



**Little Nook,
Old Heywood Road,
Middleton**

On behalf of Mr. Mohammed Shabir.

Bat Presence/Absence Survey Report

Report Number	ROCHD/26-002
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Date	12 th May 2026
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Important Information to Readers

This report has been prepared for Mr. Mohammed Shabir in accordance with the terms and conditions of appointment for a bat presence/absence survey.

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The advice contained in this report is based on the information available and/or collected during the period of study. We cannot completely eliminate the possibility of important ecological features being found through further investigation and/or by survey at different times of the year or in different years.

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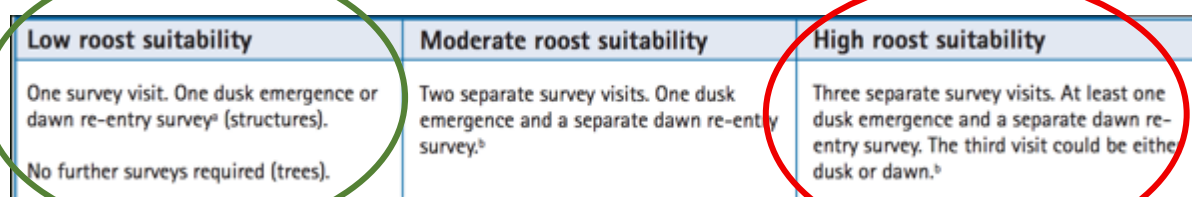
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Introduction

Leigh Ecology Ltd was commissioned by Mr Mohammed Shabir to undertake a series of dusk emergence surveys to determine the presence or likely absence of bat roosts within identified features at Little Nook, Old Heywood Road (hereafter referred to as 'the Site'). The survey was carried out to support a planning application for a proposed residential development.

A preliminary ecological appraisal and preliminary bat roost assessment was previously undertaken at the site by Ascerta in September 2025 (report reference: P.2036.24). The PEA surveyed the whole site, comprising a large dwelling and outbuildings (garage composition), a brick culvert that runs beneath the adjacent Old Heywood Road, and several mature trees. The PEA concluded that the building on site labelled as 'B2' offered low bat roost potential and therefore required a single dusk emergence survey. The culvert or 'structure northwest of B1' as referred to in the report was assessed as offering high bat roost potential, including suitability for hibernation. Bat hibernation surveys have been undertaken earlier in 2026, with no evidence of bat hibernation roosts identified using static detectors. Three nocturnal bat surveys were required to be undertaken on this culvert structure also. A single Tree (T10) was classified as offering PRF-I during a GLTA undertaken by Leigh Ecology in 2026 (report no; GLTANF/26-001). Consequently, T10 was incorporated into the second dusk emergence survey.



Low roost suitability	Moderate roost suitability	High roost suitability
One survey visit. One dusk emergence or dawn re-entry survey ^a (structures). No further surveys required (trees).	Two separate survey visits. One dusk emergence and a separate dawn re-entry survey. ^b	Three separate survey visits. At least one dusk emergence and a separate dawn re-entry survey. The third visit could be either dusk or dawn. ^b

Green= Building 2.

Red= Structure northwest of Building 1.

Leigh Ecology Ltd was commissioned to undertake the recommended phase 2 surveys.

Survey Methodology and Results

Three separate survey visits were undertaken to complete the required survey work. The first visit was undertaken on the 18th of May, where B2, the structure north-west of B1 (hereafter referred to as the 'culvert') were both surveyed for bat presence/absence. The second visit was undertaken on 10th of June, focused on the culvert structure and T10. The third visit on the 8th July was also focused on the culvert structure. These surveys were undertaken in accordance with the *Bat Conservation Trust's Bat Surveys for Professional Ecologists: Good Practice Guidelines* (4th edition, 2023).

The surveys were led by Christian Leigh, a Natural England licensed bat ecologist (licence number: 2025-85641-CL18-BAT). **On the first survey visit, 2 surveyors and 2 thermal imaging cameras were deployed to cover the front face of building 2 and the large exit opening of the culvert structure. The second visit, two surveyors and 2 thermal imaging cameras were deployed to cover the only exit point of the culvert on site, and to cover the the northern and southern faces of T10. The final visit deployed 1 surveyor and 1 thermal imaging camera covering the exit point of the culvert structure. Surveyors were positioned to ensure full visual coverage of all identified potential roost features and access points. Thermal imaging cameras were used to supplement visual observations and confirm the absence of emergence events.** This setup allowed for simultaneous monitoring of all potential roost features. Surveyor locations are shown in the accompanying plan (*see Figure 1 – Surveyor Location Plan below*). No identified potential access points were obscured from observation during any survey.

The survey commenced 30 minutes prior to local sunset and continued for 90 minutes post-sunset, adhering to best practice guidance for dusk emergence surveys.

Surveyors were equipped with:

- Wildlife Acoustics Echo Meter Touch 2.
- EMT Pro Full Spectrum Detector.
- PIXFRA Arc A613 Thermal Imaging Camera.

The combined use of acoustic and thermal detection ensured a robust assessment of bat activity and potential emergence.



Figure 1. Features assessed as offering bat roost potential.

Survey Findings (in brief):

- No bats were observed emerging from the culvert structure across any of the surveys.
- No bats were observed emerging from building 2 during the first survey.
- No bats were observed emerging from T10 during the second site survey.
- Consistent foraging activity was recorded above the woodland accompanying building 2 on all 3 surveys, and across the land to the north of the culvert on all 3 site surveys. The species below were noted foraging;
 - Common Pipistrelle
 - Soprano Pipistrelle
 - Natterers myotis

The results indicate no evidence of a bat roost within the culvert structure, no evidence of a bat roost within building 2 and no evidence of a bat roost within any features of T10.

Survey 1 Dusk Emergence Results

- **Survey Date:** 18.05.2026
- **Sunset Time:** 21:06
- **Survey Start Time:** 20:30 – **Survey End Time:** 22:40
- **Wind (0-5):** 2
- **Rain (0-5):** 0
- **Cloud cover (%):** 100
- **Temperature (Degrees Celsius):** 16

Time Observed	first	Species	Behaviour	Location Observed	Notes
21:18		Noctule <i>Nyctalus noctula</i>	Two high-level commuting passes were recorded.	High Overhead, second pass was lower from adjacent field	Brief high-altitude commuting activity.
21:22		Common Pipistrelle <i>Pipistrellus pipistrellus</i>	Noted foraging above building 2, foraging around the woodland edge adjacent to Building B2. 3 bats noted.	Within tree canopy cover atop building 2, noted reasonably early in light sky.	Sporadic foraging for around 11 minutes, with two individuals were observed simultaneously on several occasions. One common pipistrelle was subsequently recorded foraging along the northern parcel of the site at around 22:10 for 8 minutes, constant foraging north and south toward culvert.

No bats were observed emerging from building 2 or the culvert structure during the survey period. All elevations and potential access points were continuously monitored by surveyors and thermal imaging cameras throughout the dusk emergence survey. The principal elevation and all identified potential access points were continuously observed throughout the survey period. Images from the thermal imaging devices are displayed in appendix 1 of this report.

Bat activity comprised low-level foraging by common pipistrelle around the woodland canopy adjacent to Building B2. Activity later shifted to the land immediately north of the culvert, where individuals continued to forage for approximately eight minutes. Two passes of high-altitude activity from Noctule were noted early. The first detection occurred at 21:18 BST, when a single Noctule was observed commuting at height across the site.

No further bat activity was recorded during the survey period.



Figure 2: Surveyor points ● and thermal imaging camera ● locations during survey 1

Surveyor location pictures



Surveyor 1



Surveyor 2

Survey 2 Dusk Emergence Results

- **Survey Date:** 10.06.2026
- **Sunset Time:** 21:29
- **Survey Start Time:** 20:50 – **Survey End Time:** 22:55
- **Wind (0-5):** 1
- **Rain (0-5):** 0
- **Cloud cover (%):** 30
- **Temperature (Degrees Celsius):** 15

Time Observed	first	Species	Behaviour	Location Observed	Notes
21:42		Soprano Pipistrelle <i>Pipistrellus pygmaeus</i>	Foraging along northern parcel of site, constant passing.	Northern parcel from culvert.	Approximately 22 commuting and foraging passes were recorded during the survey period. Two soprano pipistrelles were observed simultaneously on several occasions
21:57		Common Pipistrelle <i>Pipistrellus pipistrellus</i>	Regular foraging around T10, the rear garden and the northern parcel of the site.	Initially within rear garden, flew from woodland above B2.	Foraging fairly consistent until survey end from 21:46. Regular foraging activity was recorded within the undisturbed land north of the culvert throughout the survey.
22:17		Natterer's Myotis <i>Myotis nattereri</i>	Foraging above parcel to north of culvert.	Foraging above parcel to north of culvert.	Single bat foraging above parcel to north of culvert.

No bats were observed emerging from the culvert structure or T10 during the survey period. All identified access points and potential roost features remained under continuous observation. Bat activity was limited to foraging by common pipistrelle and soprano pipistrelle, primarily around the northern parcel of the site and adjacent woodland. A single Natterer's bat was recorded foraging briefly over the northern parcel. No behaviour indicative of roosting bats was observed.



Figure 3: Surveyor points ● and thermal imaging camera ● locations during survey 2.

Surveyor location pictures



Surveyor 1



Surveyor 2

Survey 3 Dusk Emergence Results

- **Survey Date:** 08.07.2026
- **Sunset Time:** 21:39
- **Survey Start Time:** 21:00 – **Survey End Time:** 23:20
- **Wind (0-5):** 0
- **Rain (0-5):** 0
- **Cloud cover (%):** 10
- **Temperature (Degrees Celsius):** 22

Time Observed	first Species	Behaviour	Location Observed	Notes
21:45	Noctule <i>Nyctalus noctula</i>	Passing overhead twice.	High Overhead.	High-altitude passing, brief.
21:56	Common Pipistrelle <i>Pipistrellus pipistrellus</i>	Regular foraging activity was recorded around the woodland adjacent to Building 2, the main dwelling and the northern parcel of the site.	Initially within rear courtyard area and within treeline adjacent building 2.	2 bats initially noted together in light conditions above building 2 and the courtyard area. Two individuals were subsequently observed commuting past the main dwelling before moving towards the land north of the culvert.
22:07	Soprano Pipistrelle <i>Pipistrellus pygmaeus</i>	Foraging within parcel north of culvert, briefly passing atop rear garden area.	Initially, within parcel north of culvert.	Regular foraging activity continued for approximately 30 minutes following the initial detection.

No bats were observed emerging from the culvert during the survey period. The culvert entrance remained under continuous observation by the surveyor and thermal imaging camera throughout the dusk emergence survey. Bat activity comprised brief high-level commuting by noctule together with regular foraging by common and soprano pipistrelles around the woodland adjacent to Building 2 and the northern parcel of the site. No behaviour indicative of a roost was recorded.



Figure 4: Surveyor points ● and thermal imaging camera ● locations during survey 3.

Surveyor location pictures



Surveyor 1

Use of Thermal Imaging Camera

Thermal imaging cameras (IRPro 19mm) (PIXFra Arc A613) (HIKMicro) were employed across all surveys in accordance with Bat Conservation Trust's Bat Surveys for Professional Ecologists: Good Practice Guidelines (4th edition, 2023). The use of thermal imaging enhances detection capabilities, particularly in low-light conditions or where visual observation is obstructed. It enables surveyors to detect the heat signatures of bats in flight or emerging from potential roost features, allowing for improved detection of emergence events and supporting interpretation of bat behaviour. All thermal observations were conducted by a trained and experienced operator and were cross-referenced with acoustic data for species identification. Representative thermal images are included below as supporting evidence.

Conclusions and Recommendations

The results of the dusk emergence surveys demonstrate that no evidence of bat roosting was identified within the building labelled B2, the tree labelled T10 or the culvert structure on site. No emergence activity was observed from any of the features during the surveys undertaken on site, and all recorded bat activity was limited to foraging by common pipistrelle, soprano pipistrelle and Natterer's bat, together with occasional high-level commuting by noctule.

Based on the survey findings, no evidence has been identified to indicate that the proposed works are likely to require a European Protected Species Licence (EPSL), provided works are undertaken in accordance with the precautionary measures outlined below.

The recorded bat foraging near to the woodland adjacent to B2 and the undisturbed foraging across the northern parcel of the site will be disrupted by the proposed development works. Therefore, it is vital that proposed artificial lighting enhancements accompanying the development be designed following BCT and ILP guidance (Bats and Artificial Lighting at Night) 2023. This is necessary to retain adjacent ecologically important features and corridors for bat species, notably the woodland cluster to the east of site, adjacent to the existing B2 and the treelines that run parallel to Old Heywood Road.

To ensure legal compliance with the Wildlife and Countryside Act 1981 (as amended) and the Conservation of Habitats and Species Regulations 2017 (as amended), the works should proceed under a **Bat Safeguard Method Statement**. This will include appropriate measures such as:

- A toolbox talk for contractors prior to commencement of works.
- Sensitive removal of roof materials (e.g., tiles, soffits) by hand under ecological supervision.
- If bats are encountered during works, works should cease immediately in the affected area and advice sought from a suitably licensed bat ecologist before recommencing.
- Immediate cessation of works and consultation with a licensed ecologist if any bats or signs of bats are encountered during the works.

Biodiversity Enhancements

To contribute to local biodiversity objectives, a number of integrated bat roost features (for example, five integrated bat boxes or bat bricks) should be incorporated into the development, or alternatively suitable bat mitigation features are installed on site. These may be mounted on retained trees or suitable structures within the site.

These should be positioned:

- On an elevation facing away from the main road and any existing floodlighting.
- Installed at a minimum height of 3m above ground level.
- In locations sheltered from strong winds and direct sunlight, preferably near vegetation or tree lines.

These measures will enhance the long-term roosting potential of the site and align with national and local biodiversity policy, including the aims of the Environment Act 2021.

Lighting Considerations

To minimise potential disturbance to foraging and commuting bats, the site's external lighting strategy must be designed with ecological sensitivity. Where lighting is necessary, particularly near boundary vegetation, retained trees, or new planting, it should be:

- Low wattage and directional
- Positioned at low height and/or fitted with cowls or shields to reduce light spill
- Timed or motion-activated to limit usage

Where practicable, light spill should be maintained below 1 lux along vegetated corridors and potential commuting features used by bats. The lighting design will follow the principles set out in:

- *The Bat Conservation Trust and ILP Guidance Note 03/23 – Bats and Artificial Lighting in the UK*
- *The Bat Conservation Trust Statement on the Impact and Design of Artificial Light on Bats*

By implementing these reasonable avoidance measures and enhancements, the proposed development will remain compliant with legislation, safeguard local bat populations, and contribute positively to ecological resilience on site.

Appendix 1-

Thermal Imaging Viewpoints

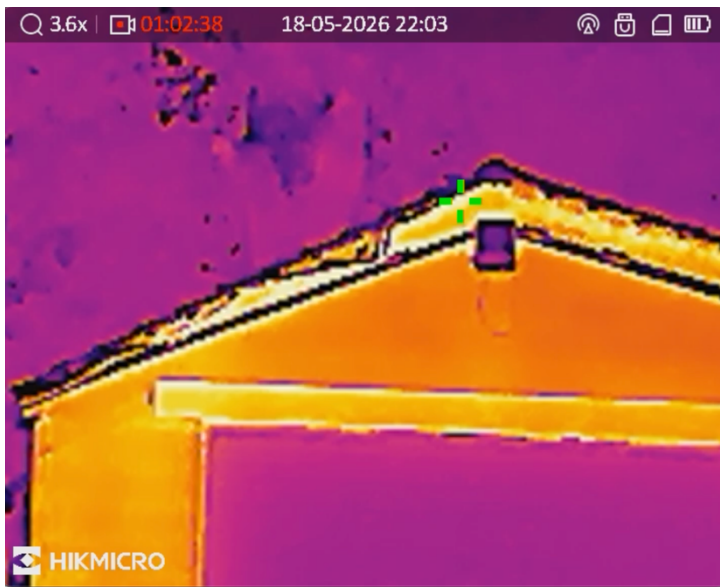
The following images are taken from thermal imaging recordings across the 3 surveys.



- Representative thermal image showing continuous observation of the culvert entrance during Survey 1.



- Representative thermal image showing continuous observation of the culvert entrance during Survey 2.



- Representative thermal image showing continuous observation of the front face of building 2 during Survey 1.