



PRELIMINARY BAT ROOST ASSESSMENT - STATEMENT

PROJECT NAME & ADDRESS	8 Beasley Avenue, Simonstone, BB12 7HU
PROPOSED PLANS	Proposed extension
DATE	2 February 2026

Dear Mr Clark,

Thank you for requesting ecological consultancy support from Knight Sky Ecology Ltd in relation to the proposed extension works at 8 Beasley Avenue.

Following a review of the site photographs and the proposed plans, the dwelling is assessed as having negligible suitability to support roosting bats. The area of the proposed works comprises a flat-roofed garage and workshop, and the upper floor of the dwelling is fully converted with no loft space present. The building also appears to be in good overall repair, with no evident features that would offer access or roosting opportunities for bats.

On this basis, a formal bat survey and accompanying report are not considered necessary. The likelihood of encountering a bat roost and therefore triggering the legal protections afforded to bats is negligible. This brief statement provides a proportionate level of ecological input relative to the very low risk associated with the proposed works and is considered sufficient to support the planning application.

Kind regards

Ryan Knight BSc (Hons) MCIEEM

Level 2 Natural England (Bat) Class Licence (ref. 2015-12611-CLS-CLS). 15 years' experience in bat work and named ecologist on numerous European Protected Species (EPS) mitigation licences issued by Natural England covering several species and roost types.



PHOTOS





