

BAT ACTIVITY & NESTING BIRDS REPORT

26th August 2024

31 Springfield Crescent, Poole, Dorset
BH14 0LL

Applicant: Dom Jackson of Peninsula Prestige
Ltd

Agent/planner: Union Architecture

REPORT ISSUE SHEET:

Draft/final and Version no:	Final (further survey undertaken – roosting bats not identified) V.1
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This report has been prepared to identify the presence of bats and nesting birds within the site, where this falls within the scope of the agreed works.

This report has been produced using all reasonable skill and care, and a Quality Assurance (QA) review process has been undertaken prior to issue of this report. If the reader identifies any inaccuracies or discrepancies, this should be brought to the attention of ABR Ecology immediately.

SURVEY DATA LIFESPAN AND VALIDITY:

Survey data is considered valid for 18 months from the survey date in accordance with the CIEEM Advice note (CIEEM, 2019), due to the presence of and/or potential for mobile species to be present within the site. The 18 month period is taken where the condition(s) of the building(s)/structure(s) on site remain unchanged since the survey and the proposals for the site are unchanged. If any changes to the plans occur, this report may not be valid and any conclusions provided may not be appropriate. In this event, it is the responsibility of the applicant to contact ABR Ecology to determine whether an amended report or resurvey of the site is required.


The result of the PRA and bat activity survey indicate that it is unlikely that a bat would be present within the property, however, the surveys only provides a 'snapshot' in time. Bats are a highly mobile species and it is therefore possible for bats to occupy the property at any time in the future, particularly if any alterations/changes to the property occur.

If a resurvey of the property is undertaken in the future and a bat roost is subsequently identified, a suite of three bat activity surveys will be required and survey data will be required to inform a bat European Protected Species (EPS) licence application. The building inspection (PRA) is considered valid for 3 months and activity data from the then current survey season (May – August/September) to inform a bat licence application.

This document has been prepared in accordance with CIEEM's Guidelines for Ecological Report Writing 2nd ed (CIEEM, 2017a) and the Bat Conservation Trust (BCT) Good Practice Guidelines 4th ed (Collins, 2023).

ABR Ecology Ltd cannot accept responsibility for third party data supplied within this report.

At the time of writing, standard methodologies have been used which are accepted by Natural England and other statutory bodies. No responsibility will be accepted where standard methodologies change and where Government, national bodies and industry subsequently modify standards.

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Non-technical summary

- ◆ ABR Ecology Ltd were commissioned by Union Architecture on behalf of their client Dom Jackson of Peninsula Prestige Ltd to undertake a Preliminary Roost Assessment (PRA) and a bat activity (dusk) survey at 31 Springfield Crescent, Poole, Dorset BH14 0LL to advise on the presence/absence of bats and nesting birds at the property.
- ◆ This report was requested to support a householder application for the extensions to the property and alterations to the roof.
- ◆ The PRA and nesting birds survey were undertaken on the 11th July 2024 by Natural England class 1 licensed bat ecologist Sophie Morris and assistant ecologist Peter Allen. The bat activity (dusk) survey was conducted on 31st July 2024 by Class 2 licensed ecologist Russell Hoyle and seasonal ecologists Martin Roberts and Chris Payne.
- ◆ The PRA revealed no evidence of bats, however, the building was identified to hold '**low potential**' for roosting bats due to a low number of potential bat exit/entry points and potential roosting features.
- ◆ The bat activity survey was conducted, and no bats were recorded using the building.
- ◆ The building is not considered to support roosting bats at this time and so no action regarding bats is recommended. However, should 18 months pass without works commencing, and/or any material changes occur to the building (such as deterioration), or if the proposals for the site change, this report would no longer be valid and an update site visit to reassess the building would be required. Further information is provided in Section 4 of this report regarding the validity of this report.
- ◆ Bats were recorded foraging and commuting across the site; measures for lighting reduction are detailed in Section 4 to minimize impacts of obtrusive lighting on foraging and commuting bats using the gardens and general surrounding area.
- ◆ No evidence of nesting birds or potential for nesting birds was recorded during the visit. Therefore, nesting birds are not considered to be impacted from the development.
- ◆ Two swift bricks will be provided as an enhancement to ensure the application is compliant with planning policy. This is detailed in Section 4.

1. Introduction

- 1.1 ABR Ecology Ltd were commissioned by Union Architecture on behalf of their client Dom Jackson of Peninsula Prestige Ltd to undertake a Preliminary Roost Assessment (PRA) and a bat activity (dusk) survey at 31 Springfield Crescent, Poole, Dorset BH14 0LL (central grid reference: SZ 03695 91871) to advise on the presence/absence of bats and nesting birds at the property. This report was requested to support a householder application for the extensions to the property and alterations to the roof.
- 1.2 The PRA and nesting birds survey were undertaken on the 11th July 2024 by Natural England class 1 licensed bat ecologist Sophie Morris and assistant ecologist Peter Allen. The bat activity (dusk) survey was conducted on 31st July 2024 by Class 2 licensed ecologist Russell Hoyle and seasonal ecologists Martin Roberts and Chris Payne.
- 1.3 Existing elevations are provided in Appendix A and proposed elevations are provided in Appendix B.

Site context

- 1.4 The application site comprises a residential property consisting of a chalet bungalow in Poole, Dorset within an urban area. The immediate surrounding landscape comprises residential housing and gardens, with a small area of woodland to the north. The wider surrounding landscape comprises urban residential development with gardens, and Poole Harbour is present to the southwest. The surrounding areas are considered to provide sub-optimal foraging opportunities and commuting corridors for bats.

Aims and scope of the PRA and report

- 1.5 The principal aim of a PRA survey is to determine the actual and potential presence of bats within the building/structure. A bat activity (dusk) survey was conducted to supplement the PRA survey and to determine the presence/likely absence of bats within the building. This report is based on the results of the PRA, activity (dusk) survey, and records of bats and bat roosts as supplied by Dorset Environmental Records Centre (DERC, 2024).
- 1.6 The results of the PRA, activity (dusk) survey and the data search were principally aimed at determining if a bat roost is present within the property and/or whether the building/structure hold the 'potential' to support roosting bats in line with The BCT Good Practice Guidelines 4th ed (Collins, 2023). The results of the data search were also used to determine the Zone of Influence (ZoI) for bats associated with the project.
- 1.7 This report aims to establish whether the proposed works will likely impact roosting bats and identifies if there are requirements for additional activity (dusk) surveys; the report also aims to identify if there is a requirement for a bat European Protected Species (EPS) licence or Bat Mitigation Class Licence (BMCL) from Natural England to allow the works to proceed lawfully following planning approval.
- 1.8 The aim of the nesting birds survey was to determine if there is any recent or historical evidence of nesting birds within the building onsite.

Relevant planning policy and legislation

1.9 Full details of relevant planning policy and legislation are provided in Appendix C of this report; the following policy and legislation in respect of bats and nesting birds is applicable to this application:

- ◆ The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019
- ◆ The Wildlife and Countryside Act 1981 (as amended) – Section 1 and Schedule 1 (birds) and 5 (bats)
- ◆ The Natural Environment and Rural Communities (NERC) Act 2006 – Sections 40 and 41
- ◆ The Environment Act 2021
- ◆ The National Planning Policy Framework (NPPF) 2023 – Section 15
- ◆ National Planning Practice Guidance Natural Environment (para 10-35)
- ◆ Circular 06/05: Biodiversity and Geological Conservation – Statutory Obligations and Their Impact Within the Planning System
- ◆ The Poole Local Plan 2018- Policy PP33

1.10 **It is the responsibility of the applicant(s) to ensure that the proposed development proceeds in full compliance with legislation, national and local policy, and in accordance with all conditions of the obtained planning consent(s). It is also the responsibility of the applicant(s) to request a report amendment / reassessment of the site for roosting bats and nesting birds where the scale/nature of the proposed plans subsequently change.**

2. Methodology

Desktop data search – bat records

- 2.1 Dorset Environmental Records Centre (DERC, 2024) was contacted to provide records of bats and bat roosts within a 1km radius of the application site. These records were used to inform the assessment of the site in its potential to support roosting bats and identifying any potential cumulative impacts on bats from the proposed development.

Zone of Influence (Zol) for bats

- 2.2 The results of the desktop data search and the proposed plans were used to determine a Zone of Influence (Zol) for bats; the Zol is defined by CIEEM (2017b) as ‘the areas/resources that may be affected by the biophysical changes caused by activities associated with a project’.
- 2.3 Due to the localised and small-scale nature of the proposals (as shown in Appendix B), the Zol for roosting bats is confined to the site boundary. The Zol for foraging bats may extend just beyond the site boundary where artificial lighting is concerned, however, this is considered to be minimal if lighting mitigation is implemented, and therefore the survey area was confined to the building only.

Preliminary Roost Assessment (PRA)

- 2.4 Natural England class 1 licensed bat ecologist Sophie Morris and assistant ecologist Peter Allen undertook the PRA of the building on site. Conditions for the PRA are provided in Table 1 below:

Table 1: Weather conditions, equipment and timings for PRA survey

Survey date	Time of survey	Surveyors	Equipment used	Weather conditions		
11/07/2024	12:00	Sophie Morris and Peter Allen	High-powered torch, mirrors, sealable bags, FFP3 face masks, gloves, extendable ladder, endoscope, binoculars	Temp:	Okta cloud cover:	Beaufort wind force:
				20°C	4/8	1/12

- 2.5 The surveying ecologists have received training in Working at Heights (and in-house training in the use of ladders for PRA surveys), Manual Handling, and Emergency First Aid At Work to ensure compliance with Health and Safety legislation (The Work at Height Regulations 2005, Manual Handling Operations Regulations 1992, The Health and Safety (First-Aid) Regulations 1981).
- 2.6 The PRA was undertaken in accordance with The Bat Conservation Trust (BCT) Good Practice Guidelines 4th ed (Collins, 2023). A systematic search was made of any internal building areas / loft spaces and exterior building areas. Where present, information was compiled on the potential and actual bat entry/exit points (where possible); potential and actual bat roosting locations; and any evidence of bats found.

- 2.7 The internal inspection involved a search of internal building areas and where loft spaces were present, the ecologists undertook a search of areas such as beams/felt; fibreglass insulation/flooring; crawl boards; water tanks; internal chimney stacks; gable ends; and stored materials etc.
- 2.8 The external building assessment included an inspection of the ground/flooring, and where present, any windowsills, windowpanes, behind peeling paintwork/lifted render, brick/block work, chimneys, eaves, lead flashing, tiles and soffits etc.
- 2.9 Evidence of roosting bats can include:
- ◆ The presence of physical live/deceased bats
 - ◆ Bat droppings (distinguished from rodent droppings by their crumbly texture)
 - ◆ Fur-oil staining around entry/exit points
 - ◆ Urine splashing
 - ◆ Feeding remains, such as insect wings and casings
- 2.10 The building was identified as a ‘confirmed’ bat roost where bat evidence was recorded. If droppings were present, a sample of the bat droppings were collected and couriered to Swift Ecology Ltd for DNA analysis to confirm the species of bat present.
- 2.11 Most native bats in England are crevice-dwelling species, with bats roosting in remote areas, such as under roof tiles; behind cladding; in cavities; soffits; and behind lead flashing etc, and evidence of these species is often concealed and/or inaccessible. Therefore, where no evidence of roosting bats was recorded, an assessment on the availability of potential roosting areas and bat exit/entry points around the building was conducted. The building was then assigned a category based on a sliding scale of potential for bats, ranging from ‘none’ to ‘high’ (Collins, 2023):

Table 2: Guidelines for assessing the potential suitability of buildings for bats (Collins, 2023)

Bat roosting potential	Description
‘High’	A structure with one of more potential roost sites that are obviously suitable for use by larger numbers of bats on a more regular basis & potentially for longer periods of time due to their size, shelter, protection, conditions (temperature, humidity, height above ground level, adverse light levels, or high levels of disturbance), and surrounding habitat. The structure has the potential to support high conservation status roosts for example maternity or classic cool/stable hibernation sites.
‘Moderate’	A structure with one or more potential roost sites that could be used by bats due to their size, shelter, protection, conditions (temperature, humidity, height above ground level, adverse light levels, or high levels of disturbance), and surrounding habitat but unlikely to support a roost of high conservation status (with respect to roost type only, such as maternity & hibernation and this is made irrespective of species

	conservation status, which is established after presence if confirmed via the PRA).
‘Low’	The building features one or more potential roosting features that could be used by bats opportunistically at any time of year. However, these potential roost sites do not provide enough space, shelter, protection, appropriate conditions (temperature, humidity, height above ground level, adverse light levels, or high levels of disturbance) and/or suitable surrounding habitat to be used on a regular basis or by a larger number of bats.
‘Negligible’	There are no obvious habitat features likely to be used by bats, however there is a small element of uncertainty as bats can use small and apparently unsuitable features on occasion. (*negligible is defined as ‘so small or unimportant as to be not worth considering, insignificant’. This category may be used where there are places that a bat could roost or forage (due to one attribute), but it is unlikely that they would (due to another attribute).
‘None’	No habitat 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).

Bat activity (dusk) survey

- 2.12 Natural England class 2 licensed bat ecologist Russell Hoyle and seasonal ecologists Martin Roberts and Chris Payne undertook the bat activity (dusk) survey of the building on site. Conditions for the dusk survey are provided in the full results in Appendix E of this report.
- 2.13 The dusk survey was conducted in accordance with the BCT Good Practice Guidelines (4th Ed) (Collins, 2023) and the Interim Guidance Note: Use of Night Vision Aids for bat emergence surveys and further comment on dawn surveys (BCT, 2022).
- 2.14 The survey involved a direct observation of the external building to identify any bats emerging from their roosts. The ecologists used automated bat detectors and a Night Vision Aid (NVA) (three Nightfox Whiskers) to identify any later emerging species and to identify bats where vision was limited (for example, roofs under the cover of tree canopies). A screenshot of the ‘darkest point’ of the survey captured using the NVA is provided in Appendix E.
- 2.15 Where present, information was compiled on the species, numbers, access points, roosting locations and flight paths. Information was also obtained on general activity on site such as foraging and commuting bats crossing the property.
- 2.16 The dusk survey commenced 15 minutes before sunset and finished between 1.5-2hrs after sunset. The survey was conducted when the temperature was 10°C with no strong winds or precipitation.

- 2.17 Following the dusk survey, the footage from the NVAs was reviewed by an analyst using a motion detection software. Bat calls were analysed using Kaleidoscope Pro Analysis Software.

Nesting birds

- 2.18 A search was conducted for evidence of barn owl (*Tyto alba*) and other nesting birds within and around the building during the site visit. Evidence of nesting birds can include the physical presence of chicks and/or adult birds, nesting material, eggs and/or egg casings, feathers, white splashing (droppings), and pellets (for barn owls).

Survey limitations

PRA and nesting bird surveys

- 2.19 Bats and nesting birds are highly mobile species and it is therefore possible for bats and nesting birds to occupy the property at any time in the future, particularly if any alterations/changes occur to the property. The PRA only provides a ‘snapshot’ in time and does not account for seasonal variation; bats and nesting birds may have been overlooked due to seasonal constraints. As such, it is not possible to have complete certainty that bats and nesting birds are not present, rather, there was no indication of bat/nesting bird presence at the time of survey.
- 2.20 Potential evidence of bats, in particular crevice-dwelling species, may have been overlooked due to access restrictions to remote areas of the building. Binoculars were used to help identify any potential bat droppings on the exterior features of the building.
- 2.21 Often bats leave no visible sign of their presence on the outside of a building, and even when they do, wet weather can wash evidence away.

Bat activity (dusk) survey

- 2.22 Some bat species, particularly long-eared (*Plecotus sp.*) and myotis (*Myotis sp.*) bats, emerge later in the evening when light levels are low, making it difficult to identify bats which have emerged from the building. To overcome this constraint, the survey was supplemented by Night Vision Aids (NVAs) which can identify bats emerging from their roost during darkness.
- 2.23 Environmental conditions can affect bat activity, including temperature, humidity, wind speed and precipitation. The effect of weather conditions on active bats is likely to be different for different species in different situations (e.g. open versus sheltered habitats), for example, pipistrelle (*Pipistrellus sp.*) bats are more resilient to changes in ambient temperature.
- 2.24 Bats of the myotis genus possess very similar calls, and it can be difficult to distinguish different species. The identification of myotis bats relies on the analyst’s interpretation.

Reporting and survey data lifespan

- 2.25 The data within this report should not be seen as comprehensive. Data obtained from the DERC (2024) data search is highly unlikely to be representative of the bat species

and roosts existing within the area. It is therefore possible that bat species/bat roosts may occur that have not been recorded in the area by the local records centre.

- 2.26 This report is considered valid for 18 months from the survey date in accordance with the CIEEM Advice note (CIEEM, 2019) for planning purposes only; and is only intended for the proposed plans outlined within this report. If any material changes to the building/site occur or if the nature and/or extent of the proposed development changes, an update visit to reassess the building will be required, as any conclusions provided herein may not be valid.

3. Results

Desktop data search – bat records

- 3.1 DERC (2024) provided records of bats and bat roosts within a 1km radius of the site as presented in Table 3 below:

Table 3: Records for bats and bat roosts around the site

Common name	Latin name	Number of records	Most recent record	Nearest record to site
Brown long-eared bat	<i>Plecotus auritus</i>	5	2020	220m southwest
Common pipistrelle	<i>Pipistrellus pipistrellus</i>	23	2021	220m southwest
Long-eared bat	<i>Plecotus sp.</i>	4	2020	230m northwest
Myotis bat	<i>Myotis sp.</i>	1	2012	560m southwest
Noctule	<i>Nyctalus noctula</i>	3	2021	250m northwest
Pipistrelle sp.	<i>Pipistrellus sp.</i>	5	2020	270m northwest
Serotine	<i>Eptesicus serotinus</i>	11	2021	220m southwest
Soprano pipistrelle	<i>Pipistrellus pygmaeus</i>	7	2020	130m northwest

- 3.2 There are records for long-eared bats and myotis bats within the area. There is potential for changes in artificial lighting to impede foraging and commuting bats that may be using the general site; therefore, lighting specifications are detailed in Section 4 of this report to reduce obtrusive lighting impacts on bats.

Bat survey results

Preliminary Roost Assessment (PRA)

- 3.3 A description of the building surveyed for roosting bats is provided in Table 4 below and photographs of the building are provided in Appendix D:

Table 4: Building description

Building	Description
Chalet bungalow ('B1')	<ul style="list-style-type: none"> ◆ The chalet bungalow is constructed from brick and rendered elevations. ◆ The roof is pitched and hipped and covered with concrete roof, ridge and bonnet tiles. ◆ Dormer windows with flat roofs covered with bituminous felt are present across the roof. Concrete hung tiles are present on the dormer windows. ◆ Internal chimneys with lead seals are present within the roof. ◆ Wooden soffits and fascias are present. ◆ The window and door frames are constructed from uPVC. ◆ The loft void within the bungalow has been converted, and flank voids and a small, enclosed loft void are present. A description is provided below: <ul style="list-style-type: none"> - The voids are lined with paper lining. - Fibreglass and Celotex insulation is present. - A ridge beam is present in the small, enclosed void above the converted section. - A water tank is present. - Cobwebbing is present.

	Potential bat entry/exit points:		Potential roosting areas:	
	<ul style="list-style-type: none">- Gaps at the hung tiles on the dormer windows.- Gaps at the lead flashing on the dormer windows.		<ul style="list-style-type: none">- Between the hung tiles and the internal walls.- Between the lead flashing and the roof tiles.	
	Evidence of bats recorded:			
	<ul style="list-style-type: none">- No evidence of bats was recorded within or around the building.			
	DNA analysis of dropping sample (as tested by Swift Ecology Ltd):			
	<ul style="list-style-type: none">- n/a			
	Roost status / potential of the building for bats:			
	‘Low potential’ for roosting bats			

- 3.4 Whilst no evidence of bats was recorded, the building was assessed and was deemed to hold 'low potential' for roosting bats in line with the BCT Guidelines (Collins, 2023). This was due to a low number of potential bat exit/entry points and potential roosting areas around the building.
- 3.5 Despite no physical evidence of bats, crevice-dwelling species, such as pipistrelle bats, utilize very small crevices and gaps, often around the external areas of buildings. The presence of roofing membrane can also result in concealment of bat droppings, which often become trapped between membrane and external roof coverings. On this basis, it was not possible to conclude a likely absence of bats based on the PRA alone.
- 3.6 For buildings with 'low' roost suitability, one dusk emergence survey was subsequently conducted upon the building in accordance with the BCT Guidelines (Collins, 2023). The results of the dusk survey are provided below.

Bat activity (dusk) survey

- 3.7 The dusk survey was undertaken upon the building and a summary of the survey results are provided in Table 5 below (full results are provided in Appendix E of this report):

Table 5: Summary of results from the dusk survey

Date of survey	Bats recorded emerging from/re-entering the building	General bat activity recorded on site
31/07/2024	<ul style="list-style-type: none"> • No bats were recorded exiting/entering the building during the survey. 	<ul style="list-style-type: none"> • The following species were recorded generally commuting and foraging across the site during the survey: <ul style="list-style-type: none"> - Soprano pipistrelle - Common pipistrelle - Serotine

- 3.8 No bats were recorded exiting/entering the building during the dusk survey. On this basis, it is considered that bats are likely absent from the building and therefore roosting bats are not considered likely to be impacted by the proposed works.
- 3.9 No further surveys or licensing requirements are recommended, however, further information regarding the validity of this report and what to do in the unlikely event a bat is unexpectedly found is provided in Section 4 of this report.

Artificial lighting and bats

- 3.10 A number of bats were recorded commuting and foraging across the general property and within the gardens. Bats are very sensitive to artificial lighting, which can impede their ability to successfully forage and can alter flightpaths (BCT & ILP, 2023). As bats are using the property during nocturnal hours, it is essential that new lighting is designed to minimise impacts on foraging bats, particularly around areas with mature vegetation such as trees and hedges. Light spill can extend beyond the site boundary and may therefore also impact bats using neighbouring land.
- 3.11 Specifications for new lighting designed to reduce impacts on bats are detailed in Section 4.

Nesting birds

- 3.12 No evidence of nesting birds was recorded within or around the building on site. The potential for nesting birds is considered to be negligible as no ingress points for birds was noted. Therefore, it is considered unlikely nesting birds would be impacted by the proposed development and no further action is recommended for nesting birds.

4. Conclusions, mitigation and enhancement plan

Conclusions on roosting bats

- 4.1 The PRA and dusk survey of 31 Springfield Crescent were undertaken, and no bats were recorded exiting/entering the building during the dusk survey. On this basis, it is considered that bats are likely absent from the building and therefore roosting bats are not considered likely to be impacted by the proposed works as shown in Appendix B of this report.
- 4.2 The PRA and dusk survey only provide a 'snapshot' in time and do not account for seasonal variation; bats may have been overlooked due to seasonal constraints. Bats are a highly mobile species and as such, it is not possible to have complete certainty that bats are not present, rather, that there was no indication of bats at the time of survey.
- 4.3 The surveys can only be considered valid for 18 months from the survey dates in accordance with the CIEEM Advice Note (CIEEM, 2019). The 18-month period is considered acceptable where the condition(s) of the building/structure on site remain unchanged since the survey and the proposals for the site are unchanged. If any changes to the plans occur, or if 18 months pass and no works have been undertaken, this report and any conclusions provided will not be valid. In this event, it is the responsibility of the applicant to contact ABR Ecology to determine whether an amended report or resurvey of the site is required.
- 4.4 **In the unlikely event bat(s) are encountered at any stage, work must cease immediately and Natural England or a suitably qualified bat ecologist must be sought for advice by the applicant/landowner.** The applicant must be aware of the severe penalties associated with bat crimes and their legal obligation to report this information.
- 4.5 In the event a bat is unexpectedly discovered, the nature of the advice will concern allowing the bat(s) to leave of their own accord or waiting for a licensed person to remove the bat(s). A bat licence may then be deemed necessary following the necessary survey work. **All persons including contractors are explicitly forbidden from handling bats or interfering with bats in any way.**

Foraging and commuting bats

- 4.6 Bat records exist within the local area, however, the site is not located adjacent to dark unlit habitats and/or rural habitats, and so the full lighting specifications as outlined in the 'Bats and Artificial Lighting At Night' Guidance Note BN08/23 (BCT & ILP, 2023) is not considered appropriate for the site. However, artificial lighting will be kept to a minimum as detailed below:
 - ◆ Preferably, no net increase in external light fixtures will be installed. If external lighting is required, this will be limited and only installed where required for safety purposes. Light fixtures will only be installed at doorways/at the site entrance etc to allow for visibility.

- ◆ All luminaires installed will lack UV elements when manufactured. Metal halide, compact fluorescent sources will not be used.
- ◆ LED luminaires only will be used due to their sharp cut-off, lower intensity, good colour rendition and dimming capability.
- ◆ A warm white light source (2700Kelvin or lower) will be adopted to reduce blue light component.
- ◆ Light sources will feature peak wavelengths higher than 550nm to avoid the component of light most disturbing to bats (Stone, 2012).

Biodiversity enhancement

- 4.7 To ensure the application is compliant with Section 15 of the National Planning Policy Framework (NPPF) (2023) and local planning policy, two swift bricks will be installed on the northeastern elevation, as close to the eaves as possible, with a minimum gap of 40cm between each brick, as shown in Appendix F.

5. References

- Bat Conservation Trust (BCT) (2022). *Interim Guidance Note: Use of Night Vision Aids for bat emergence surveys and further comment on dawn surveys.*
- Bat Conservation Trust (BCT) and Institute for Lighting Professionals (ILP) (2023). *Bats and Artificial Lighting At Night' Guidance Note BN08/23.* BCT, London. Accessed from: <https://theilp.org.uk/publication/guidance-note-8-bats-and-artificial-lighting/>
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- Department for Levelling Up, Housing and Communities (2023). *The National Planning Policy Framework (NPPF).*
- Dorset Environmental Records Centre (DERC) (2024). *31 Springfield Crescent, Poole - bats only data search 1km radius.*
- JNCC (The Joint Nature Conservation Committee) (2016). *UK BAP priority terrestrial mammal species.*
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- Stone, E.L., Jones, G., Harris, S. (2012). *Conserving energy at a cost to biodiversity? Impacts of LED lighting on bats.* Glob. Change Biol. 18, 2458–2465.

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Appendix B: Proposed plans



Appendix C: Relevant legislation and planning policy

Legislation and UK BAP priority species

Legislation – bats

In England, all bats are legally protected under Schedule 5 of the Wildlife and Countryside Act (WCA) (1981) (as amended). Additionally, all bats are fully protected under Annex IV of the EC Habitats and Species Directive (1992), which is transposed into UK law under the Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019.

The legislation protects bats from many acts, including to:

1. Deliberately take, injure or kill a wild bat.
2. Intentionally or recklessly disturb a bat in its roost or deliberately disturbing a group of bats.
3. Destroy or damage a place used by bats for breeding or roosts (even if bats are not occupying them at the time).
4. Intentionally or recklessly obstruct access to a bat roost.
5. Possess or advertise/sell/exchange a bat species found in the wild in the EU (dead or alive) or any part of a bat.

Several species of bat are afforded additional protection under Annex II of the EC Habitats and Species Directive (1992) due to their rarity. These species include lesser horseshoe (*Rhinolophus hipposideros*), greater horseshoe (*Rhinolophus ferrumequinum*), Bechstein's bat (*Myotis bechsteinii*) and barbastelle bat (*Barbastella barbastellus*).

Legislation – birds

In England and Wales, all wild birds, their young, nests and eggs are legally protected under Section 1 of the WCA (1981) (as amended). This legislation protects birds from the following acts:

1. To kill, injure or take any wild bird.
2. To take, damage or destroy the nest of a wild bird.
3. To take, damage or destroy the nest of any wild bird while that nest is in use or being built.
4. Takes or destroys an egg of any wild bird.

Some wild bird species, such as barn owls (*Tyto alba*) are afforded additional protection under Schedule 1 of the WCA (1981) (as amended). This legislation makes the following illegal for Schedule 1 species:

1. Disturbance of any wild bird included in Schedule 1 while it is building a nest or is in, on or near a nest containing eggs or young; or
2. Disturbs dependent young of such a bird.

UK BAP priority bat and bird species

Several species are listed under the UK Biodiversity Action Plan (UK BAP) (JNCC, 2016) as priority species due to their vulnerability or rarity as listed under Section 41 of the Natural Environment

and Rural Communities (NERC) Act (2006), and Section 40 places a duty on all public authorities to conserve biodiversity.

Bats include barbastelle (*Barbastella barbastellus*), Bechstein's bat (*Myotis bechsteinii*), brown long-eared bat (*Plecotus auritus*), both species of horseshoe bat (*Rhinolophus spp.*), soprano pipistrelle (*Pipistrellus pygmaeus*) and noctule (*Nyctalus noctula*).

Birds that commonly nesting in buildings include house sparrow (*Passer domesticus*) and common starling (*Sturnus vulgaris* subsp. *vulgaris*).

National and local planning policy

The National Planning Policy Framework (NPPF)

The National Planning Policy Framework (NPPF) (Department for Levelling Up, Housing and Communities, 2023) sets out the Government's planning policies for England and how these should be applied. In the context of this report, Section 15 of NPPF is relevant and applicable, Section 15 states:

'Planning policies and decisions should contribute to and enhance the natural environment by minimising impacts on and providing net gains for biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures.'

New developments and projects are supported where plans promote the conservation, restoration and enhancement of priority habitats, ecological networks and the protection and recovery of priority species; and identify and pursue measurable net gains for biodiversity.

To ensure this application is compliant with Section 15 of NPPF, enhancements for biodiversity, such as the inclusion of bat roosting and/or bird nesting boxes, are required as part of the development.

The Poole Local Plan (2018)

The Poole Local Plan (Poole Borough Council, 2018) Policy PP33 'Biodiversity and geodiversity' states:

'Proposals for development that affects biodiversity, and any sites containing species and habitats of local importance, including Sites of Nature Conservation Interest (SNCI), Local Nature Reserves (LNR), ancient woodland, veteran trees and species and habitats of principal importance must a) demonstrate how any features of nature conservation and biodiversity interest are to be protected and managed to prevent any adverse impact; b) incorporate measures to avoid, reduce or mitigate disturbance of sensitive wildlife habitats throughout the lifetime of the development; and c) seek opportunities to enhance biodiversity through the restoration, improvement or creation of habitats and/or ecological networks'.

It is the applicant's/landowner's responsibility to ensure that the proposed development proceeds in full compliance with this report and/or any update version report thereafter, that works are undertaken lawfully, in compliance with national and local policy, and in accordance with all conditions of the obtained planning consent(s).

Appendix D: Photographs



Photo 1: Front elevation.



Photo 2: Rear elevation.



Photo 3: Dormer windows on rear.



Photo 4: Converted part of loft



Photo 5: Void above converted section.

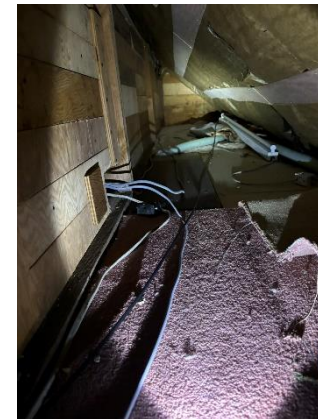


Photo 6: Flank void.

Appendix E: Bat activity (dusk) survey results

Figure 1: Bat activity (dusk) survey results

Bat activity (dusk) survey						
Date: 31/07/2024	Sunset: 20:53	Weather conditions: Warm	Precipitation: None	Site location: 31 Springfield Crescent		
Temp: Start: 22°C End: 21°C	Beaufort wind force (Bft): 0/12	Detectors used: EchoMeter Touch 2 + tablets x 3		Oktas cloud cover: 3/8	Start Time: 20:37	End Time: 22:40
Surveyor:		Surveyor position:		NVA used? (Y/N):		NVA equipment used:
Russell Hoyle		West		Y		Nightfox Whisker
Martin Roberts		East		Y		Nightfox Whisker
Chris Payne		South		Y		Nightfox Whisker
Time	Sp. if ID'd	Number of bats		Comments on behaviour/activity		
21:20	Common pipistrelle	1		Commutated from the southwest to the south.		
21:26 – END	Common pipistrelle	2		Foraging around in the south.		
21:23 – END	Common pipistrelle	1		Foraging around in the back garden.		
21:41	Common pipistrelle	1		Commutated from the north to the south over the back garden.		
21:43	Serotine	1		Heard not seen from the east.		
21:45	Common pipistrelle	1		Heard not seen from the east.		
22:07	Soprano pipistrelle	1		Heard not seen from the east.		

Figure 2: Screenshot of the darkest point recorded during survey for NVA Nightfox Whisker - East

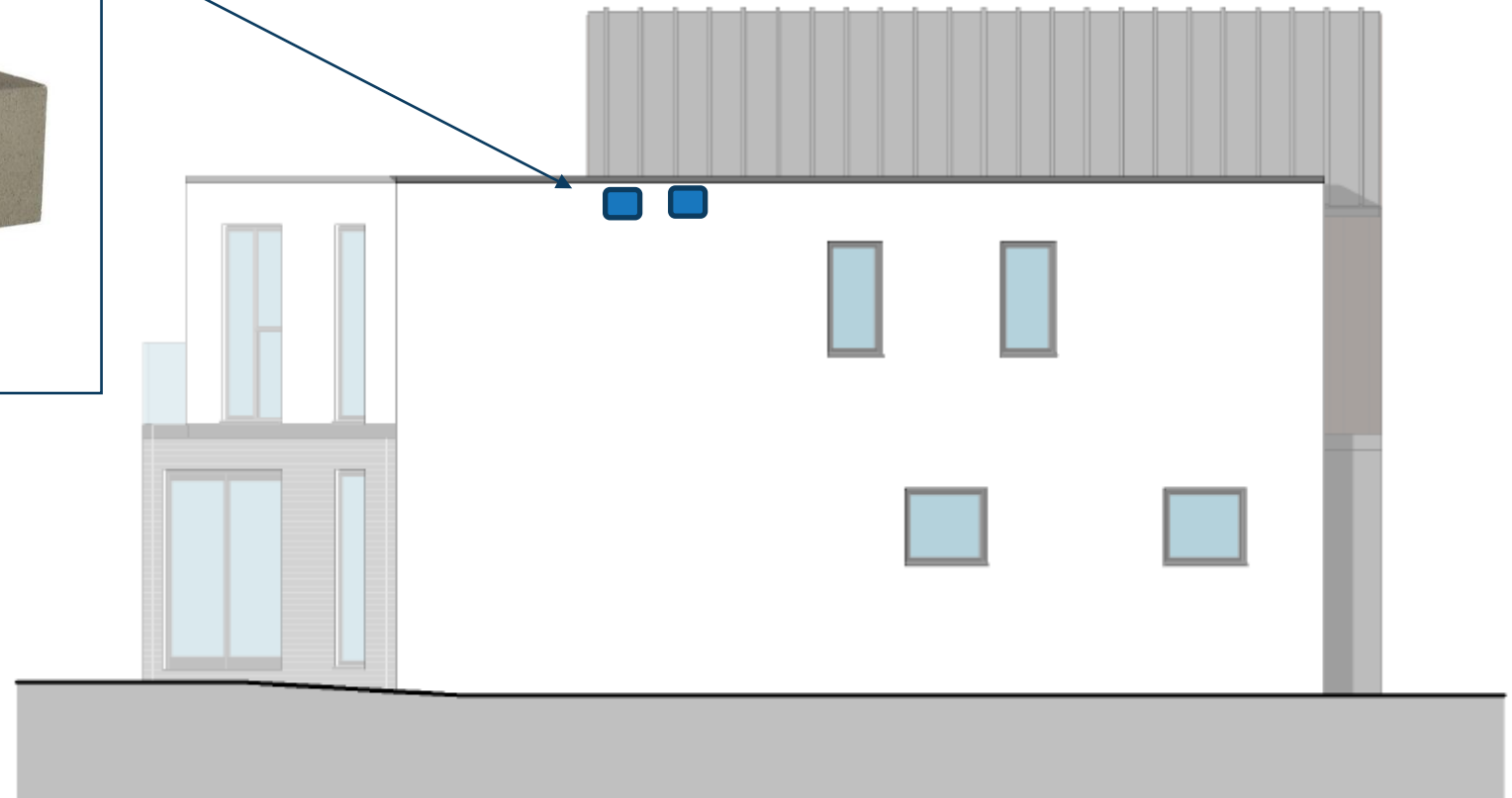


Figure 3: Screenshot of the darkest point recorded during survey for NVA Nightfox Whisker - West



Appendix F: Biodiversity enhancement plan

Two swift bricks will be installed on the northeastern elevation, as close to the eaves as possible, with a minimum gap of 40cm between each brick.



North-East Elevation