

# Biodiversity Net Gain Statement (Small Sites)

**Site Address:** Low Thorney Farm

Low Thorney Farm,  
Carleton,  
Egremont,  
CA22 2NU

**Description of Development:** Erection of an agricultural building to cover an existing slurry storage tank.

## 1. Baseline Habitat Assessment

The application site comprises an existing slurry storage tank and surrounding concrete hardstanding. The site is actively used as part of an agricultural yard and is entirely composed of sealed, artificial surfaces. In accordance with the DEFRA Biodiversity Metric (Small Sites), the habitat is classified as developed land; sealed surface, with a distinctiveness score of zero, generating 0 biodiversity units.

## 2. Biodiversity Metric Summary

Baseline (Pre-development)

Habitat Type	Area (ha)	Distinctiveness	Units
Sealed surface (hardstanding)	0.01	Very low (0)	0

Post-development

Habitat Type	Area (ha)	Distinctiveness	Units
Sealed surface (unchanged)	0.01	Very low (0)	0

## 3. Net Change

Baseline biodiversity units: 0

Post-development biodiversity units: 0

Net change: 0 units (0%)

## 4. Conclusion

The proposed development is located entirely on existing sealed surfaces and does not result in any loss of habitat. The biodiversity value remains unchanged at zero units, and therefore no biodiversity net gain is required.

## **5. Additional Environmental Benefit**

The proposal will reduce rainwater ingress into the slurry tank, minimising slurry volumes and reducing the risk of overflow and pollution.

## **6. Statement of Limitation**

This assessment is based on the development being entirely confined to existing hardstanding. Should the development extend onto vegetated land, a full biodiversity assessment would be required.