



ECOLOGICAL ADVICE SERVICE

TO: Katherine Parkin
FROM: Helen Forster
DATE: 31 December 2025
SUBJECT: Viewpoint Place Gravesend 20251113

The following is provided by Kent County Council's Ecological Advice Service (KCC EAS) for Local Planning Authorities. It is independent, professional advice and is not a comment/position on the application from the county council. It is intended to advise the relevant planning officer(s) on the potential ecological impacts of the planning application and if sufficient/appropriate ecological information has been provided.

Any additional information, queries or comments on this advice that the applicant or other interested parties may have must be directed in every instance to the planning officer, who will seek input from the EAS where appropriate and necessary.

Condition 1 states: *Within three months of the date of permission, detailed plans showing how the development will enhance and maintain biodiversity, plus an establishment and management plan for native planting, will be submitted to and approved in writing by the Local Planning Authority. This will include details of native and wildlife-friendly planting, durable bat and bird boxes, and log piles. The approved details will be implemented within six months of the date of approval and shall be retained thereafter.*

The submitted information details the following will be implemented within the site:

- Native species hedgerow (blackthorn)
- 2 bat boxes erected along the eastern boundary in existing vegetation
- 2 bird boxes erected along the northern boundary in existing vegetation

An area of grassland is proposed adjacent to the eastern building/mobile home. We recommend that a flowering lawn species mix which can be cut regularly and benefit biodiversity.

Subject to the applicant confirming to the LPA that a flowering lawn mix will be used we are satisfied that the condition can be discharged.

Condition 8 states: *Within three months of the date of permission, detailed plans showing all existing external lighting installed or operated on the site areas shall be to and approved in writing by the Local Planning Authority. The approved details shall be retained thereafter.*

Three coach lights will be erected along the eastern building/mobile home. We would prefer it if downward facing lights were installed to further minimise light spill. However we accept that it is unlikely that the proposed lighting will have a significant impact on nocturnal animals and therefore we are satisfied that the condition can be discharged.

Helen Forster MCIEEM
Biodiversity Officer

This response was submitted following consideration of the following documents:

- Proposed Landscaping Plan; October 2025