

Wheal Grey

Ecology Ltd



BAT, BARN OWL AND NESTING BIRD SURVEY

on

No. 2 THE PARADE, MALPAS ROAD, TRURO, CORNWALL

August 2021



Wheal Grey Ecology Ltd

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**BAT, BARN OWL AND NESTING BIRD SURVEY ON
No. 2 THE PARADE, MALPAS ROAD, TRURO, CORNWALL**

O.S. Grid Ref: SW 8301 4469

Survey date: 23rd August 2021

Surveyor: Simon Barnard BSc (Hons) MSc CEcol MCIEEM
Class Survey Licence Reg. Nos. 2017-32208-CLS-CLS
(Level 3) & 2015-13541-CLS-CLS (Level 4)
Barn Owl Class Survey Licence CL29/00170

Time spent on site: ¾ hour

Taxonomic groups covered: Bats, Barn Owls and Nesting Birds

Report author: Simon Barnard BSc (Hons) MSc CEcol MCIEEM

Filename & issue number: BBONB_No. 2 The Parade, Truro_Final 1

Report for: Ms Liz Bryant

Report No: 20-189/CADh/No. 2 The Parade, Truro_BBONB

Report completed: 5th September 2021

Report Sign off

**Document checked and
approved for issue by:**

Debra Barnard MBBCh Director

Signature:



Date:

6th September 2021



1. INTRODUCTION AND BACKGROUND

Wheal Grey Ecology Ltd were instructed by Mr Craig Coade, of CAD Heritage, on behalf of the client Ms Liz Bryant to carry out a visual inspection on a terraced house known as No. 2 The Parade, Malpas Road, Truro, Cornwall looking for evidence of use of the building by Bats, Barn Owls and Nesting Birds. The proposal is to carry out repairs and modifications to the house.

The survey was carried out in the early afternoon on 23rd August 2021 and the weather was clear and sunny with a light breeze, 60% cloud cover and the temperature was 19°C.

2. DESCRIPTION OF BUILDING AND SURROUNDING LANDSCAPE

2.1. Description of Building

The building subject to this survey is large two storey early 19th Century terraced house with a two-storey extension to the north. The terrace of houses sits on a high terrace raised above the road to the west looking out over the City of Truro and river. The main part of the house is rendered with the western face having the finer finish with a cast iron glazed veranda and the properties garden being to west. The roof on this part of the building is pitched and covered with slate and has a glazed light well built into the roof. To the east is a small, paved courtyard with the extension forming the southern side and contains a small outbuilding with a slate covered mono-pitched roof. The roof on the rear extension is hip ended and there is a lean-to on the end with a glazed side. The upper part of wall facing into the courtyard on the extension is clad with hanging slates which is in poor condition, see photos 1 to 4.



Photo 1. Showing the western side of the house



Photo 2. Showing the eastern side of the house including the extension



Photo 3. Showing the wall having slates on the rear extension



Photo 4. Showing the outbuilding

There is a single roof void over the main part of the house which has been lined internally, against the underside of the roof, and the floor is lined with floorboards creating a room. The gap between the lining and underside of the roof is lined with polystyrene insulation boards. However, this room does not have any windows, see photo 5. This room is accessed by a steep staircase and there is the remains of the roof void to the front and back outside the envelope of the room. The section of roof void to the east was accessed and inspected, it is open from the floor to the underside of the roof which is lined with bitumen felt, and the lining of the light well was also seen, see photo 6.

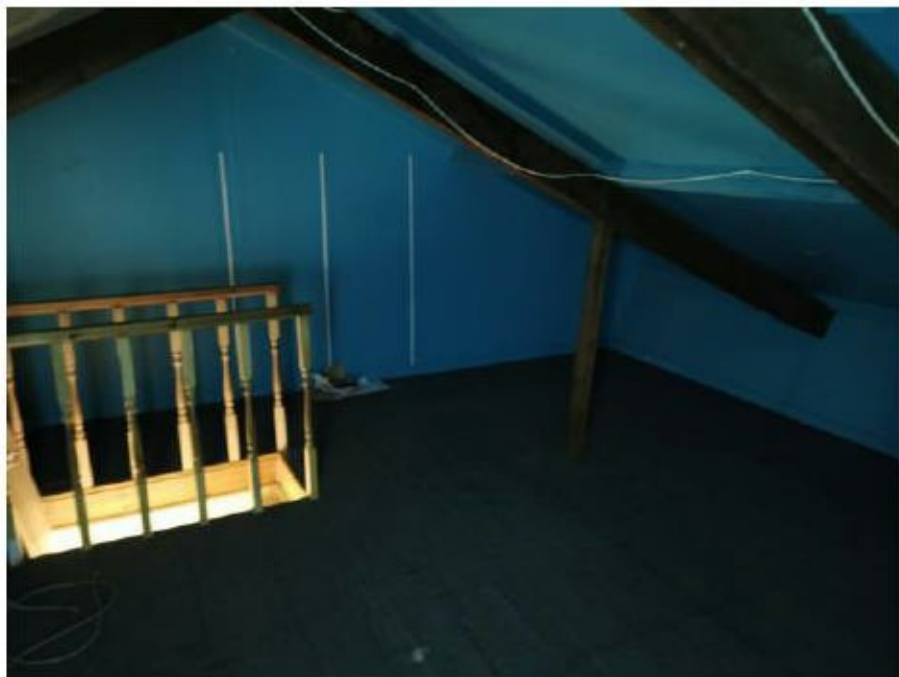


Photo 5. Showing the room in the roof void



Photo 6. Showing the remaining area of roof void to the east

The roof void over the rear extension could not be accessed and is not linked to the roof void over the main house.

Externally the western elevation of the house appears to be well sealed with tight fitting soffits and eaves. The ridges also appear to be well sealed. On the rear elevation there is a gap behind the fascia on the main section of the house which creates potential access to the roof void and potential roosting sites in their own right. On the extension the fascia's appear well sealed, with the exception of the section where the hanging slates are, as do the ridges and flashings around the chimneys. On the section with

the hanging slates there are a number of large gaps creating potential bat access points at the eaves which extend up and back into the roof void.

2.2. Surrounding landscape

The building subject to this survey is located close to the centre of Truro. To the west is a row of gardens with buildings in front and the river beyond. To the rear of the house are a number of bands of woodland including one immediately behind the house to the east which extends to the south linking the building to the open countryside.

The habitats surrounding the property represent reasonable urban bat foraging habitat which is well link to open countryside to the south east. A number of species of bat are known to make use of the immediately surrounding landscape including Common Pipistrelles, Brown Long-eared bats, Whiskered bats and Lesser Horseshoes.

3. METHODS

3.1. Bats

The buildings were carefully inspected internally and externally, where access allowed, for individual or groups of roosting bats using a high-power torch, ladders and an endoscope (where needed); this included looking for signs that the building is currently, recently or has been historically used for roosting by bats. This included searching between any roof timbers, walls and wall tops, any cavities, openings or gaps behind hanging slates or fascia's, window ledges and other protruding features. Additionally, any potential entry points were inspected thoroughly for signs of their use, i.e., staining, polishing or scratching of woodwork (indicating use by bats).

As bats can leave little evidence of their occupation, this survey included an assessment of the potential of the buildings and features of the buildings to support roosting bats. This involved identifying potential roosting features including but not limited to cracks, crevices and voids, cavities created by spaced off fascia, hanging slates or split render and any other features capable of providing suitable roosting space for bats.

3.2. Barn Owls

Where suitable access points into the buildings are present the interior is carefully searched, with the aid of a torch, looking for evidence that the building is used by Barn Owls, for either nesting or roosting. This includes searching for owl pellets, feathers and nest debris, with particular attention being paid to the ground below crossing timbers, below any artificial nest boxes which may have been installed or ledges which could be used by nesting Barn Owls. If any nest boxes or ledges are present and it is safe to do so they will also be inspected for signs of use.

3.3. Swallows and other birds

Suitable ledges, voids and the underside of any floors or timberwork which could provide nesting space for Swallows and other birds were inspected for evidence of previous or current nest building attempts.

3.4. Surveyors' experience and licences held

Simon Barnard is an experienced bat surveyor with 15 years' experience of carrying out all aspects of professional bat survey work including activity surveys, call analysis and emergence surveys. He has held a Natural England survey licence for more than 10 years, currently being registered on the Level 3 (CL19) and level 4 (CL20) Class Survey Licence. He has been involved in designing numerous mitigation schemes and obtaining European Protected Species development licences for the majority of the species of bats found in Devon and Cornwall and is a registered consultant on Annex's B, C and D on the Natural England's Bat Mitigation Class Licence. He also holds a valid Barn Owl Class Survey Licence CL29/00170.

4. RESULTS

4.1. Bats

No evidence of the use of the building by roosting bats was found. However, a number of features with the potential to support roosting bats was found and the roof void over the rear extension could not be accessed. These features include a gap behind the fascia on the eastern side of the main section of the house above the extension, which creates potential access to the roof void and potential roosting sites in their own right, and a number of large gaps behind the hanging slates and at the eaves creating potential roosting sites and access points at the eaves which extend up and back into the roof void, see photo 7.



Photo 7. Showing the potential access points and roosting sites on the eastern side of the building

4.2. Barn Owls

No evidence of the use or occupation of this building by Barn Owls was found.

4.3. Swallows and other bird species

No evidence of the use or occupation of this building by nesting birds was found.

5. RECOMMENDATIONS

5.1. Bats

As features with the potential to be used by roosting bats were identified, and these features will be impacted by the proposed works, further survey work should be undertaken.

The further survey work will aim to establish if bats are currently roosting in the building, the species present, the number of individuals, the status of any roosts, and identify the locations of any access points and roosting sites. This information will then be used to inform the impact assessment, if a licence will need to be obtained to cover the proposed works and the form of any mitigation needed.

The further survey work should take the form of a single emergence survey, using one surveyor, with a second survey being required if bats are seen to emerge during the 1st emergence survey. This further survey work can only be undertaken during the active bat survey season, May to September, with at least one of the surveys being undertaken during the peak survey period before the end of August. The surveys should be undertaken 3 to 4 weeks apart.

5.2. Barn Owls

No recommendations necessary.

5.3. Swallows and other bird species

No recommendations necessary.

6. MITIGATION AND ENHANCEMENTS

6.1. Bats

Recommendations on any mitigation measures needed and if a Licence may be required can only be made after the further survey work has been completed.

6.2. Barn Owls

No recommendations needed.

6.3. Swallows and other bird species

No recommendations needed.

7. LEGISLATION

7.1. Bats

Bats in England have been protected under a number of regulations and amendments but the most up-to-date and relevant are:

- The Conservation of Habitats and Species Regulations 2017
- Wildlife and Countryside Act 1981 (Section 9)

The result of Regulations and Acts is that all species of bat and their breeding sites or resting places (roosts) are protected under law. It is an offence to:

- Deliberately capture, injure or kill a bat
- Deliberately disturb a bat in a way that would affect its ability to survive, breed or rear young or significantly affect the local distribution or abundance of the species
- Intentionally or recklessly disturb a bat at a roost
- Intentionally or recklessly obstruct access to a roost whether bats are present or not
- Damage or destroy a roost whether bats are present or not
- Possess, control, transport, sell, exchange or offer for sale/exchange any live or dead bat or any part of a bat

Through the Conservation (Natural Habitats &c.) Regulations 1994 (this has been updated and consolidated with subsequent amendments by the Conservation of Habitats and Species Regulations 2017 mentioned above) bats were designated a European protected species as part of a Europe wide effort to conserve certain plant and animal species.

Any development which is likely to result in the disturbance of a European protected species, or damage to its habitat usually requires a European protected species licence from Natural England. 'Development' is interpreted broadly to include projects involving demolition of buildings, rebuilding, structural alterations and additions to buildings.

7.2. Birds

All birds, their nests and eggs are protected by law and it is an offence, with certain exceptions, to intentionally:

- Kill, injure or take any wild bird.
- Take, damage or destroy the nest of any wild bird while it is in use or being built.
- Take or destroy the egg of any wild bird.

The Conservation of Habitats and Species (Amendment) Regulations 2017 require public bodies to help "*preserve, maintain and re-establish habitat for wild birds.*"

Barn Owls and other birds listed in Schedule 1 of the Wildlife and Countryside Act 1981 are given a further level of protection against disturbance whilst breeding.

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