

PROJECT NO: 2025/03
PROJECT: Proposed Residential Development
LOCATION: Land to the rear of Chideok
Valebridge Road, Burgess Hill. RH15 0RT

BIO-DIVERSITY NET GAIN EXEMPTION STATEMENT

01.00 INTRODUCTION:

01.01 This Bio-Diversity Net Gain Exemption Statement accompanies an application for the construction of minor alterations and the change of use from estate agent to a residential dwelling.

02.00 REASONS FOR EXEMPTION.:

02.01 Self-build and custom build applications

The proposed development:

- consists of no more than 9 dwellings
- is on a site that has an area no larger than 0.5 hectares
- consists exclusively of dwellings that are self-build or custom housebuilding as defined in section 1(A1) of the Self-build and Custom Housebuilding Act 2015

03.00 CONCLUSION:

03.01 The above reasons for the proposed development to be exempt from the mandatory bio-diversity net gain requirements comply with reasons given in the Gov.UK guidance "Biodiversity net gain: exempt developments" because the proposed development falls below the threshold and is a self-build/custom build application.