10 FIRLE ROAD
NORTH LANCING
WEST SUSSEX

Adur & Worthing Council

15 JUL 2024

Business Support

**AWDM/1473/23**

Dear Mr Peck

Please accept my strong objection to this application which does not respect the National Park due to the very high and dominating nature of these bungalows, which will clearly be at least the same double-level height of the northern Firle Road properties. Single-story does not mean 'flat' or 'low' in the heights of North Lancing, where the bungalows up here have room for another floor below them. These dwellings are also not in keeping with existing scale as they are vastly wider than even two Firle Road homes together.

Because of the clear intention to build a higher number of dwellings, these first three have been positioned unacceptably close to the Firle Road properties, with no front gardens, a road immediately outside their front doors and with public living areas that will directly overlook the back gardens and private rooms in Firle Road. This is not in keeping with the layout of Firle Road, Derek Road, Fircroft Avenue and Manor Road, which all run parallel down the hill and have their front rooms facing each other (across each road), and their back gardens double depth, facing towards each other with no road in between them. The Firle Road properties on the clifftop, which already have Firle Road running immediately along the front of them would then also have another road wrapping straight around their rears without the 'buffer' of another row of back gardens. This is completely unacceptable.

The developers can't promise eco-corridors and tree planting for screening in this chalk. All trees and foliage on the site are wild and natural, and have taken many decades to establish. Intentional planting does not work in this ground, and as we have seen with the failed ash dieback project which has not yielded any trees from the six-year-old planting tubes which remain empty on ground just north of the site, the likely outcome after the removal of so much valuable greenery is a bare eyesore of ugly, oversized bungalows where no trees have a hope of growing sufficiently.

Everything about this spells disaster and our treasured environment must be prioritised and protected over the greed of personal gain.

Kind regards

[redacted]

Mrs H Kahai