

Dear Mr Ashdown,

We write to express and reiterate our objections in the strongest of terms to the proposed development DM/23/2866 and DM/23/2867 and the recent resubmission of same following additional information received by the LPA on November 8th., 2024.

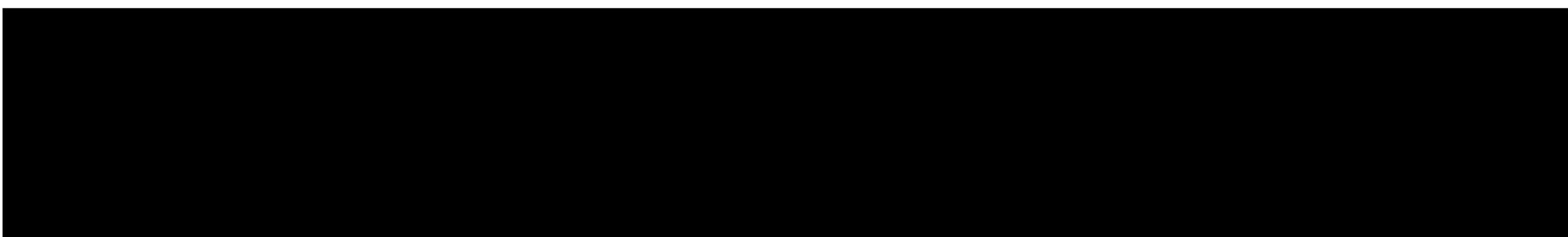
The proposal is wholly without merit and is entirely unsuitable in this location.

This site is locationally unsustainable for development and would result the creation of a dormitory housing estate built on an all greenfield rural site adjacent to AONB. 76.7ha of the site land is agricultural land, 13.2ha of which is BMV grade. The site also contains woodland, ancient woodland, a significant watercourse and area of natural flood plain. It has a rich biodiversity habitat and quite countryside networks already enjoyed and valued by local residents for walking, running, cycling, horse riding etc. The proposal amounts to vandalism of natural capital and irreversible damage to land considered commensurate with AONB. The significant longterm adverse impact on the local environment cannot be overstated.

The further planning application proposal, DM/23/2867, and the idea that the adverse impact on biodiversity of the development of 1450 homes on the Ansty Farm site be offset by the proposed "Beechy Bottom Parkland Reserve" is furthermore without merit. Any suggestions of rewilding have been comprehensively discredited by comments as submitted from the Knepp Castle experts on rewilding. The area of Walks Wood and the footpaths are already enjoyed and accessible to local residents. The proposals would if anything limit the times and area of access and potentially adversely impact not only the site itself but adjacent land including parts of our property.

We trust that the strength of local opposition to this proposed development will ensure that it will receive the necessary attention to details in regard to the particular location as proposed by Fairfax and friends, the unsuitability of which is clear to so many of us who have lived here for many years. Where possible on-site assessment/s, as opposed to "desk top" only reports and submissions, may prove invaluable in achieving the best outcome for current and future residents of MidSussex in this matter.

Yours sincerely,

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