

SITE NAME:

**Treoss  
The Village  
Wembworthy  
Devon  
EX18 7RZ**

TITLE:

**Ecological Impact Assessment Report  
–  
Protected Species Building Assessment**

FOR:

Mr L. Broughton

December 2023



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<i>File Reference: 2023-121_R_Treoss, Wembworthy – EclA</i>			

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## **Summary**

An ecological impact assessment comprising a biological desk study and a protected species building assessment, was undertaken at Treoss in Wembworthy, Devon, in relation to raising the existing pitch of the roof at the northern elevation, to tie into the apex of a partially constructed dormer on the southern elevation.

Located in a semi-rural environment, within the village of Wembworthy, approximately 5.2 km south-west of Chulmleigh, Treoss consisted of a detached bungalow with associated partially constructed dormer. Treoss was bordered by adjacent properties to the west and east, with Orchard Close road to the north, and a pastoral field to the south. The wider landscape comprised a mosaic of pastoral/arable fields, agricultural complexes and woodlands, connected by mature hedgerows, tree lines and lanes.

A thorough internal and external assessment was carried out, where no evidence or potential for roosting bats was recorded. The building was considered to offer *'No/Negligible'* potential for bats and no further surveys were considered necessary based on the proposed works.

At the time of the survey, no evidence of past or current breeding birds was recorded and therefore no timing restrictions were suggested in this instance, although precautionary measures were specified and will be adopted during the development works.

Additional ecological mitigation at the site level was proposed where necessary.

This report is valid for a period of 12 months from the date of the survey.

## **1 Introduction**

1.1 Colmer Ecology was commissioned by Mr L. Broughton to undertake an ecological impact assessment (EclA) of an existing bungalow named Treoss in Wembworthy, Devon, hereinafter referred to as the Site. The EclA comprised a biological desk study and a protected species building assessment (PSBA).

1.2 It is understood that proposals for the Site include raising the existing pitch of the roof at the northern elevation, to tie into the apex of a partially constructed dormer on the southern elevation.

### **Site Description**

1.3 The Site was located in a semi-rural environment, within the village of Wembworthy, approximately 5.2 km south-west of Chulmleigh at National Grid Reference (NGR) SS 66251 09821, and consisted of a detached bungalow with associated partially constructed dormer (Figure 1). The Site was bordered by adjacent properties to the west and east, with Orchard Close road to the north, and a pastoral field to the south. The wider landscape comprised a mosaic of pastoral/arable fields, agricultural complexes and woodlands, connected by mature hedgerows, tree lines and lanes.

### **Scope of Surveys**

1.4 The objectives were to:

- Carry out a biological desk study within 2 km of the Site;
- Carry out an internal and external protected species building assessment, specifically for bats and birds;
- Establish the need for further Stage 2 surveys; and
- Provide recommendations for ecological enhancements where necessary.

### **Legislation and Planning Context**

1.5 Although it was not the purpose of this report to present legislation and planning context in relation to the proposal, their applicability was explained where appropriate.

1.6 The following wildlife legislation and policy were considered:

- The Conservation of Habitats and Species Regulations (as amended) 2017 amended by The Conservation of Habitats and Species (Amendment) (EU exit) Regulations 2019;
- The Wildlife and Countryside Act (WCA) (as amended) 1981;
- The Countryside and Rights of Way (CROW) Act 2000;
- The Natural Environment and Rural Communities (NERC) Act 2006;

- National Planning Policy Framework (NPPF) revised 2023;
- Environment Act 2021; and
- The Devon Biodiversity Action Plan.

1.7 This report was written as a stand-alone document, with no previous report provided and following the Chartered Institute of Ecology and Environmental Management (CIEEM) guidelines for ecological report writing (2017a). Relevant documents included a proposed drawing provided by the client (Figure 2).

#### **Caveat**

1.8 Descriptions of Site conditions and photographs are based on the survey undertaken in November 2023. It should be noted that bats and birds are highly mobile and can be found in buildings/structures at any time of year. Although Colmer Ecology is confident in the survey results provided, we cannot ensure that bats and/or birds will/will not be present in the building/structure at any other time. In addition, assessments of ecological impacts were based on the information supplied by the client.

#### **Nomenclature**

1.9 For ease, common names were used throughout this report, with an initial reference to their Latin name. However, where no common name existed or it was not possible to identify to species level, scientific genus/family names were used.

## 2 Methodology

### 2.1 Biological Desk Study

2.1.1 Following guidance produced by CIEEM (2017b) as well as the Bat Conservation Trust (BCT), Bat Surveys for Professional Ecologists – Good Practice Guidelines (Collins, 2023), records of statutory and non-statutory designated sites, *'Priority Habitat Inventory'* areas, ancient woodland and granted European protected species licence (EPSL) applications were reviewed from the government-based website MAGiCMap within a 2 km desk study area based on the central grid reference SS 66251 09821. Colmer Ecology's own biological records, protected species licences and knowledge of local ecological designations were also reviewed. At this stage, a full biological data request to the Devon Biodiversity Record Centre (DBRC) was not considered proportionate based on the size of the development.

### 2.2 Protected Species Building Assessment – Bats

2.2.1 An external and internal daylight PSBA of the Site was carried out on 30<sup>th</sup> November 2023 by Mr H. Colmer BSc (Hons) Dip MCIEEM<sup>1</sup> FLS<sup>2</sup> (bat class 2 survey licence) and Miss I. Mathews BSc (Hons). Inspections were made of the outer aspects of the Site looking for signs of potential bat roosting opportunities, such as raised ridge tiles, hanging or roof slates/tiles, raised timber frames/bargeboards/cladding, lintels, loose masonry and any internal access points. Where possible, ledges and windowpanes were also searched for any signs of bat droppings. Internally, the survey concentrated on looking for potential bat entry points, a search for bat droppings, staining and individual bats themselves. In addition, other signs searched for included discarded insect remains, which are a feature indicative of night roosts and/or feeding perch. Finally, a distinctive smell is sometimes present in large, confined roosts and chattering emitted by bats may also be heard. Inspections were aided by the use of both small and large handheld Cree LED torches, ladders, adjustable mirrors, a Ridgid CA-330 endoscope, close focusing binoculars and a Hikvision handheld thermal imaging camera. Survey methodology followed that suggested within Collins (2023).

2.2.2 The potential of the Site to support roosting bats was based on the presence, number and suitability of potential roost features (PRF). Structures of *'Low'* potential were considered to be, *'a structure with one or more potential roost sites that could be used by individual bats opportunistically...unlikely to be suitable for maternity and not a classic cool/stable hibernation site'* (Collins, 2023). Structures of *'Moderate'* potential were defined as, *'a structure with one or more potential roost sites that could be used by bats...but unlikely to support a roost of high conservation status'* (Collins, 2023). Finally, structures of *'High'* potential were defined as, *'structures with one or more potential roost sites that are obviously suitable for usage by large numbers of bats...potential to support high*

<sup>1</sup> Full Member of the Chartered Institute of Ecology and Environmental Management (MCIEEM).

<sup>2</sup> Fellow of the Linnean Society of London (FLS).

*conservation status roosts'* (Collins, 2023). Where bats or evidence of bats were found, for example bat droppings or a roosting bat, the Site was considered to be a confirmed roost. Where no suitable features were noted for roosting bats, the Site was considered to offer '*No/Negligible*' potential (Collins, 2023).

## **2.3 Protected Species Building Assessment – Birds**

2.3.1 In combination with the survey for bats, the Site was assessed for its suitability to support roosting and breeding birds. This involved specifically looking for evidence of house sparrow *Passer domesticus*, starling *Sturnus vulgaris*, swift *Apus apus* and hirundine species.

## **2.4 Survey Constraints and Best Practice**

### *Biological Desk Study*

2.4.1 It should be noted that an absence of desk study records for particular species does not necessarily convey an absence of such species in that area, and is often a facet of under-recording. Because the desk study was designed to give an overview of the species already recorded in the local area, it was not considered to be a significant constraint.

### *Protected Species Building Assessment*

2.4.2 The PSBA was undertaken at a suitable time of year and under good weather conditions with methodology proposed following industry standards and recommended guidelines. No constraints were encountered during the survey with all parts of the Site accessible and with good visibility.

### **3 Results**

#### **3.1 Biological Desk Study**

##### *Statutory Designated Sites*

3.1.1 According to data held on MAGiCMap, the Site was not within any designated sites, although within the impact risk zones of several Sites of Special Scientific Interest (SSSI) including Popehouse Moor SSSI, Nymet Barton Marsh SSSI, Gilmoor and Moorlands SSSI, Beaford Moor SSSI, Hunshaw Wood SSSI, and Southmoor Farm SSSI. The Site was located within the North Devon Biosphere Reserve.

##### *Other Designated Sites/Information*

3.1.2 Based on MAGiCMap, no Priority Habitat Inventory was noted within the Site, although several were present within the desk study area, including good quality semi-improved grassland, purple moor grass and rush pasture, deciduous woodland, traditional orchards, and '*no main habitat but additional habitat present*'. The Site was within the National Habitat Network All Habitats Combined – Network Expansion Zone.

3.1.3 The Site was not within the consultation zones for great crested newt *Triturus cristatus* and ciril bunting *Emberiza cirilus*. The Site was not within the South Hams Special Area of Conservation (SAC) landscape connectivity or sustenance zones for greater horseshoe *Rhinolophus ferrumequinum*.

3.1.4 According to Swift Mapper, no records of swifts were noted within or in close proximity to the Site.

##### *Ancient Woodland*

3.1.5 A total of two areas of ancient woodland were present within the desk study area. These included Winkleigh Wood, an ancient replanted woodland located approximately 1.8 km south-west of the Site, and Parsonage Wood, an ancient and semi-natural, alongside ancient replanted, woodland located approximately 1.9 km north-east of the Site.

##### *European Protected Species Licence Applications*

3.1.6 When reviewing the most recent (2022) Natural England licence update on MAGiCMap, no EPSL applications were located within the desk study area.

#### **3.2 Protected Species Building Assessment – Bats**

3.2.1 The Site consisted of a bungalow with associated partially constructed dormer.

3.2.2 External - bungalow: The bungalow was a single-storey building with a tight render finish (Figure 3). Windows and doors were of wooden construction throughout, generally tight



with no extending lintels. Wooden soffits were present across all elevations, tight throughout with some evidence of patch repairs. A large cavity was present in the south-western corner, affording no potential for roosting bats. The roof was covered in close-fitted interlocking cement tiles, with a cement tile ridge generally tight, although with occasional evidence of cement repairs. An existing, skylight was present on the southern elevation. A chimney stack was located centrally within the roof, of brick construction with lead flashing generally tight, with occasional evidence of re-pointed cracks.

3.2.3 The roof dormer was approximately 80 % constructed at the time of the survey and of uPVC wood effect cladding construction (Figure 3). A large window opening was present on the southern elevation, with an additional, smaller window opening on the eastern elevation, both blocked with plywood board and plastic sheeting, with occasional gaps present around the frames. The roof was monopitched and covered in slates, tight throughout with aluminium and uPVC capping. A wooden veranda frame was evident, overhanging the existing bungalow roof.

3.2.4 Internal - bungalow: The loft was accessed via a loft hatch, with the internal space small (less than 1.5 m high) (Figure 4). The loft space was converted into a studio/office space, fully boarded out with a working loft light. Wooden cladding lined the wall, with insulated foil behind (*pers. comm.* client). A uPVC skylight was present on the southern elevation. The loft space was tight throughout, with no evidence or potential for bats recorded.

3.2.5 The internal dormer space was adjacent to the loft, divided by a plywood wall and door, and accessed via the same loft hatch (Figure 4). The dormer was fully boarded out, generally tight with some areas of light ingress evident through vented grills, however these were covered by plastic sheeting. The wooden frame of the monopitch roof was exposed, with breathable membrane lining the slates. No evidence of, or potential for, bats was recorded.

### **3.3 Protected Species Building Assessment – Birds**

3.3.1 At the time of the survey, no evidence of current or past breeding birds was noted within the Site.

### **3.4 Habitats**

3.4.1 Habitats surrounding the Site largely comprised hardstanding (paving) amongst a small area of ornamental gardens. Due to the small size of the Site, it was not considered necessary to provide a colour coded phase 1 habitat survey plan.

## **4 Evaluation**

### **4.1 Summary**

4.1.1 The current proposals for the Site include raising the existing pitch of the roof at the northern elevation, to tie into the apex of a partially constructed dormer on the southern elevation. In order to evaluate impacts on biodiversity and protected species and the need or otherwise for further surveys, the location, the proposed development and likely level of works have been reviewed (where possible) against current standing advice and legislation. In addition, professional judgment was also applied.

### **4.2 Biological Desk Study**

4.2.1 The Site was located within the impact risk zones of several SSSI and therefore the Local Planning Authority (LPA) will need to review the proposed development against the SSSI impact risk zones criteria to ascertain any potential effects (if any) from the proposed development.

4.2.2 It should be noted that the proposed development will be within the existing footprint of the Site, which is relatively small and considered to be of limited ecological value in its current state. It was therefore considered that the proposed works would not impact the ecological functionalities of these designations, however, it will be for the LPA to determine this against the aforementioned criteria.

### **4.3 Impact Assessment – Bats**

4.3.1 Bats are fully protected and listed under Schedule 2 of The Conservation of Habitats and Species Regulations (as amended) 2017 amended by The Conservation of Habitats and Species (Amendment) (EU exit) Regulations 2019, Schedule 5 of the WCA (as amended) 1981, and listed under Section 41 (S41) of the NERC Act (2006) as well as included in the CRoW Act (2000). All UK bat species are also listed under Appendix II of the Bern Convention (with the exception of common pipistrelle *Pipistrellus pipistrellus*, which is on Appendix III) and Appendix II of the Bonn Convention. In addition, greater horseshoe, lesser horseshoe *Rhinolophus hipposideros*, Bechstein's *Myotis bechsteinii*, noctule *Nyctalus noctula*, soprano pipistrelle *Pipistrellus pygmaeus*, brown long-eared *Plecotus auritus* and barbastelle *Barbastella barbastellus* are also listed as UK Biodiversity Action Plan (BAP).

4.3.2 The protection afforded to bats is such that the animals and their roosts (used for rest or shelter) are legally protected. It is a criminal offence to deliberately take, injure, or kill a bat, intentionally or recklessly disturb a bat in its roost or deliberately disturb a group of bats, damage or destroy a place used by bats for breeding or resting (even if bats are not present), possess or advertise/sell/exchange a bat of a species found in the wild (dead or alive), whole or any part of a bat, as well as intentionally or recklessly obstruct access to a bat roost.

Important populations of greater and lesser horseshoes, Bechstein's and barbastelle require the designation of SAC.

4.3.3 Therefore, unlicensed works that may cause disturbance, killing, injury or blocking access to a place of rest and shelter has the potential to cause an offence. Following the withdrawal of Planning Policy Statement 9 (PPS9): Biodiversity and Geological Conservation, the NPPF was published as its replacement in 2012. Circular ODPM 06/2005: Biodiversity and Geological Conservation – Statutory Obligations and their impact within the Planning System, was a guidance document that accompanied PPS9, and is still valid in its interpretation by local planning authorities on the impact a development may have on protected species. Circular 06/2005 states that the presence of a protected species is a, *'material consideration when a planning authority is considering a development proposal that, if carried out, would be likely to result in harm to the species or its habitat'* (ODPM 06/2005).

4.3.4 The Site was subject to a thorough assessment looking for evidence of bats although none was found internally or externally. The Site was considered to offer *'No/Negligible'* (Collins, 2023) potential for bats in its current state. Therefore, based on proposals, it was considered that no further bat surveys were required. The proposed development was unlikely to have an effect on the ecological functionality of local bat populations or roosts.

#### **4.4 Impact Assessment – Birds**

4.4.1 Under Section 1 of the WCA (as amended) 1981, wild birds (with exceptions) are protected from being killed, injured or captured, while their nests and eggs are protected from being damaged, destroyed or taken while in use. At the time of the survey, no evidence of past or current breeding birds was noted on Site, and therefore no timing restrictions were proposed. However, suitable precautionary measures for development works were provided in Section 5.

## 5 Recommendations and Constraints, Mitigation and Enhancements

### 5.1 Recommendations and Constraints – Protected Species

5.1.1 The following measures were required to avoid any adverse impacts to protected species:

1. **Bats:** No evidence of roosting bats was recorded and the Site was considered to offer '*No/Negligible*' potential for bats with no further surveys necessary based on the proposed works. However, should a bat(s) be discovered during the works, construction should cease immediately and professional advice gained before proceeding. Either contact the Bat Conservation Trust Bat Helpline on 0345 1300 228 or Colmer Ecology Ltd on 01392 758325 quoting reference number 2023-121. Bats are not to be handled or removed. It should be noted that additional surveys and consultation with Natural England would likely be required in such instances; and
2. **Birds:** If breeding birds were identified, these must remain in place until breeding has ceased and dependent young have fledged, with a suitable exclusion zone implemented where necessary. The advising ecologist will periodically monitor any occupied nest, until young have fledged.

### 5.2 Site Wide Mitigation Measures

5.2.1 In order to avoid any adverse impacts to habitats on and in the vicinity of the Site, the following ecological avoidance measures/mitigation were made:

1. If external lighting was required, this will be kept to a minimum and consist of LED luminaries, ideally of a warm white spectrum (< 2,700 Kelvin), upward light ratio negligible or of 0 % with good optical control, and with any external security lighting to be set on motion-sensors and short (1 – 2 minutes) timers (Institution of Lighting Professionals and Bat Conservation Trust, 2023). Internal lighting in the new development to be recessed where possible to avoid glare and light spill, particularly into garden areas. Refer to Guidance Note 08/23 on Bats and Artificial Lighting at Night for further details (Institution of Lighting Professionals and Bat Conservation Trust, 2023); and
2. Contractors must work in accordance with the Environment Agency pollution prevention for businesses guidance (Department for Environment, Food and Rural Affairs [DEFRA] and Environment Agency [EA], 2016 – updated 2023) and follow guidelines for preventing adverse dust levels, minimising run off and using bunded storage, for example when refuelling vehicles and storing oil and fuel. Contractors shall be made aware of the potential that pollution incidents may occur, with spills kits to remain on Site for the duration of the development and where necessary, toolbox talks to be given. It is the responsibility of the applicant and their contractors to supply appropriate information and monitoring for the LPA to review.

### **5.3 Ecological Enhancements**

- 5.3.1 In accordance with the NPPF (revised 2023), consideration should be sought to creating new habitats or features of biodiversity gain within a sustainable development, or managing existing features for ecological and biodiversity gain. However, given the size of the proposed works and lack of features in the garden (such as suitable trees to fit boxes), ecological enhancement was not feasible in this instance.

## **6 Conclusion**

- 6.1 An EclA was carried out at Treoss in Wembworthy, Devon, to assess impacts from the proposed development. During the survey, no evidence of bats was recorded internally or externally. The proposed works were not envisaged to affect any bat roost and therefore, impacts from the proposed development were considered negligible with no further bat surveys deemed necessary.
  
- 6.2 No evidence of past or current breeding birds was noted at the time of the survey and therefore no timing restrictions were proposed in this instance, although precautionary measures were specified and will be adopted during the development works.
  
- 6.3 Additional ecological mitigation at the site level was proposed where necessary.
  
- 6.4 This report is valid for a period of 12 months from the date of the survey.

## References

Chartered Institute of Ecology and Environmental Management, 2017a. Guidelines for Ecological Report Writing (2<sup>nd</sup> edn). Chartered Institute of Ecology and Environmental Management, Winchester.

Chartered Institute of Ecology and Environmental Management, 2017b. Guidelines for Preliminary Ecological Appraisal (2<sup>nd</sup> edn). Chartered Institute of Ecology and Environmental Management, Winchester.

Chartered Institute of Ecology and Environmental Management (2018) Guidelines for Ecological Impact Assessment in the UK and Ireland, 2018 (version 1.1 updated in 2019).

Collins, J., 2023. Bat Surveys for Professional Ecologists: Good Practice Guidelines (4<sup>th</sup> edn). The Bat Conservation Trust, London.

Devon County Council, 2019. South Hams Special Area of Conservation (SAC): Greater Horseshoe Bats. Habitats Regulations Assessment Guidance.

Institution of Lighting Professionals and Bat Conservation Trust, 2023. Guidance note 08/23 Bats and Artificial Lighting at Night.

ODPM Circular 06/2005, 2005. Biodiversity and geological conservation - statutory obligations and their impact within the planning system.

### Websites:

Department for Environment, Food and Rural Affairs (DEFRA) and Environment Agency (EA). Pollution prevention for businesses (published 12<sup>th</sup> July 2016, last updated 2<sup>nd</sup> May 2023): <https://www.gov.uk/guidance/pollution-prevention-for-businesses>

MAGiCMap. [www.magic.defra.gov.uk](http://www.magic.defra.gov.uk)

Natural England. <https://designatedsites.naturalengland.org.uk>

NPPF, revised 2023.

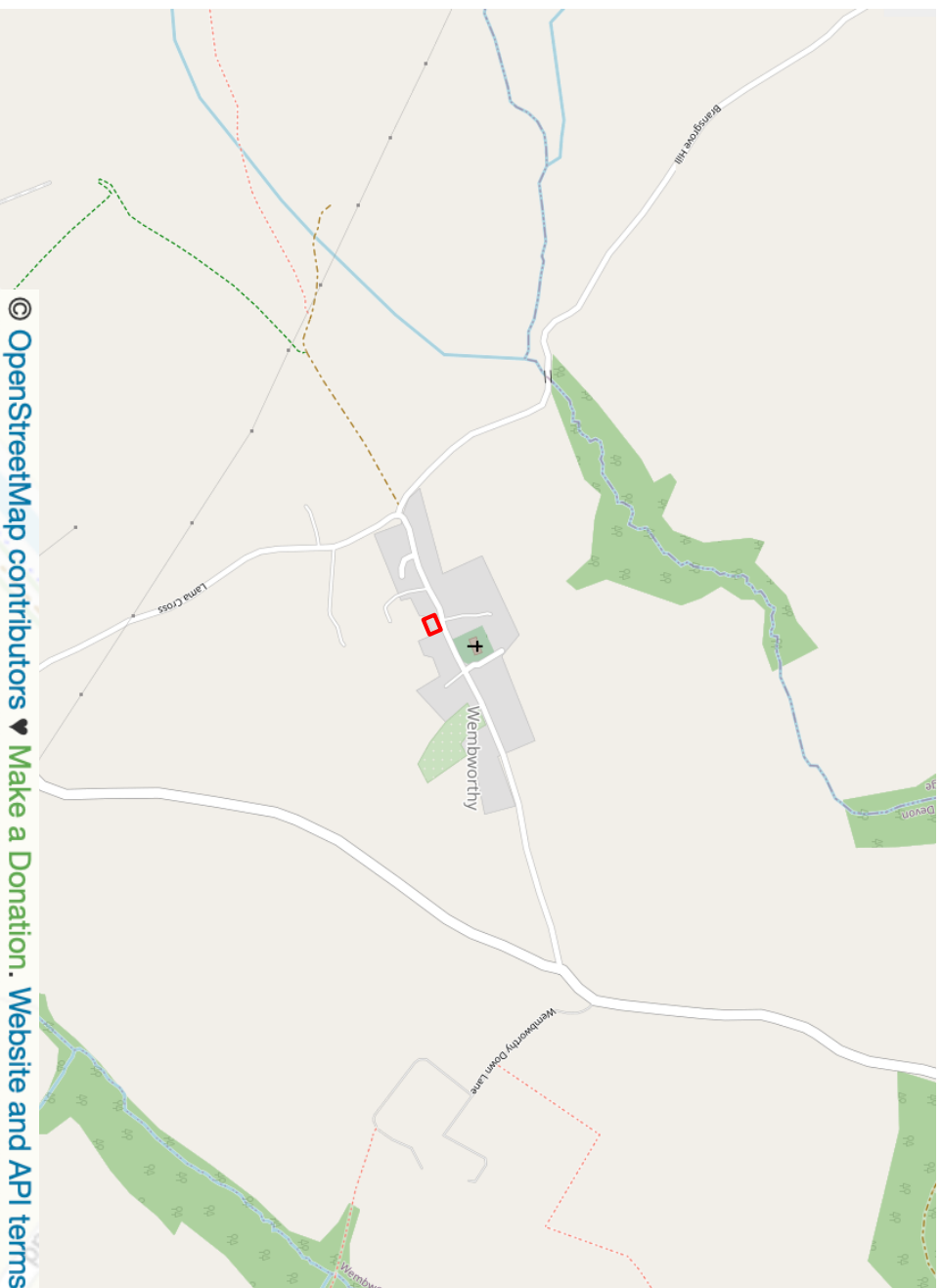
<https://www.gov.uk/government/publications/national-planning-policy-framework--2>

Swift Mapper. <https://www.swiftmapper.org.uk>

## Figures



Figure 1: Site location – provided by OpenStreetMap



Site: NGR SS 66251 09821

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<https://www.openstreetmap.org/copyright>

Map data from OpenStreetMap.

Figure 2: Drawing of site plan – provided by Mr. L. Broughton

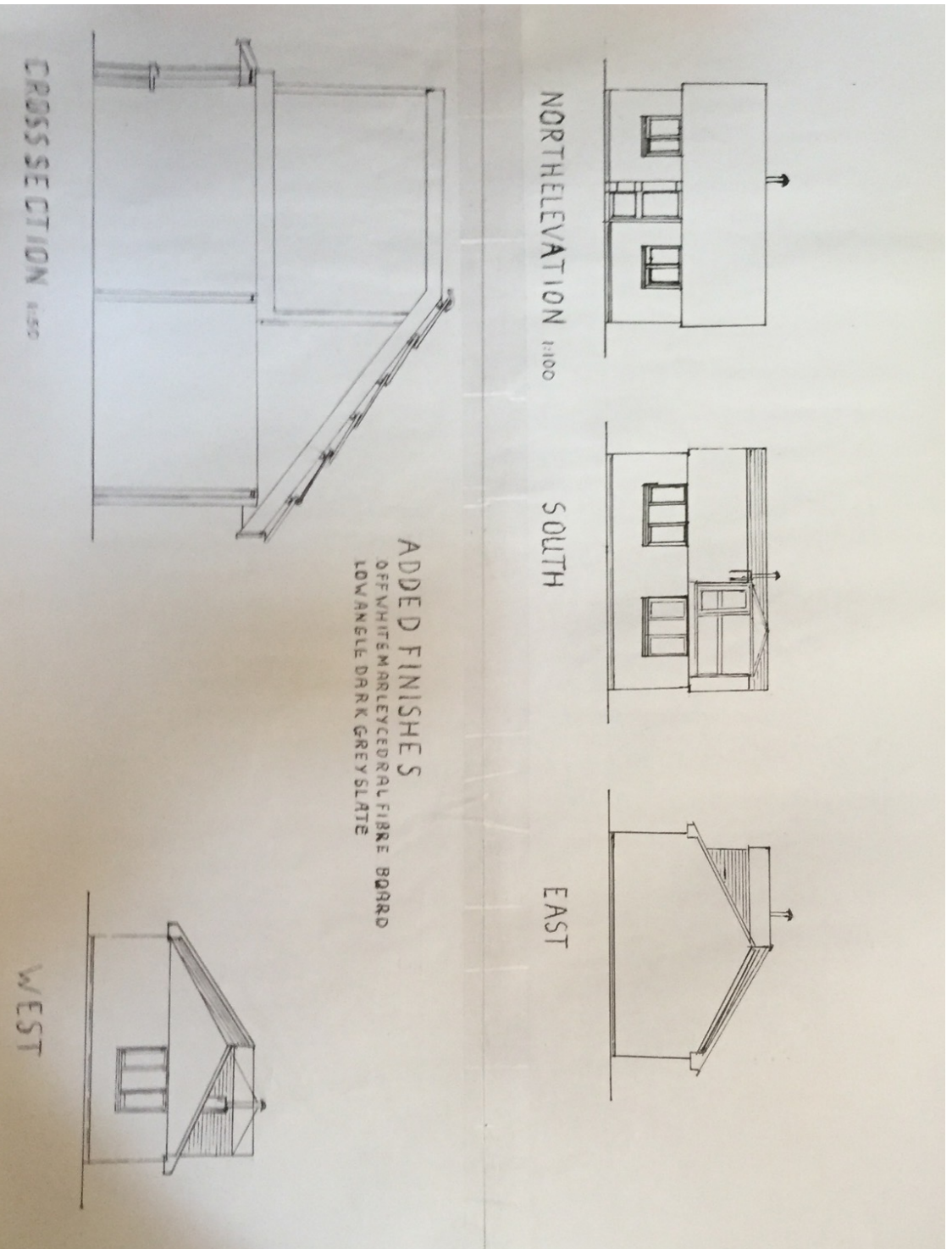


Figure 3: Annotated photographs – external

Southern and eastern elevations of bungalow and dormer



Photo taken 30/11/2023

Southern and western elevations of bungalow and dormer



Photo taken 30/11/2023

Northern (proposed site of raised pitch) and eastern elevations of bungalow and dormer



Photo taken 30/11/2023

Large cavity in vented soffit at south-western corner of bungalow – affording no roosting potential



Photo taken 30/11/2023

Tight interlocking cement tiles throughout bungalow roof, with existing sky light on southern elevation



Photo taken 30/11/2023

UPVC wood-effect cladding on western elevation of dormer, with plastic sheeting blocking access



Photo taken 30/11/2023

Figure 4: Annotated photographs – internal



Converted studio/office space in loft of bungalow, with tight wooden cladding throughout

Photo taken on 30/11/2023



Internal space of dormer, looking south with large window blocked with plywood and plastic sheet

Photo taken on 30/11/2023



Smaller window opening at western elevation of dormer, blocked with plywood and plastic sheet

Photo taken on 30/11/2023



Light ingress at vented grills on southern elevation, affording no potential access for bats

Photo taken on 30/11/2023



Internal monopitch roof with exposed wooden frame and joists

Photo taken on 30/11/2023



Wooden joists and breathable membrane lined roof of dormer

Photo taken on 30/11/2023

## Appendices

## Appendix 1

**Checklist – Devon Householder / Building Applications with only bat roost / bird nesting issues (please note that the Devon Wildlife Trigger Table must also be filled in a submitted)**

To speed up assessment by the LPA, this form should be completed by the Ecological Consultant and submitted at the beginning of the Ecology Report.

Ecological consultant: Mr H. Colmer of Colmer Ecology Ltd  
Date: 12/12/2023

<b>1. Impact assessment / survey effort</b>		
Have all required impact assessments / surveys been done within the last 12 months, <u>and</u> does it meet national guidance requirements? If there have been any deviations from national guidance, please select 'No' in the right-hand column.	Yes ✓ Date: 30/11/23	No
<b>2. Ecological impacts</b>		
<b>2a.</b> Proposal impacts on bats / birds and mitigation measures are specified.	Yes (conditions needed)  No (no conditions needed) ✓	
<b>2b.</b> Proposal has other ecological impacts which the LPA needs to consider (inc. potential impacts from internal or external lighting)	Yes	No ✓
<b>2c.</b> Is the proposal likely to result in an offence under the Conservation of Habitats and Species Regulations?	Yes (go to 2.d)  No (go to 2.e) ✓	
<b>2d. If YES (an offence IS likely)</b> Does the roost meet any of the following criteria*: <ul style="list-style-type: none"> <li>• Three or fewer roosts are impacted by the proposals, and</li> <li>• The proposal will have a low or temporary impact, and</li> <li>• The proposal only effects: <ul style="list-style-type: none"> <li>- Low conservation status roosts for low numbers of: common pipistrelle, soprano pipistrelle, brown long-eared, whiskered, Brandt's, Daubenton's Natterer's and/or</li> <li>- Feeding, day, night and/or transitional roosts for low numbers of serotine and/or</li> <li>- Day and/or transitional roosts for low numbers of lesser horseshoe.</li> </ul> </li> </ul> *note that these criteria are used by Natural England for the Low Impact Bat Class Licence CL21	N/A	N/A
<b>2e. If NO (an offence is NOT likely)</b> Does the roost meet any of the following criteria: <ul style="list-style-type: none"> <li>• maternity or hibernation roost</li> <li>• greater horseshoe bat roost</li> <li>• grey long-eared bat roost</li> <li>• more than three species of bat found in small numbers</li> </ul>	Yes (one or more are met)	No (none are met) ✓
<b>2f.</b> Does the proposal potentially impact on barn owls?	Yes	No ✓

3. Expertise		
<p>Are you, the ecological consultant, registered under either the Level 1 or the Level 2 Bat Survey Class Licence?</p> <p>If 'Yes', please enter your licence number below</p>	<p>Yes ✓</p>	<p>No</p>
<p>Available on request via direct email to consultant</p>		
<p>Are you a member of CIEEM or a Registered Consultant under Annex B of the Low Impact Class Licence for bats (or under Annex C or D for a serotine or lesser horseshoe roost where relevant)?</p>	<p>Yes ✓</p>	<p>No</p>



## Appendix 2

## Appendix 2 – Wildlife Checklist

### A.1 Protected and priority species (relates to question 13a in the planning application form).

A tick or cross must be placed in all boxes in column two (shaded) and then, where there is a tick, all other boxes in that row. Where species are present please email this form to Devon Biodiversity Records Centre – DBRC@dbrc.org.uk.

Location: Treoss, The Village, Wembworthy, Devon, EX18 7RZ

Grid reference for centre of site (6 digit): SS 662 098

Planning Application reference: Not known

Name of surveyor and consultancy: Mr H. Colmer of Colmer Ecology Ltd

Date that surveys carried out: 30<sup>th</sup> November 2023

Sent to DBRC: N – data to be sent once information in the public domain as per terms and conditions

Species - terrestrial, intertidal, marine	Walkover shows that suitable habitat present and reasonably likely that the species will be found? Tick or cross	Detailed survey needed to clarify impacts and mitigation requirements?	Detailed survey carried out and included?	Species Present or Assumed to be present on site <u>Indicate with P or A and name the species</u>	Impact on species?	Detailed Conservation Action Statement included?  Sets out actions needed in relation to avoidance / mitigation / compensation / enhancement	EPS offence committed? Three tests met?	Grid reference for specific location of species (if required for large sites)
Bats (roost)	X	X						
Bats (flight line / foraging habitat)	X	X						
Dormice	X	X						
Otters	X	X						
Great crested newts ( <i>*check consultation zone</i> )	X	X						
Clirl buntings ( <i>*check consultation zone</i> )	X	X						
Barn owls	X	X						
Other Schedule 1 birds	X	X						
Breeding birds	X	X						
Reptiles	X	X						
Native crayfish	X	X						
Water voles	X	X						
Badgers	X	X						
Other protected species	X	X						
UK BAP Priority species	X	X						
Devon BAP key species	X	X						

Invasive species	X	X					
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## A.2 Designations / important habitats / sites of geological importance (relates to questions 13 b & c in the planning application form)

A tick or cross must be placed in all boxes in column two and then, where there is a tick, all other boxes in that row.

Designation	Within site or potential impact. Tick or cross	Name of site / habitat	Detailed Conservation Action Statement included in report?	Habitat balance sheet included (showing area of habitats lost, gained and overall net gain)	Relevant organisation consulted & response included in the application?
<b>Statutory designations</b>					
European designations – Special Area of Conservation (SAC), Special Protection Area (SPA) and RAMSAR site or within Greater Horseshoe consultation zone	X				
Site of Special Scientific Interest (SSSI)s	✓ - within IRZ	Popehouse Moor SSSI, Nymet Barton Marsh SSSI, Gilmoor and Moorlands SSSI, Beaford Moor SSSI, Hunshaw Wood SSSI, and Southmoor Farm SSSI	N/A	N/A	N/A
Marine Conservation Zone (MCZ) ( <i>not before 2012</i> )	X				
Local Nature Reserve (LNR)	X				
<b>Non statutory wildlife designations</b>					
County Wildlife Site (CWS)	Unknown				
Ancient woodland	✓ - within 1.9 km	Winkleigh Wood and Parsonage Wood	N/A	N/A	N/A
Ancient trees	X				
Special verge	X				
UK BAP Priority habitat	X				
Local Biodiversity Network (mapped by Devon Wildlife Trust / through Green Infrastructure work)	Unknown				
<b>Non statutory geological designation</b>					
County Geological Site (CGS or RIGS)	Unknown				



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