

Date: 10 September 24
Ref: 241456/E2

RE: Biodiversity Net Gain Summary
SITE: Dalton Ellis Hall, University of Manchester

Dear Sirs,

The following document summarises the Biodiversity Net Gain (BNG) calculations prepared for Dalton Ellis Hall at the University of Manchester.

Baseline Figures

The habitats identified as present on the site and the associated baseline habitat units (hu) are shown in Table 1.

Table 1: Summary of the baseline habitats and biodiversity units

UKHab Code	UKHab Classification	Condition	Area (ha)	Metric Classification	Habitat Units	Impact	Comments
U1-847	Built up areas and gardens – introduced shrub	N/A	0.09	Urban-Introduced shrub	0.21	Retained.	-
U1b	Developed land, sealed surface	N/A	0.132	Urban-Developed land, sealed surface	0.0	Retained	-
U1b5	Buildings	N/A	0.003	Urban-Developed land, sealed surface	0.0	Retained	-
-32	Scattered tree	Moderate	0.5171	Individual trees-Urban tree	4.76	Retained	-

The total baseline figures equate to 4.96hu.

Post Intervention Figures

The proposals for the site are to install new lighting around the parking and access areas to ensure suitable light levels are present to provide a safe environment for the students using the university facilities.

The design of the site has been sensitively designed to reduce the impact on biodiversity through the reduction of the lighting bases, to ensure no loss of habitat, and the movement of the lighting towers to ensure no tree loss and minimal tree pruning is required during the development.

In addition to designing the works in a sensitive manner there are plans to plant an additional four native trees to infill gaps between the trees currently present on site. This was considered the maximum trees that could reasonably be planted within the available areas of the site to ensure sufficient space for the trees.

Table 2: Summary of the post development habitats and biodiversity units

Metric Classification	Areas (ha)	Condition	Habitat Units	Comments
Urban-Developed land, sealed surface	0.001	N/A	0.0	The new lighting, including the bases.
Individual trees-Urban tree	0.0163	Moderate	0.06	Four trees planted during the works, all small native trees.

The site equates to post intervention figures of 5.02hu, which equates to a gain of 0.06hu, a 1.15% gain. The gain is achieved with only a very minor loss of the existing habitats present on the site associated with the lighting bases.



Yours faithfully
Andrew Turnbull FDSc MArborA
Director & Principal Arboriculturist

Enc. n/a