

Biodiversity Net Gain Scheme

Priory Park Habitat Bank



A holistic Biodiversity Net Gain (BNG) scheme in North Lincolnshire that is delivering environmental enhancements across the landscape and providing social benefits.

Local Planning Authority

North Lincolnshire

National character area

Humberhead Levels

Distances

- 8 km from Scunthorpe
- 13 km from Goole

Biodiversity units for sale



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Developers with off-site BNG requirements can contribute to the creation and management of habitats within this BNG scheme through the purchase of biodiversity units.

Location

The site is located within the North Lincolnshire Local Planning Authority and the Humberhead Levels National Character Area. Numerous priority woodlands exist across the site, and it is bordered by Hatfield Chase Ditches SSSI, presenting an opportunity to enhance, buffer and connect these ecologically valuable habitats.

Landscape character

The site is surrounded predominantly by agricultural land, with some lines of trees and woodland blocks. The River Torne flows west to east adjacent to the southern site boundary, with associated riparian habitat.

Land size

The BNG site is circa 50 hectares (approx. 124 acres) in size.

Current use and baseline habitats

The site is a former golf course and historically was a country park. The current baseline habitats include modified grassland, mixed and broadleaved woodland, veteran trees, reedbeds and ponds.

Habitat creation

Creation and enhancement of the following high-quality biodiverse habitats:

Very high distinctiveness

- Lowland meadow

High distinctiveness

- Traditional orchards
- Species-rich native hedgerow with trees

Medium distinctiveness

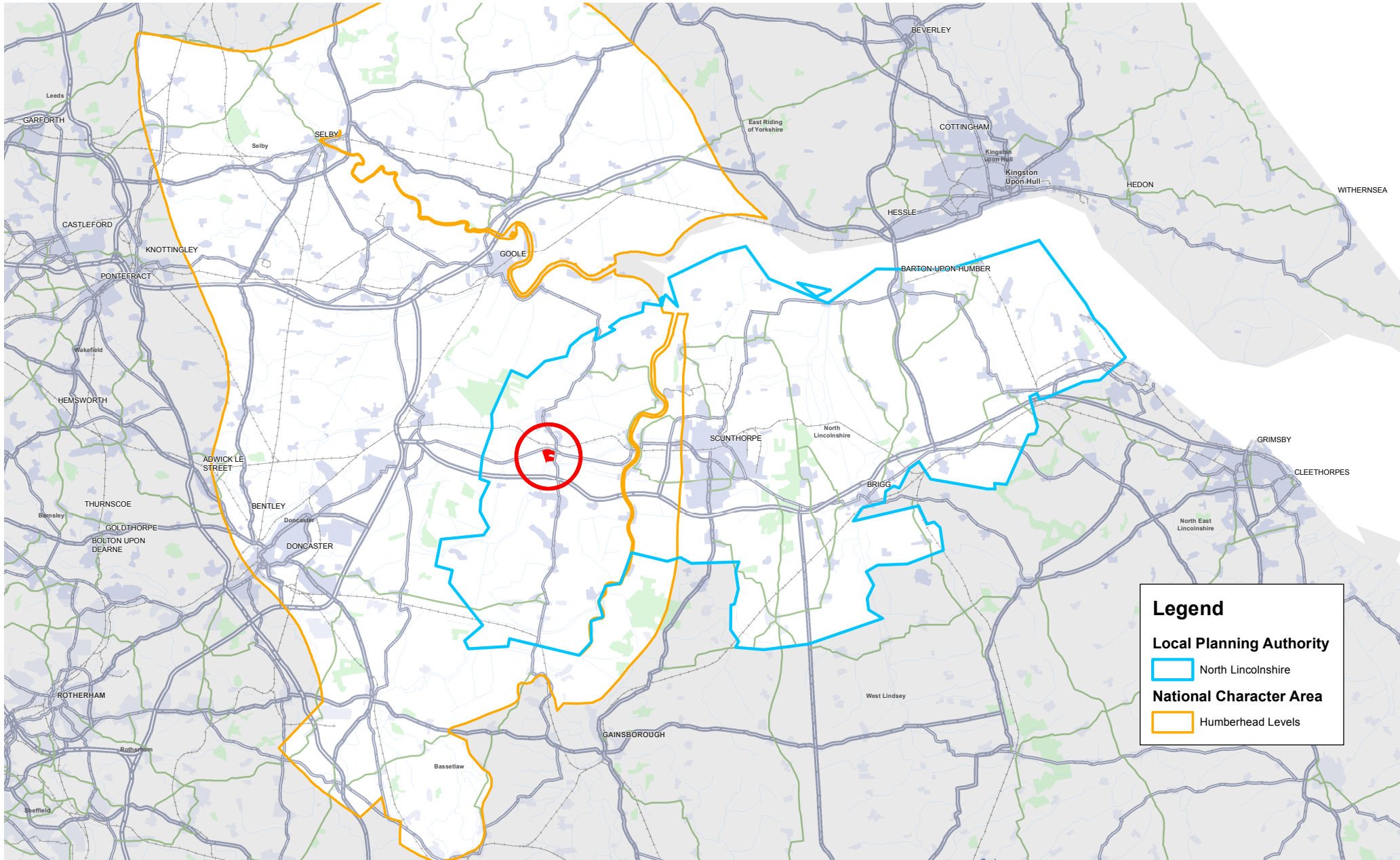
- Grassland
- Hedgerow
- Heathland and shrub
- Woodland
- Individual trees

Land management

Strategic spatial planning of habitat delivery across the site has been undertaken and a robust and flexible long-term management structure is in place, with detailed plans setting out how the scheme will be managed for nature into the future.



Regional context



Method and terms of sale

Biodiversity units which meet developer compensation requirements in terms of habitat types and extents can be purchased 'off-the-shelf'. An option for the purchase of biodiversity units will be granted to purchasers, allowing them to secure planning consent before funding the physical habitat creation. Alternatively, a sale agreement will be developed for purchasers seeking to satisfy their planning consent's BNG condition. The physical habitat creation works will commence once the option is called/sale agreement exchanged, or in advance as an active habitat bank.

Environmental outcomes

This innovative habitat creation scheme is part of a wider ambition to connect people with nature. Strategic design of the site will enable nature restoration to be complemented with well-managed social benefits, including:

- Footpath network to increase access to greenspace
- Outdoor learning resource centre
- Open-air wellness facilities
- Sculpture trail

Scheme benefits

There are huge advantages in delivering BNG requirements through this scheme:

- Surety of where offsets are being delivered
- Contribute to landscape scale enhancements
- Contribute to wider environmental and social outcomes
- Greater confidence in the security of long-term sustainable management beyond the requisite contractual 30-year period

The scheme will become a showcase for the effective delivery of BNG, demonstrating how offsetting development through habitat creation on a landscape scale is most efficient, cost-effective and maximises environmental outcomes.

The provision of biodiversity units 'off-the-shelf' reduces the risks and delays to developers in seeking credible solutions to satisfy offsite BNG requirements.

Project website

Further information about this scheme can be found at the following dedicated web address:

bidwells.co.uk/properties/priory-park-habitat-bank



Get in touch with our experts

**Please contact our Natural
Capital team to enquire about
securing biodiversity units:**

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