

Hi,

Further to our call, please find attached the results of the revised plans to be issued to the Local Authority. I have also added some commentary to assist.

Following the completion of our February BRE Daylight & Sunlight Report, which I have reattached for reference, we concluded that the majority of proposed rooms would meet or surpass the BRE recommendations. Despite the positive conclusion illustrated by the results, it was apparent that some units did not have ideal levels of daylight. Those that had the lowest levels were those that contained windows that were recessed in order to provide private amenity space to the future occupants, and therefore an additional benefit to the development as a whole.

Notwithstanding the above, we have undertaken an exercise looking at some slight revisions which look to improve daylight levels. The changes are detailed below:

- *Reduction to balcony depth to Apartments along Crown Close within apartments 1F1, 1F3, 1F4, 1F6, 2F1, 2F3, 2F4 and 2F6*
- *Introduction of railings (in lieu of balcony walls) to sides of certain balconies facing onto Crown Close for 1F1, 1F4, 1F6, 2F1, 2F4 and 2F6*
- *Removal of covered balcony for 2nd floor Apartments to increase daylight provision into Living/Kitchen for 2F1, 2F3, 2F4 and 2F6*

The above changes have meant a significant improvement to a number of the units. Whilst 1F4 and 1F6 do still fail to achieve the minimum levels, this is because they retain the private external amenity areas which is seen as a positive benefit for the scheme overall.

I trust the above is useful.

Kind regards

Senior Right of Light Surveyor



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