

Biodiversity Net Gain Assessment

Site Address:

Gaywood Green, Liverpool, L32 6RD

Client:

LIVV Housing

Assessment Date:

20 October 2025

Project:

This report is prepared to inform a planning application with the Knowsley Metropolitan Borough Council. The proposal is described as:

Unsubmitted; but understood to comprise the redevelopment of the site following the approved demolition of 4no. tower blocks.

BNG assessment methodology and legislation can be found in the Arbtech Supplement: **BNG Methodology and Legislation – 2025.**

The results and recommendations contained within this report are valid for 18 months. An updated site visit and BNG assessment may be required if the report is to be used any longer than 18 months after completion.

Version Control			
Status	Issue	Name	Date
Draft	1.0	Michelle Huang, BS, MRes DIC; Consultant Ecologist	05/11/2023
Final	2.0	Michelle Huang, BS, MRes DIC; Consultant Ecologist	06/11/2023
Updated	3.0	Millie Holland BSc (Hons), MSc, Consultant Ecologist	03/12/2025
Updated	4.0	Millie Holland BSc (Hons), MSc, Consultant Ecologist	17/02/2026
Updated	5.0	Millie Holland BSc (Hons), MSc, Consultant Ecologist	21/04/2026

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Site Location and Context

A baseline habitat map is provided in **Appendix 1**, a post development habitat map in **Appendix 2**, a proposed development plan in **Appendix 3**, headline BNG results in **Appendix 4**, and condition assessments in **Appendix 5**.

The site is located at National Grid Reference SJ 41792 97672 and has an area of approximately 1.44ha comprising an area of derelict land, where four former apartment blocks previously stood, but have since been demolished under planning application ref 23/00043/DEMCON. It is surrounded by residential properties in all directions, with some recreational green space present to the south and west and large industrial units to the east. The wider landscape comprises urban sprawl of residential properties, commercial and industrial units with main roads and dual carriageways present. The M57 to the south has some tree lined embankments and there are scattered urban trees in the landscape.

This report should be read in conjunction with the following documents:

- ❖ Statutory BNG Metric – Gaywood Green, L32 6RD – v3 (Arbtech Consulting Ltd., 2025)
- ❖ Baseline Habitat Condition Assessment – Gaywood Green, L32 6RD – v1 (Arbtech Consulting Ltd., 2025)
- ❖ Proposed Site Landscape Plan Rev P05, Drawing No. (529)2316 - GWP - 01 - 01 – D - A - (PA) - 0011 (GWPA, 2025)
- ❖ Proposed Site Landscape Planting Plan Rev P03, Drawing No. (529)2316 - GWP - 01 - 01 – D - A - (PA) - 0012 (GWPA, 2025)
- ❖ Proposed Site Landscape Planting Schedule Rev P03, Drawing No. (529)2316 - GWP - 01 - 01 – D - A - (PA) - 0013 (GWPA, 2025)
- ❖ Plot Boundaries and Ownership Type Rev P11, Drawing No. (529)2316 - GWP - 01 - 01 – DR - A - (PA) - 0009 (GWPA, 2025)
- ❖ Boundary Treatments Rev P05, Drawing No. (529)2316 - GWP - 01 - 01 – D - A - (PA) - 0070 (GWPA, 2025)
- ❖ Arboricultural Impact Rev P03, Drawing No. (529)2316 - GWP - 01 - 01 – D - A - (PA) - 0004 (GWPA, 2025)
- ❖ Notice of Determination – Application No. 23/00043/DEMCON (Knowsley Council, July 2023)
- ❖ Preliminary Ecological Appraisal (PEA) - Gaywood Green, L32 6RD – v1 (Arbtech Consulting Ltd., 2023)
- ❖ Tree Survey Report - Gaywood Green, L32 6RD – v1 (Arbtech Consulting Ltd., 2023)
- ❖ 1.0 baseline map (Arbtech Consulting Ltd., 2026)
- ❖ 2.0 post-development map (Arbtech Consulting Ltd., 2026)

Executive Summary

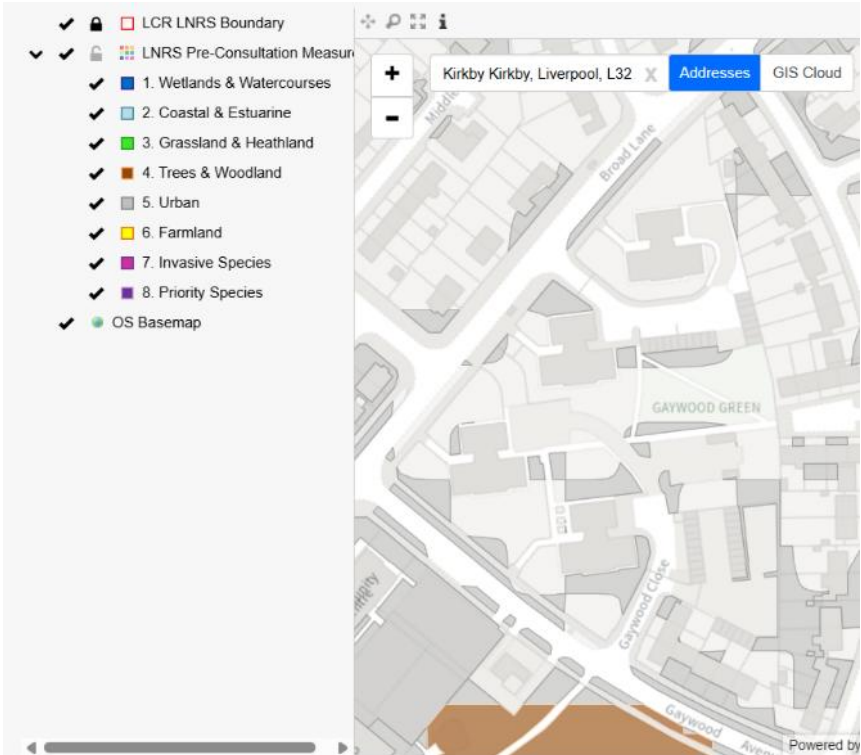
The current landscaping proposal generates a net gain of area-based habitat units (+10.67%). However, the proposal has resulted in unmet trading conditions. In line with the Statutory Biodiversity Metric User Guide (2024), any loss of a habitat must be replaced on a like-for-like or like-for-better principle. At present, trading conditions are not satisfied for the loss of urban trees (medium distinctiveness). With unmet trading conditions, the

proposal fails principal Rule 1 of BNG and is not compliant with current legislation (Environment Act 2021) and planning policies (National Planning Policy Framework, 2024).

To satisfy trading rules, a minimum of 0.07 units of individual trees must be provisioned.

Introduction

BNG Informative		
Habitat Degradation Statement	Date reflected by BNG calculations	03 October 2025
	Works on site (i.e. demolition of building blocks) had begun in accordance with the notice of determination for planning application reference number 23/00043/DEMCON, dated 04 July 2024. As such activities were permitted and carried out prior to 25 August 2023, the baseline biodiversity value of the site is not the biodiversity value immediately before clearance activities but instead derived from the site as observed during the Baseline Habitat Condition Assessment (BHCA) field survey (Arbtech Consulting Ltd., 2025).	
		

Irreplaceable Habitat Statement	No irreplaceable habitats as listed under the Biodiversity Gain Requirements (Irreplaceable Habitat) Regulations (2024) are currently present nor were present before 30 th January 2020.	
Metric Version & Publication Date	Statutory Biodiversity Metric Calculation Tool first published 29 th November 2023 with last updates to metric tools and user guides on 3 rd July 2025.	
BNG Target Uplift	+10%	
National Character Area (NCA)	58 - Merseyside Conurbation	
Strategic Significance	The Liverpool City Region Local Nature Recovery Strategy (LNRS) is currently being developed, with a draft local habitat map published (https://www.liverpoolcityregion-ca.gov.uk/local-nature-recovery-strategy); this draft LNRS habitat map was used to determine strategic significance. When the site is cross-referenced on the habitat map, it is revealed that there are no strategic plans for the site. As such, no elevated strategic significance is awarded for any baseline or proposed habitats. However, as detailed in the LCR BNG guidance note, urban trees should be assigned a strategic significance. Therefore, as per the BNG guidance, the planted trees within the post-development have a high strategic significance. Memorial Park, neighbouring to the south, is noted to have potential to deliver primary measure 15a of the Liverpool City Region LNRS, which would entail the creation of new woodlands (considered a primary habitat of interest) and scrub through planting and natural regeneration.	 A screenshot of a GIS application interface. On the left is a legend with a list of layers: 'LCR LNRS Boundary' (red outline), 'LNRS Pre-Consultation Measure' (orange square), '1. Wetlands & Watercourses' (blue square), '2. Coastal & Estuarine' (light blue square), '3. Grassland & Heathland' (green square), '4. Trees & Woodland' (brown square), '5. Urban' (grey square), '6. Farmland' (yellow square), '7. Invasive Species' (pink square), '8. Priority Species' (purple square), and 'OS Basemap' (green circle). The main map area shows a street map of Kirkby, Liverpool, with 'Gaywood Green' highlighted in brown. The map includes street names like 'Broad Lane', 'Gaywood Close', and 'Gaywood Avenue'. A search bar at the top right contains the text 'Kirkby Kirkby, Liverpool, L32'. The bottom right corner of the map area says 'Powered by'.
Limitations		
There were no specific limitations to the assessment.		

Baseline

Baseline Biodiversity Value: On-Site

Area-Based Habitats (A-1)

Habitat	Area (ha)	Description	Condition Assessment	Strategic Significance
Sealed/Unsealed Surfaces	0.8491	Post-work site is dominated by a mixture of sealed/unsealed surfaces. In the southern and northern sections of the site are areas of hardstanding that previously formed access roads and paths into the site. These comprise sections of paving, tarmac and concrete, that are still present, even after the development of the site. There is no vegetation associated with these areas, and they are of minimal ecological value. An artificial, unvegetated, and unsealed surface extends east to west through the central section of the site. This feature is likely the result of significant trampling and disturbance caused by vehicular activity associated with the recent construction of the former apartment blocks. The area predominantly consists of gravel, waste stone material, bare earth, and patches of concrete. There is some vegetation present, mainly comprising forb and ruderal species detailed in the grassland section below, however, these account for less than 10% of the overall area of the habitat and as such, is best classified as u1c.	Habitat condition pre-determined as ' N/A ' as detailed within the Statutory Biodiversity Condition Assessment Supplement.	Low Strategic Significance
Modified Grassland	0.5925	Located around the boundaries of the site are sections of grassland, that have been left unmanaged, but formerly formed part of an amenity grassland area associated with former apartment blocks. The sward is grass-dominated, with species such as perennial ryegrass (<i>Lolium perenne</i>), Yorkshire fog (<i>Holcus lanatus</i>), and fescue (<i>Festuca</i> spp.) frequent throughout. A range of forb and ruderal species are also present at frequent to occasional abundance, including ribwort plantain (<i>Plantago lanceolata</i>), white clover (<i>Trifolium repens</i>), dandelion (<i>Taraxacum officinale</i> agg.), ragwort (<i>Senecio jacobaea</i>), hoary mustard (<i>Hirschfeldia incana</i>), dock (<i>Rumex</i> spp.), horseweed (<i>Erigeron canadensis</i>), common nettle (<i>Urtica dioica</i>), common hogweed (<i>Heracleum sphondylium</i>), Indian thistle (<i>Carduus pycnocephalus</i>), fleabane (<i>Pulicaria dysenterica</i>), and scattered buddleja (<i>Buddleja davidii</i>). The low botanical diversity, prevalence of nutrient-tolerant and disturbance-associated species, and origin from a formerly managed amenity grassland area are consistent with classification as modified grassland (UKHab g4), rather than any other, more species rich grassland.	Poor: passes 3 of 7 criteria excluding essential criterion A. Assessed using the 'Grasslands Low Distinctiveness' habitat type condition sheet.	

Baseline Biodiversity Value: On-Site**Area-Based Habitats (A-1)**

Habitat	Area (ha)	Description	Condition Assessment	Strategic Significance
Urban Tree	0.659583661	Overall, the site contains: ❖ Small trees (DBH 7.5cm – 30cm) – 42 trees ❖ Medium trees (DBH 30cm – 60cm) – 30 trees	Good: passes 5 of 6 criteria. Assessed using the 'individual trees' condition assessment	Low Strategic Significance

Post-Development

Post-Development Biodiversity Value: On-Site

Area-Based Habitats

	Habitat	Area (ha)	Description	Target Condition	Strategic Significance
Retained (A-1)	Urban Trees	0.549653051	55no. trees, comprising 25no. small and 30no. medium trees, are to be retained.	Retained at good to pass 5 of 6 criteria. Assessed using the 'individual trees' habitat type condition sheet.	High strategic significance
Created (A-2)	Sealed Surface	0.7901	Sealed surfaces of the proposed site include footprint of proposed buildings, flag paving for private paths and patios, block paving for parking bays and shared surfaces, resin bound gravel and tarmac for main roads and paths.	Habitat condition pre-determined as 'N/A' as detailed within the Statutory Biodiversity Condition Assessment Supplement.	Low Strategic Significance
	Vegetated Garden	0.3311	Private amenity gardens under the private management of residents. Trees and hedges proposed within these areas are not included in the proposed tree and hedgerow habitats below.		
	Modified Grassland	0.1218	Public open space (POS) areas.	Good: anticipated to pass 6 of 7 criteria including essential criterion A. Assessed using the 'Grasslands Low Distinctiveness' habitat type condition sheet.	
	Introduced Shrub	0.1004	Includes herbaceous plantings, shrubs, and bulbs within flowerbeds of communal areas under central management. See Planting Plan Rev P03 (GWPA, 2025) for specific species information.	Habitat condition pre-determined as 'N/A' as detailed within the Statutory Biodiversity Condition Assessment Supplement.	
	Mixed Scrub	0.0718	Native shrub mix comprising 40% common hawthorn <i>Crataegus monogyna</i> , 25% common dogwood <i>Cornus sanguinea</i> , 15% common holly <i>Ilex aquifolium</i> , and 10% of dog rose <i>Rosa canina</i> and Guelder rose <i>Viburnum opulus</i> .	Good: anticipated to pass 5 of 5 criteria.	

Post-Development Biodiversity Value: On-Site**Area-Based Habitats**

	Habitat	Area (ha)	Description	Target Condition	Strategic Significance
				Assessed using the 'Scrub' habitat type condition sheet.	
Created (A-2)	Other Neutral Grassland	0.0264	Proposed Flowering Meadow Mix -Shade tolerant mix such as WFT-Shade-41 Shade Tolerant Wildflower Turf Mix, supplied by Wildflower Turf, or similar approved. Made up of over 40 species of wildflowers and grasses, with a minimum of 75% wildflowers.	Good: anticipated to pass 5 of 6 criteria including essential criteria A and F. Assessed using the 'Grasslands Medium/High/Very High Distinctiveness' habitat type condition sheet.	Low Strategic Significance
	Urban Tree	0.1954	A total of 53no. trees are proposed, with 2no. proposed to be semi-mature at the time of planting and the rest being small sized trees. However, the semi-mature trees are specified at 20-25cm girth, shy of the 30cm girth required to be classified as a medium sized tree. As such, all 48no. proposed trees are inputted as 'small' sized trees. See Planting Plan Rev P03 (GWPA, 2025) for specific species information.	Moderate: anticipated to pass 3 of 6 criteria. Assessed using the 'individual trees' habitat type condition sheet.	

Change of Biodiversity Value

		Biodiversity Units		
		Area-Based	Linear-Based	Watercourse-Based
On-Site	Baseline	9.10 ❖ Modified grassland of poor condition (1.19) ❖ 72no. urban trees of good condition (7.92) ❖ Sealed/unsealed surfaces (0)	N/A	N/A
	Post-Development	10.07 ❖ Retained 55no. urban trees of good condition (7.08) ❖ Vegetated garden (0.64) ❖ Modified grassland of good condition (0.57) ❖ Introduced shrub (0.19) ❖ Mixed scrub of good condition (0.60) ❖ Other neutral grassland of good condition (0.22) ❖ 53no. proposed urban trees of moderate condition (0.76) ❖ Sealed surface (0)		
	Net Change	+0.97 (+10.67%)		

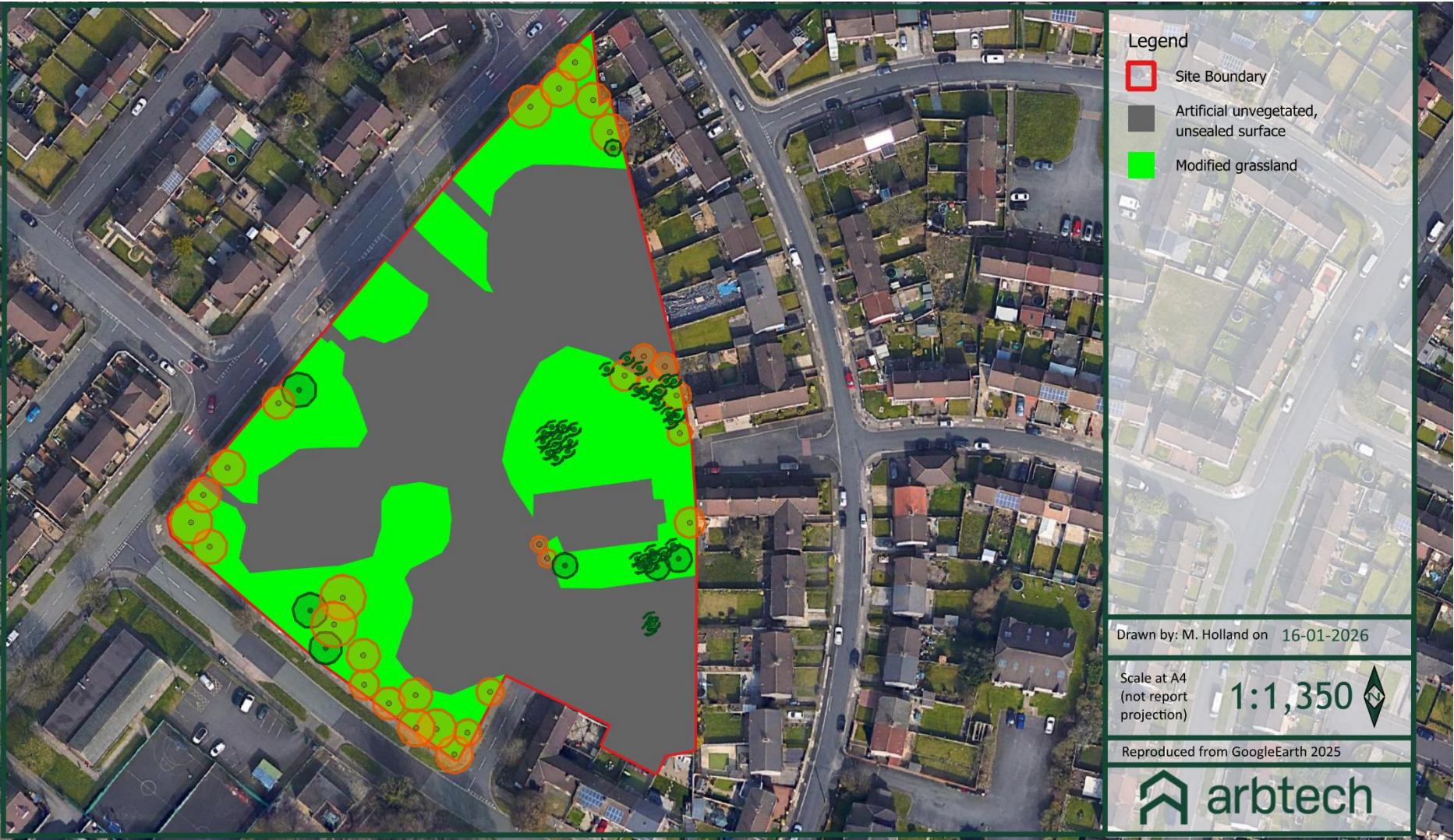
Results, Discussion, and Next Steps

Summary																	
Results	The current landscaping proposal generates a net gain of area-based habitat units (+10.67%). However, the proposal has resulted in unmet trading conditions. In line with the Statutory Biodiversity Metric User Guide (2024), any loss of a habitat must be replaced on a like-for-like or like-for-better principle. At present, trading conditions are not satisfied for the loss of urban trees (medium distinctiveness). With unmet trading conditions, the proposal fails principal Rule 1 of BNG and is not compliant with current legislation (Environment Act 2021) and planning policies (National Planning Policy Framework, 2024). To satisfy trading rules, a minimum of 0.07 units of individual trees must be provisioned.																
Recommendations and Next Steps	In order to achieve the required net gain in biodiversity as a result of the proposed development, the provision of additional or alternative landscaping should be explored and the proposed plans amended accordingly to achieve a net gain on site. The provisioning of additional landscaping should first be considered within the site boundary. A summary as to what off-site units will be required when considering the current proposal and in turn current BNG calculations is detailed in the table below. <table><tr><th rowspan="3">Area-Based</th><th>Distinctiveness</th><th>Broad Habitat Group</th><th>Habitat</th><th>Units Required</th></tr><tr><td>Medium</td><td>Individual Trees</td><td>Urban Tree</td><td>0.07</td></tr><tr><td colspan="3">Total</td><td>0.07</td></tr></table> To decrease the amount of off-site tree units required, more trees can be incorporated within the proposal within areas under central management. Should additional trees be proposed in light of this recommendation, this BNG assessment should be updated to accurately reflect the change in biodiversity value of the site pre- and post-development and inform amount of off-site tree units required. However, note if tree units are to be sought from a habitat bank, the condition and, in turn, management regime of the proposed modified grasslands, mixed scrub, and neutral grasslands have scope to be lowered and minimised, respectively. At present, the				Area-Based	Distinctiveness	Broad Habitat Group	Habitat	Units Required	Medium	Individual Trees	Urban Tree	0.07	Total			0.07
Area-Based	Distinctiveness	Broad Habitat Group	Habitat	Units Required													
	Medium	Individual Trees	Urban Tree	0.07													
	Total			0.07													

	condition of proposed modified grasslands, mixed scrub, and neutral grasslands has been input as 'good', which requires intensive management to ensure species density for grasslands as well as ecological niches such as clearings and glades within areas of mixed scrub – such management measures are necessary to comply with the anticipated condition of these habitats. See Appendix 5b for a full overview of required management for the proposed modified grasslands, mixed scrub, and neutral grasslands proposed within areas of central management. Should tree units be agreed upon by the clients and stakeholders, any alterations to the conditions of proposed modified grasslands, mixed scrub, and neutral grasslands will need to be incorporated and this BNG assessment updated to accurately reflect the change in biodiversity value of the site pre- and post-development.
Pre-Commencement	A Biodiversity Gain Plan (BGP) and Habitat Management and Monitoring Plan (HMMP) must be produced for the site. This should include recommendations for the implementation, management and monitoring of the site for at least 30 years to ensure that biodiversity net gain is delivered. These additional requirements can only be actioned following the finalisation of the BNG assessment – be it on-site or off-site net gains sought.
BNG Mitigation Hierarchy	
Avoidance	55no. trees, a medium distinctiveness habitat, will be retained. This represents a 76% retention rate for trees, thus demonstrating the avoidance and minimisation of impacts.
Minimisation	Impacts to all other modified grassland habitats present in the baseline cannot be further avoided or minimised to realise the proposal.
Mitigation	To mitigate for the loss of urban trees and areas of modified grasslands, habitats such as introduced shrubs, modified grasslands, mixed scrub, neutral grasslands, and urban trees are proposed. However, calculations show the mitigations proposed do not satisfy trading rules for the loss of urban trees; in other words, the proposed mitigation do not fully compensate for the loss of habitats as a result of the proposal.
Offset	Biodiversity units should be sought prior to statutory credits.

Appendix 1: Baseline Habitat Plan

See separate drawing 1.0 – baseline map



Appendix 2: Post-Development Habitat Plan

See separate drawing 2.0 – Post development map



Appendix 3a: Proposed Landscape Plan



Appendix 4: Headline BNG Results

FINAL RESULTS		
Total net unit change (Including all on-site & off-site habitat retention, creation & enhancement)	<i>Habitat units</i>	0.97
	<i>Hedgerow units</i>	0.00
	<i>Watercourse units</i>	0.00
Total net % change (Including all on-site & off-site habitat retention, creation & enhancement)	<i>Habitat units</i>	10.67%
	<i>Hedgerow units</i>	0.00%
	<i>Watercourse units</i>	0.00%
Trading rules satisfied?	No - Check Trading Summaries ▲	

Unit Type	Target	Baseline Units	Units Required	Unit Deficit
<i>Habitat units</i>	10.00%	9.10	10.01	0.00
<i>Hedgerow units</i>	10.00%	0.00	0.00	0.00
<i>Watercourse units</i>	10.00%	0.00	0.00	0.00

No additional area habitat units required to meet target ✓

No additional hedgerow units required to meet target ✓

No additional watercourse units required to meet target ✓

Input errors/rule breaks present in metric ▲

Appendix 5a: Baseline Habitat Condition Assessment Sheets

Modified Grassland; assessed using 'Grasslands Low Distinctiveness' habitat type condition sheet:

Condition Assessment Criteria:		Condition passed (Yes or No)	Notes/Justification
A	There must be 6-8 vascular plant species per m ² , including at least 2 forbs. Note – this criterion is essential for achieving moderate condition.	N	Fewer than 6 vascular plant species per m ² .
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20% is more than 7 cm) creating microclimates which provide opportunities for vertebrates and invertebrates to live and breed.	N	No such varied vegetation structure observed.
C	Some scattered scrub (including bramble) may be present, but scrub accounts for less than 20% of total grassland area. Note - patches of shrubs with continuous (more than 90%) cover should be classified as the relevant scrub habitat type.	Y	No scattered scrub present (less than 20% coverage).
D	Physical damage is evident in less than 5% of total grassland area. Examples of physical damage include excessive poaching, damage from machinery use or storage, erosion caused by high levels of access, or any other damaging management activities.	N	Physical damage present exceeds 5% of total grassland area.
E	Cover of bare ground is between 1% and 10%, including localised areas (for example, a concentration of rabbit warrens).	N	Bare ground cover exceeds 10%.
F	Cover of bracken less than 20%.	Y	No bracken observed (less than 20% coverage).
G	There is an absence of invasive non-native species (as listed on Schedule 9 of WCA, 1981).	Y	Absence of invasive species.
Essential criterion achieved (Y/N)			N
Number of criteria passed			3
Condition Assessment Result	Condition Assessment Score	Score Achieved ✓	
Passes 6 or 7 of 7 criteria including passing essential criterion A	Good (3)		
Passes 4 or 5 of 7 criteria including passing essential criterion A	Moderate (2)		
Passes 0, 1, 2 or 3 of 7 criteria; OR 4, 5 or 6 of criteria but failing criterion A	Poor (1)	✓	

Urban Trees; assessed using 'Individual Trees' habitat type condition sheet:

Condition Assessment Criteria		Condition Achieved (Y/N)	Notes/Justification
A	The tree is a native species (or more than 70% within the block are native species).	Y	At least 70% within the block are native species.
B	The tree canopy is predominantly continuous, with gaps in canopy cover making up <10% of total area and no individual gap being >5 m wide (individual trees automatically pass this criterion).	Y	All trees are individual trees and thus automatically pass this criterion.
C	The tree is mature (or more than 50% within the block are mature).	Y	More than 50% within the block are mature.
D	There is little or no evidence of an adverse impact on tree health by anthropogenic activities such as vandalism or herbicide use. There is no current regular pruning regime, so the trees retain >75% of expected canopy for their age range and height.	Y	Little to no evidence of adverse anthropogenic impacts; all trees have retained >75% of their expected canopy.
E	Natural Ecological niches for vertebrates and invertebrates are present, such as presence of deadwood, cavities, ivy or loose bark.	N	None observed.
F	More than 20% of the tree canopy area is oversailing vegetation beneath.	Y	More than 20% of the tree canopy area has vegetation underneath.
Number of criteria passed			5
Condition Assessment Result	Condition Assessment Score	Score Achieved ✓	
Passes 5 or 6 of 6 criteria	Good (3)	✓	
Passes 3 or 4 of 6 criteria	Moderate (2)		
Passes 0, 1 or 2 of 6 criteria	Poor (1)		

Appendix 5b: Post-Development Habitat Condition Assessment Sheets

Modified Grassland; assessed using 'Grasslands Low Distinctiveness' habitat type condition sheet:

Condition Assessment Criteria:		Condition passed (Yes or No)	Notes/Justification
A	There must be 6-8 vascular plant species per m ² , including at least 2 forbs. Note – this criterion is essential for achieving moderate condition.	Y	At least 6 vascular plant species per m ² anticipated.
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20% is more than 7 cm) creating microclimates which provide opportunities for vertebrates and invertebrates to live and breed.	N	Regularly mown, uniform sward height anticipated.
C	Some scattered scrub (including bramble) may be present, but scrub accounts for less than 20% of total grassland area. Note - patches of shrubs with continuous (more than 90%) cover should be classified as the relevant scrub habitat type.	Y	No scattered scrub anticipated.
D	Physical damage is evident in less than 5% of total grassland area. Examples of physical damage include excessive poaching, damage from machinery use or storage, erosion caused by high levels of access, or any other damaging management activities.	Y	Physical damage anticipated in less than 5% of total grassland area.
E	Cover of bare ground is between 1% and 10%, including localised areas (for example, a concentration of rabbit warrens).	Y	Bare ground cover anticipated to fall between 1% and 10%.
F	Cover of bracken less than 20%.	Y	No bracken anticipated.
G	There is an absence of invasive non-native species (as listed on Schedule 9 of WCA, 1981).	Y	Management to address and remove invasive species anticipated.
Essential criterion achieved (Y/N)			Y
Number of criteria passed			6
Condition Assessment Result		Condition Assessment Score	Score Achieved ✓
Passes 6 or 7 of 7 criteria including passing essential criterion A		Good (3)	✓
Passes 4 or 5 of 7 criteria including passing essential criterion A		Moderate (2)	
Passes 0, 1, 2 or 3 of 7 criteria; OR 4, 5 or 6 of criteria but failing criterion A		Poor (1)	

Mixed Scrub; assessed using 'Scrub' habitat type condition sheet:

Condition Assessment Criteria		Criterion passed (Yes or No)	Notes/Justification
A	The scrub is a good representation of the habitat type it has been identified as, based on its UKHab description (where in its natural range). The appearance and composition of the vegetation closely matches the characteristics of the specific scrub type. At least 80% of scrub is native, and there are at least three native woody species, with no single species comprising more than 75% of the cover (except hazel <i>Corylus avellana</i> , common juniper <i>Juniperus communis</i> , sea buckthorn <i>Hippophae rhamnoides</i> or box <i>Buxus sempervirens</i> , which can be up to 100% cover).	Y	Proposed species closely matches the characteristics of the specific scrub type (mixed scrub), with at least 80% native scrubs, three native woody species, and no dominant species.
B	Seedlings, saplings, young shrubs and mature (or ancient or veteran) shrubs are all present.	Y	Management anticipated to maintain a balance of all age classes.
C	There is an absence of invasive non-native plant species (as listed on Schedule 9 of WCA) and species indicative of sub-optimal condition make up less than 5% of ground cover.	Y	Management anticipated to remove non-native invasive species.
D	The scrub has a well-developed edge with scattered scrub and tall grassland and or forbs present between the scrub and adjacent habitat.	Y	Management anticipated to maintain a well-developed edge. Adjacent habitat proposed to be neutral grasslands of good condition.
E	There are clearings, glades or rides present within the scrub, providing sheltered edges.	Y	Scrub to be planted with open areas to create natural openings. Such openings anticipated to be under management.
Number of criteria passed			5
Condition Assessment Result (out of 5 criteria)		Condition Assessment Score	
Passes 5 criteria		Good (3)	Score Achieved ✓
Passes 3 or 4 criteria		Moderate (2)	✓
Passes 2 or fewer criteria		Poor (1)	

Neutral Grassland; assessed using 'Grasslands Medium/High/Very High Distinctiveness' habitat type condition sheet:

Condition Assessment Criteria		Criterion passed (Yes or No)	Notes/Justification
A	The parcel represents a good example of its habitat type, with a consistently high proportion of characteristic indicator species present relative to the specific habitat type. Note – this criterion is essential for achieving moderate or good condition for non-acid grassland types only.	Y	Species composition of proposed seed mixes closely resembles definition of g3c 'other neutral grassland'.
B	Sward height is varied (at least 20% of the sward is less than 7cm and at least 20% is more than 7cm) creating microclimates which provide opportunities for insects, birds and small mammals to live and breed.	N	Varied sward height of such specifications not anticipated.
C	Cover of bare ground is between 1% and 5%, including localised areas, for example, rabbit warrens.	Y	Cover of bare ground not anticipated to exceed 5%.
D	Cover of bracken <i>Pteridium aquilinum</i> is less than 20% and cover of scrub (including bramble <i>Rubus fruticosus</i> agg.) is less than 5%.	Y	Management anticipated to control bracken and scrub cover, if present.
E	Combined cover of species indicative of sub-optimal condition and physical damage (such as excessive poaching, damage from machinery use or storage, damaging levels of access, or any other damaging management activities) accounts for less than 5% of total area. If any invasive non-native plant species (as listed on Schedule 9 of WCA) are present, this criterion is automatically failed.	Y	Physical damage not anticipated to exceed 5% of total area. No invasives anticipated.
Additional Criterion - must be assessed for all non-acid grassland types			
F	There are 10 or more vascular plant species per m ² present, including forbs that are characteristic of the habitat type (species referenced in Footnote 2 and 4 cannot contribute towards this count). Note – this criterion is essential for achieving good condition for non-acid grassland types only.	Y	Species composition of seed mixes suggests there will likely be 10 or more vascular plant species per m ² .
Essential criterion for good condition achieved (for non-acid grassland) (Yes or No)		Y	
Number of criteria passed		5	
Condition Assessment Result		Condition Assessment Score	Score Achieved ✓
Non-acid grassland types (result out of 6 criteria)			
Passes 5 or 6 criteria, including essential criterion A and additional criterion F		Good (3)	✓
Passes 3 - 5 criteria, including essential criterion A		Moderate (2)	
Passes 2 or fewer criteria OR Passes 3 or 4 criteria excluding criterion A and F		Poor (1)	

Urban Trees; assessed using 'Individual Trees' habitat type condition sheet:

Condition Assessment Criteria		Condition Achieved (Y/N)	Notes/Justification
A	The tree is a native species (or more than 70% within the block are native species).	N	Less than 70% of proposed trees are native.
B	The tree canopy is predominantly continuous, with gaps in canopy cover making up <10% of total area and no individual gap being >5 m wide (individual trees automatically pass this criterion).	Y	All proposed trees are individual trees and thus automatically pass this criterion.
C	The tree is mature (or more than 50% within the block are mature).	N	No mature trees anticipated.
D	There is little or no evidence of an adverse impact on tree health by anthropogenic activities such as vandalism or herbicide use. There is no current regular pruning regime, so the trees retain >75% of expected canopy for their age range and height.	Y	Little to no evidence of adverse anthropogenic impacts anticipated; all trees anticipated to retained >75% of their expected canopy.
E	Natural Ecological niches for vertebrates and invertebrates are present, such as presence of deadwood, cavities, ivy or loose bark.	N	None anticipated.
F	More than 20% of the tree canopy area is oversailing vegetation beneath.	Y	More than 20% of the tree canopy area anticipated to be oversailing vegetation underneath.
Number of criteria passed			3
Condition Assessment Result	Condition Assessment Score	Score Achieved ✓	
Passes 5 or 6 of 6 criteria	Good (3)		
Passes 3 or 4 of 6 criteria	Moderate (2)	✓	
Passes 0, 1 or 2 of 6 criteria	Poor (1)		