

Planning Services

Wokingham Borough Council

11th September 2024

Our Ref: RWLE

Property Address: 83 Wilderness Road, Earley, RG6 7RF

Biodiversity Assessment

Dear Sir/ Madam,

An inspection of the property has been carried out and I can confirm that there is no evidence of bats in the roof or garden

Date of inspection 24th August 2024 at 18.30

Temperature: 16 degrees

This conclusion is reached following an inspection of the internal and external areas of the building for signs of residency by the bat species or the presence of possible roost locations. This consisted of searching for actual roosting bats, droppings, scratch marks and possible entry points with stain marks. Similarly, the presence of spider webs at a potential roost can often indicate their absence.

The proposal is for a single storey rear and double storey side extension retaining partly for garage. The garden is a well maintained space with a range of hedgerows and plants. The current garage is used for storage of garden materials often used by the occupiers. No history of bats in and around the area. The existing garden is well maintained with no entry points or broken fence panels. The Single storey pitched roof has also been investigated for potential nesting areas. This also came up negative. This is used less frequently. No signs of any droppings, scratch marks or nesting present.

Kind Regards

Safdar Hussain

Architectural Designer

For and on Behalf of



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