

INTERNAL MEMORANDUM

To: Caroline Pulley
From: Matt Davies (Ecologist)
Ext: 5278

Memo number: 1

Date of previous memo: -

Date: 04/02/2022

SUBJECT: P/21/0397 | Change of use of ground floor from C2 Residential Institution to A3 Food and Drink and upper floors from C2 Residential Institution to C1 Hotel, to include extensions and external alterations | 30-31 Lower High Street Merthyr Tydfil CF47 8DP

Report submitted in support of the above application:

- o Initial Bat Inspection Survey. Jol's, 30-31 High Street, Merthyr Tydfil. Be Ecological Ltd. Issue 1, Version B. January 2022.

Comments:

The language used in the report is ambiguous ...

'The majority of slates on the main roof and the tiles on the single storey extension, appear to be in good order with no obvious potential for roosting bats. There are no obvious missing or slipped slates/tiles. Fascias and barge boards where present appear to be relatively tight fitting.'

I infer from this that some (a minority) of the slates on the main roof and tiles on the single storey extension are not in good order and that there are missing or slipped slates/tiles, but they are not obvious.

Extra photographs are required showing more detail of the single storey extension to be demolished and the areas of the remaining building that will be impacted by the proposed new two-storey extension. Currently there is just one photograph of the rear of the building, taken quite some distance away with no real detail shown.

The absence of features suitable for bats needs to be fully demonstrated by the images.

This needs to be addressed before the report can be fully considered.