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Habitat Management and Monitoring Plan

Site Name

15 Langstone Road, Havant

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About the Author

This report has been prepared by Emma Baker, who is a Senior ecologist with eight years' experience. She holds Level 1 great crested newt and hazel dormice survey licences. As a Full member of the Chartered Institute for Ecology and Environmental Management (CIEEM), she is bound by their code of professional conduct.

About the Reviewer

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Report Summary

Purpose	The Ecology Co-operation was commissioned by Chris Flint Associates Ltd to provide a Habitat Management and Monitoring Plan (HMMP) with respect to a proposed development at 15 Langstone Road, Havant. This document outlines the proposed strategy to create a native hedgerow in moderate condition over a 30-year period. In accordance with the Biodiversity Impact Calculations for the site, carried out in February 2025 by Daniel Ahern Ecology, this newly created habitat will go towards providing net gain for the project. The remainder will be secured through the purchase of credits. This report should be read in combination with this calculation and the associated report.
Context	<p>The site measures around 0.08 ha and is situated in a suburban area in the village of Langstone, east of Havant in Hampshire. It currently comprises a parcel of vegetated garden. The site is located between a block of flats to the west and houses with gardens on all other aspects.</p> <p>A UKHab survey and habitat condition assessments were undertaken by Daniel Ahern Ecology in December 2024. This data was collated into the Statutory Biodiversity Metric and accompanying report in February 2025 by the same company.</p>
Proposed enhancements and habitat creation	The proposed development will see the creation of 0.0308ha of u1b - developed land; sealed surface, 0.0018ha of u1c - artificial, unvegetated surface, 0.0536ha of g4 828 - vegetated garden (all condition N/A) and 0.03km of h2a - native hedgerow in moderate condition. The client has also purchased 0.16 g3c - other neutral grassland units from The Environment Bank.
Management and monitoring	Prescribed management for the native hedgerow is detailed in section 7. Monitoring requirements are outlined in section 8.



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1 INTRODUCTION

1.1 Purpose of the Report

The Ecology Co-operation was commissioned by Chris Flint Associates Ltd to provide a Habitat Management and Monitoring Plan (HMMP) with respect to a proposed development at 15 Langstone Road, Havant. This document outlines the proposed strategy to create a native hedgerow in moderate condition over a 30-year period. In accordance with the Biodiversity Impact Calculations for the site, carried out in February 2025 by Daniel Ahern Ecology, this newly created habitat will go towards providing net gain for the project. The remainder will be secured through the purchase of credits.

With the creation of new native hedgerow in moderate condition there will still be an overall loss of -0.06 habitat units (-37.38%), but the hedgerow will provide 0.10 hedgerow units for the scheme. A minimum of 10% net gain will need to be secured through the purchasing of credits. This report should be read in combination with the calculation¹ and the associated report². Alongside this habitat creation and enhancement, this report outlines the monitoring surveys planned for the site during the project lifespan to ensure that the habitat and condition assessment criteria of the Statutory Biodiversity Metric³ will be met by the end of the 30-year period.

Implementation of all habitat management and monitoring will be overseen by a suitable ecological consultancy, and the client will be given contact details for an ecologist so that any issues can be resolved promptly.

Whilst this Habitat Management and Monitoring Plan details the best options currently seen to reach target habitat and habitat condition, the management plan will evolve and can be adjusted as the project progresses through the 30-year period. All changes to the management plan will be carried out in consultation with the landowner, advising ecologist(s) and any other relevant bodies/stakeholders, where necessary.

1.2 Background

The site measures around 0.08 ha and is situated in a suburban area in the village of Langstone, east of Havant in Hampshire, PO9 1RA. It currently comprises a parcel of vegetated garden. The site is located between a block of flats to the west and houses with gardens on all other aspects. The National Grid Reference for the centre of the site is SU 71691 05575. Figure 1 shows the boundary of the site and local context.

¹ Daniel Ahern Ecology (2025). 5385.1

The_Statutory_Biodiversity_Metric_Calculation_Tool_Macro_enabled_tool_23.07.2024.xlsm

² Daniel Ahern Ecology (2025). UKHab 2.0 Survey Report & BNG.

³ Natural England (2024). The Statutory Biodiversity Metric – Calculation Tool. Available online at: <https://www.gov.uk/government/publications/statutory-biodiversity-metric-tools-and-guides>.



Figure 1. Aerial image showing the location of the application site, with the site boundary indicated in red. Images produced courtesy of Google maps (map data ©2026 Google).

1.3 Summary of Previous Survey Work

An Ecological Assessment and subsequent Biodiversity Impact Calculation (BIC)⁴ using the Statutory Biodiversity Metric were undertaken by Daniel Ahern Ecology in 2024/2025.

The BNG calculation indicates that with the new native hedgerow in moderate condition there will still be an overall loss of -0.06 habitat units (-37.38%), but the hedgerow will provide 0.10 hedgerow units for the scheme. A minimum of 10% net gain will need to be secured through the purchasing of credits.

⁴ Daniel Ahern Ecology (2025). UKHab 2.0 Survey Report & BNG.



2 RESPONSIBILITIES

2.1 Prior to Handover

Implementation of the habitat creation (see section 3) will be the responsibility of the relevant contractor appointed by Mr Johnson.

2.2 Post-handover

Implementation of all habitat management (see section 6) and contingency measures (see section 7) will be the responsibility of Mr Johnson for the duration of the work schedule (see section 8).

3 LEGAL PROTECTION

Legal protection applying to relevant bird, mammal and herpetofauna species is detailed in Appendix 1 of this report. This includes both national and European legislation that protects badgers *Meles meles*, bats, dormice *Muscardinus avellanarius*, reptiles and breeding birds.

4 METHODOLOGY

In order to inform this report and the Biodiversity Impact Calculations, a UKHab survey and habitat condition assessments were undertaken by Mr Joseph Dean and Mr Daniel Ahern of Daniel Ahern Ecology in December 2024 (survey) and February 2025 (calculations).

5 BASELINE CONDITIONS

5.1 Existing Habitats

Habitat (UKHAB) within the site at 15 Langstone Road includes g4 828 - vegetated garden, and this is shown in Figure 2 below.



Figure 2. UKHAB map showing existing habitat within the site. Reproduced from BNG report by Daniel Ahern Ecology.

6 PROPOSED HABITAT CREATION/ENHANCEMENT

The proposed development will see the creation of 0.0308ha of u1b - developed land; sealed surface, 0.0018ha of u1c - artificial, unvegetated surface, 0.0536ha of g4 828 - vegetated garden (all condition N/A) and 0.03km of h2a - native hedgerow in moderate condition under the Statutory Biodiversity Metric³ condition assessment criteria (see Figure 3). In addition, to make up unit shortfall, the client has also purchased 0.16 g3c - other neutral grassland units from The Environment Bank⁵.

⁵ The Environment Bank (2026). Biodiversity Unit Purchase Certificate.

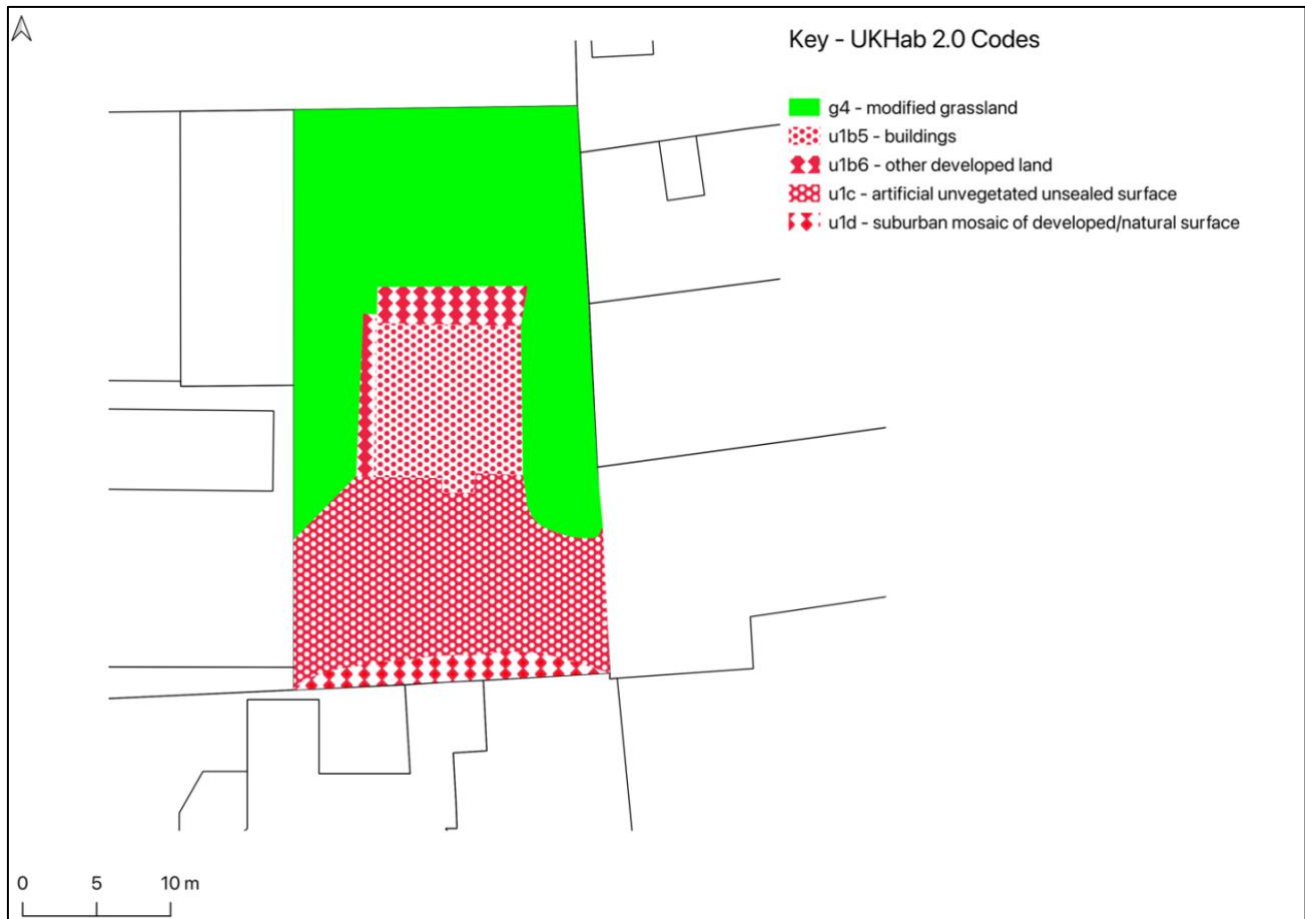


Figure 3. UKHAB map showing the proposed habitats within the site. Reproduced from BNG report by Daniel Ahern Ecology.

6.1 Hedgerows

0.03km of native species hedgerow will be planted along the northern and western boundaries. This will aim to meet 'moderate' condition, which will need to be maintained over the 30-year period.

6.1.1 Planting

A variety of native trees will be planted from November to March before they come into leaf. Planting should be avoided during droughts, hard frosts (most likely in January and February) or particularly cold, windy periods. These will be planted as bare root whips. A minimum of five woody species is required in a 30m length to define a hedgerow as 'species rich'.

All grass and weeds will be removed in a 1m diameter circle around each tree station prior to planting, by physical stripping. Newly planted trees require watering when planted and regularly in the first weeks after, with the ground thoroughly wetted to ensure the water reaches the roots. New trees will be watered appropriately (the Arboricultural Association recommended 50 litres/week) in the summer months for their first three years.

The hedge planting will include a minimum of 50% thorny species such as blackthorn *Prunus spinosa* and hawthorn *Crataegus monogyna* as well as at least five of the following species:

- hornbeam *Carpinus betulus*;



- sweet chestnut *Castanea sativa*;
- beech *Fagus sylvatica*;
- hazel *Corylus avellana*;
- elder *Sambucus nigra*;
- silver birch *Betula pendula*;
- wild cherry *Prunus avium*;
- bird cherry *Prunus padus*;
- pedunculate oak *Quercus robur*;
- small leaved lime *Tilia cordata*; and
- crab apple *Malus sylvestris*.

6.1.2 Ecological Value at Point of Handover

At the point of handover, the new hedgerow will have been planted. The metric contains a built-in temporal multiplier and it is expected that the new hedge will reach its 'moderate' target condition in **five** years.

6.1.3 Statutory Biodiversity Metric Aims

In order to create the native hedgerow in 'moderate' condition under the Statutory Biodiversity Metric, the hedge **can fail no more than four attributes** or fail both attributes in more than one functional group of the following condition assessment criteria at the end of the 30-year project period.

- **Criteria A1** (height): >1.5m average along length - the average height of woody growth estimated from base of stem to the top of the shoots, excluding any bank beneath the hedgerow, any gaps or isolated trees. Newly laid or coppiced hedgerows are indicative of good management and pass this criterion for up to a maximum of four years (if undertaken according to good practice). A newly planted hedgerow does not pass this criterion (unless it is >1.5 m height).
- **Criteria A2** (width): >1.5m average along length - the average width of woody growth estimated at the widest point of the canopy, excluding gaps and isolated trees. Outgrowths (such as blackthorn *Prunus spinosa* suckers) are only included in the width estimate when they are >0.5 m in height. Laid, coppiced, cut and newly planted hedgerows are indicative of good management and pass this criterion for up to a maximum of four years (if undertaken according to good practice).
- **Criteria B1** (gap – hedge base): Gap between ground and base of canopy <0.5 m for >90% of length - this is the vertical 'gappiness' of the woody component of the hedgerow, and its distance from the ground to the lowest leafy growth. Certain exceptions to this criterion are acceptable.
- **Criteria B2** (Gap - hedge canopy continuity): Gaps make up <10% of total length; and No canopy gaps >5 m - this is the horizontal 'gappiness' of the woody component of the hedgerow. Gaps are complete breaks in the woody canopy (no matter how small). Access points and gates contribute to the overall 'gappiness' but are not subject to the >5 m criterion (as this is the typical size of a gate).
- **Criteria C1** (Undisturbed ground and perennial vegetation): >1 m width of undisturbed ground with perennial herbaceous vegetation for >90% of length: Measured from outer edge of hedgerow; and is present on one side of the hedgerow (at least) -this is the level of disturbance (excluding wildlife disturbance) at the base of the hedgerow. Undisturbed ground is present for at least 90% of the hedgerow length, greater than 1 m in width and must be present along at least one side of the hedgerow. This criterion recognises the value of the hedgerow base as a boundary habitat with the



capacity to support a wide range of species. Cultivation, heavily trodden footpaths, poached ground etc. can limit available habitat niches.

- **Criteria C2 (Nutrient-enriched perennial vegetation):** Plant species indicative of nutrient enrichment of soils dominate <20% cover of the area of undisturbed ground - the indicator species used are nettles *Urtica* spp., cleavers *Galium aparine* and docks *Rumex* spp. Their presence, either singly or together, does not exceed the 20% cover threshold.
- **Criteria 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 - recently introduced species refer to plants that have naturalised in the UK since AD 1500 (neophytes). Archaeophytes count as natives. For information on archaeophytes and neophytes see the JNCC website, as well as the BSBI website where the 'Online Atlas of the British and Irish Flora' contains an up-to-date list of the status of species. For information on invasive non-native species see the GB Non-Native Secretariat website.
- **Criteria D2 (>Current damage):** >90% of the hedgerow or undisturbed ground is free of damage caused by human activities - this criterion addresses damaging activities that may have led to or lead to deterioration in other attributes. This could include evidence of pollution, piles of manure or rubble, or inappropriate management practices (for example, excessive hedgerow cutting).
- **Criteria E1 (tree class):** 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 - This criterion addresses if there are a range of age-classes or morphologies which allow for replacement of trees and provide opportunities for different species.
- **Criteria E2 (tree health):** 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 - this criterion identifies if the trees are subject to damage which compromises the survival and health of the individual specimens.

7 ONGOING MANAGEMENT

7.1 Hedgerows

Year 1 to 5

Tree saplings kept well-watered during establishment. Weeds must be controlled at the base of the young trees.

Checks for signs of disease. If disease is identified, advice should be sought from an arboriculturalist regarding the appropriate method of treatment.

Inspection for the presence of invasives. Invasives are more likely to colonise in the first five years after recent ground disturbance and bare ground cover.

Replacement planting will be required where any trees fail to establish and to close gaps within the hedgerow as it establishes.

Trimming hedgerows where required (unlikely as hedgerow initially establishes) should be carried out for the



first five years annually to maintain healthy tree growth. Cutting should ideally take place in January/February to encourage fruiting and avoid nesting bird season.

Year 5 onwards

Cutting regime should be reduced from yearly to every three years after the first five years as flower buds often form on second-year growth. Hedges should be cut in rotation, cutting only a third of all hedgerows in one year.

During cutting continue inspection for the presence of invasives and removal where necessary. The hedgerow can also be checked for any dead/dying individual plants and areas that require new planting can be identified. Any supplementary planting should use young, bare root whips and be planted in January/February.

Aim to cut hedge in an 'A' shape, providing a wider, more sheltered base and narrower top. Where possible, allow some trees within the hedge to grow taller, as this provides 'perches' for birds.

8 GENERAL MONITORING REQUIREMENTS

8.1 Hedgerows

Hedgerows will annually be checked for signs of disease and more frequently while new ones are establishing. If disease is identified advice will be sought from an arboriculturist regarding the appropriate method of treatment.

During the management of hedgerows, they will be inspected for the presence of invasives. This will follow the cutting/trimming schedule. Invasives are more likely to colonise in the first five years after recent ground disturbance and bare ground cover.

Monitoring checks for Years 25 and 30 will focus upon the condition assessment criteria to ensure that these match-up with the HMMP goals.

Table 1. Schedule for monitoring surveys for hedgerows at 15 Langstone Road.

Year	0	1	2	3	4	5	6	7	10	15	20	25	30
January/February	X	X	X	X	X	X	X	X	X	X	X	X	X
August		X	X	X	X	X							

8.2 Adaptive Management

Yearly management/monitoring reports will drive annual management practices across the site.

The most important aspect to adaptive management is robust and regular monitoring by appropriately qualified practitioners who can identify emerging issues with the establishment of created habitat. Following annual reports written and reviewed by practitioners, management techniques and schedules can be reviewed and updated as necessary year on year. Changes in management/monitoring schedule will need to be recorded on this plan.

It is important that land managers are aware of potential issues and record anything during day-to-day



management that can be fed back to project manager, the relevant authority and practitioners to ensure the relevant steps are taken before the annual monitoring checks.

The following measures will be implemented in order to trigger appropriate remedial actions to address previously unforeseen impacts:

- any newly planted trees/shrubs which fail within the first two years will be replaced.

Should you need any further advice on the information provided above, please do not hesitate to contact The Ecology Co-op.



APPENDIX 1 – Relevant Legislation and National Planning Policy

Natural Environment and Rural Communities (NERC) Act (2006)

The NERC Act (2006) created the statutory nature conservation body Natural England, and places a statutory duty on all public bodies, including planning authorities, under Section 40, to take, or promote the taking by others, steps to further the conservation of *habitats and species of principal importance for the conservation of biodiversity* in England (commonly referred to as the 'Biodiversity Duty'). This duty extends to all public bodies the biodiversity duty of Section 74 of the Countryside and Rights of Way (CROW) Act 2000, which placed a duty only on Government and Ministers. Section 41 of the NERC Act lists the habitats and species of principle importance. This includes a wide range of species from mosses, vascular plants, invertebrates through to mammals and birds. It originates from the priority species listed under the UK Biodiversity Action Plan (UK BAP) with some omissions and additions.

Environment Act (2021)

The Environment Act sets a target of halting the decline in species through the inclusion of a legally binding 2030 species abundance target. Aiming to restore natural habitats and enhance biodiversity, the Act requires new developments to improve or create habitats for nature (through mechanisms such as mandatory Biodiversity Net Gain), and tackle deforestation. Going forwards, UK businesses will need to look closely at their supply chains as amongst other measures they will be prohibited from using commodities associated with wide-scale deforestation. Woodland protection measures are also strengthened through the Act.

The Act enables the reform of the Habitats Regulations and further improves protection for nature through the establishment of Local Nature Recovery Strategies that support national Nature Recovery Networks. In addition, the Act provides for the production of Protected Site Strategies and Species Conservation Strategies, aimed at supporting the design and delivery of strategic approaches to deliver better outcomes for nature.

National Planning Policy Framework

The National Planning Policy Framework (NPPF 2024)⁶ sets out the Government's view on how planners should balance nature conservation with development and helps ensure that Government meets its biodiversity commitments with regard to the operation of the planning system.

Paragraph 179b, which states that council policies should “*promote the conservation, restoration and enhancement of priority habitats, ecological networks and the protection and recovery of priority species; and identify and pursue opportunities for securing measurable net gains for biodiversity.*” The Office of the Deputy Prime Minister (ODPM) Circular 06/2005, 2005)⁷. In accordance with the NPPF, it is important that developments should contribute to and enhance the natural and local environment by:

- minimising impacts on existing biodiversity and habitats;
- providing net gains in biodiversity and habitats, wherever possible;
- establishing coherent ecological networks that are more resilient to current and future pressures.

⁶ HM Government (2024). National Planning Policy Framework. Department for Communities and Local Government. Available online at: <https://assets.publishing.service.gov.uk/media/675abd214cbda57cacd3476e/NPPF-December-2024.pdf>.

⁷ HM Government (2005) ODPM Circular 06/05 Government Circular: *Biodiversity and Geological Conservation – Statutory Obligations and their Impact within the Planning System*. Available online at: https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/7692/147570.pdf.



UK Post-2010 Biodiversity Framework

The UK Biodiversity Action Plan (UK BAP), first published in 1994, was the UK's response to the commitments of the Rio Convention on Biological Diversity (1992) until 2010, when the UK BAP was replaced by the UK Post-2010 Biodiversity Framework. This framework covers the period 2011 to 2020 and forms the UK government's response to the new strategic plan of the United Nations Convention on Biodiversity (CBD) published in 2010. This promotes a focus on individual countries delivering target for protection for biodiversity through their own strategies.

The most recent biodiversity strategy for England, 'Biodiversity 2020: A strategy for England's wildlife and ecosystem services' was published by Defra (2011), and a progress update was provided in July 2013 (Defra 2013).

'Biodiversity 2020' builds on the Natural Environment White Paper for England – 'The Natural Choice', published on 7 June 2011, and sets out the strategic direction for biodiversity policy for the next decade.

Biodiversity 2020 deliberately avoids setting specific targets and actions for local areas and species because the Government believes that local people and organisations are best placed to decide how to implement the strategy in the most appropriate way for their local area or situation.

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