

3rd October 2023
Our reference: 2023/07/17

Forge Farm House, Forge Lane, Sutton CT15 5DG

Following a 'Preliminary Ecological Appraisal'¹ which identified the risk of bats being present in stables (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 ^a (structures). No further surveys required (trees). | Two separate survey visits. One dusk emergence and a separate dawn re-entry survey. ^b | 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. ^b |

^a 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.

^b 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.

Table 7.1 Recommended timings 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 |
|---|--|--|
| May to August (structures) No further surveys required (trees) | May to September ^a with at least one of surveys between May and August ^b | May to September ^a with at least two of surveys between May and August ^b |

Due to late date of appointment, one emergence survey was undertaken in early September 2023 with two surveyors (S Stanley², A Penny³) using Echo Meter Touch 2 Pro / Batlogger M2 bat detectors⁴. A Canon XA11 video recorder on tripod was used to record the survey (with infrared illuminators).

¹ Report by KB Ecology, dated 3rd October 2023 / Ref No 2023/07/17

² 12 years' experience in bat surveys

³ second survey season

⁴ All surveyors were able to take recordings of bat species in either frequency division or full spectrum formats and were equipped with a bat detector that could produce audible bat calls during the survey. Also, at least one experienced surveyor was present on all of the surveys.

No bats were seen emerging from the building during the survey. Only a low number of common pipistrelle, soprano pipistrelle, and brown long-eared⁵ bats were seen and heard commuting and foraging.

The stables are thus not considered as being used as a bat roost and no mitigation or licence is expected to be needed prior to its demolition⁶.

⁵ it is expected that it is brown long-eared bat (rather than grey long-eared bat) as the site is not coastal (being in-land in the middle of Kent) and there hasn't been any records of grey long-eared bats since the 1960's in Kent.

⁶ Updated surveys should be carried out every two years, to check that usage hasn't changed, prior to works taking place.

Detailed Results:



| Site Name and Building Number | Forge Farm House, Sutton | Surveyor Name / Equipment | Steve Stanley / Batlogger M2, Canon XA11 |
|--|---------------------------|---------------------------------------|---|
| Weather Conditions | 90% Cloud, Wind 1, Rain 0 | Date | 12th September 2023 |
| Start Time | 19:01 | Finish Time | 20:46 |
| Air Temperature (°C) at Start of Survey | 20 | Air Temperature (°C) at End of Survey | 19 |
| Sunset | 19:16 | Sunrise | |
| Position: | East of stables | | |
| Time | Species | Activity* | Comments |
| 19:44 | Pip 45 | C | Along treeline from NE to SW. |
| 19:54 | Pip 45 | C | Along treeline from NE to SW. |
| 19:58 | Pip 45 | F | Distant F, not seen, possibly along treeline to NE of building. |
| 20:00 | BLE | C | Brief pass, not seen. |
| 20:05 | Pip 45 | C | Along treeline from NE to SW. |
| 20:14 | Pip 45 | C | Distant pass, not seen. |
| 20:26 | Pip 45 | F | Distant F, not seen, possibly along treeline to NE of building. |
| 20:33 | Pip 45 | C | Distant pass, not seen. |
| 20:36 | Pip 45 | C | Distant pass, not seen. |
| *Activity - 'E' = emergence; 'R' = return; 'F' = foraging; 'C' = commuting **S' = seen; 'NS' = not seen | | | |

| | | | | | | | |
|---|--|-----------|--|---------------------------------------|-------------------------------------|--|--|
| Site Name and Building Number | Forge Farm House, Sutton | | | Surveyor Name / Equipment | Alyx Penny / Echo Meter Touch 2 Pro | | |
| Weather Conditions | 90% Cloud, Wind 1, Rain 0 | | | Date | 12/9/23 | | |
| Start Time | 19:01 | | | Finish Time | 20:46 | | |
| Air Temperature (°C) at Start of Survey | 20 | | | Air Temperature (°C) at End of Survey | 19 | | |
| Sunset | 19:16 | | | Sunrise | | | |
| Position: | W Corner of stables -W3W playful.mailings.restrict | | | | | | |
| Time | Species | Activity* | Comments | | | | |
| 19:43 | 45 pip | C | NE to SW via NW side, below roofline | | | | |
| 19:44 | 45 pip | C | N to S just over roof, then foraging to S | | | | |
| 19:47 | 45 pip | C | from S, anticlockwise around roof towards NW, then off W | | | | |
| 19:50 | 45 pip | C | 2 NE to SW | | | | |
| 19:54 | 45 pip | C | NE to SW | | | | |
| 19:55 | 45 pip | c | SW to NE | | | | |
| 19:57 | 45 pip | NS | brief pass, likely foraging in Hedges to W | | | | |
| 20:02 | 55 pip | NS | distant, brief pass | | | | |
| 20:05 | 45 pip | NS | brief pass | | | | |
| 20:09 | 45 pip | NS | distant | | | | |
| 20:13 | 45pip | NS | | | | | |
| 20:25 | 45pip | F | F NW treeline | | | | |