

**PROPOSED CONVERSION OF THE EXISTING SINGLE
GARAGE INTO HABITABLE ACCOMMODATION**

TO

9 PIGOTT ROAD, WOKINGHAM, BERKSHIRE, RG40 5PY

**NON-LICENSED AVOIDANCE MEASURES
FOR
BATS AND GREAT CRESTED NEWTS**

Following reference to Wokingham Borough Councils Planning Constraint Maps the property does not lie in an area designated as having potential for bat roosting.

However, the property is located in a green zone for Great Crested Newts, which is classed as a very low risk area for them to be present in the area of the proposed works which will prevent the works from lawfully going ahead.

To minimise any small risk of harming Great Crested Newts, the following avoidance measures will be adopted:

- Any vegetation in the construction area will be kept closely cut. Although please note there are no planned ground work excavations for the garage conversion works.
- Any stored building materials such as bricks and blocks that might offer shelter for newts will be kept off the ground on timber pallets or on the existing hard standing frontage.

In the unlikely event that a Great Crested Newt is found during the construction, the building works will stop immediately, and a licensed Ecologist will be called onto site to ensure the newt/s is/are not harmed and to provide further advice on how to safely proceed; the building work will recommence only once further written advice has been received.