

**5 St Peter's Avenue
Caversham
Reading
Berkshire
RG4 7DD**

Bat Emergence Survey

Ref: R2222/a

May 2019



1 Diesel House, Honey Hill, Wokingham, Berkshire RG40 3BL
Telephone: 0118 3271810 Mobile: 07979 403099 E-mail: info@wenman-ecology.co.uk
www.wenman-ecology.co.uk

John Wenman Ecological Consultancy LLP is a limited liability partnership registered in England and Wales with registered number OC339057.
Registered office: 100 New Wokingham Road, Crowthorne, RG45 6JP where you may look at a list of members' names.

1	INTRODUCTION	3
1.1	Background.....	3
1.2	Legislative Background.....	3
1.3	Site Location and Context.....	5
1.4	Report Format.....	5
2	SURVEY METHOD.....	6
2.1	Emergence Survey	6
2.2	Survey Constraints.....	6
3	SURVEY FINDINGS	7
3.1	Emergence Survey	7
4	DISCUSSION AND RECOMMENDATIONS	8
5	REFERENCES	9
	APPENDIX 1 – PLAN OF EMERGENCE SURVEY FINDINGS.....	10
	APPENDIX 2 – RAW EMERGENCE SURVEY DATA	11

1 INTRODUCTION

1.1 Background

- 1.1.1** John Wenman Ecological Consultancy LLP was commissioned by BDS Surveyors Ltd to undertake a survey for the presence of bats within the detached bungalow at 5 St Peter's Avenue in Caversham, Berkshire.
- 1.1.2** The survey was commissioned in connection with planning proposals to be lodged with Reading Borough Council seeking consent for the demolition of the existing bungalow followed by the construction of a replacement dwelling.
- 1.1.3** A preliminary bat roost assessment was carried out on January 30th 2019 and is reported separately (John Wenman Ecological Consultancy: R2159/b). The survey found no evidence of bats and showed that the majority of the roof provided no opportunities suitable for roosting bats. However, the external inspection highlighted gaps under occasionally lifted roof tiles and behind barge boards at the gable ends which were deemed suitable for use by crevice-dwelling bat species. Overall, the bungalow was considered to be of low bat roost potential and an emergence survey was recommended to determine the presence or likely absence of roosting bats using these features; this report presents the emergence survey findings.

1.2 Legislative Background

- 1.2.1** All British bat species are fully protected by the Wildlife & Countryside Act 1981 (as amended) and by the Conservation of Habitats and Species Regulations 2017 ('Habitat Regulations'). In summary, the legislation combined makes it an offence to:
- Damage or destroy a breeding site or resting place or intentionally or recklessly obstruct access to a structure or place used for shelter by a bat;
 - Deliberately, intentionally or recklessly disturb bats; in particular any disturbance which is likely to impair the ability of bats to survive, breed or reproduce or nurture their young; or in the case of hibernating or migrating bats, to hibernate or migrate; or to affect significantly the local distribution or abundance of the species;

- Deliberately kill, injure or take any bat.

1.2.2 The government's statutory conservation advisory organisation, Natural England, is responsible for issuing European Protected Species licences that would permit activities that would otherwise lead to an infringement of the Habitat Regulations. A licence can be issued if the following three tests have been met:

- **Regulation 55(9)(a)** - there is "no satisfactory alternative" to the derogation, and;
- **Regulation 55(9)(b)** - the derogation "will not be detrimental to the maintenance of the population of the species concerned at a favourable conservation status in their natural range" and;
- **Regulation 55(2)(e)** - the derogation is for the purposes of "preserving public health or public safety or other imperative reasons of overriding public interest, including those of a social or economic nature and beneficial consequences of primary importance for the environment".

1.2.3 Local authorities have a statutory duty under Regulation 7(3e) of the Habitat Regulations to have regard to requirements of the Habitats Directive in the exercise of their functions. The Council must therefore consider and determine whether these three tests are likely to be satisfied by applications where survey findings show that European Protected Species licensing is necessary before granting planning permission.

1.2.4 European Protected Species mitigation licence applications can be submitted once all necessary planning consents have been granted and Natural England aim to issue a licence decision within 30 working days of a full mitigation licence application.

1.2.5 Licensable projects affecting small numbers of seven commonly occurring bat species may fall under the remit of the Bat Mitigation Class Licence (WML-CL21). The Class Licence permits 'Registered Consultants' to carry out licensable operations on site on behalf of clients following the registration of sites with Natural England at least 15 working days before the work is due to start.

1.2.6 Survey data supporting EPS licence applications or the registration of the site under the Bat Mitigation Class Licence (WML-CL21) must be up to date

i.e. have been conducted within the current or most recent optimal survey season i.e. May to August. Therefore, if surveys show bats are present and licensable work is delayed until during or after the next survey season, updated surveys will be required to support an application or site registration.

1.3 Site Location and Context

- 1.3.1** The detached bungalow is situated at the eastern end of St Peter's Avenue in the Reading suburb of Caversham, Berkshire (OS grid reference: SU 70778 74910).
- 1.3.2** The property is situated on an elevated road to the north of the River Thames amongst other residential properties with plots comprising scattered trees, shrubs and closely mown lawns. St Peter's Avenue is a wooded road that leads down to the Grass Hill and Warren Court Wood section of The Warren Woodlands Complex Local Wildlife Site (LWS) which consists of mixed deciduous woodland (UK Priority Habitat as defined under the NERC Act 2006) upon a chalk scarp. The River Thames lies less than 100 metres to the south of the property and there are open fields along the south of the river to the west.
- 1.3.3** Overall, the setting provides high quality commuting and foraging habitat for bats adapted to suburban environments.

1.4 Report Format

- 1.4.1** The report is set out as follows: Section 3 presents a description of the survey methods; Section 4 summarises the findings of the evening emergence surveys; and Section 5 presents a discussion of the survey findings. **Appendix 1** presents a plan showing the emergence survey findings and **Appendix 2** presents the raw survey data.

2 SURVEY METHOD

2.1 Emergence Survey

2.1.1 An emergence survey of the bungalow was undertaken on the 8th May 2019 by two bat surveyors: one surveyor was situated in the rear garden (Location 1); and the second surveyor was situated on the front drive (Location 2). A thermal imaging camera was set up facing the northwest gable end (Location 3)

2.1.2 The survey was carried out with an Elekon Batlogger M detector and a Pettersson D-240X detector. The Batlogger recordings were later analysed using the BatExplorer computer software, and the Pettersson recordings were analysed using BatSound software. The survey started 15 minutes before sunset and continued until 1.5 hours after sunset.

2.2 Survey Constraints

2.2.1 There were no significant constraints to the surveys, which were undertaken at a suitable time of year for undertaking emergence surveys i.e. May to September (Collins 2016) and in conditions suitable for bat activity i.e. dry with air temperatures above 10°C. Although the ground was wet during the survey, there was no rain during the survey and bat activity was recorded.

3 SURVEY FINDINGS

3.1 Emergence Survey

- 3.1.1** No bats were recorded emerging from the bungalow during the survey (refer to plan and raw data in **Appendices 1 & 2**). The level of bat activity was moderate with just three species being recorded throughout. Common pipistrelle (*Pipistrellus pipistrellus*) and soprano pipistrelle (*Pipistrellus pygmaeus*) bats were observed commuting past the bungalow, and the soprano pipistrelle bats were recorded social calling. A serotine (*Eptesicus serotinus*) bat was observed flying over the bungalow roof at 21:27 before heading west. The thermal imaging camera footage was reviewed following the survey and filmed no bats.

4 DISCUSSION AND RECOMMENDATIONS

- 4.1.1** In the absence of any indication of bats emerging from the bungalow's roof, in combination with the lack of any signs of the presence of bats during the preliminary bat roost assessment, it is considered highly unlikely that the proposed demolition will have any impact on bats or their roosts.
- 4.1.2** The proposed demolition will be destroying features that have the potential to be used by bats in the future, and as such, there is a small chance that bats (which are highly mobile) could be present when the work commences. Therefore, a 'soft strip' approach to the removal of the highlighted features, i.e. lifted roof tiles and barge boards, by hand should take place before mechanical demolition.
- 4.1.3** In the unlikely event that bats are encountered during the course of the construction work, the work must stop immediately, and a licensed ecologist called to site to attend to the bat(s) and provide further advice on how to proceed; work must continue only once further written advice has been received. At this point, a European Protected Species mitigation licence or confirmation of the site's registration under the Bat Mitigation Class Licence CL21 (if applicable) may be required to permit the work to continue lawfully.

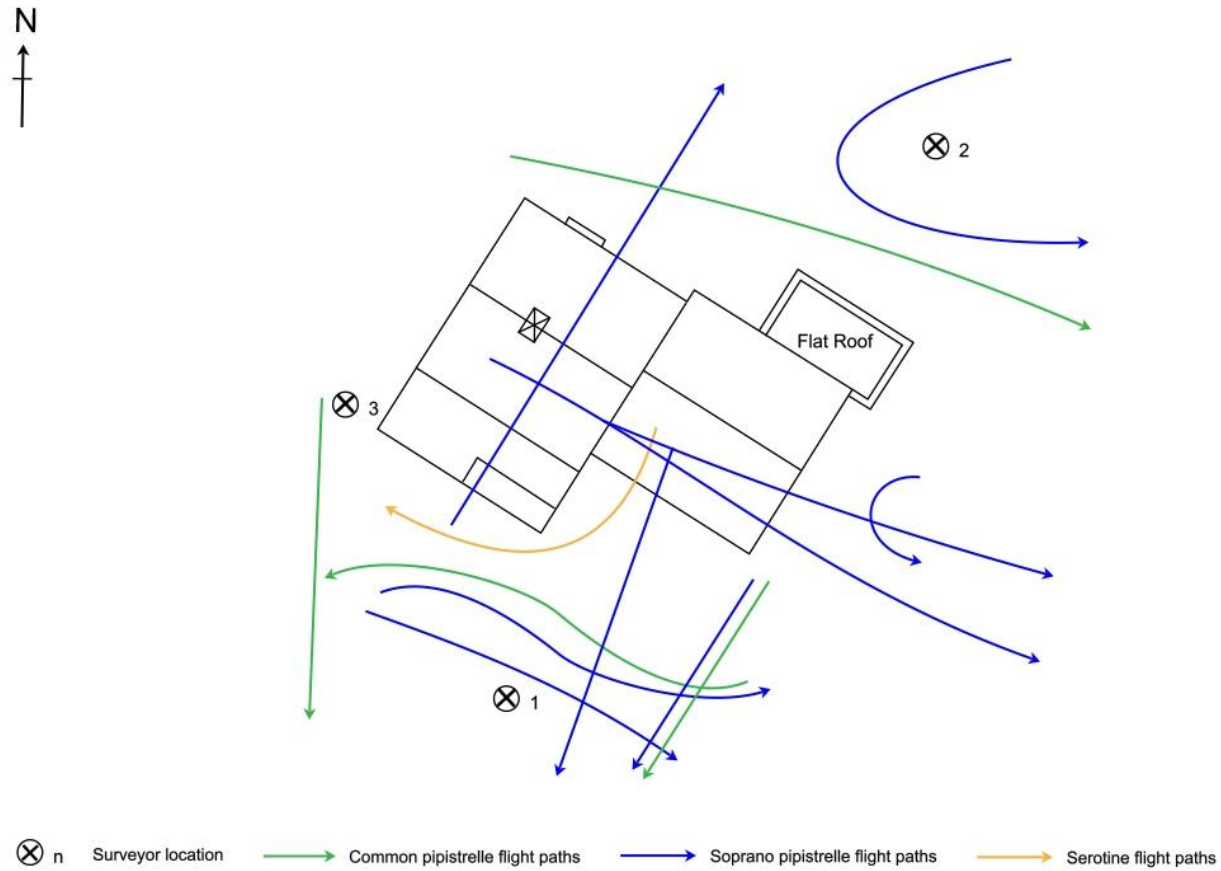
5 REFERENCES

Collins, J. (ed.) (2016). *Bat Surveys for Professional Ecologists – Good Practice Guidelines 3rd Edition*. Bat Conservation Trust, London.

Mitchell-Jones, A. J. (2004). *Bat Mitigation Guidelines*. English Nature, Peterborough.

Mitchell-Jones, A. J. & McLeish, A. P. (2004). *Bat Workers' Manual (3RD Edition)*. JNCC, Peterborough.

APPENDIX 1 – PLAN OF EMERGENCE SURVEY FINDINGS



Drawn by:	Date	Scale:	5 St Peter's Avenue Caversham	
CW	May 2019	Not to scale	Emergence Survey Findings	

John Wenman Ecological Consultancy
16/05/2019

5 St Peters Avenue, Caversham - Bat Emergence Survey (R2222a)

APPENDIX 2 – RAW EMERGENCE SURVEY DATA

Evening Emergence Survey of St Peter's Avenue on the 8th May 2019

Survey date: 08/05/2019 Location 1: Rear garden Surveyor: Conor Watson Detector: Elekon Batlogger M Weather conditions: 13-10°C, 95% cloud cover, recent rain but dry during survey, slight breeze Start time: 20.23 Sunset: 20.38 Finish time: 22.08		
Time	Species	Survey notes
20:54	Soprano pipistrelle	Pass unseen
20:57	Soprano pipistrelle	Pass unseen
20:58	Common pipistrelle	Pass unseen
21:00	Soprano pipistrelle	Bat flew from west to east above surveyor
21:02	Soprano pipistrelle	Brief, distant pass unseen
21:04	Soprano pipistrelle	Pass unseen
21:05	Soprano pipistrelle	Bat flew from west to east above surveyor
21:06	Soprano pipistrelle	Two unseen foraging passes & a pass unseen
21:07	Soprano pipistrelle	Pass unseen – social calls
21:08	Soprano pipistrelle	Pass unseen
21:11	Soprano pipistrelle	Distant pass unseen
21:12	Common pipistrelle	Bat foraging from west to east in front of surveyor & foraging unseen
21:13	Common pipistrelle	Bat foraging from east to west in front of surveyor
21:14	Common pipistrelle	Bat foraging from east to west in front of surveyor
21:15	Soprano pipistrelle	Brief pass unseen
21:16	Soprano pipistrelle	Bat flew from west to east in front of surveyor
21:16	Common pipistrelle	Pass unseen
21:17	Common pipistrelle	Bat flew southwards from northwest of bungalow
21:17	Soprano pipistrelle	Bat flew towards surveyor from above bungalow
21:18	Soprano pipistrelle	Bat flew southwards from southeast of bungalow
21:18	Common pipistrelle	Foraging unseen
21:20	Common pipistrelle	Bat flew southwards from southeast of bungalow
21:20	Soprano pipistrelle	Bat flew from west to east in front of surveyor
21:21-22	Soprano pipistrelle	Foraging unseen
21:21	Common pipistrelle	Foraging unseen
21:23	Soprano pipistrelle	Two passes unseen
21:24	Common pipistrelle	Pass unseen
21:25	Soprano pipistrelle	Bat flew southwards from southeast of bungalow & foraging unseen
21:25	Common pipistrelle	Pass unseen
21:26	Common pipistrelle	Foraging unseen
21:27	Serotine	Bat flew over bungalow towards surveyor before heading west
21:29	Soprano pipistrelle	Distant pass unseen
21:34	Common pipistrelle	Foraging unseen
21:38-40	Social calls	Likely Soprano pipistrelle
21:40	Soprano pipistrelle	Pass unseen – social calls
21:43	Social calls	Likely <i>Pipistrellus</i> sp.
21:43	Serotine	Pass unseen
21:53	Soprano pipistrelle	Pass unseen
21:59	Soprano pipistrelle	Pass unseen
22:02	Common pipistrelle	Pass unseen
22:03	Common pipistrelle	Pass unseen
22:04	Soprano pipistrelle	Pass unseen

Survey date: 08/05/2019

Location 2: Front drive

Surveyor: Bob Brittain

Detector: Pettersson D240X

Weather conditions: 13-10°C, 95 % cloud cover, recent rain but dry during survey, slight breeze

Start time: 20:23

Sunset: 20:38

Finish time: 22:08

Time	Species	Survey notes
20:54	Common pipistrelle	Heard but not seen – 3 brief calls
20:57	Common pipistrelle	Heard but not seen – brief
20:58	Soprano pipistrelle	Heard but not seen
20:59	Soprano pipistrelle	Bat commuting above house heading northwards
21:00	Soprano pipistrelle	Heard but not seen – 2 brief calls
21:02	Soprano pipistrelle	Bat flew above house quickly heading southeast
21:02	Soprano pipistrelle	Bat flew low around surveyor
21:05	Common pipistrelle	Bat observed to southeast of bungalow
21:06	Soprano pipistrelle	Bat commuting 10' above roof heading southeast – social calls
21:10	Common pipistrelle	Heard but not seen
21:10	Soprano pipistrelle	Heard but not seen
21:13	<i>Pipistrellus</i> sp.	Heard but not seen
21:14	Soprano pipistrelle	Heard but not seen
21:16	Soprano pipistrelle	Heard but not seen
21:18	Common pipistrelle	Bat flew from west to east in front of surveyor
21:19	Common pipistrelle	Heard but not seen – 3 passes
21:26	Serotine	Heard but not seen
21:27	Soprano pipistrelle	Heard but not seen
21:31	Common pipistrelle	Heard but not seen
21:35	Common pipistrelle	Heard but not seen – commuting
21:38	Soprano pipistrelle	Heard but not seen
21:52	Soprano pipistrelle	Heard but not seen – commuting
21:55	Common pipistrelle	Heard but not seen
22:01	Common pipistrelle	Heard but not seen

Survey date: 08/05/2019

Location 3: Northwest gable end

Surveyor: Thermal Imaging Camera

Detector: N/A

Weather conditions: 13-10°C, 95 % cloud cover, recent rain but dry during survey, slight breeze

Start time: 20:23

Sunset: 20:38

Finish time: 22:08

No bats recorded