

Wheal Grey
Ecology Ltd



BAT, BARN OWL AND NESTING BIRD SURVEY

on

**KENYN PEDER, BOUNDER TREATH,
COVERACK, CORNWALL**

October 2022



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**BAT, BARN OWL AND NESTING BIRD SURVEY ON KENYN PEDER,
BOUNDER TREATH, COVERACK, CORNWALL**

O.S. Grid Ref: SW 78061 18894

Survey date: 26th October 2022

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_Kenyn Peder, Coverack_Final 1

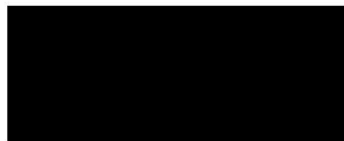
Report for: Mr & Mrs Measham

Report No: 22-12/CG/Kenyn Peder, Coverack_BBONB

Report completed: 13th November 2022

Report Sign off**Document checked and
approved for issue by:**

Debra Barnard MBBCh Director

Signature:**Date:**15th November 2022

1. INTRODUCTION AND BACKGROUND

Wheal Grey Ecology Ltd were instructed by Mr Charles Green, of Charles Green Design, on behalf of the clients Mr & Mrs Measham to carry out a visual inspection on a bungalow known as Kenyn Peder, Bounder Treath, Coverack, Cornwall looking for evidence of use of the building by Bats, Barn Owls and Nesting Birds. The proposal is to apply for planning permission to add a second storey to the main part of the house.

The survey was undertaken in the morning of 26th October 2022. The weather during the survey was clear, still and dry with 5% cloud cover and the temperature was 16°C.

2. DESCRIPTION OF BUILDING AND SURROUNDING LANDSCAPE

2.1. Description of Building

The building subject to this survey is a detached L-shaped bungalow set in the centre of a large garden with a projecting extension to the south east and a double garage built onto its north eastern end. The building is built from rendered blockwork and has a hip ended slate covered roof with clay ridge tiles, see photos 1, 2 and 3.



Photo 1. Showing the house from the south west



Photo 2. Showing the house from the south east



Photo 3. Showing the house from the west

Internally there is a single L shaped roof space over the building which is partially divided into more open and more cluttered sections by heavy cross braced trusses, see photo 4. There is a second roof space over the garage which is partially portioned off from the main roof void, this roof void is very cluttered with crossing timbers. The roof voids are open from the floor of the roof void to the underside of the roof which is lined with bitumen felt.



Photo 4. Showing the roof void over the main part of the building

Externally there are deep overhanging soffits which appear to be very well sealed as is the majority of the roof. However, there are a number of vented ridge tiles with opening in the felt below which create potential access for bats into the ridge tunnels and roof void below.

2.2. Surrounding landscape

Kenyn Peder is located within a group of similar buildings, on the north western edge of the village of Coverack which is located on the eastern side of the Lizard Peninsula in South West Cornwall. These houses are set in fairly large gardens beyond which is open countryside. The surrounding countryside comprises large blocks of woodland, to the east and west, with fields laid to pasture bounded by tree lined Cornish hedges nearby, the coast is to the east.

The habitats surrounding the site represent good bat foraging habitat which is well linked into the surrounding landscape. The surrounding area is known to be well used by a range of species of bat including Common Pipistrelles, Brown Long-eared bats, Whiskered bats, Natterer's and Lesser Horseshoes. A number of these species are known to roost in small numbers nearby.

3. METHODS

3.1. Bats

The building was carefully inspected internally and externally, where access allowed, for evidence of the use of the building by roosting bats using a high-power torch, ladders and an endoscope (where needed). This included looking for individual or groups of roosting bats and signs that the building is currently, recently or has been historically used for roosting by bats such as droppings or staining around potential access points. It involves 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 are 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 building and features of the building 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 building were present the interior was 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

Within the roof void over the house, at a number of locations, small accumulations of bat droppings with a light scatterings elsewhere (believed to belong to Brown Long-eared bats) were found to be present on top of insulation or boarding, see photo 5. This indicates that this roof void either is or has recently been used by small numbers of day roosting Brown Long-eared bats.

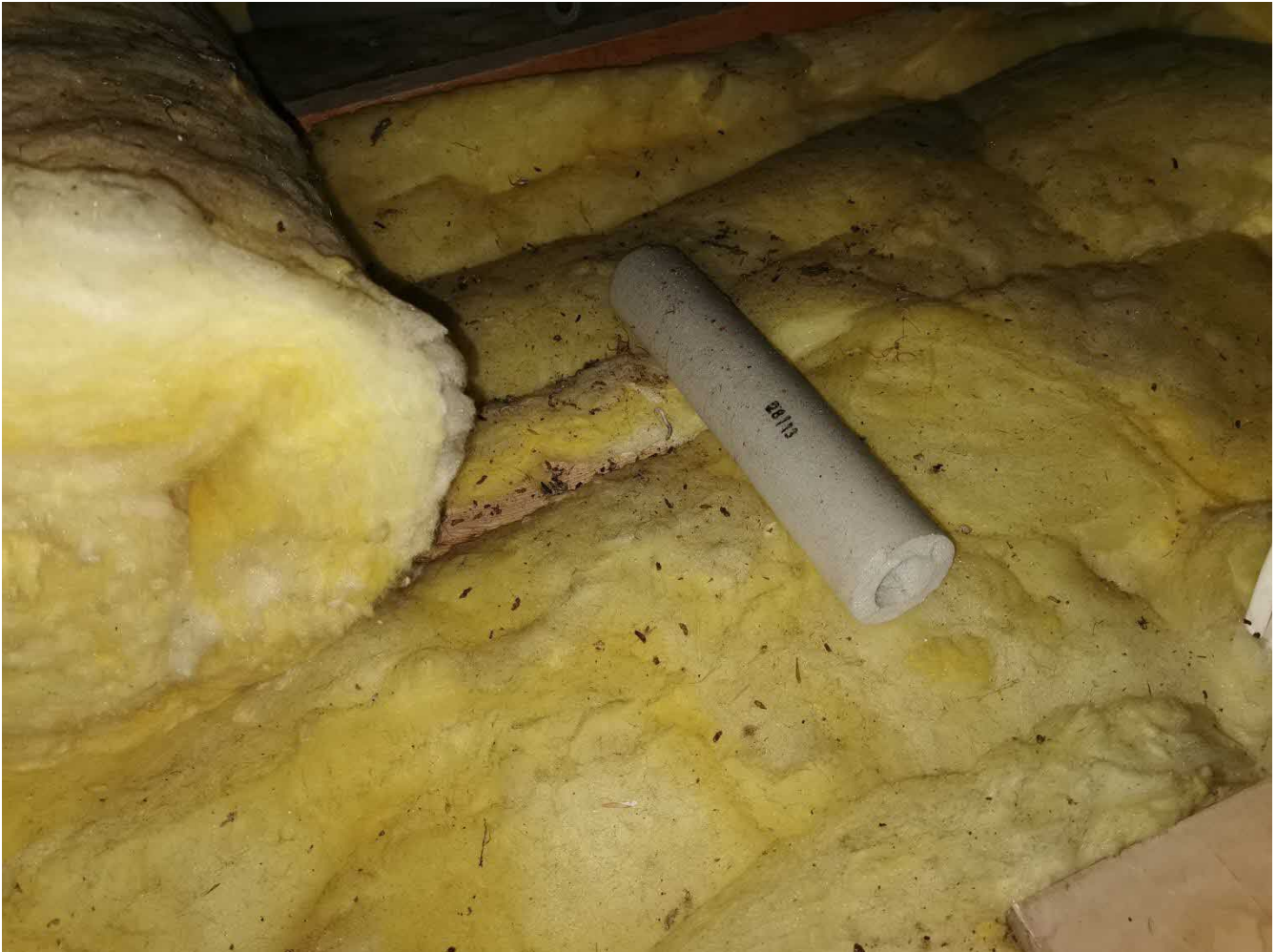


Photo 5. Showing one of the accumulations of Brown Long-eared bat droppings on top of the insulation within the roof void in the north western part of the roof void over the house

Externally there are a number of vented ridge tiles with openings in the felt below which create potential access for bats into the ridge tunnels and roof void below.

4.2. Barn Owls

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

4.3. Swallows and other bird species

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

4.4. Limitations

All areas of the building were fully accessible and were inspected. The loft hatch into the roof void over the garage was very small and so this void could only be inspected, limitedly, from the hatch.

5. RECOMMENDATIONS

5.1. Bats

As evidence of the use of the building by roosting bats was found, in the form of accumulations of bat droppings within the main roof void, and as this area will be directly impacted by the works, further bat survey work should be undertaken.

The further survey work will aim to confirm if the building is currently being used by roosting bats, confirm the status of any roosts found, identify the species present, the number of individuals and the locations of the access points and roosting sites. This information will then be used to inform the impact assessment and the form of the mitigation needed.

The further survey work should take the form of a pair of emergence surveys, using three surveyors, and the deployment of a remote detector into the roof void over the house for 7 consecutive nights. 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 at least four weeks apart.

If bats are found to still be using the building a Bat Mitigation Licence is likely to need to be obtained before the works can commence lawfully.

Bat survey work to accompany planning applications is considered to be valid for 12 months from the date the survey is conducted and usually needs to be updated if it falls outside of this.

5.2. Barn Owls

No recommendations necessary.

5.3. Swallows and other bird species

Care should be taken to ensure birds are not nesting within the buildings when works commence. A careful inspection of the building for the presence of nesting birds and active nests should be carried out immediately prior to the work starting. If nesting birds are found to be present the works in the vicinity of these nests will need to be suspended until after the chicks have left the nest and the nest is no longer considered to be active. This is because birds are protected by law whilst nesting.

6. MITIGATION AND ENHANCEMENTS

6.1. Bats

Recommendations on the mitigation measures needed, the form of the mitigation and the type of Licence required can only be made after the further survey work has been completed.

6.2. Barn Owls

No mitigation required.

6.3. Swallows and other bird species

New nesting opportunities for a range of species of birds could be incorporated into the renovated and extended building by building in or mounting prefabricated nest boxes onto the exterior of the building. This would help to enhance the biodiversity value of the site.

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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