

# **Preliminary Bat Roost Assessment Report**

**Memorial Hall,  
Avenue Road,  
Hurst Green,  
BB7 9QB**

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## **Summary**

In May 2019 Batworker consultancy was commissioned to undertake a survey of the Memorial Hall, Avenue Road, Hurst Green, Clitheroe BB7 9QB to assess the potential for use by bats.

A daytime survey was carried out on 22<sup>nd</sup> May 2019 in order to support plans to develop the property, including works to the roof. This was supplemented by a dawn activity survey on the 23<sup>rd</sup>.

**No evidence was recorded to suggest bats were roosting within the building.**

**No bats were observed or recorded using the building for roosting.**

**The building is considered to be of negligible potential for roosting bats.**

**The surveyor considers survey effort to be reasonable to assess the roost potential of the building and no further survey work is deemed appropriate.**

**The surveyor does not consider the proposed development and change of use is likely to result in a breach of the Conservation (Natural Habitats &c.) Regulations 1994 (as amended) therefore the proposed development does not require an EPS Licence (EPSL) to proceed lawfully.**

## Introduction

In May 2019 Batworker consultancy was commissioned to undertake a survey of the Memorial Hall, Avenue Road, Hurst Green, Clitheroe BB7 9QB to assess the potential for use by bats.

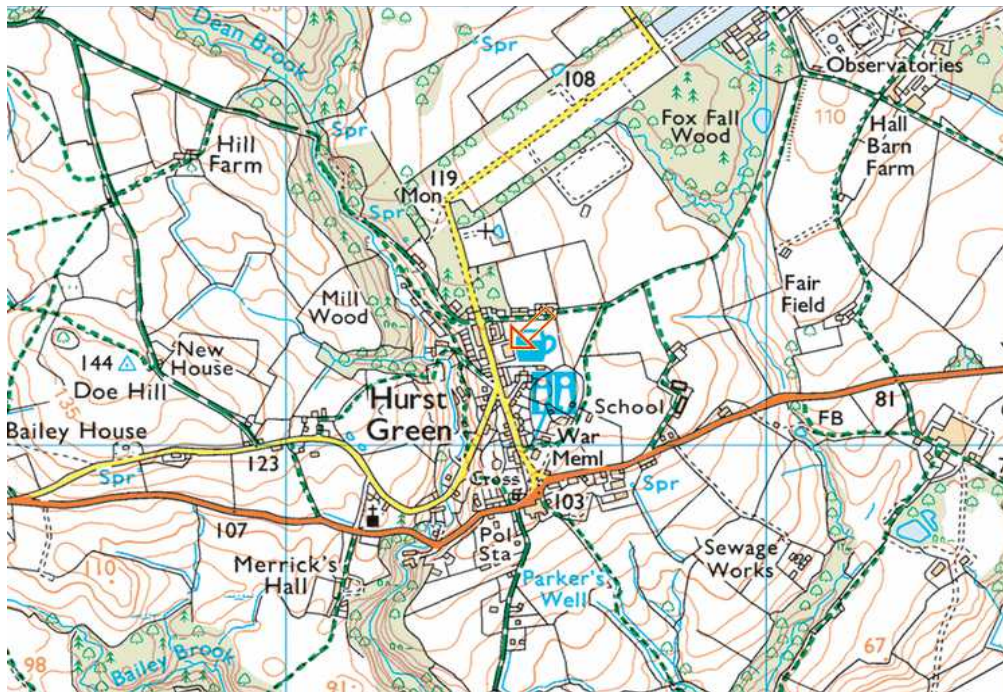
A daytime survey was carried out on 22<sup>nd</sup> May 2019 in order to support plans to develop the property, including works to the roof. This was supplemented by a dawn activity survey on the 23<sup>rd</sup>.

## Survey and Site Assessment

### Objectives of the survey

The survey was carried out to determine roost potential of the building, current usage by bats, and other protected species, of the site and to establish status of the bat species using the site prior to development work being carried out.

### Survey site location



A central grid reference for the site is SD6846538209

## Site/Habitat description



The property consists of a stone built single storey community building with a double pitched tiled roof. Four double pitched wings are present on the east and west facades. Pointing on external walls is in good condition with no obvious cracks or gaps present. Roof tiles are close fitting with no lifted or missing tiles. The ridge is generally well sealed, with a single area of missing pointing recorded. Fascia boarding was observed to have some gaps, although cobwebbing was present. The building has a loft space that is not accessible due to a suspended ceiling.



Overall the building offers low roosting potential.

### **Surrounding habitat.**



The property is located in a semi rural position within the village of Hurst Green surrounding habitat dominated to the east by semi improved grassland. To the north and west areas of deciduous woodland associated with Dean Brook provides connectivity to ancient woodland to the south, notably Bailey Hall Wood.

Overall foraging potential for bats can be considered moderate to high.

## **Pre Existing data on local bat species**

A search of the MAGIC website revealed no bat EPS licence applications within a 1km radius.

East Lancashire Bat Group hold records of soprano pipistrelle, common pipistrelle and daubenton's bats within 1km of the site, associated with Stonyhurst College.

From personal experience of surveying for and researching bats in Lancashire, Yorkshire and Cumbria, the following species were considered.

Common Pipistrelle – known to roost on sites where suitable foraging habitat is available.

Soprano Pipistrelle – known to roost on sites where suitable foraging habitat is available.

Whiskered/Brandt's – species often found roosting in buildings close to woodland.

Natterer's – a typical upland bat with foraging bats being recorded high on heather moorland. Often roosting in barns.

Daubenton's – a species commonly associated with aquatic habitats.

Long Eared bat – a woodland species which has been recorded foraging over in by meadows and rough grassland sites. Often roosting in barns.

## **Field Survey Methodology**

### **Visual inspection**

An inspection was carried out to search for and identify potential feeding perches, roosting opportunities and signs of bat use both internally and externally.

The visual inspection focussed on searching for feeding remains and bat droppings both within the building and on external walls. Crevices and other potential roost sites were investigated for smear/grease marks, lack of cobwebs, urine staining.

Equipment used included:

- ! Lupine Pico LED torch
- ! SeeSnake CA 300 video endoscope
- ! Opticron close focusing binoculars

### **Personnel**

All surveys were conducted by Dave Anderson MSc, Natural England Science, Education and Conservation bat licence holder (2015-15784-CLS-CLS) a bat surveyor and ecologist with 20 years experience.

### **Survey Summary**

<b>Survey</b>	<b>Date</b>	<b>Timings</b>
Visual	22.05.2019	1 hour
Dawn Survey	23.05.2019	2 hours

## **Survey constraints**

Access to all areas of the exterior of the building was possible and good visual inspection at ground level was possible.

Evidence of bat activity such as bat droppings or staining on external walls and surfaces is frequently removed by the action of wind and rain; apparent absence of evidence is therefore evaluated with caution. In many situations it is not possible to inspect every locations where bats are present therefore it should be assumed that an absence of bat evidence does not necessarily equate to evidence that bats are absent.

Some species such as pipistrelle sp bats are opportunistic and it is possible for individuals to be found during works, even where surveys have had negative results during preliminary and activity surveys.

## **Results**

### **Visual Inspection - Bats**

The property was observed to have a low level of potential roost features. One area of missing pointing was observed on a section of ridge tiles. Small gaps were present behind fascia boarding on the eastern facade of the building.

No evidence of bats – droppings, feeding remains, staining was observed on external features.

### **Dawn Survey**

One surveyor was positioned to have full visual cover of potential roost features. Bat activity was recorded using an Anabat Walkabout full spectrum bat detector and analysis was carried out using AnalookW and Anabat Insight software.

A low level of bat activity was recorded, soprano pipistrelle bats were observed to commute across the north of the site in a westerly direction. No bat activity was recorded in the final hour before dawn.

No bats were recorded returning to the building to roost.

### **Visual Inspection – Nesting birds / Barn Owl**

No evidence of nesting birds was observed.

## **Evaluation of the results**

The property was assessed as offering low roost potential and no evidence of use by bats was recorded.

A dawn survey recorded only a low level of soprano pipistrelle activity with bats observed commuting across the site, with the timing of activity suggesting bats returning to roost at a site somewhere within the wooded area of the village. No bats were recorded returning to roost in the hall

Based on the results of the survey it is considered that development can take place without resulting in a breach of the Habitat Regulations.

## **Conclusion**

**No evidence was recorded to suggest bats were roosting within the building.**

**The building is considered to be of low potential for roosting bats.**

**No bats were observed or recorded using the building for roosting during a dawn activity survey.**

**The surveyor considers survey effort to be reasonable to assess the roost potential of the building and no further survey work is deemed appropriate.**

**The surveyor does not consider the proposed development and change of use is likely to result in a breach of the Conservation (Natural Habitats &c.) Regulations 1994 (as amended) therefore the proposed development does not require an EPS Licence (EPSL) to proceed lawfully.**

## **E Bibliography**

Barn Owls and Rural Planning Applications	Barn Owl Trust 2009
Barn Owl Survey Methodology and Techniques for use in Ecological Assessments	Shawyer, C. August 2011
Bat Mitigation Guidelines	Natural England 2006
Bat Survey Guidelines 3rd Edition	Bat Conservation Trust 2016
Bat Workers Manual 3 <sup>rd</sup> Edition	JNCC 2004

## **Bats and the Law**

**Wildlife and Countryside Act 1981**, principally those relating to powers and penalties, have been amended by the Countryside and Rights of Way Act 2000 (CRoW Act). The CRoW Act only applies to England and Wales.

### Section 9(1)

It is an offence for any person to intentionally kill, injure or take any wild bat.

### Section 9(4)(a)

It is an offence to intentionally or recklessly\* damage, destroy or obstruct access to any place that a wild bat uses for shelter or protection.

(\*Added by the CRoW Act in England and Wales only)

This is taken to mean all bat roosts whether bats are present or not.

### Section 9(4)(b)

It is an offence to intentionally or recklessly\* disturb any wild bat while it is occupying a structure or place that it uses for shelter or protection.

(\*Added by the CRoW Act in England and Wales only)

## **The Conservation (Natural Habitats, &c.) Regulations 1994**

### Section 39(1)

It is an offence

(a) deliberately to capture or kill any bat

(b) deliberately to disturb any bat

(d) to damage or destroy a breeding site or resting place of any bat.

The difference between this legislation and the Wildlife and Countryside Act 1981 is the use of the word 'deliberately' rather than 'intentionally'. Also disturbance of

bats can be anywhere, not just at a roost. Damage or destruction of a bat roost does not require the offence to be intentional or deliberate.

## **Barn Owls and the Law**

### **Part 1 of the Wildlife and Countryside Act (1981)**

(1) Subject to the provisions of this Part, if any person intentionally (or recklessly as amended by the CRow Act, 2000) (a) kills, injures or takes any wild bird; (b) takes, damages or destroys the nest of any wild bird while

that nest is in use or being built; or (c) takes or destroys an egg of any wild bird. he shall be guilty of an offence.

(5) Subject to the provisions of this Part, if any person intentionally- (a) disturbs any wild bird included in Schedule 1 while it is building a nest or is at, on or near a nest containing eggs or young; or (b) disturbs dependent young of such a bird, he shall be guilty of an offence and liable to a special penalty.

### **Countryside and Rights of Way (CRow) Act (2000)**

#### **Part III Nature conservation and wildlife protection**

##### **74 Conservation of biological diversity**

(1) It is the duty of (a) any Minister of the Crown (within the meaning of the Ministers of the [1975 c. 26.] Crown Act 1975), (b) any Government department, and (c) the National Assembly for Wales, in carrying out his or its functions, to have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biological diversity in accordance with the Convention.

### **SCHEDULE 12 AMENDMENTS RELATING TO PART I OF WILDLIFE AND COUNTRYSIDE ACT 1981**

1. In section 1(5) of the 1981 Act (offence of intentional disturbance of wild birds) after "intentionally" there is inserted "or recklessly".

## **The Natural Environment and Rural Communities Act (2006)**

### **PART 3, (40): Duty to conserve biodiversity**

(1) Every public authority must, in exercising its functions, have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biodiversity.

(3) Conserving biodiversity includes, in relation to a living organism or type of habitat, restoring or enhancing a population or habitat.