Cranewood Farm

Preliminary Bat Roost and Barn Owl Assessment Report

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Contents

Executive Summary 1

1. Introduction 3

2. Methodology 4

3. Results 5

4. Evaluation and Recommendations 9

References 12

Appendix A – Bat Roost Potential and Habitat Suitability Categories 13

Appendix B – Photographs and Descriptions 14

Appendix C- Site Plan 17

Appendix D – Information Sheets for Contractors 18

Appendix E – Legal Information 20

Executive Summary

This report presents the findings of a Preliminary Roost Assessment (PRA) and Barn Owl (*Tyto alba*) inspection of Cranewood Farm on Whitewell Road, Cow Ark. The survey was commissioned by James Innerdale to inform the maintenance and refurbishment of one barn roof.

It is based on information collected from a desk study and a site visit conducted in June 2025. Relevant legislation and planning guidance are also considered.

Key ecological features, potential impacts, further survey requirements and outline mitigation measures are summarised in Table 1 below.

Table 1: Key findings and recommendations

Key Findings and Recommendations
Bat Roosting Potential 1.1 Bat droppings were found on the eastern internal wall of the lean-to, below a cobwebbed beam. 1.2 The building has moderate bat roosting potential, likely most suited to species such as common pipistrelle and possibly brown long-eared bat. As such, works risk disturbing or harming roosting bats, in the absence of further survey. 1.3 The building also has low potential for hibernating bats of commonly occurring species.
Further survey 2.1 Two dusk emergence surveys are recommended to determine the presence or likely absence of roosting bats. 2.2 The further surveys should be carried out in May – September (inclusive) with at least one in May-August (inclusive). 2.3 It is also recommended that the PRF located above the identified bat droppings (PRF 4) is thoroughly inspected with an endoscope by a suitably licensed surveyor.
Other recommendations 3.1 Works are planned to avoid the breeding period (November – March). Should plans change, the recommendations in this report may need to be reviewed. As works are planned during hibernation season, the recommendations set out in section 4.10 apply. 3.2 Additional, proportionate mitigation and compensation recommendations regarding roosting bats, shall be provided within an updated bat survey report following the additional survey, though loss of roosting feature availability will require proportionate compensation.
Barn owl 4.1 While no evidence of barn owls was identified, it is considered that the site is highly suitable for barn owls. 4.2 As barn owls can nest all year, a pre-works nesting bird check will be required to be conducted prior to work commencing.

4.3 It is recommended that at least one barn owl box is erected in one of the locations identified in Appendix C. It should be placed above 3m high and be placed prior to works commencing.

1. Introduction

1.1 Bowland Ecology Ltd was commissioned by James Innerdale to undertake a Preliminary Roost Assessment (PRA) and barn owl assessment of Cranewood Farm on Whitewell Road, Cow Ark (NGR: SD 66942 45182). This is in relation to a maintenance and refurbishment work to a barn roof with attached lean-to. The works will involve lifting and re-bedding of roof slate to the lean-to section of the roof, with the main roof area having asbestos sheeting removed and replaced with slates.

1.2 The site comprises a listed farmhouse which was built in the late 18th century and numerous barns and outbuildings; however, this report relates only to the barn identified in Appendix C. The site is situated approximately 5 miles northwest of Clitheroe. The immediate surroundings are agricultural fields lined with hedges and trees in all directions. The wider landscape is much the same with the occasional farm and small residential dwelling. Cow Ark brook runs approximately 180m southeast of the farm and a tributary of the River Hodder runs 200m northwest of the farm (Fig.1).

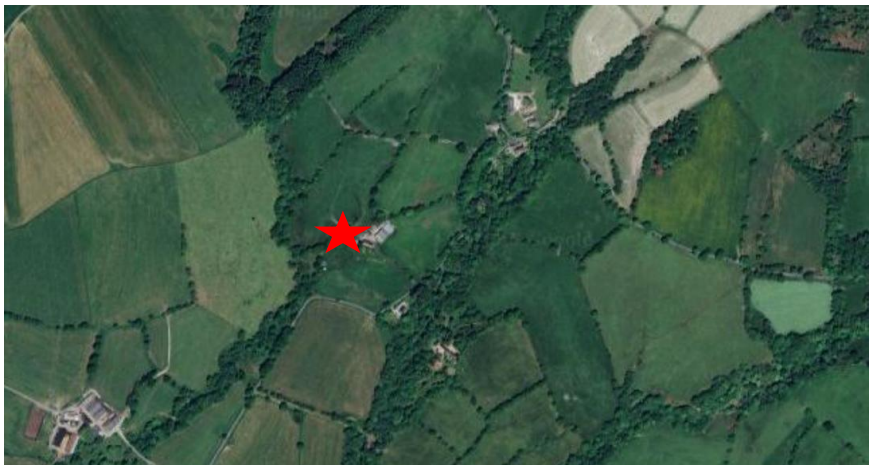


Figure 1*: Location of the site (red star) within the wider landscape.*

1.3 The assessment follows the Guidelines for Ecological Report Writing (CIEEM 2017a; 2017b) and is in line with the British Standard BS42020:2013 'Biodiversity – Code of practice for planning and development'. It is based on information from a desk study and a PRA.

1.4 The aim of the assessment is to:

1) Assess the value of the site for bats (Appendix A) and barn owls, with particular reference to legal requirements (Appendix E);

2) Identify potential impacts and provide recommendations pertaining to the proposed works, and

3) Identify any other potential constraints on site in relation to protected or invasive species.

1.5 The report includes a description of the methods used, habitats and species identified, and recommendations to protect and enhance biodiversity and address legal requirements.

2. Methodology

Desk Study

2.1 The aim of the desk study was to identify the presence of legally protected species (bats) within the 1 km search area. A 1 km search radius was considered sufficient due to the small scale of the works.

2.2 The Multi-Agency Geographic Information for the Countryside (MAGIC) website (www.magic.gov.uk) was reviewed for information on any granted European Protected Species (EPS) mitigation licenses within the search area.

2.3 Local records of protected sites and species within 1 km of the site were obtained from a data search with Lancashire Environmental Records Network (LERN).

2.4 Ordnance Survey (OS) maps and satellite imagery (http://maps.google.co.uk/maps) were reviewed to help identify potential bat foraging and roosting areas, potential flight lines, and important commuting corridors.

Building Inspection Survey

2.5 The survey was conducted by Rowena Tylden-Smith BSc (Hons), MSC, ACIEEM, Natural England Licence holder (Bat- L1 2021-54039-CLS-CL, Barn owl- CL29/00585), supported by Lauren Fairfax, BSc (Hons), Mem.RES on 24th June 2025. The weather was suitable, being drizzly and overcast with 70% cloud cover and 20% precipitation. The temperature was 18˚C with westerly winds of Beaufort F5.

2.6 The survey followed the Bat Conservation Trust (BCT) 'Good Practice Guidelines' (Collins, 2023). The inspection involved checking for field signs of bats such as droppings, urine stains, feeding remains, and scratch marks or smoothing of surfaces which may indicate bat use on both the external and internal features of the building, with particular attention being paid to ledges, walls, doors, internal floors, and external surrounding ground. An assessment of the potential of the building to support bats was also made during the survey i.e. searching for suitable roosting crevices. High-power torches (LED Lenser 7.2) and binoculars were used to aid the surveys.

2.7 The Bat Mitigation Guidelines (Reason & Wray 2023) state that a significant bat roost can normally be determined on a single visit at any time of the year, provided that the entire structure is accessible and that signs of bats have not been removed by others.

2.8 The inspection also included a search for evidence of barn owls such as pellets, feathers, feeding remains and nesting/roosting material.

Limitations

2.9 Desk study data should not be treated as a comprehensive list of species present within a search area. Many species are under-recorded and low numbers of records can indicate a lack of survey effort in some areas, rather than confirm the absence of a species.

2.10 No limitations were identified during the PRA; the building was fully accessible both internally and externally and weather conditions were suitable.

3. Results

Desk Study

Habitats

Foraging & commuting

3.1 There is ample suitable foraging and commuting habitat directly on and around the site in the form of open fields bordered with trees and hedgerows. The lack of light pollution increases habitat suitability for foraging and commuting bats. The surrounding landscape may be suitable for a wide variety of species such as noctule *(Nyctalus noctula*), which prefer open areas, common pipistrelle (*Pipistrellus pipistrellus*), which are flexible in their foraging requirements, and myotis bats (*Myotis sp*) which are often found using waterways. Numerous areas of potential Habitat of Principal Importance (HPI) woodland surround the site, with the closest located approximately 130m southeast of the site with potential ancient and semi-natural woodland approximately 150m southeast of the site. **The site provides moderate potential for foraging and commuting habitat for a variety of bat species**.

Roosting in the wider landscape

3.2 The various farms and small residential dwellings in the wider landscape may provide roosting potential for bats. There are 6 listed farmhouses within 1km, the closest being Cranewood Farmhouse on site, and numerous other old, listed buildings in the wider landscape. A large number of these are stone built with slate roofs which likely provide many crevices and spaces for bats to roost. It is also possible that some of these buildings may be in a state of disrepair, with gaps allowing bats access into internal spaces to roost. Therefore, considering the wider area as a whole, various roosting opportunities may be available to support a number of bat species.

Data Search

3.3 10 records of bats were returned from the data search within 1km of the site. The records relate to common pipistrelle, pipistrelle species, myotis species and brown long-eared (*Plecotus auritus*). The closest field record is from approximately 285m southwest where pipistrelle activity was recorded during a road survey. The closest roost is located 500m northeast and relates to pipistrelles.

3.4 No records of granted European Protected Species (EPS) licenses were returned from MAGIC maps.

Building Inspection

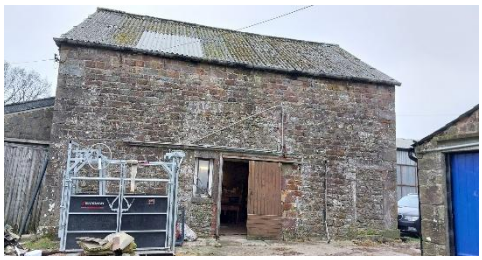
External

3.5 Full features, descriptions, and photographs of potential roosting features (PRFs) are provided in Appendix B.

Building description

3.6 The barn planned to have roof works is situated to the north of the listed farmhouse and is stone built with a brick-built extension to the northwestern elevation and an attached lean-

to on the northern aspect (Fig 2-4). It has a pitched roof with an additional lean-to at the northeast end. The main building and extension are roofed with asbestos sheeting with the lean-to having a slate roof in moderate condition. The ridges and verges of the roof are also lined with asbestos sheeting. Three small cottage-style windows are present on the eastern aspect of the building along with a large barn door, all of which have small gaps above in the frames and fittings. The same cottage-style windows are also present to the western elevation between the main barn and the extension. There is a PVC gutter present on the southern aspect in good condition and a lead flashing valley gutter to the north also in good condition. No external security lights were identified during the site visit, however light spillage from the nearby farmhouse likely occurs.


Figures 2 – 4: From left to right, Eastern, Southern, and Western elevations.

Potential roosting features and/or access points

3.7 Generally, the stonework was in moderate condition with numerous small gaps on the eastern and southern elevations which may provide a crevice type PRF, or access into an internal void or cavity wall (PRF 1). Across the asbestos roof are small gaps between the sheets that may provide roosting space, with a gap in the apex sheet on the eastern elevation (PRF 2). Slipped, raised, and missing slate tiles are visible on the lean-to roof area (PRF 3). Numerous ventilation holes are present on the eastern elevation which allow full access into the internal space (PRF 1).

3.8 All PRF's identified may provide access into a crevice that could support commonly occurring, opportunistic bats such as common pipistrelle. They may also provide access to a cavity wall or internal roof void which may be more suitable to brown long-eared or myotis bats.

Internal

Internal description

3.9 The building is currently used as storage but is planned to be converted to stables. The internal space is interconnected with brick walls coated with white render in moderate condition. There are numerous exposed wooden beams and skylights present across the internal space. Access into the internal space was possible through open doors however, minimal suitable PRF's were identified. The whole internal space was damp and draughty, thus reducing roosting suitability. Furthermore, the skylights allow a lot of light into the internal space, thus making it less suitable to void dwelling species such as brown long-eared. There is no loft space present in any of the areas of the building.

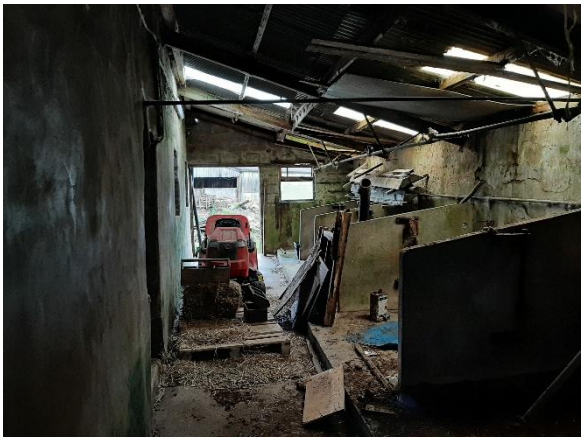


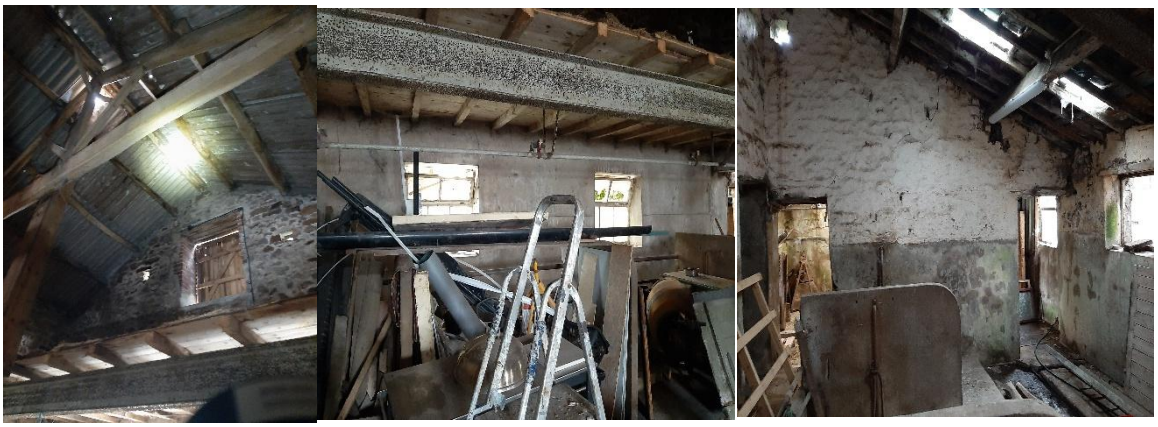
Figure 5: Internal view of extension area

Potential roosting features and/or bat evidence

3.10 There were no suitable PRF's identified in the internal space of the extension area (Fig 5).

3.11 Evidence of bats was noted during the survey in the form of bat droppings found on the eastern internal wall of the lean-to area (Appendix B). The space above the dropping comprises a wooden beam attached to the wall with a crevice type feature approximately 1cm wide along the length of the beam. The space was heavily cobwebbed indicating recent use is highly unlikely (PRF 4). No further evidence was found in any other internal or external space of the barn. The types of PRF's present on this site (crevice features between roof tiles and coverings), are highly unlikely to provide evidence of bats, as it would be concealed.

3.12 The internal space of both the lean-to and main barn areas were damp and draughty with minimal PRF's identified (Fig 6-8). A single crevice-type PRF above the bat droppings was identified (PRF 4) to the eastern wall of the lean-to area. No other suitable PRF's were identified within the internal space.



Figures 6-8: From left to right, upper space in main barn area, lower space in main barn area, and internal space in lean-to area.

Suitability for bats

Summer roosting bats

3.13 Overall, the building was assessed as having **moderate bat roost potential** with a number of PRFs identified across all aspects of the site, most suited to small numbers of commonly occurring crevice species such as common pipistrelle, or potentially opportunistic individuals of less commonly occurring void dwelling species such as brown long eared bat (Collins 2024, Appendix A).

Hibernating bats

3.14 The site has **very low hibernation potential for bats**. It is not a typical hibernation site as it is continuously used by people. Furthermore, the gaps and numerous access points make the barn draughty, thus temperature fluctuations between day and night are likely significant. The interna spaces are also light due to sky lights. However, some bats, such as the common pipistrelle, which are more flexible in their habitat requirements, may opportunistically use the building for hibernation, particularly if there are deep crevices in stonework which may be accessed through gaps in the mortar.

Suitability for barn owl and other birds

3.15 The site is previously known to have supported breeding barn owls; however, the last known pair are no longer present at the site. The inspection of the barn found no evidence of barn owl; however, evidence of a possible perch was identified in the barn at the north of the site, with bird droppings identified on a horizontal beam.

3.16 The site is considered to be highly suitable for barn owls due to its rural location with ample hunting spaces and numerous access points into the various barns present on site. Therefore, as barn owls are a mobile species, there is potential for them to colonise the site at any time.

3.17 It was also noted that a number of hirundines, mostly swallows (*Hirundo rustica*) were flying around the area foraging, and a verbal communication with the landowner indicated likely nesting within an outbuilding attached to the farmhouse.

4. Evaluation and Recommendations

Scope of works

4.1 The proposed works involve lifting and re-bedding of roof slates to the lean-to section of the barn, along with removal of the asbestos sheeting on the main roof area to be replaced with slate tiles. It is anticipated that the slates will be reused, with very few needing to be replaced. The works will also remove asbestos sheeting and replace this with slate tiles. Furthermore, some small areas of re-mortaring are planned to the eastern and southern elevations where necessary. Part of the works will also require replacement and repairs of rafters and the timber roof structure. Full plans are to be drawn up following an architect's report. It is anticipated that works will begin in September 2025 and be complete no later than March 2026. The refurbishment will be in keeping with the current character of the building with some original features such as ventilation gaps being left in.

Evaluation

4.2 The barn has moderate potential to support summer roosting bats and very low hibernation potential, along with moderate potential for foraging and commuting bats in the immediate landscape. Therefore, in the absence of further survey, roof maintenance and refurbishment works have the potential to cause direct disturbance or harm to bats in their roost or may cause the destruction of or modification to, a bat roost or resting place, which may constitute an offence. The proposed works may also result in a loss of roosting opportunities in the local area.

Recommendations

Bats

4.3 Considering together the identified PRFs and bat evidence found within the building, two dusk bat emergence surveys are recommended as per best practice guidance (Collins, 2024). The surveys should be conducted May-September inclusive, with at least one survey carried out May-August inclusive. It is also recommended that emergence surveys are separated by at least a 3-week period. The surveys will be used to indicate how bats are accessing the building, and how (if at all) bats may be using the identified PRF's. A licenced Ecologist will also be required to inspect the crevice beneath the beam where a bat dropping was found.

4.4 If bats are identified, further 'roost characterisation' surveys alongside a European Protected Species (EPS) licence **may** be required to facilitate works. This depends on the features being used by bats, considered together with scope and timing of works. Avoidance of disturbance or harm should first be the priority, which may negate the need for a licence. Should an EPS licence be deemed necessary, this can take up to 6 weeks to process once submitted to Natural England.

4.5 Further recommendations with regards to proportionate mitigation, working methods, and/or compensation, shall be provided within an updated report upon completion of the phase 2 bat emergence surveys.

4.6 The re-roofing will result in loss of roost availability at a site and local level. To compensate for this, bat roost features should be incorporated into the refurbishment design. Such features can be easily incorporated at very little – no cost. These may include but are not limited to:

- Incorporation of purpose-built bat tiles and ridge access tiles, allowing access under the roof covering or into internal voids;
- Incorporation and/or retention of features such as gaps in ridgeline mortar to provide crevices and/or access into the roof void or beneath the covering; and
- Lifting of lead flashing to provide a crevice or access point to any internal voids[1].

4.7 Furthermore, external roost compensation such as a bat box[2] could be placed on a southern aspect, to compensate for any loss of roost availability.

4.8 Renovations of traditional buildings pose additional risks to roosting bats both during and upon completion of works. Any timber treatment required within the building should be avoided. New timber should be 'pre-treated' off site as this injects chemicals deep into the timber, resulting in lower concentrations on the surface which are not harmful to bats. Any treatment of existing timber within the building should only be performed if bat absence has been confirmed during the phase 2 surveys. Guidance for chemical use during timber treatment where bats may be present can be found on the GOV.UK[3] website.

4.9 If works are to commence within the bat active season (March – September inclusive), to avoid impacts to foraging and commuting bats, all works must cease at least 1 hour before sunset and not commence until 1 hour after sunrise, no lights should be left on overnight.

4.10 If possible, works should be carried out to avoid the hibernation period (November-March inclusive). Despite the site having very low potential for hibernating bats due to its location (non-classic hibernation site), it is possible opportunistic bats could use the site and be disturbed from torpor. If works cannot be timed to avoid hibernation, and because the potential features will not be accessible for searching, it is considered proportionate that the that works within the hibernation period can be suitably mitigated for by adherence to the following Reasonable Avoidance Measures (RAMS):

- A suitably licensed ecologist should be on call through the duration of the works;
- If a bat is found, work must stop immediately and the licensed ecologist notified;
- Works to follow suitable Reasonable Avoidance Method Statement (RAMS) as set out in an updated bat survey report once emergence survey are completed;
- Some gaps within the mortar allowed to remain;
- Works be carried out when the weather is dry/calm and temperatures are no lower than 8˚C for 3-4 consecutive nights for an hour at dusk as this gives bats an opportunity to feed and;
- Bat care facilities are identified prior to work commencing so if a bat is found, it can be effectively dealt with.

[1] https://cdn.bats.org.uk/uploads/pdf/Slates-Morris-Batslate.pdf?v=1617012569
[2] https://www.wildcare.co.uk/beaumaris-bat-box.html
[3] https://www.gov.uk/guidance/bat-roosts-use-of-chemical-pest-control-products-and-timber-treatments-in-or-near-them

4.11 Contractors should be made aware of the possible presence of bats and made aware of the protocol should one be found (Appendix D).

Birds

4.12 While the site visit did not identify any active nesting birds, verbal communication with the landowner indicated likely nesting of Hirundines as well as a previous inhabitation by barn owls. Signs of birds were identified in the form of droppings.

4.13 The site as a whole has a high suitability for nesting birds given the open access into the various barns and outbuildings and quiet, rural location, including for barn owls.

4.14 Birds can nest any time of year if site conditions are suitable and food availability is high, therefore, in the absence of due care and attention, nesting birds may be negatively impacted by the proposed works.

4.15 As barn owls can nest year-round if site conditions are suitable, a pre-works nesting bird check will be required by an experienced ecologist.

4.16 In addition to avoiding nesting bird season, to encourage nesting barn owls, it is recommended that at least one barn owl box is erected[4]. The box should be put in place prior to works starting and should be placed at least 3m in height off the ground. If feasible, placing an additional box may be beneficial as it is common for males to roost separately to females and young. The site visit identified the barns noted in Appendix C as suitable for barn owl boxes. Box 1 should be placed on the southern wall of the barn adjacent to that which requires works and a second box could be placed on the eastern wall of the opposite as high as possible (Appendix C).

4.17 Furthermore, nesting cups could be erected to provide additional nesting opportunities for swallows and other hirundines[5].

Re-survey of the Site

4.18 If no works are undertaken on site within 12 months of this survey or if any changes to the proposals are made, a further ecological survey may be necessary (because of the mobility of animals and the potential for colonisation of the site).

[4] Barn Owl nestboxes: Free owl nest box plans
[5] Swallows Nest Cup, Terracotta - RSPB Shop

References

British Standards Institution (2013) BS 42020:2013 Biodiversity: Code of practice for planning and development. British Standards Institution, London.

CIEEM (2017a) Guidelines on Ecological Report Writing. Chartered Institute of Ecology and Environmental Management, Winchester.

CIEEM (2017b) Guidelines for Preliminary Ecological Appraisal 2nd Edition. Chartered Institute of Ecology and Environmental Management, Winchester.

Collins, J. (ed.) (2024) Bat Surveys for Professional Ecologists: Good Practice Guidelines (4th Edition). The Bat Conservation Trust, London.

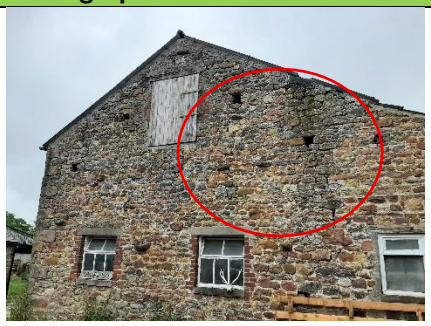
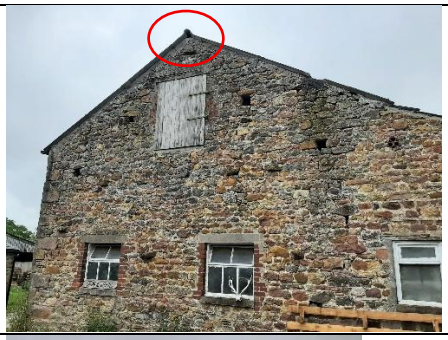
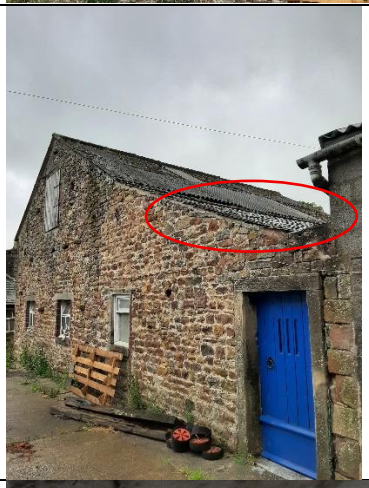
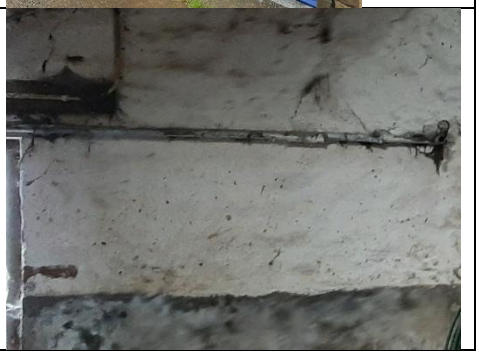
Reason, P.F. and Wray, S. (2023). UK Bat Mitigation Guidelines: a guide to impact assessment, mitigation and compensation for developments affecting bats. Version 1.1. Chartered Institute of Ecology and Environmental Management, Ampfield.

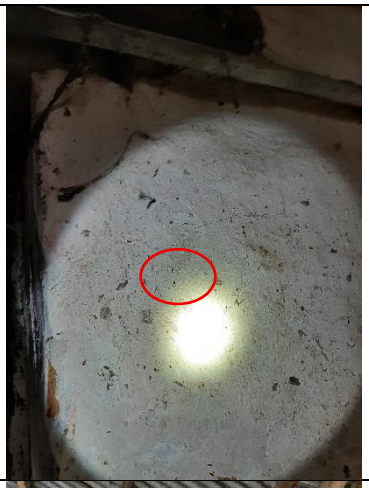
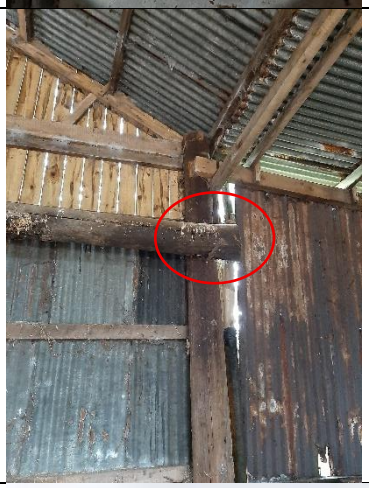
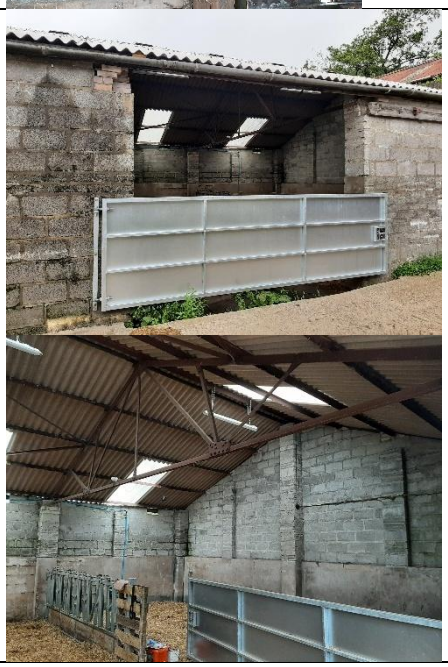
Appendix A – Bat Roost Potential and Habitat Suitability Categories

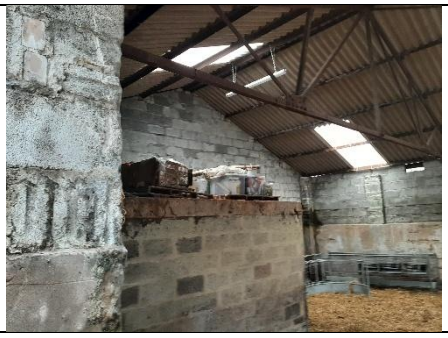
Table 1 - Guidelines for assessing the potential suitability (structures and foraging habitats) of proposed development sites for bats, based on the presence of habitat features within the landscape (Collins, 2023).

Suitability	Description of Roosting Habitat	Commuting & Foraging Habitats
None	No obvious features on site likely to be used by any roosting bats at any time of the year (i.e. a complete absence of crevices/suitable shelter at all ground/underground levels)	No habitat features on site likely to be used by any commuting or foraging bats at any time of the year (i.e. no habitats that provide continuous lines of shade/protection for flight lines or generate/shelter insect populations available to foraging bats).
Negligible	No obvious habitat features on site likely to be used by roosting bats, however, a small element of uncertainty remains as bats can use small and apparently unsuitable features on occasion.	No obvious habitat features on site likely to be used as flightpaths or by foraging bats, however, a small element of uncertainty remains in order to account for non-standard behaviour.
Low	A structure with one or more potential roost sites that could be used by individual bats opportunistically at any time of the year. However, these potential roost sites do not provide enough space, shelter, protection, appropriate conditions and/or suitable surrounding habitats to be used on a regular basis or by a larger number of bats (i.e. unlikely to be suitable maternity and not a classic cool/stable hibernation site but could be used by individual hibernating bats).	Habitat that could be used by small numbers of commuting bats such as a gappy hedgerow or unvegetated stream, but isolated i.e. not very well connected to the surrounding landscape by other habitat. Suitable, but isolated habitat that could be used by small numbers of foraging bats such as a lone tree (not in a parkland situation) or a patch of scrub.
Moderate	A structure or tree with one or more potential roost sites that could be used by bats due to their size, shelter, protection, conditions, and surrounding habitat but unlikely to support a roost of high conservation status (with respect to roost type only, such as maternity and hibernation – the categorisation described in this table is made irrespective of species conservation status, which is established after presence is confirmed).	Continuous habitat connected to the wider landscape that could be used by bats for flightpaths, such as lines of trees and scrub or linked back gardens. Habitat that is connected to the wider landscape that could be used by bats for foraging, such as trees, scrub, grassland, or water.
High	A structure or tree with one or more potential roost sites that are obviously suitable for use by larger numbers of bats on a more regular basis, and potentially for longer periods of time due to their size, shelter, protection, conditions, and surrounding habitat. These structures have the potential to support high conservation status roosts, e.g. maternity or classic cool/stable hibernation site.	Continuous high-quality habitat that is well connected to the wider landscape that is likely to be used regularly by bats for flightpaths such as river valleys, streams, hedgerows, lines of trees and woodland edge. High quality habitat that is well connected to the wider landscape that is likely to be used regularly by foraging bats, such as broadleaved woodland, tree-lined watercourses, and grazed parkland. Site is close and connected to known roosts.

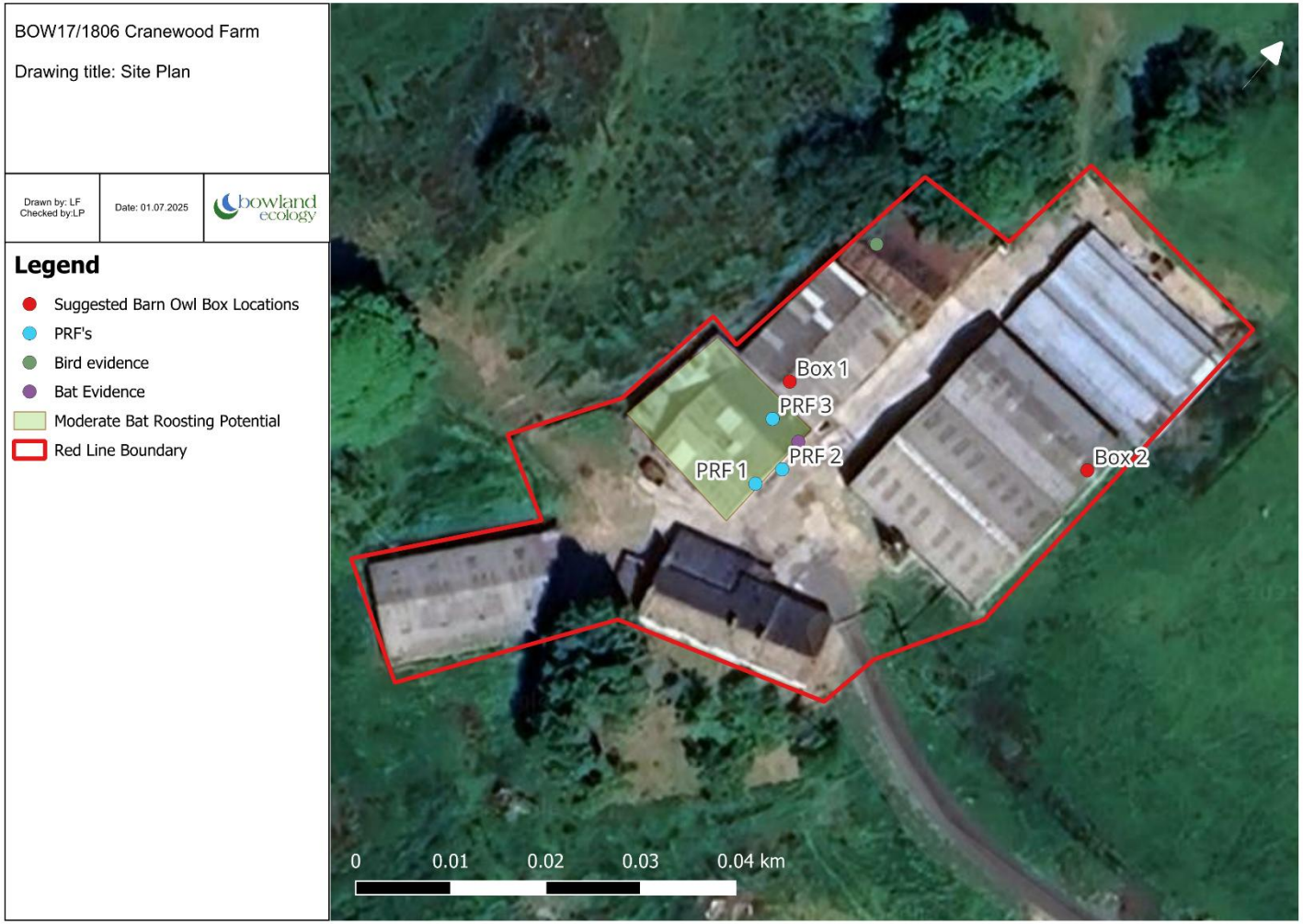
Appendix B – Photographs and Descriptions

Feature	Description	Photograph
PRF 1- Gaps in mortar within stonework and ventilation holes	Gaps across the stonework to southern and eastern elevations. Gaps are of various sizes. Some made lead to a crevice or cavity wall, while other ventilation holes allow full access into the internal barn space.	
PRF 2- Gap in final asbestos sheet	Gap below asbestos sheeting on roof ridge. The gap may lead into an internal space.	
PRF 3- Lifted and slipped slate	Lifted and slipped slates on the northern elevation of the roof of the lean-to. This creates crevices under slates suitable for bats to roost.	
PRF 4- Cobwebbed beam above bat droppings	A cobwebbed wooden beam was present above the identified bat droppings. There is a gap between the beam and stonework of 1cm wide along the length of the beam.	

Bat dropping	Bat dropping identified on eastern elevation internal wall of the lean-to.	
Bird evidence	Bird droppings were identified on the western elevation wooden beam of the barn at the north of the site (Appendix C). Feathers were also seen within this barn.	
Adjacent barn with Barn Owl suitability	Barn next to that which requires roof work identified to be suitable for nesting Barn Owl	

Appendix C- Site Plan



Appendix D – Information Sheets for Contractors

BATS

Information, legal responsibilities and best practice for the construction industry

bowland ecology

Legal Protection

All UK Bat species are protected by European and UK law, in practical terms this means it is an offence to:

- Deliberately capture, injure or kill a bat;
- Deliberately disturb bats;
- Damage or destroy a breeding site or resting place (even if bats are not occupying the roost at the time);
- Intentionally or recklessly obstruct access to any structure or place used for shelter or protection or disturb a bat in such a place;
- Possess or advertise/sell/exchange a bat (dead or alive) or any part of a bat.

Penalties on conviction: the maximum fine is £5,000 per incident or per bat (some roosts contain several hundred bats), up to six months in prison, and forfeiture of items used to commit the offence, e.g. vehicles, plant, machinery.

Defences include:

1. Tending/caring for a bat solely for the purpose of restoring it to health and subsequent release.
2. Mercy killing where there is no reasonable hope of recovery (provided that person did not cause the injury in the first place – in which case the illegal act has already taken place).

Found a bat during unsupervised works?

Is the bat in immediate danger of injury?

YES

Using gloves or other protection place bat carefully in a lidded ventilated box with a piece of clean cloth and a small shallow container of water.

Call scheme ecologist Bowland Ecology: 01200 446 777.

Keep box in a safe, quiet location until scheme ecologist arrives.

NO

Stop work immediately and inform Site Manager.

Contact scheme ecologist - Bowland Ecology: 01200 446 777.

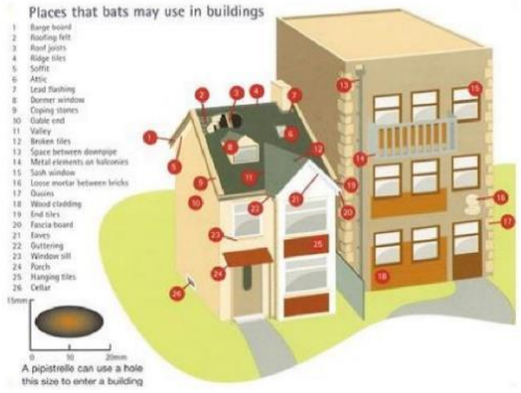
Do not expose bat or cause it to fly away.

The scheme ecologist will assess the situation and advise what needs to happen next. Works may need to stop until a licence has been obtained.

A written record should be kept and made available to Natural England or any police officer on request.

Field signs of bat presence:

- Live or dead bats: the smallest UK bat species, the pipistrelle is only 3.5-4.5cm long.
- Droppings: bat droppings look like mouse droppings but will crumble between your fingers (they are dry and made entirely of insects).
- Feeding remains: piles of butterfly/moth wings are often left below bat feeding perches.



Schematic from www.bats.org.uk

Bats can roost in the following places:

- The top of gable end or dividing wall;
- The top of chimney breasts;
- Ridge and hip beams and other roof beams;
- Mortise and tension joints;
- All beams/ceilings/pipework (free hanging bats);
- The junction of roof timbers, especially where ridge and hip beams meet;
- Behind purlins;
- Between tiles and the roof lining;
- Under flat felt roofs;
- Under barge boards;
- In cavity walls;
- In cracks in stone or concrete;
- Behind peeling paint/wall coverings;
- Gaps behind window and door frames;
- Between window panes and timber boarding.
- In trees (cracks/holes/ivy cladding).

Why wear gloves?

There is a small risk that some bats carry a rabies virus – European Bat Lyssavirus. The purpose of wearing gloves is to reduce the chance of being bitten, as the virus is transmitted via bat saliva. Thick leather gloves are appropriate for removing a bat from imminent danger but these should be clean.

In the event that you are bitten, wash the wound, gently but thoroughly, with soap and water. Speak to a health professional immediately, advising them that you have been bitten by a bat.

References:
Bat Conservation Trust. August 2016. Why wear gloves when handling bats?
BCT Bat Surveys for Professional Ecologists, Good Practice Guidelines, 3rd Edition, 2016

version 1 August 2017

Birds

Information, legal responsibilities and best practice for the construction industry

Legal Information

Birds are protected by European and UK law, in practical terms this means it is an offence to;

- Intentionally kill or injure any wild bird;
- Intentionally destroy or take the egg of any wild bird;
- Intentionally destroy, damage, interfere with, take or obstruct the use of the nest of any wild bird while it is in use or being built.

Prosecution could lead to a fine of up to £5000 per offence and / or 6 months imprisonment.

Additional Legal Information

Special penalties are liable for offences involving birds on Schedule 1 (e.g. most birds of prey, kingfisher, barn owl, black redstart and little ringed plover). For such birds it is also an offence to:

- Intentionally or recklessly disturb a Schedule 1 species while it is building a nest or is in, on or near a nest containing eggs or young;
- intentionally or recklessly disturb dependent young of such a species.

Where are birds found:

Birds usually nest in trees, hedges and scrub however they can also be found nesting on/in buildings, dry-stone walls, dense to sparsely vegetated ground, river banks, cliffs and machinery/equipment/materials.

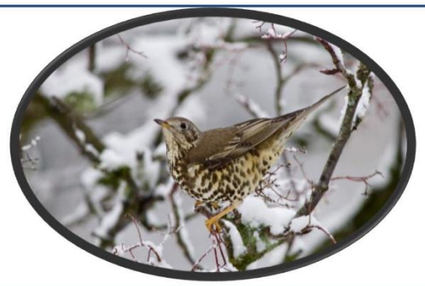
Any works affecting these habitats during the breeding bird season (March-August inclusive) has the potential to harm birds, their eggs and their eggs.

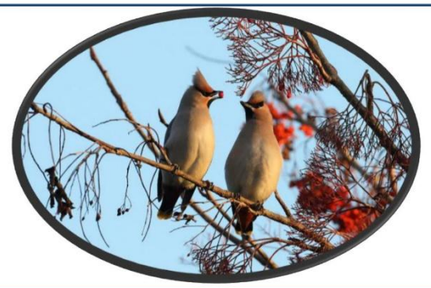
Guidance Relating to Birds: DO and DON'T

Ensure that a check is made by a suitably qualified Ecologist that no nesting birds or active nests are present before carrying out site works.

Stop all construction and work in the immediate area if nesting birds are present.

Report the presence of nesting birds to your supervisor





Kill, injure or capture any wild bird.

Take, damage, destroy or disturb a nest or eggs of any wild bird.

Move any machinery, scaffolding or equipment if birds are found nesting.

References: Welcome to the British Trust for Ornithology | BTO - British Trust for Ornithology

Appendix E – Legal Information

This report provides guidance of potential offences as part of the impact assessment. This report does not provide detailed legal advice and for full details of potential offences against protected species the relevant acts should be consulted in their original forms i.e. The Wildlife and Countryside Act, 1981, as amended, The Countryside and Rights of Way Act 2000, The Natural Environment and Rural Communities Act, 2006 and The Conservation of Habitats and Species Regulations 2017.

Species	Legislation	Offences	Notes on licensing procedures and further advice
Species that are protected by European and national legislation			
Bats *European protected species*	Conservation of Habitats and Species Regulations 2017 Reg 41	Deliberately[1] capture, injure or kill a bat; Deliberate disturbance[2] of bats; Damage or destroy a breeding site or resting place used by a bat. The protection of bat roosts is considered to apply regardless of whether bats are present.	An NE licence in respect of development is required in England. https://www.gov.uk/bats-protection-surveys-and-licences *European Protected Species: Mitigation Licensing- How to get a licence* (NE 2010) *Bat Mitigation Guidelines* (English Nature 2004) *Bat Workers Manual* (JNCC 2004) *BS8596:2015 Surveying for bats in trees and woodland* (BSI, 2015)
	Wildlife and Countryside Act 1981 (as amended)[4] S.9	Intentionally or recklessly[3] obstruct access to any structure or place used for shelter or protection or disturb a bat in such a place.	Licence from NE is required for surveys (scientific purposes) that would involve disturbance of bats or entering a known or suspected roost site.
Birds **Schedule 1 species (barn owl)**	Conservation of Habitats and Species (Amendment) Regulations 2012	N/A	Authorities are required to take steps to ensure the preservation, maintenance and re-establishment of a sufficient diversity and area of habitat for wild birds in the United Kingdom, including by means of the upkeep, management, and creation of such habitat. This includes activities in relation to town and country planning functions.
	Wildlife and Countryside Act 1981 (as amended)[4] S.1	Intentionally kill, injure, or take any wild bird; Intentionally take, damage, or destroy the nest of any wild bird while that nest is in use or being built; Intentionally take or destroy the nest or eggs of any wild bird. **Schedule 1 species** Special penalties are liable for these offences involving birds on Schedule 1 (e.g. most birds of prey, kingfisher, **barn owl,** black redstart, little ringed plover). Intentionally or recklessly[3] disturb a Schedule 1 species while it is building a nest or is in, on or near a nest containing eggs or young; intentionally or recklessly disturb dependent young of such a species.	No licences are available to disturb any birds in regard to development. Licences are available in certain circumstances to damage or destroy nests, but these only apply to the list of licensable activities in the Act and do not cover development. General licences are available in respect of 'pest species' but only for certain very specific purposes e.g. public health, public safety, air safety. https://www.gov.uk/wild-birds-protection-surveys-and-licences https://www.gov.uk/prevent-wild-birds-damaging-your-land-farm-or-business

[1] Deliberate capture or killing is taken to include "accepting the possibility" of such capture or killing [2] Deliberate disturbance of animals includes in particular any disturbance which is likely a) to impair their ability (i) to survive, to breed or reproduce, or to rear or nurture their young, or (ii) in the case of animals of hibernating or migratory species, to hibernate or migrate; or b) to affect significantly the local distribution or abundance of the species to which they belong. Lower levels of disturbance not covered by the Conservation of Habitats and Species Regulations 2017 remain an offence under the Wildlife and Countryside Act 1981 although a defence is available where such actions are the incidental result of a lawful activity that could not reasonably be avoided. Thus, deliberate disturbance that does not result in either (a) or (b) above would be classed as a lower level of disturbance. [3] The term 'reckless' is defined by the case of Regina versus Caldwell 1982. The prosecution has to show that a person deliberately took an unacceptable risk or failed to notice or consider an obvious risk. [4] The Wildlife and Countryside Act (1981) has been updated by various amendments, including the Countryside and Rights of Way Act 2000 and the Natural Environment and Rural Communities Act 2006. A full list of amendments can be found at https://jncc.gov.uk/our-work/wildlife-countryside-act/