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BAT ACTIVITY SURVEY FOR

MOUNT PLEASANT

FRONCYSYLLTE

WREXHAM, LL20 7SE

FOR

Tyddyn Ysgubor Builders

13th July 2014

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1. INTRODUCTION

A preliminary survey of the building was undertaken on the 2nd November 2013 and a report was subsequently produced. No visible evidence of bats was found but the cottage does support features which could be used by bats (gaps in walls, under fascias etc). In addition the rear half of the cottage has been underfelted so it was not possible to view the area between tile and felt (a popular place for roosting bats).

Current proposals include demolition of the cottage and adjoining outbuilding followed by a rebuild.

2. ACTIVITY SURVEY

Two evening emergence/activity surveys were undertaken, one on the 27th May 2014 and the second on 16th June 2014. The surveys were carried out by two experienced and licensed surveyors. One surveyor was positioned to watch the SW elevation to cover the gable end, front of building etc and the second surveyor NE on the road covering the other gable plus rear roof and ridge tiles.

The surveys were undertaken during suitable dry weather conditions. Calm, dry and 9°C on the 14th May and Calm, dry and 16°C on the 16th June. The site was surveyed between 21.15 and 23.45 on the 14th May and between 21.25 and 23.30 on the 16th June. Both surveys extended well after dusk to ensure that no species were missed.

The surveys were carried out using two Anabat SD2 bat detectors and also two EM3 detectors. The Anabat produces live sonograms which are also recorded to a CF card for later analysis on Analook, the data from the EM3 is analysed using an appropriate software package

Date	Time	Species	Observation
27.05.2014	21.59	Pipistrelle pip	Flew near cottage
	22.00	Pipistrelle pip	Flying near site (same bat?)
	22.10	Soprano pip	Along the road
	22.15	Pipistrelle pip	Feeding near the site
	23.00	Noctule	Overhead
	22.15-23.45	Soprano and common pip	Feeding around the cottage and along the road
16.06.2014	21.42	Pipistrelle sp (no call was heard)	Emerged from front of cottage
	22.00	Soprano pip	Emerged from eastern gable end
	22.00-23.30	Two soprano pips and one common pip	General feeding around the cottage

- No other bats were seen, recorded or heard. No bats were seen to emerge from the cottage during the first visit.

- The main observations within the site are from low numbers of pipistrelle bats, two of which emerged from the house on the second visit.
- The analysis of the recordings from the bat detectors did not reveal the presence of any other species.

3. CONCLUSIONS, IMPACTS AND RECOMMENDATIONS

The survey shows that low numbers of pipistrelle bats are roosting within the cottage as well as feeding in and around the site. This species is classed as being relatively common within England and Wales although sizeable roosts (over 100 bats) are less common.

Based upon the low numbers of bats seen emerging from the cottage (and the low numbers flying around the site) it would seem unlikely that this is a breeding roost.

However, the loss of the roost site without the provision of a suitable (secure and long term) alternative may have a detrimental impact upon the sustainability of this species on a local level.

It is therefore advisable to carry out all the works under license from Natural Resource Wales. Mitigation will need to be provided before, during and post construction/demolition. Features suitable for pipistrelle (a crevice dwelling bat) will be required. Please see the attached mitigation report for further details of the mitigation required. Works to demolish the cottage and outbuilding will need to be undertaken between late September/early October and mid April inclusive to avoid any potential disturbance to roosting bats. (it will actually be necessary to complete any demolition before the end of February to avoid nesting birds).

Mount Pleasant, Froncysyllte, Llangollen, LL20 7SE, yellow arrows indicate the flight direction upon emergence from the cottage



Pip spp left front at
2142

Ppyg at 2200
left the gable