

Biodiversity Net Gain Statement

Submit this form with your planning application to show how your development is likely to deliver biodiversity net gain

Please ensure you refer to the [Apply for Planning Permission](#) webpage to download the latest version of this form.

Introduction

Biodiversity net gain (BNG) will deliver measurable improvements for biodiversity by enhancing or creating new habitats in association with development.

Biodiversity net gain is mandatory and all developments will have to deliver a minimum of 10% BNG. [Certain developments are exempt from BNG.](#)

You will need to [submit information on BNG](#) with the planning application and, if granted planning permission, a Biodiversity Gain Plan showing how BNG will be achieved must be approved by the Council prior to commencement of development.

Who should complete this form

All applicants for planning permission where BNG applies should complete this form and include it when you submit your planning application. Applicants proposing development that is exempt from BNG do not need to complete this form.

This form provides the Council with initial information on the delivery of BNG. This will help to identify when a s106 planning obligation may be required to secure the BNG for 30 years and it will help us monitor the likely delivery and implementation of BNG.

Further guidance

[Defra guidance on biodiversity net gain](#)

[Planning practice guidance: biodiversity net gain](#)

[Mid Sussex District Council Biodiversity Net Gain webpage](#)

[BNG Online](#)

Date

30th April 2025

1. Site location

Address

Ludham Farm, Cinder Hill Lane, Horsted Keynes, Haywards Heath

Description of the proposed development

Change of use of land for the siting of a riding arena 60m x 30m ancillary to the private

2. Applicant details

Applicant name

Ms Mary-Pat Sheridan

Company name

Address

As above

E-mail address

Telephone number

3. Agent details

Agent name

Sally-Ann Tinsley

Company name

Equine Commercial-Legal

Address

11 Park Avenue, Wem, Shrewsbury, Shropshire SY4 5EY

E-mail address

Sally-Ann@equineplanningconsultants.com

Telephone number

07837543532

4. Biodiversity net gain delivery

How do you intend to deliver the minimum 10% biodiversity net gain?

The Council encourages higher levels of BNG (more than the minimum 10%) and developments should seek to maximise opportunities to deliver meaningful BNG.

Tick all that apply.

- ☐ On-site
- ☒ Off-site
- ☐ Statutory biodiversity credits

5. On-site biodiversity net gain delivery

Does your application include any on-site habitat enhancements and/or creation that could be considered ‘significant’?

Significant enhancements are areas of habitat enhancement which contribute significantly to the proposed development’s BNG, relative to the biodiversity value before development.

Guidance on what may be a significant on-site enhancement can be found at:

<https://www.gov.uk/guidance/make-on-site-biodiversity-gains-as-a-developer#significant-on-site-enhancements>

- ☒ Yes
- ☐ No

Please explain why you have selected your answer.

The site is on an area of empty grassland, grazed by horses, G3c Semi-improved Neutral Grassland. The net gain is achieved by planting traditional orchards, on land in the ownership of the applicant, adjacent to the application site.

6. Off-site biodiversity net gain delivery

Have you identified how you will meet any off-site provision for biodiversity net gain?

- ☒ Yes
- ☐ No

Which option best describes your off-site provision for biodiversity net gain?

- ☒ Applicant-owned land (i.e. land that you own or control elsewhere)
- ☐ Arrangement with another landowner for using their land to meet your off-site BNG requirements
- ☐ Purchase of biodiversity units from a third party habitat bank

Which option best describes the location of your off-site provision for biodiversity net gain?

Tick all that apply.

- ☒ Adjacent to the development site
- ☐ Within Mid Sussex District
- ☐ Outside Mid Sussex District in another local planning authority area
If outside Mid Sussex District, please name the local planning authority area or if unknown, please name the nearest town or village.

- ☐ Uncertain