

Appendix 5 – Suggested Conditions for Bats

The following conditions should be on the decision notice:

1. No development, demolition or site clearance procedures shall commence until a European Protected Species (EPS) Mitigation License with respect to bats has been obtained and submitted to the local planning authority for the proposed work prior to the commencement of works on the site. Work shall be carried out strictly in accordance with the granted EPS Mitigation Licence.

Reason: To ensure the protection of bats, a European Protected Species

2. Work shall be carried out strictly in accordance with the Bat Survey conducted by ARBTECH (June 2015) including the provision of a bat box within the cavity wall of new build dwelling plot 8 shown on drawing no. L10 attached as an appendix to this planning permission.

Reason: To ensure the protection of bats, a European Protected Species

3. Prior to the erection of any external lighting on the site a lighting plan shall be submitted to and approved in writing by the local planning authority. The development shall be carried out in accordance with the approved details and thereafter retained for the lifetime of the development. The submitted scheme shall be designed to take into account the advice on lighting set out in the Bat Conservation Trust guidance booklet 'Bats and Lighting in the UK.

Reason: To minimise disturbance to bats, a European Protected Species.