BAT REPORT.

This report relates to an existing domestic property at...23 ALFRETON CLOSE BURBAGE LEICS.
where an on site inspection has been made to investigate the presence or otherwise of bats.

The report has been prepared in relation to an application for Planning Permission to extend the property to side and rear which would require roof alterations to the existing structure and therefore cause disturbance to roosting bats if present. The report therefore relates only to the existing structure and does not include reference to adjoining trees or hedgerows or other nearby possible habitats.

The property has been well maintained and is considered to be of a 'low' bat interest.

An inspection was made at the above property on the...3...July...08... by gaining access to the roof space to check for tell tale signs of occupation.

No signs of droppings, urine staining etc. were in evidence and the roof was visually checked for entry holes and loose mortar joints in chimney brickwork and flashings.

Externally visual checks were made to mortar joints at eaves level and roof flashings and mortar jointing at ridge and hip locations. There was no evidence of any bat entry points in the property.

Visual and audio inspections were carried out at dusk when bats first appear, but no evidence of bats in the immediate area were apparent.

Further inspections should be made if structural work is carried out on the property and Natural England advised accordingly if evidence of a bat occupation is confirmed.

In the event of such occurrence roosting boxes can be incorporated into the structure to compensate for any loss incurred.

C.J. Rusted, MCIAT.