



ECOLOGICAL ADVICE SERVICE

TO: Rebecca Harrison

FROM: Helen Forster

DATE: 25 June 2024

SUBJECT: Custom House, Gravesend 20240449

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 3 states: No development shall commence on site until a Construction Environmental Management (CEMP) covering all environmental impacts of this development has been submitted to and approved in writing by the Local Planning Authority. The CEMP shall include the following:

s)Details of ecological mitigation measures including integrated bat roosting features and precautionary mitigation measures for other species.

The construction of the development shall adhere at all times and be carried out in full accordance with the relevant approved document or any subsequent variations that may be approved in writing by the Local Planning Authority

We have only commented on point s of the condition.

The submitted information has detailed that a tool box talk will be implemented prior to works commencing for all staff on site and if any protected species are found all works will cease and an ecologist contacted.

In addition all retained vegetation will be protected during construction.

The submitted information has confirmed that the following enhancements will be implemented: native species planting (including hedgerows), 6 bird boxes and 2 bat boxes.

No plan has been included in the construction management plan to confirm the locations of the enhancement features. We recommend that this is included in the document to ensure it is clear to the construction team where they will be located. We are satisfied that this does not need to be provided as part of this condition.

We are satisfied that the submitted information is sufficient to discharge the condition.

If you have any queries regarding our comments, please do not hesitate to get in touch.

Helen Forster MCIEEM
Biodiversity Officer

This response was submitted following consideration of the following documents:

- Construction Management Plan; Turner Jackson and Day; May 2024