

Trammell Crow Company

Heywood Stores Manchester Road

Bat Roost Tree Survey
October 2022



Site Inspection Report

Heywood Stores, Oldham



Site Inspection reference SI-6197-02

Date of inspection 09.08.2022

Inspected by Sam Kitching BSc (Hons), MCIEEM, Class Survey Licence CL18 (Bat Survey Level 2), Principal Ecologist at Brooks Ecological;
Joshua Birchall BSc (Hons) ACIEEM, Class Survey Licence CL18 (Bat Survey Level 1), Ecologist at Brooks Ecological

Task description Trees offering features of potential roost suitability were identified in the site's Preliminary Ecological Appraisal. Following which, all trees scheduled to be lost under the Proposed Masterplan layout were included in this further survey.

Trees subject to survey were inspected from the ground using a high powered torch and binoculars, any potential features within reach from the ground were subject to endoscope survey. Where necessary, features within tree canopies were inspected using roped access techniques. Both surveyors on site were trained in roped access and aerial rescue.

The purpose of this survey was to ascertain the status of roosting within trees, or through detailed inspection of potential features rule out, or downgrade, the value of roost features.

Notes on each tree are provided below, numbering relates to this report only and does not reflect that produced in other reports.

Report

T1 - Negligible

Two minor rot holes, at 2.5m on north and south elevations. Southern hole blind and north hole faces upwards subject to ingress of water.

T2 - Negligible

Rot hole at 3m on south elevation, very shallow. Occasional very minor wounds around tree.

T3 - Negligible

Multiple crevices associated with fissured bark and occasional small rot hole, none sufficient in scale to provide roost opportunity.



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T4 - Negligible

Pruning wounds at 2m on south west face, well healed and sealed.

T5, 6, 7 and 8 - Negligible

Occasional pruning wounds in all trees of this group, all face upwards and appear well sealed. Tear out on T6 subject to climbed endoscope inspection, revealed shallow crevices unsuited to roosting.

T9, 10 and 11 - Negligible

Very shallow rot holes across this group of trees, all sealed by included bark or otherwise blind and failing to offer features of roost suitability.

T12 - Negligible

A number of small pruning wounds and rot holes. All blind, failing to offer features of roost suitability.

T13 - Negligible

Two old splits at 1 and 2m on the south east elevation, both fail to offer features suitable for roosting. Significant areas of peeling bark, but again of very limited value to roosting bats.

T14 - Negligible

Some peeling bark but otherwise without features. No value to roosting bats.

T15 - Low

Large cavity opening at 2.5m on south east elevation, extends c.10-15cm into trunk, no bats or evidence thereof seen. Recommend precaution.

T16 - Negligible

Small rot hole on branch end at 3m on north side and bark wound at 4m on north side but without value to roosting bats.

T17 - Low

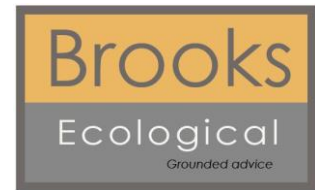
Includes 2 large tear wounds, at 2m on south side and 3m on north west, neither offer well sheltered crevices but recommend precaution.

T18 - Low

Several branch scars on west elevation at 2, 3 and 4metres. Crevices associated with these scars link internally, but feature is open to the top allowing ingress of water. Does not appear to offer crevices suitable for use by roosting bats but recommend precaution.

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Summary

Eighteen trees to be lost to the proposed development were highlighted as offering features of roost suitability. Detailed inspection of these revealed most offered very limited value to roosting bats, and their assessed suitability could be downgraded to negligible. No further survey or precaution is required on these trees.

Three trees have been assessed as offering features of low bat roost suitability. Inspection of trees with features of low suitability has shown no evidence of use by roosting bats, however bats display very low fidelity to tree roost features and as such further precaution should be taken with these trees at the time of tree works.

Further actions

The three trees assessed as offering features of low bat roost suitability should be dismantled or pruned in sections, slowly lowered and left in situ on the ground for a period of 24 hours before being removed from Site.

Despite the absence of identified roosts or high value potential roost features, replacement roost features should be installed in retained trees to provide additional roost features in the long term.



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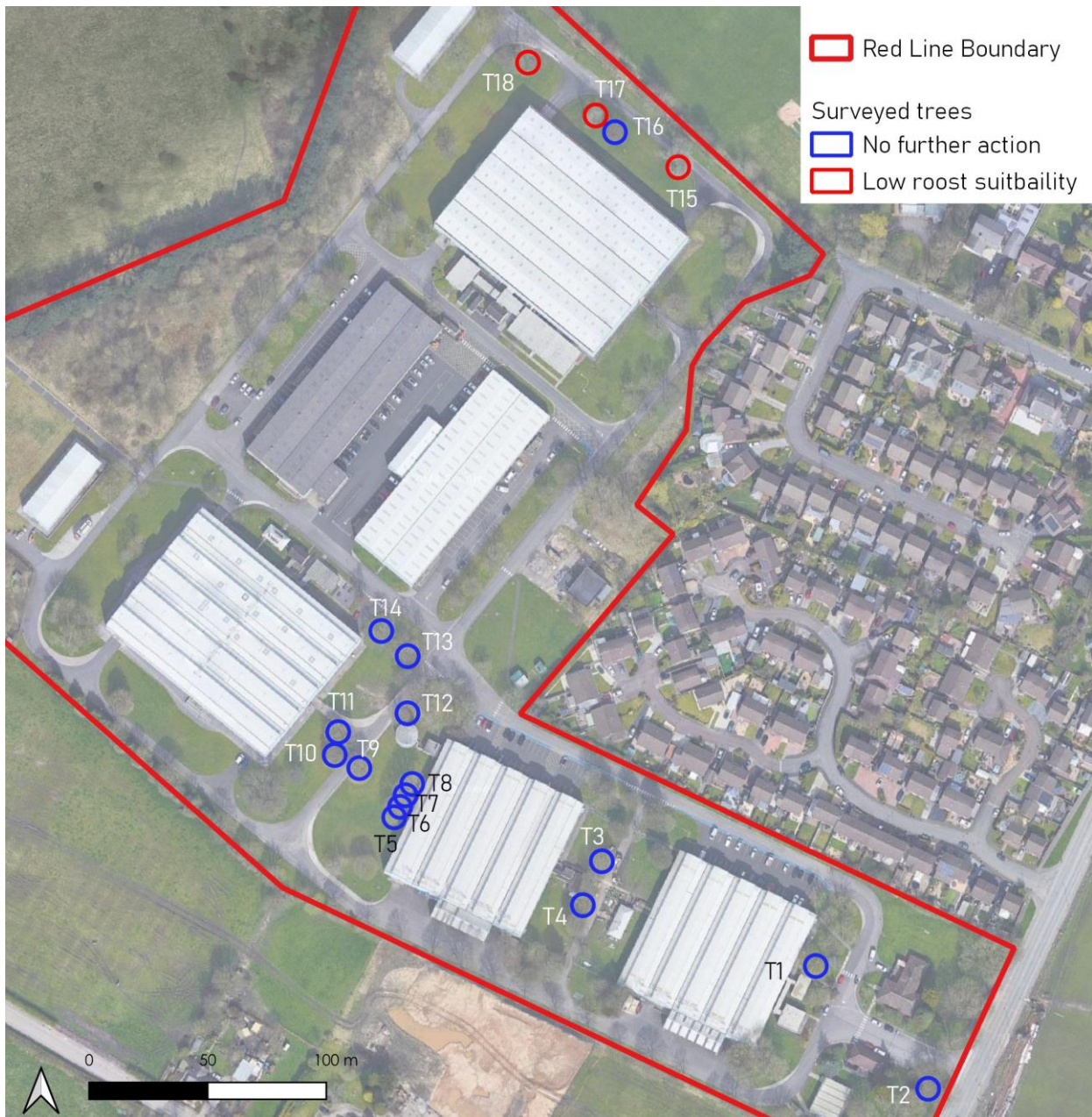
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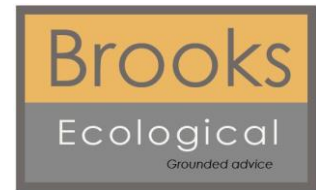
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Figure 1 Plan showing tree labels and 3 trees assessed as offering features of low suitability



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Photograph 1

Example of
roped inspection



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