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corporate services for planning

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BC

Dated 6th February 2026

DEED OF PLANNING OBLIGATION S106 TOWN & COUNTRY PLANNING ACT 1990

**relating to BNG HABITAT BANK AT CANADA FARM, WOODCUTTS, HANDLEY,
SALISBURY, DORSET, SP5 5RX**

- (1) DANIEL GREEN AND JASON GREEN
- (2) DORSET COUNCIL



THIS DEED OF PLANNING OBLIGATION is made on 6th February 2026

BETWEEN:

- (1) **DANIEL GREEN** of The Orchard, Chalmington, Dorchester DT2 0HB and **JASON GREEN** of Canada Farm, Woodcutts, Handley, Salisbury SP5 5RX ("**the Owner**") and
- (2) **DORSET COUNCIL** of County Hall, Dorchester, Dorset, DT1 1XJ ("**the Council**")

INTRODUCTION

- (A) The Council is the Local Planning Authority for the purposes of the 1990 Act for the area in which the Biodiversity Gain Site is situated.
- (B) The Owner is the freehold owner of the Biodiversity Gain Site which is registered at the Land Registry under title no DT465714.
- (C) In order that the objectives set out in Schedule 7A of the 1990 Act may be achieved the Owner has agreed with the Council as set out in the HMMP in order to secure the Biodiversity Unit as follows:-

Area Habitat Units: 627.83: and

Hedgerow Units: 21.22;

NOW THIS DEED WITNESSES as follows: -

1 Definitions

- 1.1 For the purposes of this Deed, the following expressions shall have the following meanings, unless the context requires otherwise:

"1990 Act"	means the Town and Country Planning Act 1990;
"2021 Act"	means the Environment Act 2021;
"Activation Date"	means in respect of each and every Phase, the date of service on the Council of the first Allocation Notice relating to that Phase or if earlier the service of a Commencement Notice relating to that Phase;
"Allocation"	means attributing any BNG Capacity, whether in respect of Biodiversity Units for a Phase or Phases (or parts thereof), by the Owner toward a development requirement to deliver biodiversity (and Allocate and Allocated and Allocations shall be construed accordingly);
"Allocation Notice"	a notice served on the Council by the Owner in accordance with Paragraph 1.1 of Schedule 3;

"Area Habitat Units"	means area habitat units as measured by the Biodiversity Metric;
"Biodiversity Gain Site"	means the land known as Canada Farm, Woodcutts, Salisbury SP5 5RX which is shown edged red on the Biodiversity Gain Site Plan;
"Biodiversity Gain Objective"	<p>has the meaning ascribed to it within paragraph 2 of Schedule 7A of the 1990 Act as follows:</p> <p>2(1) The biodiversity gain objective is met in relation to development for which planning permission is granted if the biodiversity value attributable to the development exceeds the pre-development biodiversity value of the onsite habitat by at least the relevant percentage.</p> <p>(2) The biodiversity value attributable to the development is the total of—</p> <p>(a) the post-development biodiversity value of the onsite habitat,</p> <p>(b) the biodiversity value, in relation to the development, of any registered offsite biodiversity gain allocated to the development, and</p> <p>(c) the biodiversity value of any biodiversity credits purchased for the development.</p> <p>(3) The relevant percentage is 10%.</p> <p>(4) The Secretary of State may by regulations amend this paragraph so as to change the relevant percentage.</p> <p>In respect of development where biodiversity net gain is required by the 1990 Act;</p>
"Biodiversity Metric"	means the statutory biodiversity accounting tool published by DEFRA or Natural England current as at the date of this Deed that must be used to measure the biodiversity value or relative biodiversity value of habitat or habitat enhancement for the purposes of BNG;
"BNG Monitoring Additional Fees"	any additional monitoring costs incurred by the Council calculated in accordance with the BNG Monitoring Fee Scale as a result of carrying out further inspections and reviewing further reports arising from the need for remedial action or a

	Default Notice being served in accordance with Schedule 6;
"BNG Monitoring Fee Scale"	the scale of charges set out in Appendix 2 as Index Linked;
"Biodiversity Gain Site Register"	means the statutory biodiversity gain site register created under regulation 3 of the Biodiversity Gain Site Register Regulations 2024 or any other equivalent regulations;
"Biodiversity Gain Site Plan"	means the plan attached hereto marked "BGS Plan";
"Biodiversity Net Gain" or "BNG"	means an increase in Biodiversity Units resulting from implementing the Habitat Management and Monitoring Plan (as measured using the Biodiversity Metric) that can be Allocated to a development to fulfil its requirement to create or enhance biodiversity under Schedule 7A of the 1990 Act;
"Biodiversity Unit(s)"	means the quantum of biodiversity as measured by the Biodiversity Metric;
"BNG Capacity"	means the total Biodiversity Units comprising of: (a) Area Habitat Units; and (b) Hedgerow Units;
"Capital Works"	means in respect of each Phase listed in Column 1 on the table in Appendix 4 (Annex D) of this Deed the works and other matters set out in relation to that Phase in column 4 including any amendments to Appendix 4 (Annex D) approved in writing by the Council;
"Certificate of Completion"	means a written certificate of completion confirming that the Capital Works on a Phase have been completed to the reasonable satisfaction of the Council as at the date of such certificate;
Commencement Date"	the date identified in the Commencement Notice or if earlier the date of actual implementation of the HMMP on a Phase;
"Commencement Notice"	means a written notice served on the Council by the Owner which identifies the date that it intends that the HMMP will be implemented on a Phase;

"Completion Date"	means the date of completion of the Capital Works as specified in a Certificate of Completion relating to a Phase issued by the Council;
"Completion Notice"	means written notice to the Council inviting the Council to inspect the Capital Works on a Phase served in accordance with the terms hereof which shall include the proposed date for completion of the Capital Works;
"DEFRA"	means the public body known as the Department for Environment, Food & Rural Affairs or any successor body which acts as the Government's advisor for the natural environment, food or rural affairs in England;
"Duration"	the period of 30 years from the Completion Date in respect of a Phase;
"Habitat Creation and Enhancement Works"	means the action, works, restriction, or any other thing which together constitute the habitat creation and enhancement works set out in the Habitat Management and Monitoring Plan (excluding any management or monitoring activities specified in the Habitat Management and Monitoring Plan);
"Habitat Management and Monitoring Plan" or ("HMMP")	mean the Habitat Monitoring and Maintenance Plan which is attached hereto at Appendix 1 or any amendment thereof agreed between the Council and the Owner and any habitat maintenance and monitoring plan replacing it in accordance with the terms hereof;
"Hedgerow Units"	means hedgerow units as measured by the Biodiversity Metric;
"Index"	means the All in Tender Price Index published by the Building Cost Information Service of the Royal Institution of Chartered Surveyors or any successor organization or if it ceases to be published the nearest equivalent index;
"Index Linked"	means an adjustment in the amount of any of the sums paid under this Deed in accordance with the provisions set out in clause 13 and "Index Linking" shall be similarly construed;
"Initial Monitoring Fee"	means the sum of is £628.00;

"Insolvency Event"	<p>means, in respect of the Owner:</p> <ul style="list-style-type: none"> (a) a winding up order is made by the Court; (b) an administrator is appointed under the provisions of Schedule B1 of the Insolvency Act 1986; (c) a receiver, liquidator, provisional liquidator, administrative receiver is appointed in respect of it, or any of its assets; (d) a resolution is passed for its winding up, liquidation or reorganisation (save for the purposes of a solvent reorganisation); (e) an order is made for a moratorium under Part A1 and Schedule ZA1 of the Insolvency Act 1986; or (f) a bankruptcy order is obtained against an individual under part IX of the Insolvency Act 1986;
"Interest"	<p>means 4% above the base lending rate of Lloyds Bank from time to time;</p>
"Monitoring Report"	<p>means a written report which provides an assessment of the performance and efficacy of the HMMP in the period preceding the relevant Monitoring Report Date being twelve months or such longer period as shall have lapsed since the previous Monitoring Report;</p>
"Monitoring Report Date"	<p>for each Phase the first, second, third, fourth, fifth, tenth, fifteenth, twentieth, twenty-fifth and thirtieth anniversaries of the date of the Certificate of Completion of such Phase;</p>
"Natural England"	<p>means the public body known as Natural England or any successor body which acts as the Government's advisor for the natural environment in England;</p>
"Nominee"	<p>means a body nominated by the Council to be responsible for the maintenance and management of the Biodiversity Gain Site or any Phase thereof;</p>

"Phase(s)"	means Phase 1 or Phase 2 or Phase 3 or Phase 4 or Phase 5 or Phase 6 or Phase 7 (as the context requires);
"Phase 1"	that part of the Biodiversity Gain Site labelled "F1", "F8" and "F9", on the Phasing Plan which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 100.15 Area Habitat Units; and ii. 7.33 Hedgerow Units;
"Phase 2"	that part of the Biodiversity Gain Site labelled "F2" on the Phasing Plan which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 121.58 Area Habitat Units;
"Phase 3"	that part of the Biodiversity Gain Site labelled "F3" on the Phasing Plan, which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 140.90 Area Habitat Units; and ii. 4.74 Hedgerow Units;
"Phase 4"	that part of the Biodiversity Gain Site labelled "F7" on the Phasing Plan, which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 83.89 Area Habitat Units;
"Phase 5"	that part of the Biodiversity Gain Site labelled "F5" on the Phasing Plan; which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 26.60 Area Habitat Units; and ii. 3.49 Hedgerow Units;
"Phase 6"	that part of the Biodiversity Gain Site labelled "F4" on the Phasing Plan; which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 96.77 Area Habitat Units; and ii. 5.66 Hedgerow Units;
"Phase 7"	that part of the Biodiversity Gain Site labelled "F6" on the Phasing Plan; which is intended to secure a minimum of: <ul style="list-style-type: none"> i. 57.95 Area Habitat Units;
"Phase 1 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 1;

"Phase 2 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 2;
"Phase 3 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 3;
"Phase 4 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 4;
"Phase 5 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 5;
"Phase 6 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 6;
"Phase 7 BNG Monitoring Fee"	means the sum of £4,187.00 Index Linked in respect of the Council's reasonable and proper fees for checking and monitoring the obligations set out in the HMMP in relation to Phase 7;
"Phasing Plan"	means the plan attached hereto marked "Phasing Plan";
"Register"	means act of applying for Registration on the Biodiversity Gain Site Register;
"Registration"	means the record on the Biodiversity Gain Site Register of the Biodiversity Gain Site the BNG Capacity, the Remaining BNG Capacity, and any Allocations (as applicable);
"Relevant Event"	means any of the following events: (1) a change in the law and/or national policy; or (2) a decision of a Court, tribunal, Secretary of state or other decision maker with competence,

	that results in Biodiversity Net Gain or any part thereof not being required by law or the Biodiversity Gain Site or any part thereof no longer being considered to be an effective form of Biodiversity Net Gain;
"Remaining BNG Capacity"	means the available BNG Capacity on the Biodiversity Gain Site Register which can be Allocated to a development;
"Transfer"	means the disposal of any legal or beneficial interest in the Biodiversity Gain or any part thereof including a freehold transfer, grant of any lease tenancy or licence, or creation of any easement legal charge or mortgage in respect of the same and "to Transfer" "Transferred" "Transferee" and cognate expressions shall be construed; accordingly,
"Variation Event"	<p>means any of the following events (as agreed between the parties in writing in relation to (2), (3) and (4) below only)) that would have a material impact on the calculation of any un-Allocated Biodiversity Units on a Phase:</p> <ul style="list-style-type: none"> (1) a change in Natural England's guidance or policies; (2) a change in scientific opinion based on evidence; (3) a change in industry practices or in the generally accepted calculation methods for the type or extent of land required to achieve Biodiversity Net Gain; (4) the Biodiversity Metric is amended, updated, or replaced by Natural England and/or DEFRA; (5) the Biodiversity Gain Land becomes designated under law or is otherwise encumbered by any right which would be incompatible with the Biodiversity Net Gain or any existing Allocation; or (6) such other event as may be agreed between the Parties as constituting a Variation Event;
"Working Day"	means Monday to Friday inclusive excluding Bank or public holidays;

2 Construction of this Deed

- 2.1 Where reference is made to any clause, paragraph, schedule or recital, such reference (unless the context otherwise requires) is a reference to a clause, paragraph, schedule or recital in this Deed.
- 2.2 Words importing the singular meaning where the context so admits include the plural meaning and vice versa.
- 2.3 Words of the masculine gender include the feminine and neuter genders and words denoting actual persons include companies, corporations and firms and all such words shall be construed interchangeably in that manner.
- 2.4 Where more than one person is obliged to observe or perform an obligation, the obligation can be enforced against all such persons jointly and against each individually unless there is an express provision otherwise.
- 2.5 Any reference to an Act of Parliament shall include any modification, extension or re-enactment of that Act for the time being in force and shall include all instruments, orders, plans, regulations, permissions and directions for the time being made, issued or given under that Act or deriving validly from it.
- 2.6 References to any party to this Deed shall include the successors in title to that party and to any person deriving title through or under that party, and references to any local authority shall include the successors to its various statutory functions.
- 2.7 Any covenant in this Deed, whereby a party is not to do any act or thing, shall be deemed to include an obligation not to cause allow permit, suffer or to procure such act or thing to be done.
- 2.8 The clause headings contained in this Deed are indicative of the meaning and intent of the clauses to which they respectively refer and are intended to assist in the interpretation of this Deed and may be taken into account accordingly.

3 Legal basis

- 3.1 This Deed is made as a deed pursuant to the following:
 - 3.1.1 Section 106 and Schedule 7A of the 1990 Act;
 - 3.1.2 Section 98 of the 2021 Act;
 - 3.1.3 Section 1 of the Localism Act 2011;
 - 3.1.4 Section 33 of the Local Government (Miscellaneous Provisions) Act 1982
 - 3.1.5 Section 111 of the Local Government Act 1972; and
 - 3.1.6 all other enabling powers.

- 3.2 The obligations, covenants, and undertakings on the part of the Owner in this Deed are planning obligations for the purposes of section 106 of the Act which bind the Owner's interest in the Biodiversity Gain Site.
- 3.3 Subject to Clause 4 and 8, the obligations, covenants and undertakings on the part of the Owner are entered into with the intent that they are enforceable by the Council not only against the Owner but against any successors in title or assigns of the Owner and any person claiming through or under the Owner an interest or estate in the Biodiversity Gain Site or any part of it as if that person had been the original covenanting party in respect of the interest for the time being held by it.
- 3.4 The provision or stacking or bundling of other ecosystem services at the Biodiversity Gain Site is not prohibited by the terms of this Deed provided that the obligations do not adversely affect the HMMP or compliance with any other terms of this Deed.

4 Effective Date

- 4.1 This Deed shall come into effect on the date hereof subject to 4.2 – 4.3 below.
- 4.2 The covenants contained in the Schedules to this Deed shall only take effect in respect of any Phase on the relevant Activation Date Provided that if the express provisions or the context of any Schedule provide for any matter or action to be done or carried out before the Activation Date this sub-clause 4.2 shall not operate so as to prevent such provision from taking effect.
- 4.3 At the end of the Duration in respect of each Phase the obligations of the Owner in respect of such Phase shall cease Provided that the Owner is not in material and continuing breach of his obligations in relation to such Phase at that date.
- 4.4 Where a Relevant Event occurs, the obligations in this Deed shall not apply in relation to any part of the Biodiversity Gain Site which has not been Allocated at the date of the Relevant Event save to the extent that the Council shall notify the Owner that they continue to apply to the whole or any part or any Phase of the Biodiversity Gain Site .
- 4.5 If an Insolvency Event occurs the Council may by written notice require the Owner not to make any further Allocation and the Owner shall thereafter make no further Allocation unless and until the Council withdraws such notice by further notice in writing to that effect served on the Owner.
- 4.6 The cesser to apply or pausing of this Deed under clauses 4.3 or 4.4 shall not affect any accrued rights and liabilities or any rights or remedies of the parties for breach, non-observance of non-performance of the obligations under this Deed.

5 The Owner's Covenants and Obligations

- 5.1 The Owner covenants with the Council to observe and perform the planning obligations and all other provisions set out in this Deed and covenants with the Council as set out in Schedule 2, Schedule 3, Schedule 6 and Schedule 7 and elsewhere the schedules.

5.2 The Owner shall pay the Initial Monitoring Fee within 10 Working Days of the date hereof.

6 The Council's Covenants and Obligations

The Council covenants with the Owner as set out in Schedule 4 and elsewhere in the Schedules.

7 General

7.1 No provisions of this Deed are intended to or will operate to confer any benefit pursuant to the Contracts (Rights of Third Parties) Act 1999 on a person who is not named as a party to this Deed, except that the application of that Act shall not prevent all or any of the future successors in title or to the statutory functions of any of the parties to this Deed from being able to benefit from or to enforce any of the obligations in this Deed.

7.2 The Owner acknowledges that this Deed shall be registrable as a local land charge by the Council.

7.3 Where in this Deed the approval, consent or expression of satisfaction is required by one party from another party under the terms of this Deed, such agreement, approval, consent or expression of satisfaction shall not be unreasonably withheld or delayed, and (if given) shall be given in writing (and shall be of no effect unless given in writing).

7.4 Any such agreement, approval, consent or expression of satisfaction shall unless otherwise stated in this Deed be only valid if given on behalf of the Council by the Head of Planning or other appropriate manager or officer with relevant delegated or nominated power within the Council.

7.5 Insofar as any clause or clauses of this Deed are found (for whatever reason) to be invalid, illegal or unenforceable, then such invalidity, illegality or unenforceability shall not affect the validity or enforceability of the remaining provisions of this Deed.

8 Limitation of Liability

8.1 No person shall be liable for any breach of any of the obligations in this Deed after it shall have parted with its entire interest in the Biodiversity Gain Site but without prejudice to liability for any subsisting breach arising prior to parting with such interest.

8.2 This Deed shall not be enforceable against any statutory undertaker holding an existing estate or interest in the Biodiversity Gain Site (or part thereof) nor against plant equipment conduits or structures located there for its operational purposes

8.3 no party shall carry out any development on the Biodiversity Gain Site (whether or not express planning permission or any permission is required for such works) without the written consent of the Council save in an emergency and subject to the party carrying out such works making good any damage to any habitat arising from such works.

9 Disputes

- 9.1 In the event of any dispute or difference arising between the parties to this Deed such dispute or difference may within 28 days be referred to an independent and suitable person holding appropriate professional qualifications to be appointed (in the absence of an Deed) by or on behalf of the president for the time being of the professional body chiefly relevant in England with such matters as may be in dispute and such person shall act as an expert whose decision shall be final and binding on the parties in the absence of manifest error and any costs shall be payable by the parties to the dispute in such proportion as the expert shall determine and failing such determination shall be borne by the parties in equal shares. A person appointed pursuant to this clause shall act as an independent expert and not an arbitrator. It shall be a term of appointment that a timetable for determination of the dispute shall be fixed at the outset of the matter provided that such timetable shall provide that:
- 9.1.1 Each party to the dispute must submit its first representations to the person appointed under clause 9.1 above within 28 days of the person appointed writing to the pretties requesting such representations; and
- 9.1.2 Once the parties to the dispute have received the first representations that each has submitted to the person appointed under clause 9.1.1 above, they shall have a further 14 days to submit to the person appointed their response to these first representations.
- 9.2 The provisions of this clause shall not affect the ability of the Council to apply for and be granted any of the following: declaratory relief; injunction; specific performance; payment of any sum; damages; any other means of enforcing this Deed and consequential and interim orders and relief.
- 9.3 This clause 9 does not apply to disputes in relation to matters of law which will be subject to the jurisdiction of the courts.
- 9.4 This clause 9 does not apply to any dispute which may arise in relation to any matter which is expressly to be agreed or approved or determined by any party in its absolute discretion pursuant to this Deed or in relation to any failure or delay by such a party in agreeing or approving or determining any such matter.

10 Notices

- 10.1 Any notices to be served on the Council under the provisions of this Deed shall be sent by first class post and to its address given above marked for the attention of the Head of Planning, c/o the Natural Environment Team and the Infrastructure and Delivery Planning Teams. unless otherwise provided for in a particular clause or paragraph in this Deed and shall be deemed to have been served the day after it was posted.
- 10.2 Without prejudice to the requirements of Clause 10.1 above if from time to time the Council notifies the Owner of an email address to which notices should be copied the Owner shall also send a copy of the notice to such address at the same time as posting the notice.

10.3 Any notices to be served on the Owner or any other party under the provisions of this Deed shall be sent by first class post or hand delivered to the Owner at its address written above and shall be deemed to have been served the day after it was posted or on the day when it is hand delivered.

10.4 For the avoidance of doubt this clause does not apply to the service of any proceedings or other documents in any legal action or, where applicable, any method of dispute resolution.

11 **Waiver**

No waiver (whether express or implied) by any party to this Deed of any breach or default in performing or observing any of the provisions of this Deed by any other party shall constitute a continuing waiver, and no such waiver shall prevent the party granting it (or implied to have done so) from enforcing any of the relevant provisions or from acting upon any subsequent breach or default.

12 **Severability**

Each clause, sub-clause, Schedule or paragraph shall be separate, distinct and severable from each other to the extent only that if any clause, sub-clause, Schedule or paragraph becomes or is invalid because of a change of circumstances or any other unforeseen reasons or if any one or more of such clause, sub-clause, Schedule or paragraph shall be held by the Courts to be void for any reason whatsoever but would be valid if severed or any wording was deleted or any time period reduced or scope of activities or area covered diminished then any modifications necessary to ensure such clause, sub-clause, schedule or paragraph be valid shall apply without prejudice to any other clause, sub-clause, schedule or paragraph contained herein.

13 **Indexation**

All sums of money payable to the Council under this Deed shall be increased (as at the date or dates on which each payment is made) in accordance with the following formula:

$$C = \text{£}Y \times \frac{B}{A}$$

where:

A is the value of the Index specified in the provision concerned or, if none is specified, the Index, last published before the date of this Deed;

B is the Index last published before the date on which the payment in question is made;

C is the total amount to be paid; and

£Y is the sum to which this formula is applied.

provided that if the Index shall cease to exist, there shall be substituted such other index of building costs as shall be specified by the Council and provided further that if the application of this calculation produces a reduction in the sum in question, such sum shall remain unchanged.

14 Interest

If any payment due to the Council under this Deed is paid late, Interest will be payable from the date that the payment is due to the date that payment is received by the Council and compounded annually.

15 Change in Ownership

The Owner agrees with the Council to give the Council written notice of any change in ownership of any of its interests in the Biodiversity Gain Site occurring before all the obligations under this Deed have been discharged within 20 Working Days of any such change. Such notice to give details of the transferee's name and registered office (if a company or usual address if not).

16 VAT

All payments under this Deed to be made by the Owner to the Council shall unless stated be exclusive of any value added tax properly payable.

17 Flood Risk

For the avoidance of doubt the Owner shall take all such steps as are necessary in carrying out the Habitat Creation and Enhancement Works and in otherwise complying with the terms hereof to alleviate and eliminate any risk of flooding being caused by the same and the Owner indemnifies the Council against all claims, costs, demands, actions, proceedings and other financial liabilities arising out of any failure by the Owner to prevent flooding arising as result of carrying out the Habitat Creation and Enhancement Works and otherwise complying with the terms hereof.

18 Warranty

The Owner warrants to the Council that it has full rights and title and interest over the Biodiversity Gain Site and that no party can prevent or prohibit it from complying with the terms hereof and it is agreed that if the Owner is for any reason prevented from complying with this deed it shall not Allocate any Biodiversity Units.

19 Statutory Consents

If relevant, the Owner shall apply for and secure any necessary consents required from any statutory body, government department or minister, and non-governmental organisation and any private person or body which are necessary for or to comply with the terms of this Deed before it Allocated any Biodiversity Units.

20 Good Faith

20.1 The parties to this Deed agree that this Deed is entered into to:

- 20.1.1 achieve the Biodiversity Gain Objectives;
- 20.1.2 ensure that an adequate number of Biodiversity Units is produced; and
- 20.1.3 enable the Biodiversity Gain Site to be recorded in the Biodiversity Gain Site Register in accordance with paragraph 2 of Schedule 3 below.

(together, the '**Common Purposes**').

- 20.2 The Owner and the Council agree to act in good faith to achieve the Common Purposes and the Council shall, at the reasonable cost of the Owner, promptly provide such assistance as the Owner shall require to enable the registration of the Biodiversity Gain Site on the Biodiversity Gain Site Register.
- 20.3 The Owner and the Council (subject to its powers, duties and functions as a local authority and local planning authority and subject to Section 106A of the 1990 Act) further agree to vary this Deed where necessary to achieve any one or more of the Common Purposes including for the avoidance of doubt variations which arise from the amalgamation of two or more Phases and consequential changes to the amount of relevant monitoring fee payable hereunder.

21 **Jurisdiction and Legal Effect**

This Deed is subject to and shall be construed in all respects in accordance with English law.

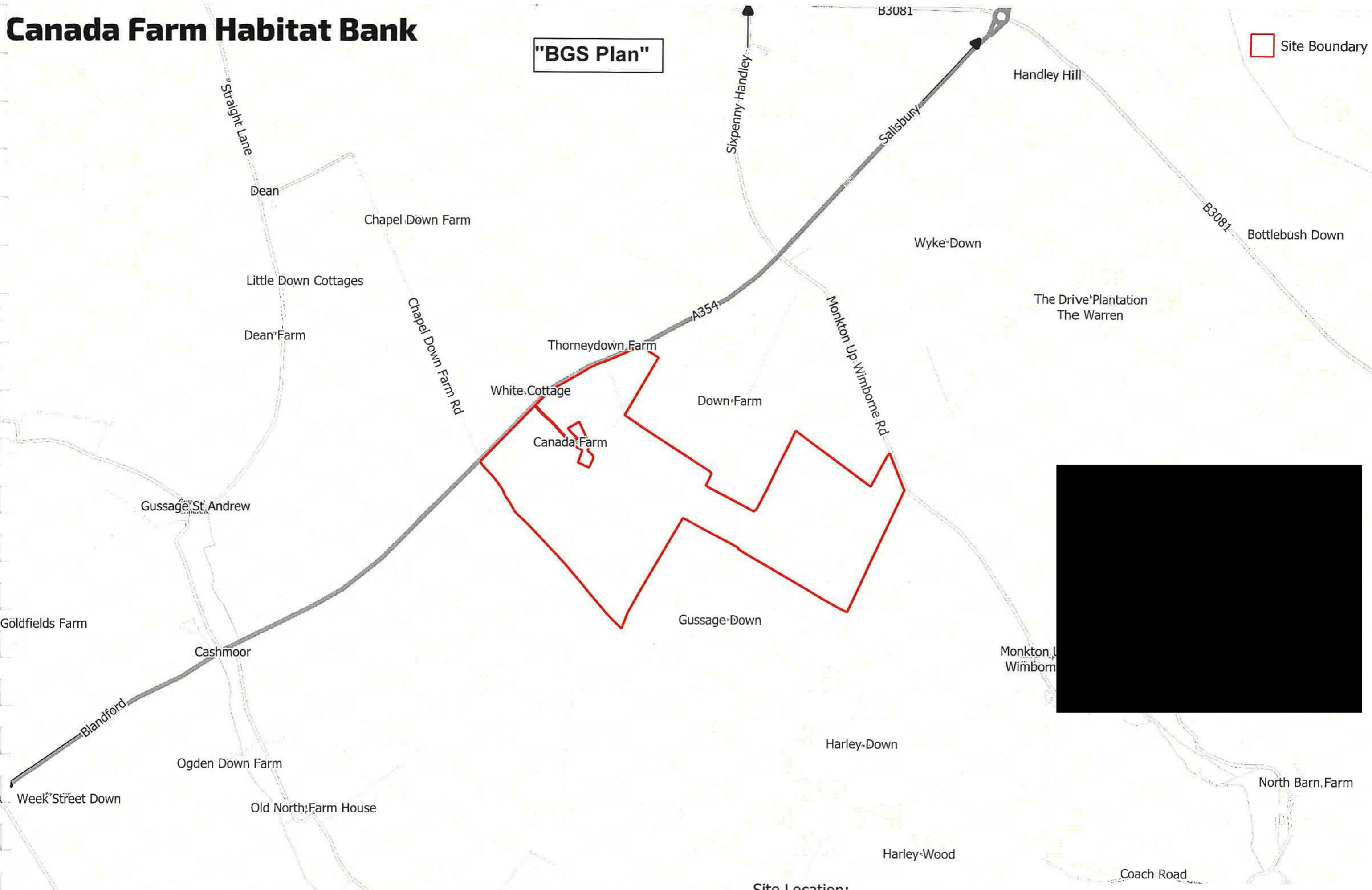
Schedule 1 Plans

- Plan 1 - Biodiversity Gain Site
- Plan 2 - Phasing Plan

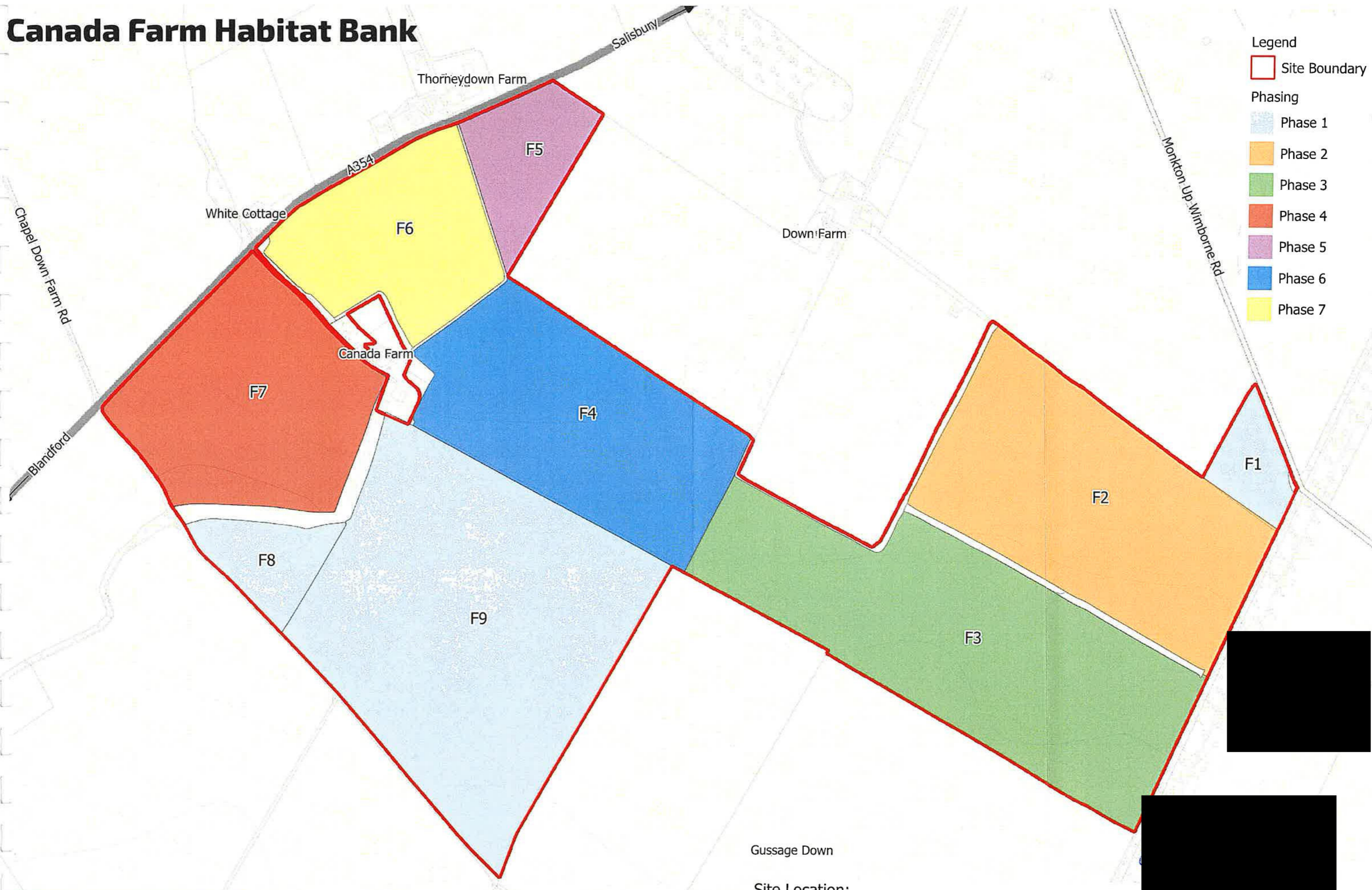
Canada Farm Habitat Bank

"BGS Plan"

Site Boundary



Canada Farm Habitat Bank



- Legend
- Site Boundary
 - Phasing
 - Phase 1
 - Phase 2
 - Phase 3
 - Phase 4
 - Phase 5
 - Phase 6
 - Phase 7

Schedule 2 Phases

- 1 The Owner covenants with the Council so as to bind each Phase of the Biodiversity Gain Site separately as follows:
 - 1.1 The Owner shall not commence the Habitat Creation and Enhancement works on any Phase until it has served a Commencement Notice in respect of such Phase on the Council.
 - 1.2 No later than 12 months after the first Allocation relating to a Phase the Owner shall commence the Habitat Creation and Enhancement Works (including the Capital Works) for the said Phase and shall not further Allocate if it fails to do so.
 - 1.3 Following commencement of the Habitat Creation and Enhancement Works (including the Capital Works) on a Phase to proceed diligently with them in accordance with the HMMP and meet the timings set out in Column 3 of Appendix 4 (Annex D) (unless otherwise agreed in writing by the Council) and comply with the monitoring site visiting all other requirements for that Phase in accordance with and in order to give effect to Appendix 3 (Annex C) (unless otherwise agreed in writing by the Council) and allow the Council to carry out the inspections referred to in Schedule 4 PROVIDED THAT in the event that different Phases have been Commenced and completed on different dates, the Council and the Owner may agree in writing to vary the timings set out in provision referred to above to allow the dates for the submission of Monitoring Reports to be aligned so long as any one Phase does not have less than the number of reports as prescribed for that Phase within the HMMP.
 - 1.4 To pay the Phase 1 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement Works on that Phase (including the Capital Works) until the Council has received the Phase 1 BNG Monitoring Fee.
 - 1.5 To pay the Phase 2 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement Works on that Phase (including the Capital Works) until the Council has received the Phase2 BNG Monitoring Fee.
 - 1.6 To pay the Phase 3 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement Works on that Phase (including the Capital Works) until the Council has received the Phase 3 BNG Monitoring Fee.
 - 1.7 To pay the Phase 4 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement Works on that Phase (including the Capital Works) until the Council has received the Phase 4 BNG Monitoring Fee.
 - 1.8 To pay the Phase 5 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement

Works on that Phase (including the Capital Works) until the Council has received the Phase 5 BNG Monitoring Fee.

- 1.9 To pay the Phase 6 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement Works on that Phase (including the Capital Works) until the Council has received the Phase 6 BNG Monitoring Fee.
- 1.10 To pay the Phase 7 BNG Monitoring Fee to the Council prior to the Commencement Date for that Phase and not to commence the Habitat Creation and Enhancement Works on that Phase (including the Capital Works) until the Council has received the Phase 7 BNG Monitoring Fee.
- 1.11 As soon as reasonably practicable after the completion of all the Capital Works on a Phase to serve a Completion Notice for those Capital Works on the Council.
- 1.12 Upon receiving the Certificate of Completion from the Council for the relevant Phase, the Owner shall manage and maintain each Phase in accordance with the HMMP for the Duration relating to such Phase so as to secure the Biodiversity Gain Units intended to be secured in respect of that Phase.

Schedule 3 Allocation

- 1 The Owner covenants with the Council:
 - 1.1 To submit an Allocation Notice to the Council within 10 Working Days when:
 - (a) All or part of the BNG Capacity on any Phase is Allocated,
 - (b) All of the BNG Capacity on any Phase has been fully Allocated, and
 - (c) to provide the details of such Allocation including the date of Allocation, the Phase relating to such Allocation, the number of Habitat Units and/or Hedgerow Units Allocated, and the development to which they have been Allocated with such notice.
 - 1.2 Not to Allocate any BNG Capacity while an application to amend the Registration is pending unless the BNG Capacity as recorded on the Biodiversity Gain Site Register is sufficient to fulfil any such an Allocation. For the avoidance of doubt the first Allocation may be made before or at the same time as the registration of the Biodiversity Gain Site on the Biodiversity Gain Site Register.
 - 1.3 The Owner shall not serve any Allocation Notice on the Council and any such purported service shall not be valid where the Council has served a Default Notice under Schedule 6 or a Progress Notice under Schedule 7 unless the Council expressly consents to Allocation Notices being served after service of such Default Notice or Progress Notice.

Biodiversity Gain Site Register

- 2 The Owner covenants with the Council:
 - 2.1 To Register the Biodiversity Gain Site on the Biodiversity Gain Site Register no later than when the first application to Register any Allocation on any Phase is made PROVIDED THAT the Council is hereby authorised to apply to revise the Registration in line with any determination by the Expert.
 - 2.2 Following determination by an Expert in accordance with paragraph 2.1 above, to pay the Council's reasonable costs in respect of any application by it to amend the Registration.
 - 2.3 To notify the Council in writing of the date of any Registration within 10 Working Days of it occurring.
 - 2.4 if an application to Register the Biodiversity Gain Site is unsuccessful, as soon as reasonably practicable:
 - 2.4.1 notify the Council in writing;
 - 2.4.2 remedy the defects in the application;

- 2.4.3 re-apply to register the Biodiversity Gain Site on the Biodiversity Gain Site Register (if required);
 - 2.4.4 continue to notify the Council and remedy defects in any application until the Biodiversity Gain Land is Registered; and
 - 2.4.5 apply to amend the Registration if directed by the Expert under Clause 8.
- 2.5 Not to amend the Registration without the Council's prior written approval, other than to Register Allocations or where necessary to comply with this Deed.

Habitat Management and Monitoring Plan

- 3 The Owner covenants with the Council:
- 3.1 To notify the Council of any requested amendment to the Habitat Management and Monitoring Plan, such notice to include:
 - 3.1.1 the proposed amended Habitat Management and Monitoring Plan;
 - 3.1.2 a statement of reasons for such amendment; and
 - 3.1.3 confirmation (with reasons) that the amendment would not prejudice: the use or management of the Biodiversity Gain Site in a manner inconsistent with its function to deliver Biodiversity Net Gain; and the continued functioning of the Biodiversity Gain Site for Biodiversity Net Gain or any existing Allocation.
 - 3.2 Where the Council agrees (or the Expert determines) that an amended Habitat Management and Monitoring Plan is approved, to:
 - 3.2.1 apply to amend the Registration as soon as reasonably practicable where necessary to reflect the BNG Capacity or Remaining BNG Capacity under the amended or replacement Habitat Management and Monitoring Plan; and
 - 3.2.2 keep the Council informed of the progress of the application and take all reasonable steps to conclude it (including correcting and re-submitting it where necessary).

Recalculation of BNG Capacity

- 4 The Owner covenants with the Council:
- 4.1 Where a Variation Event (agreed in writing to be such between the parties in cases where such agreement is necessary) has occurred and there is un-Allocated BNG Capacity on a Phase:

- 4.1.1 not to further Allocate any Remaining BNG Capacity on a Phase until the Remaining BNG Capacity on a Phase is agreed under sub-paragraph 4.1.2 of this Schedule (or determined by the Expert under Clause 9);
- 4.1.2 to notify the Council of its calculation of the Remaining BNG Capacity on a Phase taking into account the Variation Event and submit it to the Council for written approval;
- 4.1.3 that in the event of dispute over the calculation of the Remaining BNG Capacity on a Phase under sub-paragraph 4.1.2 of this Schedule, either party may refer the matter to an Expert for determination;
- 4.1.4 upon receipt of written approval from the Council for the calculation submitted under sub-paragraph 4.1.2 of this Schedule or by the Expert's determination it is accepted thereafter that the Remaining BNG Capacity on a Phase shall be deemed to be the amounts agreed and the Owner shall:
 - (a) Allocate only up to the Remaining BNG Capacity on a Phase on this revised basis; and
 - (b) ensure the Biodiversity Gain Site Register in respect of the Biodiversity Gain Site reflects the revised Remaining BNG Capacity as soon as reasonably practicable.

Schedule 4 Covenants by the Council

The Council covenants with the Owner:

- 1 not to use any monies paid to the Council for monitoring for anything other than the evaluation, monitoring, measuring of, overseeing and compliance with the HMMP and other obligations in this Deed.
- 2 Where notice is served on the Council pursuant to paragraph 2 of Schedule 5 the Council shall confirm its written consent to the Transfer or reasons for refusing to give its consent to the Transfer within 20 Working Days.
- 3 The Council further hereby acknowledges and agrees with the Owner that:
 - 3.1 The management of the Biodiversity Gain Site in full compliance with the HMMP and terms hereof would generate the number of Biodiversity Units per Phase as set out in the Definition relating to such Phase.
 - 3.2 The service of an Allocation Notice shall be sufficient evidence that the relevant development has acquired the number of Biodiversity Gain Units stated therein PROVIDED THAT:
 - 3.2.1 this Deed and/or the relevant Phase and/or Biodiversity Gain Site to which the Allocation Notice relates is registered on the Biodiversity Gain Site Register;
 - 3.2.2 the Allocation detailed in the Allocation Notice is registered on the Biodiversity Gain Site Register; and
 - 3.2.3 It has no reason to believe that the management of the Biodiversity Gain Site pursuant to the HMMP would not meet the criteria necessary for the scheme to be registered on the Biodiversity Gain Site Register.
- 4 In the event that this Deed cannot be registered on the Biodiversity Gain Site Register, then clauses 20.2 and 20.3 shall apply.
- 5 The parties hereto acknowledge that the number and type of Biodiversity Units generated by the management of the Biodiversity Gain Site pursuant to the HMMP may increase over time. The Owner may submit to the Council an updated HMMP for approval to enable any increase in the number of Biodiversity Units generated by the Biodiversity Gain Site, PROVIDED THAT this clause does not breach the Act or the Environment Act (as in force from time to time).

Inspection of the Capital Works

- 6 Subject always to paragraph 9 below:

- 6.1 To inspect the Capital Works following receipt of the Completion Notice;
- 6.2 where Capital Works are inspected under sub-paragraph 6.1:
 - 6.2.1 to issue a Certificate of Completion if the Capital Works have been completed to the reasonable satisfaction of the Council, or
 - 6.2.2 to notify the Owner of any defects, if the Council determines that the Capital Works have not been completed; and
- 6.3 where the Owner issues a subsequent Completion Notice following completion of any remedial works required by the Council following notice given under paragraph 6.2.2 to re-inspect the Capital Works in accordance with paragraph 6.1. of this Schedule and to comply with paragraph 6.2 of this Schedule until it issues the Certificate of Completion.
- 6.4 The Parties will cooperate to minimise frequency of site visits where appropriate and possible by aligning monitoring between Phases in accordance with Paragraph 1.3 of Schedule 2.

Local Land Charge

- 7 After completion of this Deed, to register this Deed on the Local Land Charges Register.

Schedule 5
Transfer of Biodiversity Gain Site

The Owner covenants with the Council.

- 1 Not to Transfer the whole of any part of the Biodiversity Gain Site where the proposed Transfer relates to an area which constitutes part only of the Biodiversity Gain Site or would divide it into separate parcels without the written consent of the Council pursuant to a notice served on it by the Owner requesting such consent.
- 2 A notice to the Council under paragraph 1 of this schedule shall include:
 - 2.1 a detailed plan on a scale approved by the Council showing the area of the Biodiversity Gain Site to be transferred.
 - 2.2 details of the transferee including its name and address or if a company details of its directors and shareholders.
 - 2.3 details of the experience of the transferee in nature conservation.
 - 2.4 details of how the transferee will fund the obligations of the Owner hereunder.
 - 2.5 the terms and conditions of the proposed Transfer.

Schedule 6 Default

The Owner covenants with the Council:

- 1 To allow the Council (including all persons duly authorized by it) to enter the Biodiversity Gain Site after its having given two Working Days' notice (which need not be given if the Council considers that matters are occurring which would if continued destroy or seriously damage a habitat) at all reasonable times for the purposes of monitoring compliance with the HMMP and other requirements of this Deed.
- 2 In the event that the Council (acting reasonably) considers that the Owner is in substantial breach of the HMMP or any terms hereof the Council may serve notice ("**Default Notice**") on the Owner setting out the breach which it considers to have occurred or be occurring, such steps which it considers necessary to remedy such breach and time period during which it requires such breach to be remedied which shall be not less than 30 Working Days and will be such reasonable period as the Council considers necessary (having regard to the nature of the breach).
- 3 In the event that the Council serves a Default Notice on the Owner the Owner shall remedy the breach within the relevant period prescribed for such purpose in the Default Notice.
- 4 If at the end of the period specified in a Default Notice to remedy a breach the same has not been remedied to the satisfaction of the Council, the Council may enter the Biodiversity Gain Site with such officers, employees, contractors, agents, vehicles, plant, machinery and equipment as it deems necessary, and carry out such actions as it deems necessary to remedy such breach.
- 5 The Owner shall pay to the Council all costs and expenditure of any kind which it incurs under paragraph 4 above within 30 Working Days of receiving notice of a demand for such payment.
- 6 In the event of a breach resulting in the service of a Default Notice, the Owner shall pay to the Council any BNG Monitoring Additional Fees which it incurs within 20 Working Days of receiving notice of a demand for such payment.
- 7 The Council after serving more than two (2) Default Notices which have not been complied with may exercise its rights set out in this Schedule through a Nominee.

Schedule 7 Progress Notice

- 1 In the event that the Owner shall have sold Biodiversity Units but in the reasonable opinion of the Council it shall have failed to perform its obligations under the HMMP in a timely manner such as to fail to achieve a reasonable degree of progress the Council may serve on the Owner a notice setting out the matters which it considers should be carried out by the Owner, ("**Progress Notice**").
- 2 On receiving a Progress Notice the Owner shall cease forthwith to market, sell, allocate or register any further Biodiversity Units without the consent of the Council.
- 3 The Council may withhold giving its consent under paragraph 3 of this Schedule until such time as it considers that sufficient progress has been made on the implementation of the HMMP to justify its withdrawing the Progress Notice and the Owner may on receipt of a further notice from the Council ("**Resumption Notice**") resume the marketing sale and registration of Biodiversity Units.
- 4 The Council may set out in the Resumption Notice any costs or expenditure which it shall have incurred either as a result of actions which it shall have taken under Schedule 6 and/or serving a Progress Notice and a Resumption Notice and the Council shall be entitled to recover such costs and expenditure from the Owner and the Owner shall pay all monies which it receives it shall have received from the sale of Biodiversity Units before or after the service on it of the Progress Notice or Default Notice as the case may be to the Council until it shall have received such monies in full.

IN WITNESS WHEREOF the Owner and the Council have executed this instrument as a Deed the day and year first before written.

EXECUTED as a DEED

By DANIEL GREEN

In the presence of:

Signature of witness:

Print Name

Name:

Occupation:

EXECUTED as a DEED

By JASON GREEN

In the presence of:

Signature of witness:

Print Name

Name:

Occupation:

The Common Seal of

DORSET COUNCIL

was hereunto

affixed in the presence of

(Authorised Signatory)



Appendix 1
The HMMP

Habitat Management and Monitoring Plan

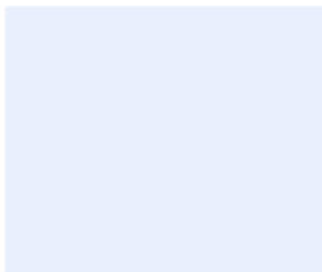
Site Name:	Canada Farm, Dorset
Date:	05/11/2025
Version:	Issue



Author:



Client: Mr D C Green & Mr J R Green



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Version Control

The version control is used for updates to the content. Record the initial version and further version control details in this table each time the management plan is altered throughout the management and monitoring period.

Version	Issue Status	Prepared by / Date	Approved by / Date
A	Draft A	APD/AS / 30.08.2023	APD / 29.09.2023
B	Draft B	DAHM / 04.03.2024	APD / 04.03.2024
C	Issue	SAM / 15.04.2025	APD / 02.05.2025
D	Issue	JGW / 25.06.2025	
E	Issue	JGW / 07.07.2025	APD / 05.11.2025

Document Details

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Authorship Details
This document has been prepared by FPCR Environment and Design Ltd, Lockington Hall, Business Centre, Lockington, Derby DE74 2RH.

1. Project Background

Summarise the key aspects of your management plan in this section. Table PB-B01 can be extended to suit the specific needs of individual projects.

Site Overview PB-B01	
Project type	Habitat bank
Development Name and Address	N/A
BNG Project Name and Address	Canada Farm, Gussage All Saints, Salisbury, SP5 5RX
Author Organisation	FPCR Environment and Design Ltd
Landowner	Daniel and Jason Green
Land Manager	Mr D C Green & Mr J R Green
Responsible person/organisation for creating or enhancing the habitat	Mr D C Green & Mr J R Green
Period covered by this management plan	2025 – 2055 (5-year update due 2030)
Planning authority	Dorset Council
Planning reference (if applicable)	N/A
BNG register reference (if applicable)	TBC
Central OS grid reference	ST 9922 1464
Metric revision/title	Statutory biodiversity metric
Are any Irreplaceable Habitats present onsite	Yes: <input checked="" type="checkbox"/> No: <input type="checkbox"/>

Summary of Management Plan

Habitats to be Retained, Created and Enhanced PB-B02

The proposals comprise of two field units where the existing grassland was assessed as being lowland meadow and lowland calcareous grassland adjacent of Pentridge Down SSSI. Some field margins and smaller areas are other neutral grassland. The remainder of habitats on the farm are used for arable agriculture, primarily cereal crops.

Lowland meadow and lowland calcareous grassland habitats will be enhanced. Other neutral grassland and scrub will be created. Additional species rich native hedgerows will be planted.

Timescales for Actions PB-B03

The legal obligation for the Landowner to manage the habitat for a 30-year period will begin once all BNG habitat creation and enhancement works have been implemented. Commencement of habitat creation and enhancement works will begin upon the first sale of the credits for the site and habitat will be delivered field by field in phases in line with the sale of credits from the site.

Monitoring Requirements PB-B04

Monitoring will be undertaken in years 1, 2, 3 & 5 during the 'habitat establishment phase' of this HMMP; and then during the post establishment phase in years 7 and 10. Following this, monitoring will be undertaken every five years through the life of this 30-year HMMP. The key aim of monitoring will be to track the success of targets for habitat creation/enhancement and to trigger remedial measures, where necessary.

This is an adaptive management plan; over time, it may be necessary to adjust management measures according to the success of the outcomes. This will be a process of monitoring, evaluating, and modifying the plan as required to reach the same desired outcomes. The responsible authority will be consulted if any significant changes are required.

Required Consents and Licences PB-B05

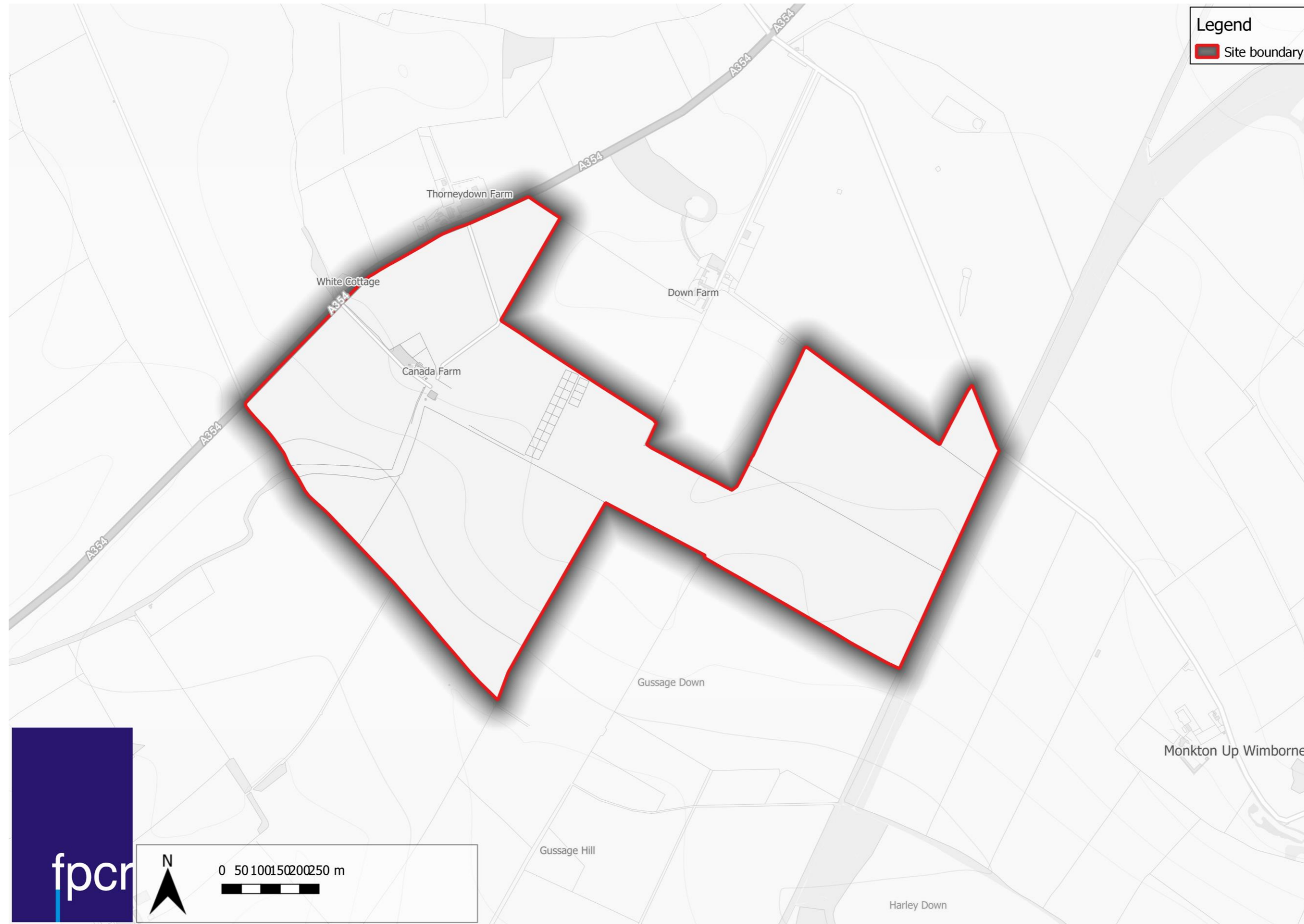
Consultation with Historic England is recommended and Scheduled Monument Consent is likely required.

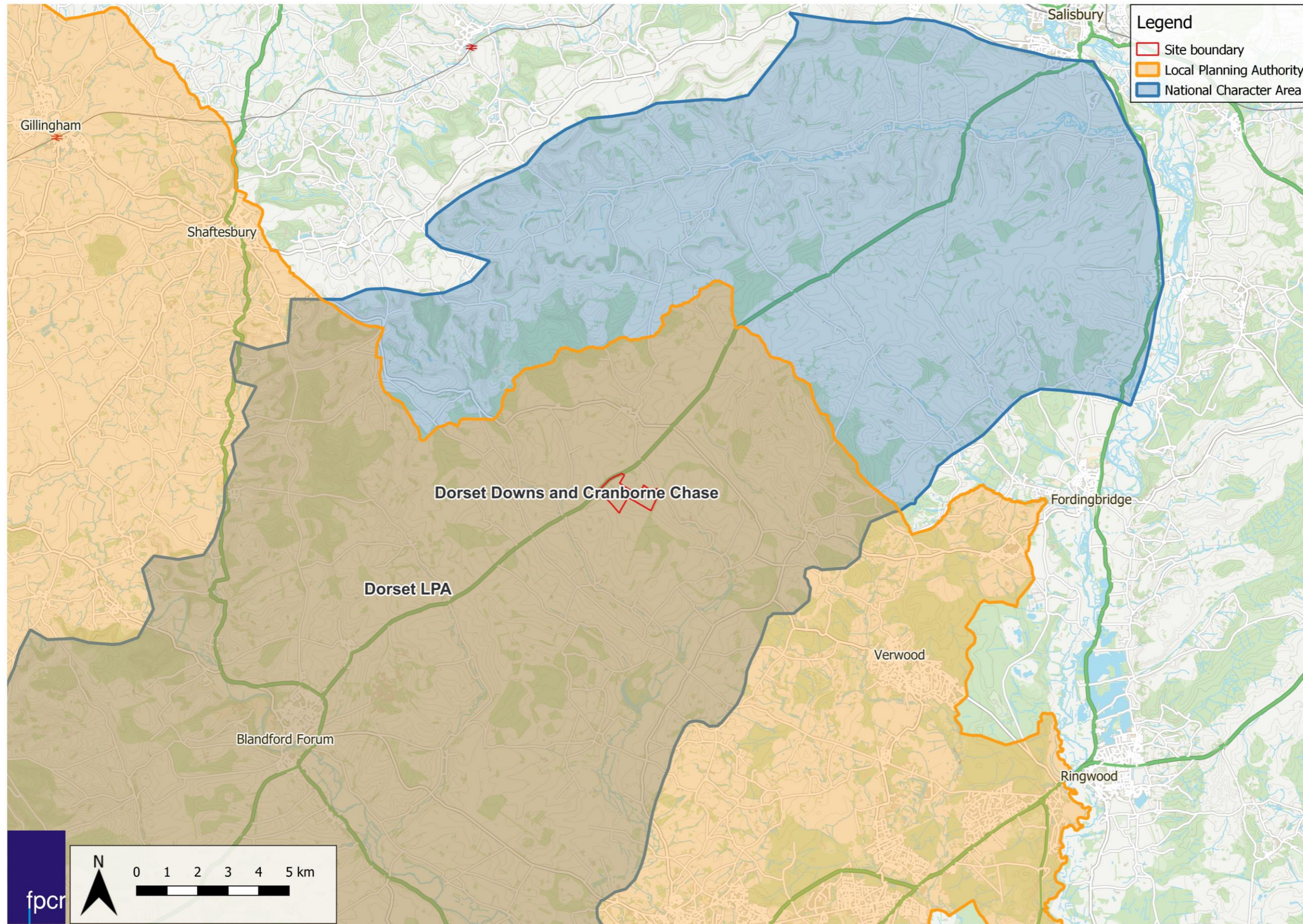
Funding PB-B06

The scheme will be funded by the landowners with the sale of credits supporting the phased delivery of the field habitats and hedgerows.

Legal Agreement PB-B07

Section 106 agreement.





Phasing strategy

Will the proposed work measures be delivered in phases? PB-B08

Yes: No:

It is planned that habitat creation will commence upon the sale of credits from the site. Phases will be delivered as follows-

Phase 1- F1, F8 and F9 including hedgerows H6, H12 and H13

Phase 2- F2

Phase 3- F3 and H7

Phase 4- F7 and H3, H4 and H5

Phase 5- F5 and H1 and H10

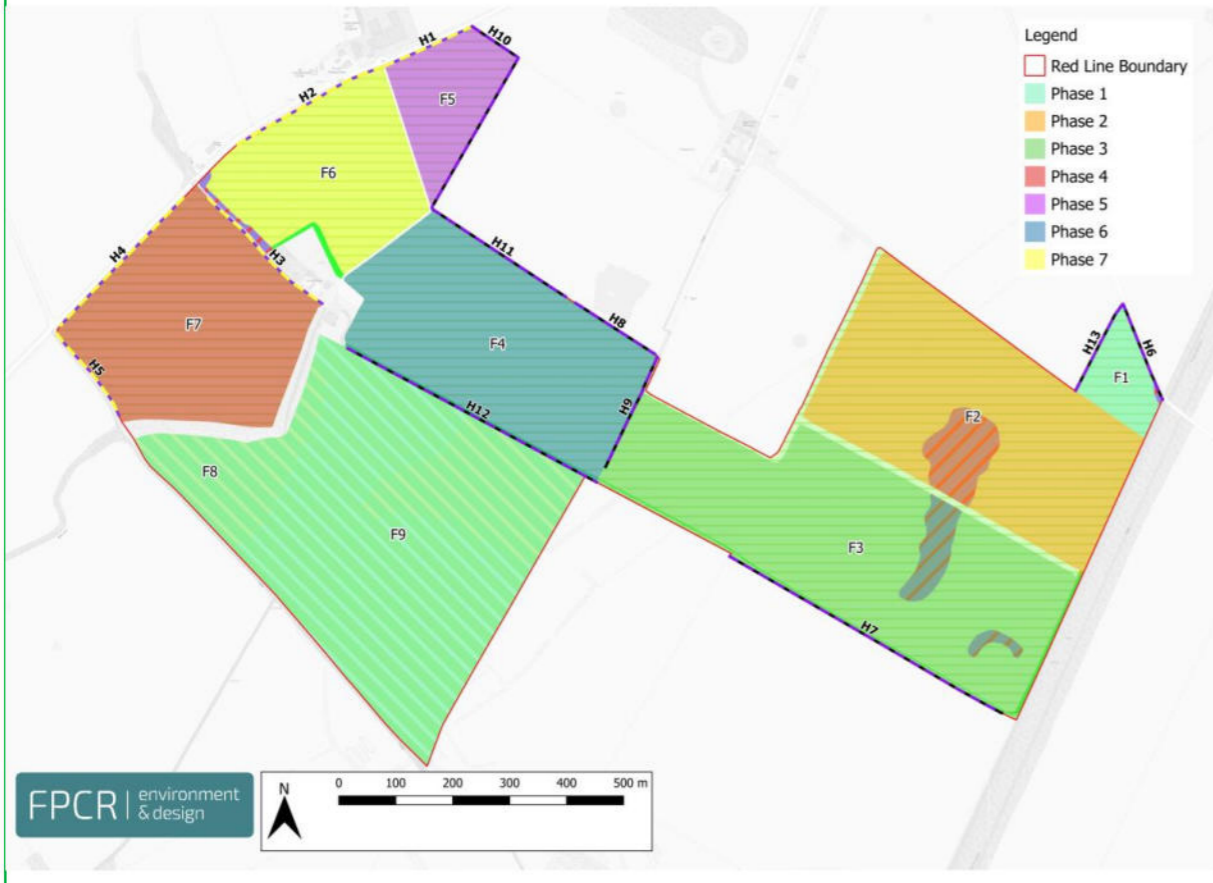
Phase 6- F4 and H8, H9 and H11

Phase 7- F6 and H2

The LPA will be notified upon the commencement of each field delivery. Given grassland status is reliant on suitable continued management, fields without creation activities commenced will be managed in an appropriate way to aid future habitat creation. This will include conservation cutting regimes and sensitive hedgerow management.

The commencement of the 30 year period in which habitat is classed as created will begin upon the sowing of wildflower seed in each phase. This is specified to be year two. The sowing of seed completes creation activities as specified in this document.

The fields 1-9 and associated hedgerows as phased are shown below.



Due to the phased nature of the scheme and the scale of habitat creation to be undertaken it is anticipated that habitat creation will not be commenced until the units have been purchased by third parties. This applies to any futures phased delivery of habitat creation/enhancement. In order to keep track of unit sales a log will be kept which allocates units/parcels of land to a specific buyer; this can then be tracked centrally. This log will be shared with the LPA during the monitoring reporting and at any other stage as required.

Capital Works Table: summarising when (after commencement) the enhancement/creation capital works for each habitat in each phase will be completed PB-B09c

Phase	Habitat type	Year of anticipated completion after commencement of activity.	Completion activity	HMMP Table name, table reference and row number
Phase 1	Lowland calcareous grassland and lowland meadow	2	<ul style="list-style-type: none"> Apply Green Hay from species rich areas of F7-9 All seeding should occur between September and October and avoid periods of extreme drought or wet. Initial enhancement grazing management 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02B Row 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> Ground preparation Hedge planting Standard tree planting Weed suppression Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5

Phase 2	Other neutral grassland	2	<ul style="list-style-type: none"> Apply yellow rattle seed Apply Green Hay from a suitable donor Site OR locally sourced seed mix All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Mixed scrub	1	<ul style="list-style-type: none"> Fence off areas of scrub planting (only if grazing management is used) Ground preparation Native scrub whip planting 	Scrub Creation, Enhancement and Management Detailed Methods SC-T02 Rows 1, 2 and 3
Phase 3	Other neutral grassland	2	<ul style="list-style-type: none"> Apply yellow rattle seed Apply Green Hay from a suitable donor Site OR locally sourced seed mix All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Mixed scrub	1	<ul style="list-style-type: none"> Fence off areas of scrub planting (only if grazing management is used) Ground preparation Native scrub whip planting 	Scrub Creation, Enhancement and Management Detailed Methods SC-T02 Rows 1, 2 and 3
	Species rich native hedgerow	1	<ul style="list-style-type: none"> Ground preparation Hedge planting Standard tree planting 	Hedgerow Creation, Enhancement and Management Methods

Phase 4	Other neutral grassland	2	<ul style="list-style-type: none"> Apply yellow rattle seed Apply Green Hay from a suitable donor Site OR locally sourced seed mix All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> Ground preparation Hedge planting Standard tree planting Weed suppression Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5
Phase 5	Other neutral grassland	2	<ul style="list-style-type: none"> Apply yellow rattle seed Apply Green Hay from a suitable donor Site OR locally sourced seed mix All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> Ground preparation Hedge planting Standard tree planting Weed suppression Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5

Phase 6	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5
Phase 7	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5

Roles and Responsibilities

Provide details of the responsible persons and organisation(s) for delivering this management plan.

Ecologist or Other Professional Responsible for HMMP PB-B09				
Name or Initials		Adam Day		
Organisation		FPCR Environment and Design		
Responsibility	Start Date:	May 2025	End Date:	January 2057
Adam will be responsible for overseeing the preparation of this HMMP and for providing ecological advice on the delivery of the habitat establishment and management prescriptions provided. Adam will also be responsible for ensuring the landowner/management organisation is aware of protected and/or notable species constraints present on site.				
Statement of Competency				
Adam is an Associate Ecologist with eleven years' experience working in the environmental sector; specialising in all aspects of botany and Biodiversity Net Gain. Adam is an Associate Member of the Chartered Institute for Ecology and Environmental Management. Adam leads FPCR's work on Biodiversity Net Gain for the Exeter office. His team provides support for clients in both the public and private sectors, assisting them in achieving their targets for development while protecting local wildlife and enhancing ecosystems. Adam is currently working to deliver several Biodiversity Bank schemes and has worked on over 100 site assessments for development schemes.				

Landowner or Land Manager PB-B10				
Name or Initials		Daniel and Jason Green		
Organisation		Canada Farm		
Responsibility	Start Date:	May 2025	End Date:	May 2057
Dan Green will be responsible for the delivery of the habitat creation, enhancement and management prescriptions detailed within this report. They will also be responsible for ensuring that ongoing monitoring is undertaken and that monitoring reports are provided to Dorset Natural Environment Team on the dates specified within the document.				
Statement of Competency				
The landowners Daniel and Jason Green have taken on management and ownership of Canada Farm trading as the partnership Green Farming Brothers since early 2022.				

They both grew up on the farm and have been involved with the management of the livestock and arable enterprises over the years including the sensitive grazing management of the SSSI and much larger area of arable reversion to species rich grassland.

Daniel got a distinction on his NDA course at KMC and went straight into running his own livestock business including grazing 30 suckler Longhorn and Red Devon cattle plus followers at Canada Farm for around seven years marketing the beef locally and in London.

Jason has spent many years working for Cranborne estate managing their hedgerows both planting and laying hedges and has a keen interest in habitat restoration.

Together they facilitate a management system that is both sensitive to habitat creation as well as adding value to the human food chain

Management Organisation(s) Responsible for Implementing the HMMP PB-B11				
Name or Initials		N/A		
Organisation				
Responsibility	Start Date:		End Date:	
Summarise the relevant responsibilities of the Management Organisation(s) in the production and, or, implementation of this HMMP.				
Statement of Competency				
Demonstrate the knowledge, skills and, or, experience to manage the habitats to achieve the BNG requirements, through relevant training, qualifications, experience, or combination of these.				

LPA or Responsible Body for Reviewing HMMP PB-B12				
Name or Initials		Dorset Natural Environment Team		
Organisation		Dorset Natural Environment Team		
Responsibility	Start Date:	May 2025	End Date:	May 2057

Land Use Summary

Overview of Baseline Site Use PB-B13

The site currently comprises 9 fields, actively managed for agricultural purposes or as grassland restoration habitat. These are broken down as follows:

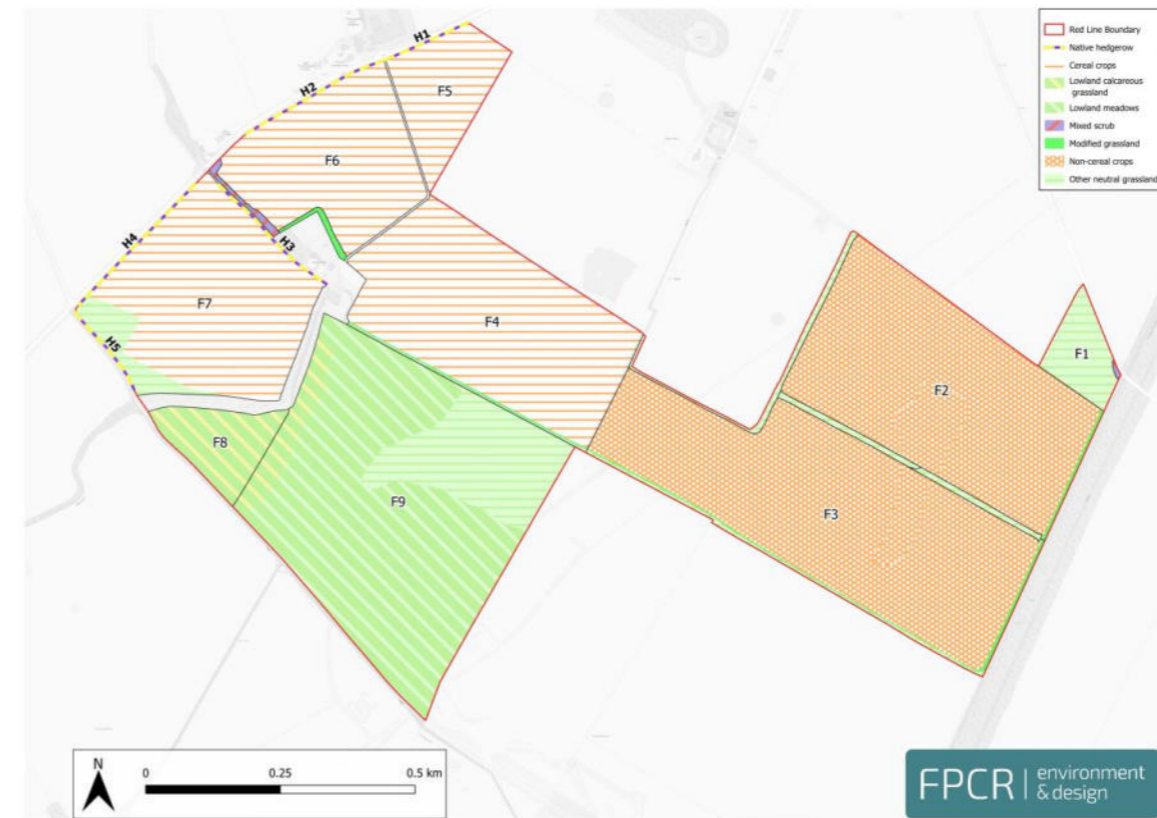
- 6 fields totalling 71ha as cereal and other arable crops.
- 3 fields totalling 32ha of lowland meadow, lowland calcareous grassland and other neutral grassland.

Other areas of habitat are found within the site area, including hedgerows, scrub and trees.

Overview of Proposed Site Use PB-B14

The site will be managed as a biodiversity unit bank for a minimum period of 30 years. Habitats will primarily include species-rich grasslands within retained hedgerow borders. Grasslands will be managed through hay-cutting and/or extensive low-density grazing.

Site Context Photos PB-F03



Site Baseline, Environmental Information and Associated Impacts Checklist PB-T01

Baseline and Environmental Information	Prompts for when these may be relevant. This is not an exhaustive list. Use your professional judgement to determine which are required for your HMMP	Check box if included	Document Reference or Reason if not included
Statutory / Non-statutory Designated Sites	Will your proposals lead to direct or indirect effects on designated sites?	<input checked="" type="checkbox"/>	Included in this document
Protected and Notable Species	Does the presence or proximity of specific species on or near your site present any constraints or opportunities to project design or management?	<input checked="" type="checkbox"/>	Included in this document
Invasive Non-Native Species (INNS)	Are any INNS present onsite that could affect the proposals?		No INNS recorded at baseline
Biological Records Plan - Sites and Species	Does the presence of designated sites or specific species on or near the site present any constraints or opportunities to proposals?	<input checked="" type="checkbox"/>	Included in this document
Baseline Habitats Survey	Is this current and important HMMP information located in a separate document? If so, provide details on where it is located.	<input checked="" type="checkbox"/>	Baseline included in this document.
Public Access	Has public access, or proposals to allow public access, influenced your management prescriptions? If so, how?	<input checked="" type="checkbox"/>	Included in this document
Climate	Are local climate conditions and, or, climate change likely to impact the target habitat retention, creation or enhancement?	<input checked="" type="checkbox"/>	Included in this document
Geology and Topography	Any geological or topographical constraints or opportunities?	<input checked="" type="checkbox"/>	Included in this document
Agricultural Land Status	Does the site support any land favourable for agricultural management? Could this affect the proposals?	<input checked="" type="checkbox"/>	Included in this document
Soils and Substrates	Do soils and substrates present any constraints or opportunities?	<input checked="" type="checkbox"/>	Included in this document
Contaminated Land	If there is any contaminated land, will this present any constraints?	<input type="checkbox"/>	No contaminated land
Hydrology and Drainage	Will the site hydrology present any constraints or opportunities?	<input type="checkbox"/>	No hydrological constraints or opportunities identified.
Flood Risk Zones	Is the site within a flood risk zone? Will that present any site management risks?	<input checked="" type="checkbox"/>	Included in this document
Landscape Character and Designations	Does the landscape character of the site present any constraints or opportunities?	<input checked="" type="checkbox"/>	Included in this document
Historic Land Use	Does the historic land use present any constraints or opportunities?	<input checked="" type="checkbox"/>	Included in this document
Historic Environment and Earth Heritage	Are there any historic environment designations? What are the implications for your plan?	<input checked="" type="checkbox"/>	Included in this document
Other – Phasing detail	Any other details - for example underground services or overhead powerlines, which may impact habitat management.	<input checked="" type="checkbox"/>	Included in this document

Baseline and Environmental Information

Biological Records

Designated Sites (BI-T01)

Site Name	Designation	Distance from Project Site	Potential Impact from Project	
Pentridge Down (Unit 2).	SSSI	The SSSI lies within the Earthworks on Gussage Hill Scheduled Ancient Monument (SAM) above adjacent to site	Positive	Summary of Designated Sites (BI-B01) Two SSSI sites are present within 1km of the site including unit 2 of Pentridge Down SSSI, which is adjacent to the sites southern boundary. These sites are designated for their chalk downland interest. Gussage Down Local Wildlife Site includes the entirety of F8 and F9. The site is designated for its calcareous grassland interests including notable plants, butterflies and bird species. All other statutory protected sites are a significant distance away and not influenced by the scheme.
Pentridge Down (Unit 3).	SSSI	960m north east of the site boundary	Positive	
Gussage Down and Hill	LWS	F8 and F9 are within the LWS boundary of Gussage Down. Gussage Hill is adjacent.	Positive	
Dorset Heaths	SAC	Multiple sites to the south east, the nearest being 8.5km away.	Negligible	Constraints and Opportunities for Project (BI-B02) There are no constraints to the proposals as they are aimed to have a positive impact on the Pentridge Down SSSI sites. This will be achieved by overall increasing the total area of chalk downland habitat over the life of the project which will buffer the SSSI unit 3 adjacent to the site and will provide enhanced connectivity in the landscape with unit 2 through the creation of a seedbank resource and increased habitat for invertebrate and bird species linked with these habitats. The Gussage Down LWS will benefit from enhancements to baseline habitats through an enhanced management scheme secured for the lifetime of the project. This will increase the plant species diversity and benefit a range of other species
Dorset Heathlands	SPA	Multiple sites to the south east, the nearest being 8.5km away.	Negligible	
Dorset Heathlands	Ramsar	Multiple sites to the south east, the nearest being 8.5km away.	Negligible	
Fontmell and Melbury Downs	SAC	9km to north west	Negligible	
Prescombe Down	SAC	9.8km to the north	Negligible	
Martin Down	NNR	5.8km north east.	Negligible	
Holt Heath	NNR	8.3km south east	Negligible	

Protected and Notable Species (BI-T02)

Species	Dates	Conservation Status	Distance of Closest Record	Potential Impact from Project
Badger		Badgers Act 1992	On site	Positive
Brown hare		NERC S41	On site	Positive
Short-eared owl		WCA S1, NERC S41	On site	Positive
Yellowhammer		NERC S41	On site	Positive
Grey partridge		NERC S41	On site	Positive
Chalk hill blue		NERC S41	On site	Positive
Dark green fritillary		NERC S41	On site	Positive
Moschatel		Dorset notable	On site	Positive
Fairy flax		Dorset notable	On site	Positive

Summary of Protected and Notable Species (BI-B03)

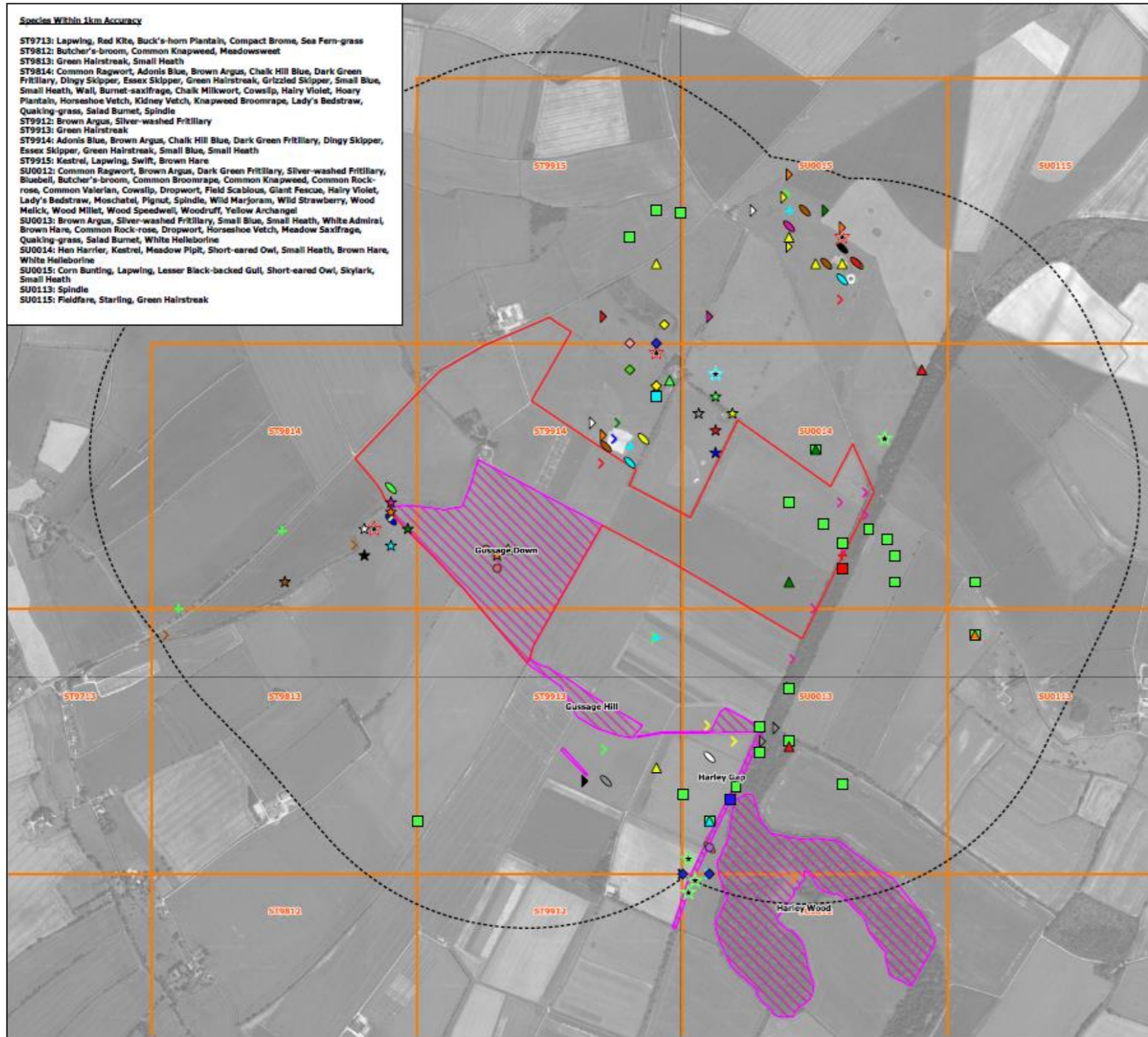
The adjacent table shows a summary of protected species returned from Dorset Environmental Records Centre within the last ten years. This includes brown hare, badger, short-eared owl, chalk hill blue and dark green fritillary. A number of notable plant, invertebrate and bird and mammal species have also been recorded adjacent to the site boundary, particularly in the SSSI and LWS areas.

During the site visit bird species including grey partridge and yellowhammer were recorded. These species will all benefit from the habitat management proposals.

Constraints and Opportunities for Project (BI-B04)

In the long term, once the created habitats have established, the project will have a positive impact on all protected species which have been recorded in the area. The grasslands will provide improved foraging habitats for a range of bats, other mammals, birds, reptiles, amphibians and invertebrates.

Biological Records Plan - Sites and Species (BI-F01)



Species Within 1km Accuracy

ST9713: Lapwing, Red Kite, Buck's-horn Plantain, Compact Brome, Sea Fern-grass
 ST9812: Butcher's-broom, Common Knapweed, Meadowsweet
 ST9813: Green Hairstreak, Small Heath
 ST9814: Common Ragwort, Adonis Blue, Brown Argus, Chalk Hill Blue, Dark Green Fritillary, Dingy Skipper, Essex Skipper, Green Hairstreak, Grizzled Skipper, Small Blue, Small Heath, Wall, Burnet-saxifrage, Chalk Milkwort, Cowslip, Hairy Violet, Hoary Plantain, Horseshoe Vetch, Kidney Vetch, Knapweed Broomrape, Lady's Bedstraw, Quaking-grass, Sealed Burnet, Spindle
 ST9912: Brown Argus, Silver-washed Fritillary
 ST9913: Green Hairstreak
 ST9914: Adonis Blue, Brown Argus, Chalk Hill Blue, Dark Green Fritillary, Dingy Skipper, Essex Skipper, Green Hairstreak, Small Blue, Small Heath
 ST9915: Kestrel, Lapwing, Swift, Brown Hare
 SU0012: Common Ragwort, Brown Argus, Dark Green Fritillary, Silver-washed Fritillary, Bluebell, Butcher's-broom, Common Broomrape, Common Knapweed, Common Rock-rose, Common Valerian, Cowslip, Dropwort, Field Scabious, Giant Fescue, Hairy Violet, Lady's Bedstraw, Moschatel, Pignut, Spindle, Wild Marjoram, Wild Strawberry, Wood Melick, Wood Millet, Wood Speedwell, Woodruff, Yellow Archangel
 SU0013: Brown Argus, Silver-washed Fritillary, Small Blue, Small Heath, White Admiral, Brown Hare, Common Rock-rose, Dropwort, Horseshoe Vetch, Meadow Saxifrage, Quaking-grass, Sealed Burnet, White Helleborine
 SU0014: Hen Harrier, Kestrel, Meadow Pipit, Short-eared Owl, Small Heath, Brown Hare, White Helleborine
 SU0015: Corn Bunting, Lapwing, Lesser Black-backed Gull, Short-eared Owl, Skylark, Small Heath
 SU0113: Spindle
 SU0115: Fieldfare, Starling, Green Hairstreak

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Key

- | | | |
|-----------------------|-----------------------|--------------------------|
| Site Boundary | Local Wildlife Site | |
| 1km Buffer | 1km Grid Squares | |
| Birds | | |
| Barn Owl | Dark Green Fritillary | Corn Parsley |
| Bullfinch | Essex Skipper | Dropwort |
| House Martin | False Blister Beetle | Dwarf Sedge |
| Lapwing | Garden Tiger | Dwarf Spurge |
| Short-eared Owl | Hornet Robberfly | Early Dog-violet |
| Yellowhammer | Lackey | Fairy Flax |
| | Small Egger | Field Madder |
| | Small Emerald | Field Mouse-ear |
| | Small Heath | Gold-of-pleasure |
| | Violet Oil-beetle | Greater Butterfly-orchid |
| Herpetiles | | |
| Common Frog | | Hairy Violet |
| Common Lizard | | Long Smooth-headed Poppo |
| Common Toad | | Moschatel |
| Great Crested Newt | | Mouse-ear-hawkweed |
| INNS | | |
| Common Ragwort | Badger | Narrow-fruited Corsioid |
| Eastern Grey Squirrel | Brown Hare | Ploughman's-spikenard |
| Japanese Knotweed | Harvest Mouse | Rough Poppy |
| Winter Heliotrope | Hedgehog | Sharp-leaved Fluellen |
| Invertebrates | | |
| Brown Argus | Autumn Gentian | Small Toadflax |
| Brown Scallop | Basil Thyme | Stinking Chamomile |
| Brown-tail | Bastard-toadflax | Venus's-looking-glass |
| Buff Ermine | Blue Fleabane | White Helleborine |
| Chalk Hill Blue | Common Dog-violet | Woolly Thistle |
| | Common Eyebright | |
| | Common Rock-rose | |

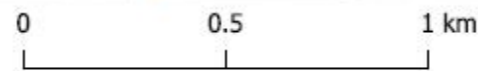
Species Within Local Wildlife Sites

Gussage Down: Grey Partridge, Lapwing, Skylark, Common Ragwort, Dark Green Fritillary, Burnet-saxifrage, Chalk Milkwort, Common Calamin, Common Knapweed, Cowslip, Dropwort, Dwarf Sedge, Dwarf Thistle, Fairy Flax, Field Scabious, Harebell, Hoary Plantain, Kidney Vetch, Knapweed Broomrape, Lady's Bedstraw, Mouse-ear-hawkweed, Pyramidal Orchid, Quaking-grass, Yellow Oat-grass

Harley Gap: Common Ragwort, Silver-washed Fritillary, Betony, Bluebell, Burnet-saxifrage, Clustered Bellflower, Common Knapweed, Common Rock-rose, Common Valerian, Cowslip, Crested Hair-grass, Devil's-bit Scabious, Dropwort, Dwarf Sedge, Dwarf Thistle, Fairy Flax, Field Scabious, Hairy Violet, Harebell, Hoary Plantain, Kidney Vetch, Lady's Bedstraw, Long-stalked Crane's-bill, Pyramidal Orchid, Quaking-grass, Sanicle, Saw-wort, Small Scabious, Spindle, Wild Marjoram, Wood Speedwell, Yellow Oat-grass

Harley Wood: Common Ragwort, Common Knapweed, Common Valerian, Cowslip, Early-purple Orchid, Greater Butterfly-orchid, Hairy Violet, Lady's Bedstraw, Wild Marjoram

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masterplanning | environmental assessment | landscape design | urban design | ecology | architecture | arboriculture



fpcr client: Dan Green
 project: Canada Farm
 drawing title: SITE LOCATION AND CONSULTATION RESULTS PLAN - SPECIES RECORDS
 drawing / issue number: Figure 2
 drawn: EH
 date: 25/5/2022

Ecologist responsible for baseline surveys (BI-T03)	
Name or Initials	Adam Day BSc(hons), MSc, ACIEEM
Organisation	FPCR Environment and Design Ltd.
Survey Date	14 th June 2023
Statement of Competency	
<p>Adam is an Associate Ecologist with over 10 years of experience working in ecology and conservation, specialising in habitat surveying. Adam has developed a proven track record of delivering a high standard in all elements of work from his extensive experience in protected species surveying to the preparation of reports and the delivery of technical advice to a broad range of clients and for a diverse range of schemes.</p> <p>Adam is a key member of the Biodiversity Net Gain (BNG) delivery team at FPCR in the South and South West, providing his expertise on botanical and habitat surveying to assist with the delivery of BNG metric calculations to support planning applications and to design bespoke habitat management and monitoring plans. Adam is a BSBI FISC Level 4 standard surveyor.</p>	
Survey conditions and limitations	
<p>The survey was completed during a bright, clear day with some cloud cover. There was no rain and a gentle breeze. No adverse conditions were present during the survey that would have affected the results of the survey. The habitats present were in typical agricultural management regimes for the locality and region. All described habitats below are accurate for the time of survey, although may have been harvested prior to survey.</p>	

Are there any signs or evidence that the baseline habitats have been purposefully degraded since 30 th January 2020? (BI-B05)
<p>There was no evidence of purposefully degradation since 30th January 2020.</p>
If habitats have been purposefully degraded, provide details of how this has been accounted for (BI-B06)
<p>N/A</p>

Baseline Habitat Descriptions and Condition

Use the following tables to provide details of the relevant baseline habitats information. Provide a concise overview of the justification for the condition chosen for each parcel(s) in the appropriate column.

Habitats (BI-T04)

Parcel Refs	Habitat Type and Code	Irreplaceable	Priority	Description and Condition Justification	Condition	Area (ha)
F1	Other neutral grassland (ONG)	No	No	Previously arable now reverted to ONG but in poor condition with no prescribed management.	Poor	1.77
F2	Non-cereal crop	No	No	Field in arable rotation.	N/A	14.49
F3	Non-cereal crop	No	No	Field in arable rotation.	N/A	18.27
F4	Cereal crops	No	No	Field in arable rotation.	N/A	13.36
F5	Cereal crops	No	No	Field in arable rotation.	N/A	3.67
F6	Cereal crops	No	No	Field in arable rotation.	Poor	8.00
F7	Cereal crops and ONG	No	No	Field in arable rotation with small buffer strip of ONG along southern boundary managed with simple cutting.	Moderate	10.67
F8	Lowland calcareous grassland	No	YES	Specifically managed lowland calcareous grassland restoration area in moderate condition.	Poor	2.50
F9	Lowland meadow and ONG	No	YES	Specifically managed lowland meadow grassland restoration area and ONG area both in moderate condition.	Moderate	24.35

Hedgerows (BI-T05)

Feature Refs	Habitat Type and Code	Irreplaceable	Priority	Description and Condition Justification	Condition	Length (km)
H1	Native Hedgerow	No	Yes	<p>More than 1.5m tall and more than 1.5m wide. The gap between the ground and base of canopy is less than 0.5. There were no gaps in the hedgerow.</p> <p>It has more than 1 m width of undisturbed ground with perennial herbaceous vegetation for more than 90% of the length of the hedgerow.</p> <p>No invasive non-native species present.</p> <p>More than 90% of the hedgerow is free of damage caused by human activity.</p>	Good	0.29
H2	Native Hedgerow	No	Yes	<p>More than 1.5m tall and more than 1.5m wide. The gap between the ground and base of canopy is less than 0.5. There were no gaps in the hedgerow.</p> <p>It has more than 1 m width of undisturbed ground with perennial herbaceous vegetation for more than 90% of the length of the hedgerow.</p>	Good	0.31

				No invasive non-native species present. More than 90% of the hedgerow is free of damage caused by human activity.		
H3	Native Hedgerow	No	Yes	More than 1.5m tall and more than 1.5m wide. The gap between the ground and base of canopy is less than 0.5. No invasive non-native species present. More than 90% of the hedgerow is free of damage caused by human activity. At least 95% of hedgerow trees are in a healthy condition.	Good	0.168
H4	Native Hedgerow	No	Yes	More than 1.5m tall and more than 1.5m wide. The gap between the ground and base of canopy is less than 0.5. It has more than 1 m width of undisturbed ground with perennial herbaceous vegetation for more than 90% of the length of the hedgerow. No invasive non-native species present. More than 90% of the hedgerow is free of damage caused by human activity.	Good	0.18
H5	Native Hedgerow	No	Yes	More than 1.5m tall and more than 1.5m wide. The gap between the ground and base of canopy is less than 0.5. There were no gaps in the hedgerow. It has more than 1 m width of undisturbed ground with perennial herbaceous vegetation for more than 90% of the length of the hedgerow. No invasive non-native species present. More than 90% of the hedgerow is free of damage caused by human activity.	Good	0.272

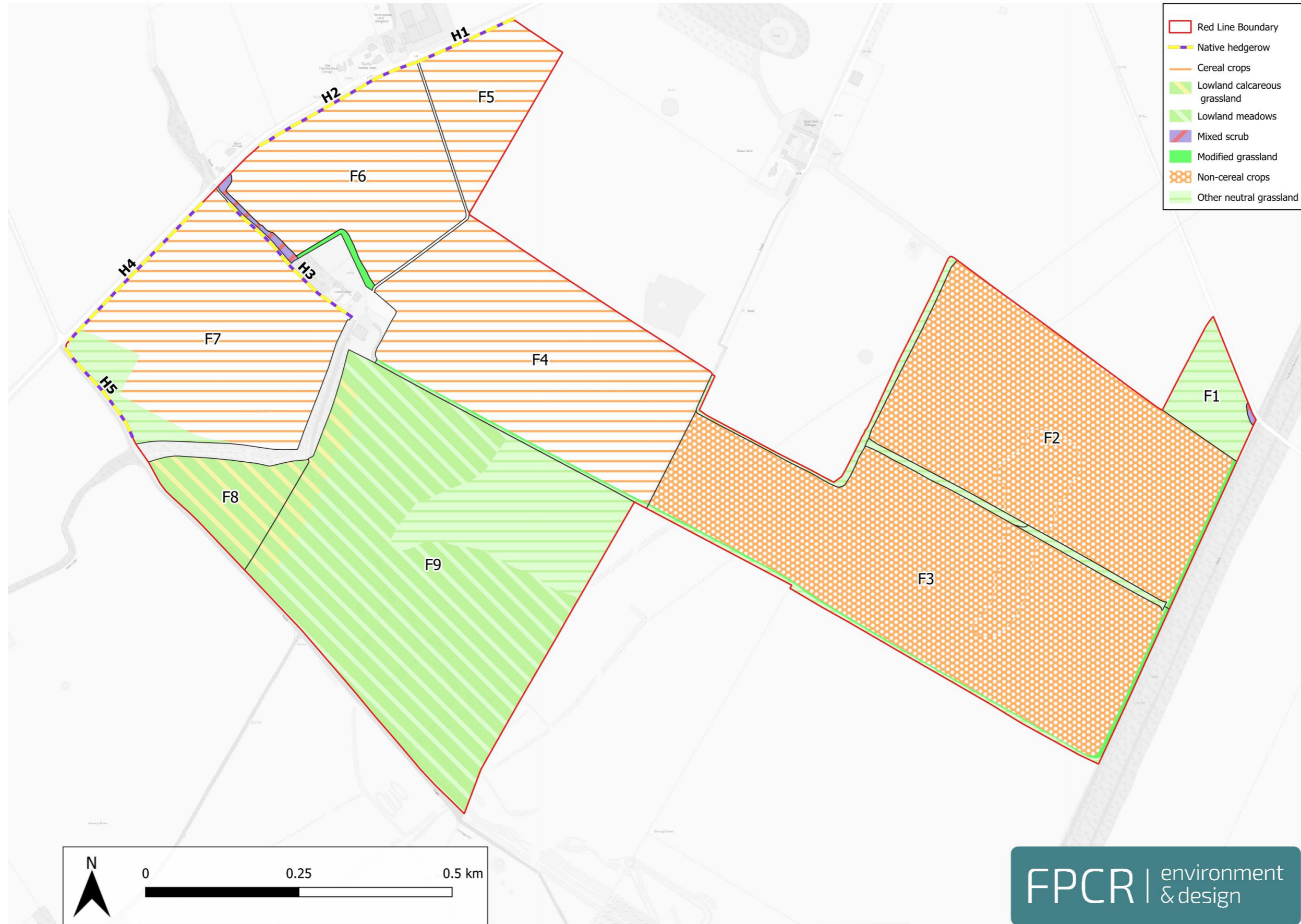
Priority and Irreplaceable Habitats

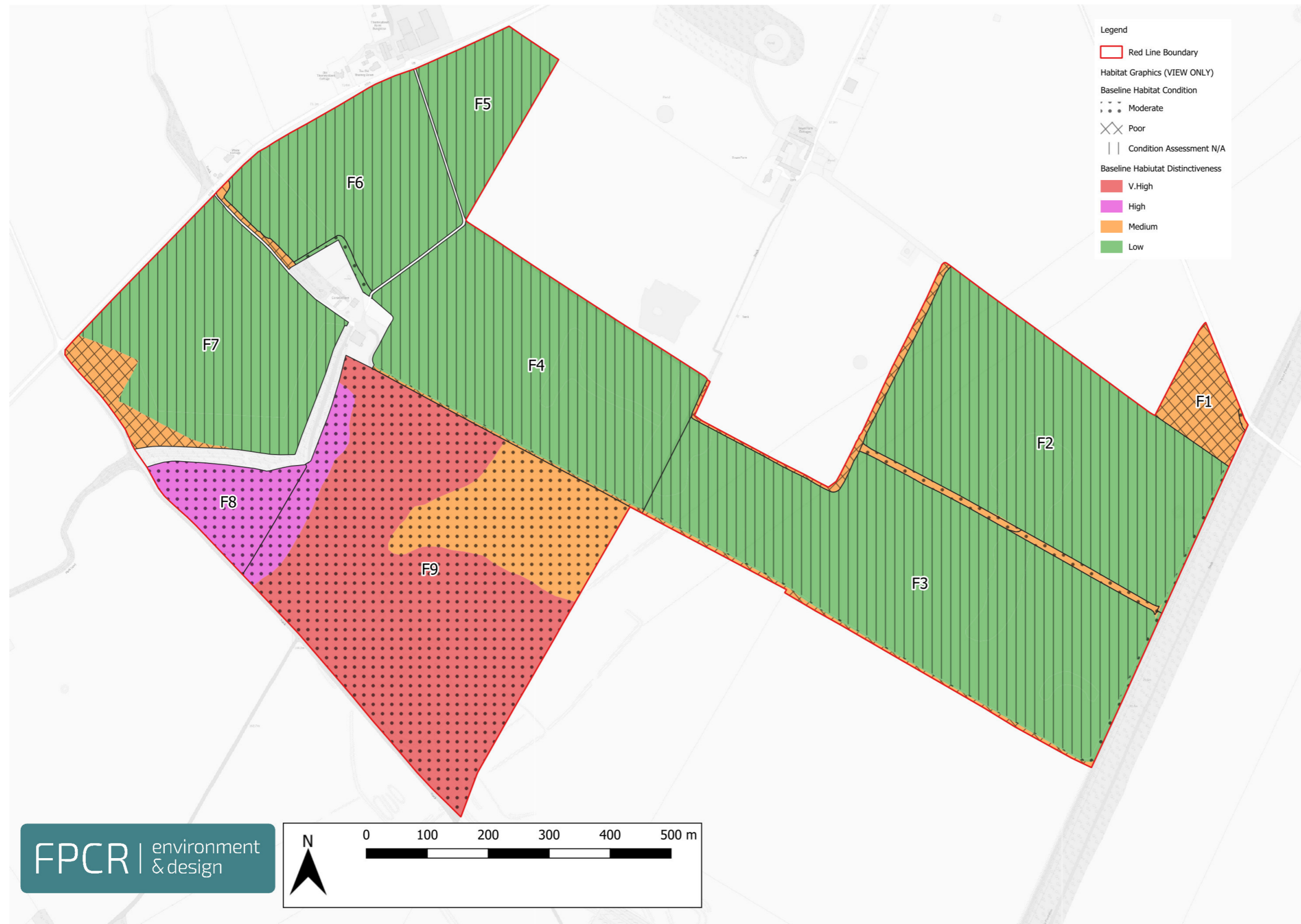
Summary of Priority and Irreplaceable Habitats (BI-B07)

Priority habitats onsite included all the hedgerows and the areas of lowland meadow and lowland calcareous grassland. No irreplaceable habitats.

Potential Constraints and Opportunities for Project (BI-B08)

Priority habitats will all be retained and enhanced throughout the proposals and so will not pose a constraint to the habitat creation and management proposals provided





Baseline Habitats Photos (BI-F04)



Land Tenure and Public Access

Relevant Land Tenure Information (EI-B01)

All land within the site boundary is Freehold owned by the Green family.

Potential Impact to Scheme (EI-B02)

All management prescriptions detailed within this management plan will be the responsibility of the current land owner of the site. Therefore, there will be no constraints to completing the management prescriptions in relation to land tenure

Public Access Information (EI-B03)

Two routes of public access run through the ownership boundary of the farm and will be adjacent to enhanced and created habitats.

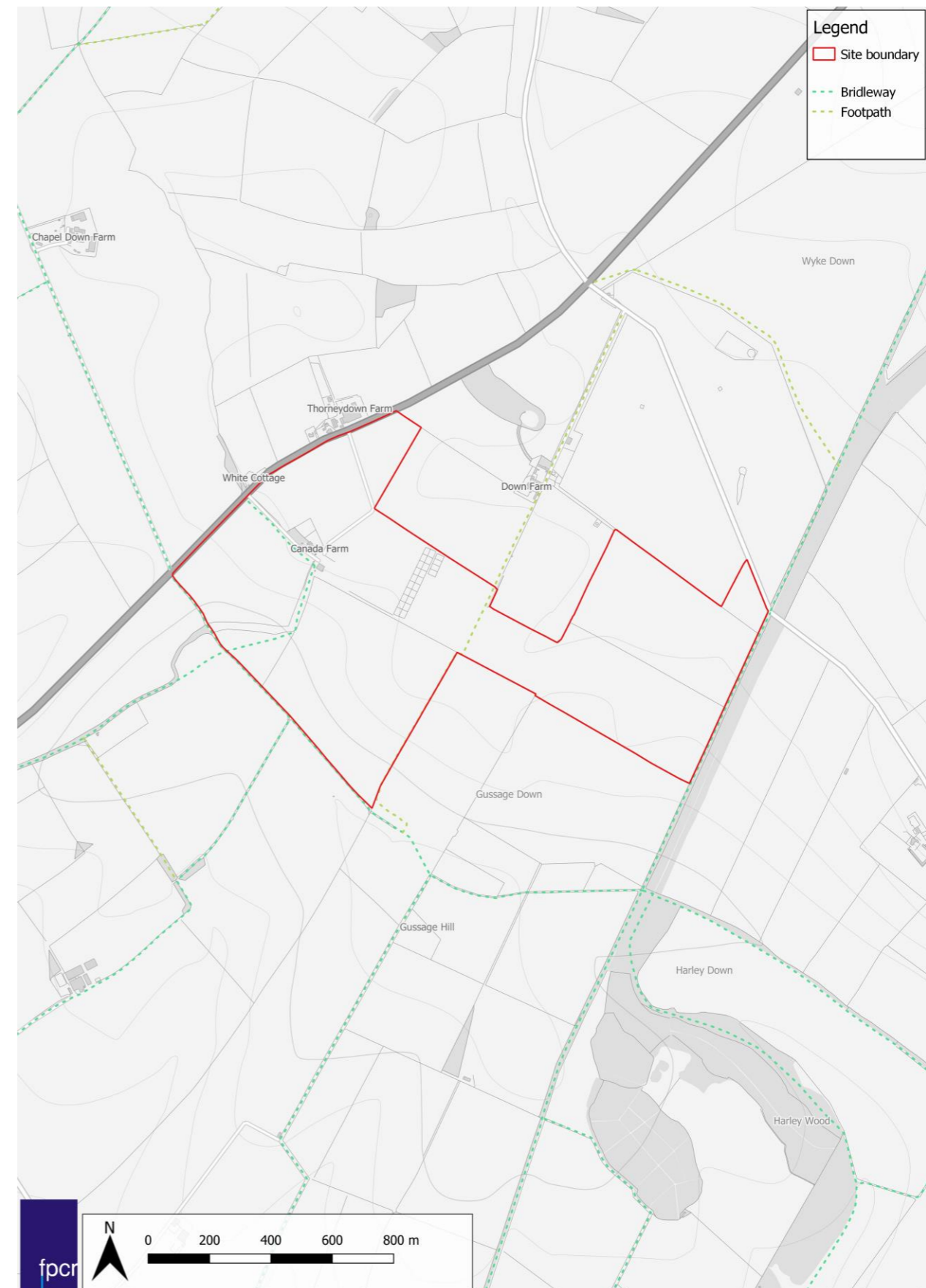
Potential Impact to Scheme (EI-B04)

The existing rights of way will be retained and enhanced by the creation of high quality habitats that will restore the farms place visually within the landscape in both habitat and heritage terms.

It is unlikely that the existing public rights of way (public footpath) will have any significant impact on the project. Small areas of bare ground created from human disturbance can help to increase biodiversity in the area, as long as any disturbance and larger areas of soil erosion are properly managed.

The public foot path currently has light usage, which will be monitored to ensure no negative impacts on habitat targets throughout the project's lifecycle. The presence of public rights of way provides access to nature opportunities for local residents and the wider public while promoting conservation efforts.

Land Tenure and Public Access Plan (EI-F01)



Climate

Current Climate Information (EI-T01)

Nearest weather station details	The nearest source of long-term weather information is from the Met Office weather station at Fontmell Magna, approximately 12km west of the Site.
Days of rain per year	130
Average annual rainfall mm	896
Average temperature °C	14.6 °C
Highest temperature – Month and temperature °C	July – 21.7°C
Lowest temperature – Month and temperature °C	February – 1.6 °C
Average annual hours of sunshine	1482.97
Sunniest month and average hours of sunshine	May – 196.58hrs
Average number of days with air frost	51.81
Frostiest month and number of days	January – 11 days

Potential impact of current climate on project (EI-B05)

The climate is typical of southern Britain at slight elevation on downland and so species mixes selected for planting and/or seeding should be appropriate for this climate, with frost resistant perennial species that are tolerant of seasonal variations in soil moisture. This will be easily achievable for the habitats proposed.

Potential Impact of Climate Change on Proposals (EI-B06)

It can be anticipated that climate change will lead to drier, warmer summers and milder, wetter winters. Consequently, a variation in species is recommended for seeding particularly within grassland habitat creation. Species mix selection should also be mindful that summer soil moisture could be significantly drier. By having a wide variety of species that are adapted to varying degrees of soil moisture, this will allow the site to remain resilient to climate change by encouraging a more diverse seedbank within the soils. This will allow a degree of flexibility in the sward to allow species to establish based on the soil moisture regimes throughout the site.

Geology and Topography

Geological Information (EI-B07)

The majority of the site lies over chalk bedrock typical of the downland of this southern upland area

Potential Impact to Scheme (EI-B08)

Bedrock types across the site are typical of those throughout the region and are unlikely to have any negative impacts on the proposals. This bedrock type leads to freely draining soils that do not retain high nutrient loads which overall will benefit the scheme.

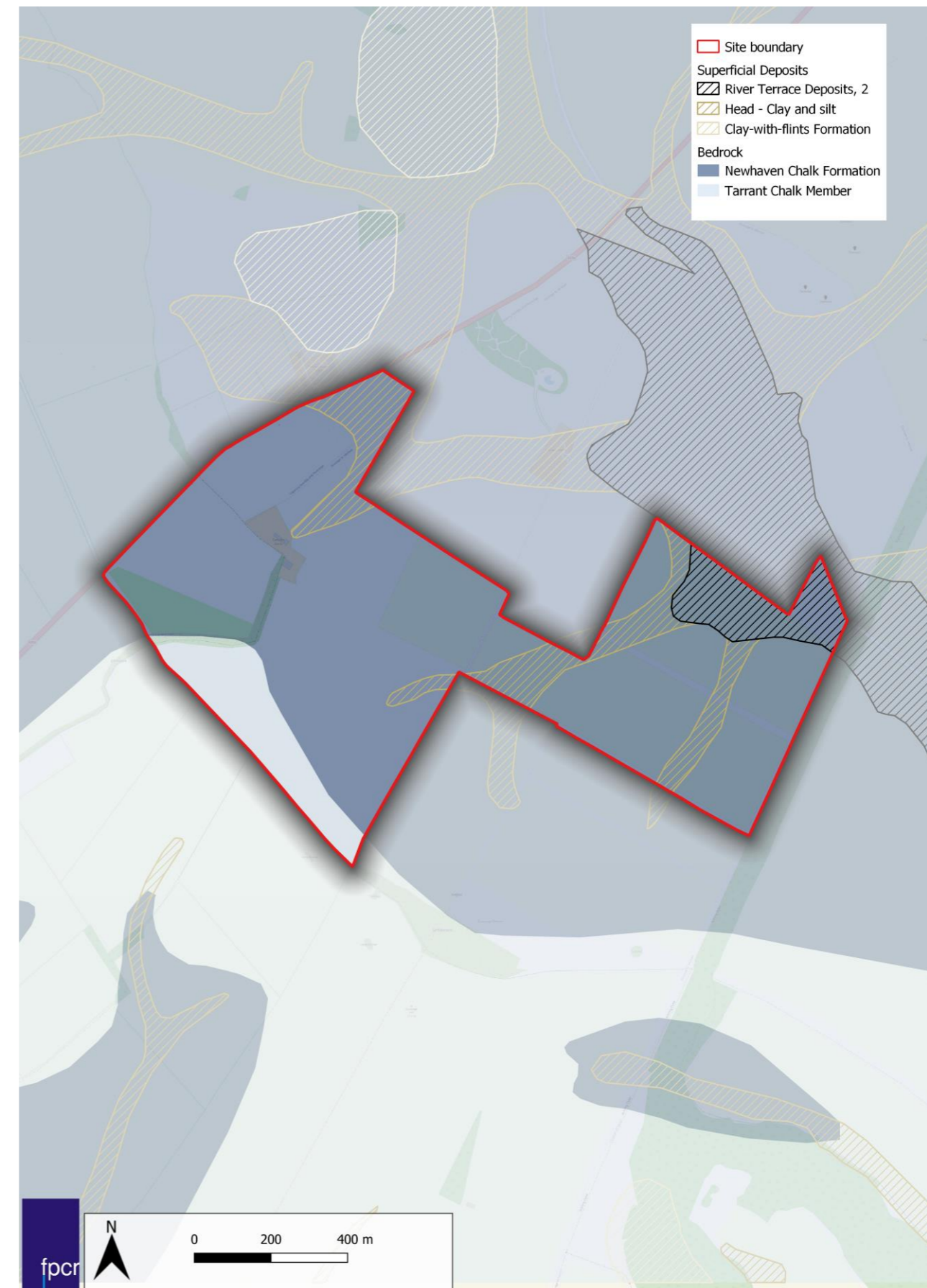
Topography (EI-B09)

Recent open-source digital terrain model (DTM) lidar data is available to a resolution of 1m for the site. The site generally slopes upwards south-west towards Gussage Hill, but the slope is very gentle.

Potential Impact to Scheme (EI-B10)

The proposed habitats and the topography of the site are both representative of the general area. Therefore, there will be no potential impact to the scheme due to topography.

Geology and Topography Plan (EI-F02)



Agricultural Land Status

Agricultural Land Status (EI-B11)

The entirety of the site is in Agricultural Land Grade 3 and is therefore Good to Moderate Quality agricultural land.

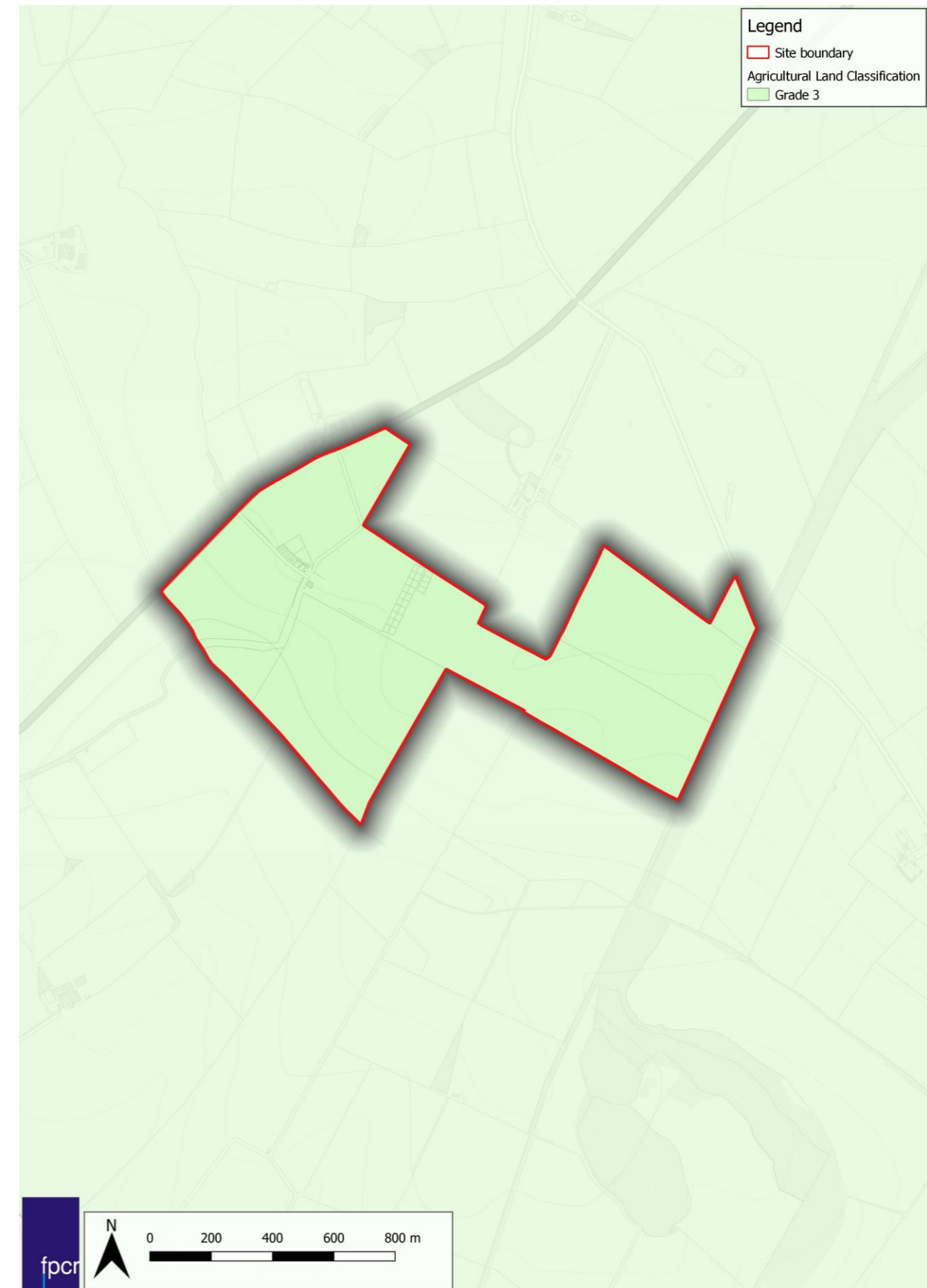
Grade 3 land is defined as:

“This land has moderate limitations that affect the choice of crops to be grown, timing and type of cultivation, harvesting or yield. The yield of more demanding crops grown on this land is generally lower or more variable than on Grade 1 and 2”

Potential Impact on Project (EI-B12)

Whilst the proposals will result in the loss of some good to moderate quality arable land, the site will be retained in agricultural management with livestock. Overall, the environmental and biodiversity benefits achieved with the change in agricultural use will be extremely beneficial to the local farming landscape.

Agricultural Land Status Plan (EI-F03)



Soils and Substrates (EI-T02)

Summary of Soils Information (EI-B13)

The site soils are entirely shallow lime rich soils over chalk and freely draining lime-rich loamy soils. These have a pH of between 7.1 and 8.0.

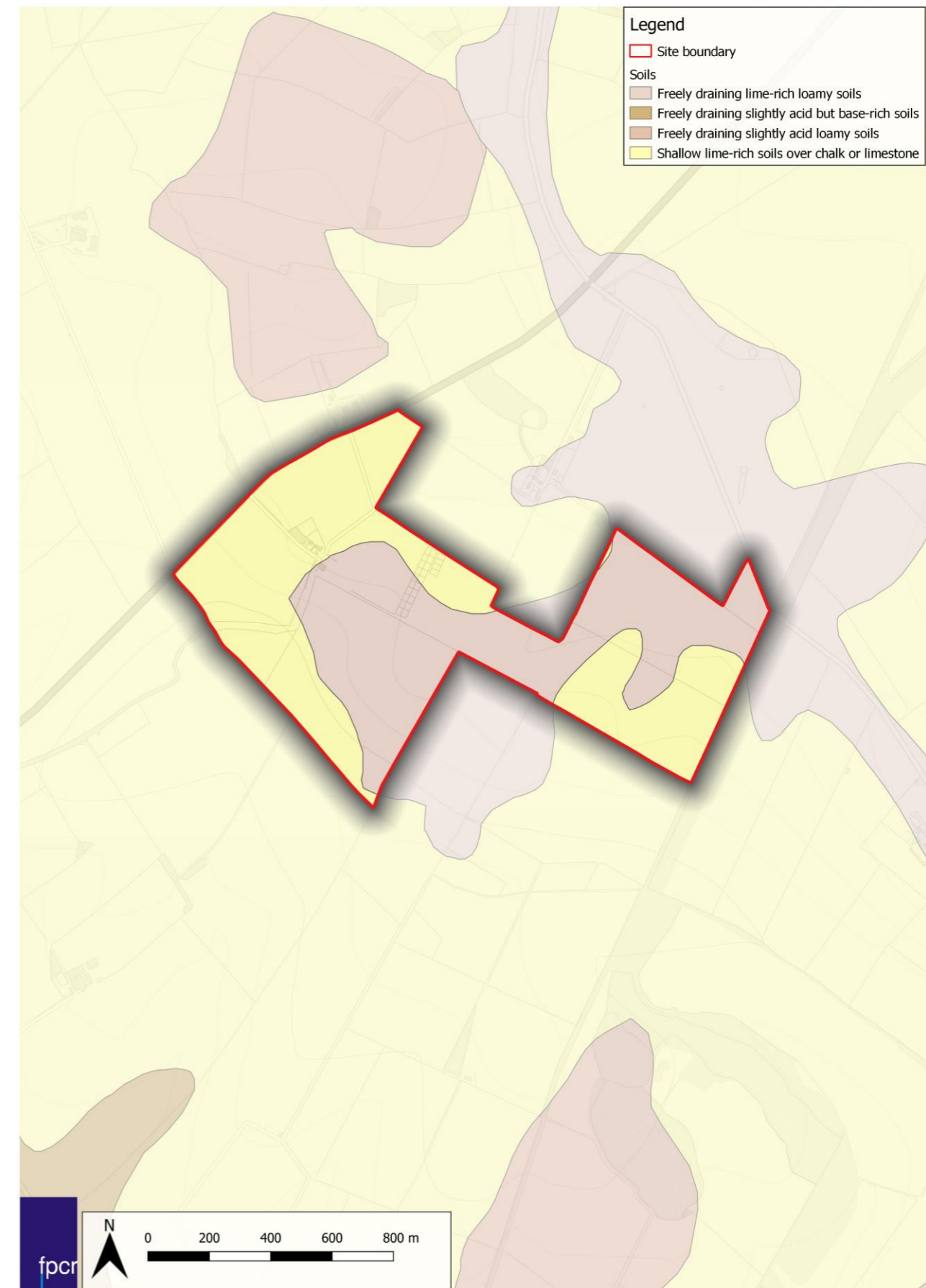
Soil nutrient levels are low for both P and K, which is typical for soils of this free draining type which readily shed nutrients once inputs are ceased.

Soil types across the site are favourable to grassland habitats, particularly calcareous influenced grassland habitat types.

Potential Impact on Project (EI-B14)

The pH of soils across the site will be suitable for the proposals to enhance existing lowland meadow and lowland calcareous grassland. The remaining habitats are proposed to be primarily other neutral grassland, due to the time required to revert arable habitat to a high distinctiveness grassland. It is likely that over a longer period of up to 50 years that these habitats would reach the condition required to qualify as higher distinctiveness calcareous grassland habitats.

Soils and Substrate Plan (EI-F04)



Flood Risk Zones

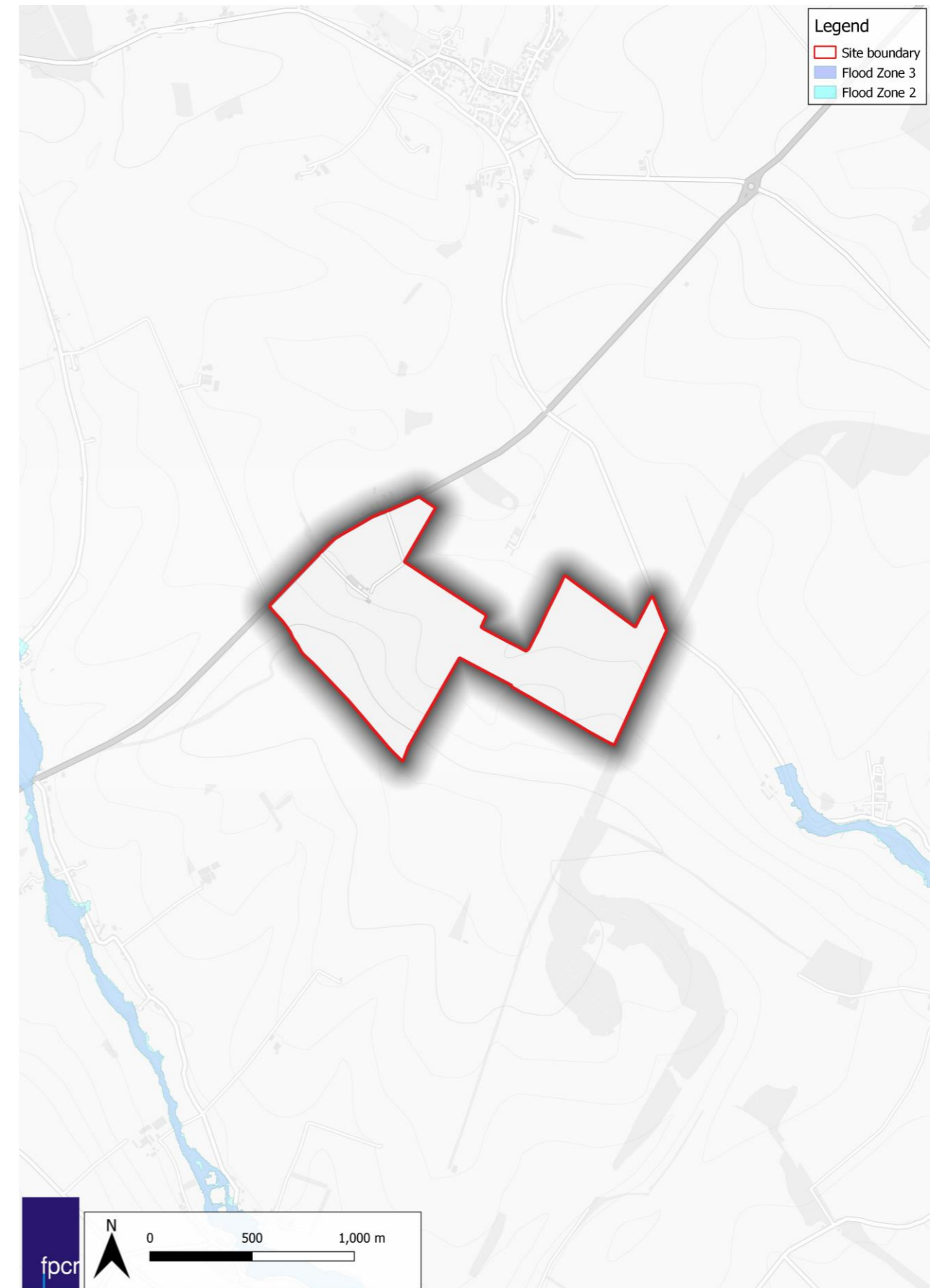
Summary of Flood Risk Information (EI-B19)

The site does not sit within any known Flood Risk Zone.

Potential Impact on Project (EI-B20)

As the site does not sit within a Flood Risk Zone there will be no impact on the project.

Flood Risk Zone Plan (EI-F07)



Landscape Character and Designations

Summary of Landscape Character and Designations (EI-B21)

The site lies within the Dorset Downs and Cranborne Chase National Character Area. The statements of Environmental Opportunity provided by Natural England include:

- “SEO 1: Plan for and manage changes in the agricultural landscape by encouraging and supporting business choices that balance food production with protecting soils and water, **enhancing ecosystems (particularly those associated with semi-natural grasslands) and restoring ecosystem services.**”
- SEO 2: Manage and enhance the historic character of the NCA, including the rich assemblage of settlement and field patterns, heritage features (including prehistoric assets), and the patterns of woodland, vegetation and geodiversity that give the NCA its sense of place.
- SEO 3: Manage and enhance the recreational and educational potential of the NCA in a way that clearly shows the links between people and the landscape, and between geodiversity, **ecosystems and the services they provide.** Aim to heighten people’s enjoyment, appreciation and understanding of the NCA, as well as their ability to take positive, informed action to enjoy and conserve their surroundings.

Some key characteristics relevant to this assessment include:

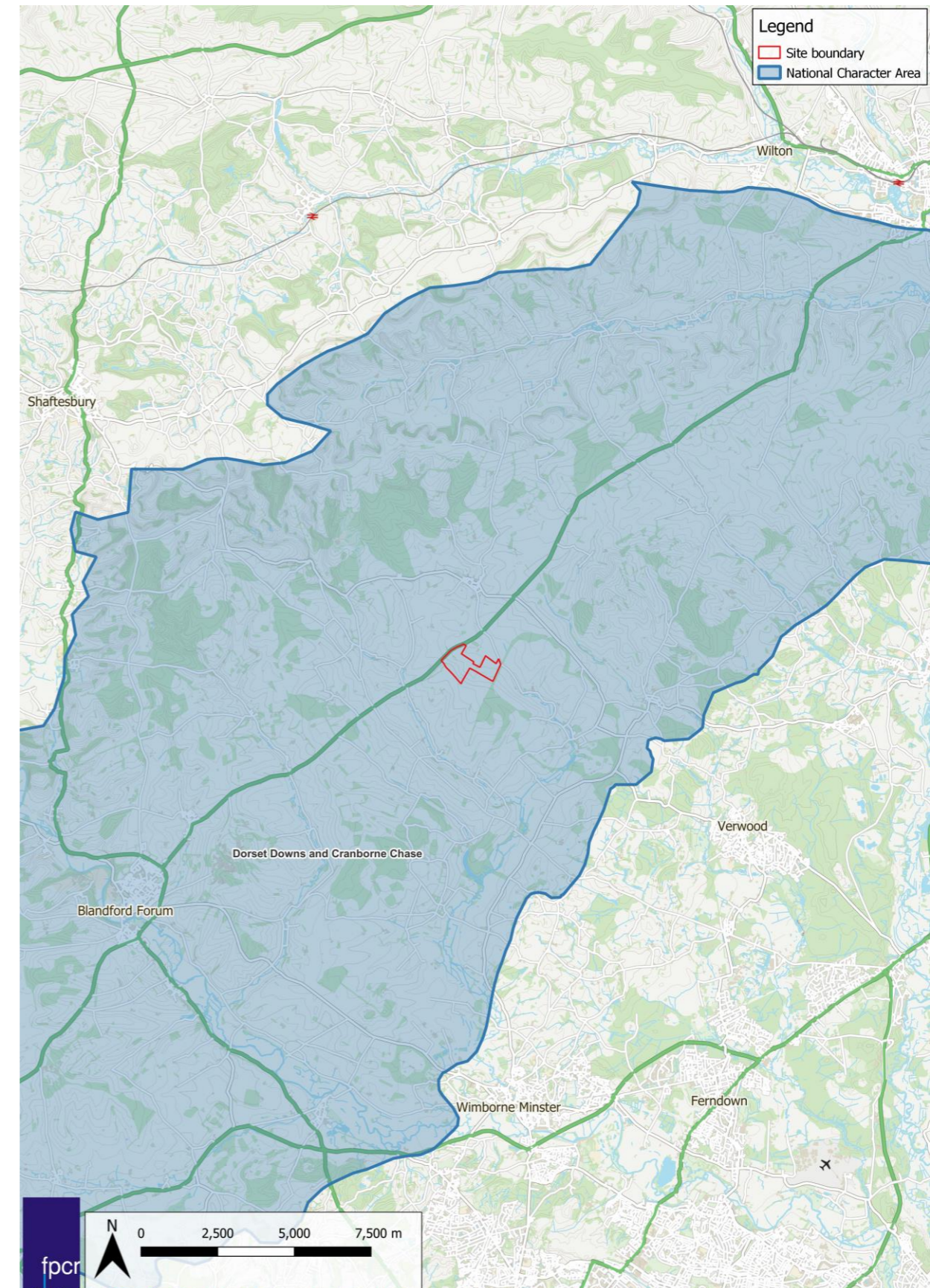
- “Relict, species-rich calcareous grassland, meadows, water meadows, ancient woodland and parkland. Chalk streams and rivers play host to a thriving, distinctive community of plants, invertebrates and fish.”
- “Very large fields, resulting from the enclosure of downland for sheep and corn that took place between the 16th and 19th centuries. Changes during the 20th century have resulted in an intensively arable agricultural landscape.”

“Highly legible and coherent history of early human occupation, including a particularly well-preserved network of imposing hill forts, clusters of barrows, field systems, earthworks, ancient lanes and other prehistoric features, often delineating ritual landscapes.”

Potential Impact on Project (EI-B21)

The proposals for the project will not negatively impact any characteristics from the site relevant to National or Local Character Areas. Enhancement and creation of species rich grasslands across the site will provide benefits to biodiversity whilst maintaining the character of the area.

Landscape Character and Designations Plan (EI-F08)



Historic Environment and Earth Heritage

Summary of Historic Environment and Earth Heritage (EI-B22)

The site overlaps with scheduled monuments in F7, F8 and F9.

The Scheduled Monuments on the site include earthworks on Gussage Down (1002740) and two barrows near Ackling Dyke (1002786), and a prehistoric enclosure. The site also abuts Part of Ackling Dyke Roman Road (1003309).

Cranborne Chase is an area of chalkland well known for its high number, density and diversity of archaeological remains. This area features a vast, multi-period landscape that includes a large settlement enclosure with two banjo enclosures, three bowl barrows, and segments of linear boundaries. Additionally, there is a prehistoric field system and a cursus located on Gussage Hill.

This monument is scheduled under the Ancient Monuments and Archaeological Areas Act 1979 as amended, as it is of national importance.

Potential Impact on Project (EI-B23)

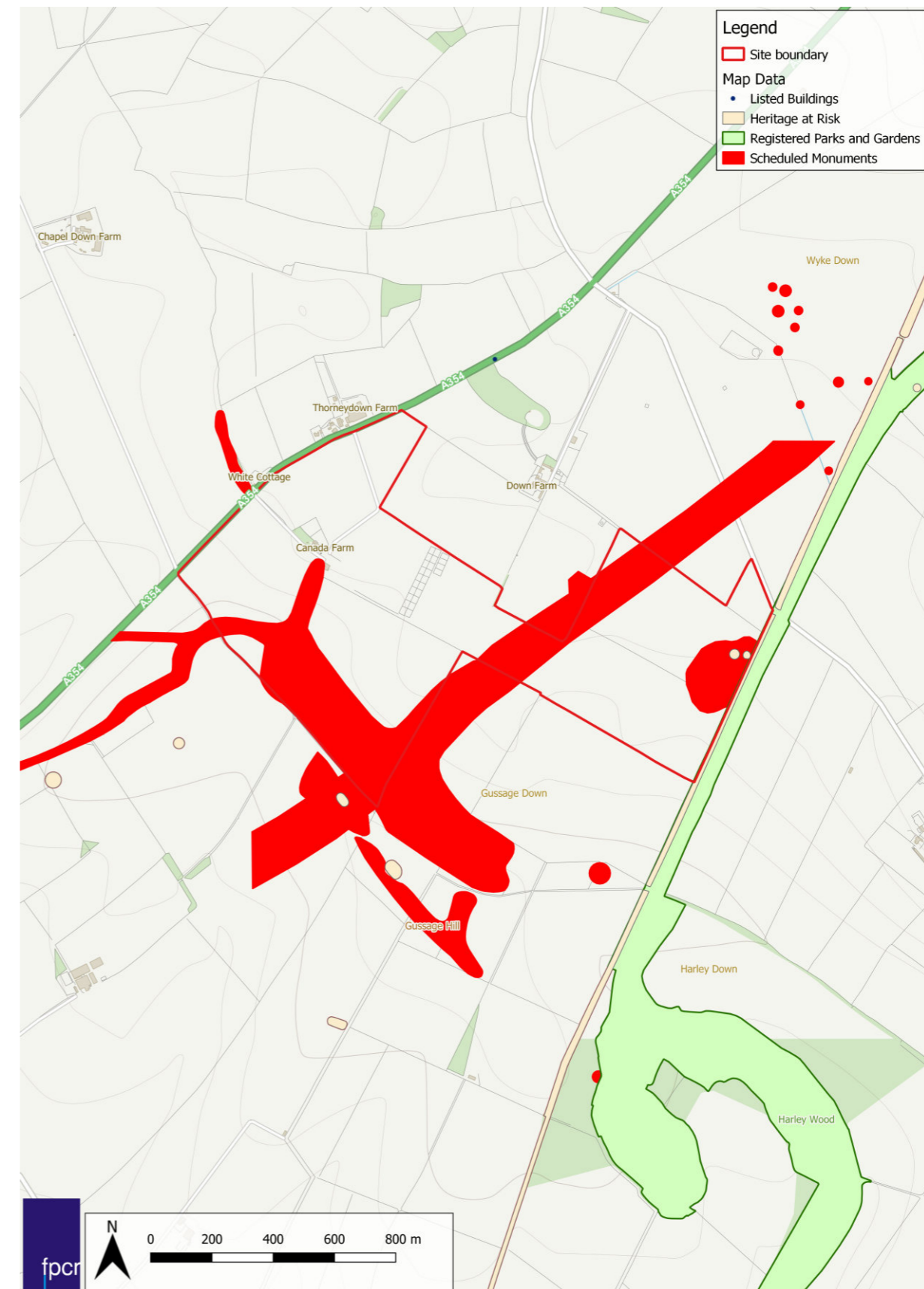
Management proposals for the site are likely to have a positive effect on the scheduled monument features identified. These features are already protected by the existing management regime for high distinctiveness grassland habitats, and this regime will not be significantly altered to include management that could harm their protected status.

The changed regime from arable to conservation grassland will ensure that the heritage features are retained in perpetuity and that their site context within the landscape is restored. Moreover, management practices for species-rich grasslands align with efforts to protect the historic environment and the ground beneath it, such as preventing the development of scrub and bracken and avoiding excessive poaching and vehicle damage.

To prevent damage to the historic feature beneath, newly planted hedgerows will not be planted on top of the designated scheduled monuments.

Consultation with Historic England is recommended, and Scheduled Monument Consent is likely required before any work begins.

Historic Environment and Earth Heritage Plan (EI-F09)



2. Planned Management Activities

Provide the site-wide aims and objectives. These should consider the Project Background information section outlined above as well as the outcomes of the Metric.

Management Plan Aims and Objectives PM-B01

The management objectives describe the overall ecological aims and outcomes of the project. The objectives will be achieved by following the carefully prescribed management prescriptions in this management plan. The management prescriptions should be adaptable throughout the life of the project, manipulated where necessary to achieve the objectives. The management objectives are directly connected to the habitat descriptions and condition assessments outlined in Part 1 which underpin the Biodiversity Unit value of the site. The management objectives are the deliverable outcomes which are monitored against in the monitoring plan. Please note that the parcel references referred to from this section onwards relate to the proposed habitats plan, which are different from those in the baseline habitats plan above.

Management Plan Aims

The proposals for the site include the establishment of a biodiversity unit bank through habitat creation and the enhancement of retained habitats. The overall aims will be to enhance the majority of existing grasslands through the low intensity introduction of a local seed source to further improve botanical diversity throughout the sward, and through more targeted management practices with specified monitoring to create the areas of bare ground that are currently absent and restrict the condition assessments for these habitats achieving good. In addition, targeted habitat creation will include the creation of additional areas of species-rich grassland habitats on existing areas of cropland.

Binding Objectives

Lowland meadow, lowland calcareous grassland and other neutral grassland enhancement

Existing areas of lowland meadow will be enhanced from moderate to high condition and lowland calcareous grassland will be enhanced to improve condition from poor to high and moderate to high in the relevant field parcels. This will be achieved by adding to the existing species diversity through the low intensity application of locally sourced seed from higher diversity areas and targeted management to create bare ground areas with conservation grazing species and monitoring to allow flexibility where needed.

Other Neutral Grassland Creation

Existing areas of cropland will be sown with a native species-rich neutral grassland seed mix or locally sourced green hay to create new areas of other neutral grassland on the site. These will be managed differently to the higher distinctiveness grassland enhancement areas initially. This will include the implementation of late-summer hay cut management followed by extensive low density grazing management. Grazing will typically be limited from the beginning of April until the hay cut in July with specific timings agreed by the project ecologist to suit the sward.

Species Rich Native Hedgerows

Additional scrub to bolster hedgerows and create native species rich hedgerows throughout the site in good condition.

Principles Informed by Design Stage

The project's BNG target(s) should be set and documented early in the design process. Outline how background and baseline information influenced key design principles for the project from an early stage. This can provide useful context for the proposed retention, creation and enhancement measures.

Design Principles Informed by Baseline Information PM-B02

The key principles that have guided the site include: landscape character, soil conditions and climate. Each has been carefully considered at the design stage of the habitat creation proposals to ensure their feasibility and likelihood of success.

Landscape Character

The design of habitat creation and management will create habitats that accord and match with the Cranborne Chase and Dorset Downs National Character Area and its desired opportunities. Post delivery the project will enhance the character area based on the Statements of Environmental Opportunity 1-3.

Soils

Soil analysis undertaken on arable fields F2 and F3 has shown that background levels of P and K are low to very low. This is typical of these free draining loamy soils over chalk. These soil conditions are ideal for creating high distinctiveness habitats over time, which is shown by the existing restoration of lowland meadow and calcareous grassland at the site.

Climate

In order to ensure that the habitat creation and enhancement measures remain resilient to climate change pressures, varied planting mixes will be included within all habitats created to encourage a diverse seedbed within newly created habitats, particularly within grasslands. This will also allow the site to establish a sward appropriate to the conditions present on site.

Habitat and Condition Targets PM-T01

Baseline Habitat Type	Target Habitat Type	Parcel / Feature Refs	Baseline Condition	Targeted Condition	Years to Targeted Condition	Condition Assessment Targets
Cereal and non-cereal crops	Other neutral grassland	F1-F7	N/A	Good	15 years	<p>Existing areas of cropland will be managed to create a species-rich neutral grassland sward. This will be achieved by introducing a species rich seed mix of local provenance and the implementation of more favourable management.</p> <p>All grasslands will be managed to support a minimum of 9 species per m², with a varied sward height maintained through an annual hay cut that will also prevent scrub encroachment. Where feasible, hay-cutting will be complimented with low-density extensive grazing. Livestock grazing will typically be limited from April through to the late summer hay-cut in July to promote the establishment of wildflowers in the sward, with specific timings agreed by the project ecologist to suit the sward. Bare ground will be maintained through the extensive grazing across the site outside of this period. Monitoring will ensure that invasive species do not establish and that those indicative of sub-optimal condition do not become prevalent in the sward.</p> <p>Grasses in the sward will include species such as cock's-foot, common bent, crested dog's tail, meadow fescue, red fescue, sweet vernal grass, Yorkshire-fog and and/or other fine grass species. Rye-grass cover will be less than 25%.</p> <p>At least two frequent and two occasional to frequent species are present in the sward from the following species list:</p> <p>Yellow Rattle, Knapweed, Cat's ear, Rough Hawkbit, Ribwort Plantain, Wild Red & White Clover, Meadow Buttercup, Red Sorrel, Birds Foot Trefoil, Common Spotted Orchid, Field Forget-me-not, Corncockle, Meadow Vetchling, Black Medic, Vipers Bugloss, Self Heal, Betony, Bulbous and Meadow Buttercup, Cowslip, Wild Carrot, Cow Parsley, Red Campion and Yarrow.</p> <p><u>Condition Assessment Binding Targets</u></p> <p>Criteria 1 – Pass; Criteria 2 – Pass; Criteria 3 – Pass; Criteria 4 – Pass; Criteria 5 – Pass; Criteria 6 - Pass</p>
Lowland meadow	Lowland meadow	F9	Moderate	Good	8-15 years	<p>Existing areas of lowland meadow in moderate condition will be managed to achieve high condition within the 15-year target period.</p> <p>All lowland meadow areas will be managed to support a minimum of 15 species per m² and ensure that more than 30% cover is broadleaved herbs and sedges. The presence of perennial ryegrass and white clover must be monitored to ensure less than 10% of cover is these species. Areas of bare ground need to be increased through livestock management to achieve high condition.</p> <p>At least three occasional species are present in the sward from the following species list, species associated with the sites soil types and present in adjacent SSSI habitats are highlighted in bold and are most relevant to this site:</p>

						<p>Agrimony, Autumn hawkbit, Betony, Bird's foot trefoil, Black knapweed, Bugle, Burnet saxifrage, Carnation sedge, Chalk milkwort, common bistort, Common milkwort, Common meadow-rue, Common sedge, Cowslip, Devil's bit scabious, Dropwort, Dyer's greenweed, Eyebright, Fen bedstraw, Field scabious, Glaucous sedge, Goat's beard, Great burnet, Greater bird's foot trefoil, Lady's bedstraw, Lady's mantle, marsh bedstraw, Marsh marigold, Marsh valerian, Meadow vetchling, Meadowsweet, Heath milkwort, Narrow-leaved water dropwort, Orchids (Various), Ox-eye daisy, Pepper saxifrage, Pignut, Ragged robin, Rough hawkbit, Salad burnet, Saw-wort, Sneezewort, Tormentil, Water avens, Water mint, Wood anemone, Yellow rattle.</p> <p><u>Condition Assessment Binding Targets</u></p> <p>Criteria 1 – Pass; Criteria 2 – Pass; Criteria 3 – Pass; Criteria 4 – Pass; Criteria 5 – Pass; Criteria 6 - Pass</p>
Lowland calcareous grassland	Lowland calcareous grassland	F7, F8, F9	Moderate	Good	10-30 years	<p>Existing areas of lowland calcareous grassland in poor and moderate condition will be managed to achieve high condition within the 10–30-year target period specified by the metric.</p> <p>All areas will be managed to support a minimum of 15 species per m² and ensure that more than 30% cover is broadleaved herbs and sedges. The presence of perennial ryegrass and white clover must be monitored to ensure less than 10% of cover is these species. Areas of bare ground need to be increased through livestock management to achieve high condition.</p> <p>At least three occasional species are present in the sward from the following species list which are all calcareous specific species:</p> <p>Agrimony, Betony, Bird's-foot-trefoil, Burnet saxifrage, Carlina thistle, Clustered bellflower, Common rock-rose, Common knapweed, Cowslip, Dropwort, Devil's-bit scabious, Eyebright, Fairy flax, Field scabious, Spring gentian, Autumn gentian, Chiltern gentian, Greater knapweed, Hairy violet, Harebell, Hoary plantain, Hoary rock-rose, common vetch, Kidney vetch, Lady's bedstraw, Wild marjoram, Common milkwort, Chalk milkwort, Dwarf milkwort, Mouse-ear hawkweed, Orchids Various, Ox-eye daisy, Purple milk-vetch, Common restharrow, Rough hawkbit, Lesser hawkbit, Salad burnet, Saw-wort, Small scabious, Squinancywort, Dwarf thistle, Thyme-leaved sandwort, Wild basil, Wild thyme, Yellow-wort.</p> <p><u>Condition Assessment Binding Targets</u></p> <p>Criteria 1 – Pass; Criteria 2 – Pass; Criteria 3 – Pass; Criteria 4 – Pass; Criteria 5 – Pass; Criteria 6 - Pass</p>
Cereal and non-cereal crops	Mixed scrub	F2, F3, F6	N/A	Good	20-30 years	<p>Blocks of native mixed scrub will be created primarily in F2 and F3. While this will be a large area, it will be designed to incorporate a portion of glades and clearings, with rides centred on existing formal and informal footpath roots to maximise edge habitats and the presence of diverse ecotones.</p>

						<p>A range of native scrub species will be planted in groups to encourage glades, rides and clearings to establish. Scrub will be rotationally coppiced once established to maintain structural diversity and the edges of scrub blocks will be managed through mowing no more than once per year. Rotational coppicing will be undertaken every 3 years, on a cycle. Monitoring will ensure that invasive species do not establish and that those indicative of sub-optimal condition do not become prevalent.</p> <p>Existing areas of scrub will be enhanced by selective thinning to create glades, rides and/or clearings within the scrub blocks, and they will be supplemented with additional planting to improve species diversity.</p> <p>At least 5 species of native scrub plants will be present within each scrub block with no single species comprising more than 75%. These will include blackthorn, hawthorn, hazel, guelder rose, whitebeam, clematis and honeysuckle.</p> <p>Condition Assessment Binding Targets Criteria 1 – Pass; Criteria 2 – Pass; Criteria 3 – Pass; Criteria 4 – Pass; Criteria 5 – Pass;</p>
Cereal and non-cereal crops, other neutral grassland, modified grassland.	Species rich native hedgerow	F1, F3, F4, F5	Cereal crops - N/A, ONG – Poor, Modified grassland - Moderate	Good	10 years	<p>All criterion A1-E2 to be targeted.</p> <p>Good condition will be achieved when there are no more than 2 failures in total; and no more than 1 failure in any functional group.</p>

Habitat and Condition Targets Further Comments

Use this section to provide further details relevant to achieving the habitat and condition targets set out above. Also, include any additional objectives that are relevant to the proposals but outside of the scope of the statutory biodiversity metric calculations.

Habitat Retention

Provide a concise description of the habitats that are to be retained in their baseline condition. Habitats being retained may still require ongoing measures to maintain their baseline condition.

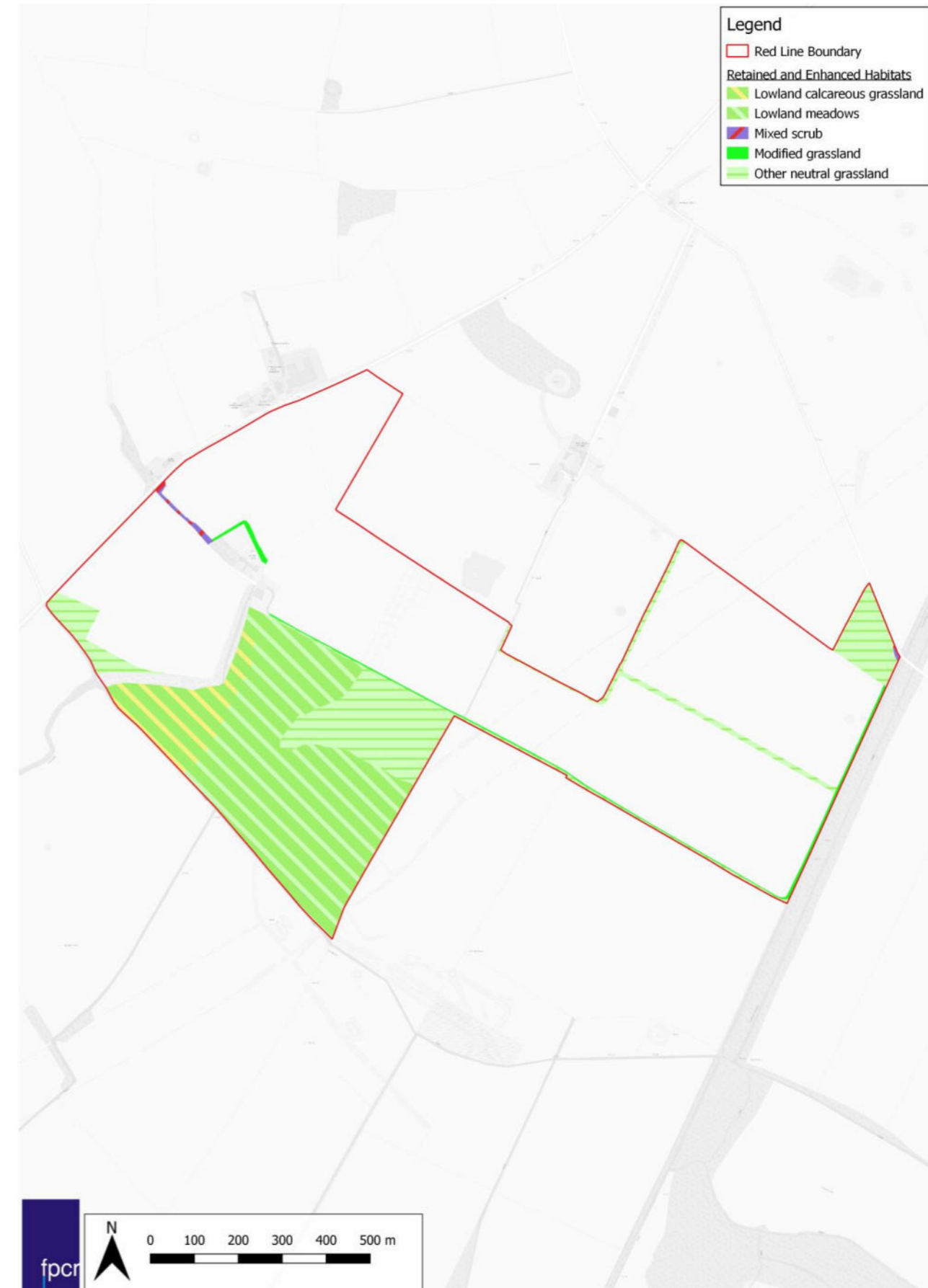
Measures to be Implemented to Protect Retained Habitats PM-03

As the proposals are for habitat creation and management in order to create a biobank site, the risk of retained habitats being damaged intentionally or accidentally are relatively low. Retained habitats are already appropriately managed for conservation and heritage purposes and therefore the quality of these habitats can only improve over the life of the scheme.

Specification of Protective Measures to be Used PM-04

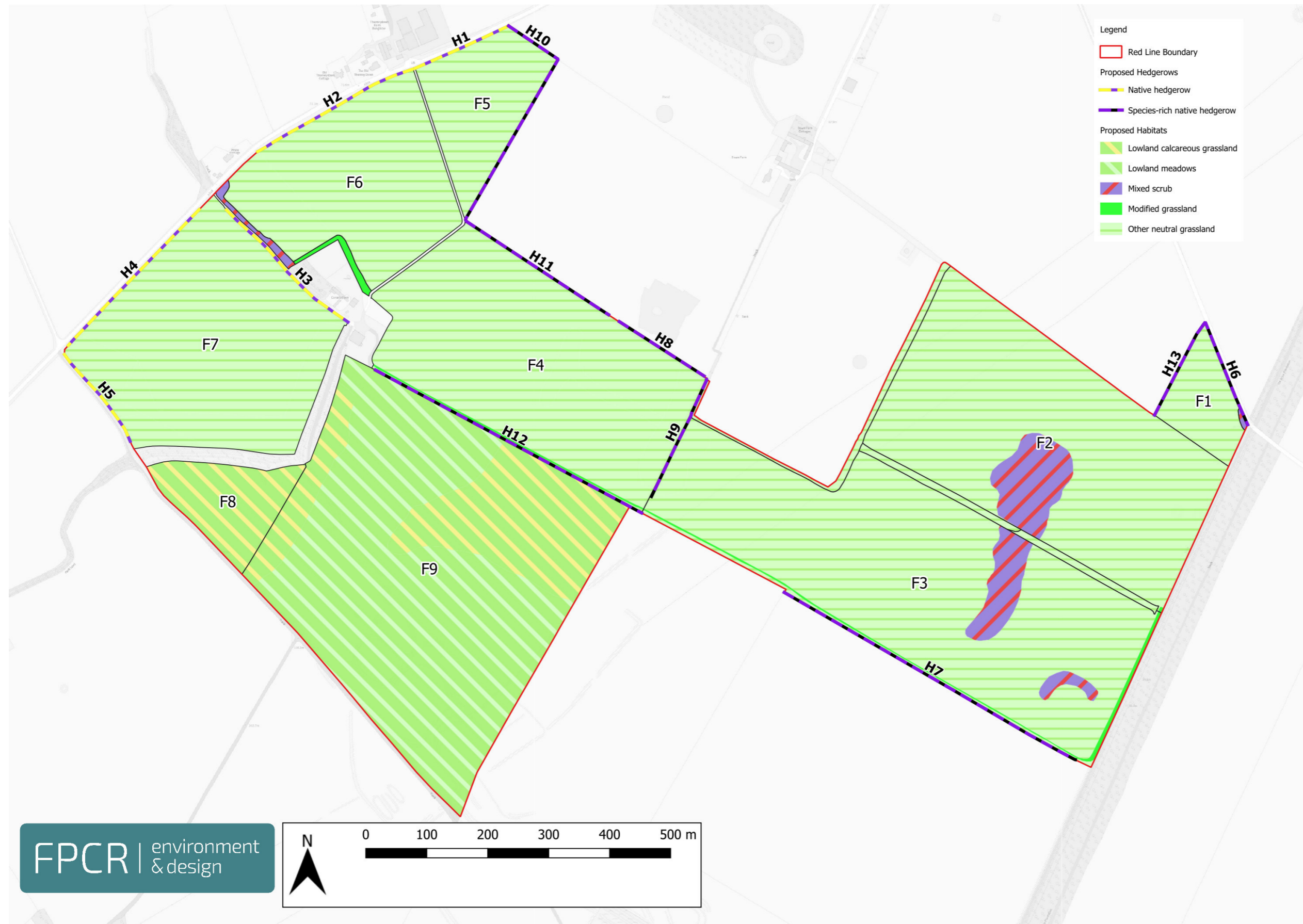
None required.

Habitat Retention Plan PM-F01



Habitat Creation, Enhancement and Management Plan EM-F01

Show the habitat Creation, Enhancement and Management measures in this plan. Present this as a single, side-wide masterplan. Alternatively, provide a separate plan showing the locations of each specific habitat to be delivered on the project site, copy this page into each of the habitat sheets below.



Grassland (Medium, High, and Very High Distinctiveness)

Creation, Enhancement and Management Summary (GH-T01A)

Target Habitat			Other Neutral Grasslands (Arable baseline habitat)		
Condition Assessment Criteria	Targeted	Relevant Parcels	Creation Approach	Enhancement Approach	Management Approach
<p>A The parcel represents a good example of its habitat type, with a consistently high proportion of characteristic indicator species present relevant to the specific habitat type.</p> <p>Note – this criterion is essential for achieving Moderate or Good condition for non-acid grassland types only.</p>	Yes	F1 – F7	<p>These existing areas of modified grassland will be enhanced to other neutral grassland by initially chain-harrowing the existing grassland before applying a species rich seed mix to enhance the botanical diversity of the sward. Seed will be applied in two phases. Initially, yellow-rattle seed will be applied in the autumn of year 1 to help reduce the competitiveness of palatable grasses. Then, in Year 2 the fields will be chain harrowed again before either a suitable green hay of local provenance is applied <u>or</u> a native species-rich seed mix will be sown into the sward. Where the seed mix method is selected, an appropriate locally sourced seed will be used and will be applied at the rate specified by the supplier.</p>	N/A	<p>Ongoing management will be achieved through a combination of hay-cutting and extensive low-density grazing. An annual hay cut will be taken at the earliest opportunity after wildflowers have set seed, typically in July.</p> <p>Following the annual hay cut, conservation grazing livestock will be introduced at low density. Livestock will be then present on the fields throughout the year where possible, to be removed only to allow wildflowers to flower, typically April, and set seed before the hay cut, typically in July. Monitoring will influence where additional LUs are required or whether any periods with no livestock are necessary.</p> <p>This management will help maintain a diverse sward characteristic of good quality other neutral grasslands.</p>
<p>B Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20 per cent is more than 7 cm) creating microclimates which provide opportunities for insects, birds and small mammals to live and breed.</p>	Yes	F1-F7	<p>A suitable green hay mix will be selected from a donor site that supports a diverse range of grasses.</p> <p style="text-align: center;">OR</p> <p>Where a seed mix is used, this will introduce a range of grass and herbaceous species that will promote the establishment of a diverse sward.</p>	N/A	<p>Management through an annual hay-cut combined with low-density extensive grazing will help to establish a varied sward. Monitoring will track the sward diversity and may influence the frequency of hay cuts and/or the density of grazing where necessary to promote structural diversity in the sward.</p>
<p>C Cover of bare ground between 1% and 5%, including localised areas, for example, rabbit warrens.</p>	Yes	F1-F7	N/A	N/A	<p>The continuation of grazing on the site will help encourage the establishment of small areas of bare ground to add to the overall structural diversity of the site. These will typically form around feeding structures and gateways and can see a boost in botanical diversity where species that are more tolerant of disturbed ground can thrive. Regular monitoring can track the levels of bare ground and additional areas can be artificially introduced where necessary/appropriate</p>

D	Cover of bracken <i>Pteridium aquilinum</i> less than 20% and cover of scrub (including bramble) less than 5%.	Yes	F1-F7	N/A	N/A	Regular mowing and grazing management will prevent scrub and bracken from establishing. Regular monitoring will track where scrub or bracken encroachment has occurred and will trigger remedial action where necessary.
E	Combined cover of species indicative of suboptimal condition and physical damage (such as excessive poaching, damage from machinery use or storage, damaging levels of access, or any other damaging activities) accounts for less than 5% of total area. If any invasive non-native species (as listed on Schedule 9 of WCA) are present, this criterion is automatically failed.	Yes	F1-F7	The existing sward will be chain harrowed and yellow-rattle seed applied to help reduce the competitiveness of grass. Following this, the application of green hay or a native species-rich seed mix will introduce a diverse range of native wildflowers and grasses. This seed mix will not include any undesirable species.	N/A	Fertiliser input onto the site should be avoided throughout the life of this management plan to prevent the soil condition becoming favourable for pernicious species. However, inputs may be required to deliver the best outcomes for the sward based on growth and soil testing results. Regular monitoring will track the presence of invasive non-native species or those indicative of sub-optimal condition and will trigger remedial action where necessary to remove or reduce their presence respectively.
F	There are 10 or more vascular plant species per m ² present, including forbs that are characteristic of the habitat type. Note – this criterion is essential for achieving Good condition for non-acid grassland types only.	Yes	F1-F7	The donor site for the green hay must support 9-15 species per m ² to ensure that the site can support a similar sward. OR The species mix recommended contains 40 different species including 28 wildflowers and 12 grasses. This will introduce a range of additional wildflowers and indicator species and promote the successful establishment of a sward with at least 9 species per m ² .	N/A	Management through hay cutting and aftermath low density extensive grazing will help to maintain a diverse sward. Regular monitoring will track the number of species present and additional seed will be applied where considered necessary.

Additional Management Prescriptions (GH-B01)

Please use this space to detail any additional management measures to be conducted along with the above measures. These may for example include (but are not limited to) measures specifically relating to the presence of protected species or may be additional measures that are in support of local nature recovery targets and, or, planning policy.

Grassland (Medium, High, and Very High Distinctiveness)

Creation, Enhancement and Management Detailed Methods (GH-T02A)

Provide detailed prescriptions for the creation and management of the habitat.

Action	Relevant Parcels	Timing	Prescriptions
Apply yellow-rattle seed	F2, F3, F4, F5, F6, F7	Year 1	<p>After an autumn cut, chain harrow the grassland three times in immediate succession and in a different direction each time. After chain harrowing, broadcast yellow rattle seed at a rate of 5kg/ha (overseeding), then roll immediately with a flat roll. Sowing must be undertaken in still wind conditions when the soil is saturated but not flooded.</p> <p>In year 2 take a hay crop at the first suitable opportunity after yellow rattle has set seed.</p>
Apply Green Hay from a suitable Donor Site OR Locally sourced seed mix	F2, F3, F4, F5, F6, F7	Year 2	<p>If green hay is the chosen method for reseeding grasslands, then if yellow-rattle seed establishment has proven successful in the autumn of year 2, the site will be cut in the late summer/early august of year 3. Following this cut, chain harrow the grassland three times in succession and in a different direction each time. Where yellow-rattle establishment has not proven successful, the 'Apply yellow-rattle seed' action will be repeated and the following prescriptions will be set back.</p> <p>Apply green hay. Once a suitable donor site has been selected (the donor site must be located within 10 miles of the site), a green hay crop should be cut and collected as wildflowers and grasses at the donor site start to shed their seed (typically late July to Early August). The green hay crop should be cut and collected using a drum or disc mower. A mower conditioner should not be used. A forage harvester can be used to collect the hay or the hay can be baled. The hay must be transferred and spread the same day that it is collected. If a baler is used, it should be transferred to the receptor site for spreading within an hour of being baled. The green hay should ideally be cut and transported on a cool and cloudy day.</p> <p>If the green hay has been collected using a forage harvester, it should be blown directly into a muck spreader, and this can be used to spread the hay on the receptor site. If bales have been collected, the green hay can be spread using a muck spreader, by hand, with a chopper or with a hay turner¹.</p> <p style="text-align: center;">OR</p> <p>If seed mix sowing is the chosen method for reseeding grasslands, then if yellow-rattle seed establishment has proven successful in the autumn of year 2, the site will be cut in Autumn. Following this cut, chain harrow the grassland three times in succession and in a different direction each time. Where yellow-rattle establishment has not proven successful, the 'Apply yellow-rattle seed' action will be repeated, and the following prescriptions will be set back.</p> <p>Broadcast seed mix. A UK sourced seed mix will be used, from a local supplier where possible, as it will contain a mix of wildflower species characteristic of the local neutral soils. Seed will be sown at a rate that is recommended by the supplier. Sowing must be undertaken in still wind conditions when the soil is saturated but not flooded. After sowing, seed will be bedded in by rolling.</p>
Establishment Management	F2, F3, F4, F5, F6, F7	Year 4	<p>The sward will be kept short during the first year of establishment. The management approach to achieve this will be agreed with the project ecologist to ensure the right outcomes are achieved. Typically, this will entail a cut and collect approach, with arisings removed where possible without damaging the establishing sward.</p>

¹ <https://meadows.plantlife.org.uk/making-meadows/sowing-seed/green-hay-how-to-cut-collect-and-spread/#:~:text=Spreading%20Green%20Hay&text=Generally%2C%20green%20hay%20will%20land,to%20trample%20in%20the%20seeds.>

			<p>Mow/top the grassland regularly during the growing season to encourage perennial species propagation and control vigorous growth of weeds/grasses, avoiding the tree protection buffer zones. This should be undertaken once per month, with the frequency reduced where necessary if recommended by the project ecologist, for example, in periods of slow growth. Mowing/topping in the first year before yellow rattle has seeded, typically in July, should be done above the height of germinated yellow rattle plants to allow this annual species to flower and seed.</p> <p>No fertiliser to be applied, unless agreed with the project ecologist. Some inputs may be required to deliver the best outcomes for the sward based on growth and soil testing results. For example potassium / manure application may be required if levels drop to a point where negative impacts occur.</p>
Short-term Management	F2, F3, F4, F5, F6, F7	Year 5, 6, 7, 8	<p>After the successful implementation of the establishment management stage, take a hay crop at the first opportunity that weather conditions allow after wildflower seeds have set, typically from July onwards. Then introduce low density grazing (no more than 1LU) for the remainder of the year, removing livestock in March/April.</p> <p>No fertiliser to be applied, unless agreed with the project ecologist. Some inputs may be required to deliver the best outcomes for the sward based on growth and soil testing results. For example potassium / manure application may be required if levels drop to a point where negative impacts occur.</p>
Long-term Management	F2, F3, F4, F5, F6, F7	Year 9+	<p>In years 9-30, continue to take annual hay cuts to compliment the extensive grazing regime. Grazing density should continue to be at no more than 1LU (unless monitoring deems a higher density is required in any one period). Fields should be grazed during the period August-February, with stock removed in March/April for wildflowers/grasses to establish and set seed. Specific timings of this grazing and numbers of stock to be agreed with the ecologist to suit the sward and ground conditions. Livestock should be able to roam free as much as possible. A conservation grazing livestock breed should be selected that will tolerate poorer quality ruffage.</p> <p>Continue to manage by annual hay cuts and extensive grazing in perpetuity unless a management review indicates a need to manage otherwise to ensure that the condition of the grassland is maintained.</p> <p>Where pernicious and/or invasive weed species establish despite sympathetic grazing, they will be cut prior to setting seed, typically in late summer. Where this management does not prove effective, stands of pernicious and/or invasive weeds will be spot treated using glyphosate spray as appropriate.</p>
Supplementary Seeding	F2, F3, F4, F5, F6, F7	Year 5+	<p>Spread supplementary UK sourced native wildflower seeds, from a local supplier where possible, or green hay as necessary in response to poor uptake of establishment by broadcasting seeds, plug plants or green hay of a nearby species rich meadow on similar soils. Sowing must be undertaken in still wind conditions when the soil is saturated but not flooded.</p>

Grassland (Medium, High, and Very High Distinctiveness) Species Lists (GH-T03A)

Common Name	Scientific Name
Yellow rattle	<i>Rhinanthus minor</i>
Common knapweed	<i>Centaurea nigra</i>
Catsear	<i>Hypochaeris radicata</i>
Rough hawkbit	<i>Leontodon hispidus</i>
Ribwort plantain	<i>Plantago lanceolata</i>
Red clover	<i>Trifolium pratense</i>
White clover	<i>Trifolium repens</i>
Meadow buttercup	<i>Ranunculus acris</i>
Sheep's sorrel	<i>Rumex acetosa</i>
Birds-foot trefoil	<i>Lotus corniculatus</i>
Common spotted orchid	<i>Dactylorhiza fuchsia</i>
Field forget-me-not	<i>Myosotis arvensis</i>
Corkey-fruited water-dropwort	<i>Oenanthe pimpinelloides</i>
Corncockle	<i>Agrostemma githago</i>
Common poppy	<i>Papaver rhoeas</i>
Cornflower	<i>Centaurea cyanus</i>
Meadow vetchling	<i>Lathyrus pratensis</i>
Black medick	<i>Medicago lupulina</i>

Viper's-bugloss	<i>Echium vulgare</i>
Selfheal	<i>Prunella vulgaris</i>
Betony	<i>Betonica officinalis</i>
Bulbous buttercup	<i>Ranunculus bulbosus</i>
Cowslip	<i>Primula veris</i>
Wild carrot	<i>Dauca carota</i>
Cow parsley	<i>Anthriscus sylvestris</i>
Red campion	<i>Silene dioica</i>
Yarrow	<i>Achillea millefolium</i>
Smooth meadow-grass	<i>Poa pratensis</i>
Sweet vernal grass	<i>Anthoxanthum odoratum</i>
Quaking grass	<i>Briza media</i>
Crested dog's-tail	<i>Cynosurus cristatus</i>
Sheep's-fescue	<i>Festuca ovina</i>
Chewing's fescue	<i>Festuca rubra subsp. commutata</i>
Slender red fescue	<i>Festuca rubra subsp. Litoralis</i>
Meadow barley	<i>Hordeum brachyantherum</i>
Yellow oat-grass	<i>Trisetum flavescens</i>
Rough bent	<i>Agrostis scabra</i>

Other Supporting Information

Supporting Information (GH-B02)

N/A

What Does Success Look Like? (GH-F01A)



Grassland (Medium, High, and Very High Distinctiveness)

Creation, Enhancement and Management Summary (GH-T01B)

Provide details of the approach to delivering each of the targeted condition criteria and habitat. Conditions from Statutory Biodiversity Metric habitat condition assessment sheets – Sheet 6. Grassland Med High and V. High.

Target Habitat		Lowland Meadow and Lowland Calcareous Grassland enhancement				
Condition Assessment Criteria	Targeted	Relevant Parcels	Creation Approach	Enhancement Approach	Management Approach	
A	The parcel represents a good example of its habitat type, with a consistently high proportion of characteristic indicator species present relevant to the specific habitat type. Note – this criterion is essential for achieving Moderate or Good condition for non-acid grassland types only.	Yes	F8-F9	N/A	N/A	Ongoing management will be achieved through low density grazing with a variety of conservation management livestock units (LU). Livestock of a conservation grazing breed will be introduced at a low density each year in August. Livestock will be then present on the fields throughout the year where possible, to be removed only to allow wildflowers to flower, typically April, and set seed, typically in July. Monitoring will influence where additional LUs are required or whether any periods with no livestock are necessary. This management will help maintain a diverse sward characteristic of good quality other neutral grasslands.
B	Sward height is varied (at least 20% of the sward is less than 7 cm and at least 20 per cent is more than 7 cm) creating microclimates which provide opportunities for insects, birds and small mammals to live and breed.	Yes	F8-F9	N/A	N/A	Management with low-density extensive grazing will help to establish a varied sward. Monitoring will track the sward diversity and may influence the frequency of the density of grazing where necessary to promote structural diversity in the sward.
C	Cover of bare ground between 1% and 5%, including localised areas, for example, rabbit warrens.	Yes	F8-F9	N/A	N/A	Grazing with a higher diversity of livestock such as cattle, ponies, donkey and pigs for short periods will help encourage the establishment of small areas of bare ground to add to the overall structural diversity of the site. These will typically form around gateways main commuting routes and can see a boost in botanical diversity where species that are more tolerant of disturbed ground can thrive. Regular monitoring can track the levels of bare ground and additional areas can be artificially introduced where necessary/appropriate
D	Cover of bracken <i>Pteridium aquilinum</i> less than 20% and cover of scrub (including bramble) less than 5%.	Yes	F8-F9	N/A	N/A	Low intensity grazing management will prevent scrub and bracken from establishing. Regular monitoring will track where scrub or bracken encroachment has occurred and will trigger remedial action where necessary.
E	Combined cover of species indicative of suboptimal condition and physical damage (such as excessive poaching, damage from machinery use or storage, damaging levels of access, or any other damaging activities) accounts for less than 5% of total area.	Yes	F8-F9	N/A	N/A	Fertiliser input onto the site will be avoided throughout the life of this management plan to prevent the soil condition becoming favourable for pernicious species. Regular monitoring will track the presence of invasive non-native species or those indicative of sub-optimal condition and will trigger remedial action where necessary to remove or reduce their presence respectively.

	If any invasive non-native species (as listed on Schedule 9 of WCA) are present, this criterion is automatically failed.					
F	There are 10 or more vascular plant species per m ² present, including forbs that are characteristic of the habitat type. Note – this criterion is essential for achieving Good condition for non-acid grassland types only.	Yes	F8-F9	N/A	Where areas are lacking species diversity, green hay or seed will be collected from higher diversity areas and broadcast after more intense late summer grazing to increase wider species diversity	Management through low density conservation livestock grazing will help to maintain a diverse sward. Regular monitoring will track the number of species present and additional seed will be applied where considered necessary

Additional Management Prescriptions (GH-B01)

Please use this space to detail any additional management measures to be conducted along with the above measures. These may for example include (but are not limited to) measures specifically relating to the presence of protected species or may be additional measures that are in support of local nature recovery targets and, or, planning policy.

Grassland (Medium, High, and Very High Distinctiveness)

Creation, Enhancement and Management Detailed Methods (GH-T02B)

Provide detailed prescriptions for the creation and management of the habitat.

Action	Relevant Parcels	Timing	Prescriptions
Apply green hay or harvested seed from more diverse area of F8 and F9	F8 and F9	Years 1-5	<p>Apply green hay. A green hay crop should be cut from identified areas of higher diversity in F7-9 and collected as wildflowers and grasses start to shed their seed (typically late July to Early August). The green hay crop should be cut and collected using a drum or disc mower. A mower conditioner should not be used. A forage harvester can be used to collect the hay or the hay can be baled. The hay must be transferred and spread the same day that it is collected. If a baler is used, it should be transferred to the receptor site for spreading within an hour of being baled. The green hay should ideally be cut and transported on a cool and cloudy day.</p> <p>If the green hay has been collected using a forage harvester, it should be blown directly into a muck spreader and this can be used to spread the hay on the receptor areas. If bales have been collected, the green hay can be spread using a muck spreader, by hand, with a chopper or with a hay turner².</p> <p style="text-align: center;">OR</p> <p>Broadcast harvested seed mix from more diverse areas. This should be done in September or October after slightly more intensive grazing which will create a closer sward and bare patches in the required areas. Seed can be broadcast by hand and livestock will improve seed setting by further disturbance and compression in these areas.</p> <p>These should be repeated based on monitoring in year 1-5 and ceased once diversity has increased in these areas.</p>
Initial enhancement grazing management	F7, F8 and F9	Year 1-5	<p>The lack of bare ground in these field parcels is currently preventing good condition being reached. To achieve areas of bare ground, a higher diversity of livestock units should be utilised for grazing the site between August and April. This should include conservation grazing cattle species (longhorns for example), but also ponies, donkeys or pigs. These species are known to create bare patches through their habits of grazing and other behaviours. Livestock density should not exceed 0.5 units per hectare of the relevant mix of grazing species.</p>
Long-term Management	F7, F8 and F9	Year 6-30	<p>After the successful implementation of the enhancement management stage, monitoring as per the prescribed regime will dictate what actions are required to maintain the grasslands in good condition. This will likely take the form of a standard conservation grazing regime between August and April, which will maintain sward diversity, control undesirable species including scrub and also maintain a network of bare ground features and differences in the sward structure as per the condition assessment requirements.</p>

² <https://meadows.plantlife.org.uk/making-meadows/sowing-seed/green-hay-how-to-cut-collect-and-spread/#:~:text=Spreading%20Green%20Hay&text=Generally%2C%20green%20hay%20will%20land,to%20trample%20in%20the%20seeds.>

Grassland (Medium, High, and Very High Distinctiveness) Species Lists (GH-T03B)

Provide a detailed species list for the habitat to be created

Common Name	Scientific Name
Yellow rattle	<i>Rhinanthus minor</i>
Common knapweed	<i>Centaurea nigra</i>
Catsear	<i>Hypochaeris radicata</i>
Rough hawkbit	<i>Leontodon hispidus</i>
Ribwort plantain	<i>Plantago lanceolata</i>
Red clover	<i>Trifolium pratense</i>
White clover	<i>Trifolium repens</i>
Meadow buttercup	<i>Ranunculus acris</i>
Sheep's sorrel	<i>Rumex acetosa</i>
Birds-foot trefoil	<i>Lotus corniculatus</i>
Common spotted orchid	<i>Dactylorhiza fuchsia</i>
Field forget-me-not	<i>Myosotis arvensis</i>
Corkey-fruited water-dropwort	<i>Oenanthe pimpinelloides</i>
Corncockle	<i>Agrostemma githago</i>
Common poppy	<i>Papaver rhoeas</i>
Cornflower	<i>Centaurea cyanus</i>
Meadow vetchling	<i>Lathyrus pratensis</i>
Black medick	<i>Medicago lupulina</i>
Viper's-bugloss	<i>Echium vulgare</i>
Selfheal	<i>Prunella vulgaris</i>
Betony	<i>Betonica officinalis</i>
Bulbous buttercup	<i>Ranunculus bulbosus</i>
Cowslip	<i>Primula veris</i>

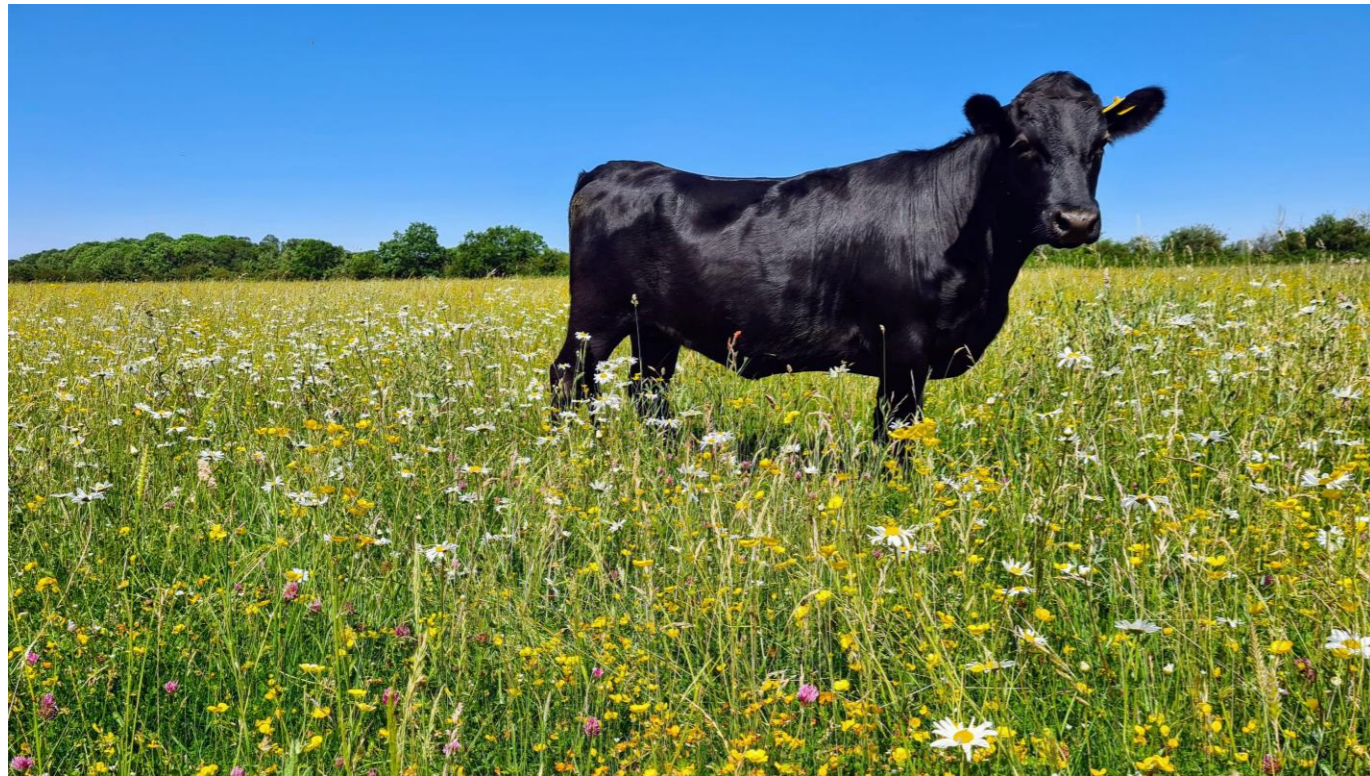
Wild carrot	<i>Dauca carota</i>
Cow parsley	<i>Anthriscus sylvestris</i>
Red campion	<i>Silene dioica</i>
Yarrow	<i>Achillea millefolium</i>
Smooth meadow-grass	<i>Poa pratensis</i>
Sweet vernal grass	<i>Anthoxanthum odoratum</i>
Quaking grass	<i>Briza media</i>
Crested dog's-tail	<i>Cynosurus cristatus</i>
Sheep's-fescue	<i>Festuca ovina</i>
Chewing's fescue	<i>Festuca rubra subsp. commutata</i>
Slender red fescue	<i>Festuca rubra subsp. Litoralis</i>
Meadow barley	<i>Hordeum brachyantherum</i>
Yellow oat-grass	<i>Trisetum flavescens</i>
Rough bent	<i>Agrostis scabra</i>

Other Supporting Information

Supporting Information (GH-B02)

Please use this space to provide any additional information where relevant.

What Does Success Look Like? (GH-F01B)



Hedgerow

Creation, Enhancement and Management Summary (HD-T01)

Provide details of the approach to delivering each of the targeted condition criteria and hedgerow type. Conditions from Statutory Biodiversity Metric habitat condition assessment sheets – Sheet 8. Hedgerow

Target Hedgerow Type:		Native Hedgerow, Species Rich Native Hedgerow				
Condition Assessment Criteria		Targeted?	Relevant Features	Creation Approach	Enhancement Approach	Management Approach
A1	Height >1.5m average along length.	Yes	H1-H13	N/A	Hedgerows will be managed to encourage tall, wide and bushy features with only one side of hedgerows cut each year.	Hedgerows will be managed through rotational cutting every two years, with no more than 1/3 rd of the total hedgerow resource pruned at any one time and dependant upon species.
A2	Width >1.5m average along length.	Yes	H1-H13	N/A	Additional planting using a range of native species will be introduced were 'gapping up' is required.	Management by side trimming in 'A' profile and shaped to promote the development of wide, healthy hedgerow bases.
B3	Gap – hedge base Gap between ground and base of canopy <0.5m for >90% of length.	Yes	H1-H13	N/A	The 1m margin from the base of the hedgerow will remain 'undisturbed' with minimal management	Management by side trimming in 'A' profile and shaped to promote the development of wide, healthy hedgerow bases
B2	Gap – hedgerow canopy continuity Gaps make up <10% of total length; and no canopy gaps >5m.	Yes	H1-H13	N/A	Where hedgerows support an abundance of common nettle in places a programme of control of this pernicious species through spot-spraying will reduce its cover.	Hedgerows will be monitored, and should any shrubs become diseased, they are to be removed and replaced during the next planting season with a similar species to fill out any gaps.
C1	Undisturbed ground and perennial vegetation >1m width of undisturbed ground with perennial herbaceous vegetation for >90% of length: <ul style="list-style-type: none"> measured from outer edge of hedgerow, and is present on one side of the hedge (at least) 	Yes	H1-H13	N/A	Hedgerows will be surrounded by enhanced species rich grassland.	A minimum of 1m along the hedgerows will be managed as 'undisturbed' ground. Management of grassland within these areas adjacent to hedgerows will be in line with the management of meadow grasslands.
C2	Nutrient-enriched perennial vegetation Plant species indicative of nutrient enrichment of soils dominate <20% cover of the area of undisturbed ground.	Yes	H1-H13	N/A	No fertiliser will be used during planting of the hedgerows to prevent eutrophication of the soil.	Fertiliser will be prohibited within grasslands adjacent to hedgerows to reduce nutrient enrichment. Spot treatment of pernicious weed species will be undertaken as required.

D1	Invasive and neophyte species >90% of the hedgerow and undisturbed ground is free of invasive non-native plant species (including those listed on Schedule 9 of WCA) and recently introduced species.	Yes	H1-H13	N/A	Only native species will be planted.	The site will be monitored for the establishment of non-native invasive species and these will be removed where they have established. Pernicious weed will be spot treated as required to prevent their widespread establishment.
D2	Current damage >90% of the hedgerow or undisturbed ground is free of damage caused by human activities.	Yes	H1-H13	N/A	N/A	Appropriate management practices will be employed to prevent detrimental damage to hedgerows.
E1	Tree class (applicable to hedgerows with trees only) There is more than one age-class (or morphology) of tree present (for example: young, mature, veteran and or ancient), and there is on average at least one mature, ancient or veteran tree present per 20 – 50m of hedgerow.		N/A	N/A	If pollarding of individual existing trees is deemed necessary by a suitably skilled and qualified arborist, once started it is important to keep trees within the specified rotation or they will develop heavy branches, overcrowding and disease due to increased humidity and reduction of air movement. Any branches requiring removal should be cut leaving 5-8 cm of main stem and ensuring that all cuts are clean to encourage healing and water shedding.	Inspection of mature hedgerow trees at least every other year and after storm events by suitably skilled and qualified arborist to assess their health and vigour. Any management recommended should only be conducted by a skilled and qualified arborist.
E2	Tree health (applicable to hedgerows with trees only) At least 95% of hedgerow trees are in a healthy condition (excluding veteran features valuable for wildlife). There is little or no evidence of an adverse impact on tree health by damage from livestock or wild animals, pests or diseases, or human activity.		N/A	N/A	Trees will be monitoring for signs of ill health and removed if deemed appropriate to stop the spread. Trees will be replaced if removed. Livestock will be wearing collars to prevent grazing on hedgerows.	Inspection of mature hedgerow trees at least every other year and after storm events by suitably skilled and qualified arborist to assess their health and vigour. Any management recommended should only be conducted by a skilled and qualified arborist.

Hedgerow

Creation, Enhancement and Management Methods (HD-T02)

Provide detailed prescriptions for the creation and management of the habitat.

Action	Relevant Features	Timing	Prescriptions
Establishment - Ground preparation	H6 – H13	Year 1 1 August - 31 March	Cultivate a strip 1.5m wide with a disc harrow or rotavator to aerate the soils, reduce compaction, destroy weed growth and provide a weed free planting strip with friable soil
Establishment - Hedge Planting	H6 – H13	Year 1 1 November – 31 st March when the ground is not frozen or waterlogged	Plant 2-year-old bare root whips in a every 6m. A minimum of 5 species will be planted per 30m and each species will be planted in groups of a minimum of three plants.
Establishment - Standard Tree Planting	H6 – H13	Year 1 30 th September – 31 st March when the ground is not frozen or waterlogged	Plant one 2m tall standard native tree every 6m within the hedge into a pit which is wide and deep enough to contain the root system. Drive fence stakes either side of the tree perpendicular to the hedge and tie with rubber tree ties.
Establishment – Weed suppression	H6 – H13	Year 1 Immediately following planting	Apply a thick organic mulch (about 10cm thick) such as chippings or farmyard manure to suppress weeds, retain moisture and provide nutrients for growth.
Establishment - Infrastructure	H6 – H13	Year 1-5 As required to protect hedges from stock and wild animals within the first 5 years.	Install semi-permanent fencing to prevent the stock type from browsing and damaging the hedge. If wild animals are causing damage within the first 5 years of establishment, install a fence suitable to prevent the wild animal type from browsing and damaging the hedge.
Spot treating pernicious weeds	H6 – H13	Year 1-5	Spot treatment of species indicative of sub-optimal condition will be undertaken on existing scrub blocks in year 1 to reduce the competitiveness of pernicious species. This will be undertaken again in years 2-5 as required.
Long-term management	H6 – H13	Year 1-5+	Hedgerows will be managed in rotation, cutting only half the of the hedgerow stock within the site annually to ensure that there is a continuous supply of fruit during the winter months for birds and small mammal species. Hedgerows will be managed to a minimum height of 2m and a minimum width of 1.5m. Management by side trimming in 'A' profile and shaped to promote the development of wide, healthy hedgerow bases. All existing and planted standard trees will not be trimmed during management. Any established hedges of reasonable structure to support nesting birds, should be managed in the autumn/winter, ideally early February, and should never be done during the bird nesting season (March – August).

Hedgerow Species Lists (HD-T03)

Provide a detailed species list for the habitat to be created

Common Name	Scientific Name	Abundance / %	Comments
English Elm	<i>Ulmus procera</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR)
Field maple	<i>Acer campestre</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR)
Common hawthorn	<i>Crataegus monogyna</i>	15%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
European Spindle	<i>Euonymus europaeus</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Blackthorn	<i>Prunus spinosa</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Elderberry	<i>Sambucus nigra</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Hazel	<i>Corylus avellana</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Holly	<i>Ilex aquifolium</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Yew	<i>Taxus baccata</i>	10%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Traveller's-joy	<i>Clematis vitalba</i>	2.5%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).
Honeysuckle	<i>Lonicera periclymenum</i>	2.5%	Planting at a density of 5 plants per linear metre, with plants arranged in an off-set double staggered row (DSR).

Other Supporting Information

Supporting Information (HD-B02)

Existing hedgerows will be included within the site management plan to ensure their long-term maintenance as native hedgerows in good condition.

What Does Success Look Like? (HD-F01)



Scrub

Creation, Enhancement and Management Summary (SC-T01)

Provide details of the approach to delivering each of the targeted condition criteria and habitat. Conditions from Statutory Biodiversity Metric habitat condition assessment sheets – Sheet 19. Scrub.

Target Habitat:		Mixed Scrub				
Condition Assessment Criteria	Targeted	Relevant Parcels	Creation approach	Enhancement Approach	Management Approach	
A	The parcel represents a good example of its habitat type – the appearance and composition of the vegetation closely matches its UKHab description (where in its natural range). <ul style="list-style-type: none"> - At least 80% of scrub is native, - There are at least three native woody species, - 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). 	Yes	F2, F3, and F6	Planting will include a minimum of five native woody species in each new scrub block, with no one species comprising more than 50% of the planted specimens. This will allow a diverse area of mixed scrub to establish	Existing areas of scrub will be enhanced through selective thinning and supplementary planting with a range of native species. The aim of selective thinning will be to ensure no one species comprises more than 50% of the canopy cover while the aim of supplementary planting will be to ensure each block of enhanced scrub will comprise a minimum of five native species.	Scrub will be managed through a combination of rotational coppicing undertaken every three years, with no more than 1/5 th of the total scrub area of the site cleared at any one time and pruning depending on the species. Hawthorn and blackthorn will be managed through regular pruning following establishment to prevent them becoming too tall and dominating the canopies of scrub blocks. These species will also be selectively thinned where it is considered appropriate. The remaining species will be brought under a 15-year rotational cycle whereby a large areas of the of scrub will coppiced every 15 years. Where appropriated, scrub will be coppiced through selective thinning of blocks to ensure that the coppicing does not lead to one species dominating more than 75% of the canopy of the remaining scrub block. These two different management approaches will help to create a structurally diverse habitat.
B	Seedlings, saplings, young shrubs and mature (or ancient or veteran) shrubs are all present.	Yes	F2, F3 and F6	N/A	Selective thinning and supplementary planting of existing scrub blocks will introduce a diverse age range by introducing saplings alongside existing canopy and understorey plants.	Rotational coppicing and the pruning of scrub will ensure that diverse age ranges are present across the site. Individual scrub blocks will be rotationally coppiced as well to ensure that in addition to the site wide resource of scrub supporting a diverse age range, this will also be the case within each scrub block present across the site.
C	There is an absence of invasive non-native species (as listed on Schedule 9 of WCA) and species indicative of suboptimal	Yes	F2, 3 and 6	No fertiliser will be used during planting of the scrub to prevent eutrophication of the soil.	Any undesirable species such as common nettle will be managed through a programme of control of this pernicious	Regular monitoring will track the presence of invasive non-native species or those indicative of sub-optimal condition and will

	condition make up less than 5% of ground cover.			All scrub planting will utilise native species only.	species through spot-spraying will reduce its cover.	trigger remedial action where necessary to remove or reduce their presence respectively.
D	The scrub has a well-developed edge with scattered scrub and tall grassland and or forbs present between the scrub and adjacent habitat.	Yes	F2, 3 and 6	Scrub will not be seeded and it will be managed to allow a natural ecotone to establish. To aid in the establishment of diverse edges, planting will ensure hawthorn and blackthorn (which do not respond well to coppicing) are no planted along the edges of scrub blocks. Rather, these species will be planted more centrally within scrub blocks	Scrub will not be seeded and it will be managed to allow a natural ecotone to establish.	Scrub edges will be manages in accordance with adjacent grassland habitats with an annual hay cut. Rotational coppicing of scrub blocks will aim to create scalloped edges and bays along the boundaries between scrub and grasslands to maximise the ecotone habitats present.
E	There are clearings, glades or rides present within the scrub, providing sheltered edges.	Yes	F2, 3 and 6	Planting will include clearings within blocks of scrub and/or existing footpaths will not be planted with scrub to created rides throughout establishing scrub blocks.	Fences will be removed once scrub is established to allow livestock to create natural rides and glades and managed scrub extent.	Rotational coppicing will aim to maintain clearings throughout scrub blocks to ensure these remain continuously present, albeit in different locations within each scrub blocks after each coppicing year. Rides will be maintained through the annual mowing of footpath edges and through regular use of the site by walkers.

Additional Management Prescriptions (SC-B01)

Please use this space to detail any additional management measures to be conducted along with the above measures. These may for example include (but are not limited to) measures specifically relating to the presence of protected species or may be additional measures that are in support of local nature recovery targets and, or, planning policy.

Scrub

Creation, Enhancement and Management Detailed Methods (SC-T02)

Provide detailed prescriptions for the creation and management of the habitat.

Action	Relevant parcels	Timing	Prescriptions
Fence of areas of scrub planting (only if grazing management is used)	F2, F3 and F6	Year 1	Areas of scrub planting will be fenced off to protect young scrub planting from grazing pressure. Fencing will be through stock-proof fencing.
Ground Preparation	F2, F3 and F6	Year 1	Apply herbicide to control weed growth/docks prior to planting (if required). An appropriate herbicide will be selected by an appropriately qualified contractor. Any chemicals will be used in accordance with the product label.
Introduce native scrub whip planting	F2, F3 and F6	Year 1	<p>Planting will be undertaken extensively within newly proposed scrub blocks (S1, S2, S3, S4, S8, S9, S10, S11, S12, S13, S14), while supplementary planting will be undertaken in existing blocks (S5, S6, S7, S15, S17) to improve diversity.</p> <p>The soil will be harrowed to create an even bed. Any evidence of existing soil compaction will be remediated before planting to ensure the soil is able to support establishment and growth.</p> <p>Native scrub species planted between November and March in naturalistic pattern including gaps for glades/rides/clearings (covering 70-80% of total area) and protected from rabbits with spiral guards as conditions on site require.</p> <p>Scrub planting will aim at approximately 1,000 whips per ha.</p> <p>Group planting will be employed with 1-3 species of similar growth rates planted together. Hawthorn and blackthorn will be planted in small single species clumps through the scrub blocks, ensuring that blocks of each species are sufficiently spaced apart to prevent either dominating the canopy. Honeysuckle planting will be undertaken intermittently between scrub plants within rows.</p> <p>Scrub planting will as far as possible be designed to create significant areas of edge habitats and structural diversity including clearings and glades.</p> <p>The planting pit dug will be a shallow square, larger than the root ball of the whip. Backfilling of soil will utilise existing excavated soils only with <u>no</u> compost or fertiliser application.</p> <p>It will be important to ensure the tree is not planted lower than the surrounding ground level. The aim of planting will be to ensure that the level that the tree base meets the soil level will be slightly above ground level, aiming for 25mm above.</p> <p>Tree guards will be installed around establishing whips to prevent them becoming browsed.</p>
Establishment – Weed suppression if required	F2, 3 and 6	Following planting in year 1 to year 5	Spray a 1m diameter circle around each tree using an appropriate herbicide, glyphosate is typically used. Typically, one application is made in spring and, depending on the vigour of the weeds, another in mid-late summer.
Selective thinning of existing scrub	F2, 3 and 6	Year 1	<p>Selective thinning of stands will aim to create scattered open glades, aiming for a 70-80% total coverage of scrub across this habitat and to allow light to reach the ground and promote regeneration of seedlings and saplings</p> <p>Selective clearing of scrub edge (roughly 1/3 to 1/5) down to ground will also help to reduce dominance of species such as blackthorn and hawthorn and promote regeneration of young shrubs/herb edge.</p>

Spot treating pernicious weeds	F2, 3 and 6	Year 1-5	Spot treatment of species indicative of sub-optimal condition will be undertaken on existing scrub blocks in year 1 to reduce the competitiveness of pernicious species. This will be undertaken again in years 2-5 as required.
Long-term management	F2, 3 and 6	Year 5+	A programme of selective thinning will begin in year 5, with rotational coppicing and pruning undertaken every 3 years with 1/5 th of the total scrub resource in each block coppiced on each cycle. This will be undertaken in select areas through scrub blocks to enhance ground flora and continue the presence of glades at an approximate coverage of 70-80 scrub and 20-30% glades. Hawthorn and blackthorn will be pruned as required as these species do not respond well to coppicing, while the remaining species to be planted will be managed through coppicing. During coppicing and pruning, Retain at least 25% of brash and deadwood in-situ.
Replacement Planting	F2, 3 and 6	Year 5+	Supplementary planting will be undertaken as necessary where failed specimens occur. Planting will undertaken between November and March.

Scrub Species Lists (SC-T03)

Provide a detailed species list for the habitat to be created.

Common Name	Scientific Name	Abundance / %	Comments
Hawthorn	<i>Crataegus monogyna</i>	10%	Native Whip
Blackthorn	<i>Prunus spinosa</i>	20%	Native Whip
Hazel	<i>Corylus avellana</i>	20%	Native Whip
Guelder rose	<i>Viburnum opulus</i>	15%	Native Whip
Holly	<i>Ilex aquilinum</i>	15%	Native Whip
Clematis	<i>Clematis vitalba</i>	10%	Native Whip
Honeysuckle	<i>Lonicera periclymenum</i>	10%	Native Whip

What Does Success Look Like? (SC-F01)



Habitat Creation and Management – Risk Register and Remedial Measures PM-T02

Risk Identification Date	Habitat Type	Risk Factor	Trigger for Action	Remedial Measure
Years 1	Other Neutral Grassland	Failed areas of seeding	Greater than 10% bare ground during years 2-5	Apply additional seed in areas of failed establishment. Appropriate seed mix to be used for the compartment where reseeding is required.
Project life term	Other Neutral Grassland	Poor sward height diversity	Where <20% of the sward is <7cm <u>and</u> <20% of the sward is >7cm.	Alternate between grazing and hay cut management. Where rushes begin to dominate the sward, topping can be undertaken to reduce competitiveness of rushes.
Project life term	Other Neutral Grassland	Excessive trampling caused by walkers and other recreational users of the site	>5% cover of bare ground caused by trampling	Introduce additional signage to encourage walkers to remain on established formal/informal footpaths
Project life term	Other Neutral Grassland	Scrub or bracken encroachment	Scrub and or bracken cover greater than 5% or 20% respectively	Initiate programme of scrub and/or bracken removal as required. This can either be through mechanical removal or spot spraying with herbicide.
Project life term	Other Neutral Grassland	Establishment of species indicative of sub-optimal condition	Where species indicative of sub-optimal comprise >5% of sward	Initiate a programme of spot-spraying species indicative of sub-optimal condition using glyphosate herbicide.
Project life term	Other Neutral Grassland	Damage through poaching or rabbit grazing	Evidence of damage and/or poaching >5% of ground cover >5% cover of bare ground	Identify the cause of the damage: If caused by cattle, reduce grazing density or switch to hay management for a suitable period If caused by rabbits, initiate measures to control rabbit population numbers.
Project life term	Other Neutral Grassland	Poor species diversity	Less than 9 species per average m ²	Initiate a second round of seeding following the prescriptions provided for the grassland field compartment(s) which are falling short of this target.
Project life term	Other Neutral Grassland	Establishment of Non-native invasive species	Monitoring identifies the presence of any invasive non-native species within the sward	Initiate a programme of eradication of invasive non-native species. Specialist advice should be sought to ensure the appropriate eradication measures for the species identified.
Project life term	Other Neutral Grassland	Poor representation of wildflowers, sedges and indicator species.	Wildflowers, sedges and indicator species are not very clearly and easily visible in the sward.	Initiate a further round of yellow-rattle seeding to reduce the competitiveness of grasses.

Project life term	Scrub and tree planting	Newly planted whips failing to establish from drought etc	10% of newly planted trees found to be dead during years 1-10.	Undertake a second round of planting, replacing failed specimens on a like-for-like basis
Project life term	Tree planting	Plant heath / disease i.e ash dieback, <i>Phytophthora</i>	Either: <ul style="list-style-type: none"> Ash Dieback due to <i>Hymenoscyphus fraxineus</i> fungus noted within the woodland; More than 10% mortality rate of trees; Any of the following high-risk disease or pests are present: Identify a tree pest or disease: overview - GOV.UK (www.gov.uk)	Phytophthora - Fell as first intervention Ash dieback – review species selection at restocking. Thinning and weeding to maintain airflow Where more than 10% mortality of trees observed (excluding those ring-barked to create deadwood), undertake selective thinning to remove dying specimens. Retain deadwood in situ (unless there are concerns around disease spread). Where significant mortality is observed (>20% of trees) seek ecological advice to initiate additional planting if required.
Project life term	All habitats	Establishment of invasive non-native species	Monitoring identifies the presence of any invasive non-native species	Initiate a programme of eradication of invasive non-native species. Specialist advice should be sought to ensure the appropriate eradication measures for any species identified.
Project life term	Mixed Scrub	Insufficient variation of age classes	One or more age class missing across the habitat type.	Selective thinning of scrub to allow natural regeneration to occur. Where natural regeneration is unsuccessful, additional planting of native species should be introduced.
Project life term	Mixed Scrub	Overdominance of one species within the canopy	Where one species of scrub within a scrub block represents more than 75% of canopy cover.	Selective thinning of dominant species to allow other species to establish within the canopy.
Project life term	Mixed Scrub	Encroachment of scrub into adjacent grasslands	Where the edges of scrub begin to creep into grasslands to an extent that they begin to reduce the overall extent of grasslands onsite. This may be a particular problem with blackthorn suckering	Initiate a program of dense scrub removal where this habitat has begun to creep into grassland habitats. This should not be undertaken where only scattered scrub is present at the edges of the boundaries between these habitats and should only be undertaken where more <u>dense</u> scrub establishes.
Project life term	Mixed Scrub	Poorly developed edge habitats	Where the edges of scrub do not grade into adjacent habitats in a diffuse way including scattered scrub and tall grassland/herbs.	Reduce mowing frequency of grassland at edge of habitat.

3. Monitoring Schedule

To deliver BNG, a robust strategy is critical to monitor successes and challenges. Routine monitoring informs progress and facilitates the required management plan updates at set intervals.

Monitoring Strategy

Provide details of the monitoring strategy to encourage successful implementation of the management plan (MS-B01)

The site will be monitored at varying degrees from establishment through to its long-term management. Initially from years 1-5, the site will be monitored annually by ecologists from FPCR to review how the establishment of the proposed habitat creation and enhancement is progressing. The key observations during this period will be to determine whether habitats are successfully establishing and improving and whether or not replacement planting or reseedling may be required.

During years 3-9, the management of the site will begin to change to post-establishment management, for created other neutral grasslands and less intensive management of enhanced grassland will commence if condition has improved significantly. Monitoring will be undertaken at the beginning and end of this 3-9 year period, with a third visit to review grassland establishment in year 7 when other neutral grassland sown into arable fields are expected to change to more long-term management. By the end of this period, all grasslands will be expected to reach their target condition and so monitoring in year 10 will review the success of habitat management measures and to provide remedial actions where appropriate if the targeted creation measures have not been achieved.

During years 11-30, monitoring of other neutral grassland will be undertaken every 5 years beginning at year 15. The key elements of this monitoring will be to review whether the long-term management practices are maintaining the site in the targeted condition scores for the proposals. During this period, adaptive management measures will be reviewed to determine whether there are any opportunities to alter management to encourage additional habitat enhancements

Monitoring Methods and Intervals MS-T01

Habitat Type	Monitoring Methods	Monitoring Interval and Timing
Other Neutral Grassland	<p>During the establishment phase of grassland (Years 1-5) grassland monitoring will focus on determining the DAFOR abundances of plants present throughout the sward and whether a sufficient number of species within the seed mixes used have established. It will also be important to monitor the percentage coverage of palatable grasses.</p> <p>During years 10-30, grasslands will be monitored by reviewing the following factors:</p> <ul style="list-style-type: none"> • Species diversity per m² • Percentage cover of bare ground • Percentage cover of scrub/bracken • Percentage cover of species indicative of sub-optimal condition • Presence of non-native invasive species • DAFOR Abundances of wildflowers, sedges and rushes • Sward height diversity • Level of poaching or trampling damage <p>Grassland monitoring will be undertaken between May-August.</p> <p>If ONG areas are exhibiting condition factors associated with the nearby higher distinctiveness habitats, the management plan will be updated to reflect this.</p>	<p>Years 1, 2, 5, and 10 then every 5 years.</p> <p>Surveys to be completed between May and August</p>

Lowland meadow	<p>During the core phase of grassland enhancement (Years 1-5) grassland monitoring will focus on determining the DAFOR abundances of plants present throughout the sward and whether a sufficient number of indicator species are present across the sward. The presence and extent of bare ground will be specifically monitored to ensure the key criteria for achieving good condition is met within 5 years.</p> <p>During years 6-30, grasslands will be monitored by reviewing the following factors:</p> <ul style="list-style-type: none"> • Species diversity per m² (presence of indicator species favoured) • Percentage cover of bare ground • Percentage cover of scrub/bracken • Percentage cover of species indicative of sub-optimal condition • Presence of non-native invasive species • DAFOR Abundances of wildflowers, sedges and rushes • Sward height diversity • Level of poaching or trampling damage <p>Grassland monitoring will be undertaken between May-August.</p>	<p>Years 1, 2, 5, and 10 then every 5 years.</p> <p>Surveys to be completed between May and August</p>
Lowland Calcareous grassland	<p>During the core phase of grassland enhancement (Years 1-5) grassland monitoring will focus on determining the DAFOR abundances of plants present throughout the sward and whether a sufficient number of indicator species are present across the sward. The presence and extent of bare ground will be specifically monitored to ensure the key criteria for achieving good condition is met within 5 years.</p> <p>During years 6-30, grasslands will be monitored by reviewing the following factors:</p> <ul style="list-style-type: none"> • Species diversity per m² (presence of indicator species favoured) • Percentage cover of bare ground • Percentage cover of scrub/bracken • Percentage cover of species indicative of sub-optimal condition • Presence of non-native invasive species • DAFOR Abundances of wildflowers, sedges and rushes • Sward height diversity • Level of poaching or trampling damage <p>Grassland monitoring will be undertaken between May-August. Grassland monitoring will be undertaken between May-August.</p>	<p>Years 1, 2, 5, and 10 then every 5 years.</p> <p>Surveys to be completed between May and August</p>
Scrub	<p>During years 1-5 of the management plan period, individual specimen scrub plants will be monitored for their health. The abundance of species indicative of sub-optimal condition and the presence of non-native invasive species will also be reviewed.</p> <p>Throughout the remainder of management period, scrub will be monitored for:</p> <ul style="list-style-type: none"> • The number of native scrub canopy species in each block • The percentage cover of various age ranges of scrub throughout scrub blocks • Percentage cover of species indicative of sub-optimal condition • Presence of non-native invasive species • The character of edge habitats 	<p>Years 1, 2, 5, and 10 then every 5 years.</p> <p>Surveys to be completed between May and August</p>

	<ul style="list-style-type: none"> The presence of clearings, glades and rides <p>Scrub monitoring will be undertaken between May-September.</p>	
Species rich native hedgerows	<p>During years 1-5 of the management plan period, individual specimen hedgerow plants will be monitored for their health. The abundance of species indicative of sub-optimal condition and the presence of non-native invasive species will also be reviewed.</p> <p>Throughout the remainder of management period, hedgerows will be monitored for:</p> <ul style="list-style-type: none"> The survival rate of hedgerow plants Percentage cover of species indicative of sub-optimal condition Presence of non-native invasive species The condition of the hedgerow ground flora The presence of emergent trees that can be managed to achieve standard trees within the hedgerow 	<p>Years 1, 2, 5, and 10 then every 5 years.</p> <p>Surveys to be completed between May and August</p>

Monitoring Reports

Following completion of habitat creation and initial enhancement works, prepare for your monitoring report for the Local Planning Authority or Responsible Body. You should monitor each habitat type comprising the BNG project. Provide sufficient detail for the reviewing authority to assess the progress. The 'Monitoring Report Template' can help you do this. The requirements and regularity with which the monitoring reports are required are at the discretion of the LPA or Responsible Body. Prepare the monitoring requirements below.

Monitoring Report Schedule MS-T02

Provide details of the person or organisation that will be responsible for submitting the monitoring reports. Also state the responsible organisation for receiving and reviewing the reports.

Organisation Responsible for Submitting the Monitoring Reports	Organisation Receiving and Responsible for Reviewing Reports
FPCR	Dorset Natural Environment Team (DNET)

Provide details of when the monitoring surveys and reports will be undertaken and submitted. You can extend the table and adjust according to your required schedule.

Project Year	30 Year Monitoring Year	Month Report to be Submitted	Month Management Plan to be reviewed	Comments
Pre completion reporting				
Monitoring reporting for all phases is to be submitted in a single annual document.				
1	-	October	N/A	Basic reporting of actions undertaken on site to be sent to DNET.
2	-	November	November	Reporting of habitat creation activities that constitute the start of the 30 year monitoring period.
Post completion Monitoring				
Monitoring reporting for all phases is to be submitted in a single annual document.				
3	1	November	November	Full monitoring of habitats with condition assessments provided alongside any

				required updates to management strategy.
4	2	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
5	3	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
7	5	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
12	10	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
17	15	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
22	20	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
27	25	November	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.
32	30	November	November	Final reporting to conclude monitoring period.

Summary of Adaptive Management Approaches (MS-B02)

The management regime proposed in this HMMP document is flexible and will be adjusted as appropriate to ensure the proposed conditions are met for each habitat. Any changes in management strategy will be reported to the LPA at the monitoring reporting intervals proposed.

Appendix 2

The BNG Monitoring Fee Scale

The Council's Fees will be charged as follows with all sums Index Linked in accordance with the terms set out in the body of the Deed.

A. Senior Ecologist

1. General Hourly Rate £64.00 for work associated with monitoring reports and preparation for and post site visit work.
2. Site Visit a minimum of £256.00 plus General Hourly Rate for any time spent over and above 4 hours travelling to and from and at Site.

B. Administrative Staff all work £74.00 per hour.

Appendix 3

Annex C: Pre-Completion Reporting and Post-Completion Monitoring Schedule

Note: this table sets out the pre-completion reporting (for 2 years) and post-completion monitoring (for 30 years) works needed for each phase.

Project Year	30 Year Monitoring Year	Month Report to be Submitted to Dorset Council	Owner Reporting Actions	Dorset Council actions	DC hours
Pre completion reporting					
Monitoring reporting for all phases is to be submitted in a single annual document.					
1	-	October	Basic reporting of actions undertaken on site to be sent to DNET.	None	-
2	-	November	Reporting of habitat creation activities that constitute the start of the 30 year monitoring period.	Review report, provide feedback	2
Post completion Monitoring					
Monitoring reporting for all phases is to be submitted in a single annual document.					
3	1	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.	Review report, provide feedback	2
4	2	November	Full monitoring of habitats with	Review report,	2

			condition assessments provided alongside any required updates to management strategy.	provide feedback	
5	3	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.	Review report, provide feedback	2
7	5	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.	Review report, provide feedback	2
12	10	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.	Review report, provide feedback. Site visit by Ecologist	6 (2 for review + 4 for site visit)
17	15	November	Full monitoring of habitats with condition assessments provided alongside any required updates to	Review report, provide feedback	2

			management strategy.		
22	20	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.	Review report, provide feedback	2
27	25	November	Full monitoring of habitats with condition assessments provided alongside any required updates to management strategy.	Review report, provide feedback	2
32	30	November	Final reporting to conclude monitoring period.	Review report, provide feedback. Site visit by Ecologist	6 (2 for review + 4 for site visit)

Appendix 4

Annex D: Table of Capital Works by Phase

Phase	Habitat type	Year of anticipated completion after commencement of activity.	Completion activity	HMMP Table name, table reference and row number
Phase 1	Lowland calcareous grassland and lowland meadow	2	<ul style="list-style-type: none"> • Apply Green Hay from species rich areas of F7-9 • All seeding should occur between September and October and avoid periods of extreme drought or wet. • Initial enhancement grazing management 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02B Row 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5
Phase 2	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed 	Grassland Creation, Enhancement and

			<ul style="list-style-type: none"> • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	Management Detailed Methods GH-T02A Row 1 and 2
	Mixed scrub	1	<ul style="list-style-type: none"> • Fence off areas of scrub planting (only if grazing management is used) • Ground preparation • Native scrub whip planting 	Scrub Creation, Enhancement and Management Detailed Methods SC-T02 Rows 1, 2 and 3
Phase 3	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Mixed scrub	1	<ul style="list-style-type: none"> • Fence off areas of scrub planting (only if grazing management is used) 	Scrub Creation, Enhancement and Management Detailed Methods

			<ul style="list-style-type: none"> • Ground preparation • Native scrub whip planting 	<p>SC-T02</p> <p>Rows 1, 2 and 3</p>
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	<p>Hedgerow Creation, Enhancement and Management Methods</p> <p>HD-T02</p> <p>Rows 1, 2, 3, 4 and 5</p>
Phase 4	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	<p>Grassland Creation, Enhancement and Management Detailed Methods</p> <p>GH-T02A</p> <p>Row 1 and 2</p>
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression 	<p>Hedgerow Creation, Enhancement and Management Methods</p> <p>HD-T02</p> <p>Rows 1, 2, 3, 4 and 5</p>

			<ul style="list-style-type: none"> • Infrastructure 	
Phase 5	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	Hedgerow Creation, Enhancement and Management Methods HD-T02 Rows 1, 2, 3, 4 and 5
Phase 6	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	Grassland Creation, Enhancement and Management Detailed Methods GH-T02A Row 1 and 2

	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	<p>Hedgerow Creation, Enhancement and Management Methods</p> <p>HD-T02</p> <p>Rows 1, 2, 3, 4 and 5</p>
Phase 7	Other neutral grassland	2	<ul style="list-style-type: none"> • Apply yellow rattle seed • Apply Green Hay from a suitable donor Site OR locally sourced seed mix • All seeding should occur between September and October and avoid periods of extreme drought or wet 	<p>Grassland Creation, Enhancement and Management Detailed Methods</p> <p>GH-T02A</p> <p>Row 1 and 2</p>
	Species rich native hedgerow	1	<ul style="list-style-type: none"> • Ground preparation • Hedge planting • Standard tree planting • Weed suppression • Infrastructure 	<p>Hedgerow Creation, Enhancement and Management Methods</p> <p>HD-T02</p> <p>Rows 1, 2, 3, 4 and 5</p>