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Marine & Environmental Consultancy

Bat Fauna Impact Assessment for a Proposed Development at Lands at IDA Waterford Business and Technology Park, Butlerstown North, Co. Waterford.

30th October 2025

Prepared by: Emma Peters of Altemar Ltd.
On behalf of: Deise Diagnostics Limited.

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Document Control Sheet			
Client	Deise Diagnostics Limited.		
Project	Bat Fauna Impact Assessment for a proposed development on lands at IDA Waterford Business and Technology Park, Butlerstown North, Co. Waterford.		
Report	Bat Fauna Assessment		
Date	30th October 2025		
Version	Author	Reviewed	Date
Final	Emma Peters	Bryan Deegan	30th October 2025

Contents

Summary

Structure:	The subject site is a mixture of parkland and agricultural grassland with drainage ditches, scrub, hedgerows and mature treelines. There are also some farm buildings onsite.
Location:	IDA Waterford Business and Technology Park, Butlerstown North, Co. Waterford.
Bat species present:	Common pipistrelle (*Pipistrellus pipistrellus*), Soprano pipistrelle (*Pipistrellus pygmaeus*), Lesser Noctule (*Nyctalus leisleri*).
Proposed work:	Light industrial/manufacturing facility.
Impact on bats:	The removal of trees and the increase in lighting on site will result in a moderate adverse effect on bat foraging. The site is deemed to be of moderate importance to foraging bats considering the scale of the development and the existence of a bat roost within the central treeline. Mitigation Measures are required. As there is a bat roost noted on the site, a NPWS derogation licence is required. The vegetation subject for removal on site consists of nature native treelines and is of moderate bat roosting potential. A confirmed bat roost and a minimum of five potential bat roosts will be lost due to this development.
Survey by:	Emma Peters (BSc. Environmental Science.)
Survey date:	19th of May 2025.

Receiving Environment

Project Description

The proposed development consists of:

- Demolition of dilapidated agricultural structure along the western boundary of the site.
- Construction of a light industrial and manufacturing facility [c.18,650.58sq.m GFA / c.14.1m in height] comprising manufacturing and warehousing areas, with ancillary research and development, office space, exhibition areas, and staff welfare amenities.
- A vehicular access and egress point to the west of the facility and a HGV / Goods access and egress point to the south-east of the facility, both connecting to the internal road network of the IDA Business & Technology Park.
- Pedestrian access points to the west and south of the facility.
- Provision of 148 no. car parking spaces, including 10 no. accessible spaces and 30 no. EV charging spaces, and a set-down area to the south of the facility.
- Provision of 94 no. bicycle parking spaces, including 70 no. sheltered spaces, to the south of the facility.
- A service yard to the east and HGV marshalling yards to the north and east of the facility, including dock levellers and a grade-level access door.
- Provision of 2 no. firewater tanks and a pump house to the north-west of the facility.
- External storage, plant, a generator, transformer, substation, and switchroom to the east of the facility.
- Provision of site lighting, security fencing, and gates.
- Installation of PV panels at roof level.
- Erection of building mounted signage on the east, west, and south elevations, along with 4 no. flagpoles to the south of the facility.
- All hard and soft landscaping works, including removal of hedgerows and trees, and the provision of SuDS features, surface treatments, planting, and boundary treatments.
- All associated site development works, including above and below ground services, on a site of c.6.08ha.

The survey area is shown in Figure 1.

Lighting

OSENG Consulting Engineers have prepared the lighting strategy for the proposed development. The following lighting specification is outlined in the External Lighting Design Report:

"DESIGN OVERVIEW

The external lighting scheme is designed in accordance with IS EN 12464-2:2014 Table 5.9 and will satisfy the min Lux Level and Lighting Uniformity requirements. The lighting will be provided to enhance the security of the building with minimised impact on the surrounding environment and, wherever possible, the design will satisfy the minimum lighting level requirements, generally as follows: -

Ref. no.	Type of area, task or activity	$\overline{E}_m$ lx	U_o –	R_{GL} –	R_a –	Specific requirements
5.9.1	Light traffic, e.g. parking areas of shops, terraced and apartment houses; cycle parks	5	0.25	55	20	
5.9.2	Medium traffic, e.g. parking areas of department stores, office buildings, plants, sports and multipurpose building complexes	10	0,25	50	20	
5.9.3	Heavy traffic, e.g. parking areas of major shopping centres, major sports and multipurpose building complexes	20	0,25	50	20	

The external lighting design will minimise, as far as practicable, light pollution into sensitive areas of to the natural environment in general. To safeguard and enhance the nighttime environment it is necessary to control obtrusive light (also known as light pollution), which can present physiological and ecological problems to surroundings and people.

The limits of obtrusive light for exterior lighting installations, to minimize problems for people, flora, and fauna, are given in Table 2. The above has been considered and subject to Louth County Council confirming the environmental zone classification for the exterior lighting, it is considered that category E3 is applicable, i.e., medium district brightness area, industrial or residential suburbs.

Environmental zone	Light on properties		Luminaire intensity		Upward light ratio	Luminance	
	E_v lx		I cd		R_{UL} %	L_b cd·m^{-2}	L_s cd·m^{-2}
	Pre-curfew[a]	Post-curfew	Pre-curfew	Post-curfew		Building facade	Signs
E1	2	0	2 500	0	0	0	50
E2	5	1	7 500	500	5	5	400
E3	10	2	10 000	1 000	15	10	800
E4	25	5	25 000	2 500	25	25	1 000

where

E1 represents intrinsically dark areas, such as national parks or protected sites;

E2 represents low district brightness areas, such as industrial or residential rural areas;

E3 represents medium district brightness areas, such as industrial or residential suburbs;

E4 represents high district brightness areas, such as town centres and commercial areas;

E_v is the maximum value of vertical illuminance on properties in lx;

I is the light intensity of each source in the potentially obtrusive direction in cd;

R_{UL} is the proportion of the flux of the luminaire(s) that is emitted above the horizontal, when the luminaire(s) is (are) mounted in its (their) installed position and attitude, and given in %;

L_b is the maximum average luminance of the facade of a building in cd·m^{-2};

L_s is the maximum average luminance of signs in cd·m^{-2}.

[a] In case no curfew regulations are available, the higher values shall not be exceeded and the lower values should be taken as preferable limits.

The lighting design requirements will therefore have regard to the obtrusive light limitations for light trespass (into windows), source intensity (glare) and sky glow upward light ratio for an E3 Environmental Zone, in order to safeguard the sensitivities of the surrounding natural and built environment.

This is to minimise the effects of installed lighting on neighbouring residential properties, ecological receptors and on the night-time setting and landscape.

Recommended illuminance levels will be achieved by selection of particular luminaire, lamp source and optical control.

All external lighting, excluding emergency luminaires, will be photo-electric cell and time switch controlled, with manual override from within the Primary Building.

GENERAL

- *The luminaires are to be of good quality and high efficiency.*
- *The luminaires are to be complete with an LED source to promote energy conservation and efficiency.*
- *The luminaires will be complete with an LED source to eliminate the production of UV frequencies in*

adherence to the guidelines made within the Bat Conservancy Trust's Designing for Biodiversity.

• Luminaires will be column or wall mounted, assumed at between 6m and 8m to lantern. It can be demonstrably quantified that the use of lighting equipment mounted closer to the ground will be detrimental to the overall scheme because more lighting units will be required, the overall quantity of emitted light will be increased, and the lighting units will need to be angled up from horizontal to achieve the light distribution – all of which are contra-indicated in the Guide on the Limitation of the Effects of Obtrusive Light from Outdoor Lighting Installations.

• External Light sources will have colour temperature between 2700 -3000ºK rather than the more normal 4000ºK in adherence to the guidelines made within the Bat Conservancy Trust's Designing for Biodiversity.

As per the recommendations of the ecological report, lighting will be designed that will limit overspill from the required area for illumination and prevent light pollution. LED is the most energy efficient source available and wherever a permanent source of night lighting is unessential, it should be motion activated. The external lighting will follow the below principles:

Dark corridor for movement of bats along the grounds of the site. Lighting should be directed downwards away from the treetops and hedgerows.

All luminaires shall lack UV elements when manufactured and shall be LED.

A warm white spectrum (ideally <=3000 Kelvin) shall be adopted to reduce blue light component

Tree crowns shall remain unilluminated.

OTHER FEATURES

Flood lighting will be orientated so that the glass is parallel to the ground will ensure that the light is cast in a downward direction and avoids horizontal spill.

In environmentally sensitive areas, such as areas known to have roosting bats (if any), lighting will be positioned to avoid unnecessary light spill, glare, and the upward loss of light towards such sensitive areas.

Directional accessories will be present on the light fittings to prevent/limit vertical and horizontal light spillage on important habitat features including treelines and woody vegetation E.g. cowls/hoods/louvers/solid top etc.

Lights will be directed on areas of public access to avoid treeline habitats.

LIGHTING CONTROLS

The lighting controls will be set out as follows:

• A photocell will be provided for luminaires, either within a NEMA socket (or similar) on the mini pillar. This will detect the natural light levels and prohibit the lights from being energised when there is sufficient natural light.

• The circuits will be connected through a timeclock that will further restrict the hours of operation to preset times only."

As outlined above, the lighting strategy for this development has been designed sensitively for bats and other wildlife. The lighting layout is shown in Figure 3.

Landscape

The landscape masterplan has been designed by Doyle & O'Troithigh as shown in Figure 4.

Arborist

An Arboricultural Report and Impact Assessment has been prepared by Arbtech Ireland for this development, which outlines the following impacts:

'Arboricultural Impact Assessment

***6.1** Based on the proposed site layout drawings supplied, the arboricultural impact of the proposed development was assessed as follows.*

***6.2** Significant works to the entirety of the site will result in the removal of the majority of the trees surveyed.*

6.20 *In conclusion, the current development proposals impact considerably upon the tree population, the landscape, and upon the hedgerow habitat that supports a wide range of plants, invertebrates, birds, and mammals. A high quantity of the trees which require removal are mature, early mature, or veteran, while many of those that are to be retained are much younger. The quantity of carbon sequestered in the trees which are impacted and the soils in which they grow is significant*.'

The tree protection plan which demonstrates the trees to be removed as part of this proposal is shown in Figure 4 below.

0 50 100 150 200 250 300 m

Project: Proposed Development.
Location: Waterford technology park, Co. Waterford
Date: 14th of July, 2025.
Drawn By: Emma Peters (Altemar).

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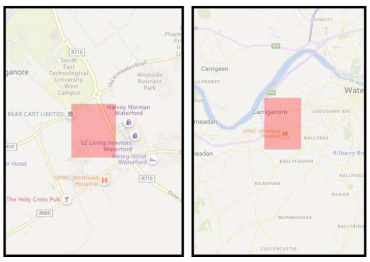

Figure 1. *Survey Area*

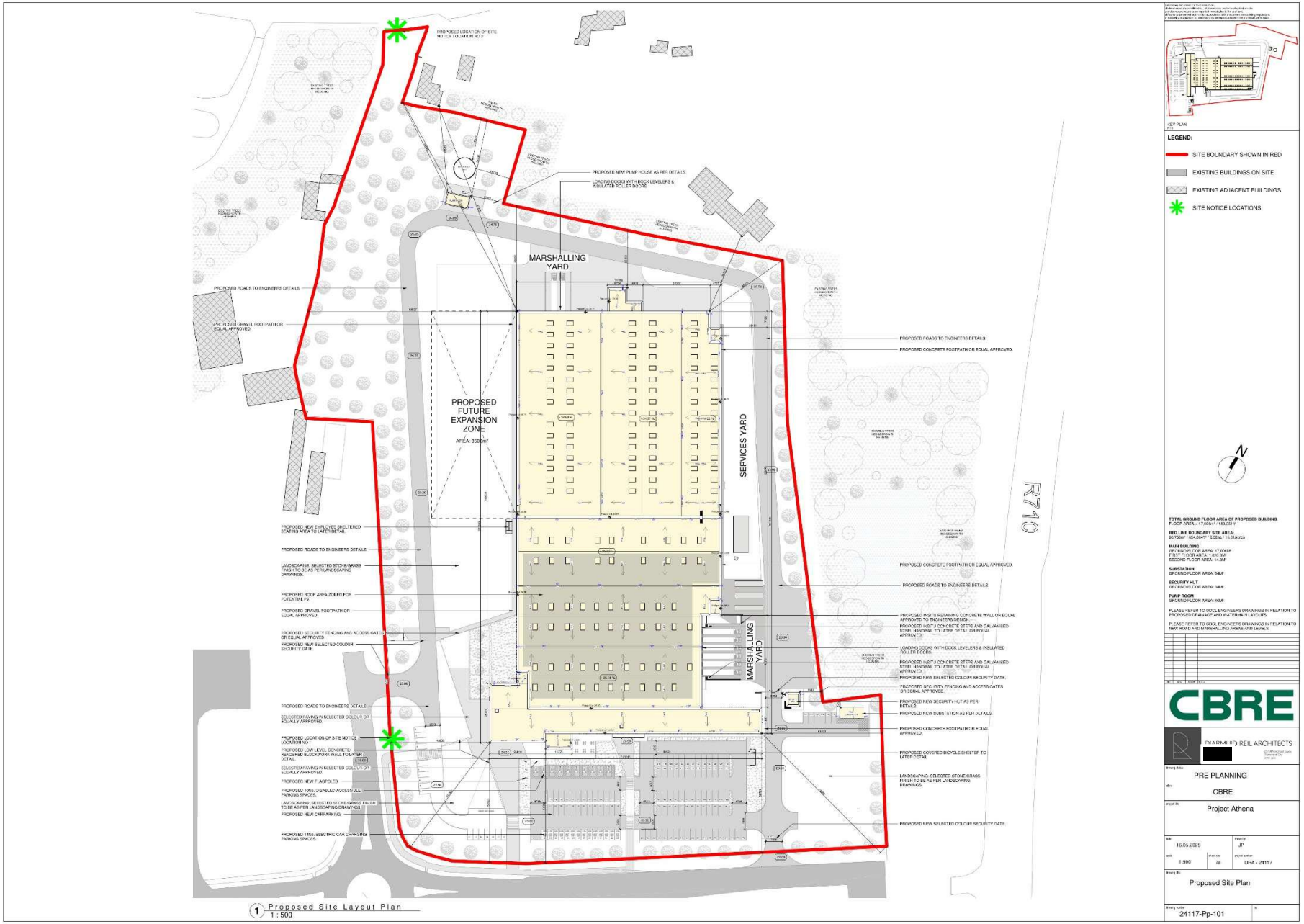

Figure 2. *Proposed site plan.*

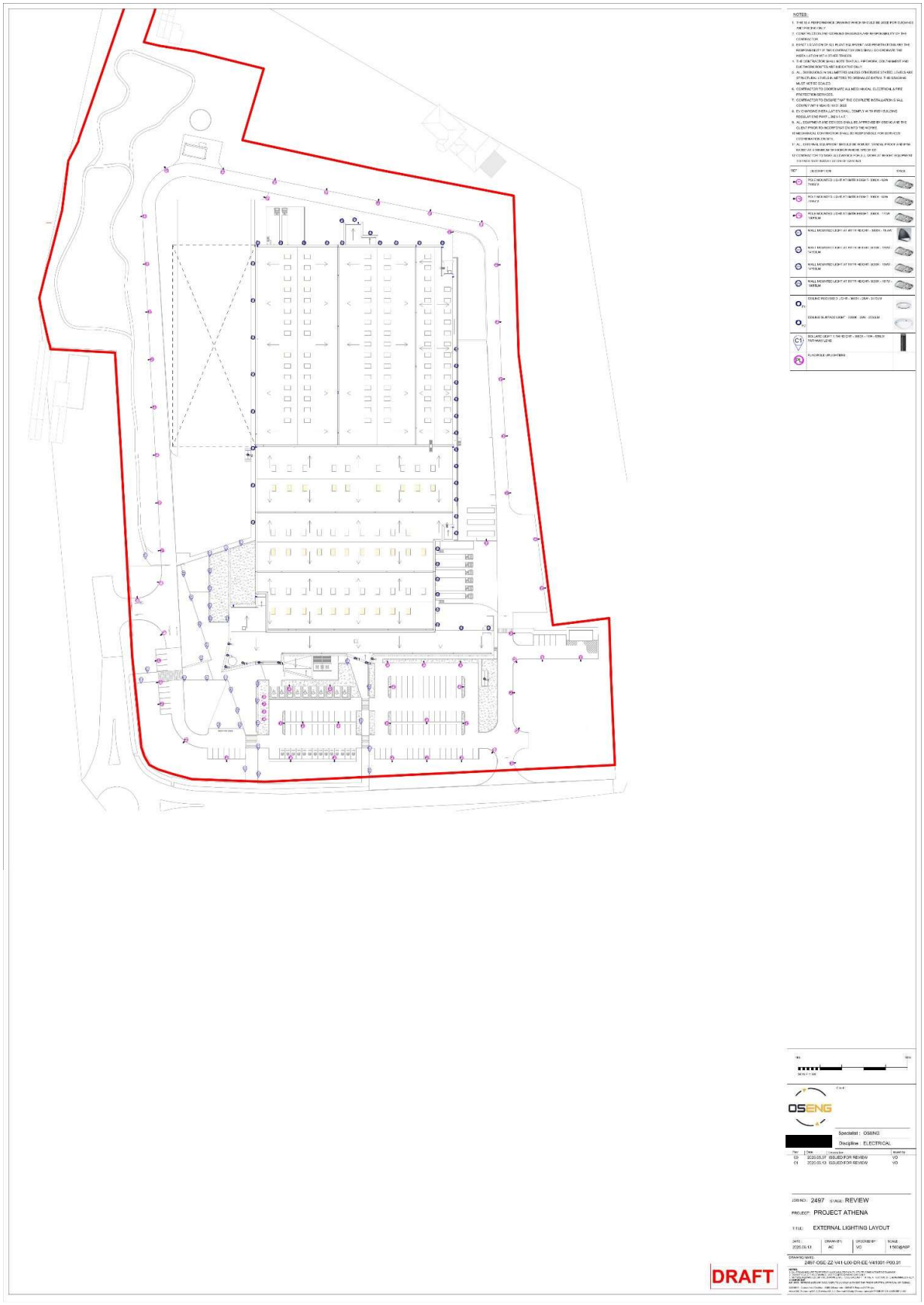

Figure 3. *Proposed lighting layout*

Figure 4. *Tree protection plan*

Competency of Assessor

This report has been prepared by Emma Peters (BSc Environmental science). Emma has carried out a diverse array of fauna and flora surveys as an employee of Altemar Ltd. These include both roving and static acoustic bat surveys, terrestrial non-avian mammal surveys, breeding/wintering bird surveys, and invasive species surveys. The field surveys were carried out using techniques approved and recommended by CIEEM.

Legislative Context

Wildlife Act 1976 (as amended by, inter alia, the Wildlife (Amendment) Act 2000).

Bats in Ireland are protected by the Wildlife Act 1976, as amended. Based on this legislation it is an offence to wilfully interfere with or destroy the breeding or resting place of any species of bat. As outlined in the Bat Mitigation Guidelines for Ireland (2006), it is an offence to: "*Intentionally kill, injure or take a bat, possess or control any live or dead specimen or anything derived from a bat, wilfully interfere with any structure or place used for breeding or resting by a bat, wilfully interfere with a bat while it is occupying a structure or place which it uses for that purpose. "*

Habitats Directive- Council Directive 92/43/EEC 1992 on the conservation of natural habitats and of wild fauna and flora has been transposed into Irish Law, including, via, *inter alia*, the European Communities (Birds and Natural Habitats) Regulations 2011 (as amended).

Annex II of the EC Habitats Directive lists animal and plant species of Community interest, the conservation of which requires the designation of Special Areas of Conservation (SACs); Annex IV lists animal and plant species of Community interest in need of strict protection. All bat species in Ireland are listed on Annex IV of the Directive, while the Lesser Horseshoe Bat (*Rhinolophus hipposideros*) is protected under Annex II which relates to the designation of SACs for a species.

Under the European Communities (Birds and Natural Habitats) Regulations 2011 (as amended), all bat species are listed under the First Schedule and, pursuant to, *inter alia*, Part 6 and Regulation 51, it is an offence to:

- Deliberately capture or kill a bat;
- Deliberately disturb a bat particularly during the period of breeding, hibernating or migrating;
- Damage or destroy a breeding site or resting place of a bat;
- Keep, sell, transport, exchange, offer for sale or offer for exchange any bat taken in the wild.

Bat survey

This report presents the results of a site visit by Emma Peters on the 19th of May 2025. A bat emergent and detector survey was carried out. Trees and buildings on site were examined for bat roosting potential.

Survey methodology

As outlined in Marnell et al. 2022 '*The presence of a large maternity roost can normally be determined on a single visit at any time of year, provided that the entire structure is accessible and that any signs of bats have not been removed by others. However, most roosts are less obvious. A visit during the summer or autumn has the advantage that bats may be seen or heard. Buildings (which for this definition exclude cellars and other underground structures) are rarely used for hibernation alone, so droppings deposited by active bats provide the best clues. Roosts of species which habitually enter roof voids are probably the easiest to detect as the droppings will normally be readily visible. Roosts of crevice-dwelling species may require careful searching and, in some situations, the opening up of otherwise inaccessible areas. If this is not possible, best judgement might have to be used and a precautionary approach adopted. Roosts used by a small number of bats, as opposed to large maternity sites, can be particularly difficult to detect and may require extensive searching backed up by bat detector surveys (including static detectors) or emergence counts.'* In relation to the factors influencing survey results the guidelines outlines the following *'During the winter, bats will move around to find sites that present the optimum environmental*

conditions for their age, sex and bodyweight and some species will only be found in underground sites when the weather is particularly cold. During the summer, bats may be reluctant to leave their roost during heavy rain or when the temperature is unseasonably low, so exit counts should record the conditions under which they were made. Similarly, there may be times when females with young do not emerge at all or emerge only briefly and return while other bats are still emerging thus confusing the count. Within roosts, bats will move around according to the temperature and may or may not be visible on any particular visit. Bats also react to disturbance, so a survey the day after a disturbance event, may give a misleading picture of roost usage.'

The survey involved the methodologies outlined in Collins (2023) which included the roost inspection methodologies i.e. external methodology and the internal survey methodology outlined in section 5.2 of the guidelines. In addition, the methodologies for Presence absence surveys (Section 7) were carried out for dust emergent surveys.

As outlined in Collins (2023*) 'The bat active period is generally considered to be between April and October inclusive (although the season is likely to be shorter in northern latitudes).*

Survey Results

Trees as potential bat roosts.

A ground level roost assessment was carried out and used to examine the trees on site for features that could form bat roosts. Potential roosting features include heavy ivy growth, broken limbs, areas of decay, vertical or horizontal cracks, cracks in bark etc. All trees on site were assessed for bat roosting potential.

Mature trees located throughout the survey area were considered of moderate to high bat roosting potential. The subject site consisted largely of mature treelines and some standalone trees. Trees of bat roosting potential have been demonstrated in Figure 6.

A confirmed roost of a Common Pipistrelle (Pipistrellus pipistrellus) was recorded within the survey area, with an individual observed emerging from an ivy-clad mature oak tree. Based on current survey guidance, this roost is assessed as a summer day roost used by a single individual. According to Table 3.1 Collins (2023)

Emergent/detector surveys.

An emergent /detector survey was carried out by Emma Peters on the 19th of May 2025.

The detector survey was undertaken within the active bat season and the transects covered the entire site during the night. Weather conditions were good with mild temperatures greater than 10°C immediately after sunset. Winds were light and there was no rainfall. Insects were observed in flight during the survey and bats were observed on site.

As outlined in Collins (2016) in relation to weather conditions '*The aim should be to carry out surveys in conditions that are close to optimal (sunset temperature 10°C or above, no rain or strong wind.), particularly when only one survey is planned…. Where surveys are carried out when the temperature at sunset is below 10°C should be justified by the ecologist and the effect on bat behaviour considered.*' There were no constraints in relation to the survey carried out. All areas of the site were accessible. Weather conditions were optimal for the emergent survey and acoustic transect survey.

At dusk, a bat detector survey was carried out onsite using a*n Echo meter touch 2 Pro* detector to determine bat activity. Bats were identified by their ultrasonic calls coupled with behavioural and flight observations. The weather conditions were ideal for bat surveying for the emergent survey and for one complete survey area transect.

A single common pipistrelle (*Pipistrellus senso lato*) was noted emerging from mature oak central in the survey area. Foraging activity by the species Lesser Noctule (*Nyctalus leisleri*), Soprano Pipistrelle (*Pipistrellus pygmaeus)* and Common *Pipistrellus pipistrellus sensu lato*), were detected along tree lines within the survey area (Figure 5).

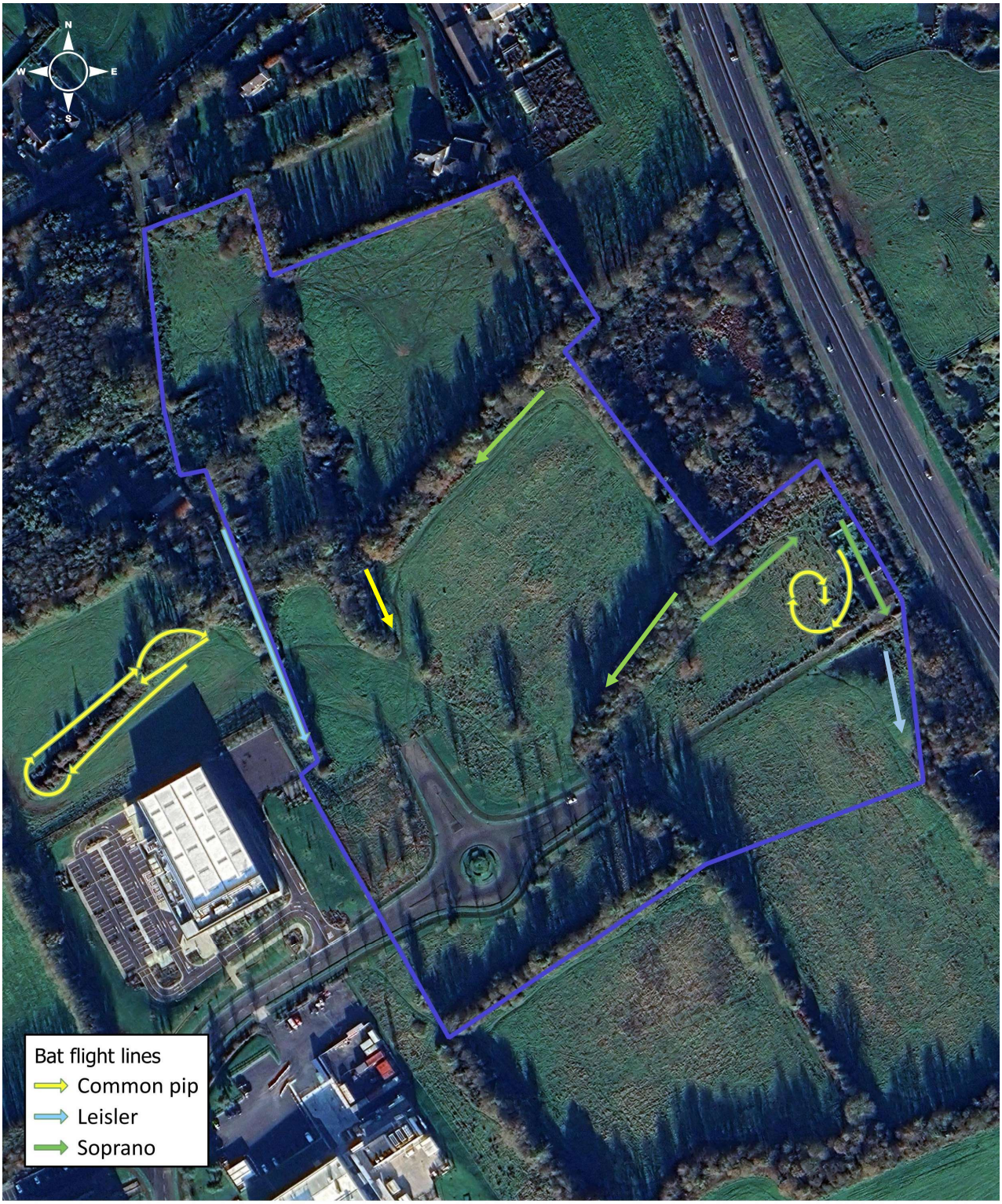

Figure 5: *Bat foraging activity and area of roosting potential.*

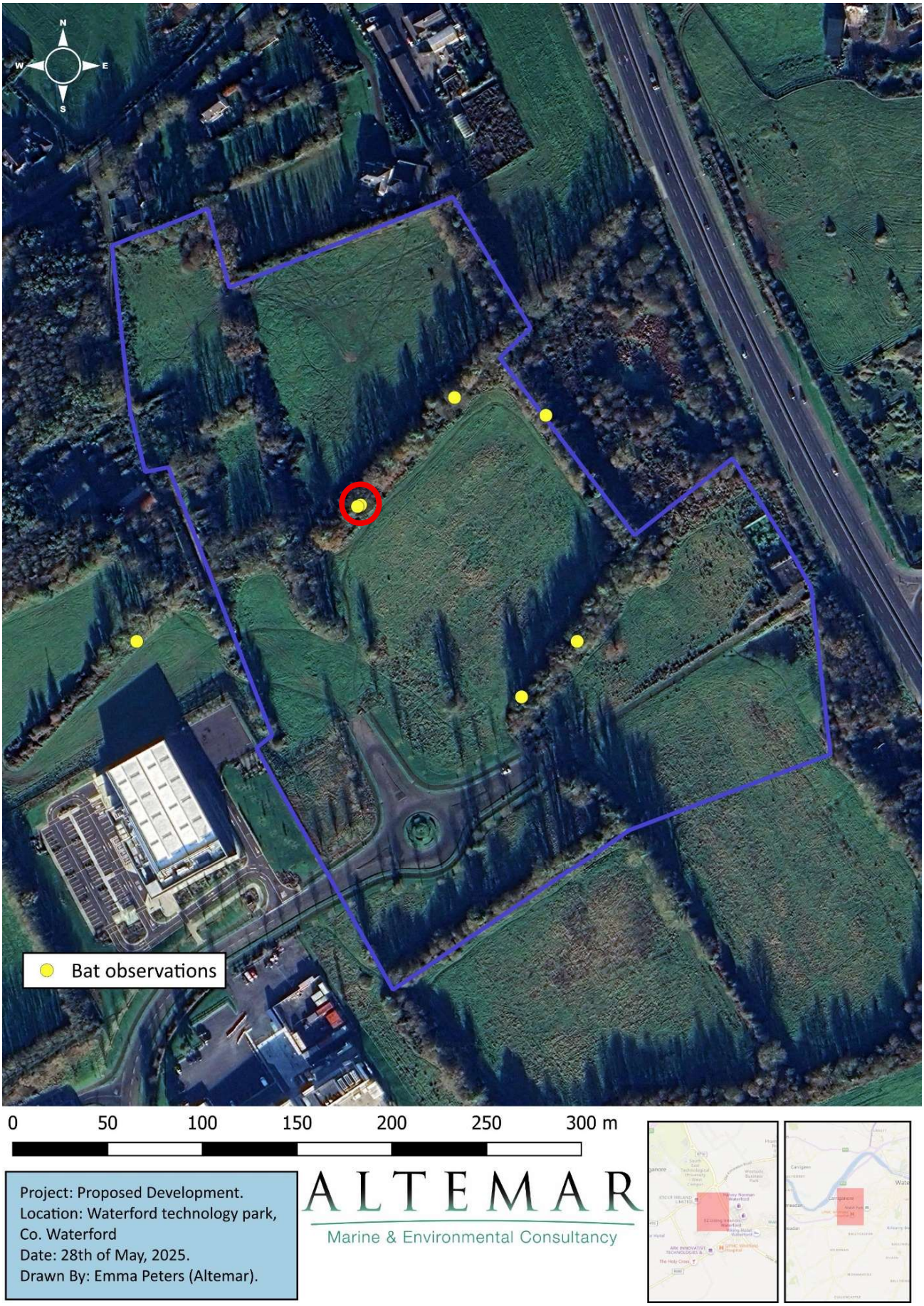

Figure 6: *Yellow marks indicate trees of bat roosting potential. Red ring indicates the bat roost.*

Bat Assessment Findings

Review of local bat records

The review of existing bat records (sourced from Bat Conservation Ireland's National Bat Records Database) within a 2km^2 grid (Reference grid S51Q) encompassing the study area reveals that six of the nine known Irish species have been observed locally (Table 1). The National Biodiversity Data Centre's online viewer was consulted in order to determine whether there have been recorded bat sightings in the wider area. This is visually represented in Figures 7 - 10. The following species were noted in the wider area: Brown Long-Eared Bat (*Plecotus auratus*), Common Pipistrelle (*Pipistrellus pipistrellus sensu lato*), Daubenton's Bat (*Myotis daubentonii)*, Natterer's Bat (*Myotis nattereri*), Soprano Pipistrelle (*Pipistrellus pygmaeus*), Nathusius' pipistrelle (*Pipistrellus nathusii*), Whiskered Bat (*Myotis mystacinus*) and Lesser Noctule (*Nyctalus leisleri*).

Table 1: *Status of bat species within the 2km^2 grid (S51Q)*

Species Name	Record Count	Date of Last Record	Designation
Brown Long-eared Bat (*Plecotus auritus*)	2	12/08/2005	Protected Species: EU Habitats Directive || Protected Species: EU Habitats Directive >> Annex IV || Protected Species: Wildlife Acts
Common Pipistrelle (*Pipistrellus pipistrellus sensu stricto*)	3	12/08/2005	Protected Species: EU Habitats Directive || Protected Species: EU Habitats Directive >> Annex IV || Protected Species: Wildlife Acts
Daubenton's Bat (*Myotis daubentonii*)	2	12/08/2005	Protected Species: EU Habitats Directive || Protected Species: EU Habitats Directive >> Annex IV || Protected Species: Wildlife Acts
Lesser Noctule (*Nyctalus leisleri*)	2	12/08/2005	Protected Species: EU Habitats Directive || Protected Species: EU Habitats Directive >> Annex IV || Protected Species: Wildlife Acts
Natterer's Bat (*Myotis nattereri*)	2	12/08/2005	Protected Species: EU Habitats Directive || Protected Species: EU Habitats Directive >> Annex IV || Protected Species: Wildlife Acts
Soprano Pipistrelle (*Pipistrellus pygmaeus*)	2	12/08/2005	Protected Species: EU Habitats Directive || Protected Species: EU Habitats Directive >> Annex IV || Protected Species: Wildlife Acts

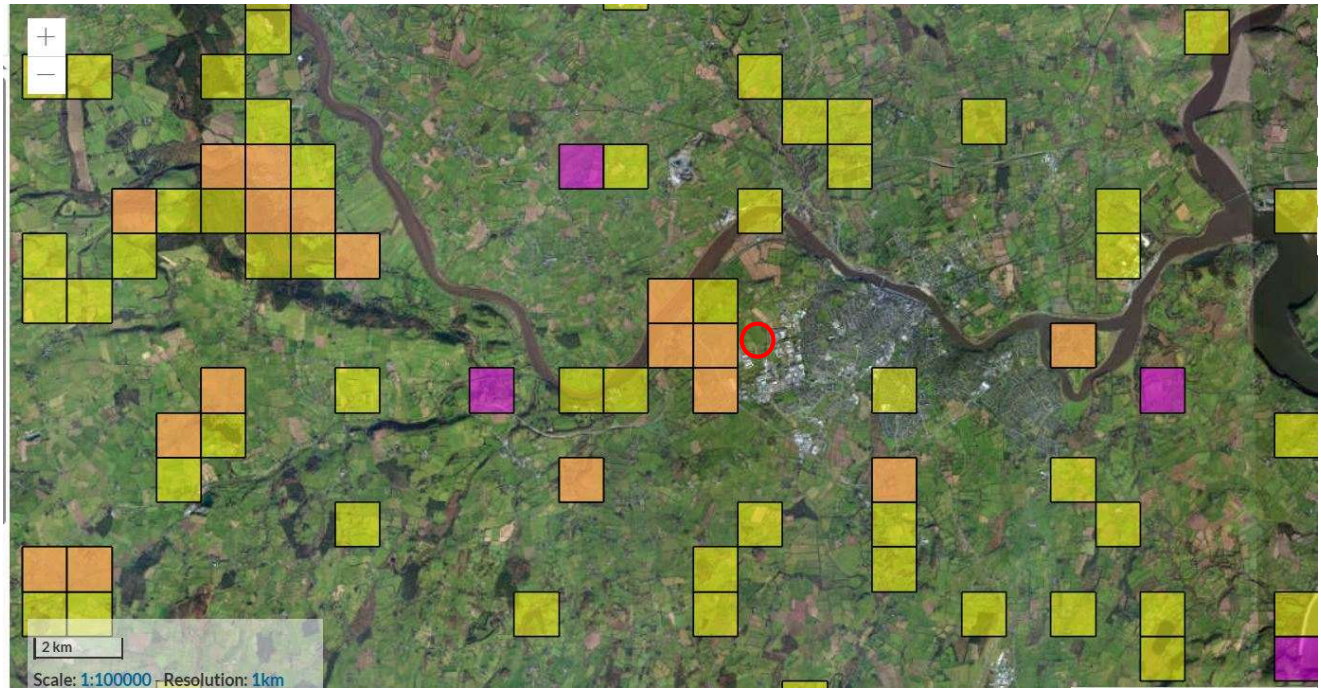

Figure 7. Common Pipistrelle (*Pipistrellus pipistrellus sensu lato*) (yellow) and brown long-eared bat (*Plecotus auritus*) (purple)) (Source NBDC) (Approximate site location – red circle).

Figure 8. Lesser Noctule (*Nyctalus leisleri*) (yellow) and Daubenton's Bat (*Myotis daubentonii)* (purple) (Source NBDC) (Approximate site location – red circle).

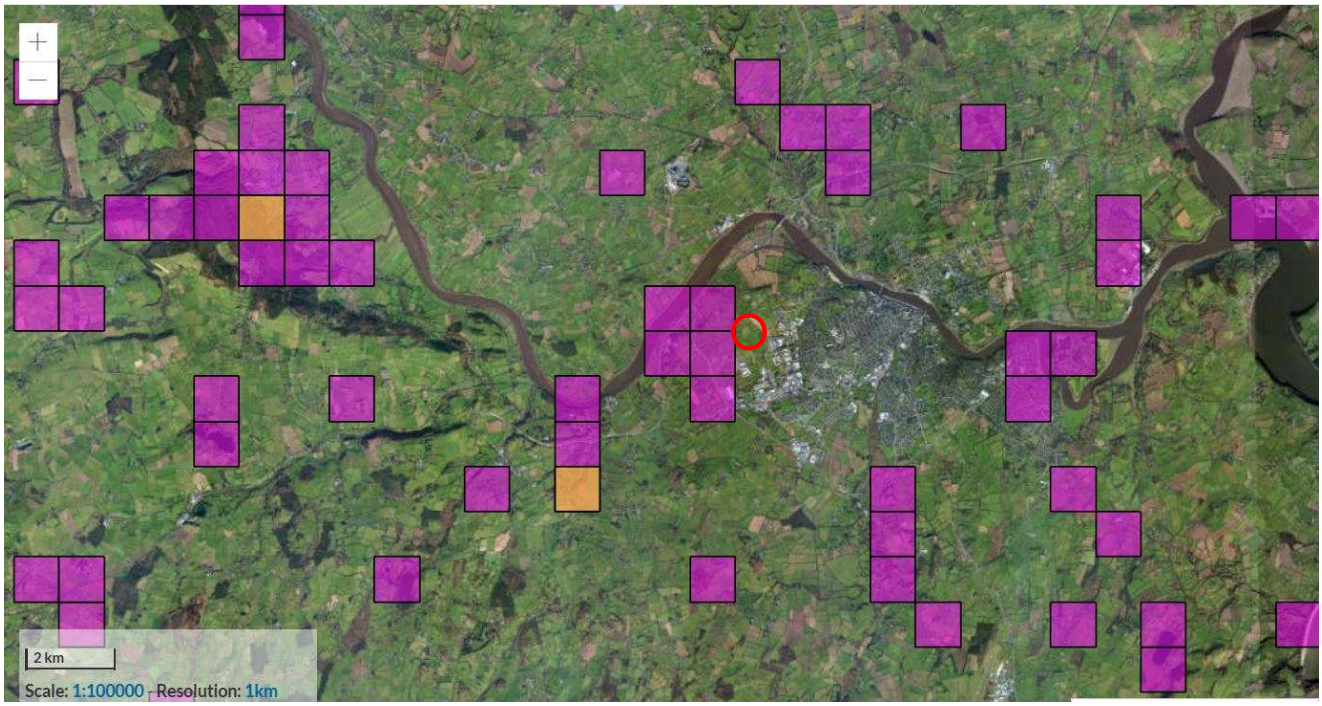

Figure 9. Whiskered Bat (*Myotis mystacinus*) (yellow) and Soprano Pipistrelle (*Pipistrellus pygmaeus*) (purple) (Source NBDC) (Approximate site location – red circle).

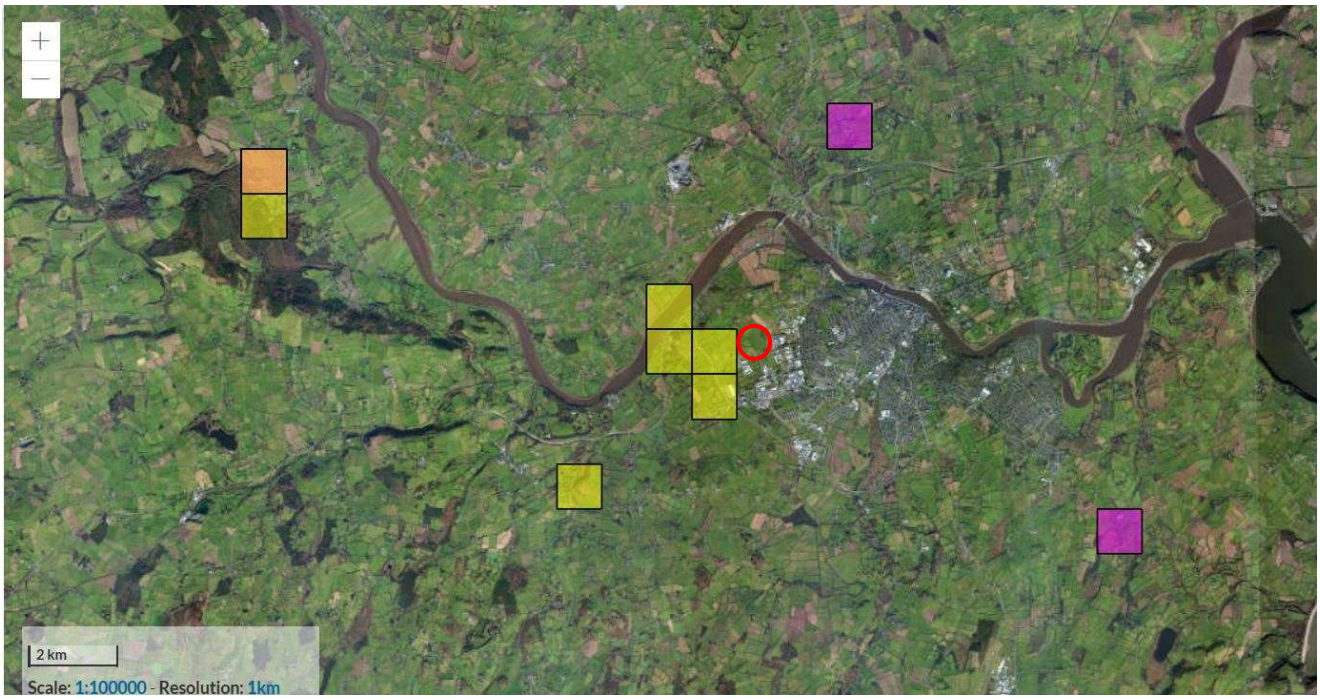

Figure 10. Natterer's Bat (*Myotis nattereri*) (yellow) and Nathusius' pipistrelle (*Pipistrellus nathusii*) (purple) (Source NBDC) (Approximate site location – red circle).

Evaluation of Results

The bat surveys comply with bat survey guidance documentation including Marnell et al (2022) and Collins (2016). A confirmed roost of a Common Pipistrelle (Pipistrellus pipistrellus) was recorded within the survey area, with an individual observed emerging from an ivy-clad mature oak tree. Based on current survey guidance, this roost is assessed as a summer day roost used by a single individual. According to Table 3.1 Collins (2023) This roost would be unlikely to support wintering bats.

Three species were recorded foraging onsite; Common pipistrelle, Soprano pipistrelle and Leisler bat in the hours after dusk. The site has many corridors and places for insects to swarm. The site is of moderate importance as foraging grounds for the local bat population.

Potential Impact of the development on Bats

The proposed development will result in the removal of trees, including a confirmed roost of a Common Pipistrelle (Pipistrellus pipistrellus) and several trees of moderate bat roosting potential. Survey results indicate that the confirmed roost is most likely a summer day roost used by a single individual and is unlikely to be suitable for larger roosting colonies or during winter this is also true for the rest of the trees of moderate roosting potential . As such, The loss of roosting habitat on site is not considered significant within the wider landscape, as abundant similar roosting opportunities exist in surrounding treelines, hedgerows, and mature trees that provide comparable features suitable for local bat species.

While foraging activity was recorded on site, the removal of trees and the introduction of site lighting could locally reduce foraging habitat and disrupt commuting corridors. The landscape design, however, incorporates bat-friendly lighting, retention of key hedgerows, native tree and shrub planting, and a biodiverse wildflower meadow, which will maintain habitat connectivity and facilitate continued foraging across the site once landscaping matures.

Given the presence of a confirmed bat roost, a NPWS derogation licence is required. Mitigation measures, including pre-felling inspections, bat boxes, and sensitive lighting design, are proposed to minimise impacts and maintain favourable conservation status of local bat populations.

Mitigation Measures

As outlined in Marnell et al. (2022) "*Mitigation should be proportionate. The level of mitigation required depends on the size and type of impact, and the importance of the population affected*." In addition, as outlined in Marnell et. al (2022) '*Mitigation for bats normally comprises the following elements:*

- *Avoidance of deliberate, killing, injury or disturbance – taking all reasonable steps to ensure works do not harm individuals by altering working methods or timing to avoid bats. The seasonal occupation of most roosts provides good opportunities for this*
- *Roost creation, restoration or enhancement – to provide appropriate replacements for roosts to be lost or damaged*
- *Long-term habitat management and maintenance – to ensure the population will persist*
- *Post-development population monitoring – to assess the success of the scheme and to inform management or remedial operations.'*

As a bat roost has been identified within the site and is proposed to be removed, mitigation measures regarding these animals are needed during the construction works. There is also a requirement for a *National Parks and Wildlife Service* derogation licence application to allow for the removal of the tree containing the roost. Lighting during construction should only be used during working hours with no floodlighting of the site.

As such the following mitigation measures are to be implemented.

- Any tree felling will be undertaken at an appropriate time of year, as deemed by the project ecologist. Pre-Construction inspection for bats in all buildings to be demolished and emergent survey will be carried out by a suitably qualified ecologists/bat worker, prior to the demolition of buildings.
- All trees with bat roosting potential that are scheduled for felling will undergo a pre-felling inspection by a suitably qualified ecologist or bat worker, using appropriate survey techniques such as endoscope inspection, thermal imaging, and, where suitable, emergence surveys.
- Lighting at all construction stages should be done sensitively on site with no direct lighting of hedgerows and treelines.
- A post construction bat survey and light spill assessment will be carried out to ensure compliance with the lighting plan.
- A number of bat boxes will be placed within the wildlife wooded areas to mitigate the loss of the bat roost. The installation and number put in place will be determined by the project ecologist as deemed appropriate.

Predicted Residual Impact of Planned Development on Bats

The removal of trees and the increase in lighting on site will result in a moderate adverse effect on bat foraging locally .

The development will result in the permanent loss of some roosting habitat; however, this is not considered significant, as similar roosting features are widespread in the surrounding landscape. The installation of bat boxes in suitable areas of the site will provide some compensation for this loss.

Foraging habitat will be reduced due to the removal of vegetation, but with the implementation of bat-friendly lighting and landscaping, some foraging activity is expected to continue within the site post-development. Overall, the residual impacts are anticipated to be low, localised, and not significant, and the development is not expected to affect the favourable conservation status of local bat populations. Overall, the proposed development is expected to have a low, localised, and not significant adverse impact and is not expected to affect the favourable conservation status of local bat populations.

References

Collins, J. (ed.) (2023). *Bat Surveys for Professional Ecologists: Good Practice Guidelines* (4th edition). The Bat Conservation Trust, London. ISBN-978-1-7395126-0-6

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An Roinn Tithíochta,
Rialtais Áitiúil agus Oidhreachta
Department of Housing,
Local Government and Heritage

Application for Derogation Licence

Under the European Communities (Birds and Natural Habitats) Regulations 2011 – 2021

- This form is to be used by any person applying for a derogation licence under Regulation 54 or by the Minister under Regulation 54(A)
- Please ensure that you answer questions fully in order to avoid delays
- If you experience any problems filling in this form, please contact the Wildlife Licensing Unit;
- Please note – applications/reports received and licences issued under this derogation may be published on the NPWS website and/or the Department's Open Data website

Wildlife Licensing Unit,

Department of Housing, Local Government and Heritage

National Parks and Wildlife Service

Wildlife Licensing Unit, R. 2.03

90 North King Street

Smithfield

Dublin 7 D07 N7CV

Email: wildlifelicence@npws.gov.ie

Part A. The Applicant: Personal Details

These questions relate to the person responsible for any proposed works and who will be the **named licensee**. As the licensee you will be responsible for ensuring compliance with the licence and its conditions, even though you may employ another person to act on your behalf.
If this application is being submitted on behalf of a third party please also complete Part B below.

1. (a) Name of Applicant

Title (Mr/Mrs/Miss/Ms/Dr)	Forename(s)	Surname
Mr	Leon	Murray
(b) Address Line 1	5th Floor Rear	
Address Line 2	Connaught House, 1 Burlington Road	
Town	Dublin 4	
County	Dublin	
Eircode	D04 C5Y6	
(c) Contact number	[redacted]	
(d) Email address	[redacted]	
(e) Address where works are to be carried out if different from (b) above.		
Address Line 1	Lands at IDA Waterford Business and Technology Park	
Address Line 2	Butlerstown North	
Town		
County	Waterford	
Eircode	N/A	

Part B. Details of Person Submitting Application on Behalf of Applicant/Licensee

Information relating to the person (e.g. ecologist) responsible for submitting the application on behalf of the applicant/licensee should be entered below:

1. (a) Name of Person/Ecologist

Title (Mr/Mrs/Miss/Ms/Dr)	Forename(s)	Surname
Mr	Bryan	Deegan
(b) Company Name	Altemar	
Address Line 1	50 Templecarrig Upper	
Address Line 2		
Town	Delgany	
County	Wicklow	
Eircode		
(c) Contact number	[redacted]	
(d) Email address	[redacted]	
(e) Relationship to Applicant	Project Ecologist	

Part C. The Application

1. **Species of Animal:** Please indicate which species is affected by the proposed works:

- Bat ☒
- Otter ☐
- Kerry Slug ☐
- Natterjack Toad ☐
- Dolphin ☐
- Whale ☐
- Turtle ☐
- Porpoise ☐

2. Please detail the exact species (scientific name): *Pipistrellus pipistrellu*

3. Please provide the maximum number of individuals affected* 1

4. Please provide the maximum number of breeding or resting sites affected* 1 x bat roost

5. Please provide the maximum number of eggs to be taken* N/A

6. Please provide the maximum number of eggs to be destroyed* N/A

*If no figures can be provided for the maximum number of individuals, breeding sites, resting places and eggs to be covered by the derogation please provide reasons why.

The emergent / detector survey on the 19th May 2025. A single common pipistrelle (*Pipistrellus senso lato*) was noted emerging from mature oak located in the centre of the survey area. It is proposed to fell this oak tree as part of the development.

7. **Species of Plant:** Please indicate which species is affected by the proposed works:

- Killarney Fern ☐
- Slender Naiad ☐
- Marsh Saxifrage ☐

8. If you previously received a derogation for any species of animal or plant please state licence number and confirm that you have made a return to NPWS on the numbers actually affected by that licence

Licence No. C 158/2021 translocation of frogs.

Licence No.: DER/BAT 2023 – 126- Removal of bats in Greenore Co. Co. Louth.

Licence No.: Der/Bat (151-2024)- Removal of bats from Central Mental Hospital.

Altemar have also been involved in the translocation of 7 badgers at the Glass Bottle site in Ringsend (Dr Chris Smal)

9. **Proposed Dates for Works:** Please indicate the timeframe that you propose to carry out works. Dates set by NPWS may differ from dates proposed here.

Start Date:	Planning Dependant Q4-2025 (approx.)
End Date:	Planning Dependant Q1-2027 (approx.)

10. Please tick which reason below explains How this Application Qualifies under Regulation 54(2)(A-E) of the European Communities (Birds and Natural Habitats) Regulations:

a.	In the interests of protecting wild flora and fauna and conserving natural habitats	☐
b.	To prevent serious damage, in particular to crops, livestock, forests, fisheries and water and other types of property	☐
c.	In the interests of public health and public safety, or for other imperative reasons of overriding public interest, including those of a social or economic nature and beneficial consequences of primary importance for the environment	☒
d.	For the purpose of research and education, of re-populating and re-introducing these species and for the breeding operations necessary for these purposes, including artificial propagation of plants	☐
e.	To allow, under strictly supervised conditions, on a selective basis and to a limited extent, the taking or keeping of certain specimens of the species to the extent specified therein, which are referred to in the First Schedule	☐

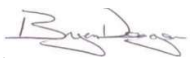
11. Report Checklist: Please append a detailed report to support this application and ensure that it contains the following information:

11.1	Explanation as to why the derogation licence sought is the only available option for works and no suitable alternative exists as per Regulation 54 of the European Communities (Birds and Natural Habitats) Regulations.	☒
11.2	Evidence that actions permitted by a derogation licence will not be detrimental to the maintenance of the populations of the species to which the Habitats Directive relates at a favourable conservation status in their natural range as is required under Section 54(2) of the European Communities (Birds and Natural Habitats) Regulations.	☒
11.3	Details of any mitigation measures planned for the species affected by the derogation at the location, along with evidence that such mitigation has been successful elsewhere.	☒
11.4	As much information as possible to allow a decision to be made on this application.	☒

Part D. Declaration

I declare that all of the foregoing particulars are, to the best of my knowledge and belief, true and correct. I understand that the deliberate killing, injuring, capturing or disturbing of protected species, or damage or destruction of their breeding sites or resting places or the deliberate taking or destroying of eggs is an offence without a licence and that it is a legal requirement to comply with the conditions of any licence I may be granted following this application. I understand that NPWS may visit to check compliance with a licence.

Please note that under Regulation 5 of the European Communities (Birds and Natural Habitats) Regulations 2011-2021 an authorised officer may enter and inspect any land or premises for the purposes of performing any of his or her functions under these Regulations or for obtaining any information which he or she may require for such purposes.

Signature of the Applicant  **Date** 30/10/2025

Name in BLOCK LETTERS

PRIVACY STATEMENT

Please note that under Data Protection legislation Wildlife Licencing Unit staff may only discuss licence applications with the applicant, and not with any third party. See Privacy Statement at www.npws.ie/licences

npws.ie

Department of Housing, Local Government and Heritage

An Roinn Tithíochta,
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