

Kelly Joyce  
Gravesham Borough Council

**Our ref:** PA-0007008/01  
**Your ref:** 20260628

Sent by email

**Date:** 10 July 2026

Dear Kelly,

**Application for approval of condition 3, 4, 6 and 7 and informative 4 and 5 attached to planning permission reference number 20260163 relating to a Habitat Management and Monitoring Plan (the HMMP) (3), a Landscape and Ecological Management Plan (LEMP) (4), a Biodiversity Enhancement Plan (BEP) (6), details and a plan(s) showing how the development will provide appropriate riparian lifesaving infrastructure (7), Biodiversity Net Gain Plan and Submission of Biodiversity Plan**

**St Andrews Gardens, Royal Pier Road, Gravesend, Kent**

Thank you for consulting us on the above application which we received on 24 June 2026. As part of this consultation, we have reviewed the following documents:

- Landscape and Environmental Management Plan, ref. ML2564\_ST\_ANDREWS\_GARDENS rev P02, dated June 2026, by Mei Loci
- Habitat Management and Monitoring Plan, dated 15 June 2026, by Lakeway
- Biodiversity Net Gain Assessment (including BNG Metric), ref. 25-1301-BNG-RT rev 3, dated 30 January 2026, by Lakeway
- Biodiversity Enhancement Plan, ref. 25-1301-BEP-RT, dated 15 June 2026, by Lakeway
- General Arrangement drawing, ref. ML2564\_MLOC\_DR\_L\_1001 rev 06, dated 30 January 2026, by Mei Loci

#### **Environment Agency position**

We have **no objection** to the discharge of conditions 3, 4, 6 and 7. The applicant has provided sufficient information to satisfy these conditions as well as informatives 4 and 5.

However, please note that the biodiversity net gain metric documentation was overly long due to a formatting error, this may need to be rectified for future reference.

Moreover, we strongly advise when managing weeds within the gardens that chemical means is last resort. Polluted run-off may wash into the Thames and additionally may provide a health hazard to park users.

Please note that our comments are based on the details available to us at the time of writing. If any subsequent changes are made to the application, please reconsult us.

**Decision notice**

In accordance with the planning practice guidance ([determining a planning application, paragraph 019](#)), please notify us by email within two weeks of a decision being made or application withdrawn. Please provide us with a URL of the decision notice, or an electronic copy of the decision notice or outcome.

Should you have any queries regarding this response, please contact me.

Yours sincerely,

**Gabrielle Delorme**

**Sustainable Places Planning Specialist**

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