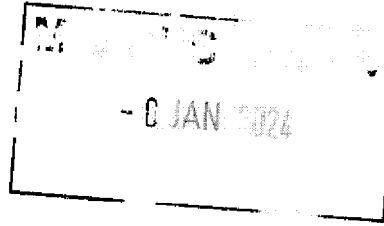


Ref. DM/23/2867

Missing Oaks Farm,
Deako Lane,

Cuckfield, RH17 5JB.



5th January 2024.

We object to this planning application because the cycle route cuts through ancient woodland that borders our property. The public using the cycle trackway will significantly create noise which we will find disturbing to our usually peaceful and tranquil environment and will affect the quality of our wellbeing, especially as we can testify that noise echoes immensely throughout the wood. The route also intrudes into the countryside, in particular the ancient woodland, and the public using it will disturb the natural habitat of the local abundant wildlife that we have observed during the last 30 years when we first moved to our farm.

We understand that the wild deer are to be culled, which have been part of the environment for centuries, and deer fencing is shown to surround almost the entire park, which will alienate them completely. This is not suitable management, and replacing them with farmed deer in small fenced areas is no trade off.

The application does not include new routes for horse riders, and as there are local horse related properties in the area such as us, including them would be hugely beneficial.

We are also concerned that the cycle track is too close to the listed building situated in Reaks Lane that borders the development and that the developers haven't considered its historical setting in the landscape.

If this development is to link with the area east of the A272 and both areas are part and parcel of the same development, then the suggested Toncan crossing, should be a Pegasus crossing that allows horses to cross as well as cyclists.

It seems that a farm, a nature reserve and a public park within this Highweald AONB do not go hand in hand, and we can't see that this part of the development will contribute to enhancement in any way or any economical benefits over and above the currently farmed area, successfully managed over time, since we have lived here.

Yours sincerely

