



PLANNING CONSULTATION RESPONSE

| | |
|-----------------------------------|--|
| Application No | 2026/0019 |
| Proposal | Erection of a three storey rear extension to form 3no self-contained flats (Part Retrospective). |
| Address | Flat, 512 Doncaster Road, Stairfoot, Barnsley, S70 3PE |
| Date of Consultation Reply | 03/06/2026 |
| Consultee | Katie Lawrence, Planning Ecologist |

Consultation Assessment and Justification

Thank you for providing the Bat Survey Report in support of the above application. The report details the findings of a preliminary bat roost assessment carried out by a qualified ecologist to the Bat Conservation Trust survey guidance (2023), which is welcomed. The survey assessed the building to have a negligible potential to support roosting bats and anticipates there to be no adverse impacts upon bats as a result of the proposed development. Recommendations within the report include precautionary works and the installation of an integral bat box within the proposed extension. These recommendations are appropriate and can be conditioned as part of the permission, if granted.

NO OBJECTION*

Defer for amends/further information*

OBJECT*

Consultation Suggested Conditions:

The development shall be completed in strict accordance with the recommendations in Section 5 of the consultancy report (Bat Survey, 11th May 2026, ref: DAW/26/01) (unless varied by a European Protected Species (EPS) licence issued by Natural England). All the recommendations shall be implemented in full with photographs provided to the Local Planning Authority of proposed features, and thereafter permanently maintained for the stated purposes of biodiversity conservation.