**Banner containing title of form
Householder Bat Roost Potential Assesment Form**

**Publication on Local Planning Authority websites: Information provided on this form and in supporting documents may be published on the authority's planning register and website. Please ensure that the information you submit is accurate and correct and does not include personal or sensitive information. If you require any further clarification, please contact the Local Planning Authority directly.**

| **Please answer the following questions:** |  |
| --- | --- |
| **1. Date of site assessment** | Click or tap to enter a date. |
| **2. Proposal** (please include a description of the proposed works including details of any conversion works and the part(s) of the building that will be affected). |  |
| **3. Site address** |  |
| **4. Are you aware of a bat roost or bats being present within or adjacent to the development site?** | Yes ☐  No ☐ |
| **5. Will the proposal involve demolition, alterations and or extensions to:** |  |
| A large Georgian, Victorian or Edwardian style dwelling | Yes ☐*Proceed to Question 7* |
| A brick or stone farm house, barn conversion, agricultural barn or similar outbuilding? | Yes ☐*Proceed to Question 7* |
| None of the above | ☐ *Proceed to Question 6* |
| **6. Is the application site located within a Bradford Bat Alert Zone?** | Yes ☐*Proceed to Question 7*  No **☐ NO bat survey is required** |
| **7. Will the proposal involve:** |  |
| Works to the roof covering or loft space (e.g. loft conversion, dormer windows, extension, conservatory, garage or car port affecting the gable tops or eaves, internal alterations affecting the loft)? | Yes ☐  No ☐ |
| Works to external features such as weatherboarding, hanging tiles, fascia boards or soffit boxes? | Yes ☐  No ☐ |
| Works to cavity walls? | Yes ☐  No ☐ |
| An unused cellar? | Yes ☐  No ☐ |
|  | *If you answered 'YES' to any of the above proceed to Question 8* |
|  | *None of the above* **NO Bat Survey is required** |
| **8. Are there any special circumstances such as a recent bat survey or exposed location that lead you to the conclusion that a bat survey will not be required?**  *Please note that anecdotal reports or comments regarding the absence of bats or surveys conducted by unqualified or inexperienced persons is insufficient to rule out the presence of bats.* | Yes ☐*Please state reasons, including photographic evidence or copies of bat reports to support this view and proceed to Question 9.*  No ☐ **A Bat survey IS required** |

**The structure and location of your proposal indicates that there is a reasonable likelihood of a bat roost which may be affected by your development proposal.**

A bat survey will be required before your application can be validated. An initial Preliminary Bat Roost Assessment (PBRA) carried out in accordance with [Bat Surveys for Professional Ecologists: Good Practice Guidelines (3rd edition), (BCT 2016](https://www.bats.org.uk/resources/guidance-for-professionals/bat-surveys-for-professional-ecologists-good-practice-guidelines-3rd-edition)) is required as a minimum. Guidelines will often require subsequent dusk emergence and dawn re-entry surveys to be undertaken between May and September. Surveys should meet the Minimum Standard for bat Surveys in West Yorkshire and be undertaken by an appropriately experienced bat worker holding an appropriate Natural England licence for bat survey. Guidance for PBRA surveys in relation to householder applications outside the main survey period is provided by West Yorkshire Ecology [here](https://www.wyjs.org.uk/ecology/planning-issues/).

**9. Have you submitted photographic evidence?**

Photographs should be of a high resolution, sharp and light enough to enable any finger sized gaps to be identified and submitted electronically where possible. They need to provide complete coverage of all areas (internal and external) of structures (including trees, buildings, walls etc.) affected by the proposals.

**YES ☐**

**NO ☐**

**10. Declaration**

I, the undersigned, declare that the information contained on this form is to the best of my knowledge, up to date and accurate. I am also aware that the Planning Service reserves the right to request a bat survey or refuse an accompanying application if any of this information is found to be inaccurate.

| **Signed (Applicant):** |  |
| --- | --- |

***or***

| **Signed (Agent):** |  |
| --- | --- |

| **Date:** | Click or tap to enter a date. |
| --- | --- |

| **11. Applicant Contact Details** |  |
| --- | --- |
| Telephone number: |  |
| Email address (optional): |  |

| **12. Agent Contact Details:** |  |
| --- | --- |
| Telephone number: |  |
| Email address (optional): |  |

September 2022