

Biodiversity Net Gain Exemption Statement

Proposed alteration and extension of farmhouse into attached bank barn with new terrace. Extension to include garage and living room and a new front porch

Arlecdon Farm, Arlecdon, Arlecdon, CA26 3UW

For Mr and Mrs Barry Parsons

The proposal falls are alterations to the existing domestic store. This has been used for many years as a domestic store. It is an existing building and does not diminish the biodiversity.

The works are exempt under the de minimis exemption

The proposed application is exempt from the Biodiversity Net Gain conditions as described above not only because it does not meet the required area, but it is also a domestic/ residential extension.

The de minimis exemption applies as the work does not impact on any onsite priority habitat as stated by the Secretary of State for Environment, Food and Rural Affairs under section 41 of the Natural Environment and Rural Communities Act 2006.

The development does not impact on any onsite habitat.

The site does not have any recognised priority habitats.

The development will not impact on any onsite linear habitats such as hedgerows.

The development is also classified as "small development" under the article 2(1) of the Town and Country Planning (Development Management Procedure) (England) Order 2015(1) also making it exempt from the Biodiversity Net Gain Conditions.

6nd June 2025

Geoffrey Wallace.