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The Planning Inspectorate

COMMENTS ON CASE (Online Version)

Please note that comments about this case need to be made within the timetable. This can be found in the notification letter sent by the local planning authority or the start date letter. Comments submitted after the deadline may be considered invalid and returned to sender.

Appeal Reference: APP/C1435/W/23/3321978

DETAILS OF THE CASE

Appeal Reference	APP/C1435/W/23/3321978
Appeal By	GLEESON LAND AND JOHN ALISON LAND AND RESEARCH LTD
Site Address	Land at Downlands Farm Uckfield TN22 3PU Grid Ref Easting: 546619 Grid Ref Northing: 122026

SENDER DETAILS

Name	[redacted]
Address	[redacted]

ABOUT YOUR COMMENTS

In what capacity do you wish to make representations on this case?

- ☐ Appellant
- ☐ Agent
- ☑ Interested Party / Person
- ☐ Land Owner
- ☐ Rule 6 (6)

What kind of representation are you making?

- ☐ Final Comments
- ☐ Proof of Evidence
- ☐ Statement
- ☐ Statement of Common Ground
- ☑ Interested Party/Person Correspondence
- ☐ Other

YOUR COMMENTS ON THE CASE

We have lived at Downland Copse since the houses were first built. This is at least 30 years. Downlands Farm estate is situated down a footpath and across Snatts Road to us. We access the land by foot.Any other facility like this involves a car journey. We have walked the land with our dogs from the time we moved in. First we walked the public footpath adjacent to the fields and opposite the cottages and when the fields were no longer used for shooting we walked the whole of this beautiful estate. We have never been stopped. We walk twice a day.

For us it is exercise and stress relief. My husband had a triple heart bypass. It has been for both our health and our mental well being. We appreciate the beauty of the countryside and the wildlife around us. When visiting our family and grandchildren join us. It has been educational investigating the many different animals and plants that are there to find in the differing seasons.

As Uckfield has developed so we have seen the use of Snatts Road increase. The road lacks a footpath from where the public footpath finishes (mid way down Snattts Road) to the end of Snatts Road at Rocks Park. There are several 'blind bends' that when traffic is flowing is dangerous. Currently I feel that the road would benefit from traffic speed control humps (and that is now.. before any further developments) We have had several near misses.

The junction from Snatts Road into London Road at Ringles Cross is difficult to navigate, especially with parked vehicles to the corner.

The proposed car park for the 'Nature Reserve' will be inadequate for the amount of vehicles using it and will create further issues for Snatts Road and those who live on and off it. It will encourage the increased use of the road. The road surface has deteriorated because of the current volume of traffic. We currently use the bypass to access the town due to the congestion. Church street road repairs are needed.

Clearly any development will impact on the wildlife and ancient woodlands. Over a period of time we have seen an increase in the deer population which I believe is where they have have migrated from the areas that have already been developed.

Any build close to Lake Wood will increase the amount of domestic predators and make endangered species even more vulnerable.

The loss of this beautiful resource will be devastating. I would encourage the powers that be to reject the proposal.