



THE FLOUCH INN.

BAT SURVEY.

Ref No:- 110331.

Date: 21st March 2011.

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1. INTRODUCTION.

1.1. There are plans to demolish The Flouch Inn and build residential houses on the site.

1.2. Whitcher Wildlife Ltd was therefore commissioned to carry out a bat survey of the site to establish whether there are any issues that may affect the proposed works.

1.3. This survey was carried out on 21st March 2011 and this report outlines the findings of that survey and makes appropriate recommendations.

1.4. Appendix I of this report provides back ground information with respect to bats and the legal protection afforded to them.

2. SURVEY METHODOLOGY.

2.1. The buildings were thoroughly checked internally and externally for potential bat roosting sites by looking for the following signs:-

- * Holes, cracks or crevices.
- * Bat droppings.
- * Prey remains.
- * Staining on external walls.

2.2. Unless otherwise stated, all lofts were accessed and inspected using a high powered torch and where necessary an endoscope.

2.3. A thorough external inspection was carried out from ground level for any gaps or openings in the roof and ridge tiles, behind soffits and fascias and in the walls of the structure for suitable roost access points and field signs to indicate possible use by bats.

2.4. All window cills, walls and the ground around the structure were checked for signs of bat droppings or staining to indicate possible use by bats. Where necessary, ladders were utilised to gain access within the limits of health and safety. Any access constraints encountered are outlined within the following report.

2.5. This was not followed by a dusk emergence survey as bats are in hibernation at this time of year.

3. SURVEY RESULTS.

3.1. Data Search Results.

3.1.1. A data search was requested from South Yorkshire Bat Group for records of bats and bat roosts within 1km of the survey area.

3.1.2. The South Yorkshire Bat Group holds no records of bats or bat roosts within this area.

3.2. Site Description.

3.2.1. The survey area is The Flouch Inn at Hazelhead near Penistone. There is one large building on the site and a number of trees around the site boundaries.

3.2.2. The aerial photograph below shows the site boundary and the building in the centre of the site.



3.2.3. The building on the site is a large building constructed of stone walls with a series of pitched slate roofs. The main section of the building is two storeys in height

at the south and west and three storeys high at the north and east due to the ground level.

3.2.4. The walls of the building are generally in good condition with no cracks and only a few small gaps due to small areas of missing mortar but these gaps are only shallow.

3.2.5. The roof is a series of pitches and hips, all covered with slate. The slates are all in place and are all tight fitting with no broken or lifted slates. The ridge tiles are all in place along the ridges and the hips with all the pointing in place. There are a number of ventilation gaps under some of the ridge tiles in various places around the building. There is no evidence of these gaps inside the loft but ventilation gaps are usually meshed to prevent birds entering the gaps.

3.2.6. The roofs of the building overhang the walls and there are wooden soffits around the building under the edge of the roof which are all in good condition with no visible gaps.

3.2.7. The windows and doors of the building are all in place and are all tight fitting with no gaps around the frames.

3.2.8. Internally there is a large loft space which is boarded and equipped with lights and was used for storage. The loft space is one large loft under the series of pitched and hipped roofs. The underside of the roof slates is insulated and felt lined. The felt is in good condition with very few tears or holes. There are a number of large sky light windows in the roof of the loft space giving a lot of light to most of the loft.

3.2.9. The building sits in a large area of tarmac car parking. There are some trees along the northern, western and southern site boundaries. The trees along the northern boundary are small semi-mature trees, mainly hawthorn.

3.2.10. There are three larger trees on the western boundary and one on the southern boundary. These trees are mature beech trees but are all in good condition with no cracks, lifted bark or broken limbs.

3.2.11. Photograph showing the western elevation of the building.



3.2.12. Photograph showing the southern elevation of the building.



3.2.13. Photograph showing the eastern elevation of the building.



3.2.14. Photograph showing the northern elevation of the building.



3.3. Survey Results.

3.3.1. No bat field signs were identified around the interior or the exterior of the building.

3.3.2. There are some ventilation gaps along the ridge of the roof but it is most likely that these ventilation gaps are meshed inside to prevent birds entering. There is some potential for occasional roosting bats in the summer months if there is access through the mesh behind the ventilation gaps. If there are no gaps in the mesh there is no bat roost potential.

3.3.3. There is no potential for hibernating bats in the building.

3.3.4. There is no bat roost potential in the trees on the site.

3.3.5. A number of swallow nests were identified under the soffits all around the building. All of these appear to be last year's nests but these may be used again this year.

3.3.6. A number of Jackdaws were identified around the chimneys of the building and in the loft there was evidence of Jackdaw nests where sticks had fallen down old chimneys into the loft.

3.3.7. A number of small birds were identified flitting around the building and a Bluetit was identified flying under the edge of the roof on the south side of the building.

4. EVALUATION OF FINDINGS.

4.1. No bat field signs were identified around the interior or the exterior of the building during this survey.

4.2. There may be some potential for occasional roosting bats in the summer months if there are gaps in the mesh behind the ventilation gaps.

4.3. There is no potential for hibernating bats in the building.

4.4. There is no bat roost potential in the trees on the site.

4.5. A number of birds' nests and nesting activity around the building. The species include swallow, jackdaw and bluetit.

5. RECOMMENDATIONS.

5.1. There is some limited bat roost potential for occasional bats in the summer months if there are gaps in the mesh behind the ventilation gaps. If there are no gaps in the mesh there is no bat roost potential.

5.2. It is recommended that demolition works on the roof of the building are carried out in the winter months, between October and March when bats are in hibernation and there is no chance that there could be any bats present. The ridge tiles of the building should be carefully removed by hand to ensure there are no bats present. In the unlikely event that a bat is found works must stop, the bat must be covered over and left safe and professional advice sought immediately from a licenced bat worker.

5.3. As there may be some bat roost potential it is recommended that as a precaution a bat dusk emergence survey is carried out. This survey can only be carried out between May and August when bats are out of hibernation and are active.

5.4. There are a number of nesting birds present around the building, including swallows, jackdaws and bluetits. It is recommended that demolition works are carried out outside the nesting bird season, which extends from March to September each year.

5.5. It is recommended that in the new buildings to be constructed on the site, mitigation is put in place for both bats and nesting birds. The mitigation required for bats will be determined by what is found during the bat dusk emergence survey.

5.6. It is recommended that gaps are left under occasional ridge tiles on the new buildings to allow bats to roost. Bat bricks could also be put in the gable ends of the building. Appendix II of this report includes examples of bat bricks.

5.7. It is recommended that swallow nest boxes are put in place on the new buildings. Swallows nest under an overhang, like the overhanging soffits on the existing building. It is recommended that the new buildings have a feature similar to this design to allow nest boxes to be put up and to allow the swallows to construct their own nests.

5.8. It is recommended that ordinary nest boxes are put up around the site, on trees or on buildings, to provide nesting sites for small bird species, for example bluetits.

Jenny Whitcher.

Natural England Bat Survey Licence Number:- 20103930

21.03.2011.

Appendix I. BAT INFORMATION.

It is necessary to understand a little about bats, their basic nature, ecology and legal protection in order to evaluate the findings of this report.

Over 15 species of bat have been recorded in Britain. These fall into two families, the horseshoe bats and the 'ordinary bats'. They are extremely difficult to identify in the hand and even more so in flight.

All appear to be diminishing in numbers, probably due to shortage of food, caused by pesticides, as insects are their sole diet, and habitat change.

As their diet consists solely of insects, bats hibernate during the winter when their food source is at its most scarce. They will spend the winter in hollow trees, caves, mines and the roofs of buildings.

Certain species, particularly the pipistrelle (the commonest and most widespread British bat) can quickly adapt to man made structures and will readily use these to roost and to rear their young.

Bats are protected under the Wildlife and Countryside Act 1981, The Habitats Regulations 1994 and the Countryside & Rights of Way Act 2000.

It is an offence to intentionally or recklessly kill, injure or capture or disturb bats or to damage, destroy or obstruct access to any place used by bats for shelter or protection.

A breeding or resting site of any bat is known as a bat roost. A bat roost is therefore any structure a bat uses for shelter or protection. Because bats tend to use the same roosts each year, legal opinion is that the roost site is protected whether or not the bats are present at that time.

Bat roosts can be identified by looking for:-

- Suitable holes, cracks and crevices.
- Bat droppings.
- Prey remains.
- By carrying out night observations using a bat detector.

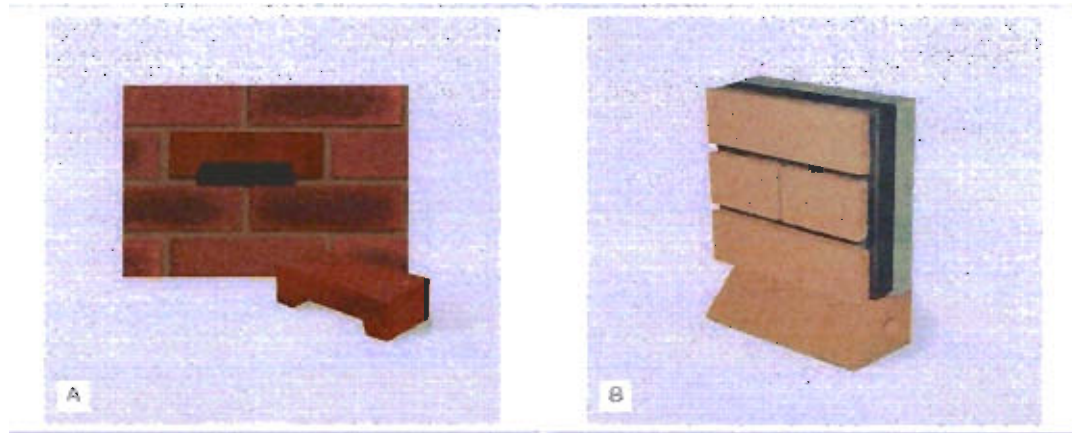
Where development proposals are likely to affect a bat roost site, a licence is required from Natural England.

The person applying for that licence has to be suitably qualified and experienced in bat matters. That person is then responsible for ensuring that the measures contained in the licence are carried out.

Appendix II. EXAMPLE BAT BRICK.

Eco-habitats for bats

In the UK there are 17 species of bats, all of which are protected by law. Our range of bat boxes helps to encourage safe habitats for these remarkable mammals, allowing them to live in harmony with people.



Free Access Bat Box A

- Discrete single bat brick
- Easy to install
- Allows bats to create a natural home habitat within the cavity of the building

Enclosed Bat Box B

- Designed specifically for the pipistrelle bat
- Available in all brick types
- Attractive motif (option C only)
- Discrete home for bats
- Various sizes
- Several roosting zones are created inside the box
- Bats are contained within the bat box itself
- Maintenance free with entrance at the base
- Ideal for new build & conservation work

Appendix III. DATA SEARCH RESULTS.



SOUTH YORKSHIRE BAT GROUP

18 March 2011

Sue Whitcher,
Cliff Edge,
Cliff Road,
Darfield,
Barnsley,
S73 9HE

Project: Flouch Inn, Hazelhead, Crow Edge, S36 4HH

Dear Sue,

Further to your request for all bat records around a one kilometre radius of grid references SE 197 015 the South Yorkshire Bat Group Database was searched for bat records within this area. The following grid squares were searched.

SE1804 SE1805 SE1806
SE1904 SE1905 SE1906
SE2004 SE2005 SE2006

Sadly, there were no records recovered from the database within this area.

Because there were no records recovered there will be no charge for this data search.

To ensure that our database is as comprehensive as possible and therefore of greatest benefit to users in the future, we would appreciate a copy of any bat records made during your project.

Please do not hesitate to contact us if you require any further information.

South Yorkshire Bat Group