

Ecology Team Consultation Response	
Date:	18.06.2026
Planning Ref:	4/26/2191/0F1
Description:	Increase in the height of existing building. erection of rear dormer windows and extension of existing rear staircase enclosure to create an additional one-bedroom apartment (use class c3) within the roof space, installation of roof lights on front elevation and creation of enclosed cycle storage to the rear yard.

Further Information Required: Due to the condition and location of this building, a Preliminary Bat Roost Appraisal must be undertaken by a suitably experienced ecologist with a bat licence from Natural England (any further bat survey required as a result) prior to this application progressing.

Draft Suggested Planning Conditions

Breeding Birds

Works should be completed outside of the breeding bird period (March – August inclusive). If this is not possible a breeding bird check should be carried out no more than 48 hours prior to the planned development to ensure no birds and their nests are present within habitat/buildings that may be directly or indirectly impacted. If active nests are discovered an appropriate buffer zone should be established and works within that area ceased until the young have naturally fledged.