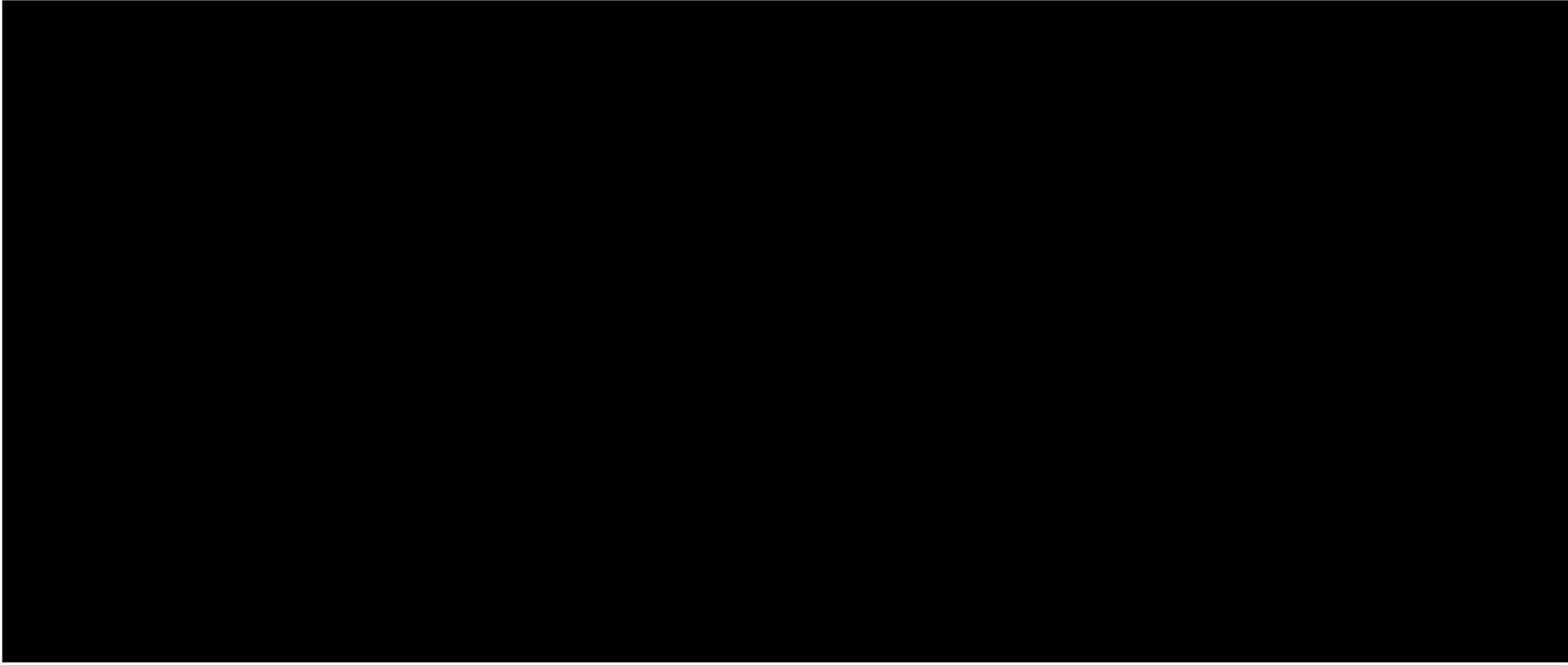
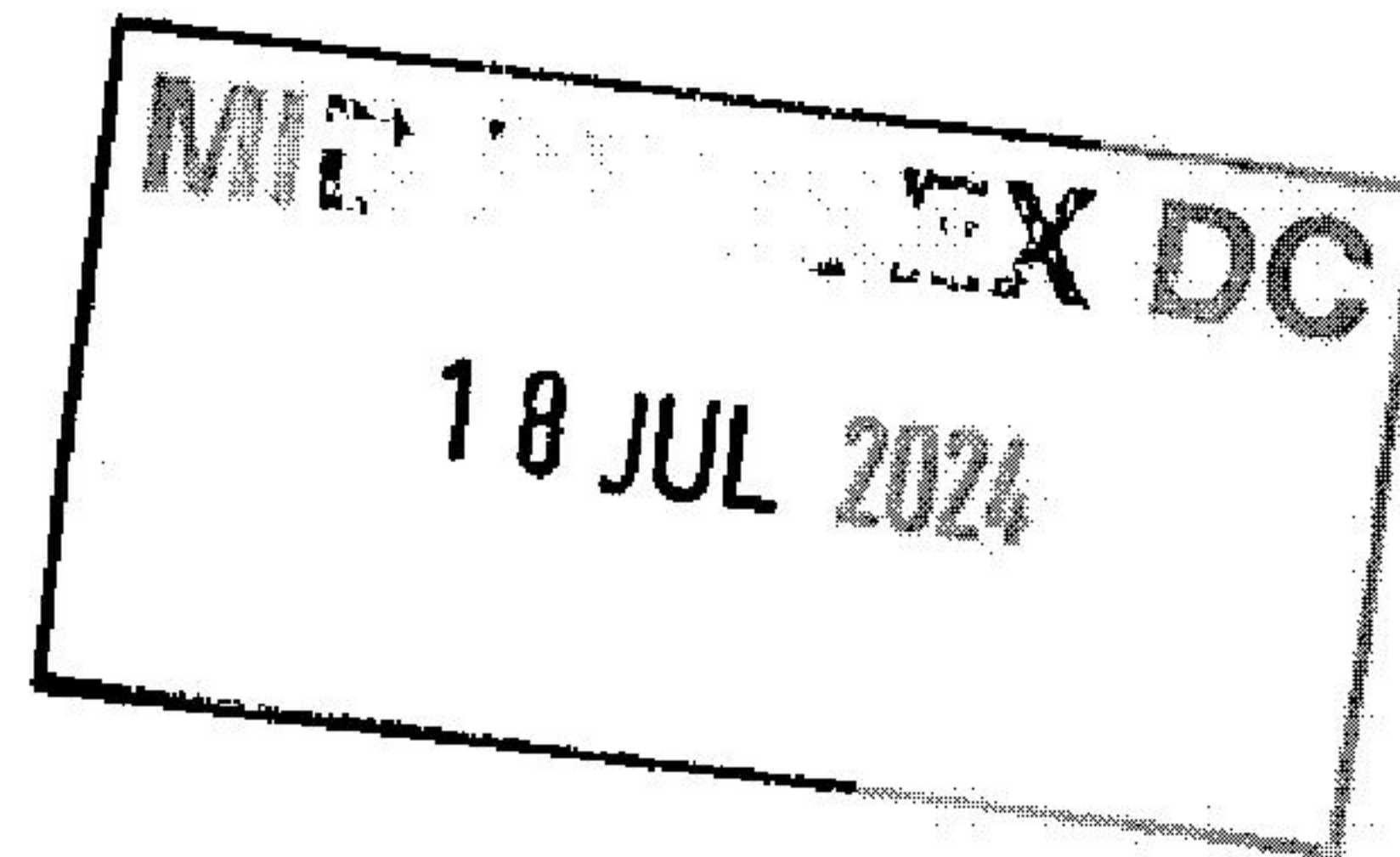




Planning Department,
Mid-Sussex District Council,
Oaklands,
Haywards Heath,
West Sussex,
RH16 1SS.



Dear Sirs,

Application No. DM/23/2610. Residential development,
Hanlye Lane, Cuckfield.

I would like to raise the following objections to the above development proposal.

My main objection is that the area concerned is green land, In the olden days, it would have been classified as Green Belt, and therefore protected, with no development ever being allowed to take place on it.

Among other objections, I propose the following as reasons for not building on the land in question:

- the land lies next an Area of Outstanding Natural Beauty – it is visible from many directions, especially from the north. A smaller, recent development, next to the one in question, sticks out like the proverbial sort thumb – this new proposal will have a similar effect on the appearance of the whole area;

- the proposed entry to the site will be from Hanlye Lane, which is a narrow, winding lane. The amount of traffic engendered by the residents of 50 dwellings will be enormous – not only from the residents,

many of whom will have two or more cars, but also from the continual stream of delivery vehicles, workmen and visitors. Hanlye Lane is notorious for careless and fast drivers, causing cars to often overturn on the sharp corners. This is unlikely to improve with the advent of dozens more drivers;

- the southern part of the site, which slopes markedly at its lower area, and is suggested as a kind of nature reserve, is already an area of considerable natural value – it contains large areas of brambles, wild roses, and blackthorn, and a variety of wild flowers and grasses. Since living in Cuckfield, and using the land in question, I have seen rabbits, foxes, deer and badgers. The bird life already there has been rich and varied. The suggestion that three ponds will further enhance the area may be true in theory, but in reality would create the problems of filling them, and retaining them – ponds naturally fill up with plants such as *Iris pseudacorus* and *Typha latifolia* (Reedmace), and unless the plants are regularly cleared away, the water is absorbed and is no longer available for amphibians;

- the trend nowadays is to have cats and dogs as pets – frequently more than one of each. Cats in particular are bad news for wild life, being at the top of the food chain - very little is safe from their predation. With 50 new dwellings, this could mean a large number of new cats to kill wildlife, and disturbance from the new dogs;

- then there are the demands put upon the infra-structure – our local schools are full to bursting, getting to see a doctor or getting an appointment for a physio or occupational therapist, or a dentist, all require very long waits – how will our over-stretched services deal with such a large number of new residents?

These are only some of the reasons I think this development should not be allowed to proceed.

Yours faithfully

A large black rectangular box redacting the signature and name of the sender.