

29<sup>th</sup> September 2021  
Our reference: 2021/08/06

**Victoria's Cabaret Club, Ashford road, Lenham**

Following a 'Preliminary Ecological Appraisal'<sup>1</sup> which identified the risk of bats being present in a building (assessed as having low suitability for roosting bats), KB Ecology Ltd was commissioned to undertake night-time bat surveys.

The Bat Conservation Trust's guidelines provide a table stating the 'minimum number of presence/absence survey visits required to provide confidence in negative preliminary roost assessment from buildings, built structures and trees in summer.

**Table 7.3 Recommended minimum number of survey visits for presence/absence surveys to give confidence in a negative result for structures (also recommended for trees but unlikely to give confidence in a negative result).**

| Low roost suitability   | Moderate roost suitability   | High roost suitability  |
|---|--|---|
| One survey visit. One dusk emergence or dawn re-entry survey <sup>a</sup> (structures).<br><br>No further surveys required (trees). | Two separate survey visits. One dusk emergence and a separate dawn re-entry survey. <sup>b</sup> | Three separate survey visits. At least one dusk emergence and a separate dawn re-entry survey. The third visit could be either dusk or dawn. <sup>b</sup> |

<sup>a</sup> Structures that have been categorised as low potential can be problematic and the number of surveys required should be judged on a case-by-case basis (see Section 5.2.9). If there is a possibility that quiet calling, late-emerging species are present then a dawn survey may be more appropriate, providing weather conditions are suitable. In some cases, more than one survey may be needed, particularly where there are several buildings in this category.

<sup>b</sup> Multiple survey visits should be spread out to sample as much of the recommended survey period (see Table 7.1) as possible; it is recommended that surveys are spaced at least two weeks apart, preferably more. A dawn survey immediately after a dusk one is considered only one visit.

Thus one night-time bat survey was undertaken in September 2021 by two surveyors (K Bresso<sup>2</sup>, S Stanley<sup>3</sup>) using Batscanner / Pettersson D240x / Echo Meter Touch 2 Pro bat detectors. Nightscopes with infra-red light and a Pulsar Quantum thermal imaging scope were also used.

**No bats were seen emerging from the building.** Only a low number of common pipistrelle and noctule bats were seen and heard commuting and foraging.

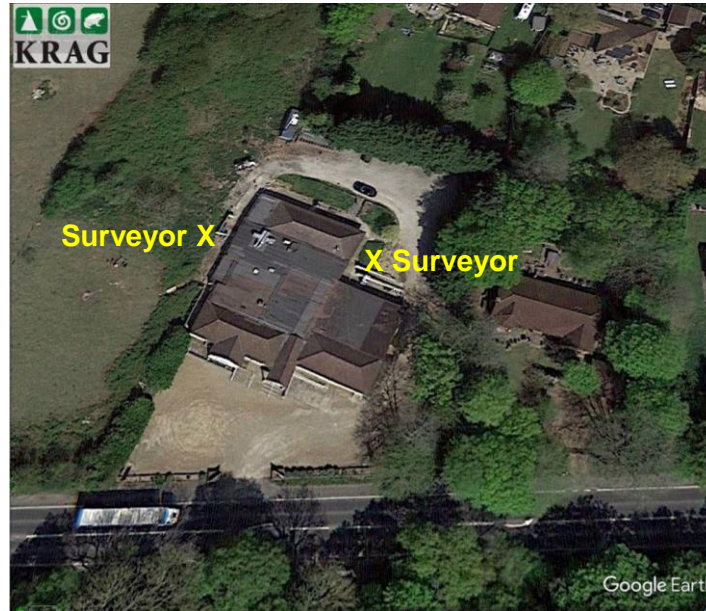
The building is thus not considered as being used as a bat roost and no mitigation or licence is expected to be needed prior to its demolition.

<sup>1</sup> Report by KB Ecology, dated 13th February 2020 / Ref No 2020/01/16

<sup>2</sup> CEnv MCIEEM, a qualified professional consultant ecologist with over 20 years of experience<sup>2</sup>, licensed bat surveyor (Class Survey Licence Registration Number 2015-11917-CLS-CLS (CL15 Bat Roost Visitor Level 1) and 2015-11918-CLS-CLS (CL18 Bat Survey Level 2)) and Registered Consultant of the Bat Low Impact Class Licence with Natural England

<sup>3</sup> 11 years' experience in bat surveys

**Detailed Results:**



|  |                            |  |  |
|--|----------------------------|--|--|
| <b>Site Name and Building Number</b>           | Victoria's Cabaret, Lenham | <b>Surveyor Name / Equipment</b>             | Steve Stanley / EM Touch 2 Pro with iPad Pro |
| <b>Weather Conditions</b>                      | Cloud: 25% Wind: 1 Rain: 0 | <b>Date</b>                                  | 25th September 2021                          |
| <b>Start Time</b>                              | 18:33                      | <b>Finish Time</b>                           | 20:18  |
| <b>Air Temperature (°C) at Start of Survey</b> | 17                         | <b>Air Temperature (°C) at End of Survey</b> | 14   |
| <b>Sunset</b>                                  | 18:48                      | <b>Sunrise</b>                               |  |

| <b>Position:</b>   |                | West side of building.       |  |
|--|----------------|------------------------------|--|
| <b>Time</b>  | <b>Species</b> | <b>Activity*</b>             | <b>Comments</b>  |
| 18:43  | Noctule        | C                            | Distant pass, not seen.  |
| 18:46  | Noctule x4     | F                            | Mostly west of building around field, sometimes north, east, and along north west treeline, for 24 mins. Peak count 4. |
| 19:17  | Noctule        | C                            | Distant pass, not seen.  |
| 19:43  | Noctule        | C                            | Distant pass, not seen.  |
| *Activity - 'E' = emergence; 'R' = return; 'F' = foraging; 'C' = commuting |                | **S' = seen; 'NS' = not seen |  |

|  |                            |  |  |
|--|----------------------------|--|--|
| <b>Site Name and Building Number</b>           | Victoria's Cabaret, Lenham | <b>Surveyor Name / Equipment</b>             | K Bresso / Batscanner & Pettersson D240x |
| <b>Weather Conditions</b>                      | Cloud: 25% Wind: 1 Rain: 0 | <b>Date</b>                                  | 25th September 2021                      |
| <b>Start Time</b>                              | 18:33                      | <b>Finish Time</b>                           | 20:18                                    |
| <b>Air Temperature (°C) at Start of Survey</b> | 17                         | <b>Air Temperature (°C) at End of Survey</b> | 14                                       |
| <b>Sunset</b>                                  | 18:48                      | <b>Sunrise</b>                               |  |

| Position:   |         | East side of building |   |
|-------------|---------|-----------------------|---|
| Time        | Species | Activity*             | Comments  |
| 18:43-19:11 | Noctule | F                     | 3 noctules foraging above head and around adjacent paddock/wood |
| 19:17       | Noctule | CNS                   |   |
| 19:26       | 45pip   | CNS                   | social calls  |
| 19:42       | Noctule | CNS                   |   |
| 19:45       | 45pip   | CNS                   | social calls  |
| 19:46       | 45pip   | CNS                   | social calls  |
| 19:47       | Noctule | CNS                   |   |
| 19:51       | 45pip   | CNS                   | social calls  |
| 19:57       | 45pip   | CNS                   |   |
| 19:59       | 45pip   | CNS                   |   |
| 20:04       | 45pip   | CNS                   |   |