

MEMORANDUM

From:	Tina Cuss Ecology Officer		
Service	WBC Ecology	App No:	252269
Address:	Homeleigh, Sandhills, Knowl Hill, Wokingham, RG10 9XX.		
Proposal:	Householder application for the proposed alteration of the rear roof slope to incorporate two rear-facing dormer windows with plain concrete tiled roofs and cheeks in clay facing brickwork to match the existing dwelling, together with PVC-U framed windows to match existing fenestration, and the installation of a masonry bat box to the rear elevation.		
Type of Development:	Other Householder		
Site Visit Made:	No		

Summary Of Recommendations

- ☐ No comment
- ☐ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☒ **Request further information before determination as stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

I have read the Bat Emergence Survey (John Wensman Ecological Consultancy, Ref R2980_BES_a, September 2025).

Bat Emergence Survey paragraph 4.3.2 states *"The potential roosting feature identified during the PRA at the base of the timbers at the eaves exposing the roosting membrane on the north eastern facing gable end had been blocked up with a mesh prior to the evening emergence survey"*. I am only able to provide comments on the application, adequacy of the survey effort and proposed mitigation and enhancements for bats when the Preliminary Roost Assessment (John Wensman Ecological Consultancy, Ref R2980_PRA_a, July 2025) has been submitted.

Conditions & Reasons (if required)

Awaiting Preliminary Roost Assessment report.

Date:	14/10/25	Signed:	T Cuss
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