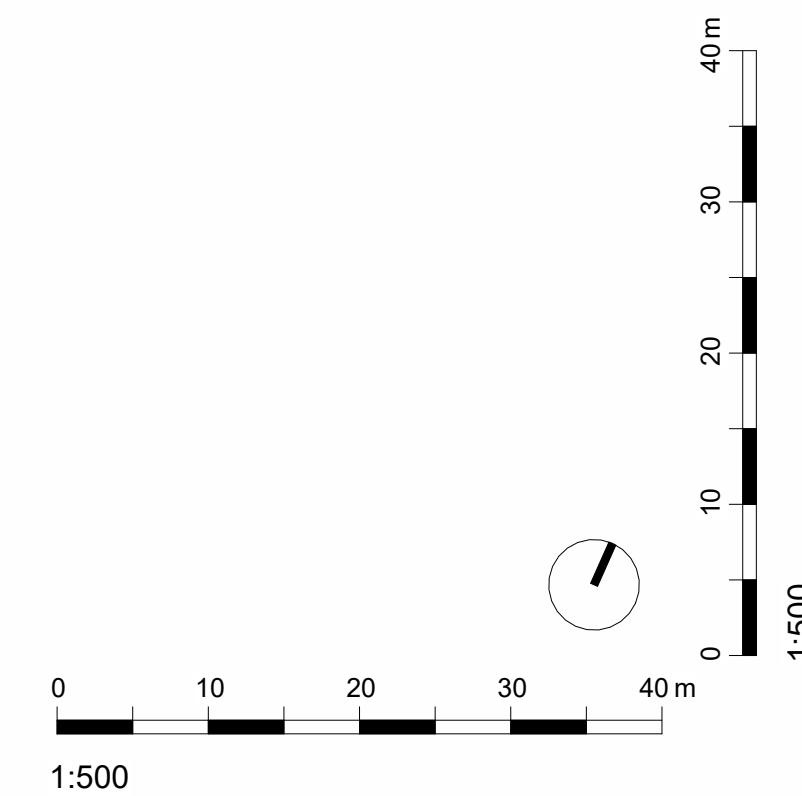


- Bat Box
▷ Swift Box
□ Sparrow Terrace
▽ Invert house/
Bee posts
Hedgehog Highway

Key
Gable end

SKETCH ONLY
GABLE END
MARK-UP FOR
ECOLOGY
STRATEGY

Proposed Site Plan
1 : 500



The Old School, Exton Street, London, SE1 8UE 020 7261 6577 rocktownsend.co.uk	PROJECT		Royston Road (Site 13)		Rock Townsend	
			Baldock			
	DRAWING TITLE		Proposed			
			Site Plan			
	DATE		May 21	DRAWN		DC
	SCALE		1 : 500	@ A1		CHECK
	STATUS		PLANNING			
	RT JOB NO.		RT20072	REVISION		SKETCH ONLY
	DRAWING NO.		RR-RTA-XX-XX-DR-A-00100			

APPENDIX B LEGISLATION AND POLICY

B.1 LEGISLATION

Current key legislation relating to ecology includes the Wildlife and Countryside Act 1981 (as amended)¹²; The Conservation of Habitats and Species Regulations 2019 ('Habitats & Species Regulations')¹³, The Countryside and Rights of Way Act 2000 (CROW Act)¹⁴, and The Natural Environment and Rural Communities Act, 2006¹⁵.

The Environment Act, 2021

The Environment Act, 2021 mandates the requirement for new development in England to deliver a minimum 10% biodiversity net gain (BNG), as measured by the agreed metric (the current relevant version being the Defra metric 3.0), secured through planning condition as standard (as per schedule 14 of the Act). Approach to the delivery of BNG must follow the mitigation hierarchy, with avoidance of impact and on-site compensation/gains prioritised, ahead of the use of offsite biodiversity unit offsets, or the purchase of biodiversity credits.

The Act introduces the condition that no development may begin unless a biodiversity net gain plan has been submitted and approved by the local planning authority (LPA).

The Act also amends requirements of the NERC Act, 2006, adding the need to not just conserve, but enhance biodiversity through planning projects. Furthermore, it introduces the need for the LPA to have regard to relevant local nature recovery strategies and relevant species/protected site conservation strategies, when making their decision.

The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019

The Conservation of Habitats & Species Regulations replace The Conservation (Natural Habitats, etc.) Regulations 1994 (as amended)¹⁶, and transpose Council Directive 92/43/EEC on the Conservation of Natural Habitats and Wild Fauna and Flora ('EU Habitats Directive')¹⁷, and Council Directive 79/409/EEC on the Conservation of Wild Birds ('Birds Directive')¹⁸ into UK law (in conjunction with the Wildlife and Countryside Act).

Regulation 43 and 47 respectively of the Conservation of Habitats & Species Regulations makes it an offence (subject to exceptions) to deliberately capture, kill, disturb, or trade in the animals listed in Schedule 2 (European protected species of animals), or pick, collect, cut, uproot, destroy, or trade in the plants listed in Schedule 5 (European protected species of plant). Development that would contravene the protection afforded to European protected species requires a derogation (in the form of a licence) from the provisions of the Habitats Directive.

Regulation 63 (1) states: 'A competent authority, before deciding to undertake, or give any consent, permission or other authorisation for, a plan or project which —

(a) is likely to have a significant effect on a European site or a European offshore marine site (either alone or in combination with other plans or projects); and

(b) is not directly connected with or necessary to the management of that site;

must make an appropriate assessment of the implications for that site in view of that site's conservation objectives.'

Wildlife and Countryside Act 1981 (as amended)

The Wildlife and Countryside Act 1981 (as amended) is the principal mechanism for the legislative protection of wildlife in Great Britain. This legislation is the means by which the Convention on the Conservation of European Wildlife and Natural Habitats¹⁹ (the 'Bern Convention') and the Birds Directive and EU Habitats Directive are implemented in Great Britain.

The Countryside and Rights of Way Act 2000

The Wildlife and Countryside Act has been updated by the CROW Act. The CROW Act amends the law relating to nature conservation and protection of wildlife. In relation to threatened species it strengthens the legal protection and adds the word 'reckless' to the offences of damaging, disturbing, or obstructing access to any structure or place a protected species uses for shelter or protection, and disturbing any protected species whilst it is occupying a structure or place it uses for shelter or protection.

The Natural Environment and Rural Communities Act 2006

The Natural Environment and Rural Communities Act 2006 states that every public authority must, in exercising its functions, have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biodiversity. Biodiversity Action Plans provide a framework for prioritising conservation actions for biodiversity.

Section 41 of the Natural Environment and Rural Communities Act requires the Secretary of State to publish a list of species of flora and fauna and habitats considered to be of principal importance for the purpose of conserving biodiversity. The list, a result of the most comprehensive analysis ever undertaken in the UK, currently contains 1,149 species, including for example, hedgehog (*Erinaceus europaeus*), and 65 habitats that were listed as priorities for conservation action under the now defunct UK Biodiversity Action Plan²⁰ (UK BAP). Despite the devolution of the UK BAP and succession of the UK Post-2010 Biodiversity Framework²¹ (and Biodiversity 2020 strategy²² in England), as a response to the Convention on Biological Diversity's (CBD's) Strategic Plan for Biodiversity 2011-2020²³ and EU Biodiversity Strategy (EUBS)²⁴, this list (now referred to as the list of Species and Habitats of Principal Importance in England) will be used to guide decision-makers such as public bodies, including local and regional authorities, in implementing their duty under section 41 of the Natural Environment and Rural Communities Act 2006 'to have regard' to the conservation of biodiversity in England, when carrying out their normal functions.

Biodiversity Action Plans

Non-statutory Biodiversity Action Plans (BAPs) have been prepared on a local and regional scale throughout the UK over the past 15 years. Such plans provide a mechanism for implementing the government's broad strategy for conserving and enhancing the most endangered ('priority') habitats and species in the UK for the next 20 years. As described above the UK BAP was succeeded in England by Biodiversity 2020 although the list of priority habitats and species remains valid as the list of Species of Principal Importance for Nature Conservation.

Regional and local BAPs are still valid however and continue to be updated and produced.

Detail on the relevant BAPs for this site are provided in the main text of this report.

Legislation Relating to Nesting Birds

Nesting birds, with certain exceptions, are protected from intentional killing, destruction of nests and destruction/taking of eggs under the Wildlife and Countryside Act 1981 (as amended) and the CRow Act. Any clearance of dense vegetation should therefore be undertaken outside of the nesting bird season, taken to run conservatively from March to August (inclusive), unless an ecologist confirms the absence of active nests prior to clearance.

Legislation Relating to Bats

All UK bats and their roosts are protected by law. Since the first legislation was introduced in 1981, which gave strong legal protection to all bat species and their roosts in England, Scotland and Wales, additional legislation and amendments have been implemented throughout the UK.

Six of the 18 British species of bat have Biodiversity Action Plans (BAPs) assigned to them, which highlights the importance of specific habitats to species, details of the threats they face and proposes measures to aid in the reduction of population declines.

Although habitats that are important for bats are not legally protected, care should be taken when dealing with the modification or development of an area if aspects of it are deemed important to bats such as flight corridors and foraging areas.

The Wildlife & Countryside Act 1981 (WCA) was the first legislation to provide protection for all bats and their roosts in England, Scotland and Wales (earlier legislation gave protection to horseshoe bats only.)

All eighteen British bat species are listed in Schedule 5 of the Wildlife and Countryside Act, 1981 and under Annexe IV of the Habitats Directive, 1992 as a European protected species. They are therefore fully protected under Section 9 of the 1981 Act and under Regulation 43 of the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019, which transposes the Habitats Directive into UK law. Consequently, it is an offence to:

- Deliberately capture, injure or kill a bat;
- Intentionally or recklessly disturb a bat in its roost or deliberately disturb a group of bats;
- Damage or destroy a bat roosting place (even if bats are not occupying the roost at the time);
- Possess or advertise/sell/exchange a bat (dead or alive) or any part of a bat; and
- Intentionally or recklessly obstruct access to a bat roost.

This legislation applies to all bat life stages.

The implications of the above in relation to the proposals are that where it is necessary during construction to remove trees, buildings or structures in which bats roost, it must first be determined that work is compulsory and if so, appropriate licenses must be obtained from Natural England.

Wildlife and Countryside Act 1981 (as amended)

The Wildlife and Countryside Act 1981 (as amended) is the principal mechanism for the legislative protection of wildlife in Great Britain. This legislation is the means by which the Convention on the Conservation of European Wildlife and Natural Habitats²⁵ (the 'Bern Convention') and the Birds Directive and EU Habitats Directive are implemented in Great Britain.

Legislation Relating to Natura 2000 Sites and Habitats Directive Annex I/II Species

European Commission Council Directive 92/43/EEC on the Conservation of Natural Habitats and Wild Fauna and Flora ('EU Habitats Directive'), and Council Directive 79/409/EEC on the Conservation of Wild Birds ('Birds Directive') form the cornerstones of nature conservation legislation across EU member states. Priority species requiring protection across Europe are listed in the Annexes of these Directives. Regulation 63(1) of the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019 and Offshore Marine Conservation Regulations, 2007 (as amended) transpose these directives into UK law and set the basis for the designations of protected sites (known as Natura 2000 sites; Special Areas of Conservation under the Habitat Directive and Special Areas of Protection under the Birds Directive) that are of importance for habitats, species or assemblages listed on the directive Annexes. In the UK Ramsar sites are also offered the same level of protection as SPAs and SACs however the qualifying species for the designation may differ; Ramsar sites being designated specifically as important wetland habitats.

Under article 6(3) of the Habitats Directive, where projects stand to have likely significant effect (in accordance with the European Court of Justice ruling of C-127/02 Waddenzee cockle fishing) upon the integrity of conservation objectives (i.e. conservation status of the qualifying species or habitats) within the designated sites then the Competent Authority must undertake an Appropriate Assessment.

B.2 PLANNING POLICY

National

National Planning Policy Framework

The National Planning Policy Framework (NPPF) 2024²⁶ sets out the Government's planning policies for England, including how plans and decisions are expected to apply a presumption in favour of sustainable development. Chapter 15 of the NPPF focuses on conservation and enhancement of the natural environment, stating plans should 'identify and pursue opportunities for securing measurable net gains for biodiversity'.

It goes on to state: 'if significant harm to biodiversity resulting from a development cannot be avoided (through locating on an alternative site with less harmful impacts), adequately mitigated, or, as a last resort, compensated for, then planning permission should be refused'. Alongside this, it acknowledges that planning should be refused where irreplaceable habitats such as ancient woodland are lost.

Regional

North Hertfordshire Local Plan 2011-2031²⁷

Policy SP12: Green infrastructure, landscape and biodiversity

We will accommodate significant growth during the plan period whilst ensuring the natural environment is protected and enhanced. We will:

- a. Protect, identify, manage and where possible enhance a strategic multi-functional network of green infrastructure;

- b. Consider and respect landscape character, scenic beauty and locally sensitive features, particularly in relation to the Chilterns Area of Outstanding Natural Beauty;
- c. Protect, enhance and manage designated sites in accordance with the following hierarchy of designations and features:
 - Internationally designated sites
 - Nationally designated sites
 - Locally designated sites;
 - Non-designated sites that include important habitats and species
- d. Protect, enhance and manage biodiversity networks including wildlife corridors, ancient woodlands and hedgerows, wetland and riverine habitats, Local Geological Sites, protected species, priority species and habitats, and non-designated sites of ecological value and ensure measurable net gains for biodiversity; and
- e. Protect other open spaces and support provision of new and improved open space.

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