

4th September 2018

Our Ref: E987-01

Mark Cherrington
Pound Cottage
Plough Lane
Devizes SN10 5SR

Dear Mark,

Background

enims Ltd has been commissioned to undertake a preliminary bat roost assessment of the summer house, which stands within the garden of Pound Cottage, Devizes, SN10 5SR (UK Grid Ref: ST 96715 56760), to establish the potential of this structure supporting roosting bats and in order to support a planning application for a single detached annex building within the same footprint as the current wooden structure.

The development proposals will involve the dismantling and removal of the summer house and the clearance of amenity shrubs.

The application site is situated in the rural village of Marston within the administrative authority of Wiltshire County Council. The development site, which consists of a single wooden summer house with a thatched roof, lies within the rear garden. The immediate surrounding area is made up of residential properties with gardens, with open space immediately surrounding this property and farmland located to the north, east and south of the village.

Survey

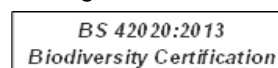
The summer house was inspected internally and externally by Ashley James, an ecologist at enims Ltd, on the 4th September 2018. The assessment consisted of thoroughly checking the entire building for any signs of bat presence, which included droppings or feeding remains, as well as potential roosting sites within the structure.

Results

The summer house is a small wooden structure with timber cladding sides, two small windows, partly glazed double doors and a thatched roof. The thatched roof is completely covered in small gauge chicken wire. Internally, the summer house is lined with wood and plaster boards on wooden beams.

It is considered that the summer house is generally in a good condition. The chicken wire covering the thatch is also in good repair and limits access for bats. No gaps were observed in the wooden cladding or the eaves and thick cobwebs inside the structure indicated that the interior had not been recently disturbed.

Internally the boards were in good condition, close fitting with no gaps. Any gaps in the exterior cladding were also inspected and no evidence of bats being present or potential roosting sites were found.



Conclusion

The findings of this inspection indicate a negligible potential for roosting bats. As a result, no further survey work is recommended at this structure. However, in the unlikely event bats are found during the demolition stage, work should be stopped immediately, and a bat ecologist contacted to assess the situation.

I hope this is useful, and please do not hesitate to contact us if you require any further assistance.

Yours sincerely



Hazel Burridge
Senior Consultant Ecologist

Appendix A - Site Plans

Figure 1. Site in relation to wider landscape.

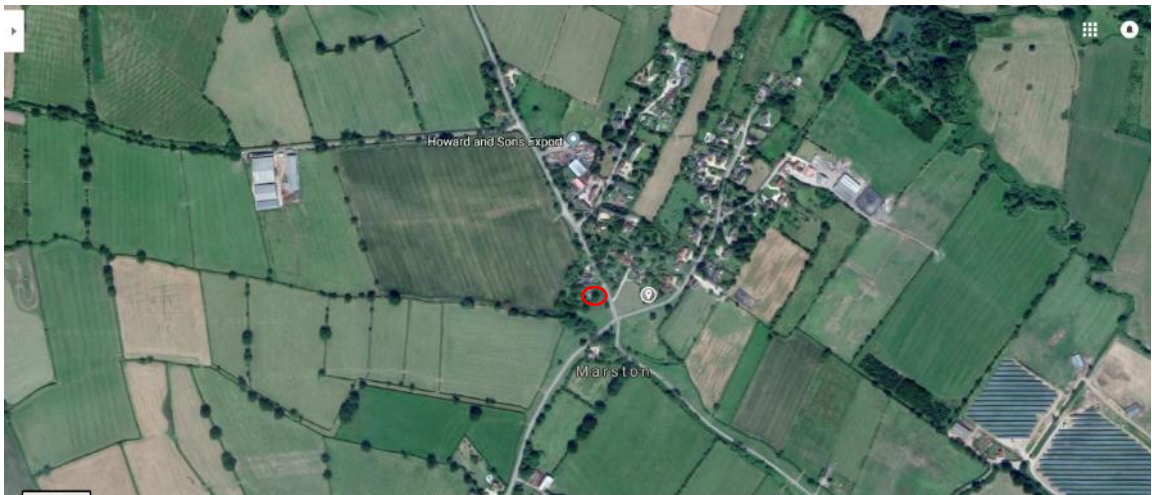


Figure 2. Site in relation to immediate surroundings.



Appendix B – Site Photographs



Photograph 1. View of the summer house.



Photograph 2. View of thatched roof completely covered in chicken wire.



Photograph 3. View of thatched roof completely covered in chicken wire.



Photograph 4. View of underside of eaves and thatched roof.



Photograph 5. Another view of the underside of the eaves and thatched roof.



Photograph 6. Further views of the underside of the eaves and thatched roof.



Photograph 7. View of the well-sealed internal building.



Photograph 8. View of plasterboards in good condition offering no gaps to the exterior of the building.