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DAYLIGHT & SUNLIGHT REPORT

The Beehive Redevelopment

Our Ref: 4802

16th August 2024

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Report details

Client:	Railway Pension Nominees Limited
Prepared by:	BA
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1 Introduction

1.1.1 eb7 have been instructed to assess the potential daylight and sunlight effects of the proposed maximum parameter and illustrative scheme at the Beehive Centre in Cambridge on the key existing surrounding properties. These assessments consider the latest Leonard Design Architects scheme proposals dated July 2024.

1.1.2 The methodology and criteria used for these assessments is provided by Building Research Establishment's (BRE) guidance 'Site layout planning for daylight and sunlight: A guide to good practice' (BRE 209 3rd edition, 2022).

1.1.3 In order to carry out an assessment, we have generated a 3D computer model (Test Environment) of the existing site, the key surrounding properties and the proposed scheme. Using this model and our specialist software, we have calculated the daylight and sunlight levels in both the existing and proposed conditions for the relevant neighbouring buildings.

1.1.4 As well as considering the daylight and sunlight to neighbouring properties, we have also quantified the overshadowing effects to neighbouring amenity areas and gardens, again considering both the existing and proposed conditions.

1.1.5 The numerical criteria suggested within the BRE guidelines has been applied to each of the assessments mentioned above. It is important to note that these guidelines are not a rigid set of rules, but are advisory and need to be applied flexibly according to the specific context of a site.

2 Guidance

2.1 Daylight & sunlight for planning

'Site layout planning for daylight and sunlight: A guide to good practice', BRE 2022

2.1.1 The Building Research Establishment (BRE) Report 209, *'Site layout planning for daylight and sunlight: A guide to good practice'*, is the reference document used by most local authorities for assessing daylight and sunlight in relation to new developments. Commonly referred to as 'the BRE guidelines', it provides various testing methodologies to calculate the potential light levels received by neighbours of a development site and provided within proposed new development.

2.1.2 The guidance given within the BRE document makes direct reference to the British Standard BS EN17037 (2018) and the CIBSE (Chartered Institute of Building Services Engineers) guide LG10: Daylighting – a guide for designers (2014). It is intended to be used in conjunction with these documents, which provide guidance on the assessment of daylight and sunlight within new buildings.

2.1.3 The 2022 update to the BRE guidance was published on 9th June 2022. The assessment methodologies and target metrics in respect of the impacts to neighbouring properties remain broadly unchanged from the earlier guidance save for some areas of clarification. The primary change relates to the assessment of internal daylight and sunlight amenity within proposed habitable accommodation. The new guidance reflects the British Standard BS EN17037, published in 2018, which was based on the relevant European Standard but, included a 'National Annex' clarifying the proposed application of the new internal guidance within the UK.

Daylight and Sunlight to Neighbouring Properties

Detailed daylight assessments to neighbours

2.1.4 The BRE guidance outlines two detailed methods for calculating daylight within properties neighbouring a proposed development: the Vertical Sky Component (VSC) and the No-Sky Line (NSL) tests.

2.1.5 The VSC test measures the amount of sky that is visible to a specific point on the outside of a property, which is directly related to the amount of daylight that can be received. It is measured on the outside face of the external walls, usually at the centre point of a window.

2.1.6 The NSL test calculates the distribution of daylight within rooms by determining the area of the room at desk / work surface height (the 'working plane') which can and cannot receive a direct view of the sky and hence 'sky light'. The working plane height is set at 850mm above floor level within residential property.

2.1.7 For the above methods, the guidance suggests that existing daylight may be noticeably affected by new development if: -

- Windows achieve a VSC below 27% and are reduced to less than 0.80 times their former value; and / or:
- Levels of NSL within rooms are reduced to less than 0.80 times their former values.

2.1.8 Where rooms are greater than 5m in depth and lit from only one side, the guidance recognises that *"a greater movement of the no sky-line may be unavoidable"* (page 16, paragraph 2.2.12).

Detailed sunlight assessments to neighbours

2.1.9 For sunlight, the Annual Probable Sunlight Hours (APSH) test calculates the percentage of probable hours of sunlight received by a window or room over the course of a year.

2.1.10 In assessing sunlight effects to existing properties surrounding a new development, only those windows orientated within 90° of due south and which overlook the site require assessment. The main focus is on living rooms, with bedrooms and kitchens deemed less important.

2.1.11 The guide suggests that occupiers will notice the loss of sunlight if the APSH to main living rooms is both less than 25% annually (with 5% during winter) and that the amount of sunlight, following the proposed development, is reduced by more than 4%, to less than 0.80 times its former value.

Sunlight to gardens and outdoor spaces

2.1.12 Where sunlight to an amenity space may be affected by new development, the BRE guidelines recommend that an overshadowing assessment is conducted. The key analysis is the '2hr sun on ground' test, which quantifies the proportion of an amenity area (e.g. rear gardens, parks and playing fields, public squares etc.) receiving at least 2hrs of sun on the 21st of March.

2.1.13 The BRE guidance recognises that different types of amenity space may have different sunlighting requirements. Generally, the guidelines suggest that if at least 50% of an amenity area receives at least 2hrs of sun on 21st March, then it is likely to be adequately lit throughout the year. If an existing neighbouring open space receives less than 50%, then the guidelines suggest that the loss in sunlight may be noticeable if it is reduced below 0.8 times its former value.

3 Application of the guidance

3.1 Scope of assessment

Impact analysis for neighbouring buildings

3.1.1 The BRE guidelines advise that, when assessing any potential effects on surrounding properties, only those windows and rooms that have a 'reasonable expectation' of daylight and sunlight need to be considered. At paragraph 2.2.2 it states: -

> *"The guidelines given here are intended for use for rooms in adjoining dwellings where daylight is required, including living rooms, kitchens and bedrooms. Windows to bathrooms, toilets, storerooms, circulation areas and garages need not be analysed."*

3.1.2 Our assessments have therefore focussed on the neighbouring residential properties, which the BRE recognises have the highest expectation for natural light. We have tested the impact on the main rooms in each residential property and ignored non-habitable space (e.g. staircases, hallways, bathrooms, toilets, stores etc.) as per BRE guidance.

3.2 Application of the numerical criteria

3.2.1 The opening paragraphs of the BRE guidelines state:

> *"The guide is intended for building designers and their clients, consultants and planning officials. The advice given here is not mandatory and the guide should not be seen as an instrument of planning policy; its aim is to help rather than constrain the designer.*
>
> *Although it gives numerical guidelines, these should be interpreted flexibly since natural lighting is only one of many factors in site layout design… In special circumstances the developer or planning authority may wish to use different target values. For example, in a historic city centre, or in an area with modern high-rise buildings, a higher degree of obstruction may be unavoidable if new developments are to match the height and proportions of existing buildings".*

3.2.2 It is therefore very important to apply the BRE guidance sensibly and flexibly, with careful consideration of the specific site context. Its numerical targets theoretically apply to any built environment, from city centres to rural villages. However, in more tightly constrained environments, achieving the default BRE targets can be very challenging and conflict with other beneficial factors of site layout design.

3.2.3 With the above in mind, rigid adherence to the BRE in certain situations could easily result in an inappropriate form of development. In which case it may be appropriate to adopt lower target values more appropriate to the location concerned. This is acknowledged in the BRE guidance at paragraph 2.2.3 (page 7):

"Note that numerical values given here are purely advisory. Different criteria maybe used, based on the requirements for daylighting in an area viewed against other site layout constraints.

3.2.4 For buildings that neighbour a new development, the guidance suggests that daylight will be adversely affected by the development, if either; its windows achieve a VSC below 27% and have their levels reduced to less than 0.8 times their former value, or the levels of NSC within rooms are reduced to less than 0.8 times their former values.

3.2.5 Some recent planning decisions by the Mayor of London and Planning Inspectorate have suggested that retained levels of daylight (VSC) above 20% can be considered reasonably good and levels in the 'mid teens' should be acceptable for residential properties neighbouring new developments in Central London.

Assessment of dwellings with balconies / overhangs

3.2.6 Care must be taken when assessing the impact of a development proposal upon neighbouring properties that have been provided with external overhanging or recessed balconies. These balconies are intended to provide additional outdoor amenity to the apartments, but they also inhibit the access to/potential for daylight and sunlight. The BRE guidance gives the following statements in this regard:

"2.2.11 - Existing windows with balconies above them typically receive less daylight. Because the balcony cuts out light from the top part of the sky, even a modest obstruction opposite may result in a large impact on the VSC, and on the area receiving direct skylight (NSC). One way to demonstrate this would be to carry out an additional calculation of the VSC and the area receiving direct skylight for both existing and proposed situations without the balcony in place."

"2.2.12 - A larger relative reduction in VSC may also be unavoidable if the existing window has projecting wings on one or both sides of it, or if it is recessed into the building so that it is obstructed on both sides as well as above."

3.2.7 It is therefore often relevant and necessary to conduct assessments of the surrounding properties with their balconies omitted, so that the impact upon the potential for good daylight and sunlight can be fully understood. Full results of these assessments can be found in the appendix.

4 Planning Policy

4.1.1 We have considered local, regional and national planning policy relating to daylight and sunlight. In general terms, planning policy advises that new development will only be permitted where it is shown not to cause unacceptable loss of daylight or sunlight amenity to neighbouring properties.

4.1.2 The need to protect amenity of neighbours is echoed within recent publications from the Secretary of State for Housing, Communities and Local Government. Although, these documents also stress that current guidance needs to be used flexibly where developments are located in urban areas and intend to achieve higher densities. Specifically, these documents suggest that the nationally applicable criteria given within the BRE guidance needs to be applied in consideration of the development's context.

4.2 Greater Cambridge: Local Plan First Proposal (2021)

Policy GP/QD: Achieving high quality development

4.2.1 This policy states that:

> *"Use design to minimise adverse impact on neighbouring buildings and spaces in terms of privacy and overlooking, sunlight and daylight, overshadowing and other micro climate considerations, artificial lighting, vibration, noise, fumes and odour, and other forms of pollution."*

4.3 Cambridge Local Plan (2018)

Policy 60: Tall buildings and the skyline in Cambridge

4.3.1 This policy states that:

> *"Any proposal for a structure that breaks the existing skyline and/or is significantly taller than the surrounding built form will be considered against the following criteria:*
>
> *d. amenity and microclimate – applicants should demonstrate that there is no adverse impact on neighbouring buildings and open spaces in terms of the diversion of wind, overlooking or overshadowing, and that there is adequate sunlight and daylight within and around the proposals;".*

4.4 Appeal Decision for The Whitechapel Estate (Ref: APP/E5900/W/17/3171437) - The Planning Inspectorate (2017)

4.4.1 In respect of urban infill development and regeneration schemes a percentage reduction form the pre-existing daylight levels may be inevitable. In such circumstances the acceptability of reductions beyond the BRE guidance may be considered by refence to the absolute retained daylight levels. Whilst the acceptability of retained levels should be informed by local context VSC values in the

'mid-teens' are becoming a more commonly adopted benchmark in Inner Urban locations. For example, in his decision to overturn the Local Authority's reasons for refusal and to grant planning permission, the inspector commented on daylight and sunlight as follows: -

> *"112. The figures show that a proportion of residual Vertical Sky Component ('VSC') values in the mid-teens have been found acceptable in major developments across London. This echoes the mayor's endorsement in the pre-SPG decision at Monmouth House, Islington that VSC values in the mid-teens are acceptable in an inner urban environment. They also show a smaller proportion in the bands below 15%."*

> *"125. I conclude that the proposal would result in some significant individual reductions in daylight and sunlight levels, but that this is almost unavoidable in achieving the policy requirement for high density development in a confined urban setting. The new buildings would for the most part be comparable in height with the existing and would re-define traditional street frontages. Retained levels of daylight and sunlight would be adequate and comparable with existing and emerging urban conditions."*

5 Sources of Information & Assumptions

5.1.1 Topographical survey, measured survey elevations, a z-map model and the architect's 3D model of the maximum parameter and illustrative scheme, site photographs and Ordnance Survey information have all been used to create a 3D computer model of the proposed schemes in the context of the existing site and surrounding buildings.

5.1.2 Where survey or planning information was unavailable, the position of the neighbouring property elevations has been estimated based upon brick counts from site photographs. Window positions and dimensions used directly affect the results of all assessment methods.

5.1.3 We have not sought access to the surrounding properties and, unless we have been able to source floor layouts via public records, the internal configuration and floor levels have been estimated. Unless the building form dictates otherwise, we assume room depths of c. 4.2m for principal living space. Room layouts used directly affect the results of the NSL assessments.

5.1.4 Where possible neighbouring building use has been identified via online research, including Valuation Office Agency (VOA) searches, and/or external observation.

5.1.5 The full list of source of information used in this assessment is as follows: -

5.2 Leonard Design Architects

3D model of parameter scheme

2024 07 08 Beehive Masterplan 16 ParameterMassing.dwg
Received 17/07/2024

3D model of illustrative scheme

2024 07 08 Beehive Masterplan 16 IllustrativeFacades.dwg
Received 17/07/2024

5.3 Greenhatch Group

Topographical survey

35829A_01-03_E.dwg

35829A_T_REV1.dwg

Received 01/03/2021

35829A_T_REV2.dwg
Received 27/07/2021

5.4 Zmapping

3D context model

Beehive Centre_070720_ XY@00_RVT View
Received 22/02/2021
Ordnance Survey map

5.5 Eb7

Site photographs

6 The Site and Proposal

6.1.1 The development site is located at the Beehive Centre, a retail park in Cambridge that is bound by York Street to the west and Coldhams Lane to the north. This site is currently occupied by a number of two-storey commercial retail units with a footprint that extends along the site boundary, in close proximity to York Street, Sleaford Street and the railway tracks.

6.1.2 The proposed development comprises:

'the demolition and redevelopment of the Beehive Centre, including in Outline Application form for the demolition and redevelopment for a new local centre (E (a-f), F1(b-f), F2(b,d)), open space and employment (office and laboratory) floorspace (E(g)(i)(ii) to the ground floor and employment floorspace (office and laboratory) (E(g)(i)(ii) to the upper floors; along with supporting infrastructure, including pedestrian and cycle routes, vehicular access, car and cycle parking, servicing areas, landscaping and utilities.'

6.1.3 A number of the proposed blocks are outline 'maximum parameter' which illustrate an indicative building envelope. The design has responded to the neighbouring context by stepping down in height towards the closest residential neighbours, as well as locating the taller blocks to the south east of the site along the railway tracks where there is a greater separation.

6.1.4 For our daylight and sunlight assessments, we have considered the effects to the relevant neighbouring properties, as a result of both the maximum parameter proposals and also the illustrative scheme. Whilst the former presents a 'worst case' effect resulting from the development parameters the illustrative scheme is considered more representative of the likely impacts under future Reserved Matters submissions. There is a design code that would enforce articulation of the proposed blocks and prevent the detailed scheme occupying the full extent of the maximum parameter.

Image 1 - 3D view of the maximum paramter within the surrounding context

Image 2 - 3D view of the illustrative scheme within the surrounding context

7 Assessment results

7.1 Daylight and sunlight to neighbouring buildings

7.1.1 Full results of the daylight and sunlight assessments are attached within Appendix 2. Drawings to show the existing and proposed buildings in the context of the neighbouring properties as well as window maps showing individual window references are attached within Appendix 1.

7.1.2 Our assessment has considered all of the closest neighbouring residential properties with windows overlooking the proposed development. These are shown on the following image: -

1. 55-150 Sleaford Street
2. 2-92A York Street
3. 153-221 St Matthews Gardens
4. 28-65A Silverwood Close
5. 61-81 Pym Court
6. 55-97 Hampden Gardens
7. 11-17 The Terrace

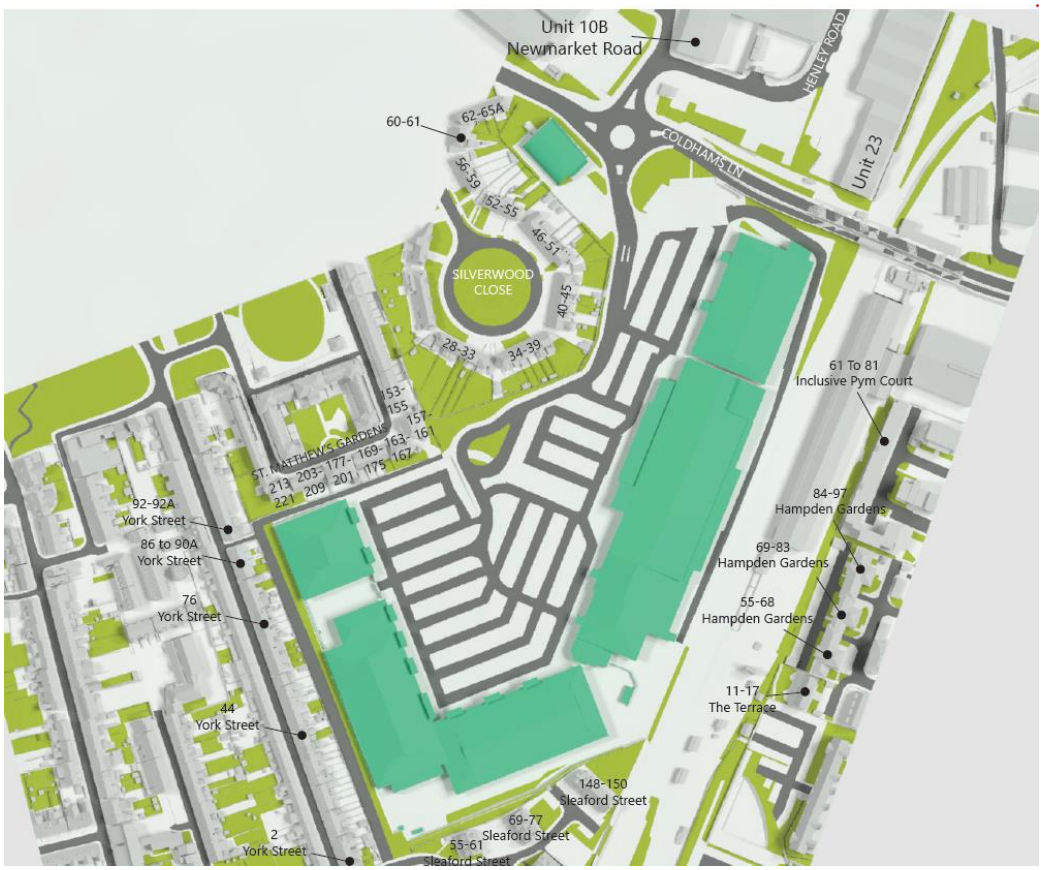


Image 3 - Plan of the existing site and the neighbouring properties

7.1.3 The following neighbouring properties either experience no material change as a result of the proposals or experience changes only affecting non-habitable space. As such the effects to these properties are therefore fully compliant with the BRE guidelines for daylight and sunlight: -

- 55 Sleaford Street
- 61 Sleaford Street
- 69 Sleaford Street
- 77 Sleaford Street
- 61-81 Inclusive Pym Court

7.1.4 Full results of the daylight and sunlight effects of the proposed scheme upon all the neighbouring properties are attached within Appendix 2 of this report.

7.1.5 A detailed commentary of the effects to the remaining neighbouring properties is set out below.

7.2 148-150 Sleaford Street (evens)

Image 4 - Street view of front elevation across 148-150 Sleaford Street

7.2.1 These 3-storey properties at Sleaford Street are situated to the south west of the site and contain windows across their eastern / western elevations that do not have a direct view of the proposals.

Illustrative Masterplan Scheme

Daylight

7.2.2 The VSC/NSL results based on the illustrative scheme demonstrate that all but one of the habitable windows and rooms across no.148-150 will retain daylight levels within 0.80 times their existing baseline and therefore fully accord with the BRE criteria for daylight.

7.2.3 Where changes ocurr beyond the recommended threshold, this is isolated to a single ground floor bedroom at no.148 that retains a VSC/NSL level within 0.73-0.76 times its existing condition and are therefore considered as very marginal deviations.

Sunlight

7.2.4 All relevant neighbouring rooms that are orientated within 90 degrees of due south will retain APSH levels in excess of the BRE targets in respect of both total annual levels and winter levels.

Maximum Parameter Scheme

Daylight

7.2.5 The results from our VSC analysis demonstrates that the effects to the majority of

windows accord with the BRE targets, given they retain VSC levels that are within 0.80 times their former value.

7.2.6 The remaining 2 windows that deviate from the recommendations are understood to serve a ground floor bedroom at 148 Sleaford Street and a first-floor kitchen within 150 Sleaford Street. Notwithstanding the reduced sensitivity of bedrooms/kitchens, these windows retain VSC values of c.16.7%-19.9% which is considered broadly typical for an urban location.

7.2.7 Our NSL results show that all but one of the neighbouring rooms across 148-150 Sleaford Street retain daylight distribution levels in line with the BRE criteria achieving at least 0.80 times their existing level. The remaining room is a ground floor bedroom (R1) within no.148 that retains good levels of daylight penetration, given c.55% of its floor area maintains direct sky visibility in the maximum parameter condition.

Sunlight

7.2.8 In terms of direct sunlight, the rooms served by windows across the northern elevation are not consiered relevant for an Annual Probable Sunlight Hours (APSH) assessment under the BRE guidelines. The rooms that do benefit from a southerly outlook retain sunlight levels materially in excess of the BRE target of 25% APSH for total annual levels and 5% during the winter months.

7.3 2-92A York Street (evens)

Image 5 - Aerial view of rear elevation across 2-92A York Street

7.3.1 These 2-storey Victorian terraces on York Street are located directly to the west of the site. Each of the properties have windows across their rear elevations overlooking the site, some of which are constrained in their outlook between 'closet wing' rear extensions.

7.3.2 These properties currently have a view towards units 1, 2 and 6 of the Beehive Centre. The proposed block 7 and 8 will be developed along this boundary in a similar position to the existing retail units. The design of the proposal responds to the York Street properties by increasing its separation from the western site boundary and by stepping back across the upper floors in order to minimise the daylight effect on these neighbours.

7.3.3 Estate agency floor plans were available have been used to inform the internal modelling for a number of these properties. Generally, these floor plans indicate that the rear facing windows typically serve bedrooms, dining rooms, bathrooms or kitchens with the main reception rooms facing away from the site within the front elevations.

7.3.4 As the windows along the rear elevations of these properties are orientated to the north east, they are not relevant for APSH sunlight assessment under the BRE guidelines.

<u>Illustrative Masterplan Scheme</u>

Daylight

7.3.5 The results from our VSC assessment demonstrate the limited effect of the illustrative scheme given all neighbouring windows serving habitable spaces retain VSC levels within 0.80 times their former values and thus comply with the BRE targets.

7.3.6 Our NSL analysis show that the vast majority of spaces meet the BRE guidelines given all but 4 of the habitable rooms across York Street retain daylight distribution levels within 0.80 times their existing condition.

7.3.7 Where deviations occur, this includes a single deep LKD at 48 York Street and

paragraph 2.2.12 in the BRE guidance states that a greater movement of the no skyline may be unavoidable if rooms are greater than 5m deep. Estate agency plans confirm that the ground floor LKD at no.48 is c.9.5m deep and therefore a reduction in daylight penetration is somewhat unavoidable to this space. A degree of flexibility should be applied in respect of a deep space, with the BRE guide noting the additional sensitivity driven by the inherent design constraint.

7.3.8 There are also additional localised effects to 2 small galley style kitchens across 52 and 76 York Street. These spaces are considered more secondary/ non-habitable spaces given they are occupied more transiently and would not include a dining area. Given the nature and use of these spaces, the effects are not considered to materially impact their pattern of use / amenity

7.3.9 The remaining room that falls below the BRE criteria is isolated to no.74 and has been modelled using an assumed layout. As such, the BRE suggest that the VSC assessment is considered the primary metric in assessing changes in daylight such instances.

Maximum Parameter Scheme

Daylight

7.3.10 Our VSC assessment show that all but 1 of the neighbouring windows serving habitable rooms meet the BRE targets, retaining VSC levels within 0.80 times their former values with the maximum parameter proposal in place.

7.3.11 The remaining window at no.74 retains 0.78 times its existing VSC level, such that this is isolated deviation is considered to be exceptionally minor. In addition to this, the window serves a ground floor room that contains 2 roof lights. Where rooms are served by multiple windows, paragraph 2.2.8 of the BRE guidance suggests that the weighted VSC reduction may be considered. On this basis, the weighted VSC effect to the ground floor windows at no.74 comply with the BRE criteria.

7.3.12 The NSL results show the effects of the maximum parameter scheme to the majority of neighbouring habitable rooms are in accordance with the BRE targets.

7.3.13 Deviations from the recommendations in the NSL analysis include 2 bedrooms across no.42 and 44. Whilst bedrooms are considered as a 'less important' room use under the BRE guidance, they retain NSL levels within 0.75-0.77 times their existing condition and are therefore marginal deviations from the recommendations.

7.3.14 Additionally, there is a minor effect to a ground floor dining room at no.52 positioned between the rear 'closet wing' extensions. The BRE acknowledges that larger relative changes may be inevitable where neighbouring windows are positioned between projecting wings, creating a 'tunnelling' effect in terms of sky visibility.

7.3.15 Again, there is a single deep LKD space at no.48 and 3 galley style kitchens across 34, 52 and 76 that experience NSL changes below the BRE guidelines.

7.3.16 Any remaining rooms that experience NSL shifts below the BRE criteria have been

modelled using assumed layouts and therefore the VSC assessment is considered the primary metric in assessing changes in their daylight under the BRE guidelines.

7.3.17 Overall, the effects to the majority of the neighbouring properties accord with the BRE targets and changes beyond this are generally limited to less sensitive room uses or exacerbated by inherent design constraints of the neighbours such that flexibility would be appropriate.

7.3.18 As such, the effects of the maximum parameter extents and illustrative scheme are considered appropriate and in line with the design principles and specific flexibilities set out in the BRE guidance.

7.4 153-221 St Matthews Gardens

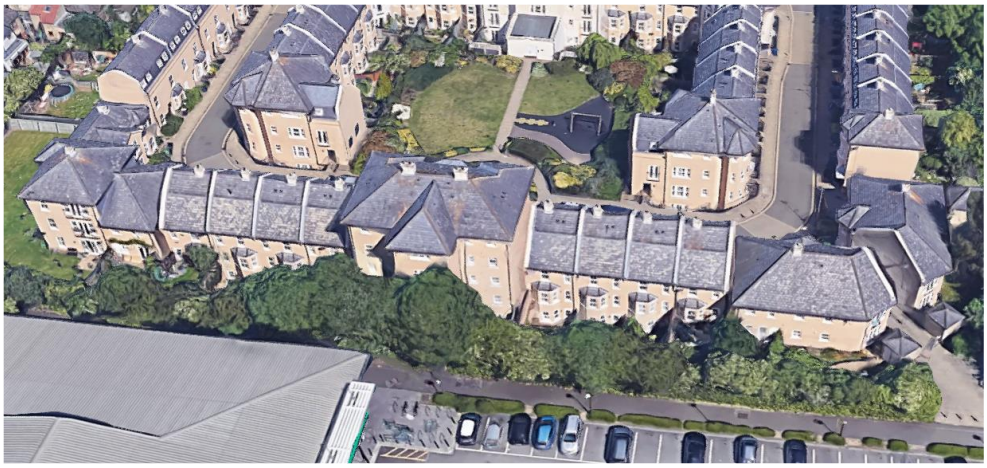


Image 6 - Aerial southern view of 153-221 St Matthews Gardens

7.4.1 This housing development is located to the north west of the site. There are number of windows across the southern elevations that look towards the proposed blocks 8 and 9. The design of these proposed blocks has been developed to responds to these neighbours by increasing their separation compared to the existing buildings and stepping down to the north towards St Matthews Gardens.

7.4.2 The neighbouring southern elevation windows across no.177-157 enjoy unusually high levels in their existing condition given the existing site closest to the joint boundary is currently occupied by a surface car park. A degree of change from the BRE targets is therefore somewhat inevitable if reasonable development is to come forward at the site. As such, a degree of flexibility should be applied when considering the effects to these neighbours.

<u>Illustrative Masterplan Scheme</u>

Daylight

7.4.3 The VSC results based on the illustrative scheme demonstrate that the vast majority of windows either meet the BRE guidelines or are broadly limited to minor deviations, with the retained VSC values generally in the high-teens or twenties. As such, good levels of daylight will be maintained in line with what is typically expected in urban locations.

7.4.4 Our NSL assessment demonstrates that the majority of habitable rooms meet the BRE guidelines, retaining daylight distribution levels within 0.80 times their existing position. In isolated instances where rooms fall below this threshold based on internal layouts, these retain NSL levels within c.0.64-0.77 times their former condition with all rooms maintaining daylight penetration to over half of the space. Good levels of daylight are therefore expected to be maintained and are considered appropriate for an urban location.

7.4.5 Where assumed layouts have been applied to rooms across the remaining properties, the VSC metric is considered the primary assessment in assessing changes in their daylight, which demonstrates that good levels of amenity will be maintained.

Sunlight

7.4.6 Our sunlight analysis shows that all but one of the neighbouring rooms with a southerly aspect retain APSH levels in excess of the BRE criteria.

7.4.7 The remaining ground floor room at no.153 experiences a degree of change in the winter months below the BRE target of 5%, with the retained level at c.3%.

7.4.8 This transgression of 2% WPSH from the absolute BRE target relating to low angle winter sunlight is considered minor and unlikely to signifcantly impact the use and amenity of the space. This is particularly evident where this room achieves total annual sunligh levels of c.32% and thus materially in excess of the 25% annual target.

Maximum Parameter Scheme

Daylight

7.4.9 The results of the VSC analysis based on the maximum parameter scheme show that the majority of windows either achieve the BRE target / limited to marginal deviations or maintain VSC values in the high teens / early twenties. Retained VC values in this range exceed the 'mid teen' level considered typical of developments in urban locations.

7.4.10 As with the illustrative scheme, the results from the NSL analysis again shows that the majority of the rooms across these neighbouring properties retain daylight distribution levels in accordance with the BRE recommendations.

7.4.11 Whilst inevitably there are increased changes based on the maximum parameter, the proposals will not be built to this extent and this is confirmed by the design code. As such, the effects of the illustrative scheme are considered a more likely representation of the Reserved Matters submissions.

7.4.12 Overall, where there are proportional changes below the BRE recommendations these are driven by the underdeveloped nature of the existing site such that effects are inevitable. Despite this, absolute retained VSC levels are in excess of values considered broadly typical of urban developments. The effects of the scheme are therefore considered acceptable and in line with the intentions of the BRE guidelines.

Sunlight

7.4.13 The APSH results based on the maximum parameter scheme show most relevant rooms comply with the recommendation. In isolated instances where rooms fall below the sunlight targets across 153, 163-167 and 171-201, these are limited to the winter levels and the total annual sunlight levels signifciantly exceed the BRE criteria.

7.5 30-65A Silverwood Close

Image 7 - Aerial view of 30-45 Silverwood Close

Image 8 - Aerial view of 46-65A Silverwood Close

7.5.1 30-65A Silverwood Close are 2-storey houses situated across 5 short terraces with a curved formation, along the north western boundary of the site. The rear elevation windows serving no.30-51 currently enjoy an open outlook across the existing car park / access road and those across 52-65A look towards the current 'Unit 11 / Porcelanosa' buildings.

7.5.2 Again, given the unusually high existing amenity levels, any meaningful development of reasonable scale on the site will inevitably lead to larger proportional changes and consideration should be given to the absolute retained daylight amenity.

Illustrative Masterplan Scheme

Daylight

7.5.3 Our VSC results based on the illustrative scheme show that the majority of neighbouring windows maintain VSC values in accordance with the BRE criteria, retaining 0.80 times their existing levels.

7.5.4 Although there are relative VSC changes beyond the BRE targets localised across 33-40, these are either minor given the VSC ratios are within 0.70 or the absolute retained VSC values are between c.18%-26%, such that good levels of daylight will be maintained for an urban context.

7.5.5 Again, where rooms are served by multiple windows, paragraph 2.2.8 of the BRE guidance suggests that the weighted VSC reduction may be considered. On this basis, the weighted VSC shifts remain within 0.80 times the existing levels or limited to non-material changes.

7.5.6 When considering the NSL assessment with the illustrative scheme in place, the majority of rooms retain daylight distribution levels in line with the BRE targets. Whilst there are deviations from the BRE targets, these are driven by the underdeveloped nature of the existing site. Where trangressions from the recommendations ocurr, most habitable rooms maintain sky visibility across c.50% of their floor area, thus demonstrating good levels of retained daylight penetration.

7.5.7 Where 3 rooms are below this level across no.32, 36 and 43 Silverwood Close, these spaces have been based on assumed layouts and again, the VSC assessment is considered the primary daylight metric which demonstrates full compliance with the BRE guidelines.

7.5.8 Overall, despite the underutilised nature of the existing site, retained daylight levels are considered to be acceptable and in line with levels typically found in an urban context.

Sunlight

7.5.9 Our sunlight results show that the majority rooms across these properties exceed the BRE criteria of 25% APSH with at least 5% during the winter months, or retain sunlight levels within 0.80 times their existing baseline.

7.5.10 There are 3 rooms across 36, 39 and 44 Silverwood Close that fall below the BRE criteria, however these are include changes during the winter months. The total APSH levels are within a range of 23%-39% and thus either surpass the annual target or limited to a very minor transgression.

7.5.11 Its important to note that the BRE's focus for sunlight effects is main living spaces. Whilst changes are experienced during the winter months these are unlikley to signifciantly impact the use and amenity of the properties given the main living spaces to these properties are likley to be positioned to the front of the property and thus unaffected by the scheme.

Maximum Parameter Scheme

Daylight

7.5.12 The VSC analysis based on the maximum parameter verifies that while there are proportional shifts below the BRE criteria across no.33-40, 43-45 and 50-51, the retained VSC values are between c.17%-26%. This demonstrates that these neighbours will maintain good levels of daylight amenity above the absolute VSC values that may be considered broadly typical of urban locations.

7.5.13 Our results from the NSL assessment show that rooms fall below the BRE targets, though there remains good daylight penetration to the spaces where room layouts are known, with at least c.50% of their floor area maintaining sky visibility in the maximum parameter condition.

Sunlight

7.5.14 Our sunlight results show that the majority of rooms across these properties exceed the BRE criteria of 25% APSH with at least 5% during the winter months, or retain sunlight levels within 0.80 times their existing baseline.

7.5.15 There is an additional change beyond the BRE targets based on the maximum parameter, isolated to a single room at no.36 Silverwood Close. The retained total APSH levels are within 0.79 times their former values and thus considered an unnoticebale techncial difference.

7.5.16 The illustrative scheme is more indicative of the 'real world' effects of the Reserved Matters submissions which will not be delivered to the full extent of the maximum parameters, and this is confirmed by the design code.

7.6 55-97 Hampden Gardens & 11-17 The Terrace

Image 9 - Aerial view of 55-97 Hampden Gardens & 11-17 The Terrace

7.6.1 These blocks are situated to the east of the railway line and are arranged across 3-5 storeys in height. There is good separation to block 5 of the proposal which is the largest element of the scheme.

7.6.2 Given the windows to these properties are orientated to the north west these are not

relevant for sunlight assessment under the BRE guidelines.

Illustrative Masterplan Scheme

Daylight

7.6.3 Our VSC assessment with the illustrative scheme in place show that all but one of the neighbouring windows retain VSC levels within 0.80 times their former condition and thus accord with the BRE target.

7.6.4 In an isolated instance, a 4th floor bedroom window at 55-68 Hampden Gardens experiences an unnoticeble technical deviation where retained daylight factor is at 0.79.

7.6.5 The limited daylight effect of the illustrative scheme is confirmed by the NSL analysis given all habitable rooms retain daylight distibution levels in accordance with the BRE criteria.

7.6.6 Given the all windows achieve daylight levels in line with the BRE recommendations or are limited to minor / isolated senitivities to a window beneath the eaves overhangs, the effects to this neighbouirng block are considered acceptable and in line with the principles set by the BRE guidelines.

Maximum Parameter Scheme

Daylight

7.6.7 The results from our VSC assessment of the maximum parameter scheme show that all windows across 55-97 Hampden Gardens & 11-17 The Terrace either meet the BRE target of retaining VSC levels within 0.80 times their existing baseline or limited to minor shifts within 0.70.

7.6.8 Our NSL results based on the maximum parameters demonstrate that the vast majority of habitable rooms across these neighbouring elevations retain daylight distribution levels in line with the BRE target of 0.80 times the existing level.

7.6.9 In the isolated cases where deviations occur below this, these are limited to broadly minor shifts within c.0.68-0.78 times the existing NSL levels. Nevertheless, all of the rooms continue to receive daylight to over half of the floor area. The overall effects to the dwellings are therefore not considered to be significant under the maximum parameter proposals in place.

7.6.10 The effects are slightly increased under the maximum parameter, although the Reserved Matters submission scheme will not be delivered to this extent and the illustrative proposals are a more realistic representation, as confirmed by the design code.

7.7 Overshadowing to neighbouring amenity

7.7.1 In addition to the daylight and sunlight assessments to the neighbouring properties, we have assessed the potential overshadowing effects upon the neighbouring

gardens.

7.7.2 This has considered all of the rear gardens at 2-92A York Street (evens) adjoining the site to the west, as well as 153 – 213 St Matthews Gardens and 28-65A Silverwood Close along the northern boundaries of the site. Our assessment utilises the 2-hour sun on ground / sunlight amenity assessment in line with the BRE guidelines.

7.7.3 Similar to our effects upon the neighbouring properties, we have considered the potential overshadowing effects based on both the Maximum Parameter scheme and Illustrative Masterplan scheme.

7.7.4 The results of the analysis are shown on our drawings attached within Appendix 3.

Sunlight Amenity Assessment (2-hour sun on ground)

7.7.5 We have used the BRE recommended '2-hour sun contour' analysis. For both the existing and proposed scenarios, this involves dividing the areas that can receive at least two hours of sunlight on ground (shaded in yellow on the drawings) from those that receive less than two hours on 21 March (the equinox). The sunlight exposure indicator on the plots illustrates the degree of sun hours received by the area graded from blue to yellow (0-2+ hours). The percentage of each amenity space receiving at least two hours sunlight is shown in the tables below the drawings.

Illustrative Masterplan Scheme

7.7.6 Our overshadowing assessment based on the illustrative scheme shows that all but one of the neighbouring gardens will retain at least 2-hours of sunlight to at least 50% of their area on the 21st March, or retain sunlight levels within 0.80 times their existing levels such that they comply with the BRE criteria. The remaining garden that falls below the BRE target is situated to the rear of 38 Silverwood Close, to the north of the site.

7.7.7 The BRE guide highlights the importance of sunlight to areas for sitting out and children's play during the warmer months and this would be fully satisfied in respect of all spaces. In addition to our sunlight analysis on the 21st March, we have conducted an additional study to confirm the point in the year at which the remaining neighbouring garden would achieve the 50% target. This study indicates that the garden at 38 Silverwood Close would satisfy the guidelines on the 28th March and thus within a minor tolerance of 1 week from the recommendation.

7.7.8 To further supplement our analysis, we have undertaken an additional assessment on the 21st June to understand the quality of sunlight provision to the rear garden at 38 Silverwood Close when the space is most likely to be used. This assessment confirms that virtually all of the neighbouring garden area will achieve at least 2 hours of sunlight during the summer months when the space may be utilised the most.

7.7.9 Overall, the effect of the illustrative proposal on sunlight to the neighbouring gardens is unlikely to materially change their use and enjoyment across the year, meets the aspirations of the BRE guidance in term of spaces used for child play and sitting out and are therefore considered acceptable.

Maximum Parameter Scheme

7.7.10 Whilst our overshadowing analysis show that there will inevitably be increased effects to the gardens across 163-167, 175 St Matthews Gardens and 36-38 Silverwood Close with the maximum parameter in place, the proposal will not be built to this extent and the effects of the illustrative masterplan are a more realistic representation of the scheme that will come forward. As such, we consider the sunlight / overshadowing effects of the proposals to be acceptable in line with the intentions of the BRE guidelines for sunlight.

8 Conclusions

8.1.1 This practice has undertaken a detailed assessment of the potential daylight and sunlight effects of the proposals at the Beehive Centre in Cambridge on the key neighbouring properties. As part of our assessments, we have also considered the potential sunlight / overshadowing effects of the proposed development.

8.1.2 Our assessments have considered the effects of both the maximum parameter extents and the illustrative scheme.

8.2 Daylight and sunlight impact to neighbouring properties

8.2.1 Our assessments have been undertaken using the VSC and NSL (daylight) and APSH (sunlight) tests set out within the BRE guidance 'Site layout planning for daylight and sunlight: A guide to good practice' (2022). It's important to note that the BRE recommendations are purely guidelines and should be interpreted sensibly and flexibly based on the site-specific context.

8.2.2 The development of an underutilised site will inevitably lead to a degree of change from the prevailing daylight and sunlight levels if meaningful development is to come forward. The design of the proposals has developed with our input to respond appropriately to the key neighbouring receptors in order to minimise the potential amenity effects. Such design responses include designing blocks 1 and 6-9 to step down towards the closest neighbours and arranging the tallest massing of block 5 to the south eastern boundary where there is a greater separation.

8.2.3 Whilst a degree of change is to be anticipated, the results of our assessments show that all neighbouring properties generally either meet the BRE recommendations, experience only minor deviations or maintain daylight levels which are considered broadly typical for a development in an urban location. This is particularly the case in respect of the illustrative scheme proposals which give a more representative indication of the likely effects given the more articulated nature of the proposed massing. The design code confirms that the scheme development will not be delivered to the full extent of the maximum parameter.

8.2.4 Where changes are recorded beyond the BRE guidelines, these are principally driven by their unusually open outlook across the low-rise commercial buildings/ surface car park at the development site. Again, retained daylight levels are considered appropriate for a development of this scale in an urban location and are not considered to unacceptably impact the pattern of use of the neighbouring properties.

8.2.5 In addition, there are isolated instances of inherent neighbouring constraints in the form of deep spaces and projecting wings/ overhangs across York Street and Hampden Gardens which exacerbate the effects of the proposal. The BRE acknowledge that flexibility should be applied in such circumstances and should not

prejudice the development potential of sites.

8.2.6 With regards to sunlight, the majority of the neighbours either meet the BRE target levels for Annual Probable Sunlight Hours (APSH) or are within 90 degrees of due north, such that they would not be affected by the proposals. Where there are transgressions from the BRE criteria, these are either minor or the effects are limited to low angle winter sunlight and good overall levels of annual sunlight will be maintained.

8.3 Overshadowing impact to neighbouring properties

8.3.1 The overshadowing effects to all but one of the neighbouring gardens based on the more articulated illustrative scheme are in accordance with the BRE criteria, which again is more representative of the proposed development likely to come forward.

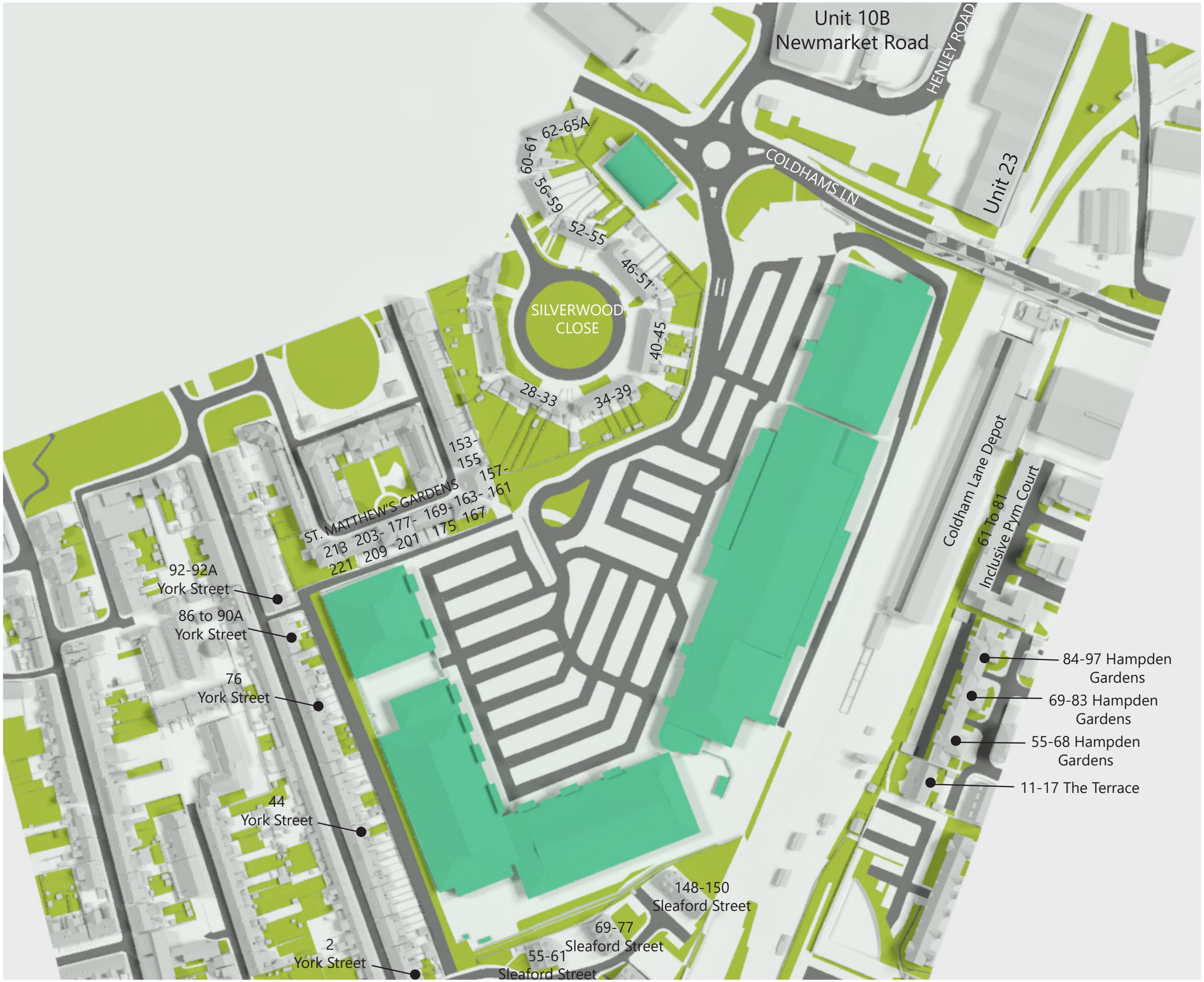
8.3.2 The remaining garden that falls below the BRE targets is located to the rear of 38 Silverwood Close to the north of the site. Our additional test confirms that it would only be a short amount of time until this area meets the guidelines, achieving compliance a week from the BRE's recommended assessment date of 21st March.

8.3.3 A further study on the 21st June show that all of the neighbouring gardens will enjoy good levels of sunlight in the summer months when the spaces will be used most. As such, the effects of illustrative proposal are not considered to materially impact the use and enjoyment of the neighbouring gardens across the course of the year.

8.3.4 Overall, the scheme proposals are considered to respond appropriately to the constraints of the site / neighbouring context whilst optimising the site. As such, the effects of the proposals are considered acceptable in line with the aspirations and flexibilities of the BRE guidance, as well as local planning policies.

Appendix 1

Drawings of the existing, proposed and surrounding buildings



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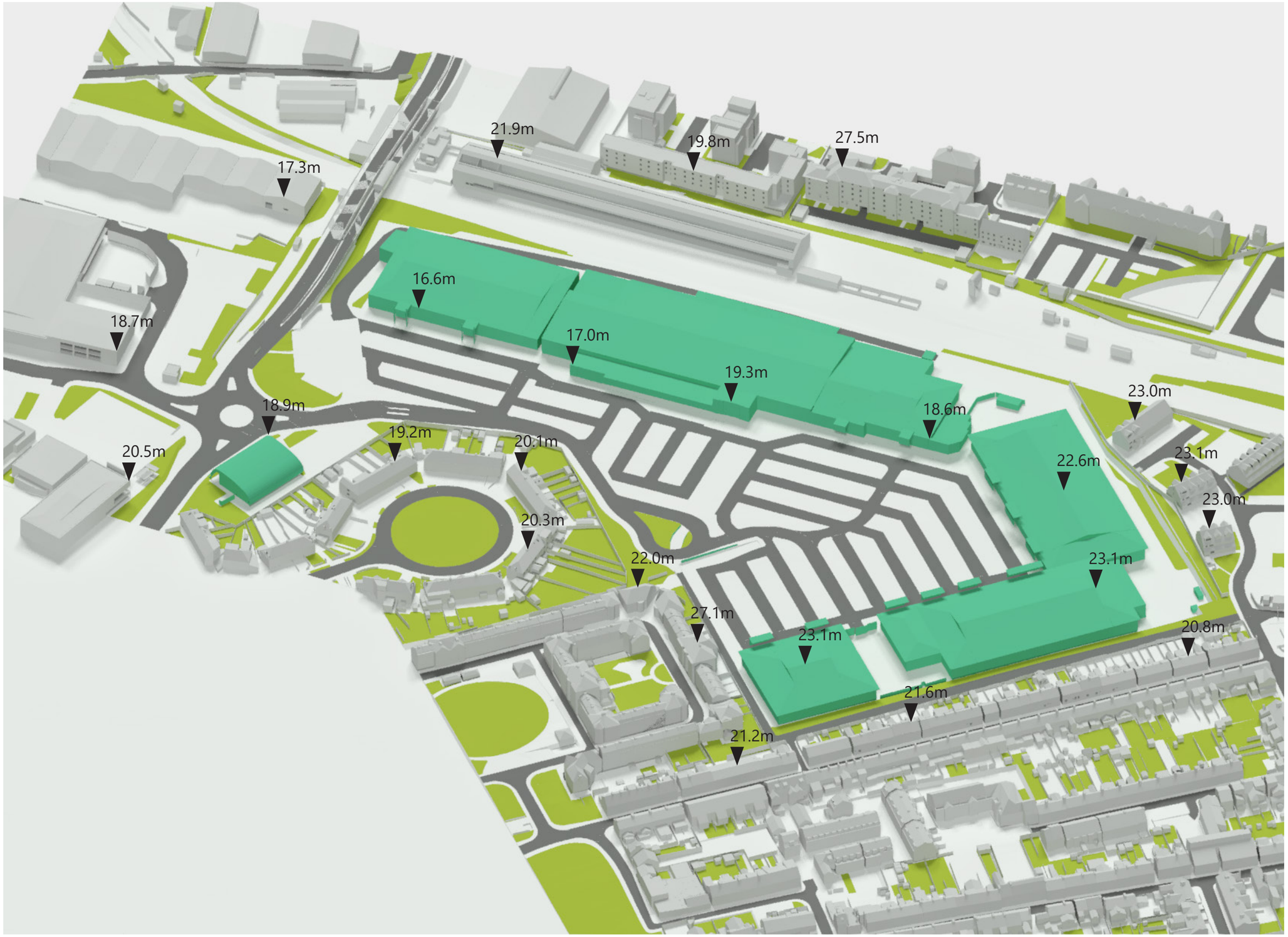

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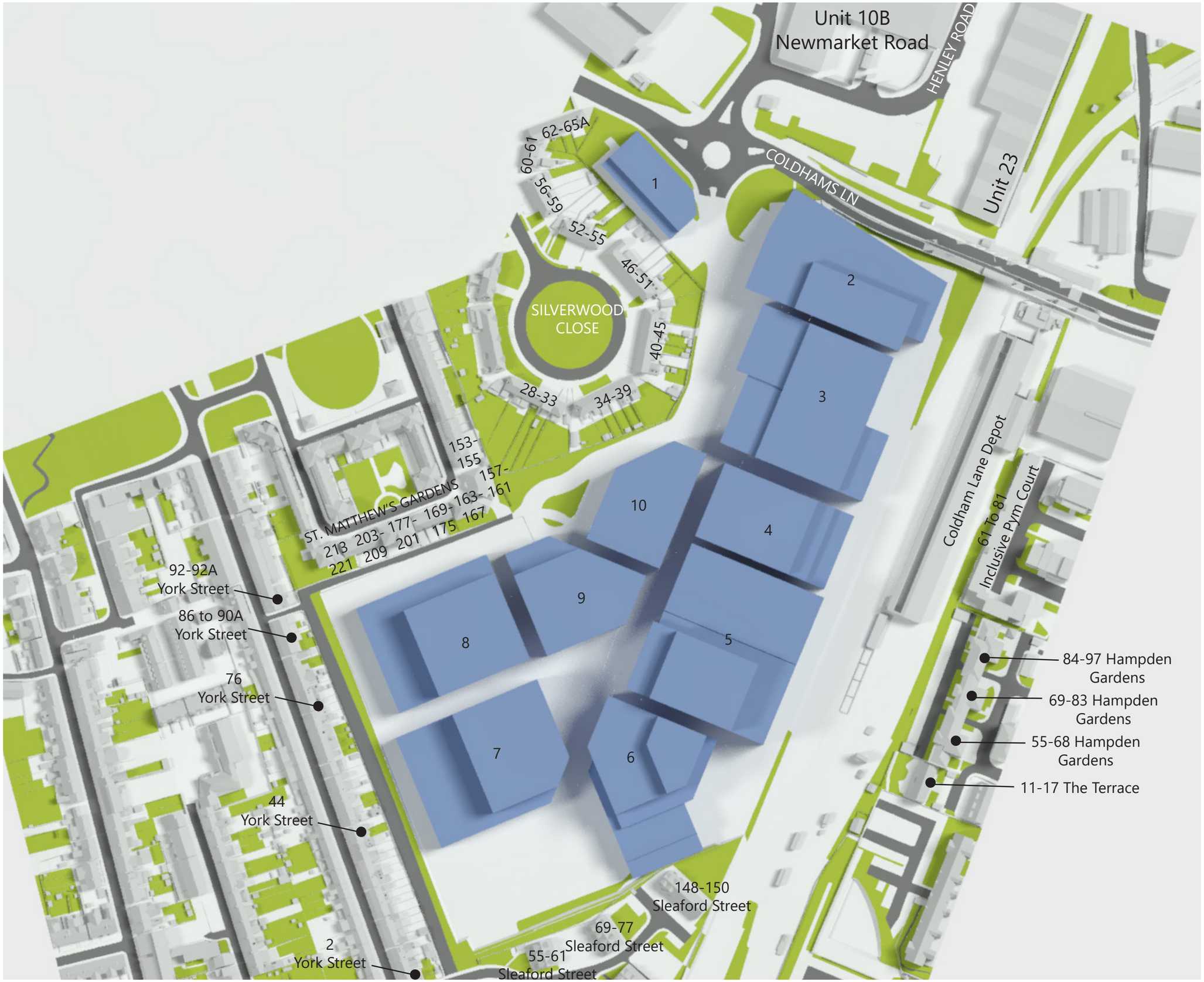

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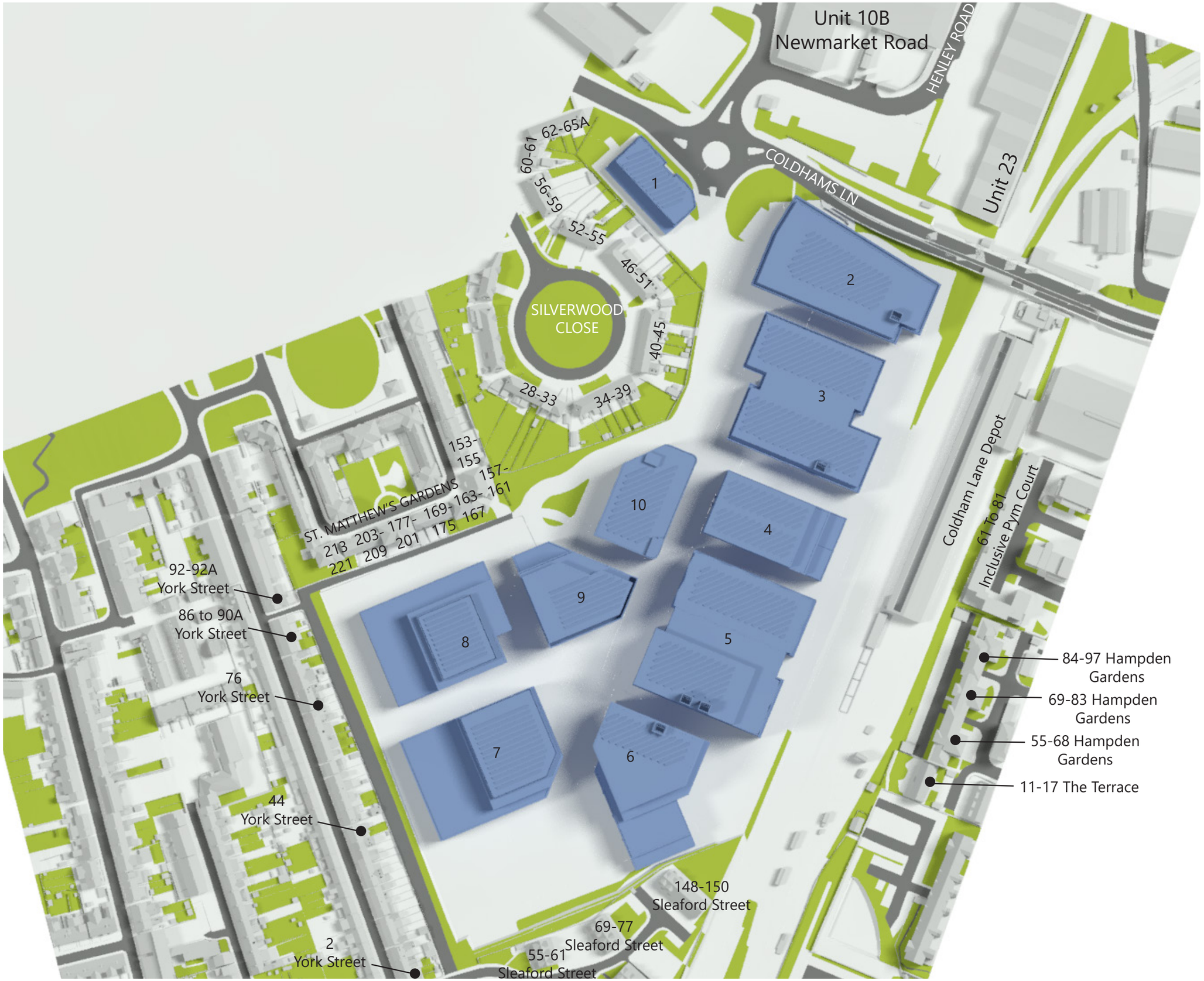

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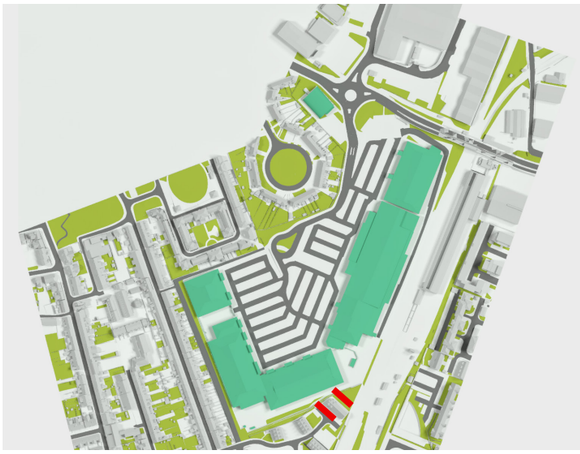

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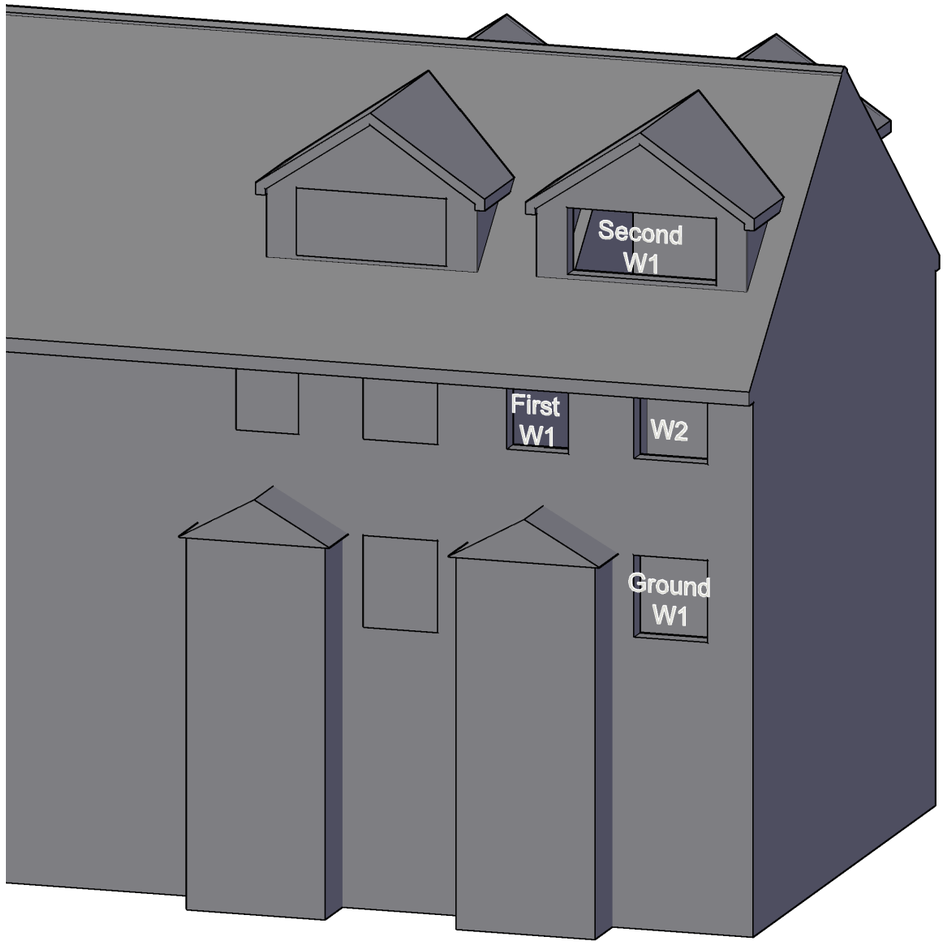

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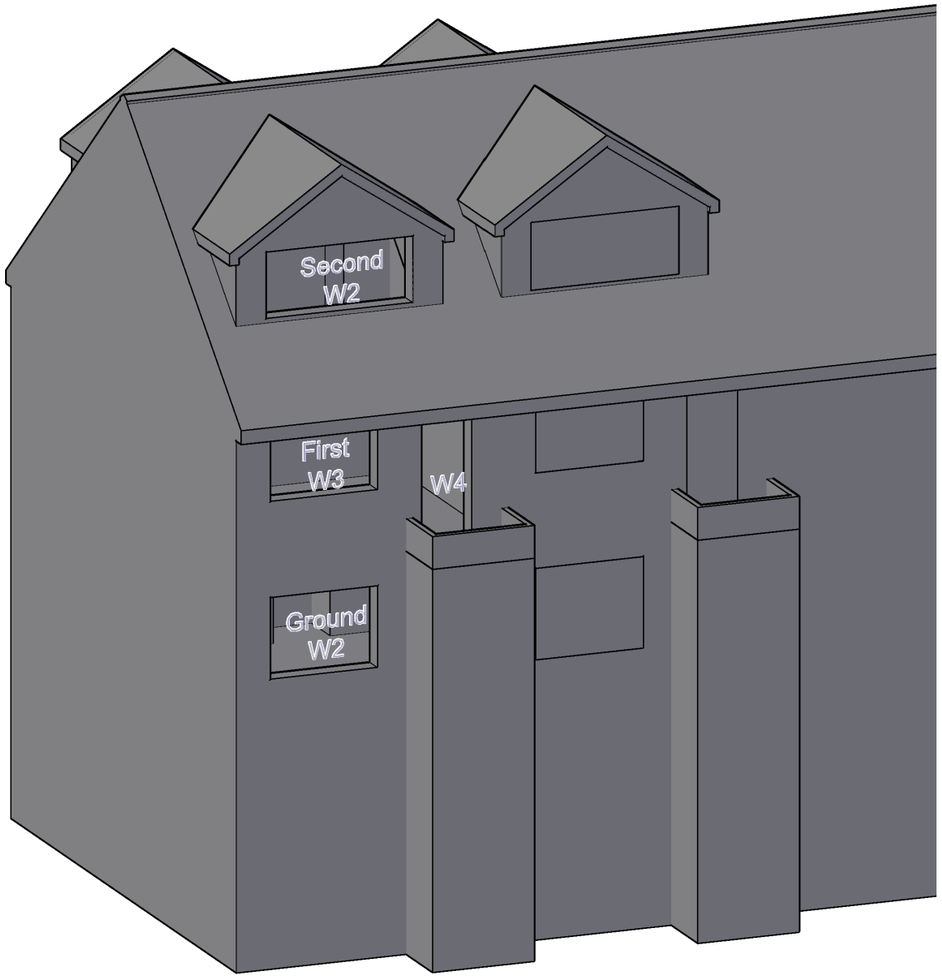

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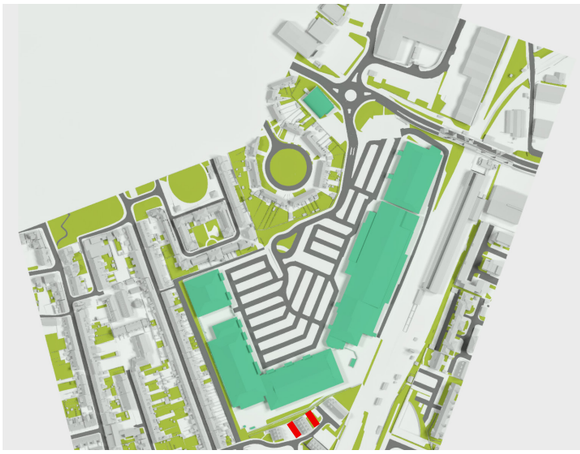

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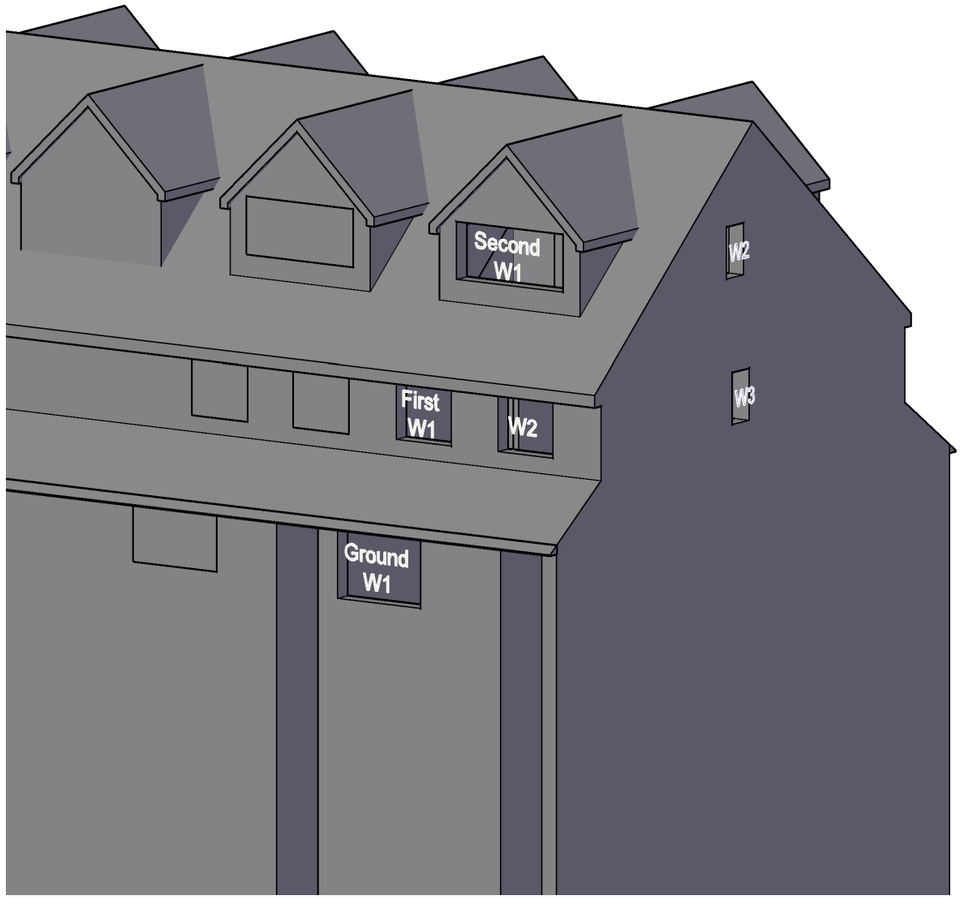

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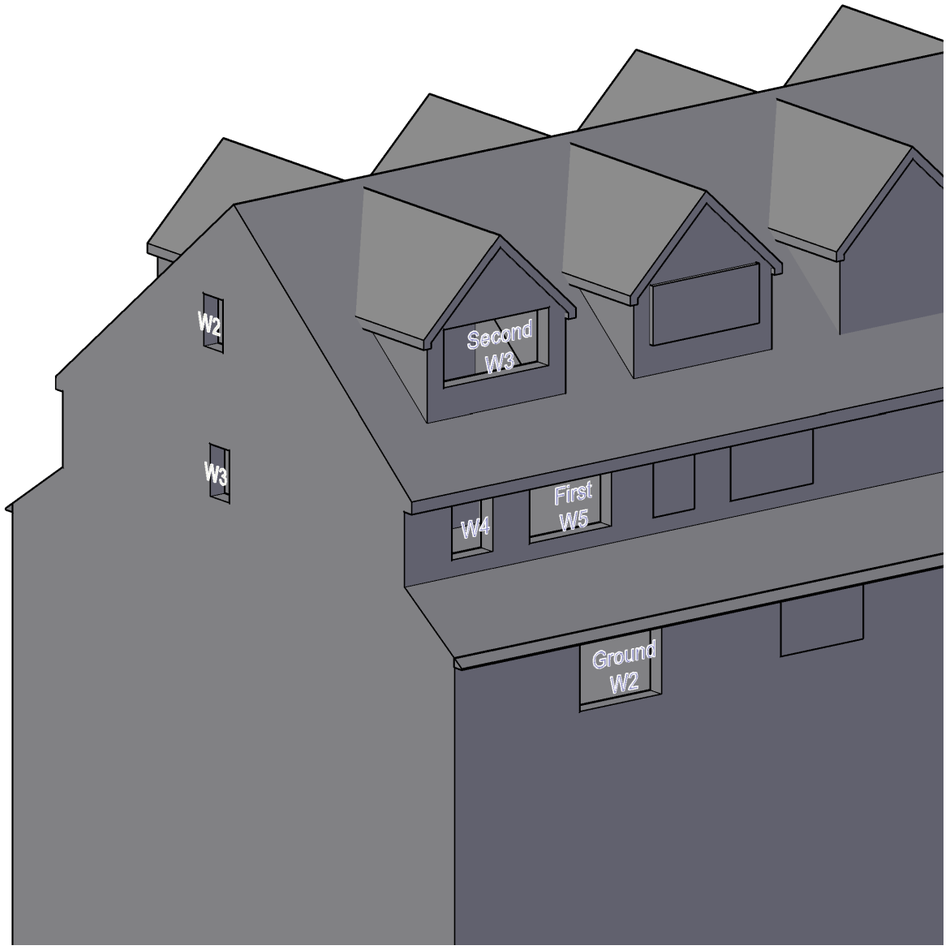

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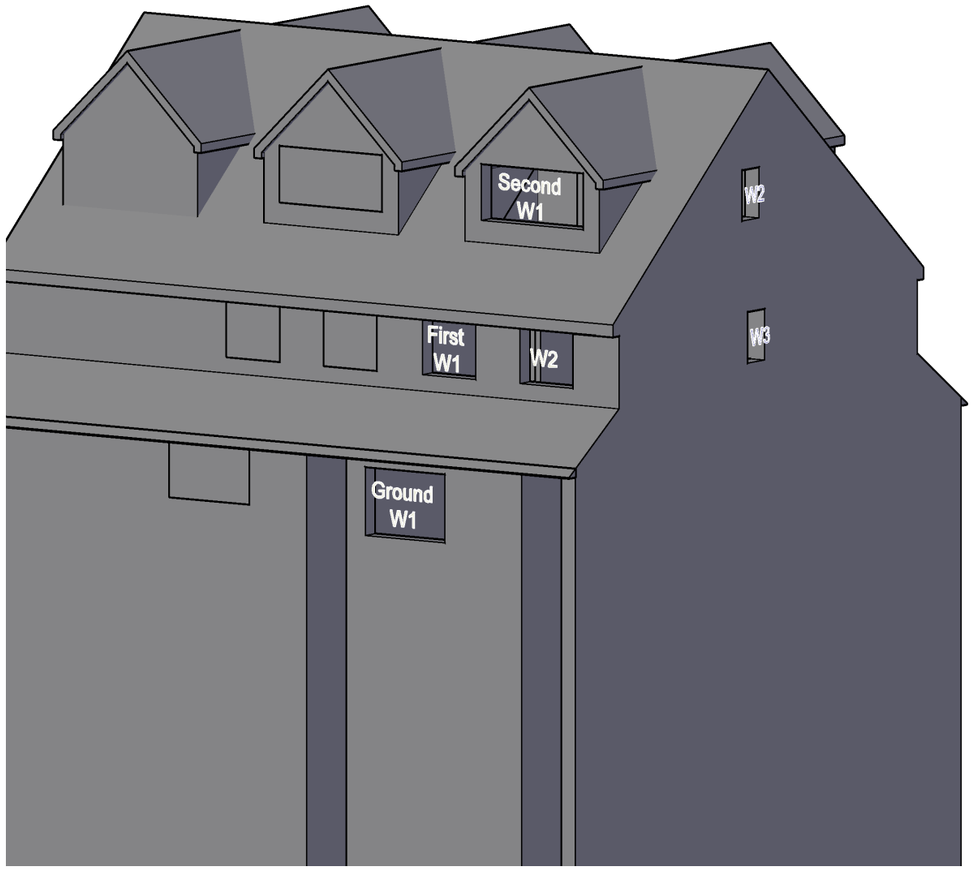

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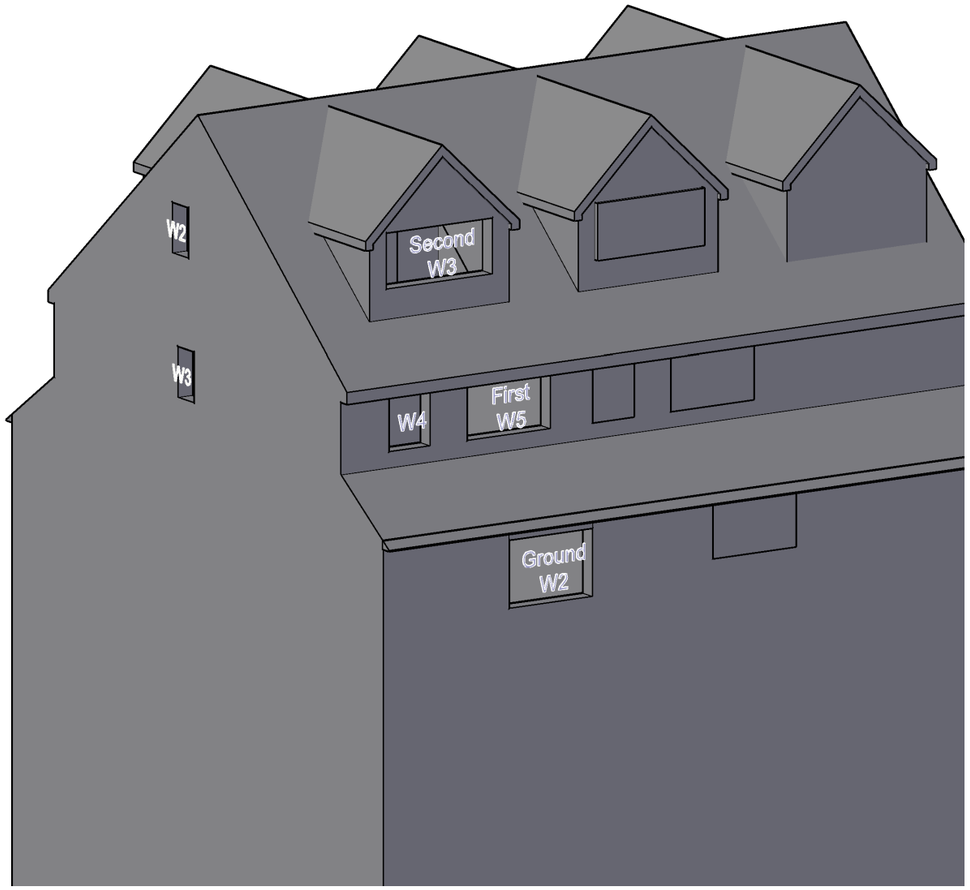

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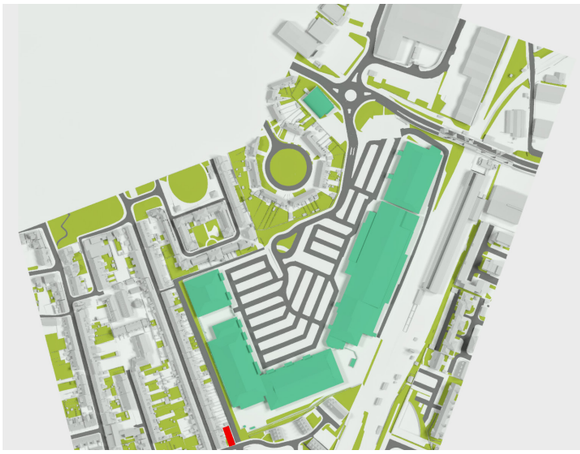

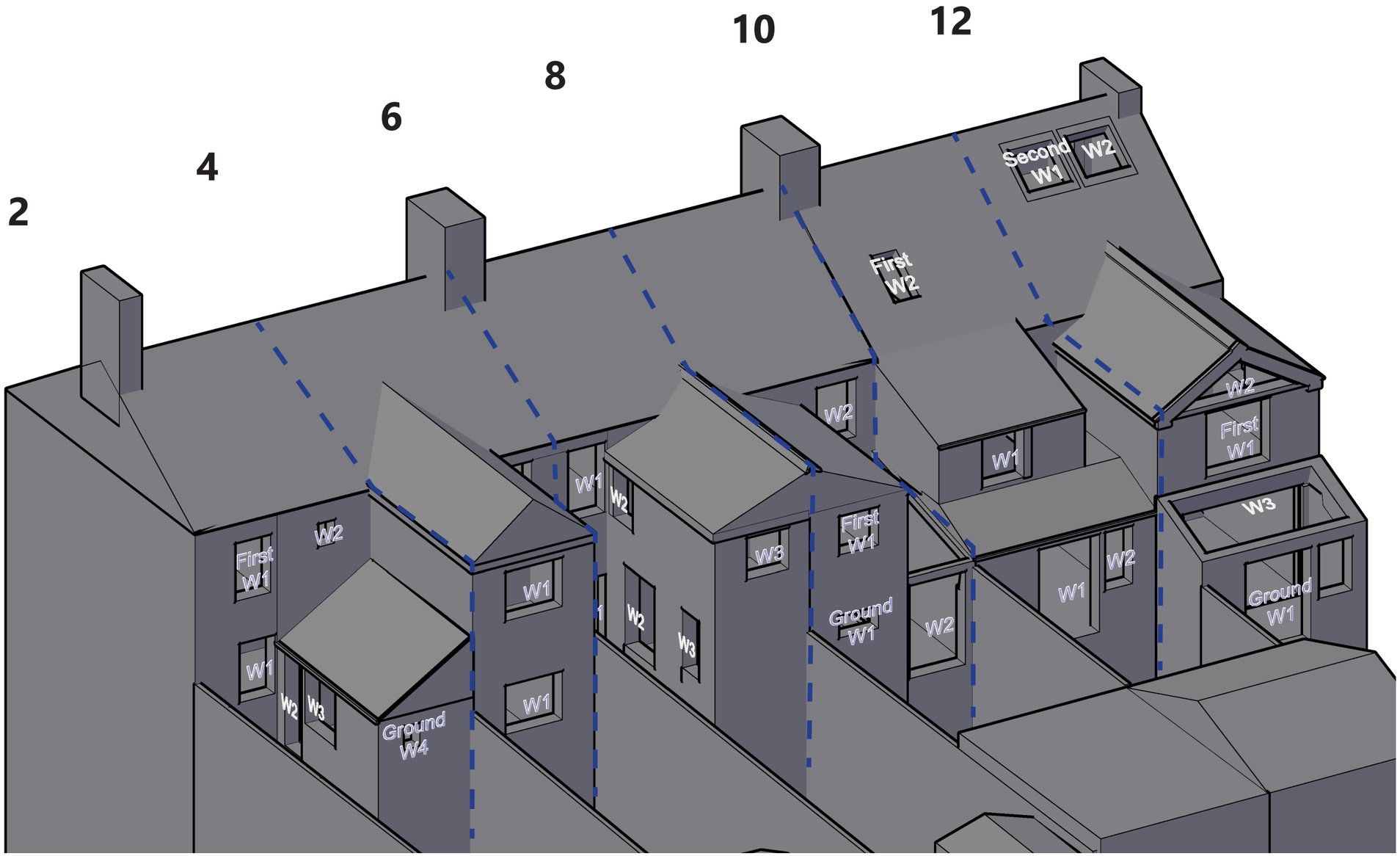

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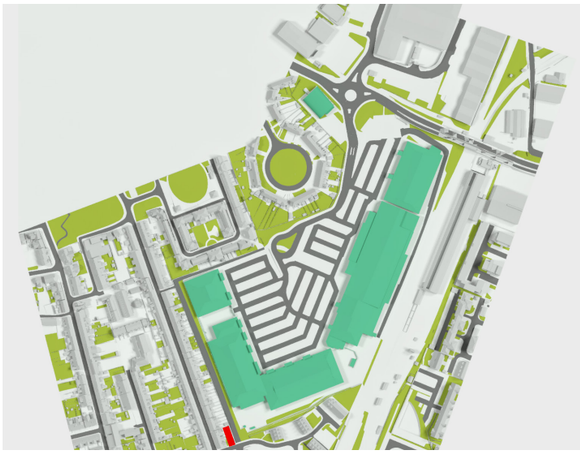

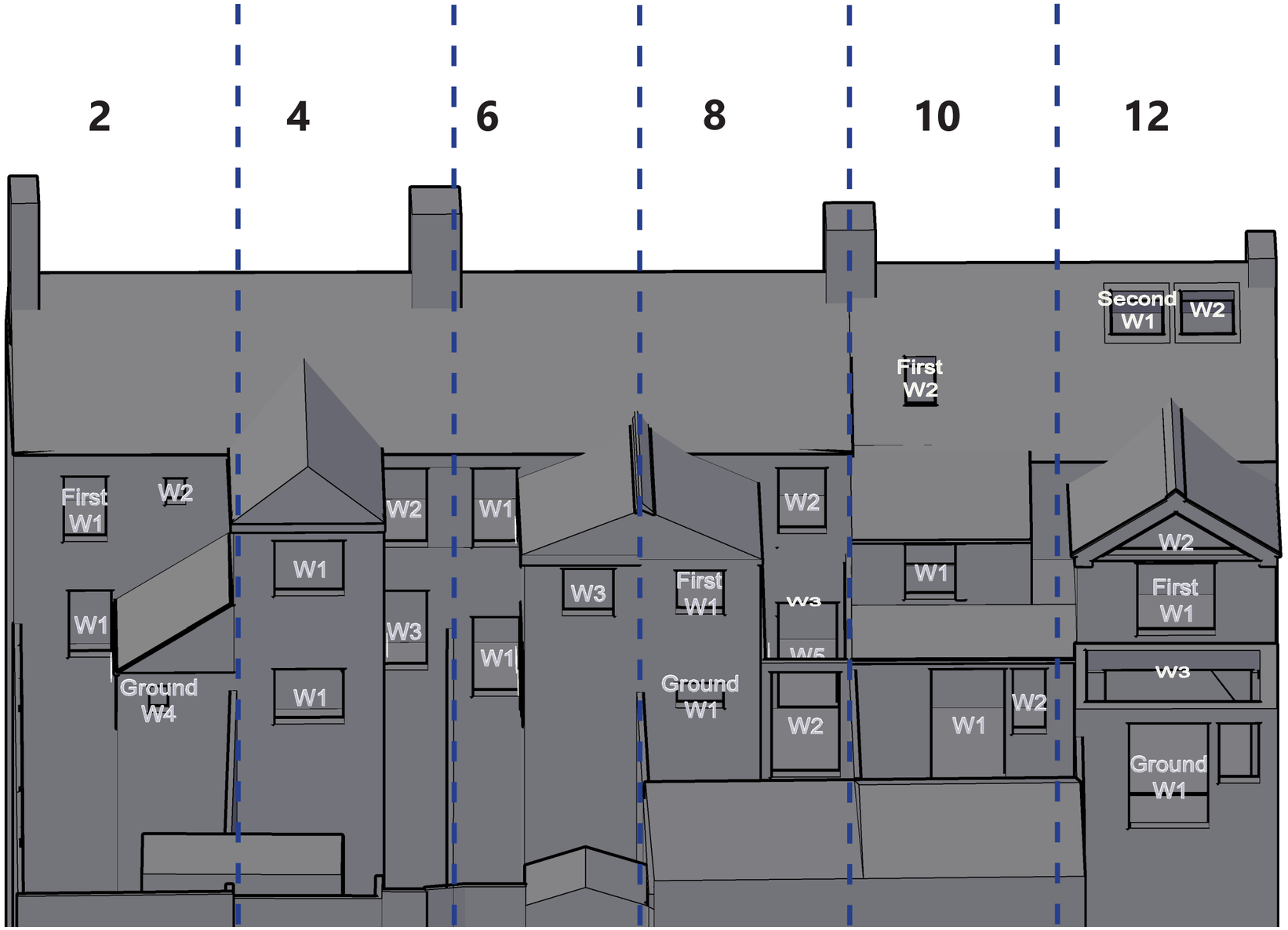

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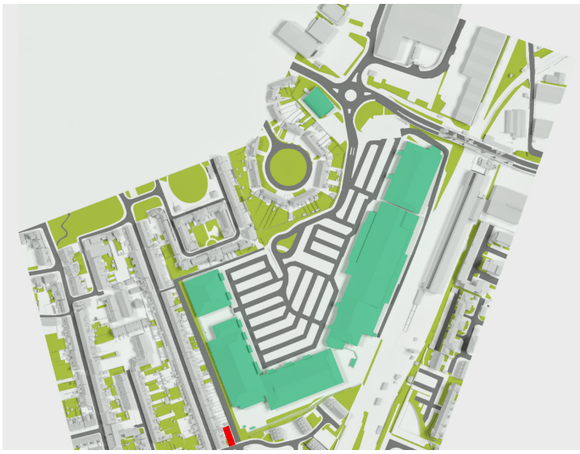

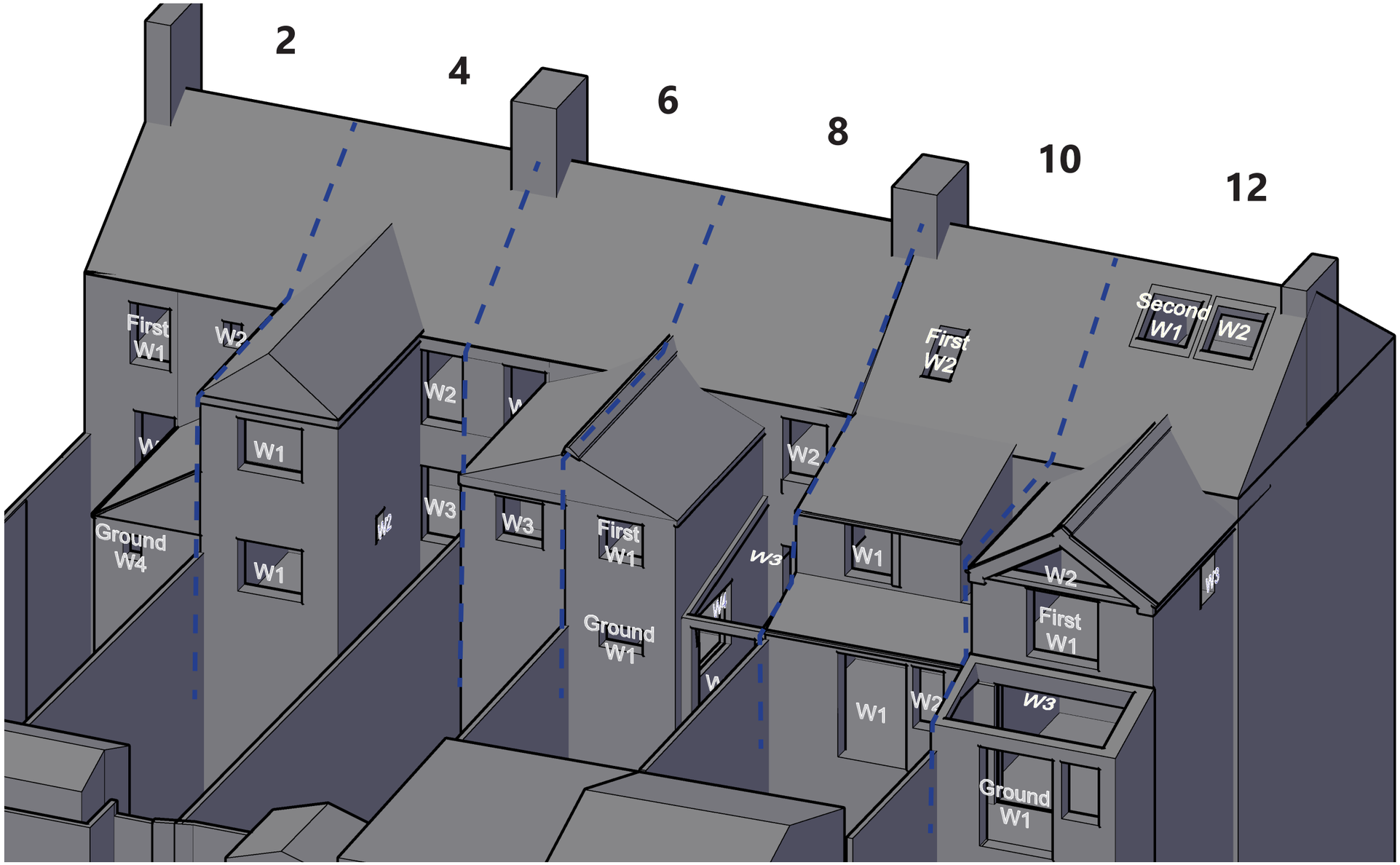

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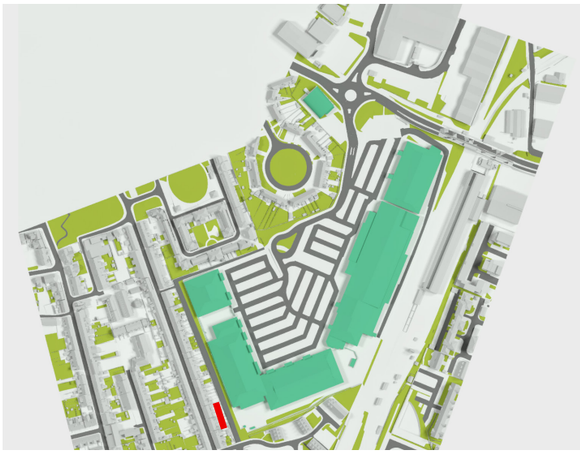

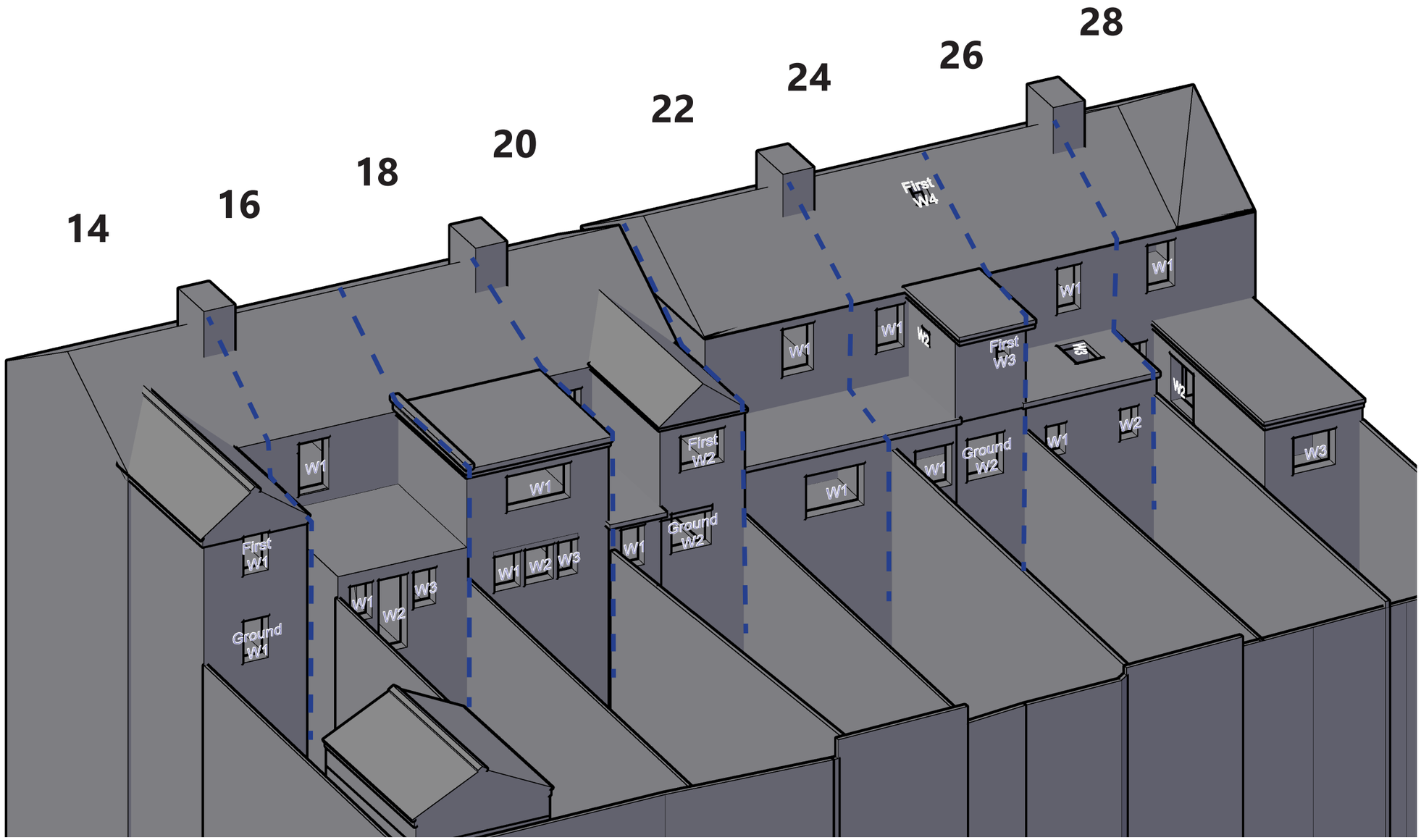

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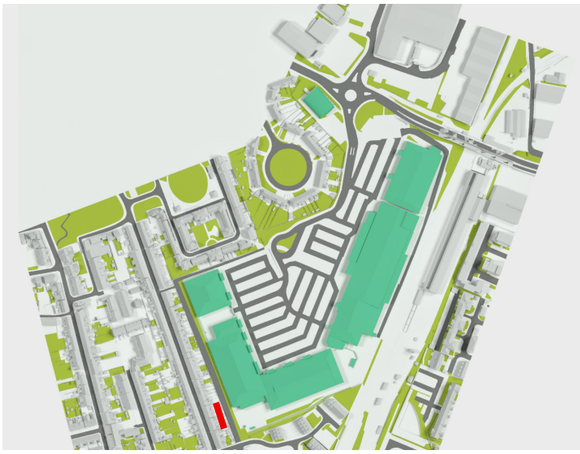

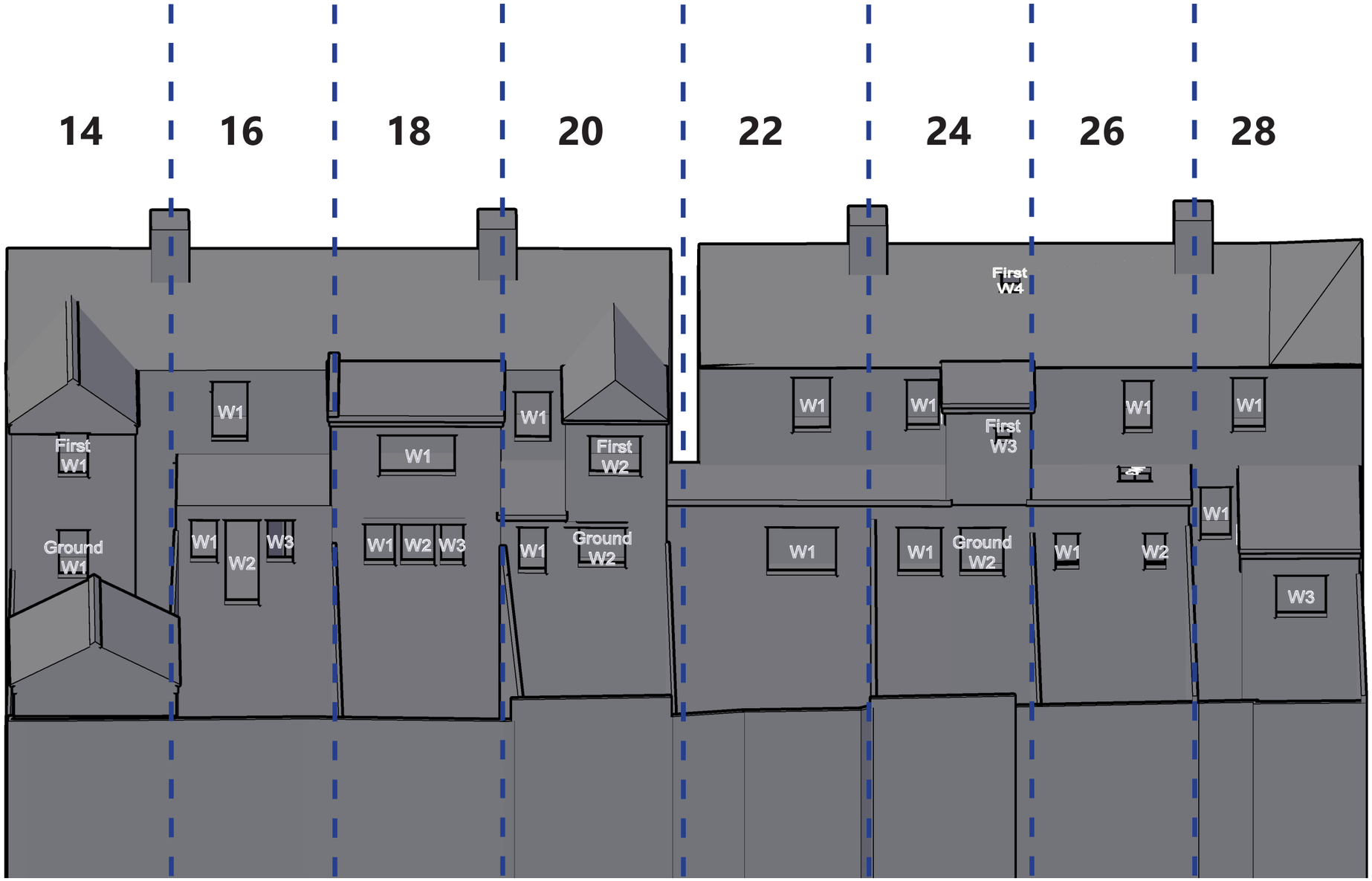

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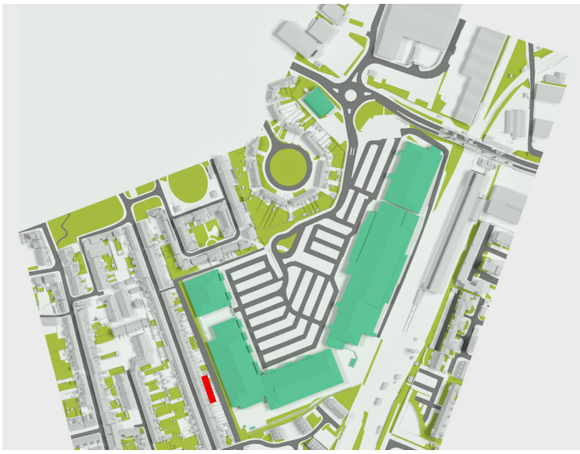

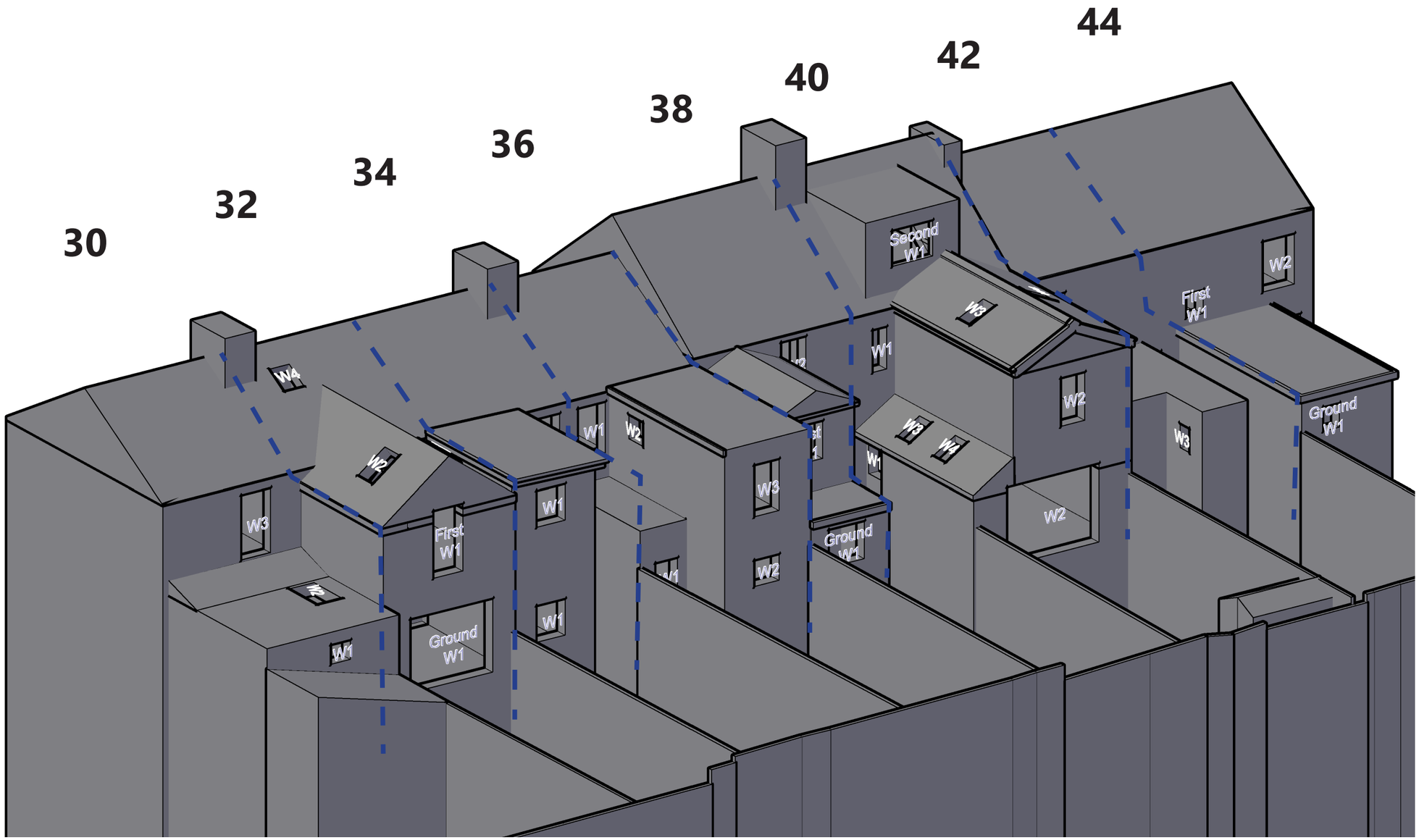

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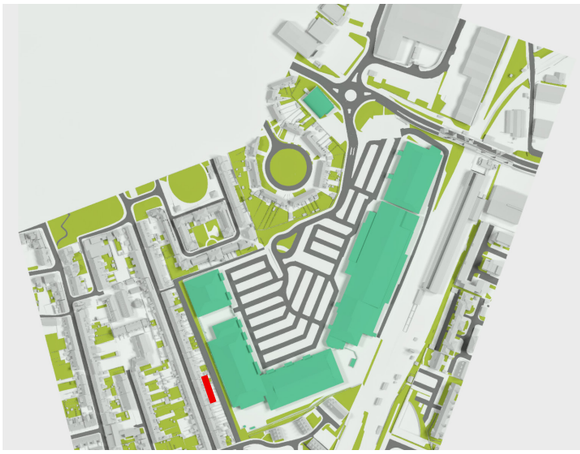

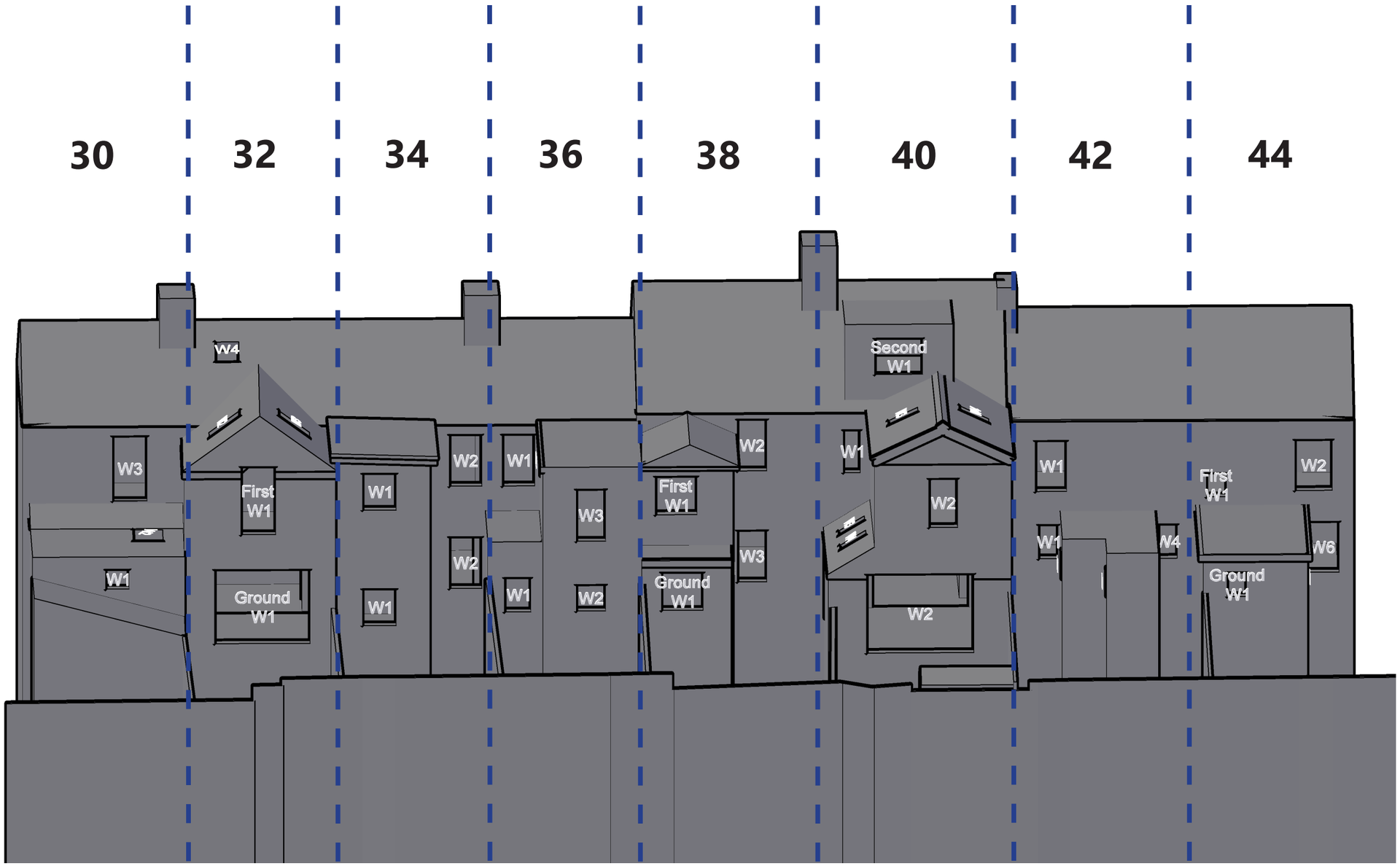

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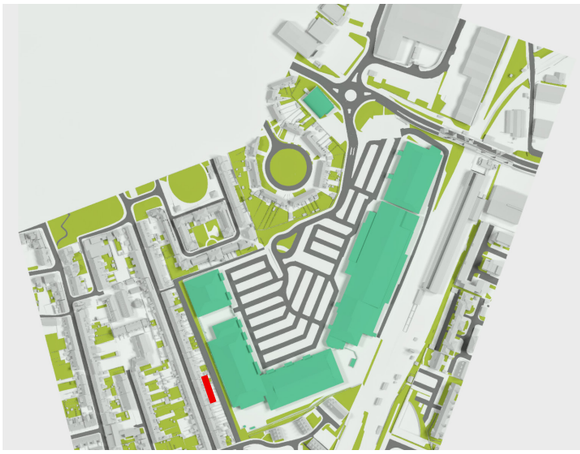

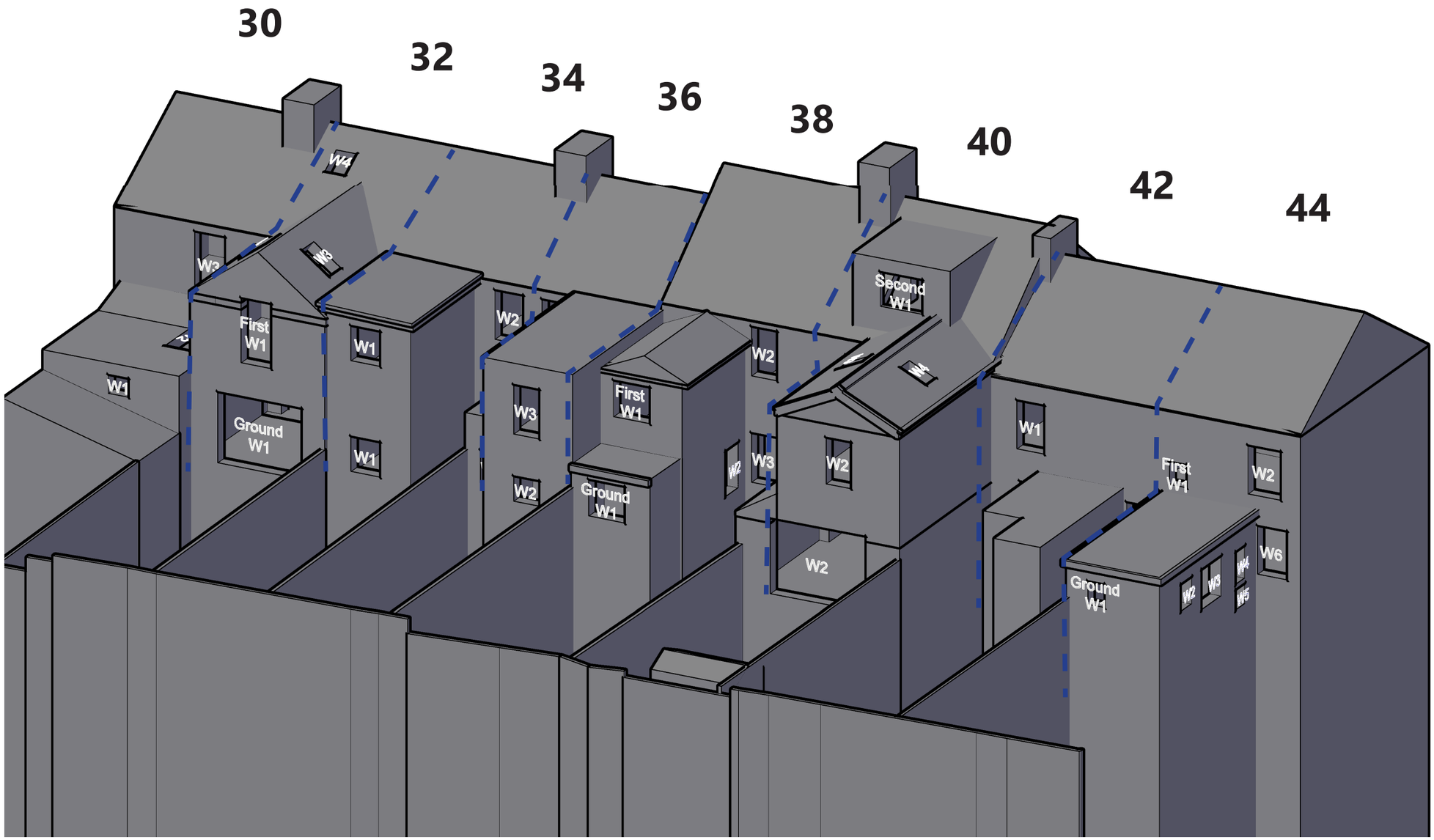

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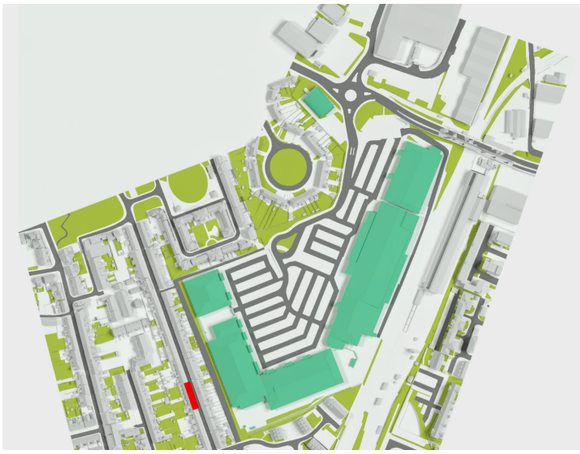

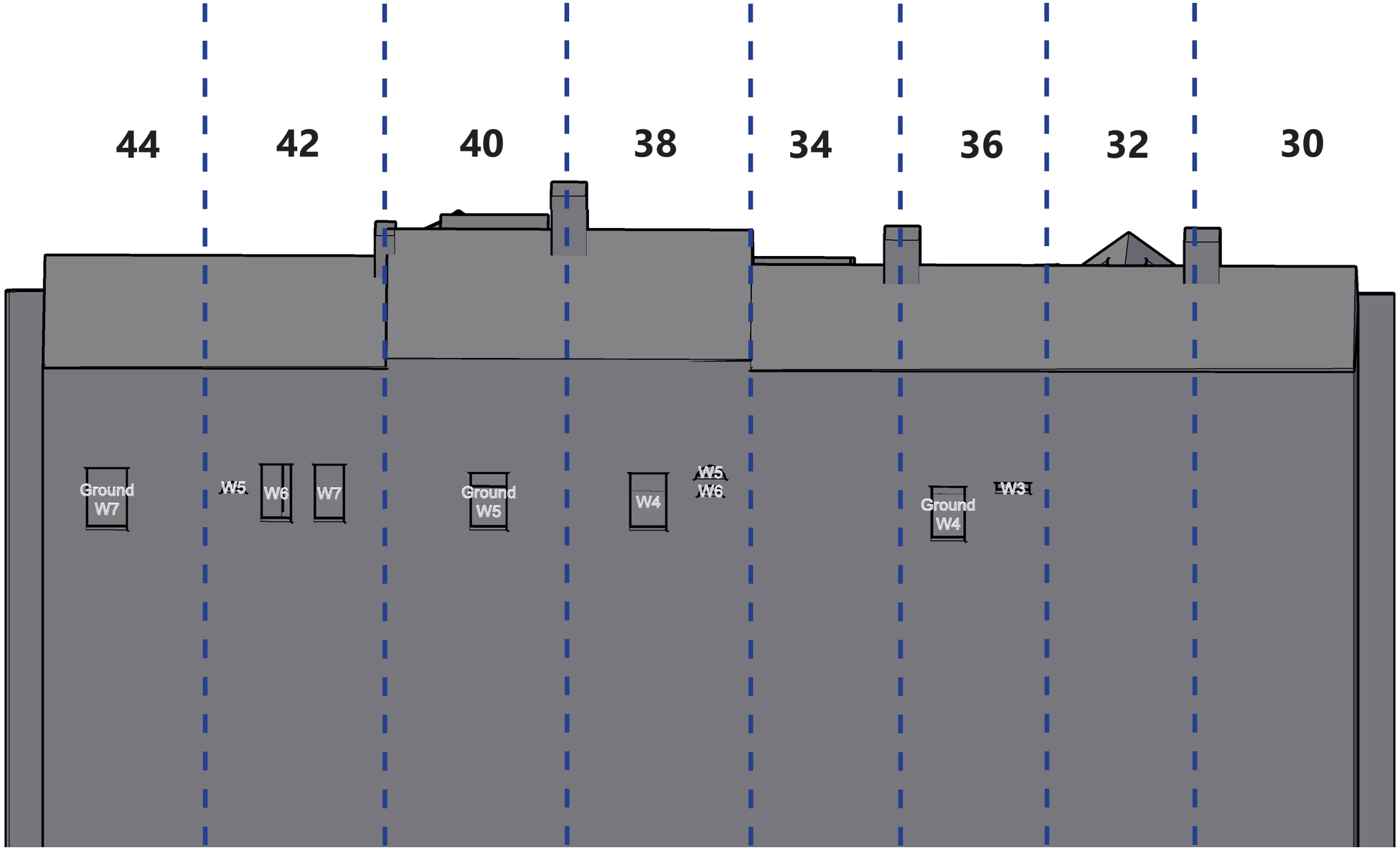

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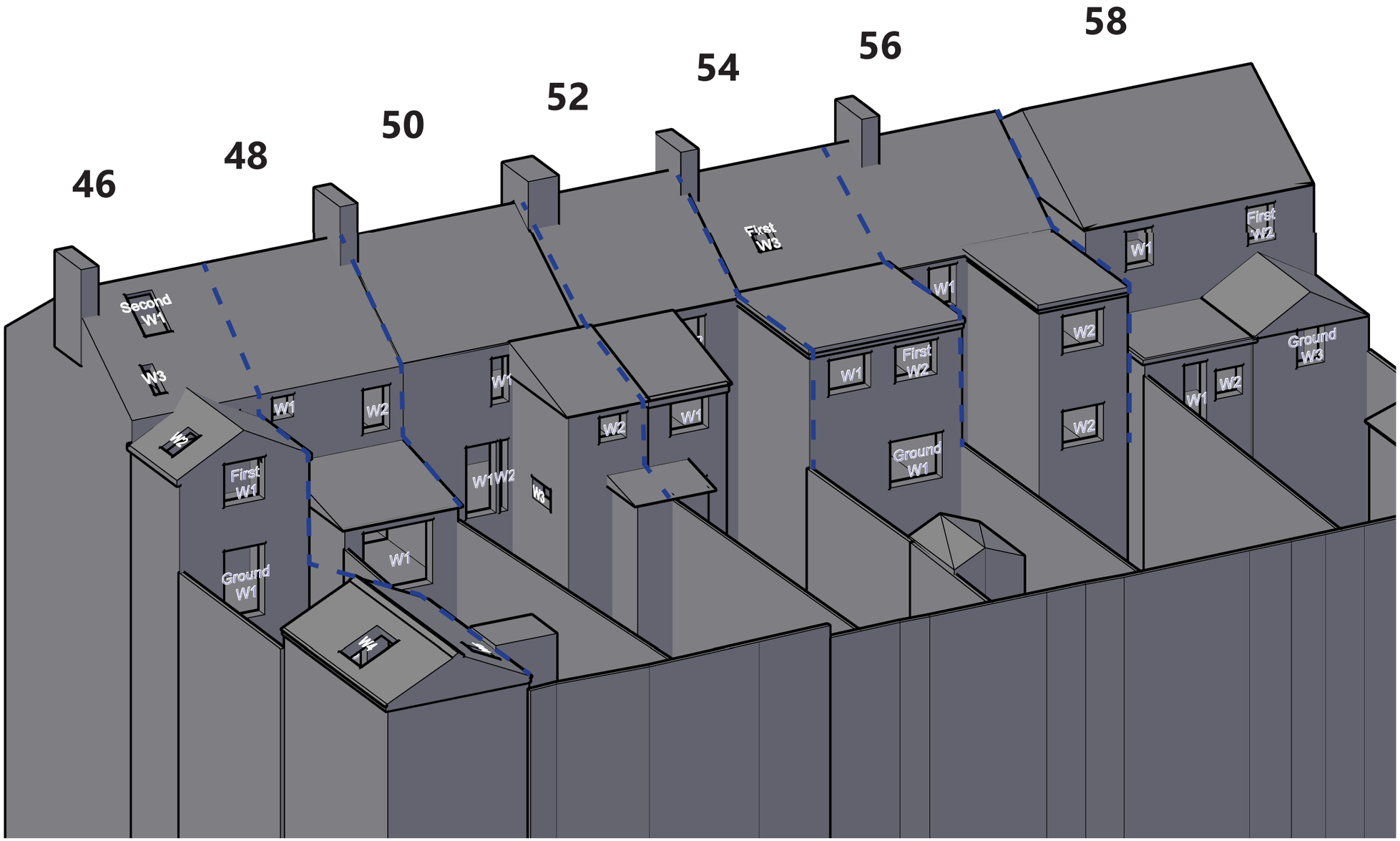

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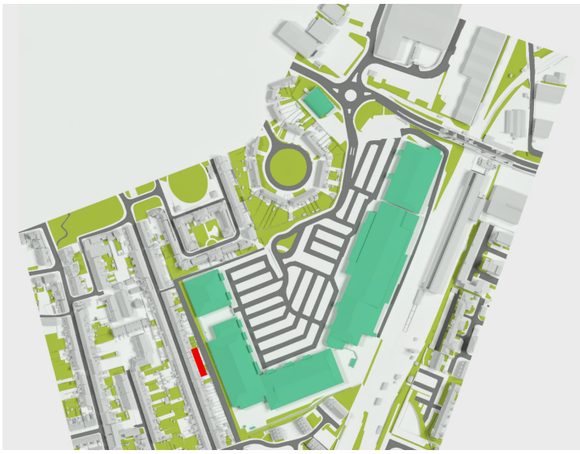

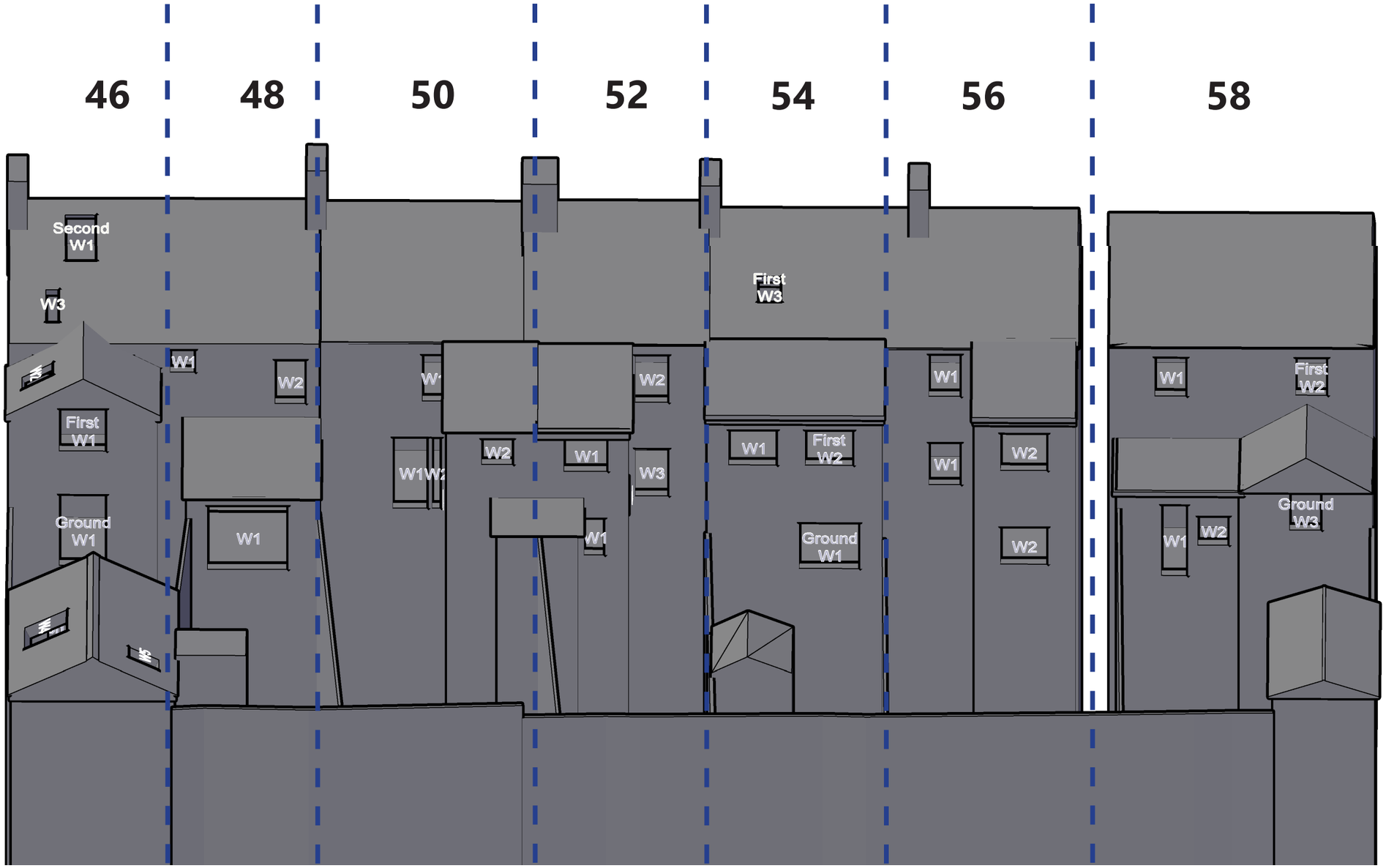

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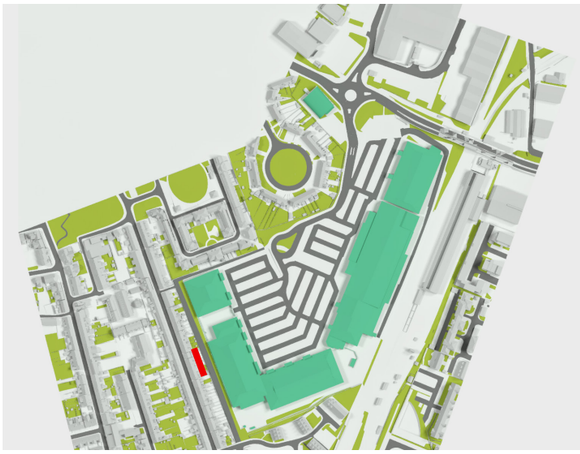

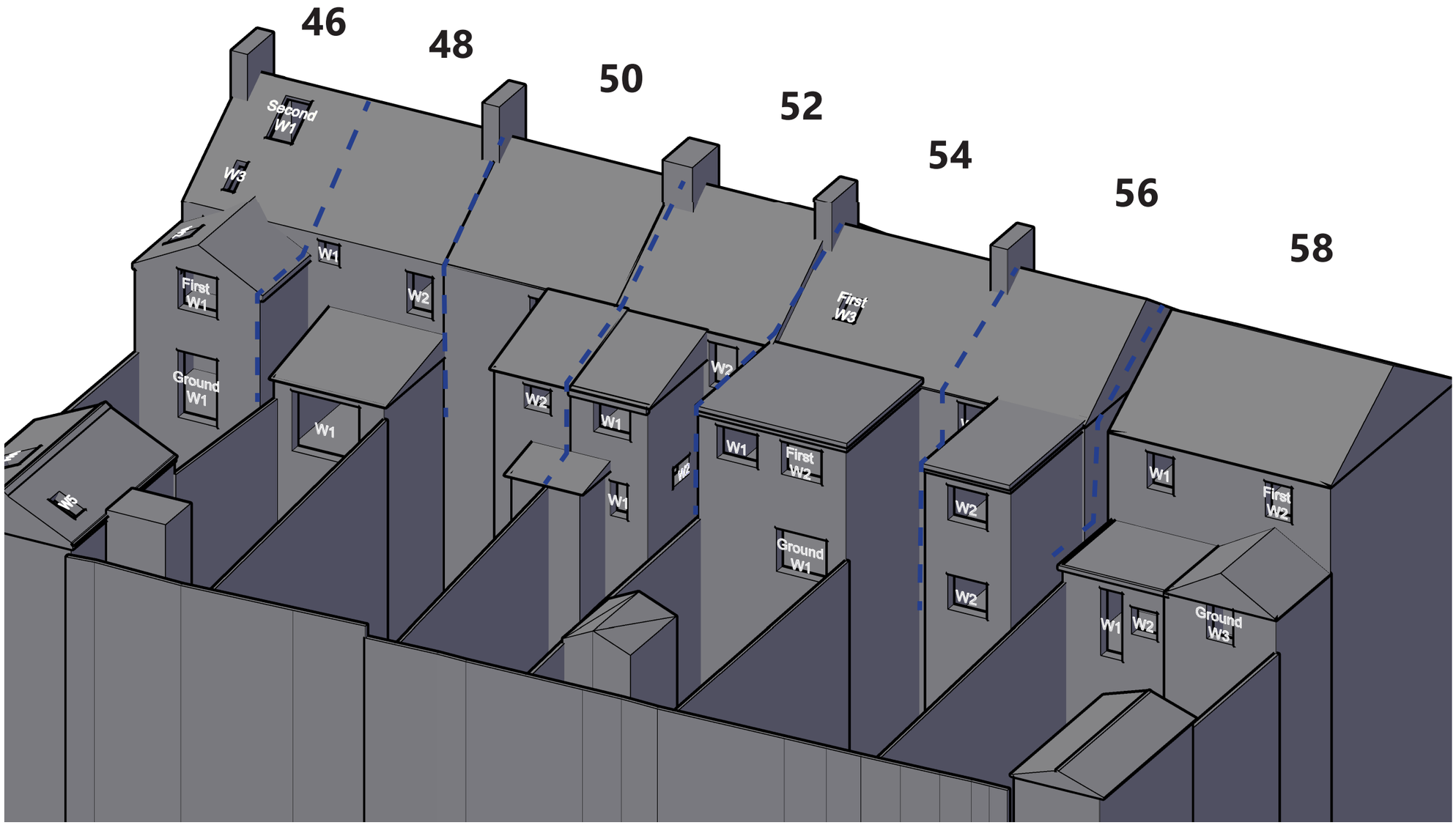

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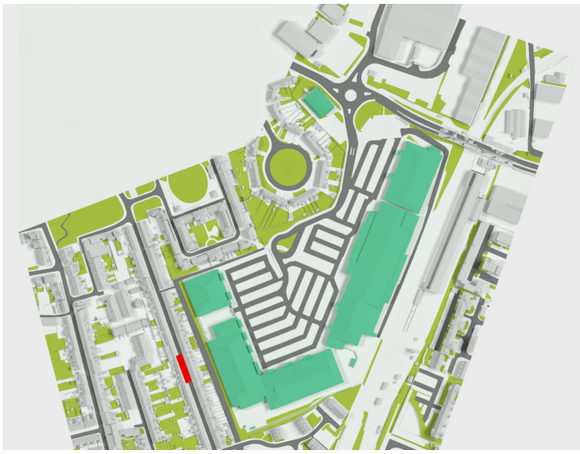

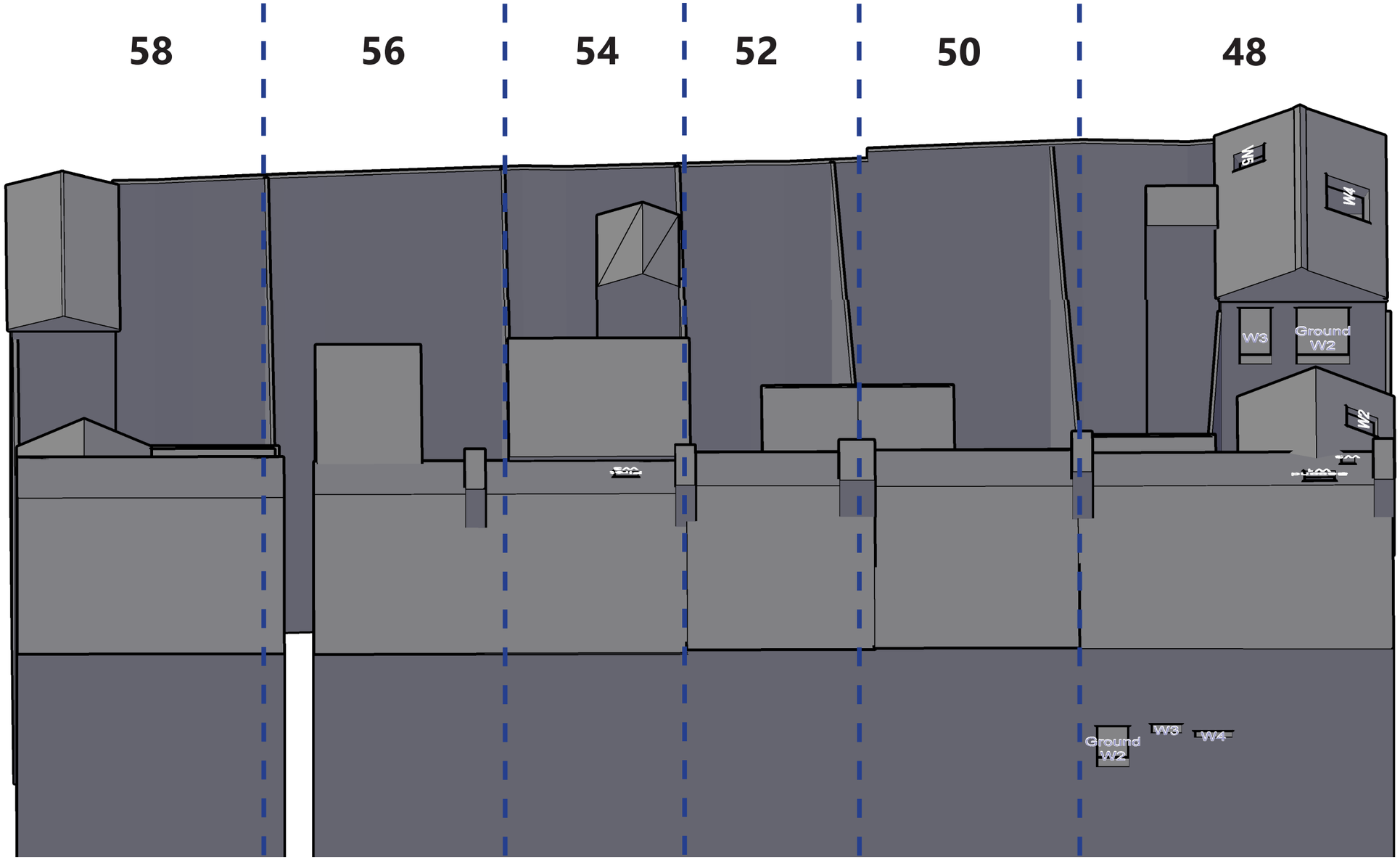

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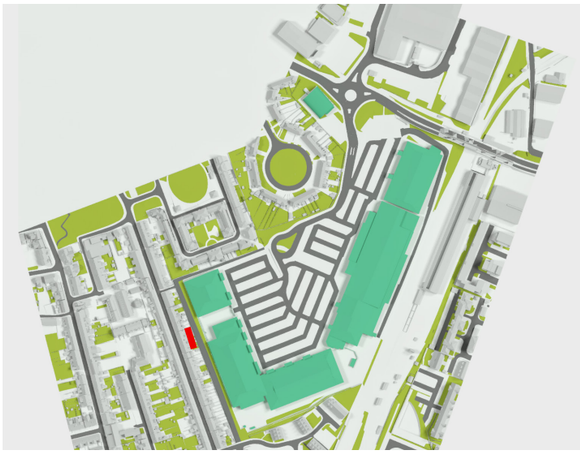

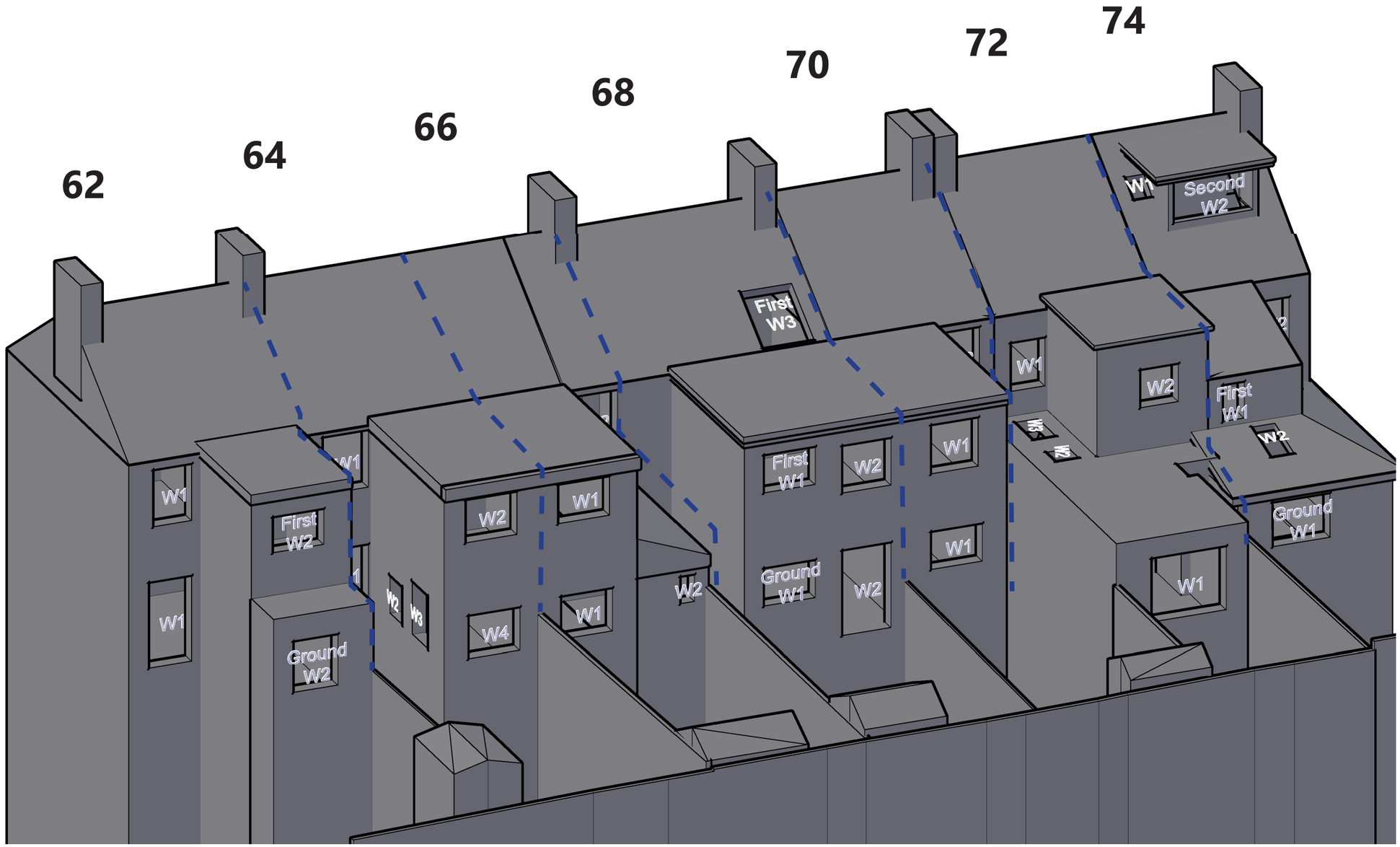

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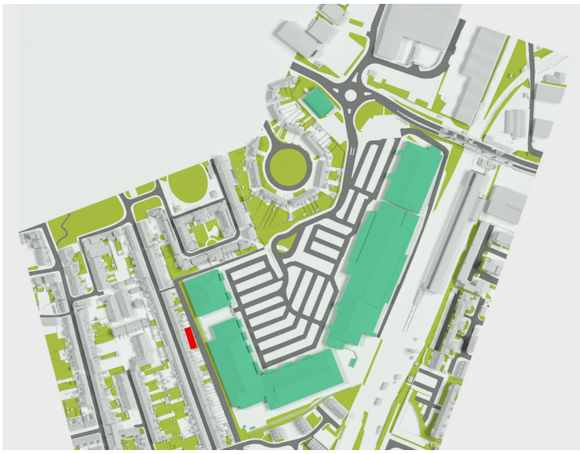

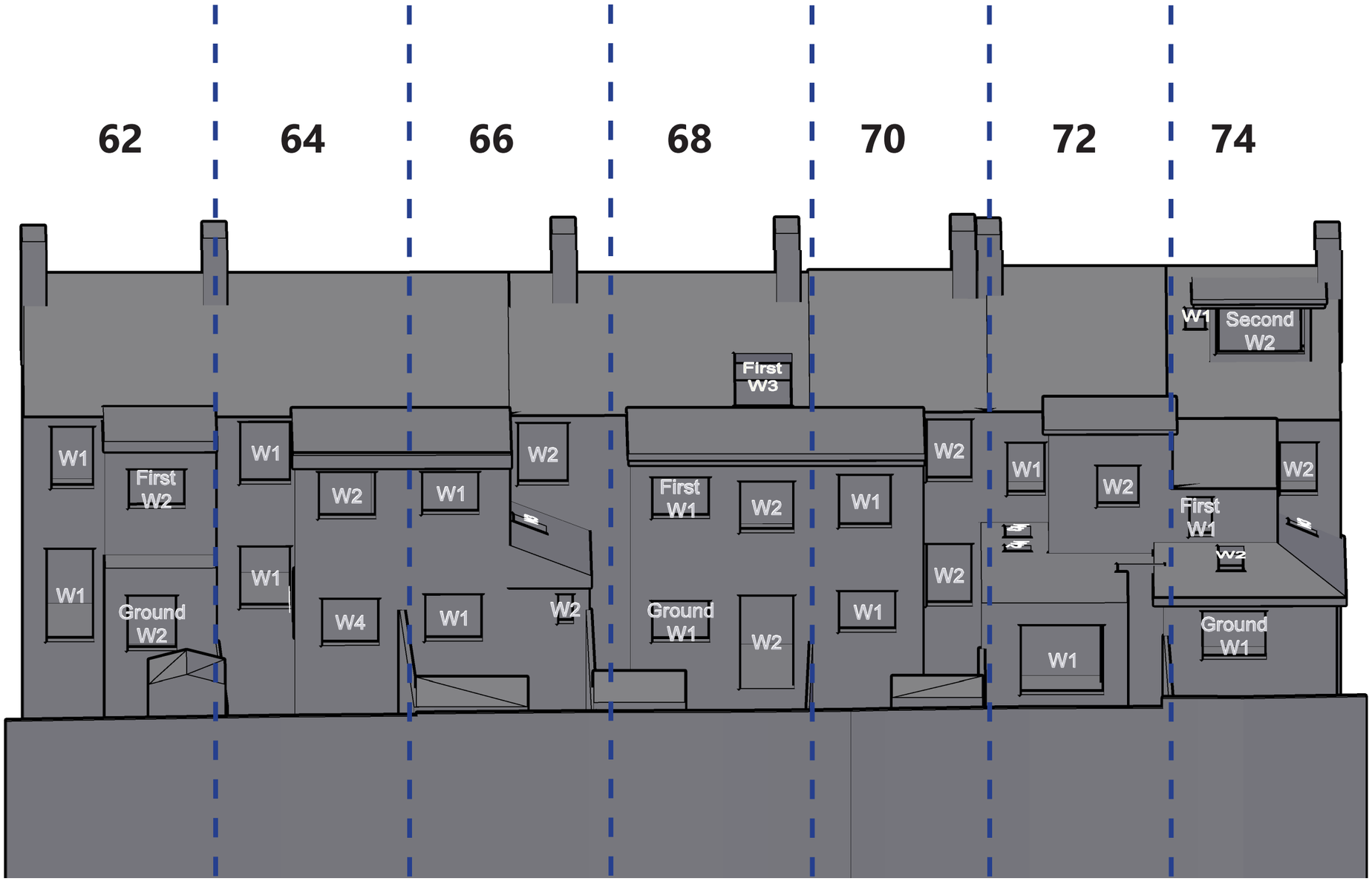

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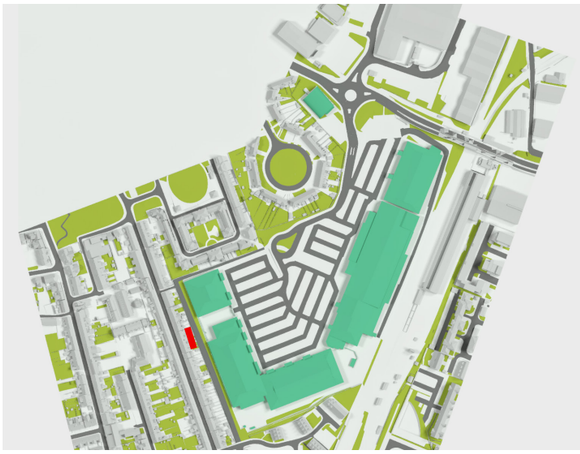

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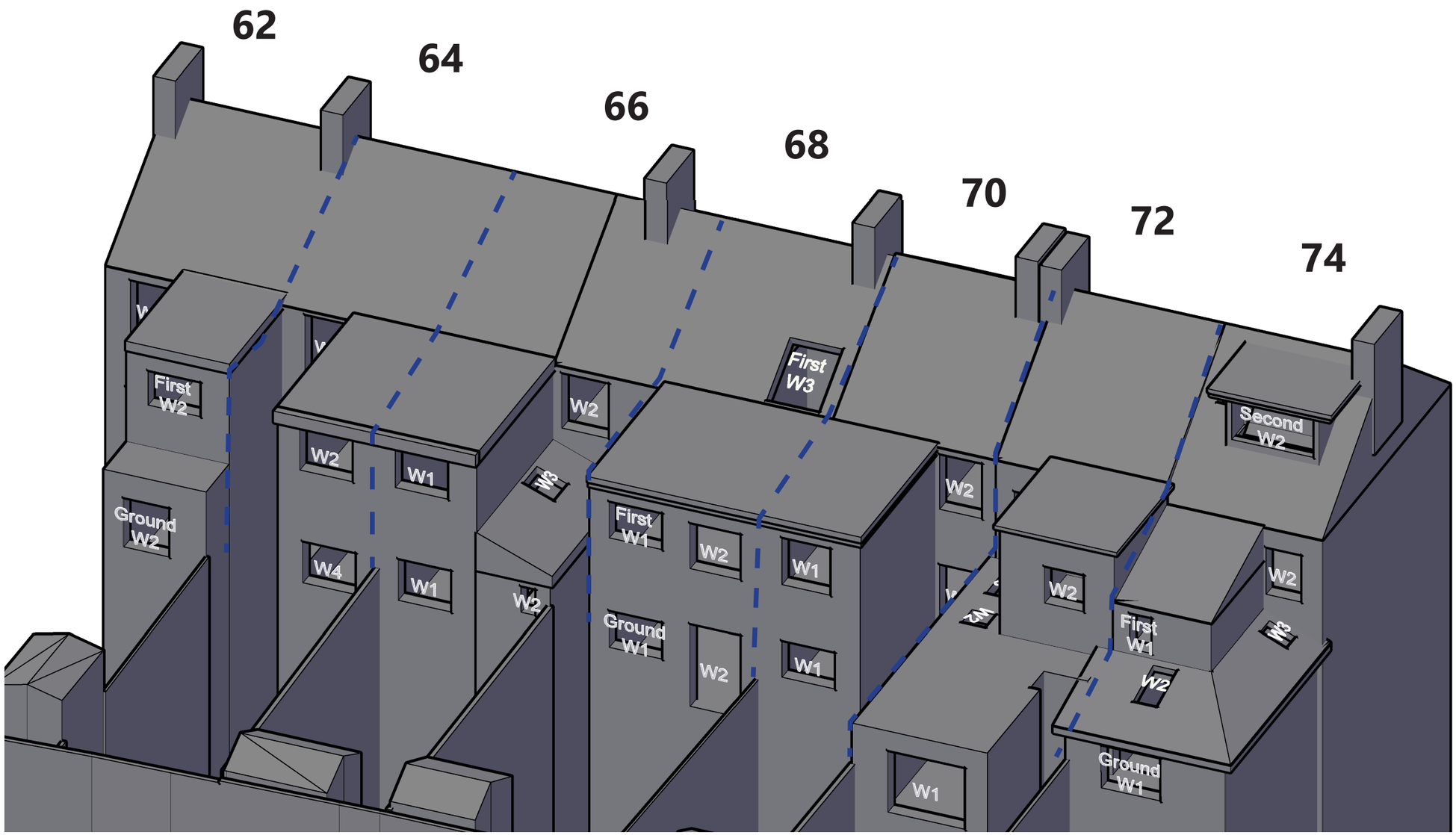

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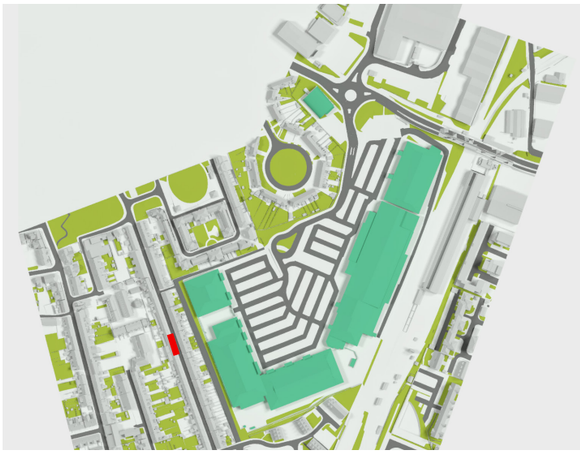

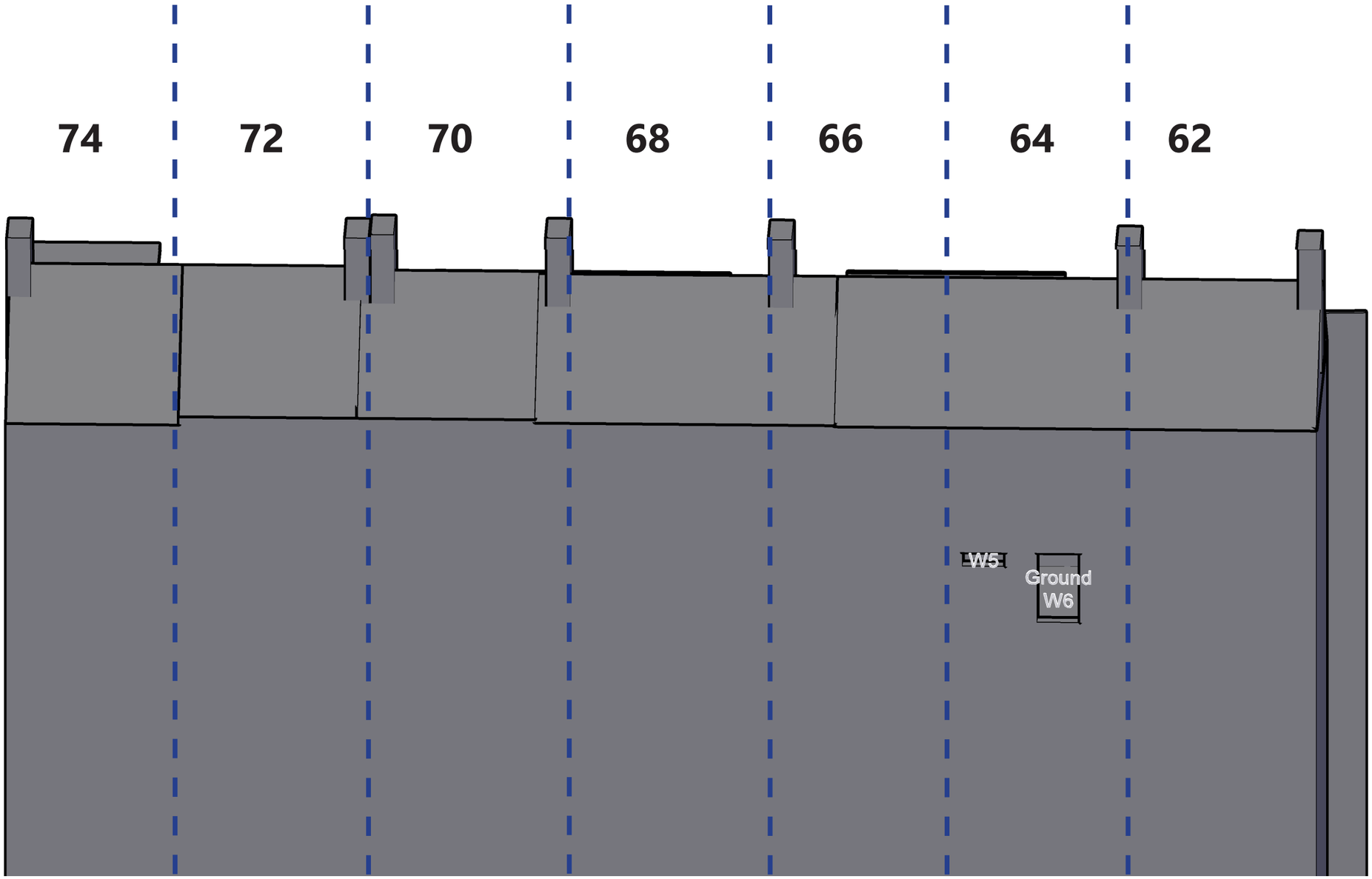

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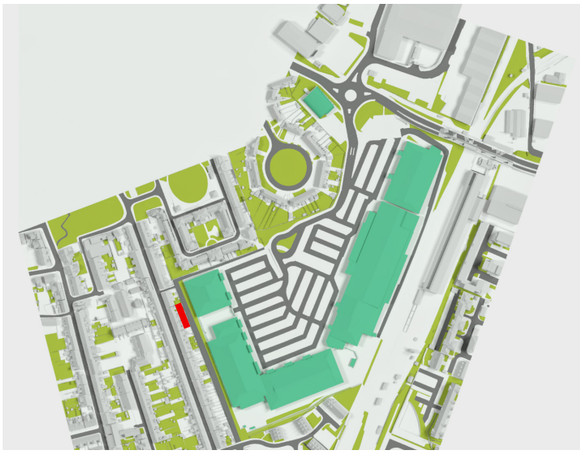

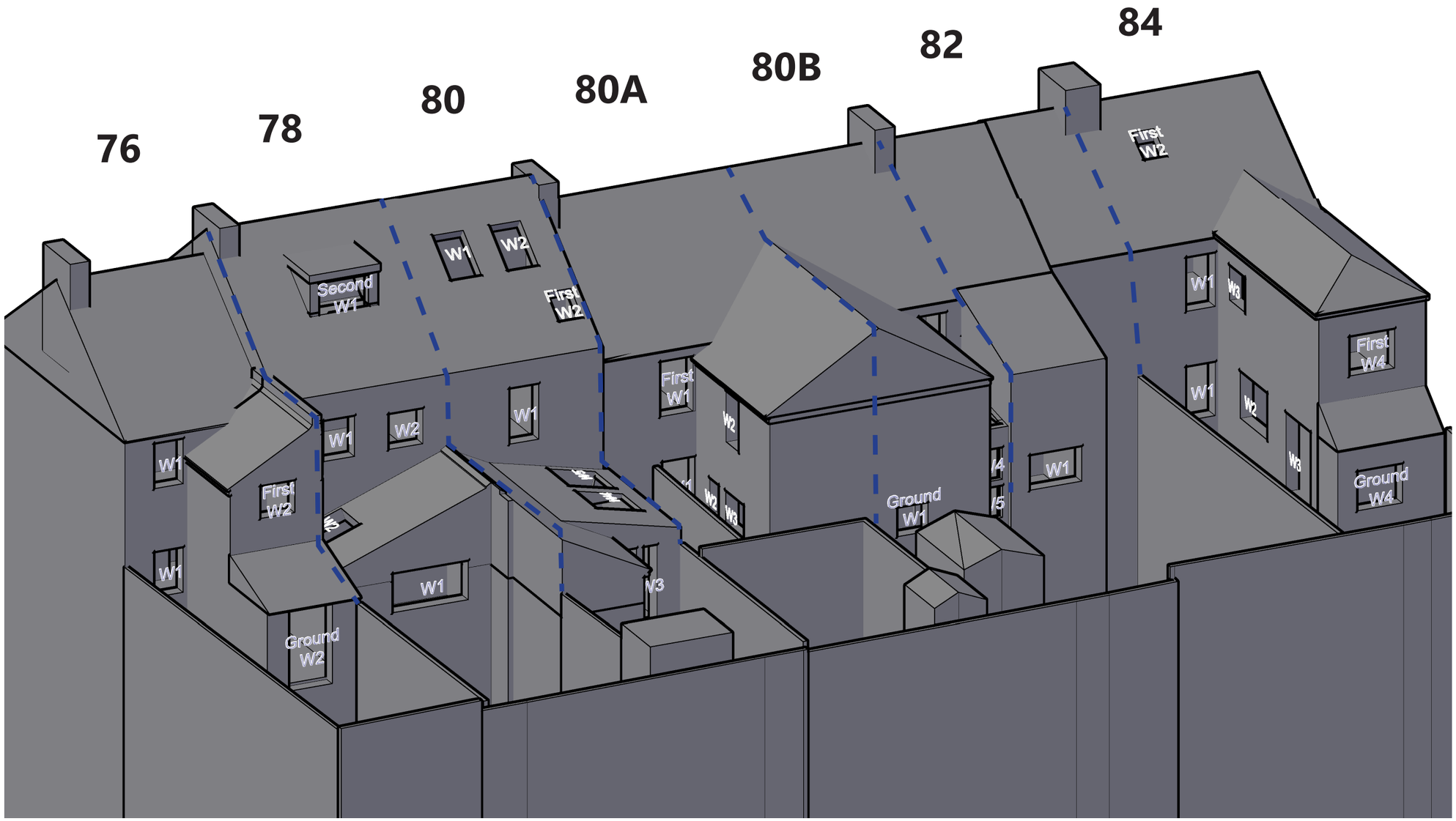

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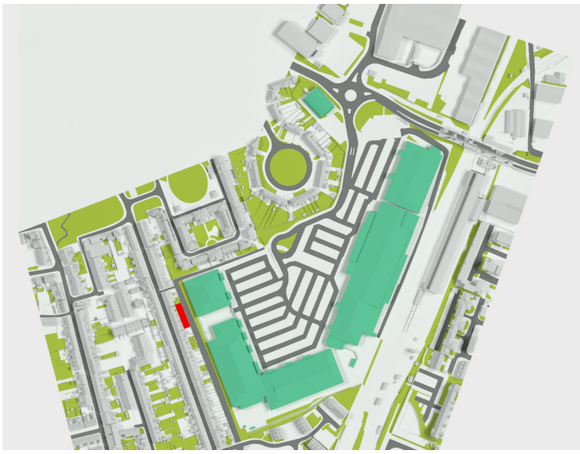

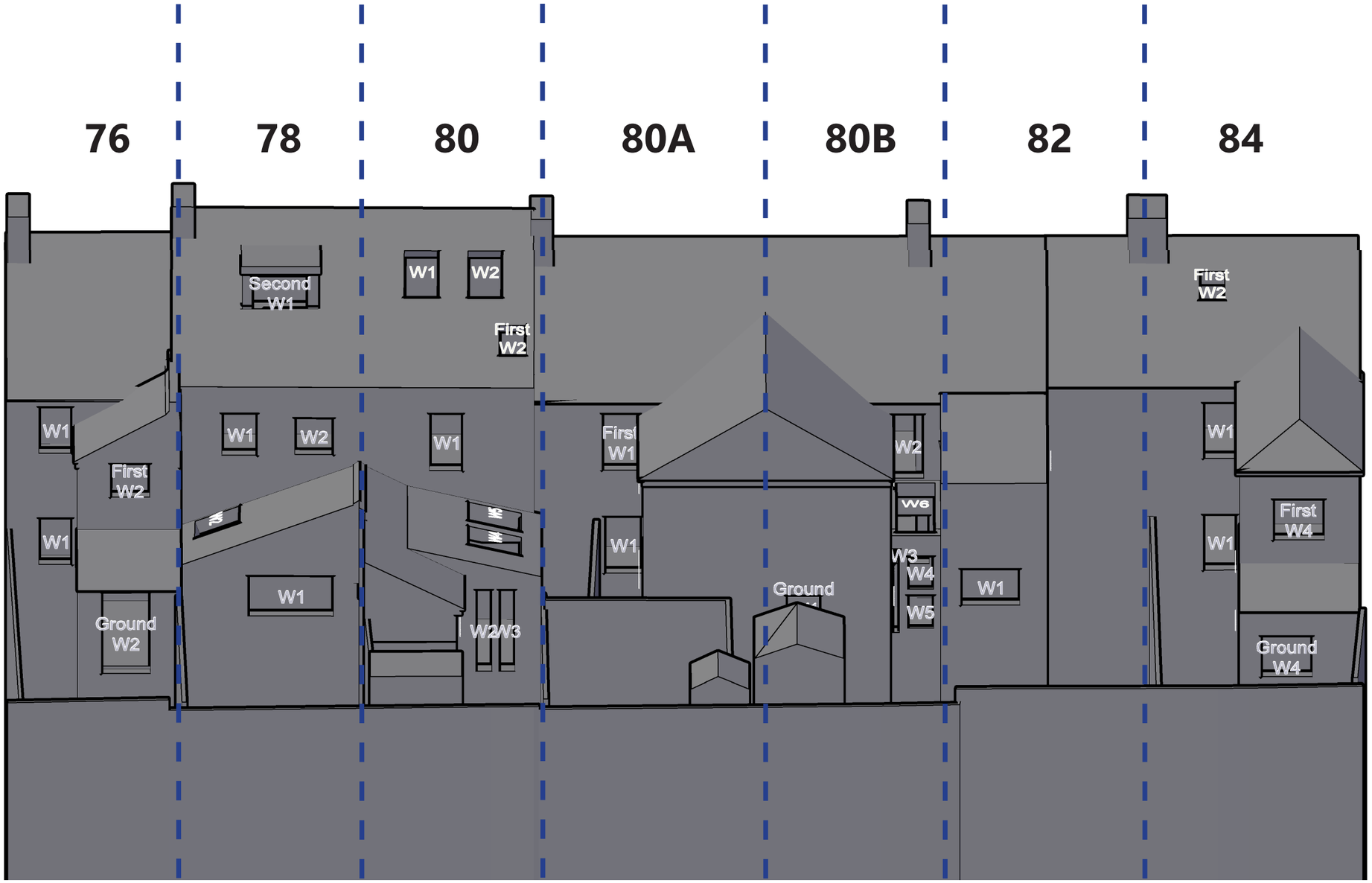

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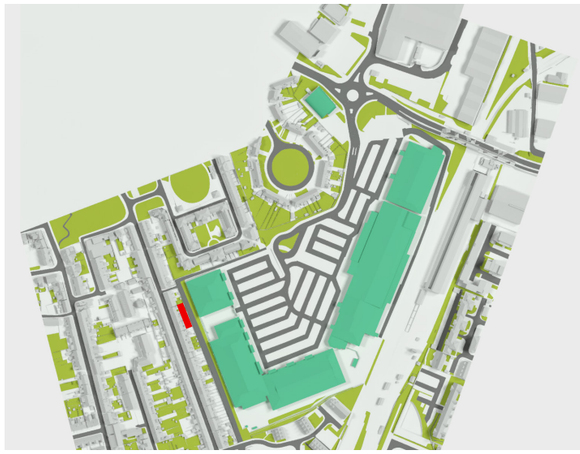

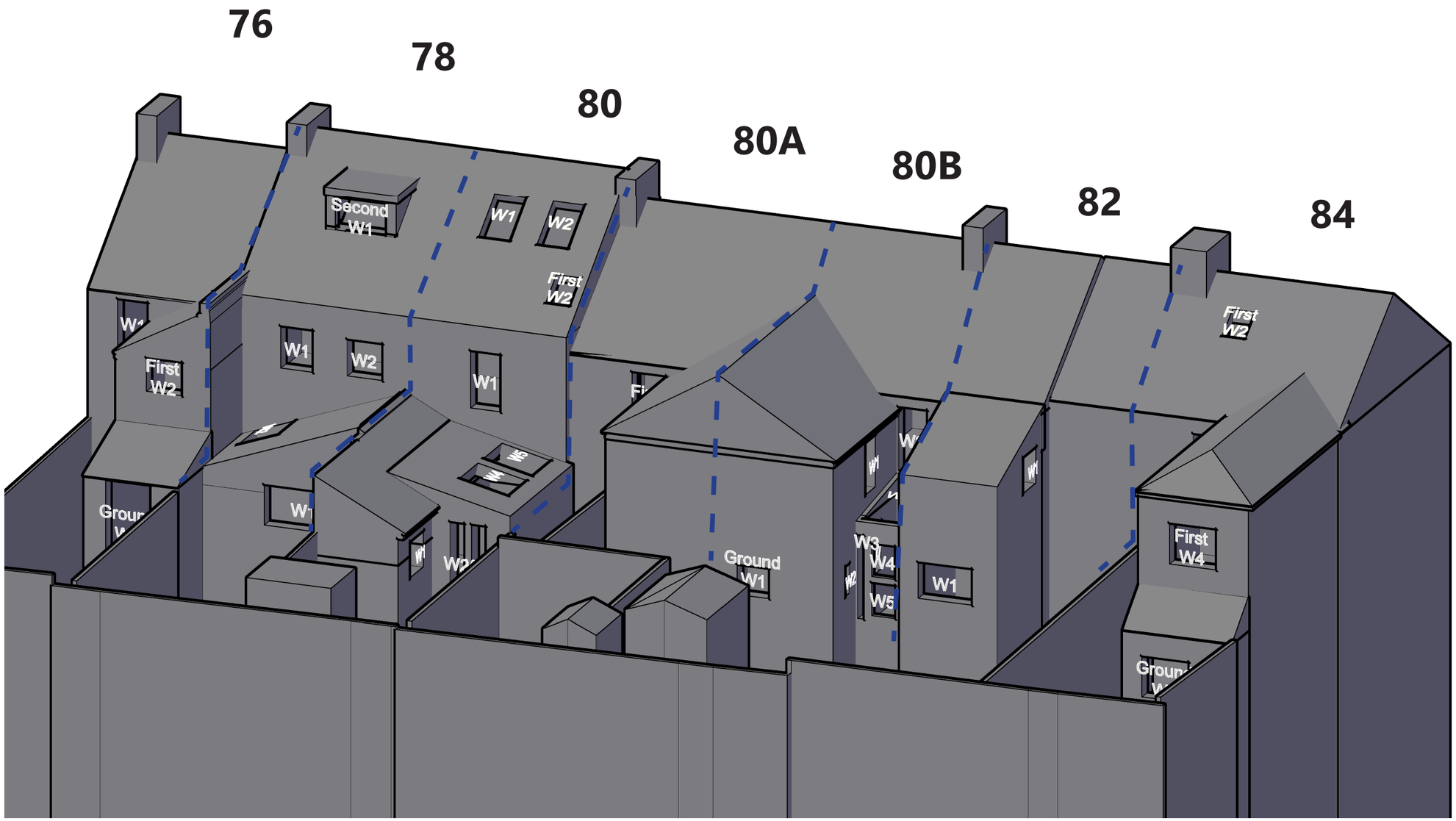

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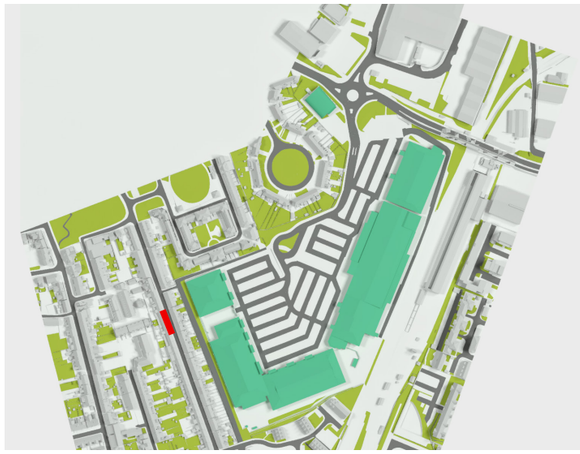

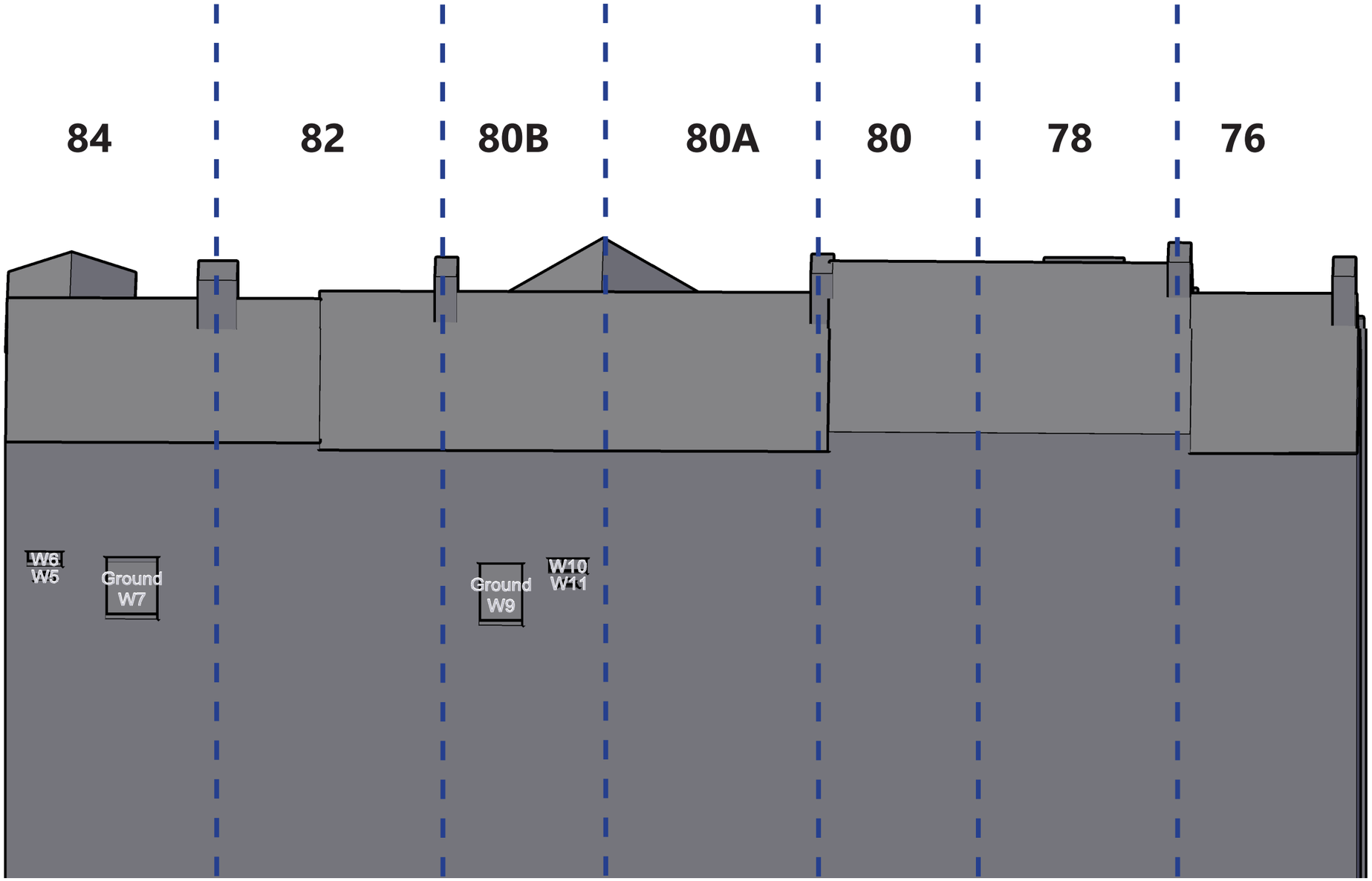

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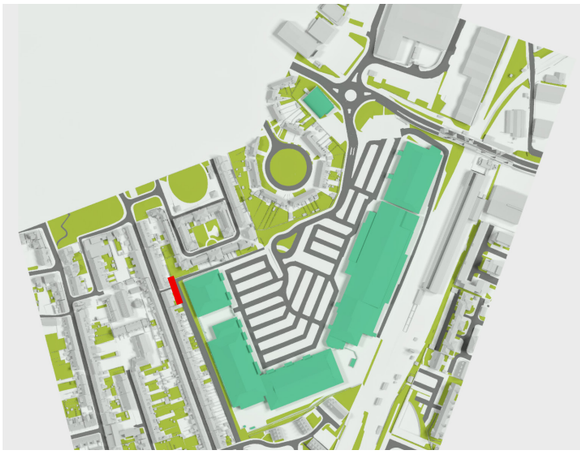

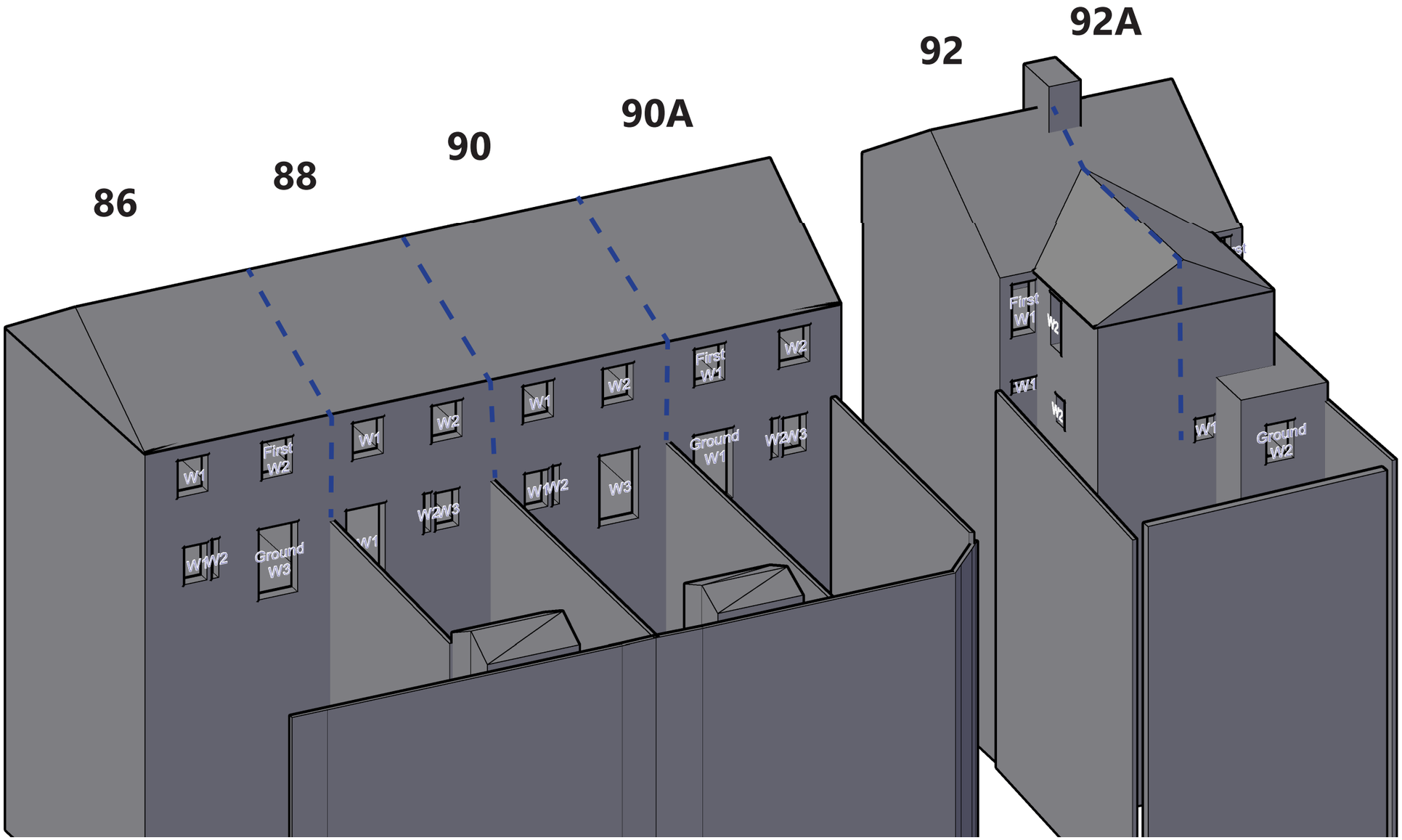

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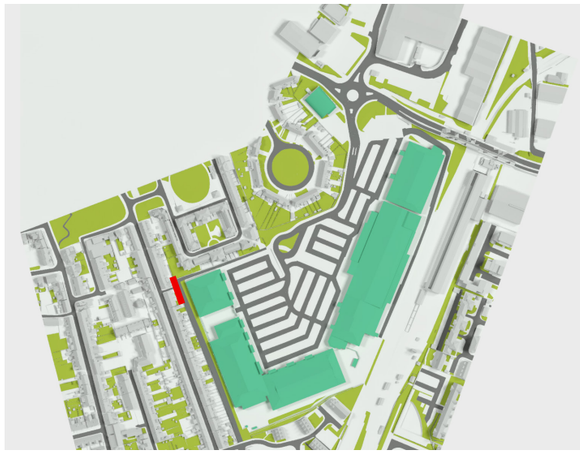

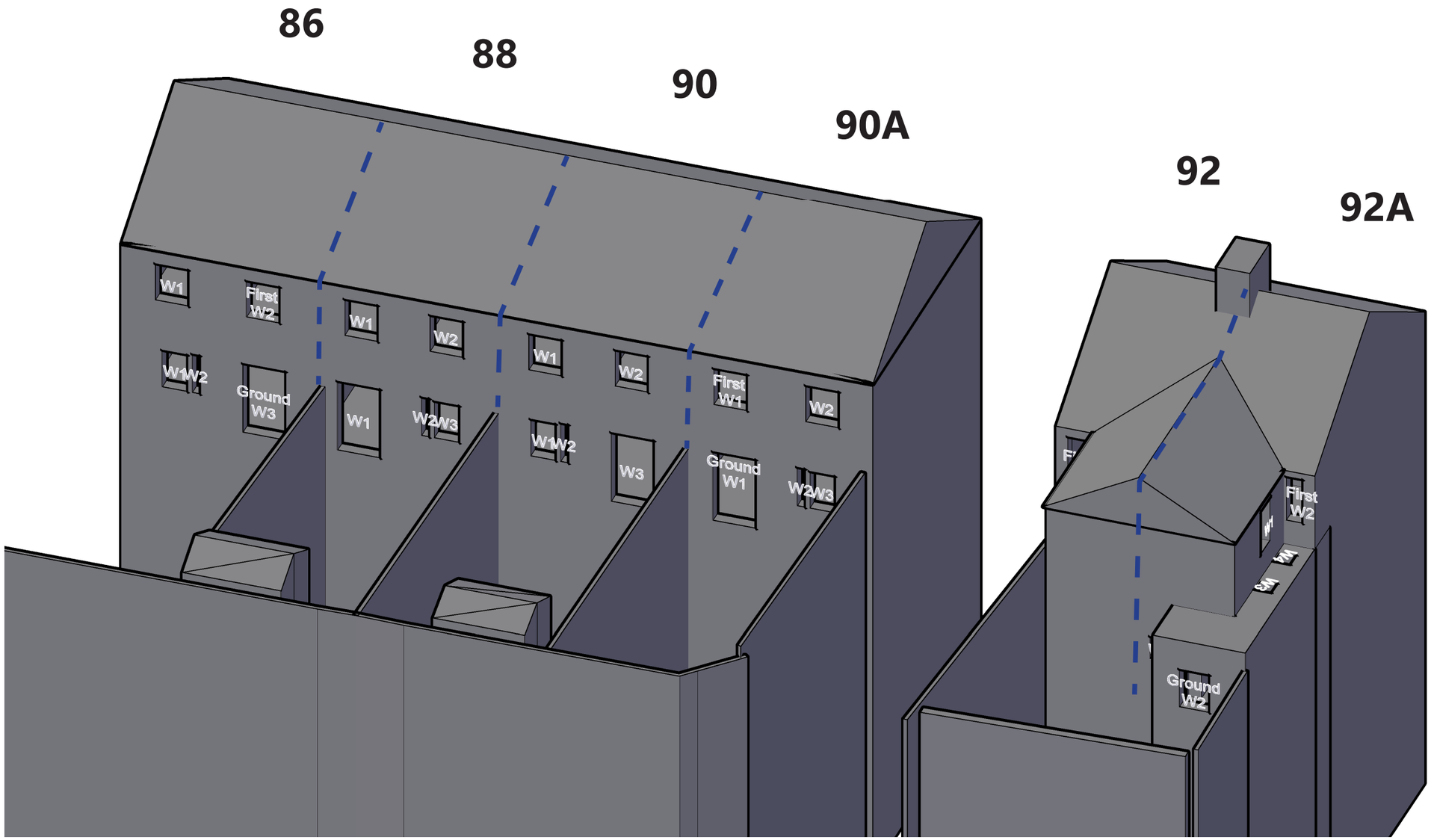

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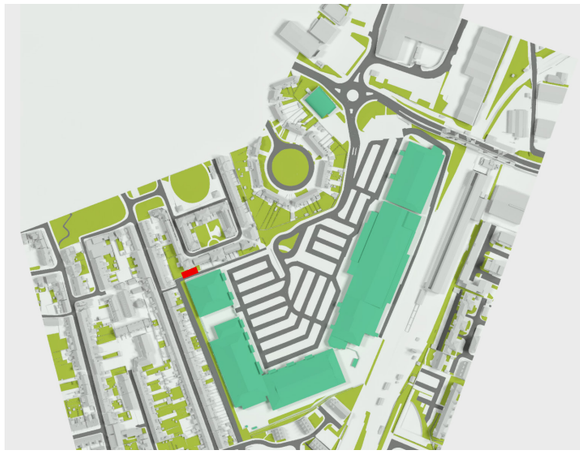

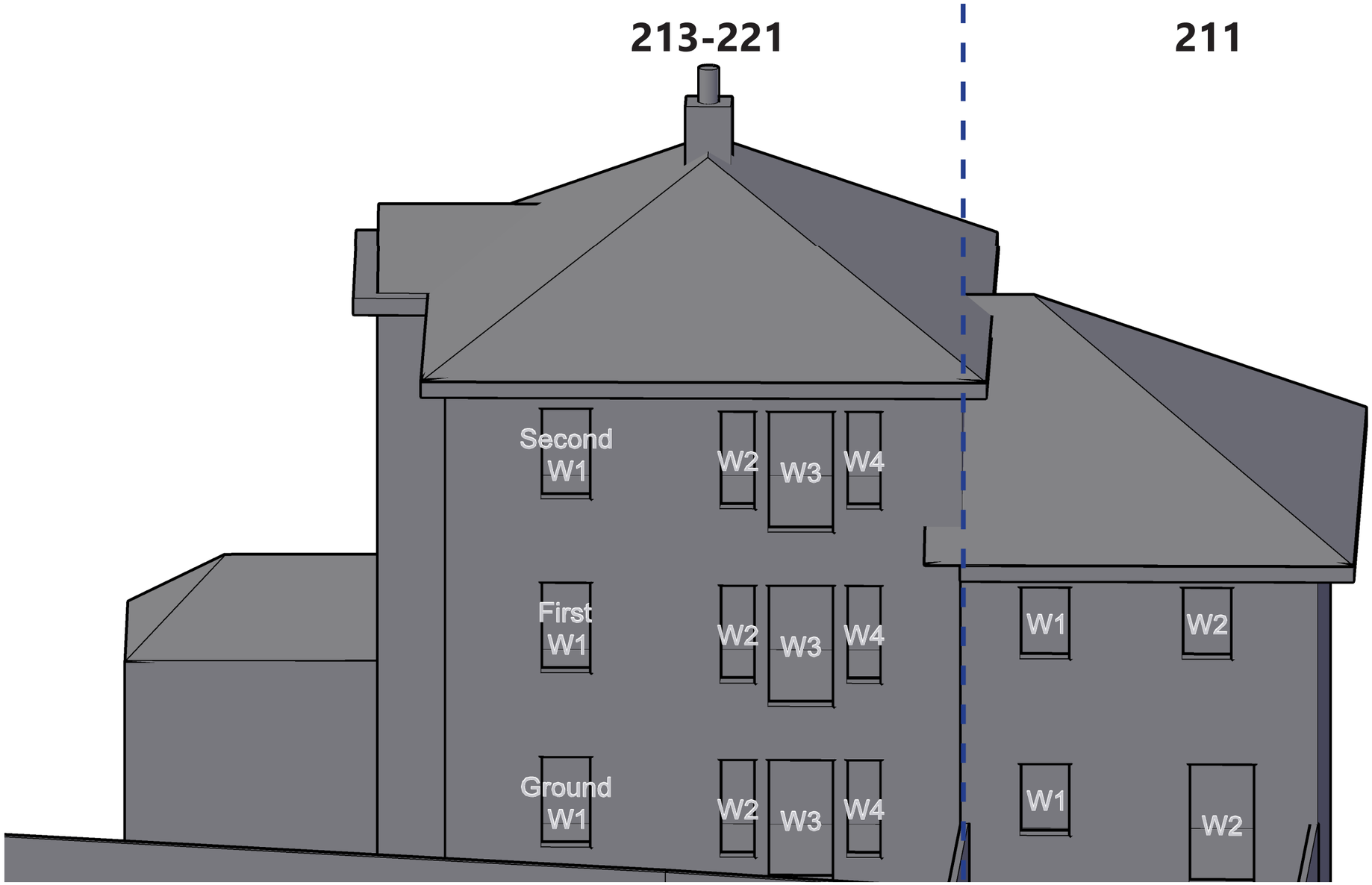

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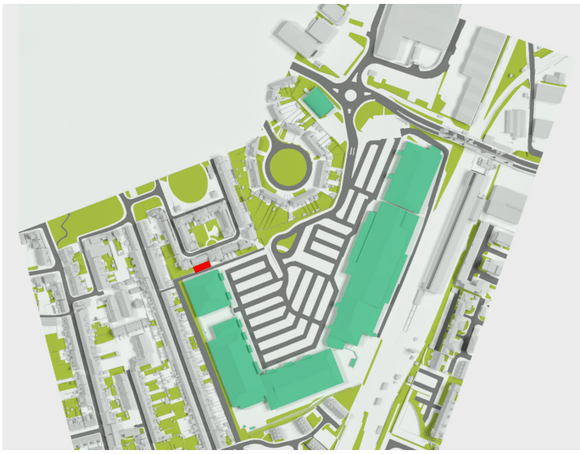

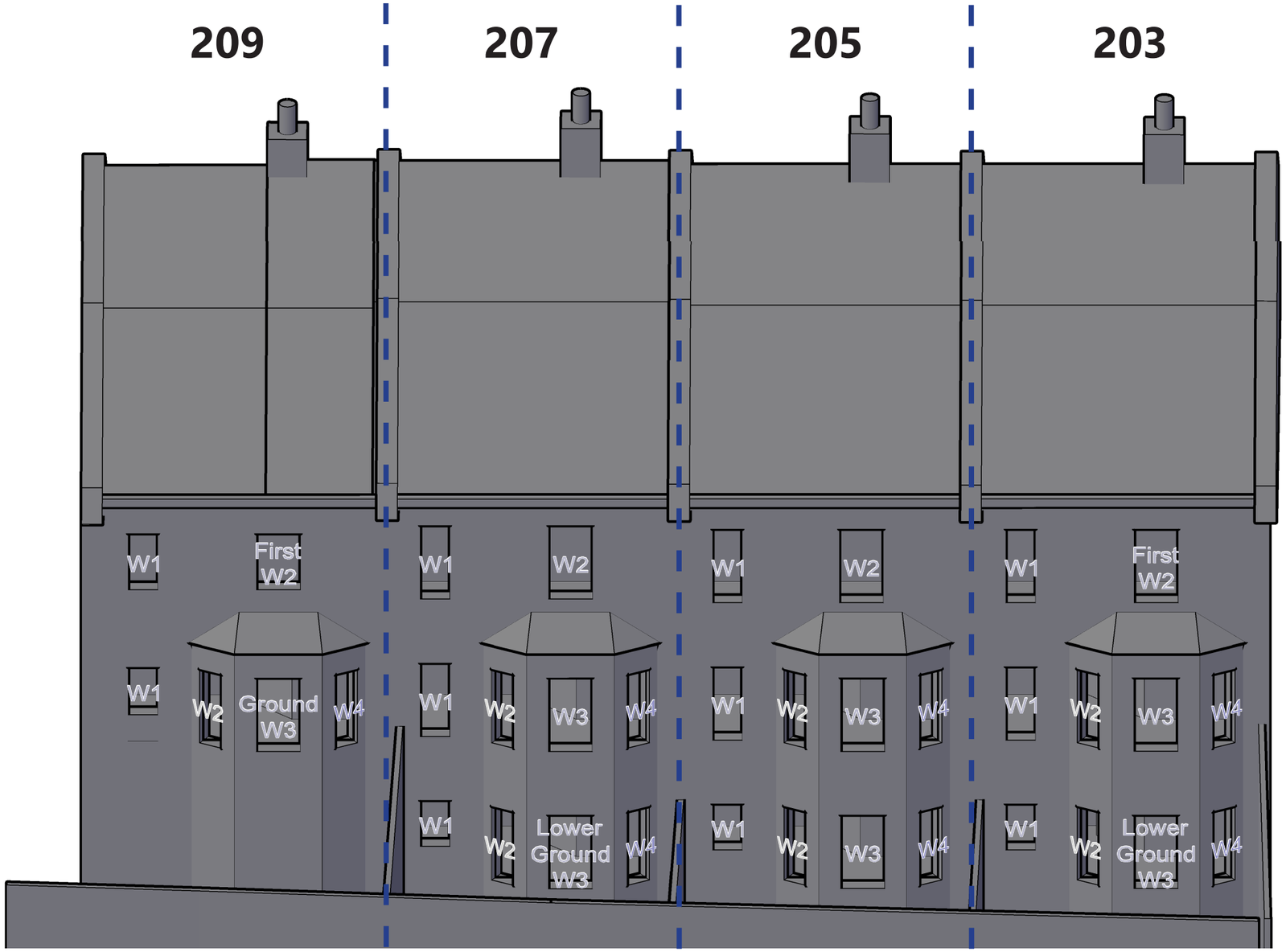

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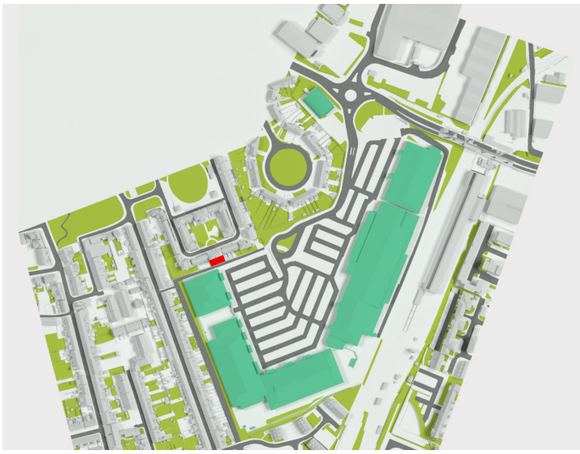

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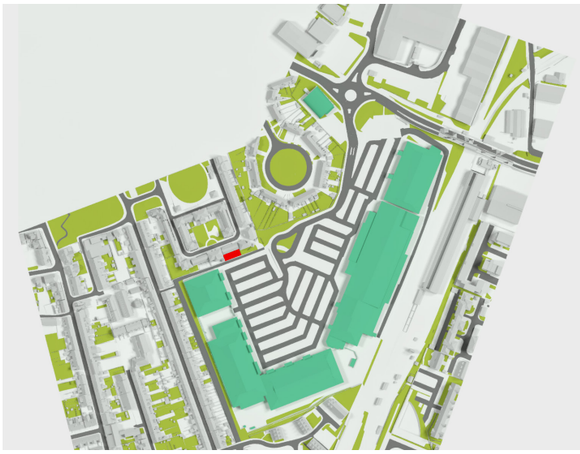

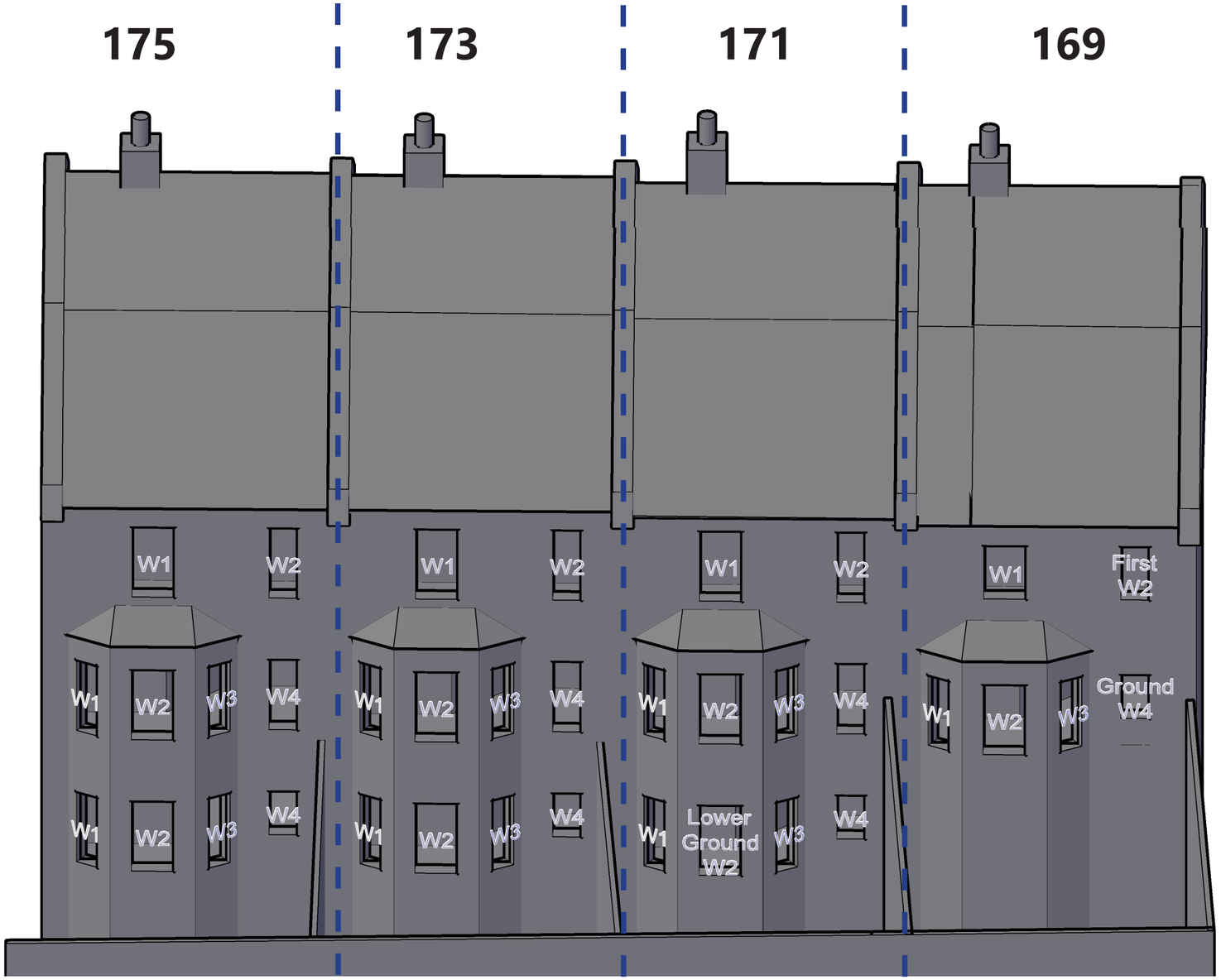

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Project	Project Otter Cambridge CB1 3ET		
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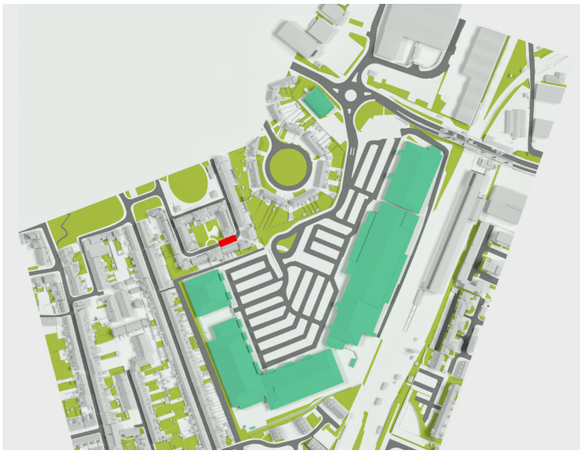

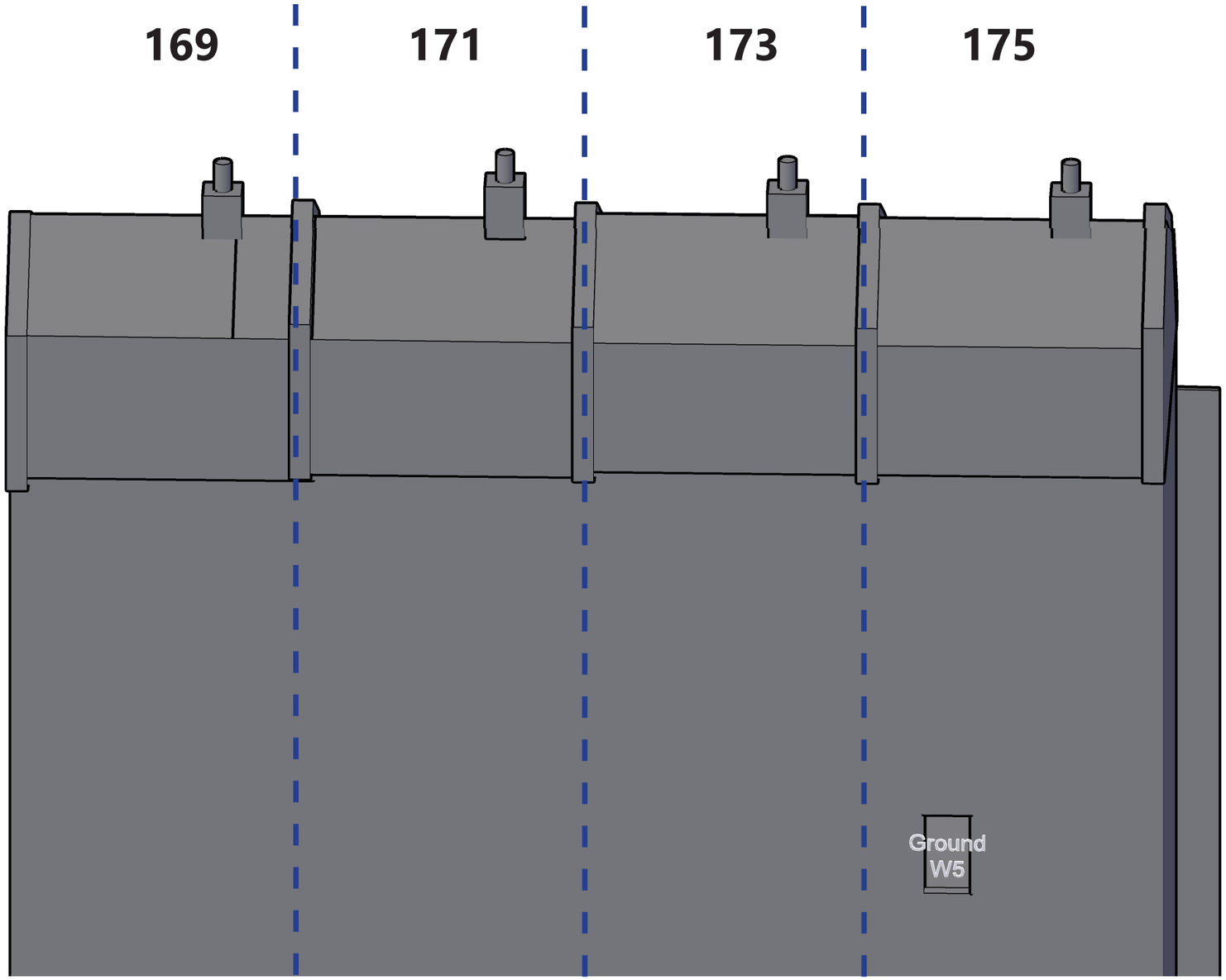

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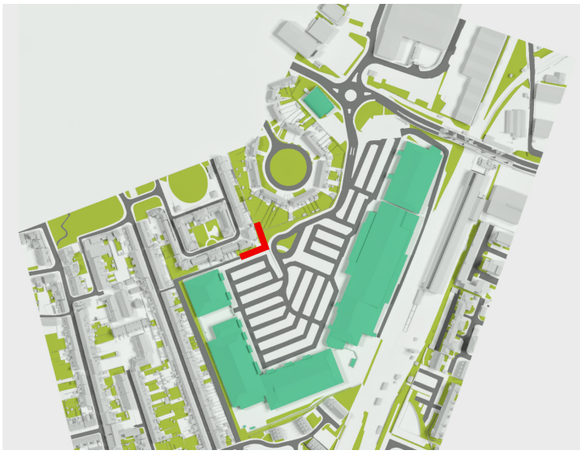

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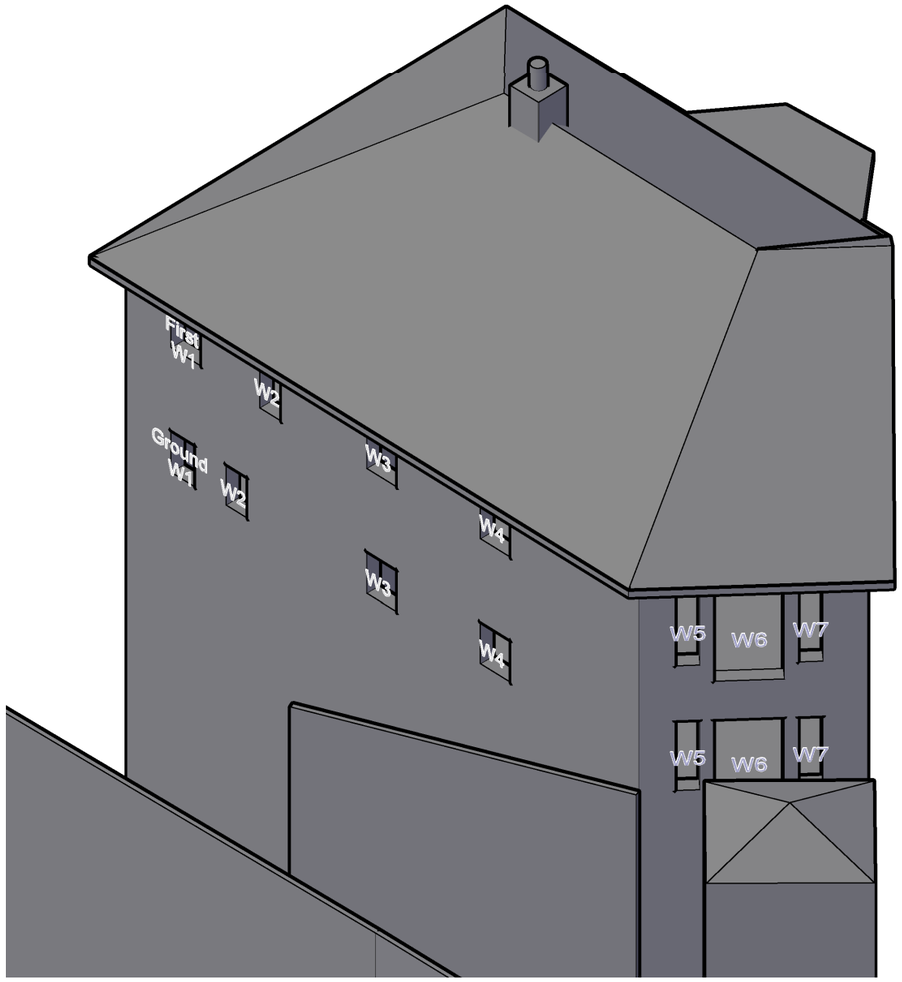

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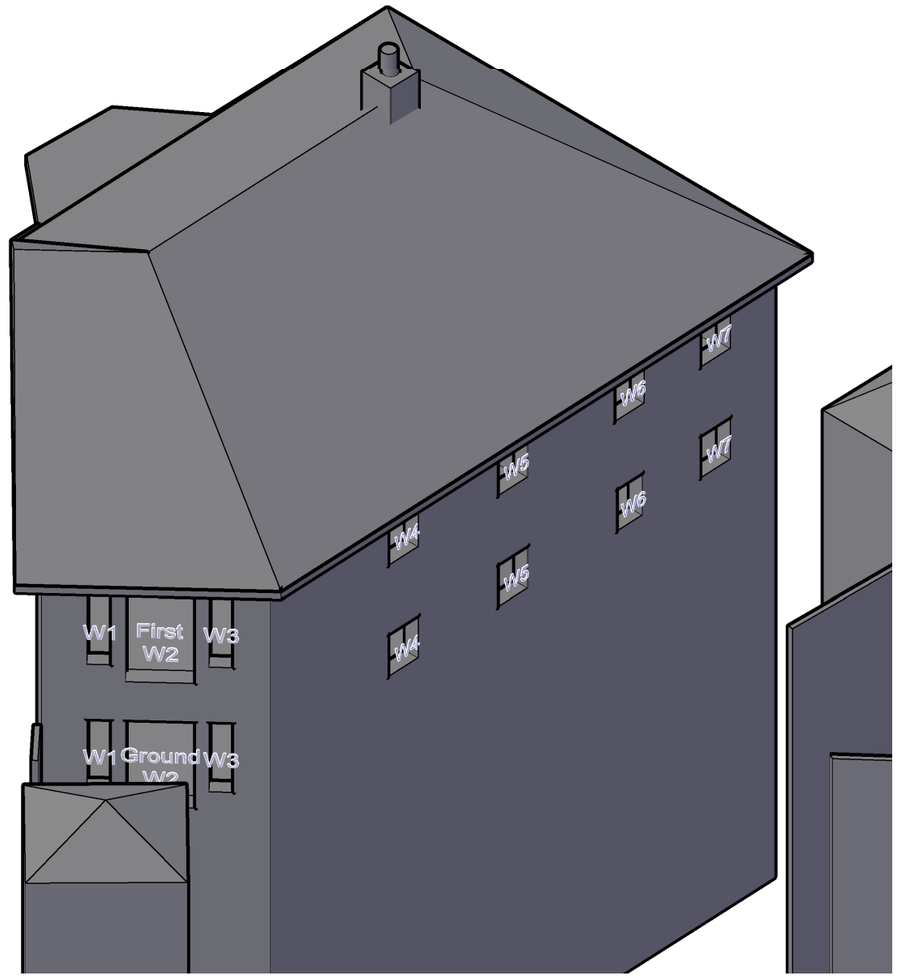

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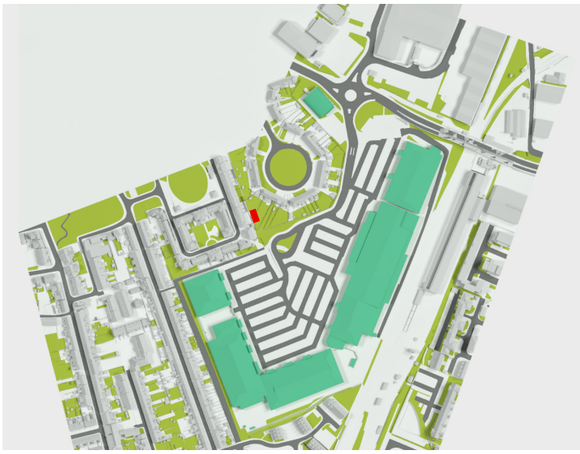

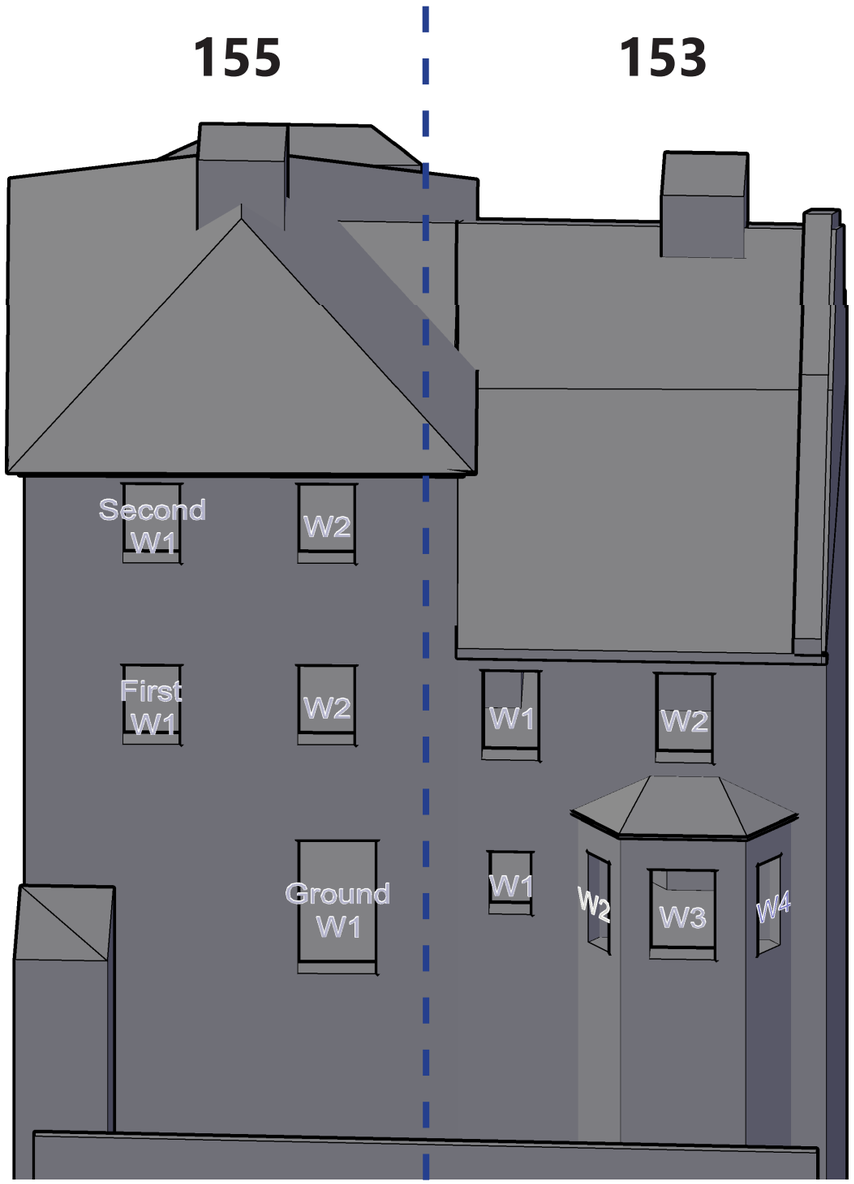

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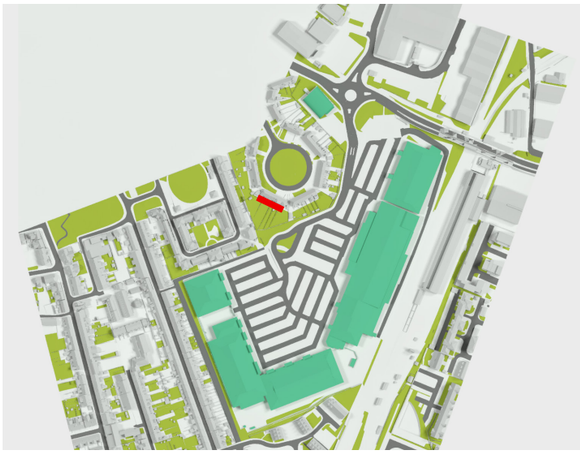

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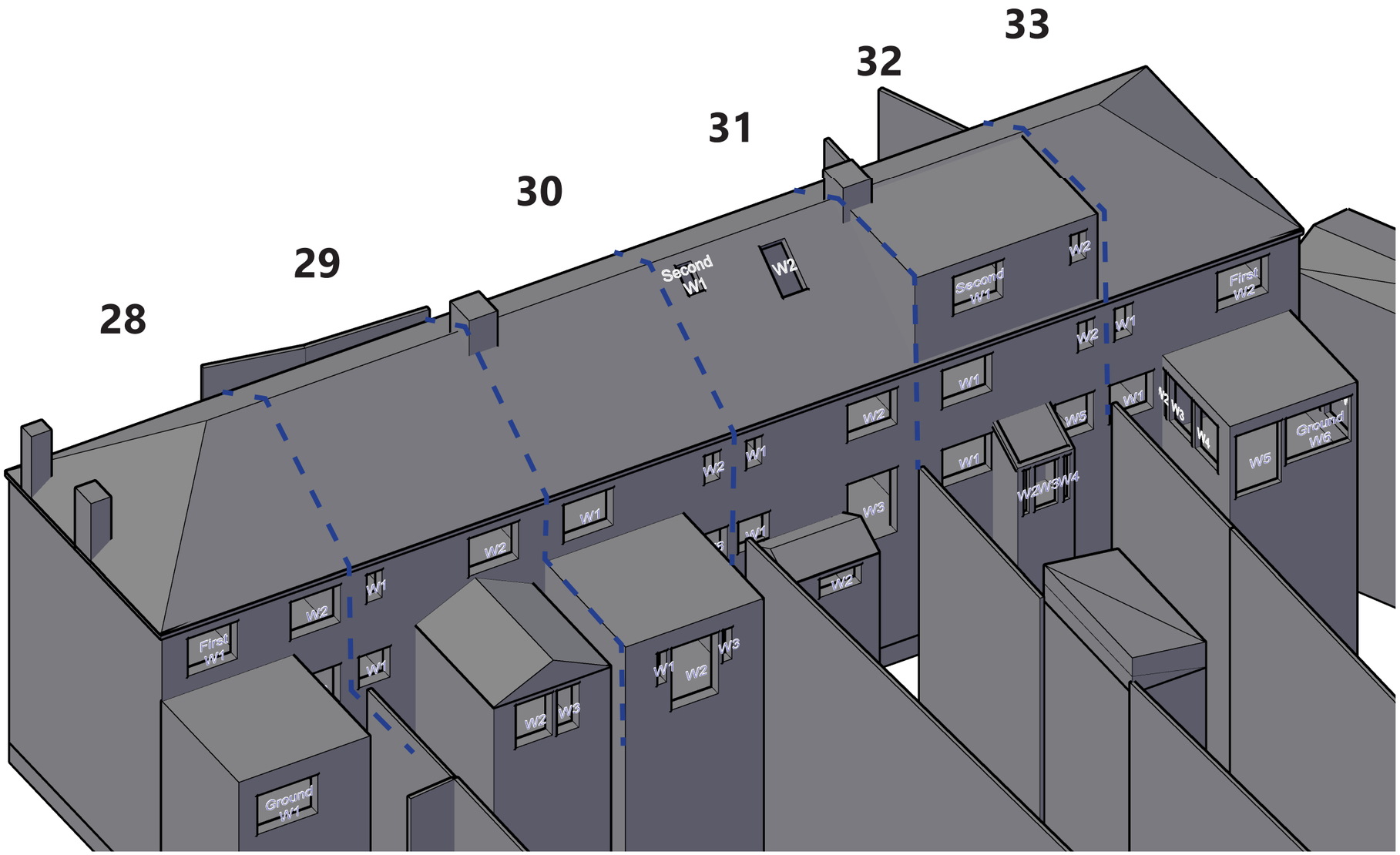

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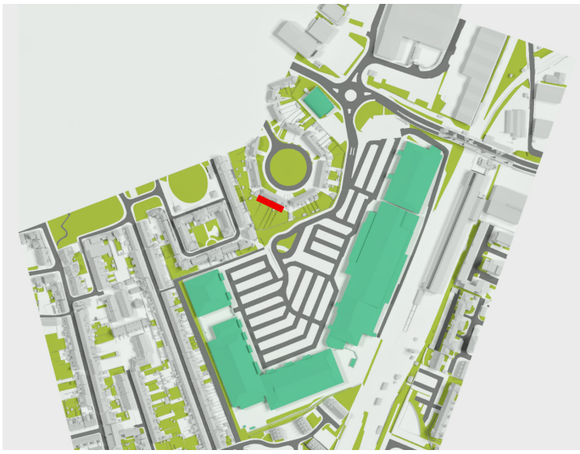

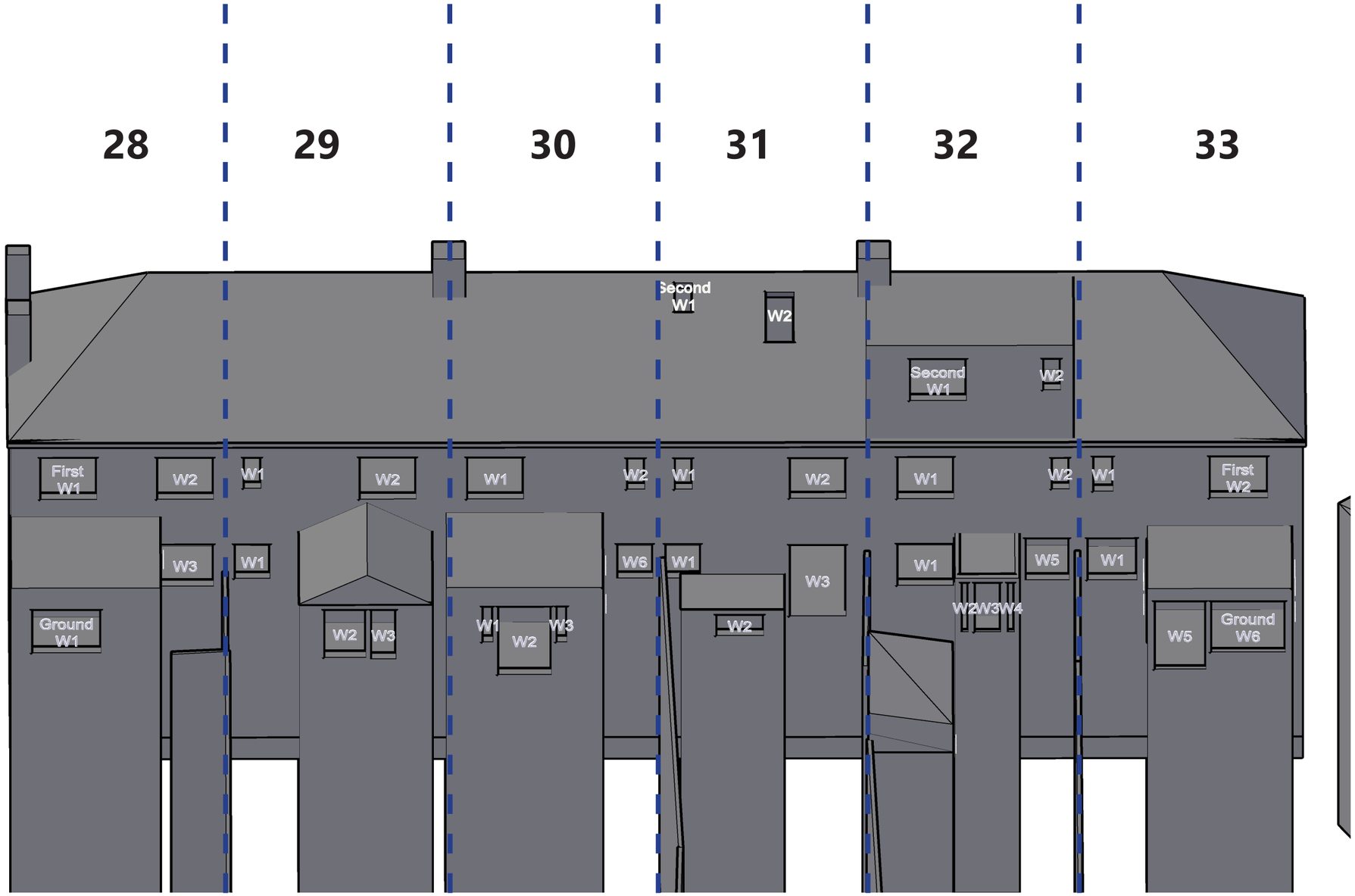

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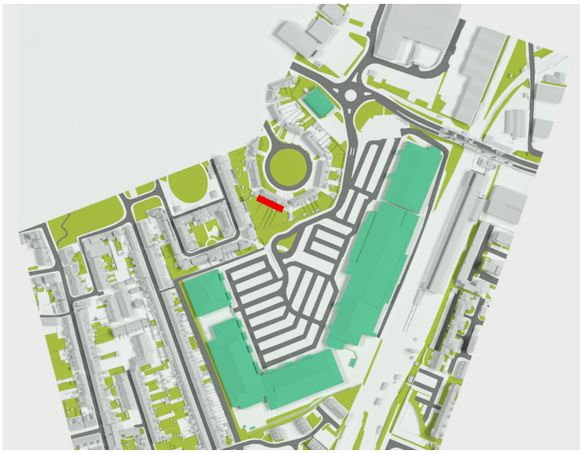

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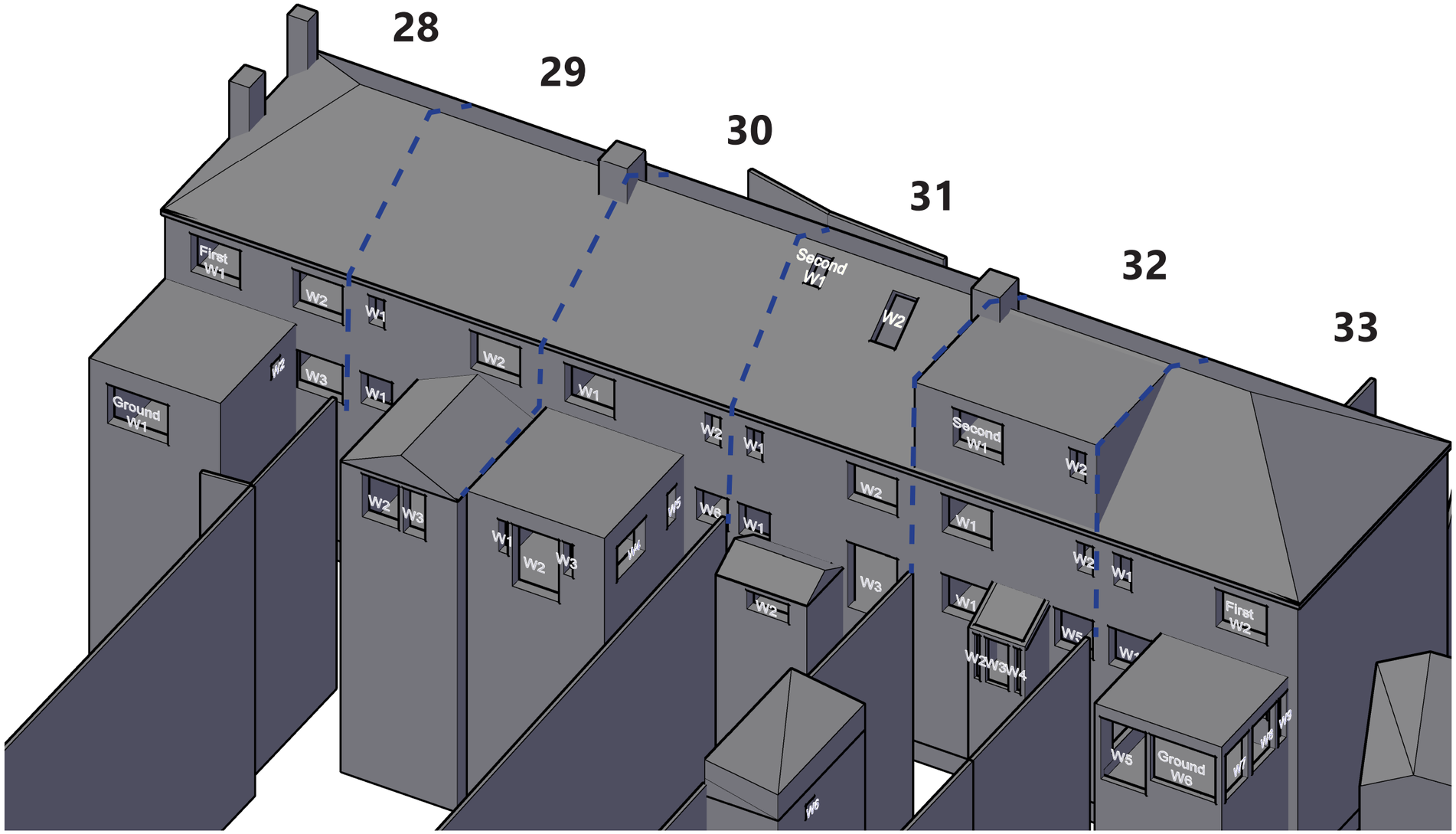

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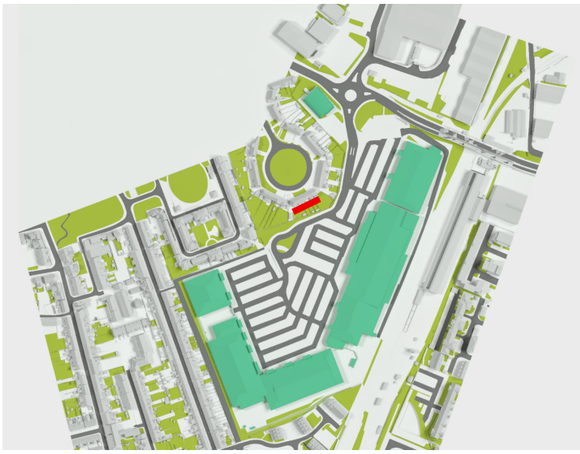

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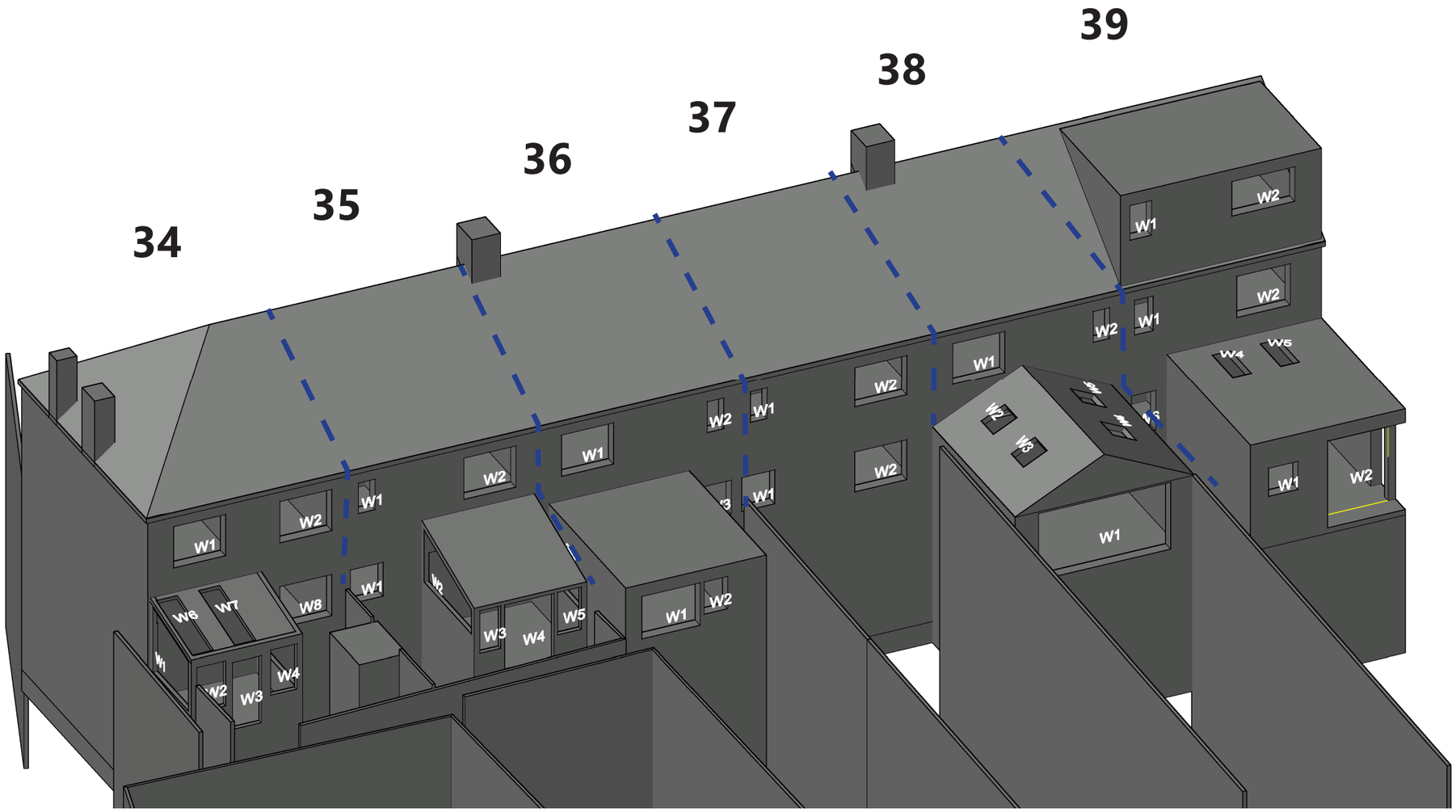

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Drawn	DC	Checked	--
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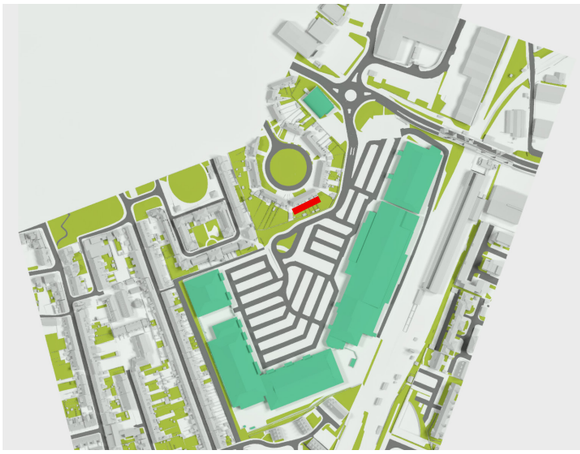

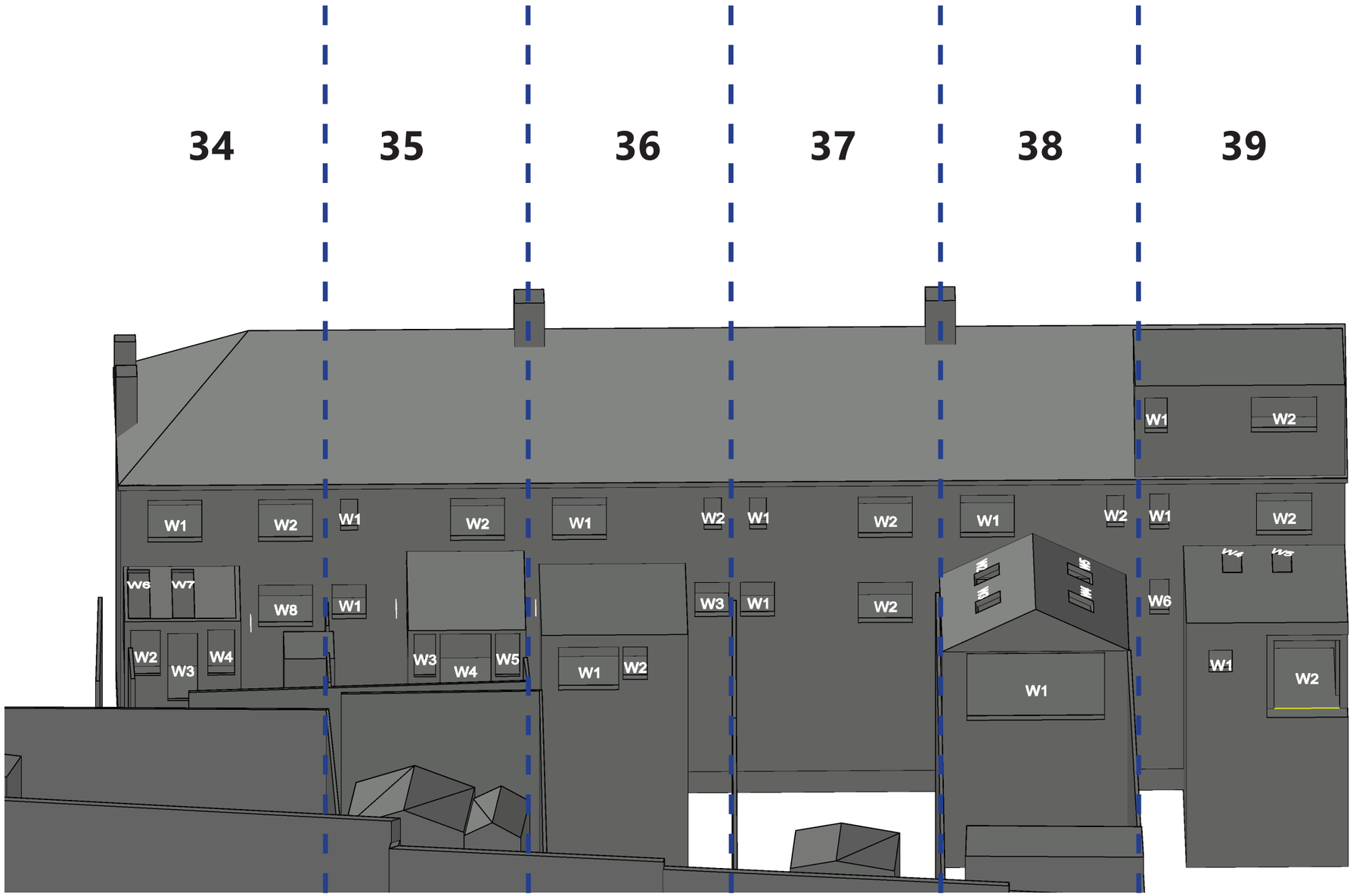

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Sources of information

Greenhatch Group
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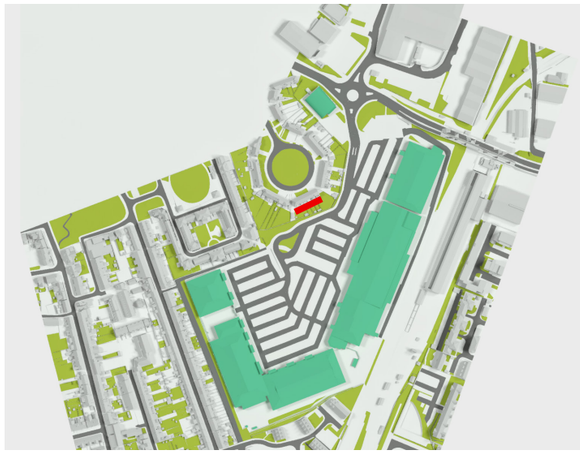

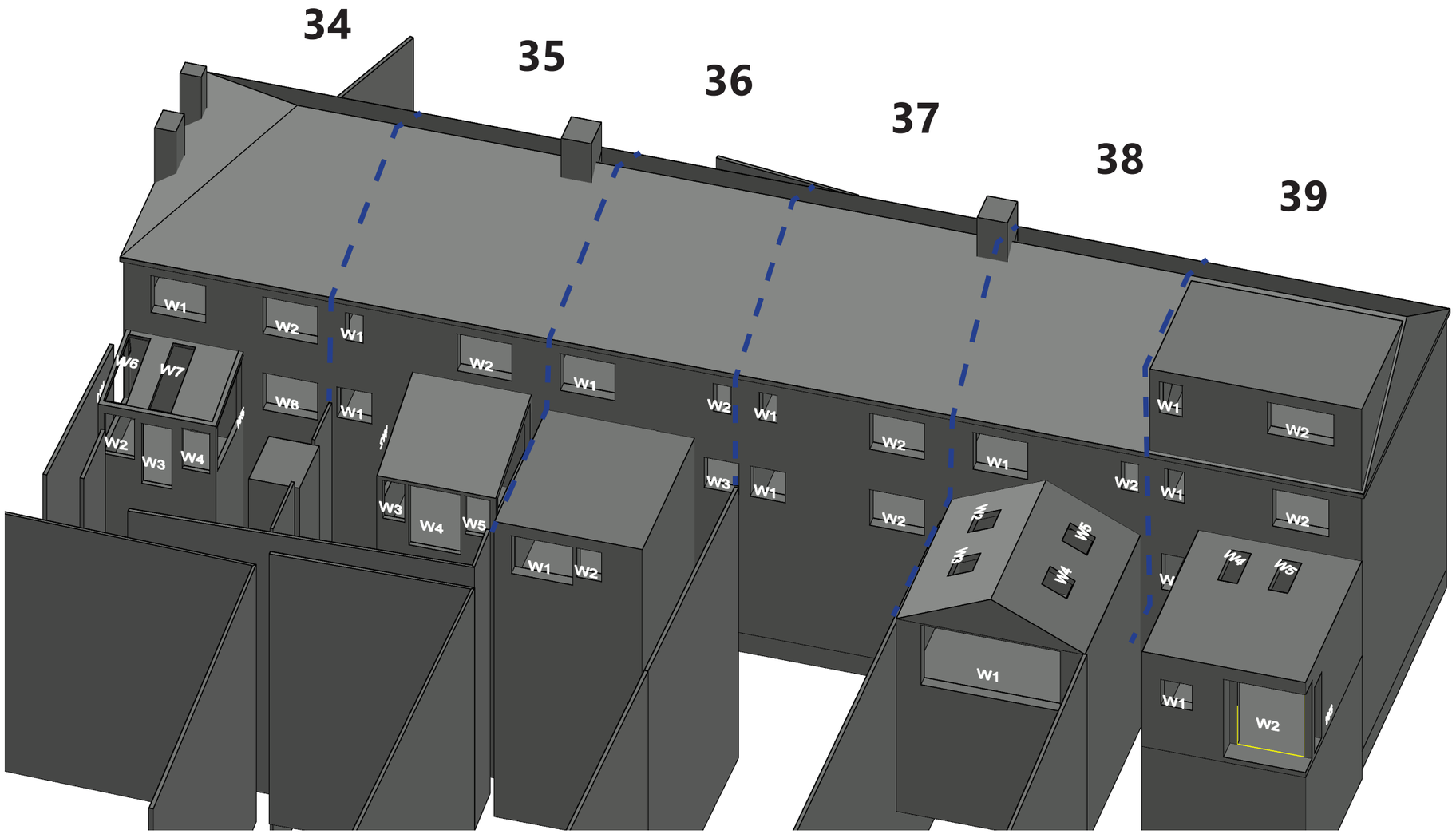

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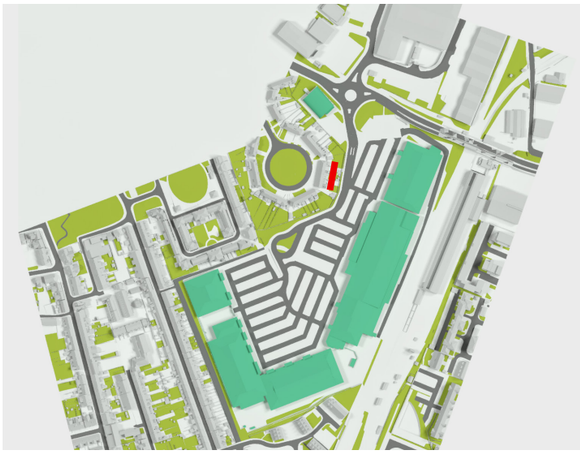

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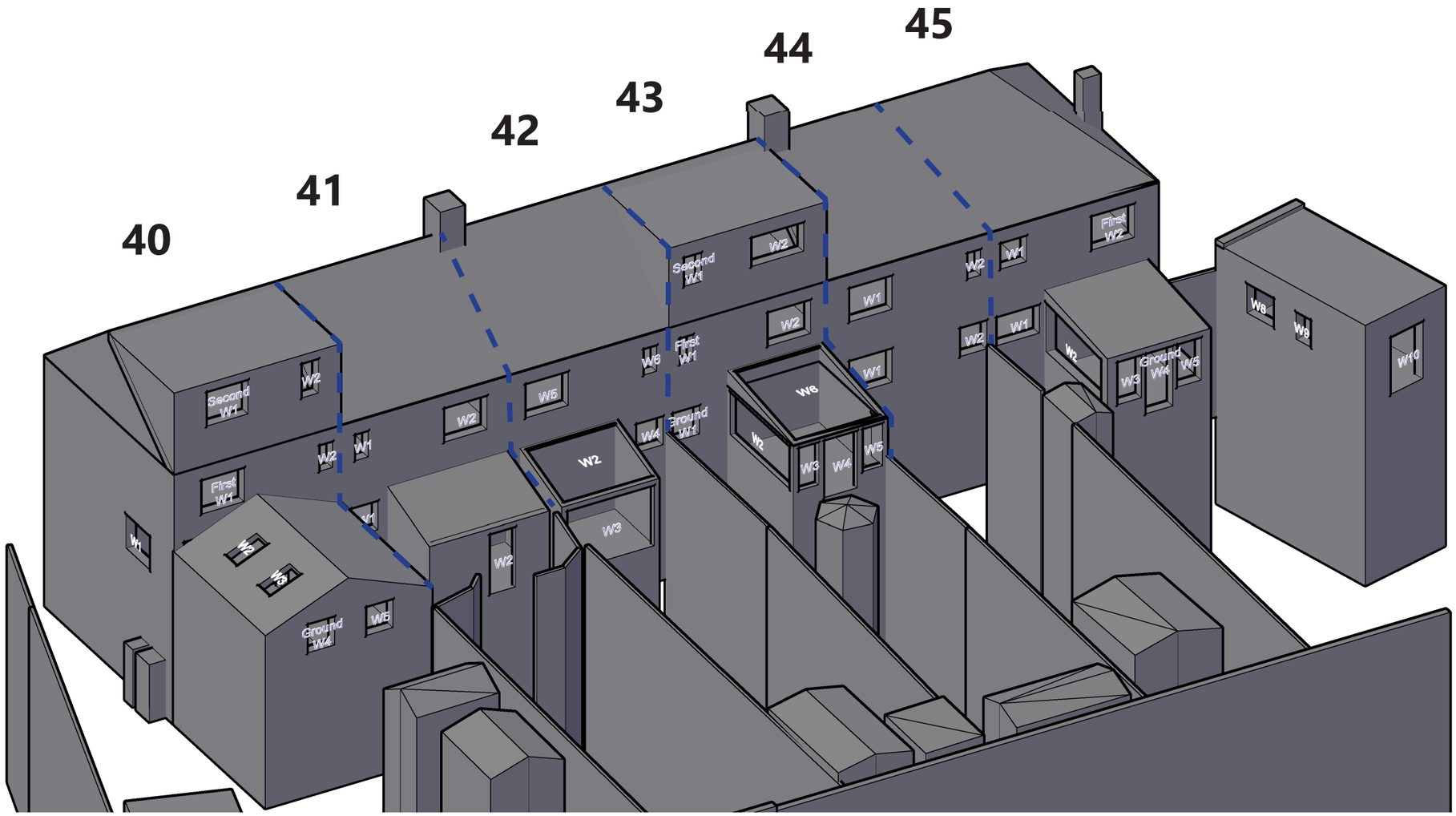

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Date	10/10/2023	Project	4802
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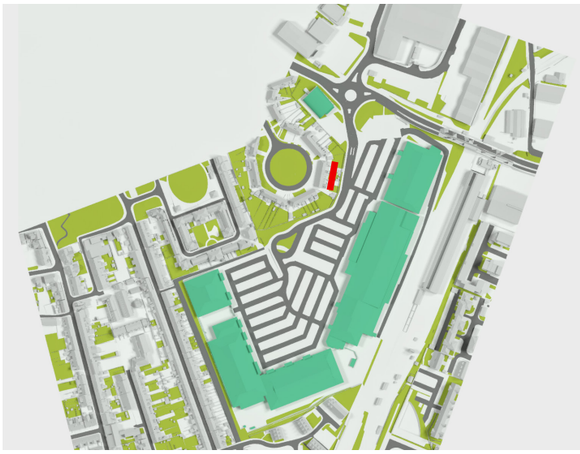

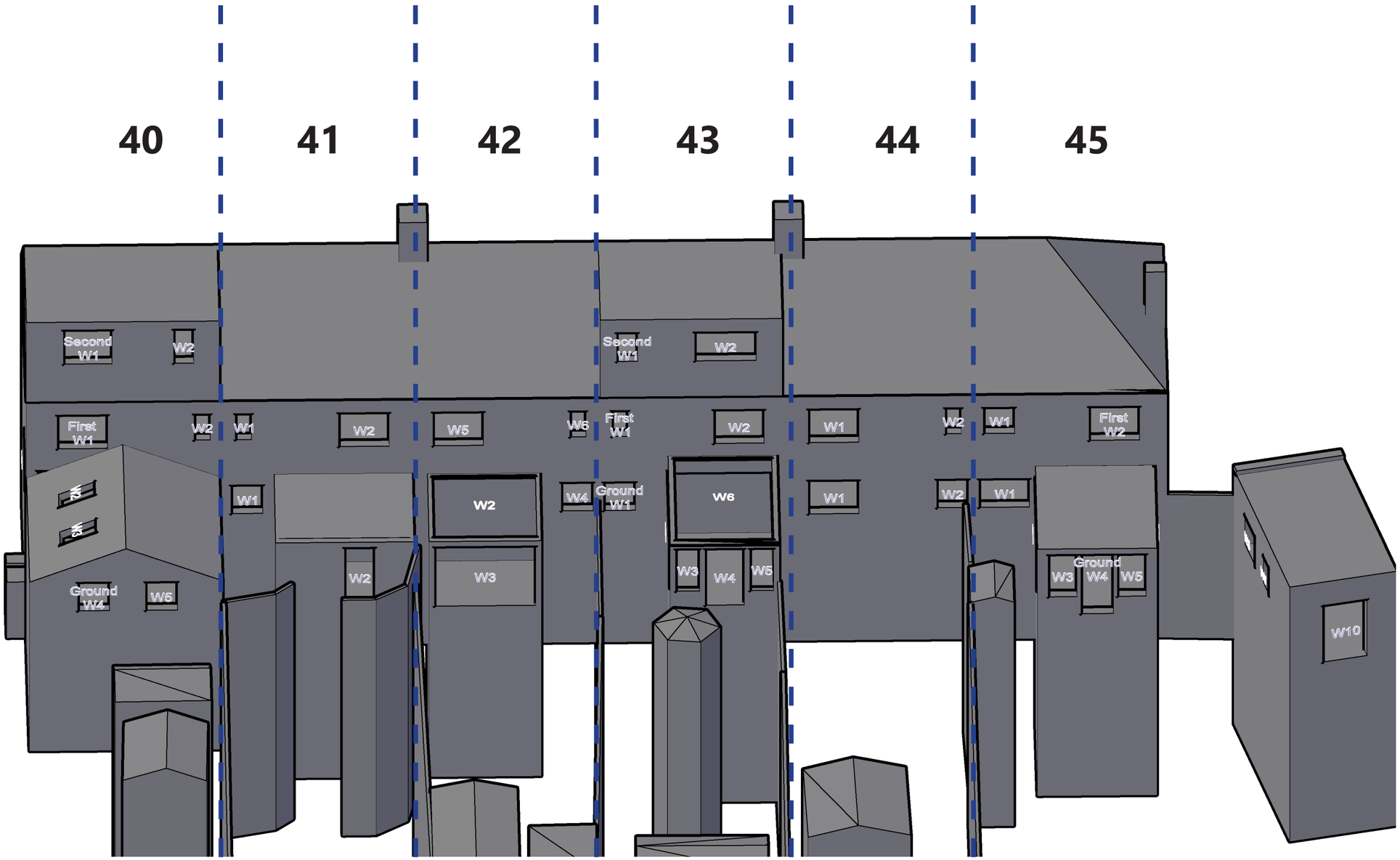

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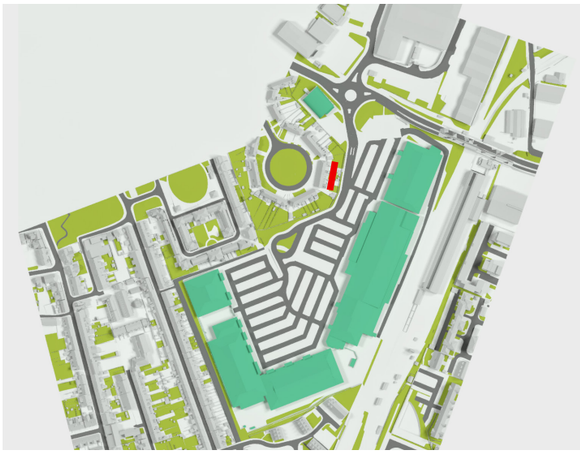

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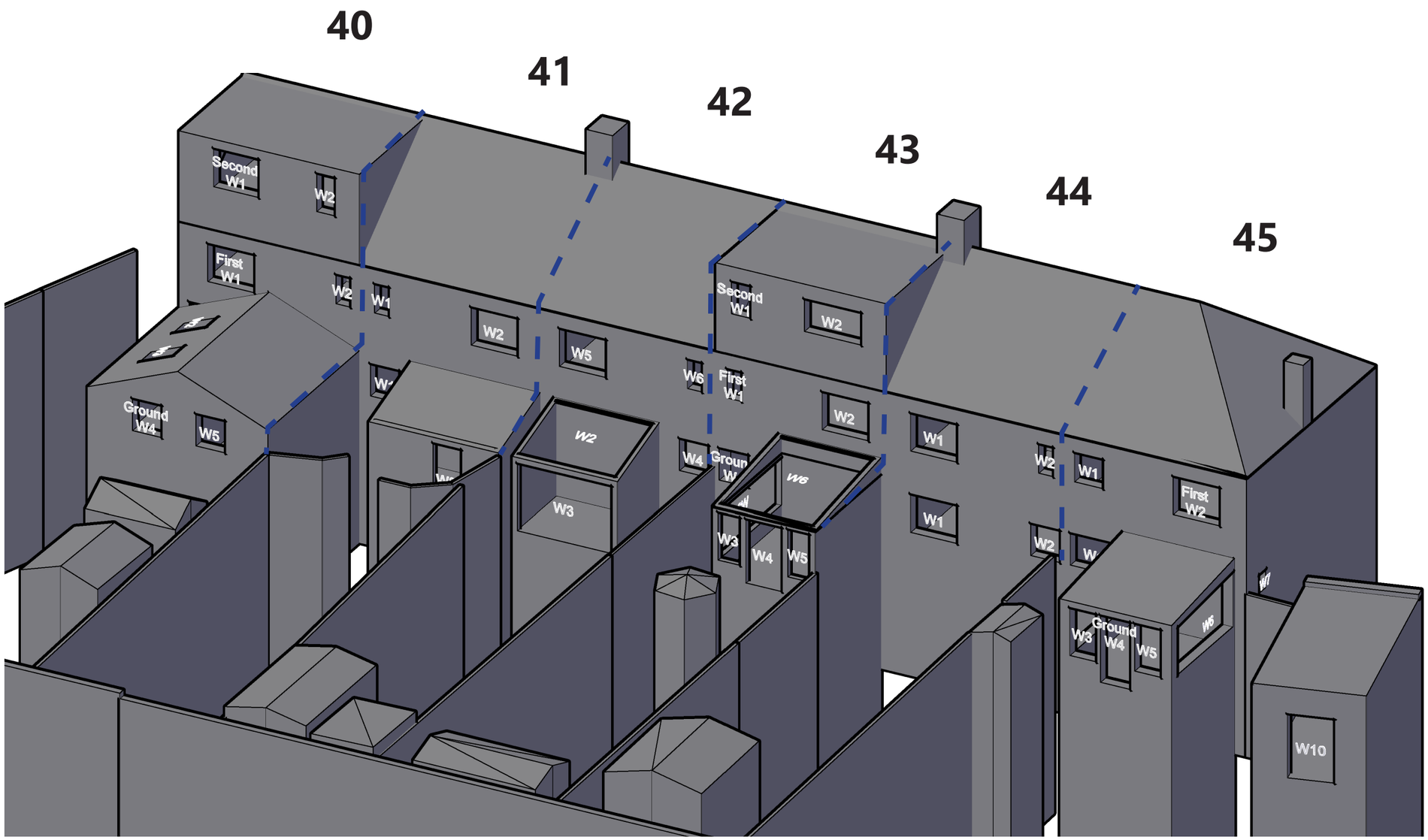

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Title	40-45 Silverwood Close Window Map		
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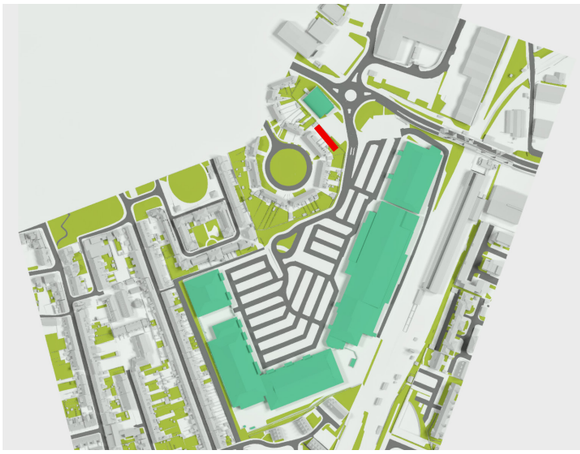

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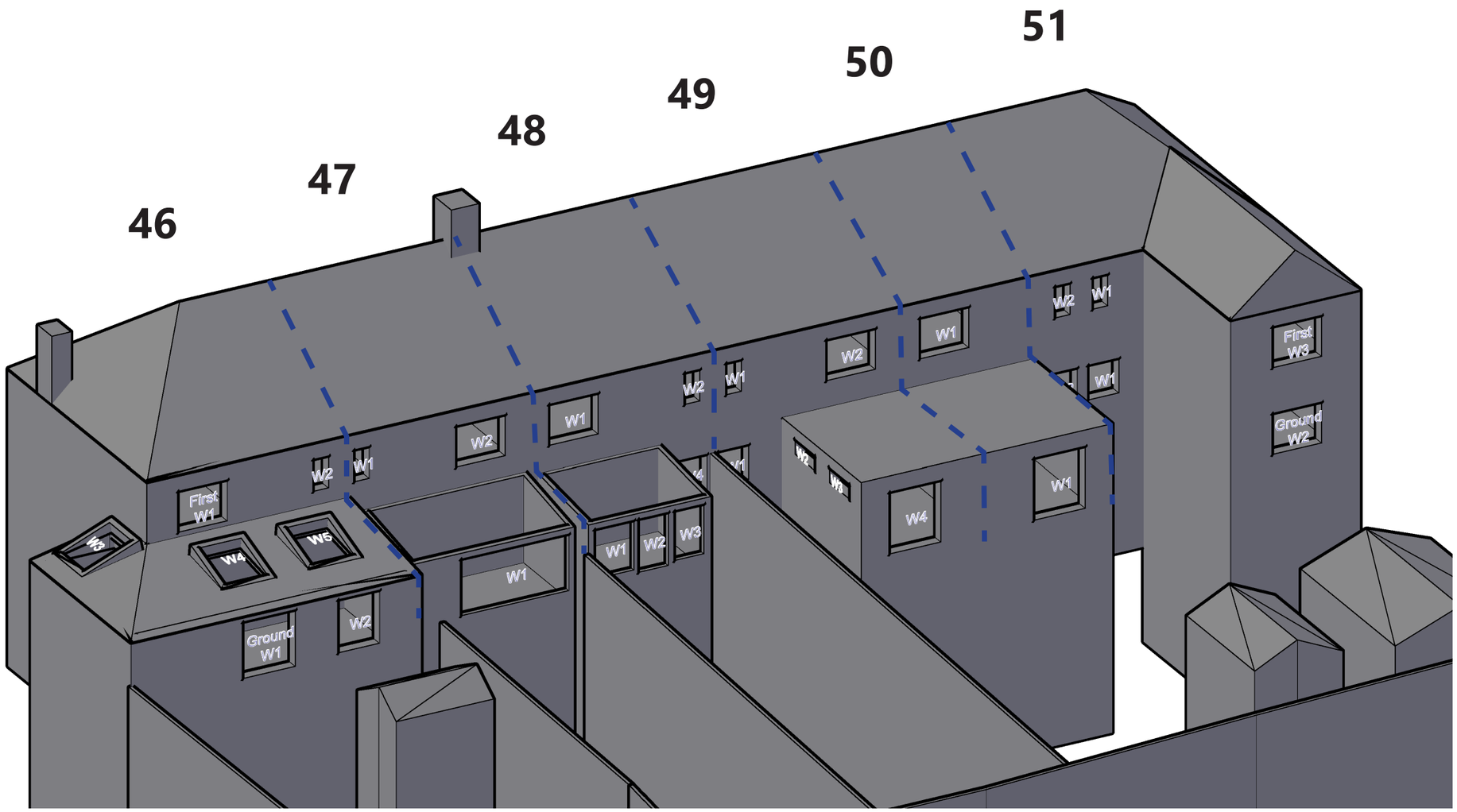

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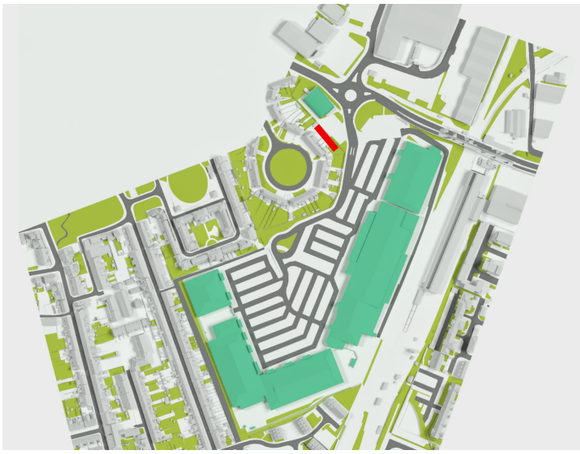

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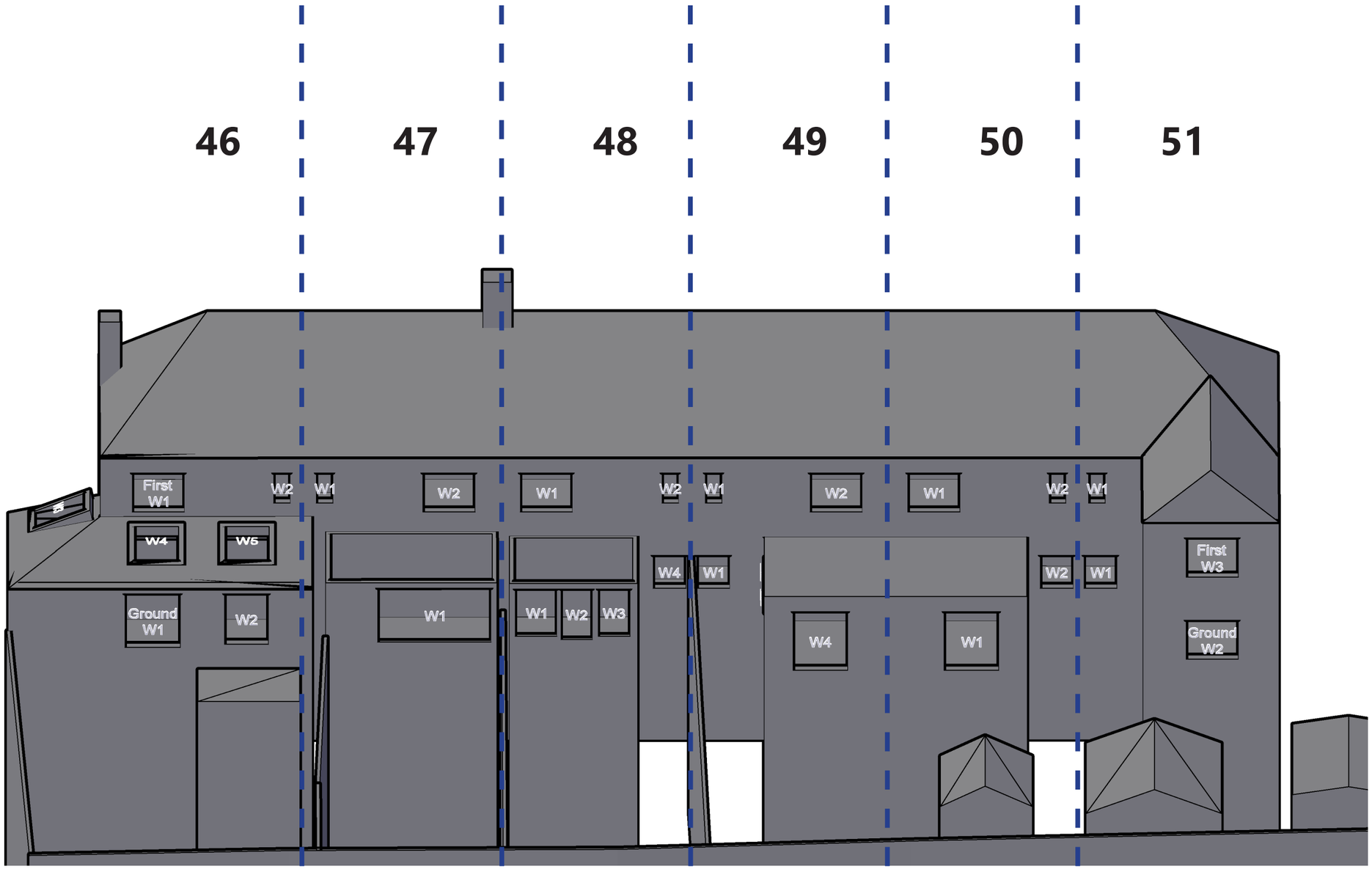

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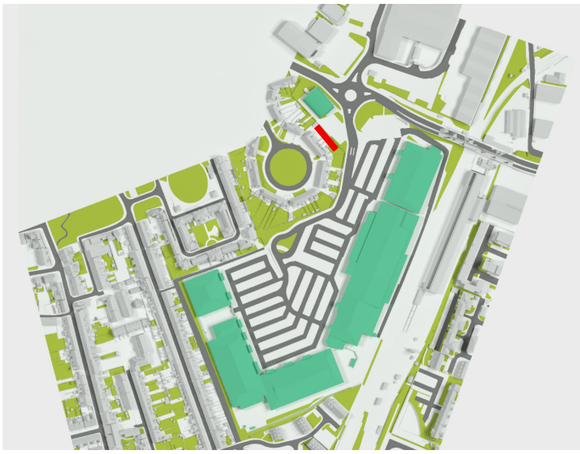

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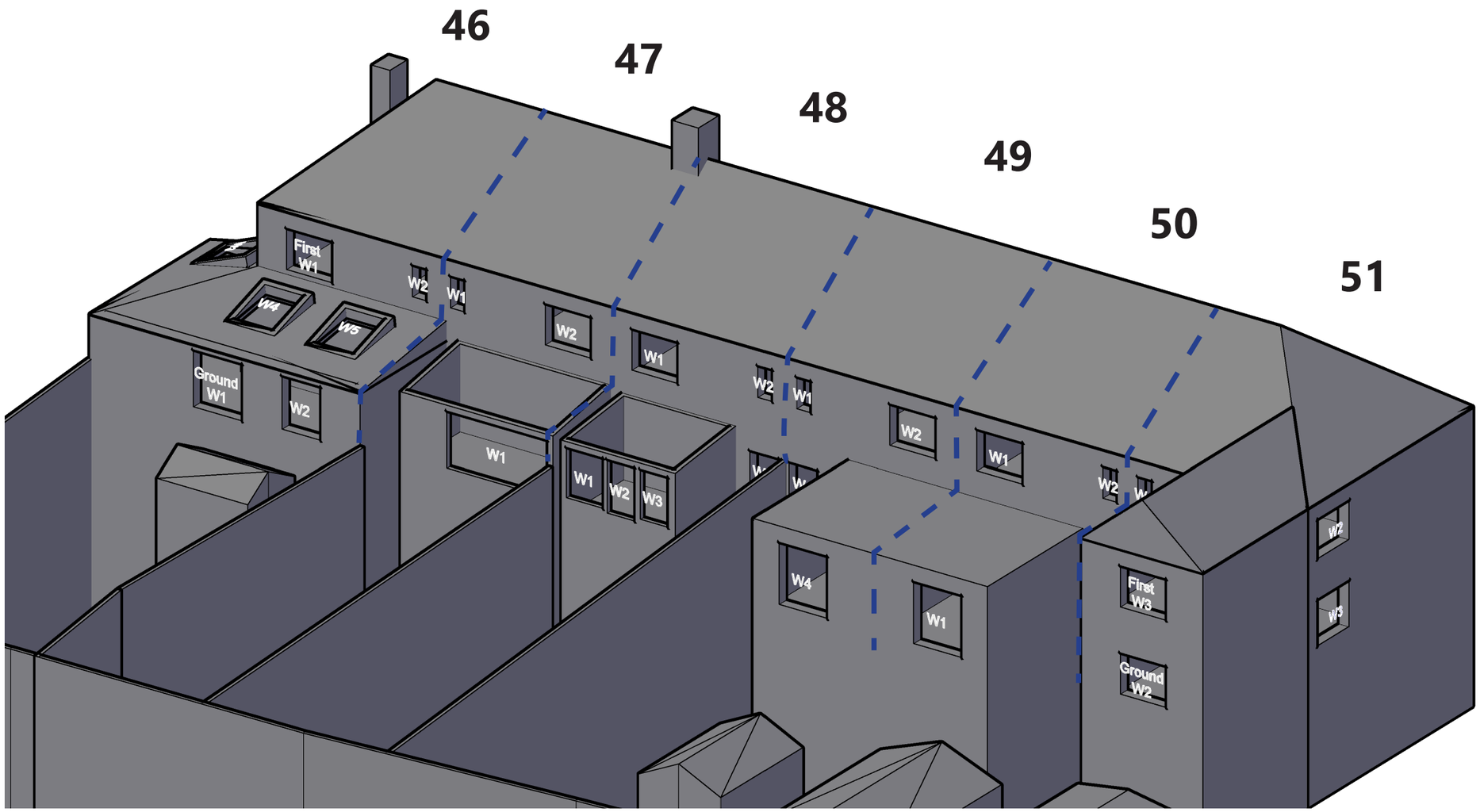

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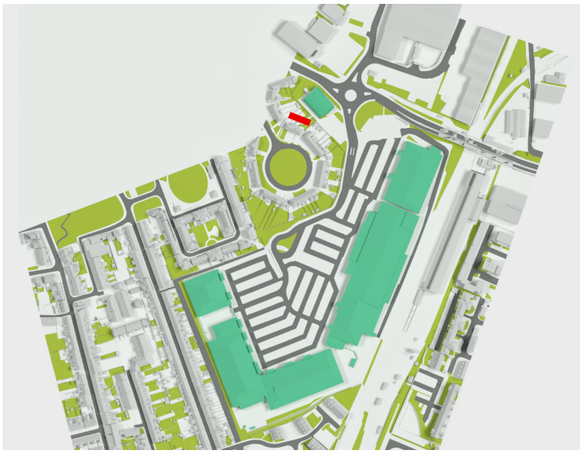

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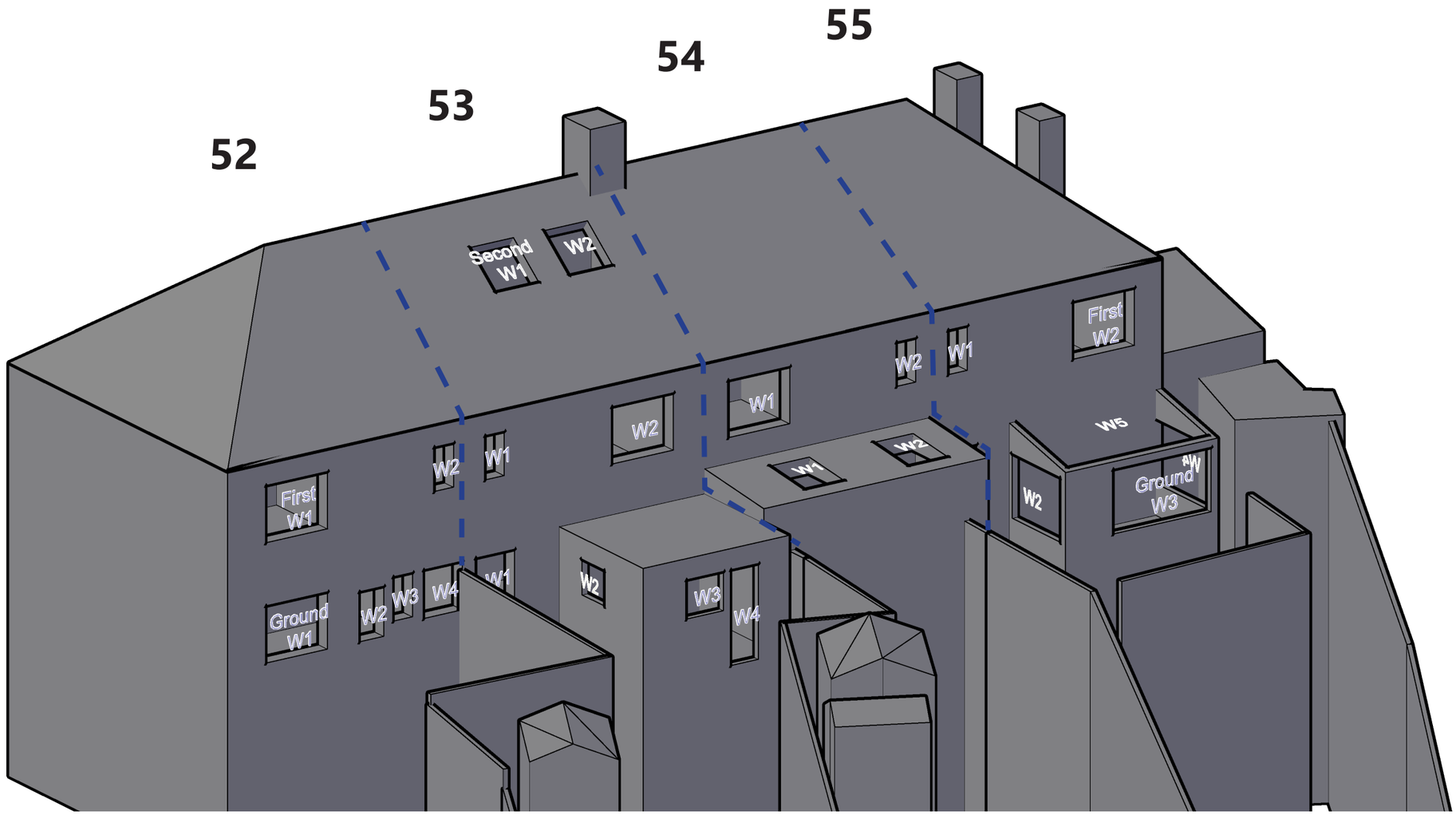

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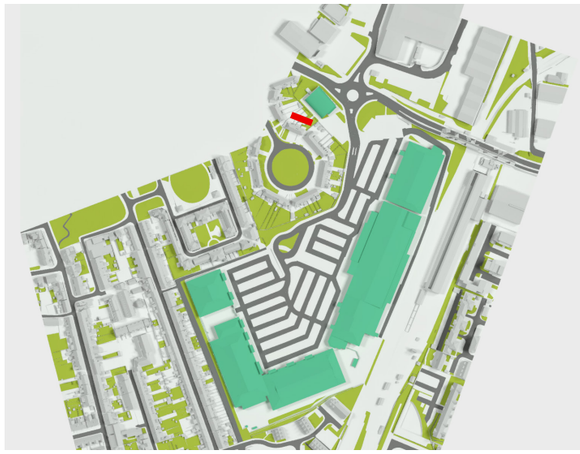

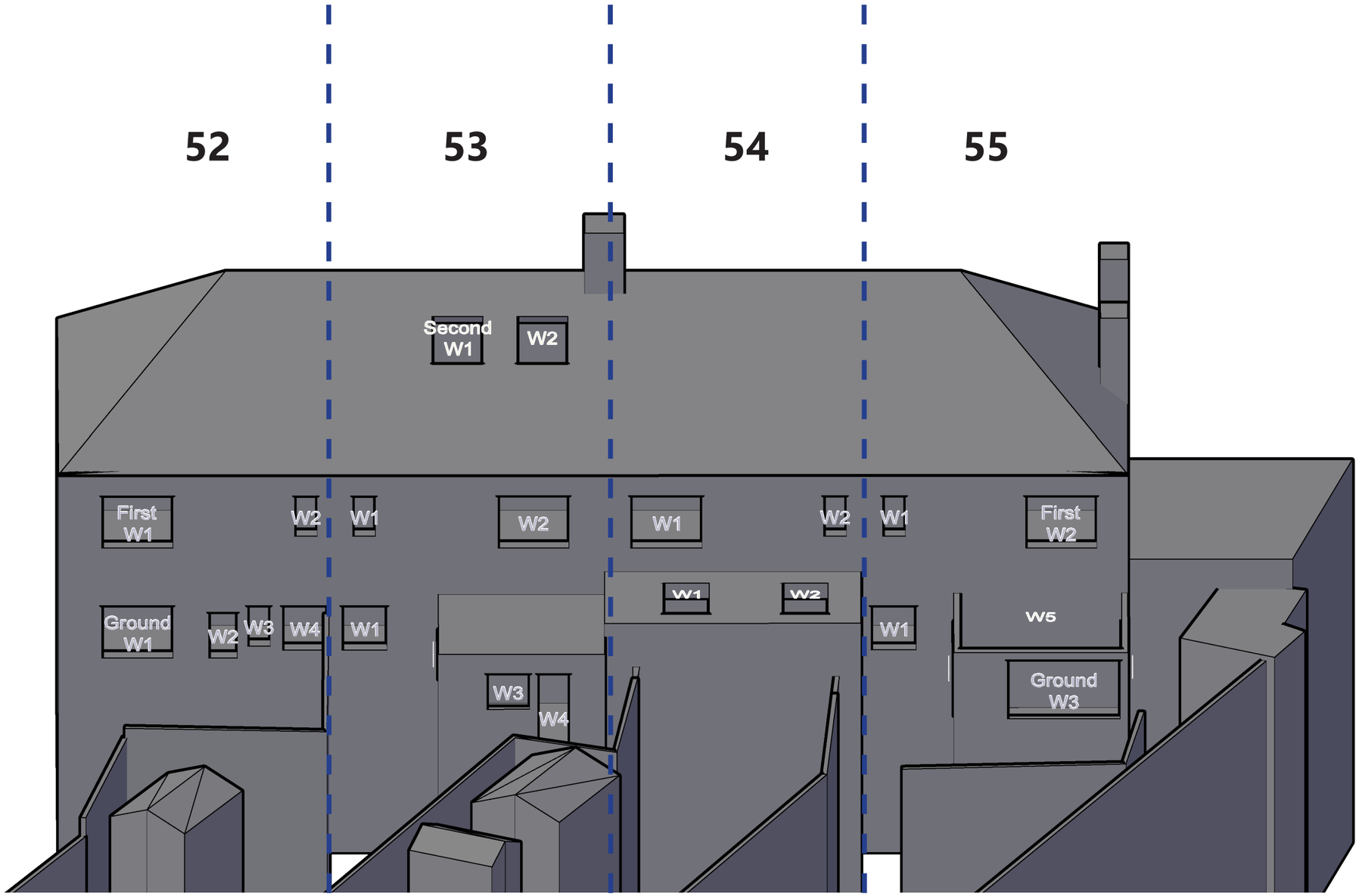

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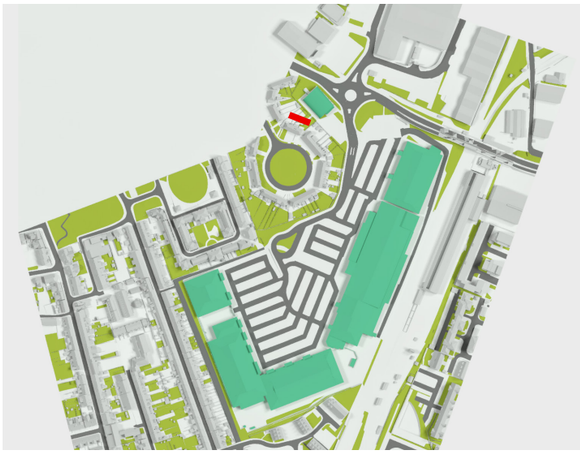

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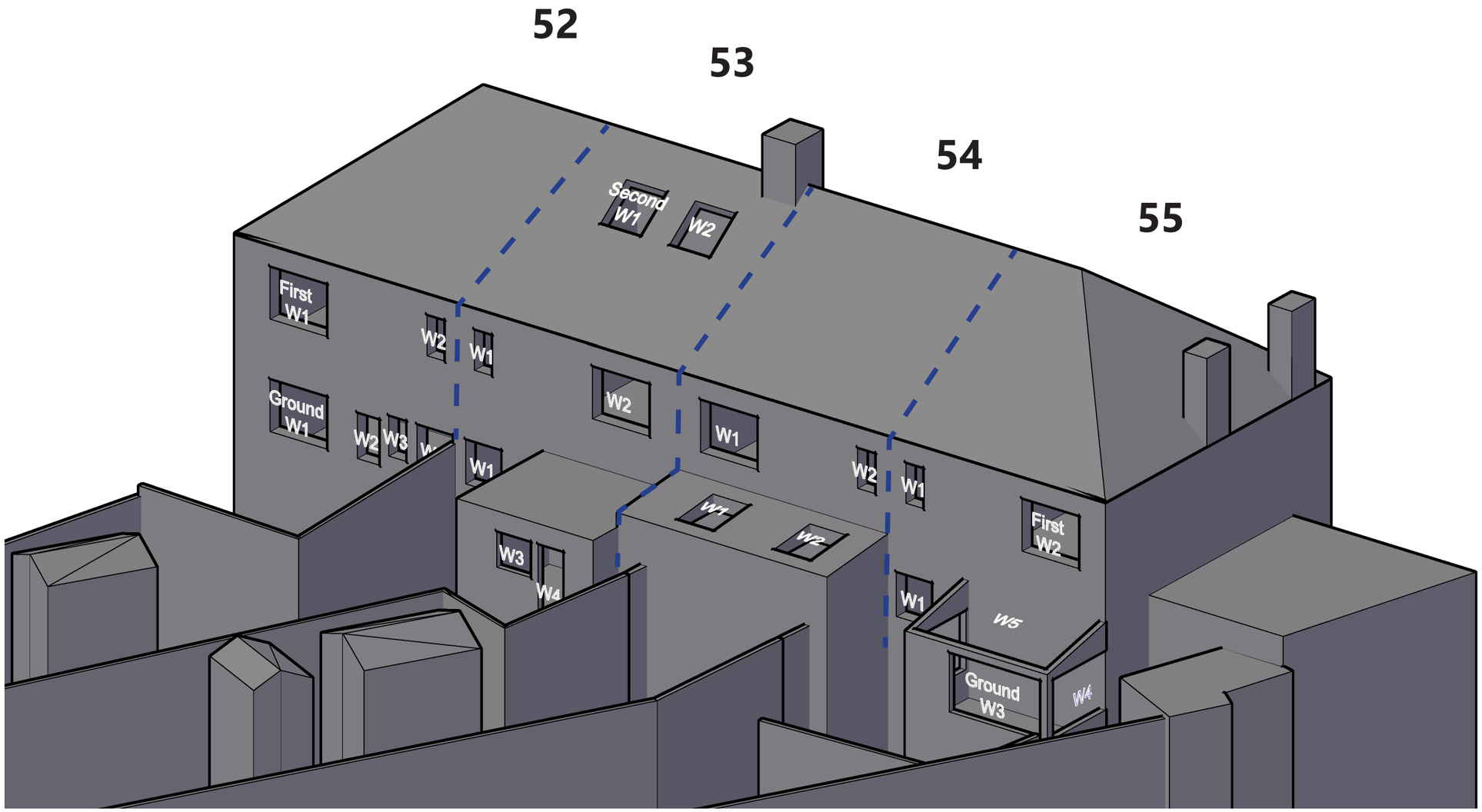

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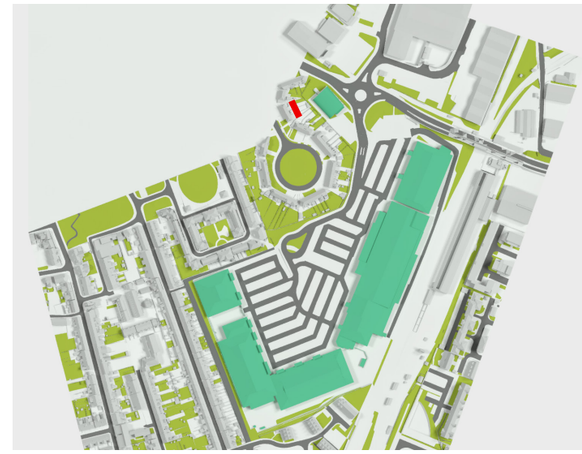

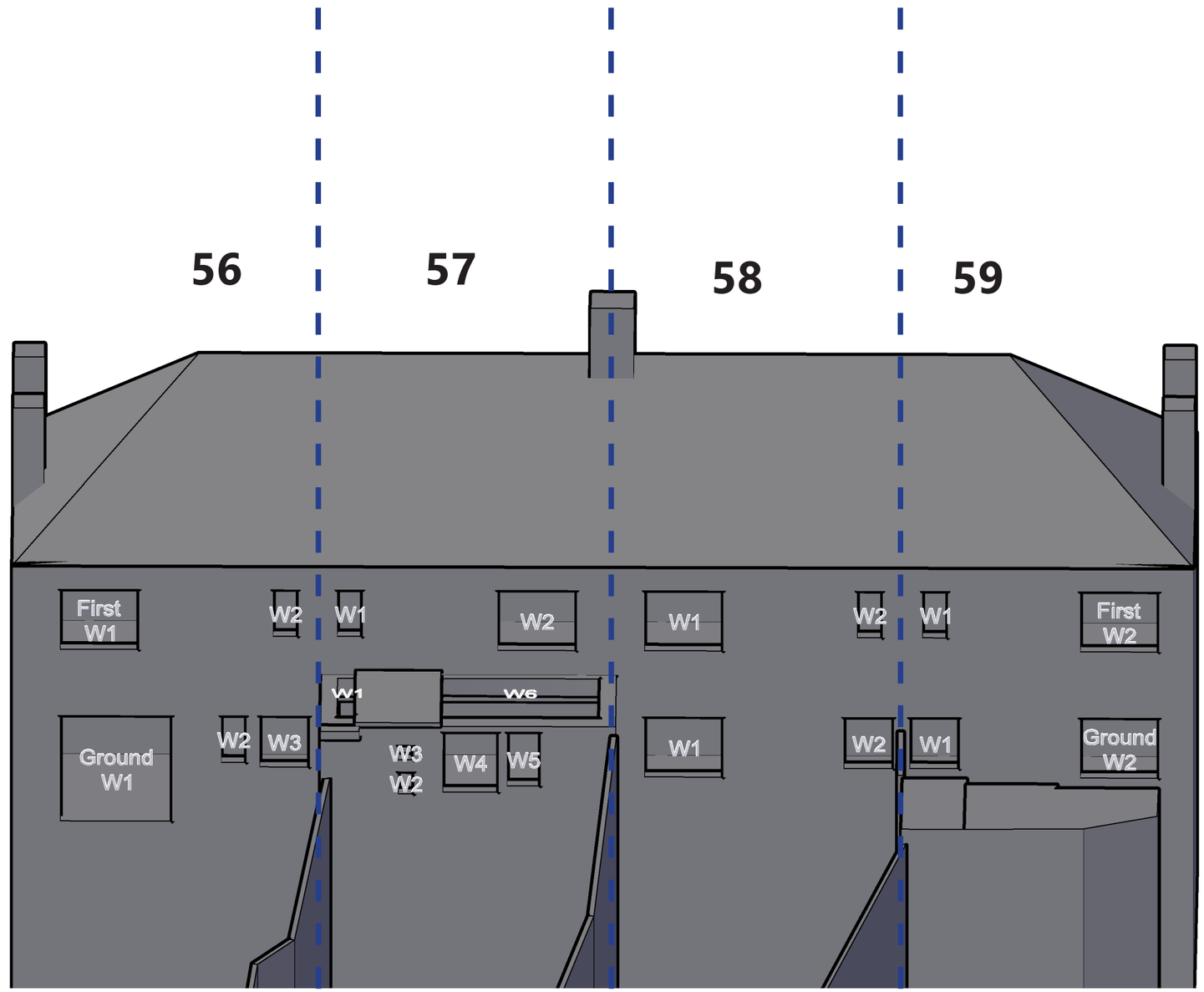

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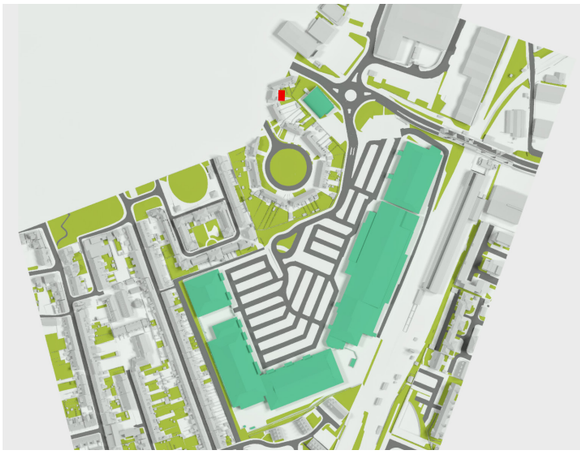

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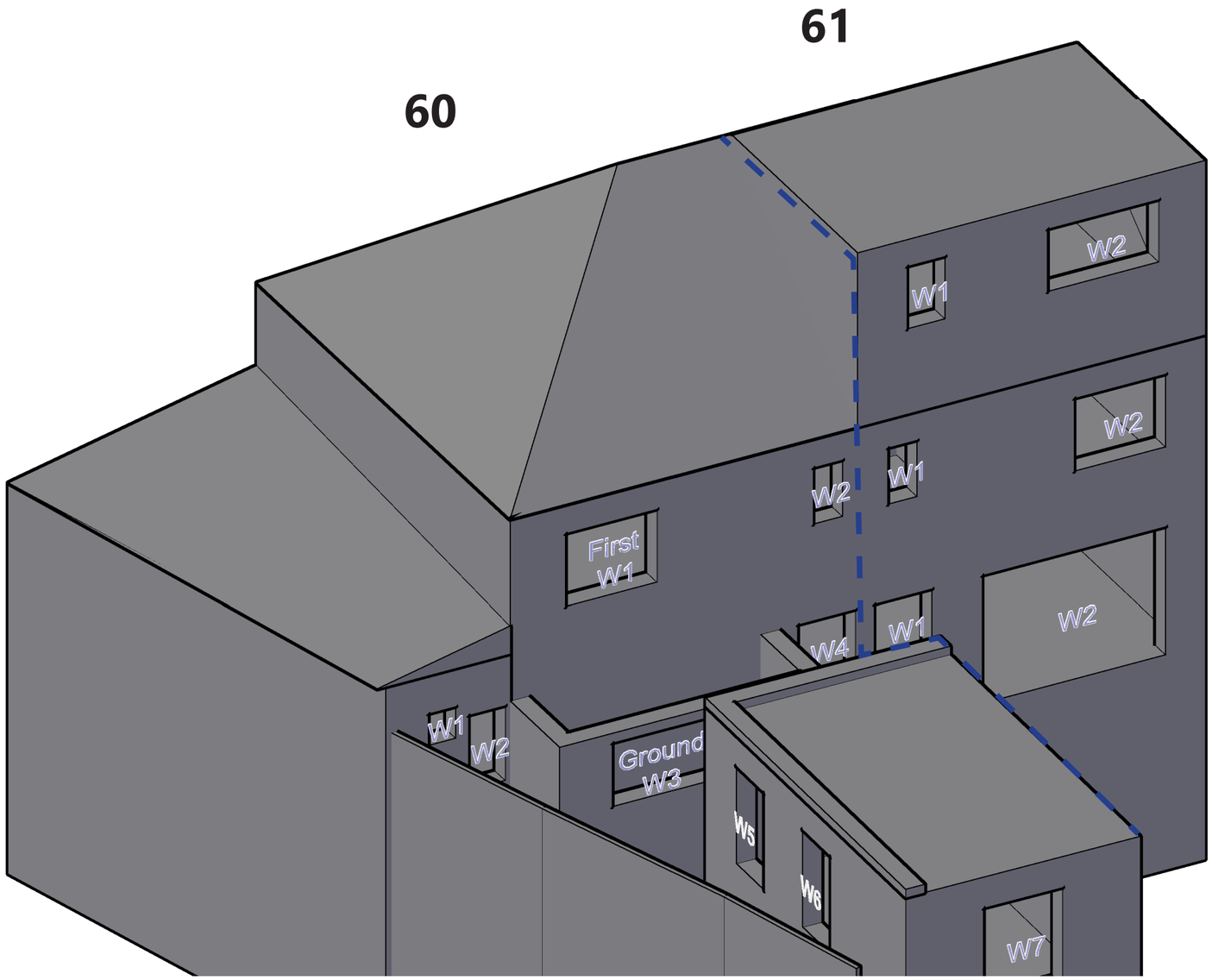

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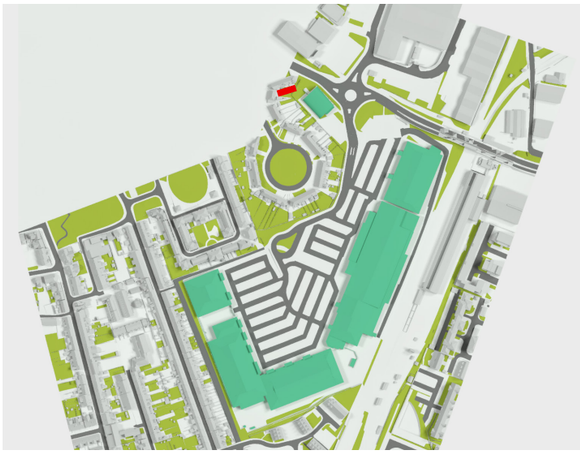

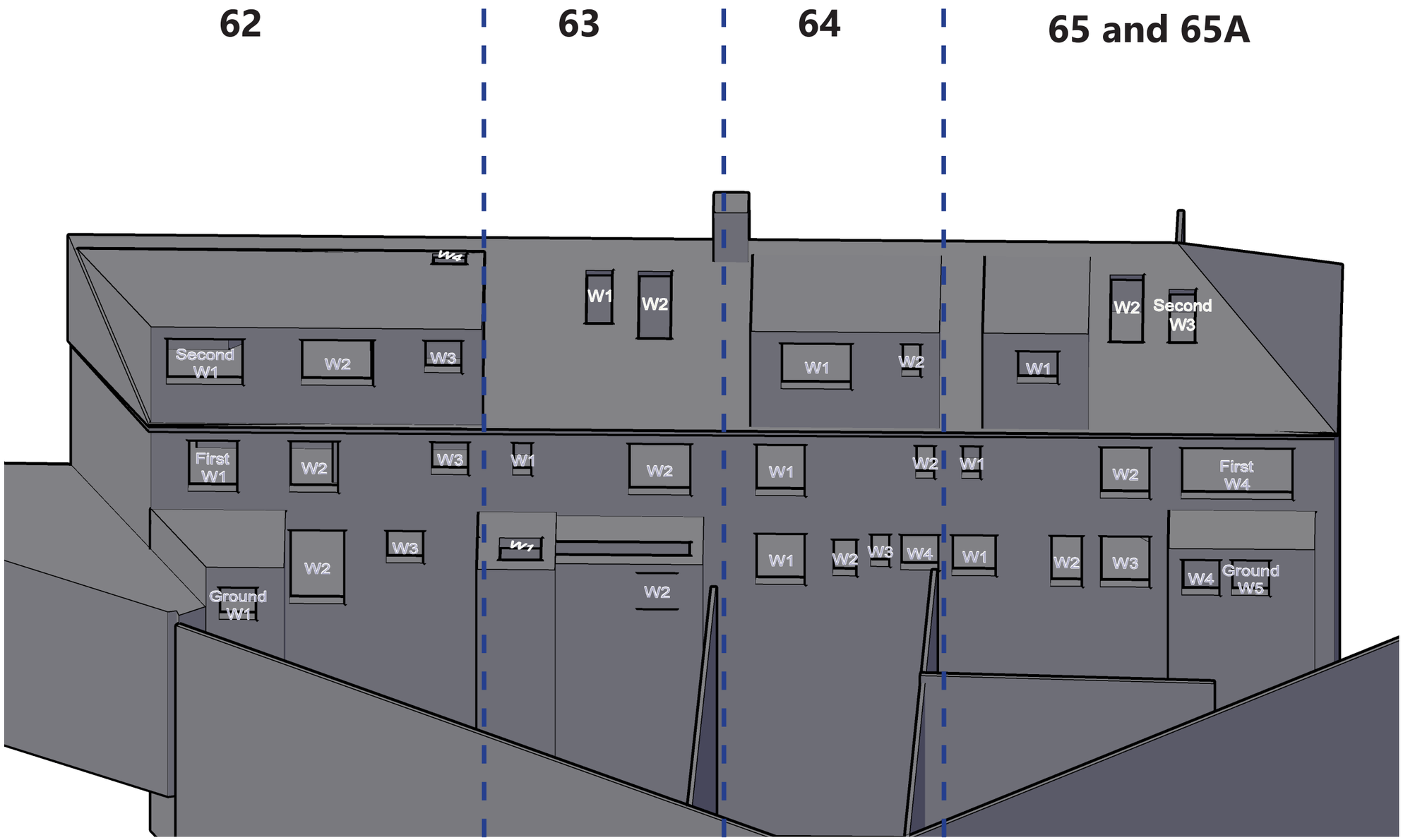

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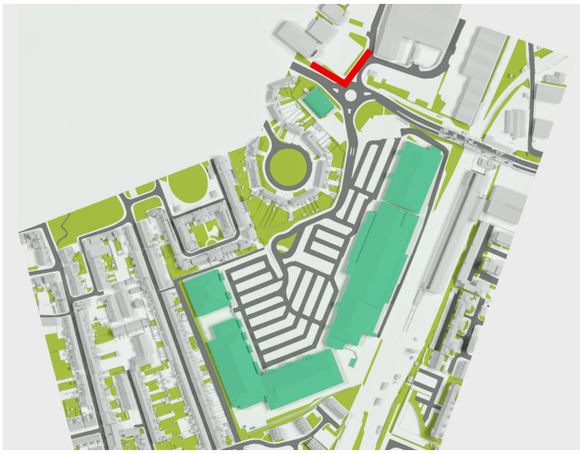

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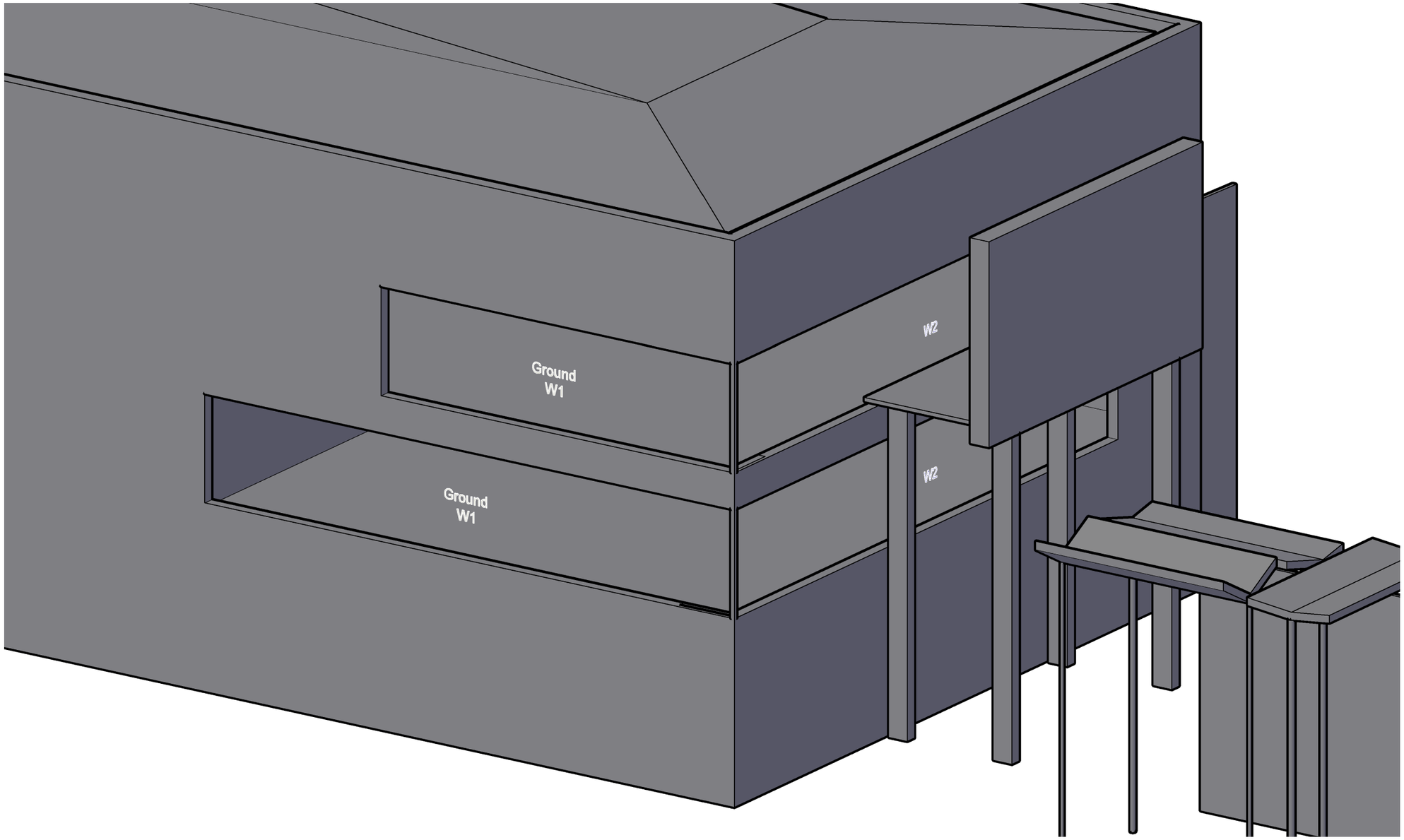

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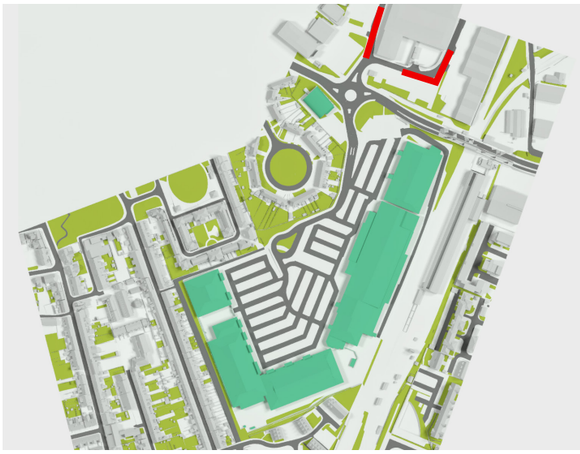

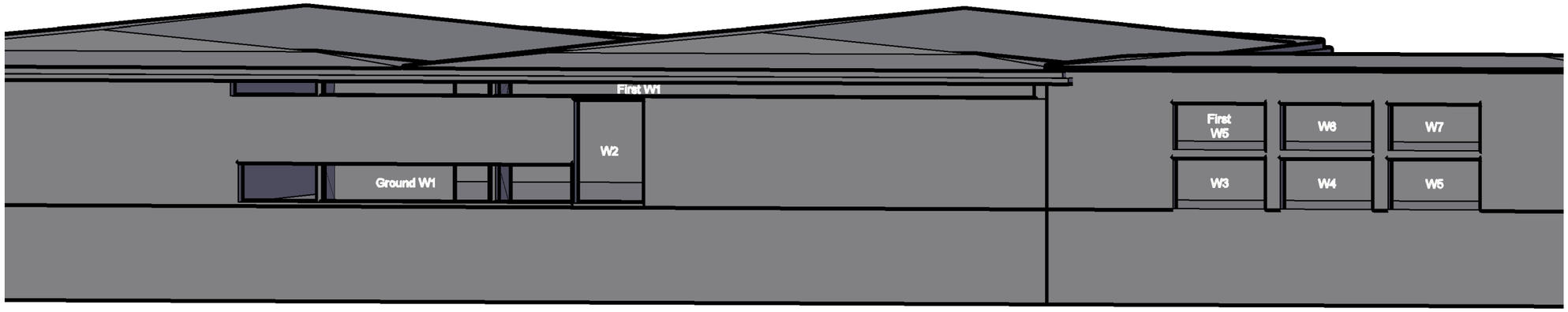

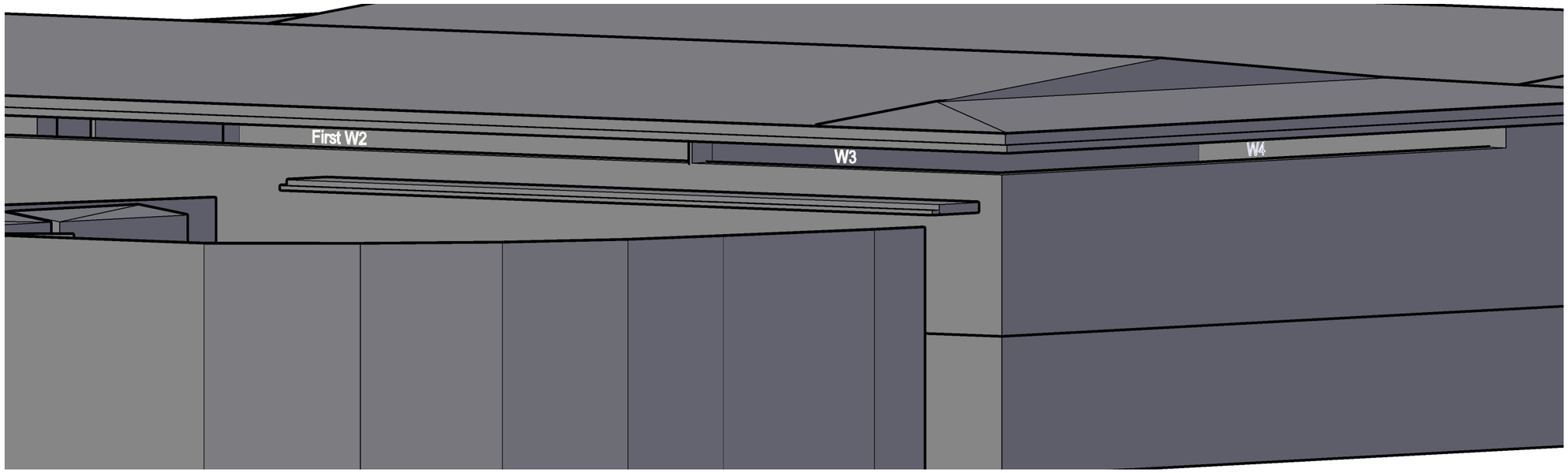

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Date	10/10/2023	Project	4802
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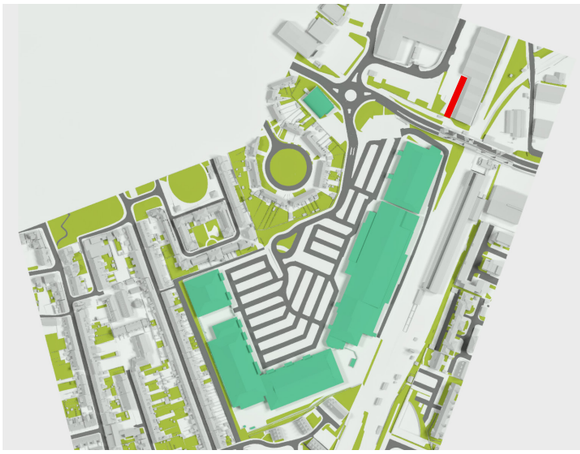

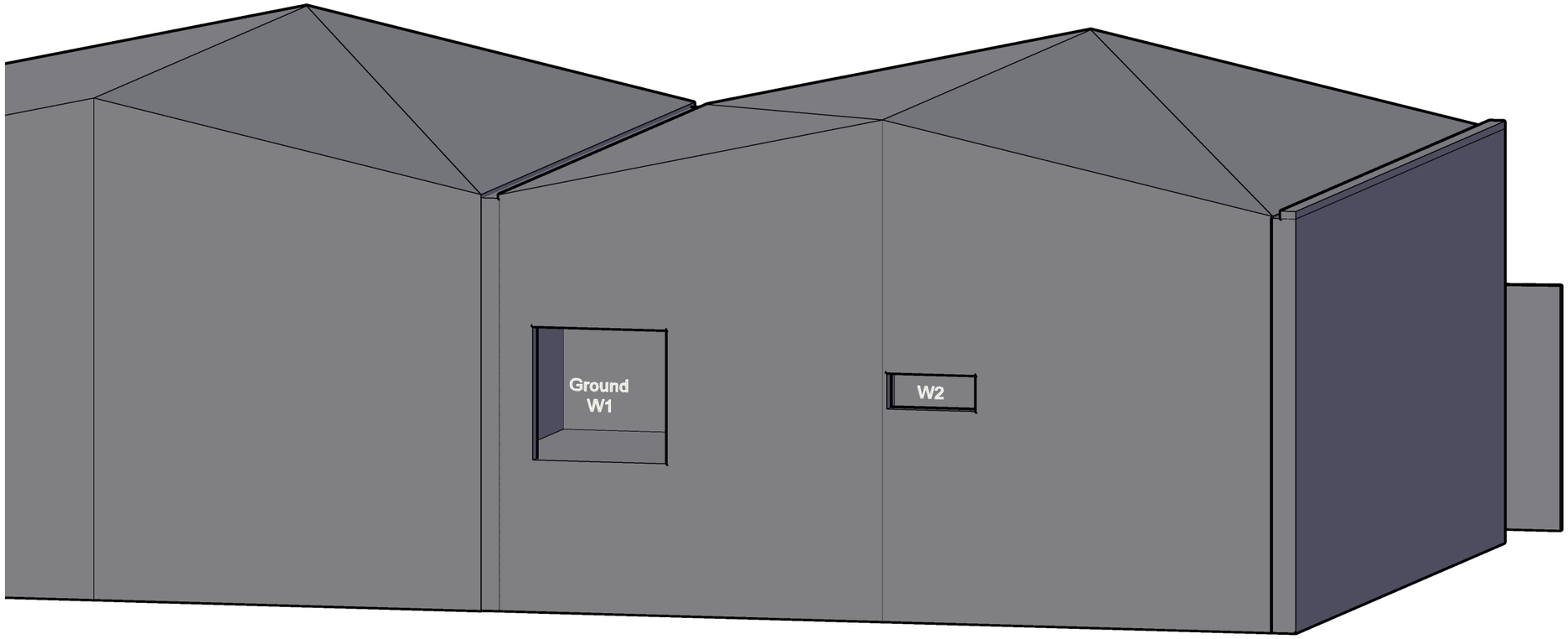

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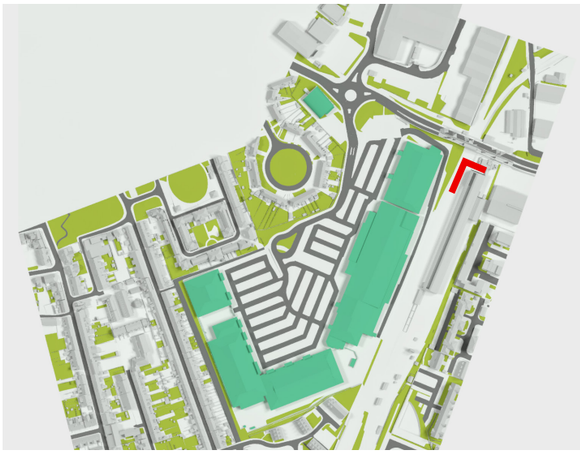

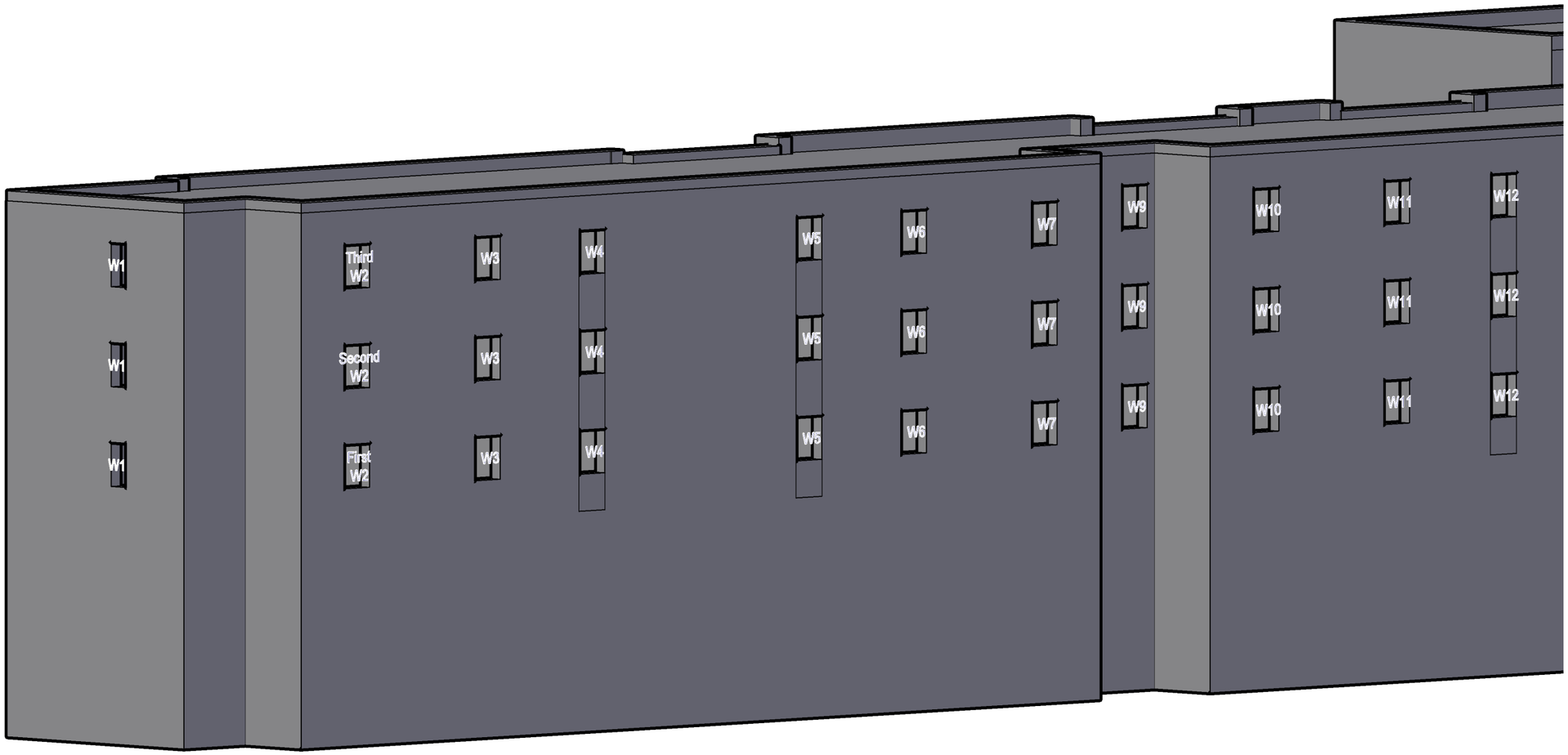

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Title	61 - 81 Inclusive Pym Window Map		
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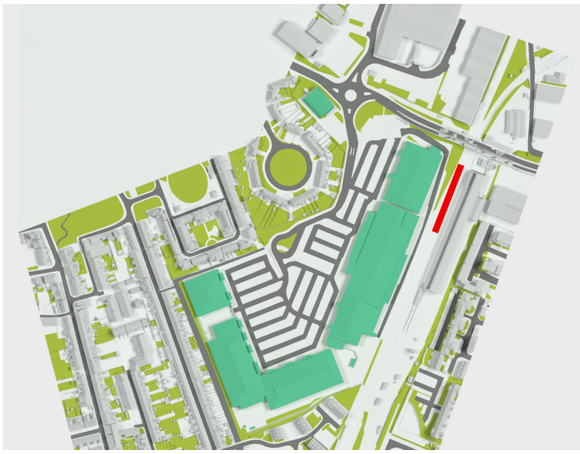

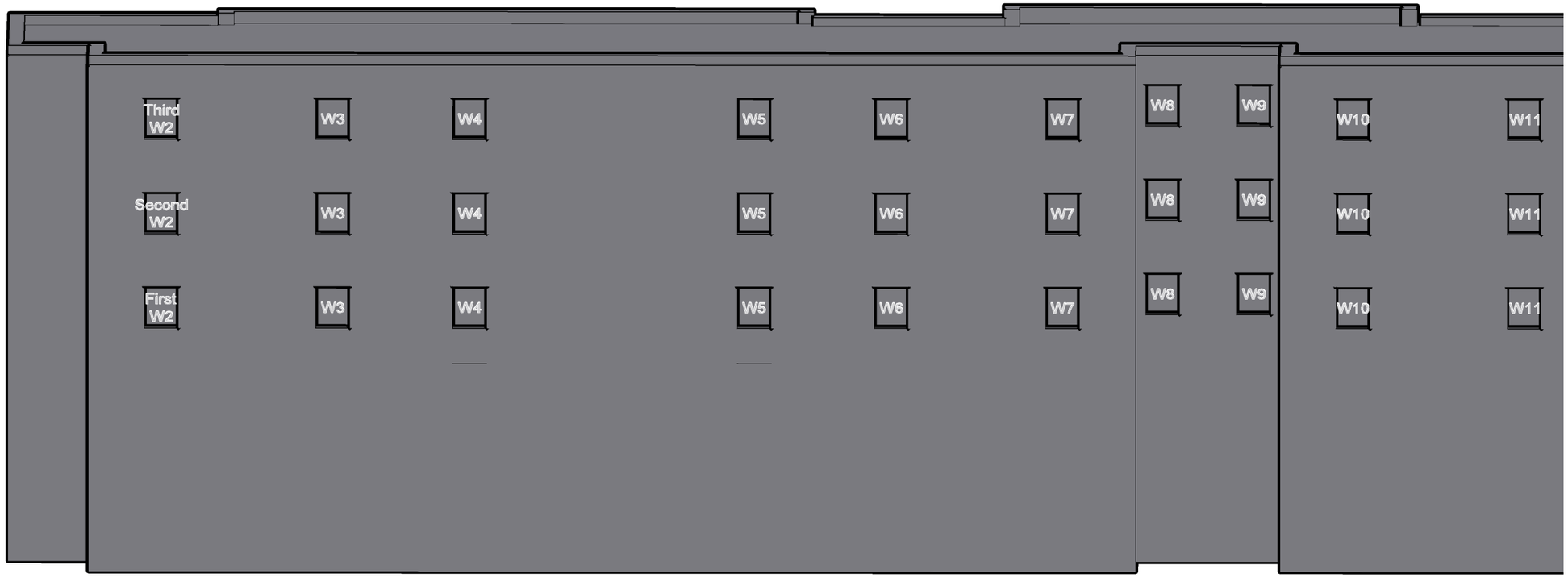

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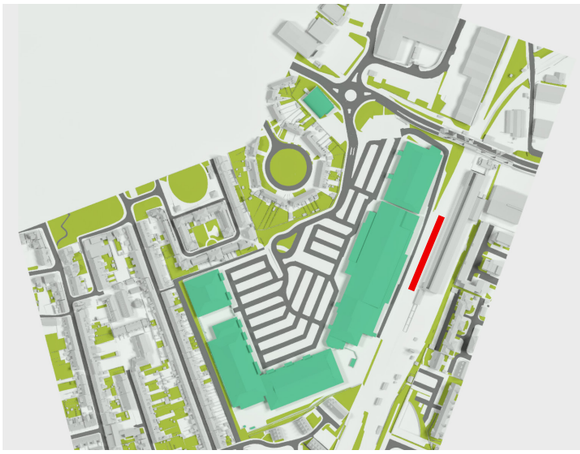

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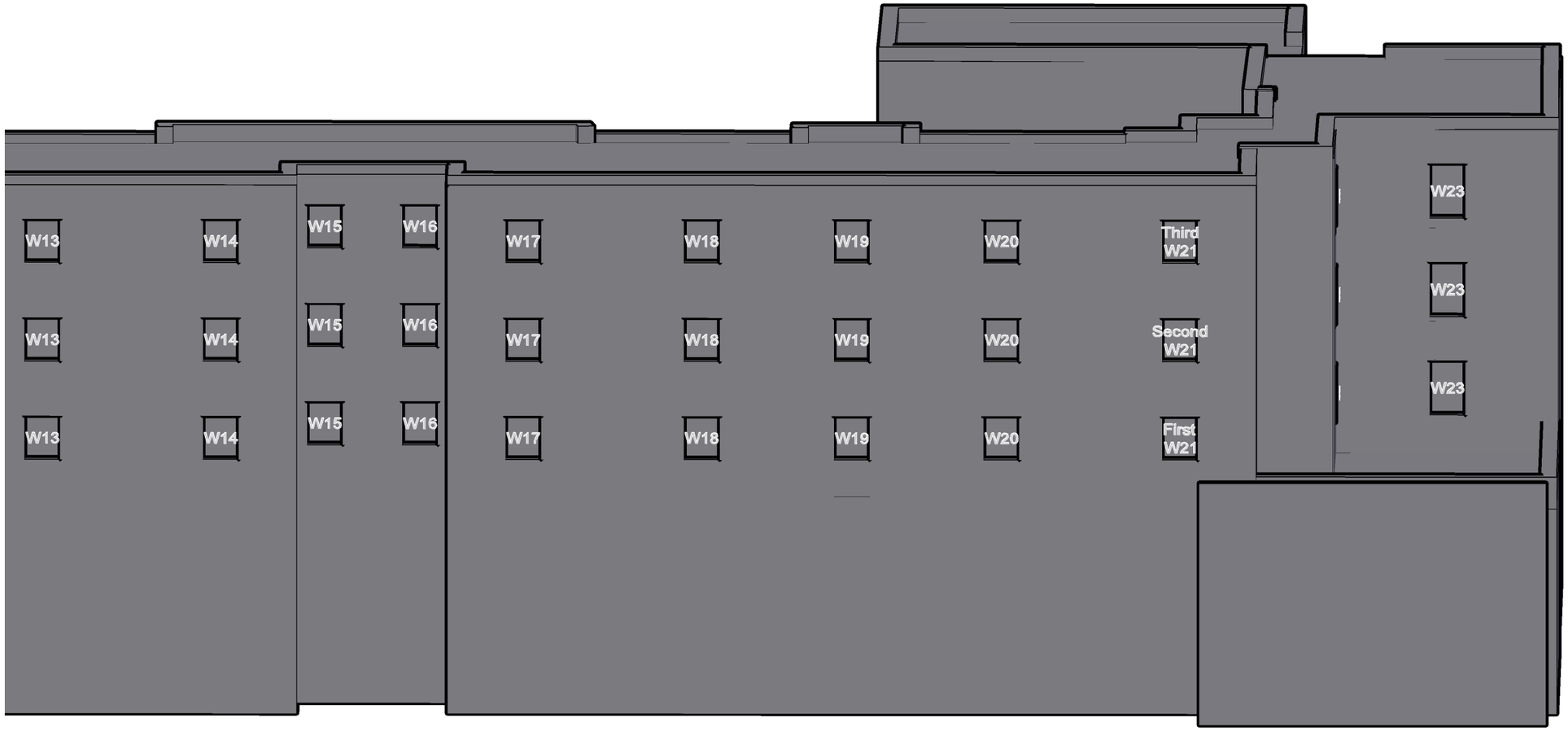

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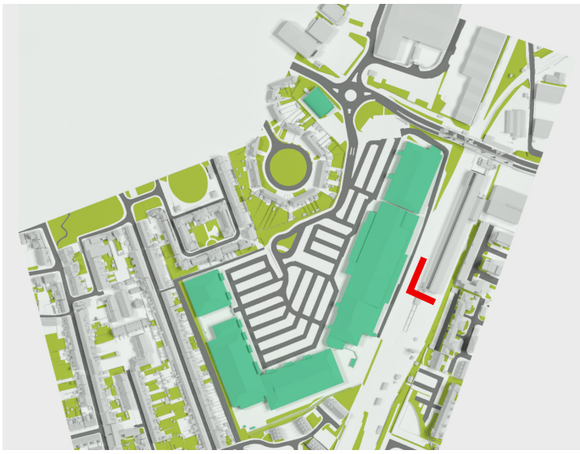

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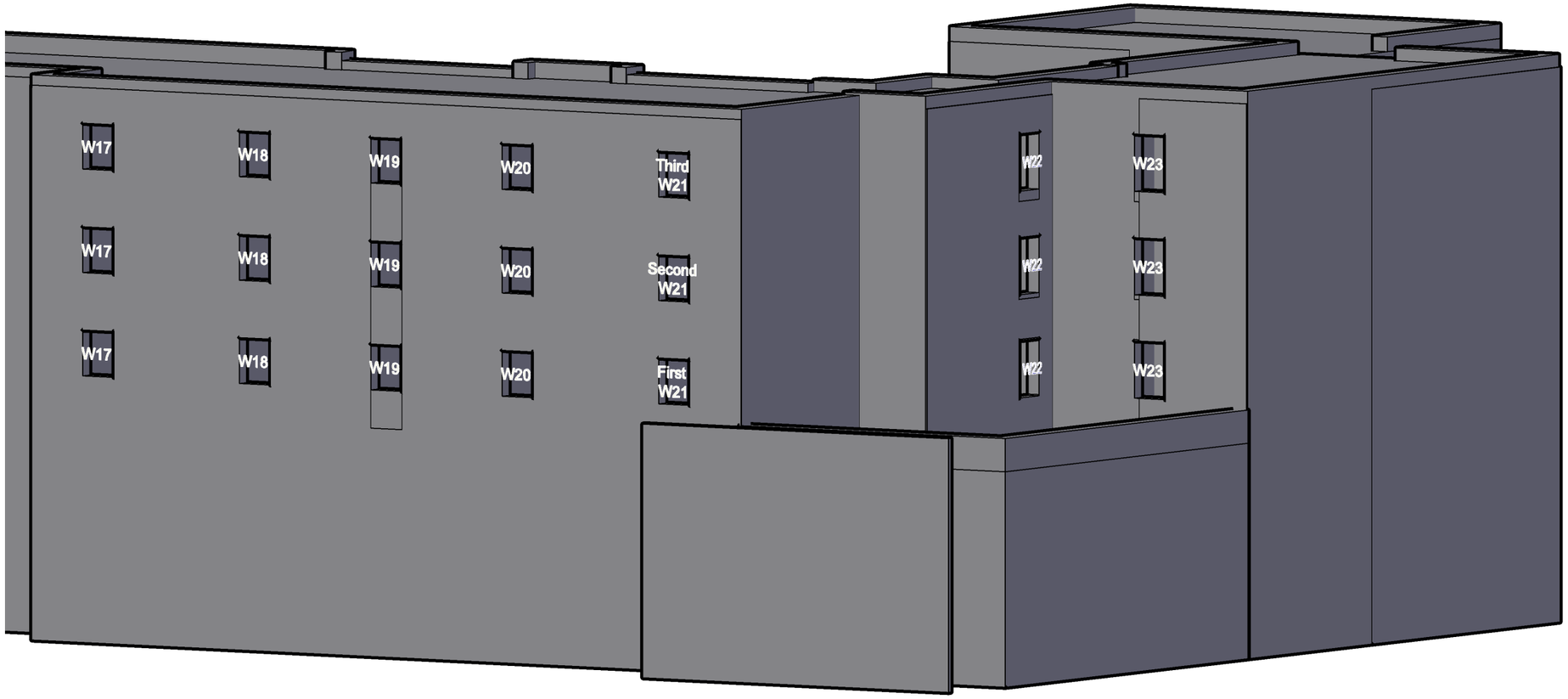

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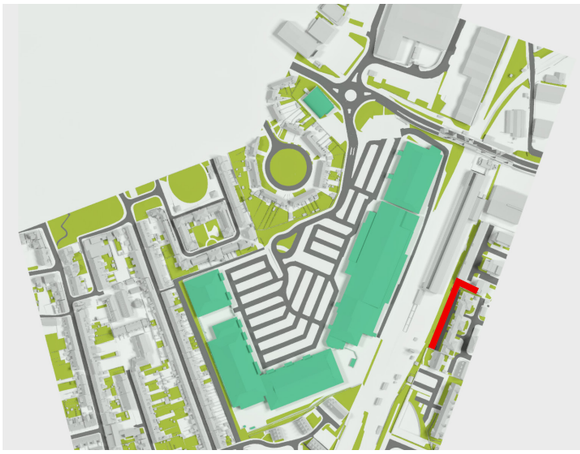

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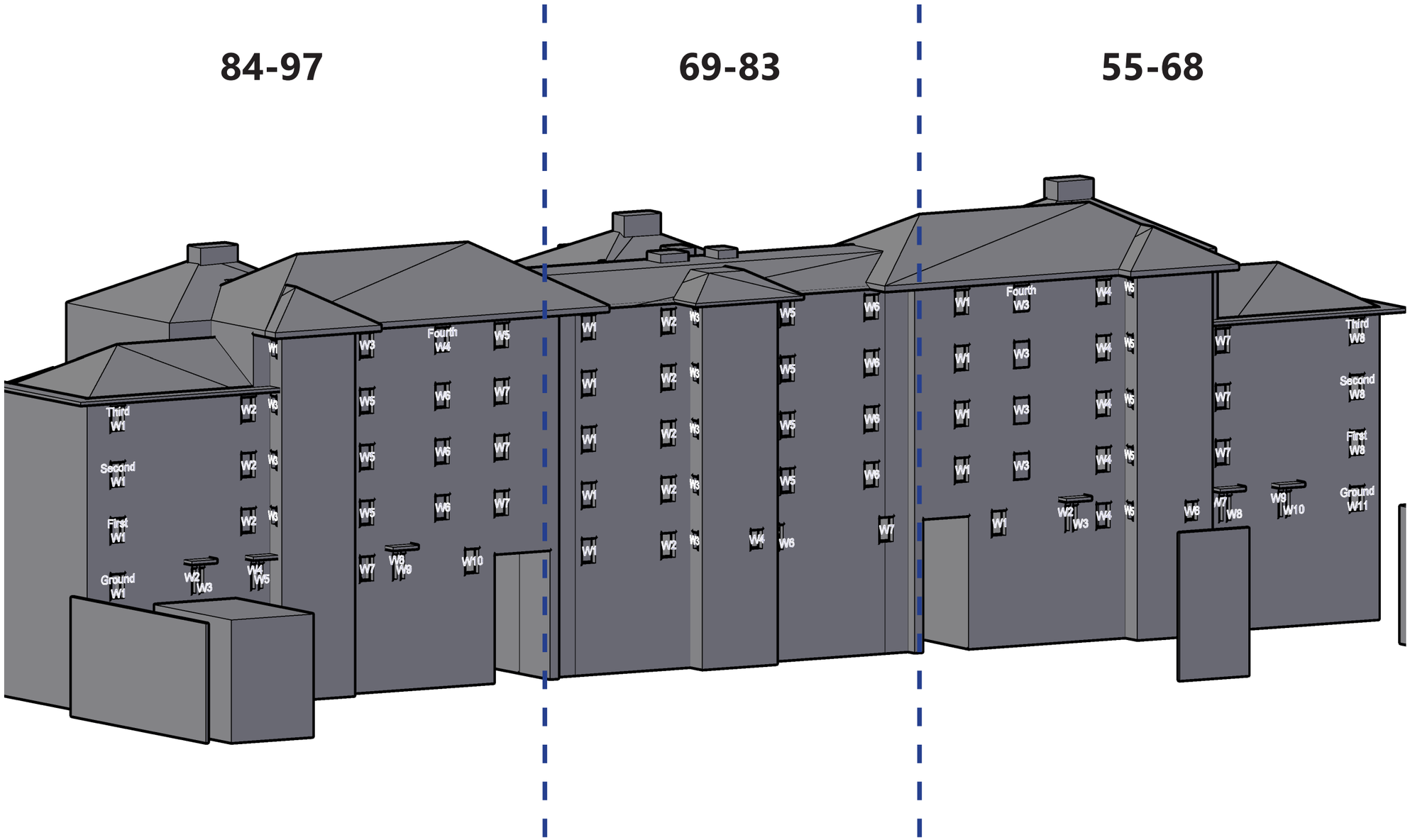

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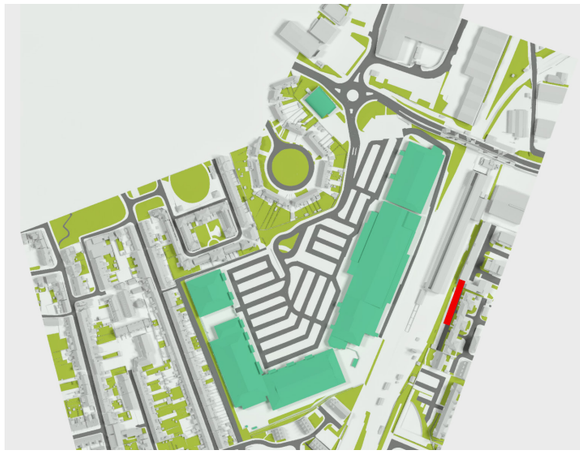

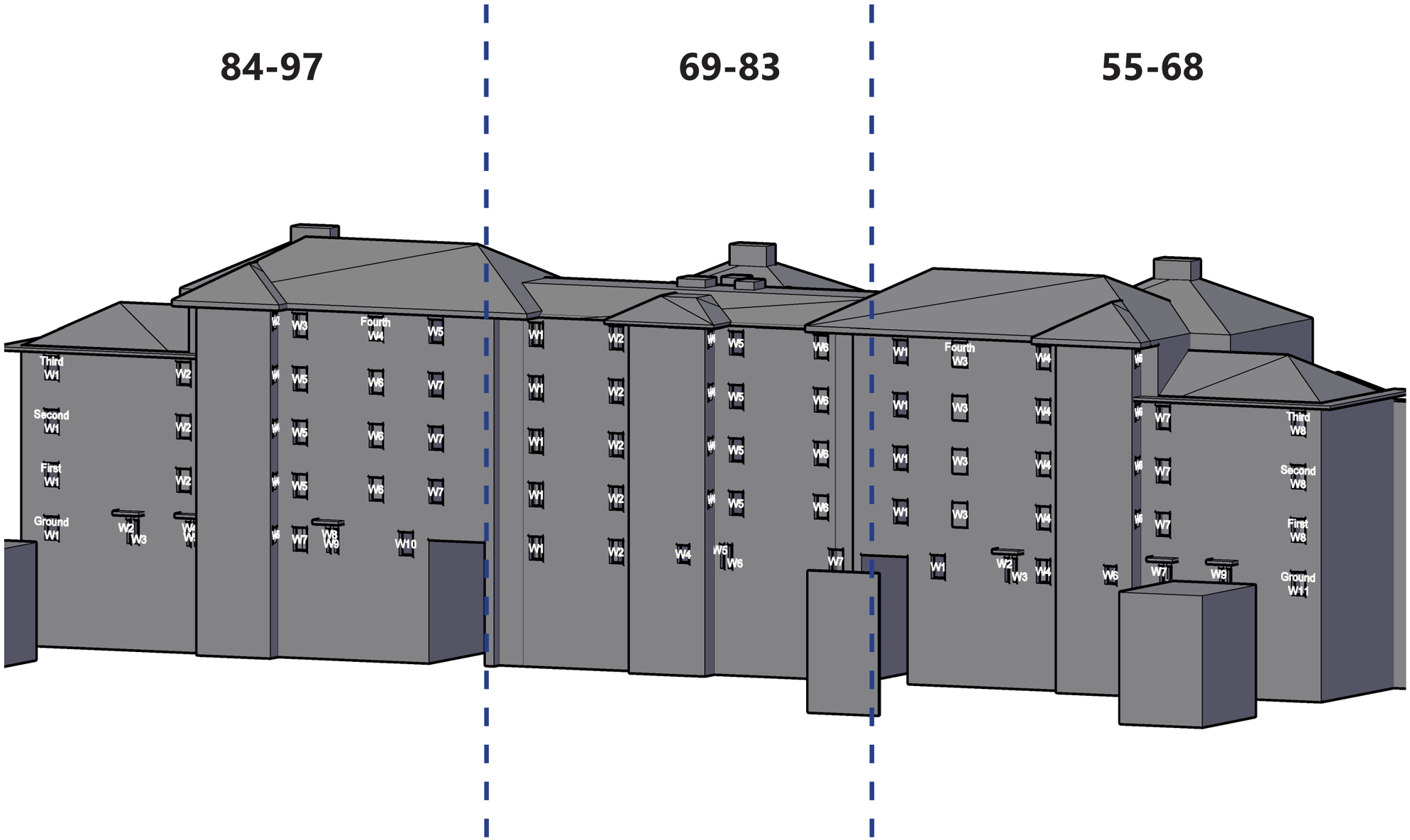

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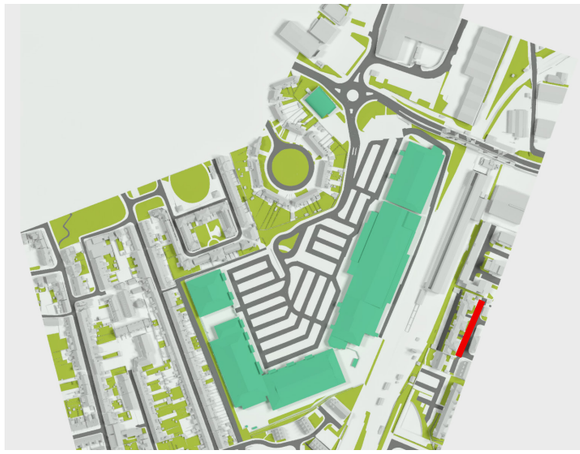

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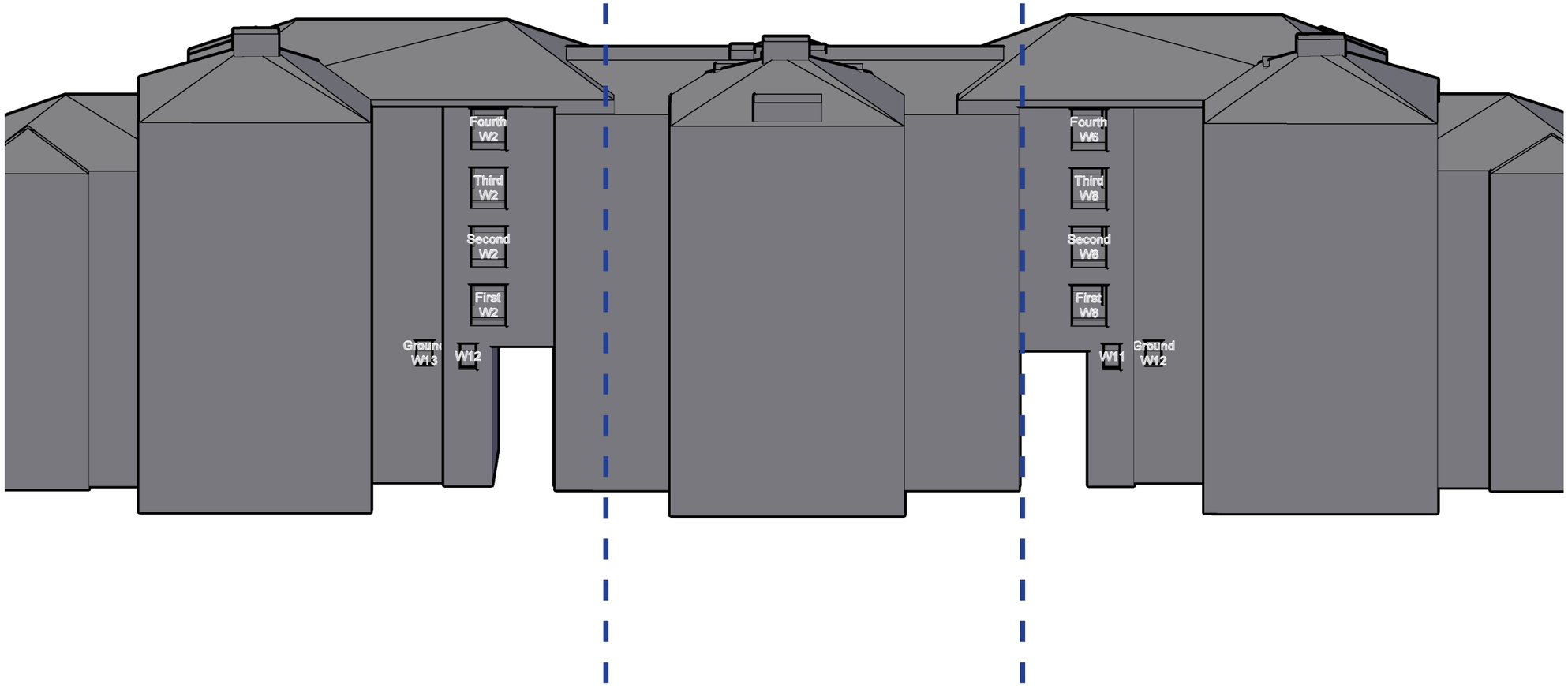
69-83

84-97



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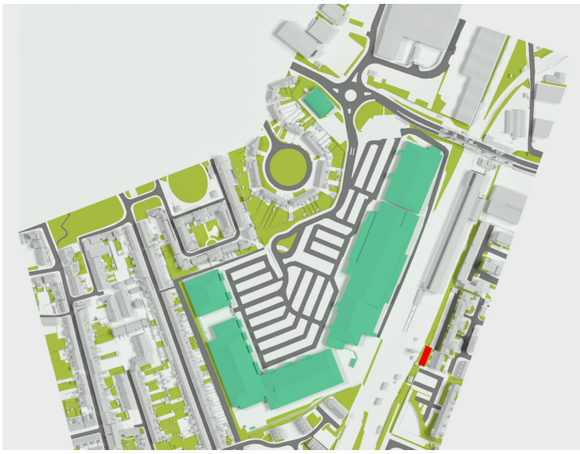

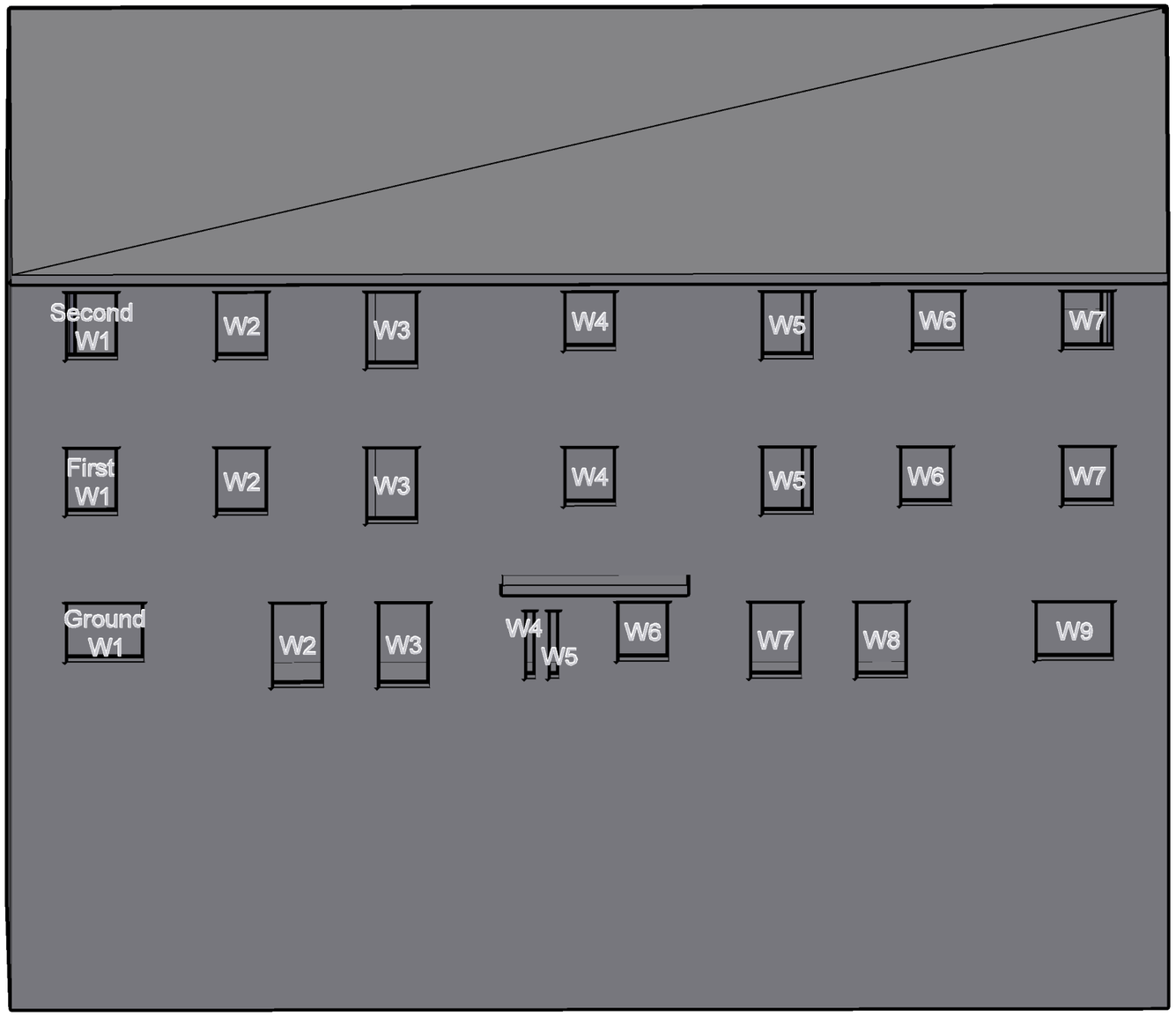

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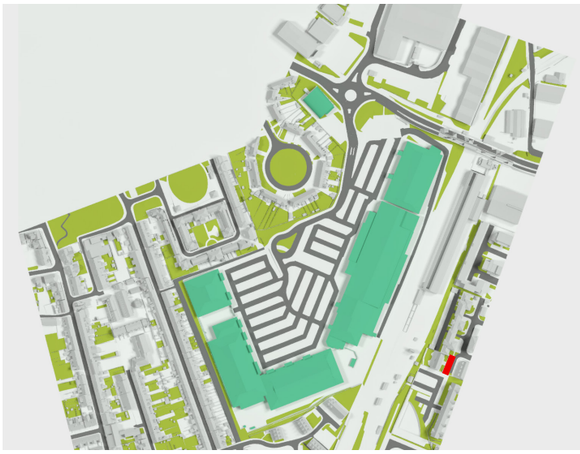

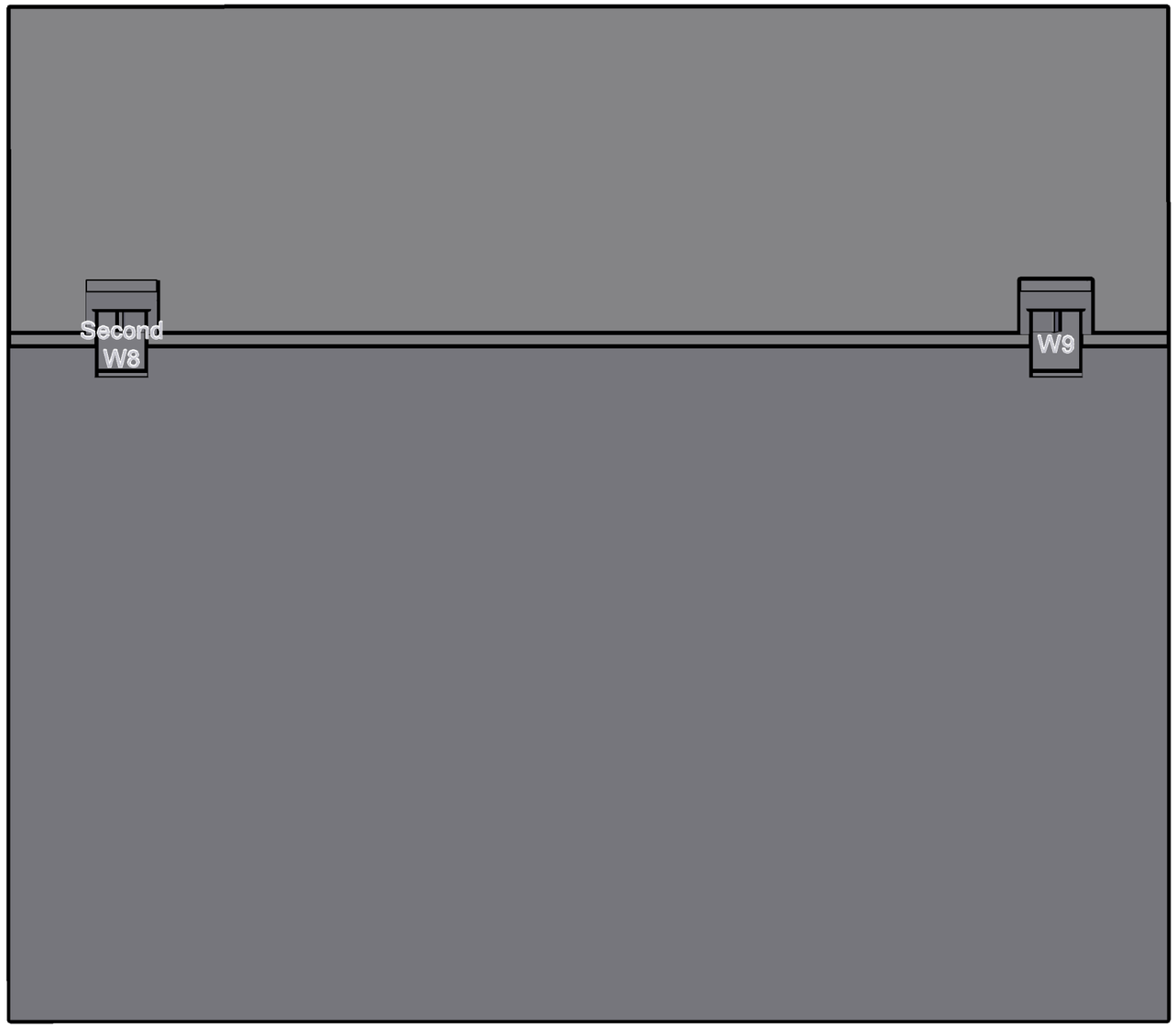

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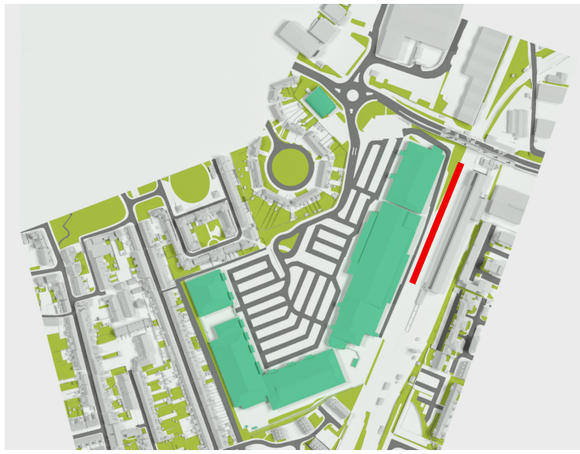

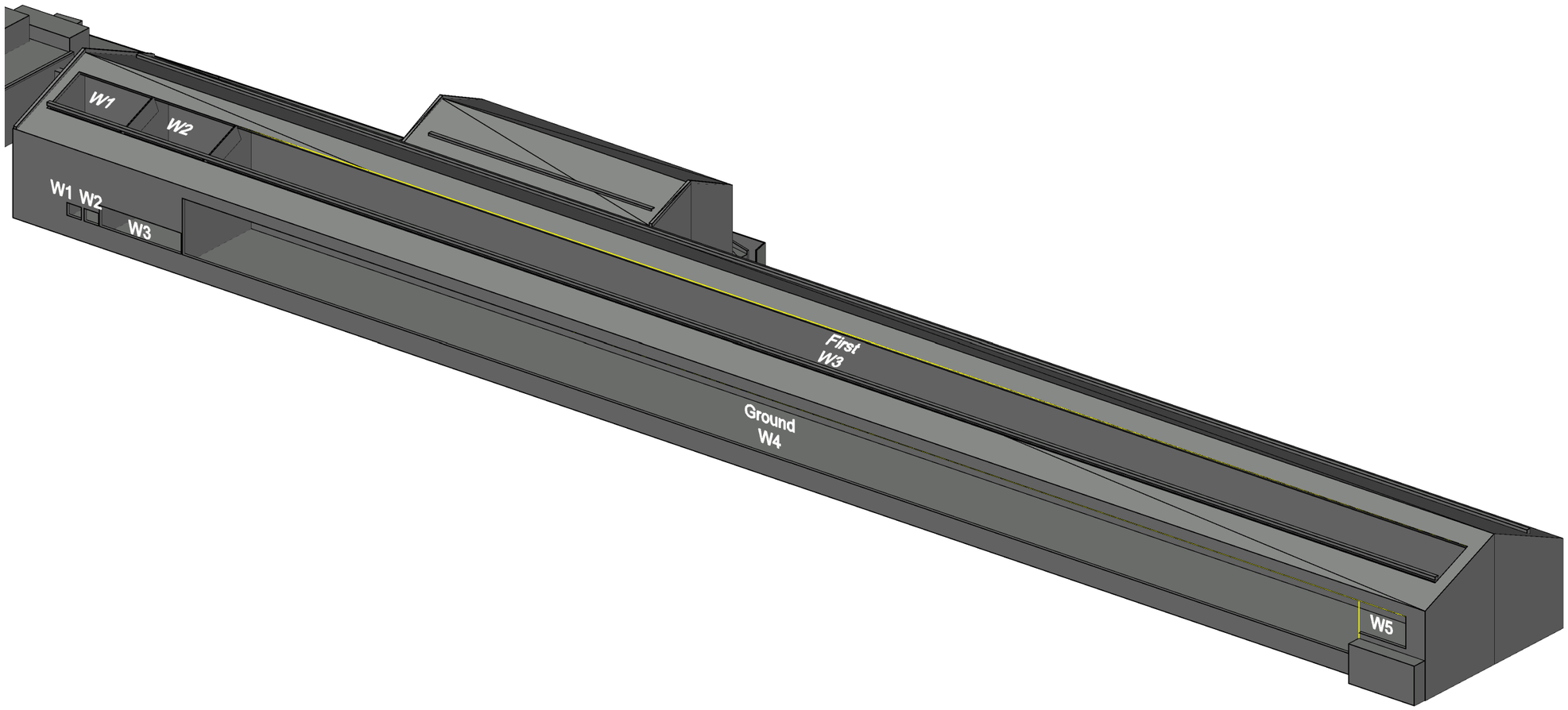

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Appendix 2

Results of the daylight and sunlight assessments within neighbouring properties

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
150 Sleaford Street																				
First	R1	W1	Stairwell	34.0	23.8	10.1	0.70	8.9	8.7	98%	7.3	82%	1.4	0.84	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Kitchen	33.8	19.9	13.9	0.59	5.1	4.9	96%	4.2	82%	0.8	0.85	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Living Room	33.3	32.4	0.9	0.97													
		W4		35.7	35.0	0.7	0.98	17.3	17.1	99%	17.1	99%	0.0	1.00	67	24	65	24	0.97	1.00
Second	R1	W1	Bedroom	38.3	30.6	7.7	0.80	9.1	9.0	99%	9.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Bedroom	38.0	37.4	0.5	0.99	13.1	12.9	98%	12.9	98%	0.0	1.00	69	25	68	25	0.99	1.00
148 Sleaford Street																				
Ground	R1	W1	Bedroom	32.8	16.7	16.1	0.51	7.9	7.7	97%	4.3	55%	3.4	0.56	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	32.5	31.2	1.3	0.96	19.2	18.8	98%	18.1	94%	0.7	0.96	55	15	53	15	0.96	1.00
77 Sleaford Street																				
First	R1	W1	Kitchen	33.6	30.0	3.6	0.89	6.5	6.3	97%	6.3	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Stairwell	33.6	29.8	3.8	0.89													
		W3		37.6	32.6	5.0	0.87	8.3	8.2	99%	8.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Living Room	32.9	32.7	0.1	1.00													
		W5		32.8	32.7	0.1	1.00	17.1	17.0	99%	17.0	99%	0.0	1.00	55	19	55	19	1.00	1.00
Second	R1	W1	Bedroom	38.1	34.5	3.6	0.91	11.5	10.8	94%	10.7	93%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Stairwell	38.8	33.7	5.2	0.87	3.0	1.4	47%	1.4	47%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Bedroom	37.7	37.6	0.1	1.00	13.4	11.7	88%	11.7	88%	0.0	1.00	63	22	63	22	1.00	1.00
69 Sleaford Street																				
Ground	R1	W1	Bedroom	33.3	29.5	3.8	0.89	11.5	11.4	99%	11.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	31.8	31.8	0.1	1.00	26.2	23.9	91%	23.9	91%	0.0	1.00	55	19	55	19	1.00	1.00
61 Sleaford Street																				
First	R1	W1	Kitchen	32.7	30.6	2.1	0.94	6.5	6.2	95%	6.2	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Stairwell	32.7	30.6	2.2	0.93													
		W3		38.0	33.9	4.1	0.89	8.3	8.1	98%	8.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Living Room	33.9	33.8	0.1	1.00													
		W5		33.8	33.7	0.1	1.00	17.1	16.6	97%	16.6	97%	0.0	1.00	48	16	48	16	1.00	1.00
Second	R1	W1	Bedroom	37.7	35.6	2.1	0.95	11.5	11.0	96%	11.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Stairwell	38.9	34.9	4.1	0.90	3.0	1.3	46%	1.3	46%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Bedroom	38.1	38.0	0.1	1.00	13.4	12.0	90%	12.0	90%	0.0	1.00	54	18	54	18	1.00	1.00
55 Sleaford Street																				
Ground	R1	W1	Bedroom	32.4	30.3	2.1	0.94	11.5	11.4	99%	11.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	34.0	33.9	0.1	1.00	26.2	25.7	98%	25.7	98%	0.0	1.00	51	16	51	16	1.00	1.00
2 York Street																				
Ground	R1	W1	Residential	28.9	28.9	0.0	1.00	10.9	10.1	92%	10.1	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	18.3	18.3	0.0	1.00													
		W3		28.7	28.7	0.0	1.00													
		W4		36.7	35.1	1.6	0.96	5.8	5.5	95%	5.5	95%	0.0	1.00	63	20	63	20	1.00	1.00
First	R1	W1	Residential	35.2	34.4	0.8	0.98	5.5	5.4	99%	5.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	32.0	31.9	0.1	1.00	5.4	5.0	92%	5.0	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
4 York Street																				
Ground	R1	W1	Residential	36.9	35.1	1.8	0.95													
		W2		15.3	14.5	0.8	0.95	8.0	7.8	98%	7.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Residential	14.3	13.7	0.6	0.96	11.9	7.1	60%	7.1	60%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.6	35.8	1.9	0.95	3.5	3.5	99%	3.5	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	22.7	22.0	0.8	0.97	6.3	6.1	98%	6.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
6 York Street																				
Ground	R1	W1	Living Room	12.6	12.6	0.0	1.00	11.3	6.7	59%	6.7	59%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	10.0	10.0	0.0	1.00													
		W3		19.1	19.1	0.0	1.00	6.5	6.0	92%	6.0	92%	0.0	1.00	45	5	45	5	1.00	1.00
First	R1	W1	Bedroom	25.1	25.1	0.0	1.00	5.8	5.7	99%	5.7	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Study	17.9	17.9	0.0	1.00	3.2	2.1	65%	2.1	65%	0.0	1.00	40	2	40	2	1.00	1.00
First	R3	W3	Bathroom	38.1	36.1	1.9	0.95	2.8	2.8	99%	2.8	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
8 York Street																				
Ground	R1	W1	Kitchen	36.8	35.4	1.4	0.96													
		W4		7.7	7.6	0.0	1.00	7.1	6.5	91%	6.5	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R2	W5	Living Room	5.9	5.9	0.0	1.00	8.7	0.0	0%	0.0	0%	0.0	0.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W2	Dining Room	26.0	26.0	0.0	1.00													
		W3		52.1	51.6	0.6	0.99	5.2	5.2	100%	5.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	38.1	36.1	2.0	0.95	7.1	7.0	99%	7.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	30.8	30.2	0.6	0.98	7.0	6.8	98%	6.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
10 York Street																				
Ground	R1	W1	Residential	29.9	29.0	0.9	0.97													
		W2		29.7	29.2	0.6	0.98	13.2	13.0	98%	13.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.1	34.2	1.9	0.95	5.4	5.2	96%	5.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	86.9	85.5	1.4	0.98	5.0	5.0	100%	5.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
12 York Street																				
Ground	R1	W1	Living Room	30.9	30.6	0.3	0.99													
		W2		33.8	33.3	0.5	0.99													
		W3		77.1	76.0	1.1	0.99	16.2	16.2	100%	16.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	37.4	35.2	2.2	0.94													
		W2		36.9	34.7	2.2	0.94													
		W3		14.0	13.7	0.3	0.98	9.1	9.0	99%	9.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Storage	87.7	86.3	1.4	0.98													
		W2		86.9	85.5	1.4	0.98	9.8	9.5	97%	9.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
14 York Street																				
Ground	R1	W1	Residential	34.2	33.0	1.3	0.96	8.5	8.3	98%	8.3	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.0	35.7	2.3	0.94	8.5	8.3	98%	8.3	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
16 York Street																				
Ground	R1	W1	Kitchen	34.4	32.3	2.2	0.94													
		W2		33.0	31.2	1.8	0.95	14.4	14.2	99%	14.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Bathroom	36.6	34.4	2.2	0.94	4.4	4.2	96%	4.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bathroom	31.8	30.6	1.2	0.96	7.9	7.6	96%	7.6	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
18 York Street																				
Ground	R1	W1	Residential	36.4	34.2	2.2	0.94													
		W2		36.5	34.3	2.2	0.94													
		W3		36.4	34.2	2.2	0.94	13.3	12.9	97%	12.9	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.3	34.8	2.5	0.93	11.9	11.8	99%	11.8	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
20 York Street																				
Ground	R1	W1	Residential	31.7	29.6	2.1	0.93	4.5	4.5	99%	4.5	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	36.0	33.9	2.1	0.94	6.7	6.7	99%	6.7	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	16.6	16.2	0.4	0.98	7.7	5.4	70%	5.4	70%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.5	34.9	2.5	0.93	6.7	6.7	100%	6.7	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
22 York Street																				
Ground	R1	W1	Residential	32.0	31.3	0.8	0.98	8.1	7.8	97%	7.7	95%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	35.4	33.2	2.2	0.94	7.4	7.2	96%	7.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
24 York Street																				
Ground	R1	W1	Kitchen	30.3	28.5	1.9	0.94													
		W2		32.3	31.2	1.1	0.97	8.1	8.0	99%	8.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	25.9	25.3	0.6	0.98	7.4	7.0	94%	7.0	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W4	Hallway	90.1	88.4	1.7	0.98	2.3	2.2	93%	2.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W2	Bathroom	30.1	30.1	0.0	1.00													
		W3		31.2	28.6	2.7	0.91	3.1	2.6	85%	2.6	84%	0.0	0.99	69	18	69	18	1.00	1.00
26 York Street																				
Ground	R1	W1	Bathroom	31.1	29.4	1.7	0.95	3.9	3.8	98%	3.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	29.9	29.8	0.1	1.00													
		W3		62.3	61.7	0.6	0.99	13.8	11.3	82%	11.3	82%	0.0	1.00	51	10	51	10	1.00	1.00
First	R1	W1	Bedroom	35.9	33.2	2.7	0.93	6.9	6.6	94%	6.2	89%	0.4	0.95	N/F	N/F	N/F	N/F	N/F	N/F
28 York Street																				
Ground	R1	W1	Kitchen	14.3	14.3	0.1	0.99													
		W2		12.8	12.8	0.0	1.00	17.2	12.6	73%	12.6	73%	0.0	1.00	32	0	32	0	1.00	0.00
Ground	R2	W3	Bathroom	32.7	31.6	1.0	0.97	3.8	3.8	99%	3.8	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	37.3	34.6	2.7	0.93	7.8	7.5	96%	7.5	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
30 York Street																				

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R1	W1	Residential	36.1	33.7	2.4	0.93													
		W2		64.1	63.7	0.4	0.99	12.5	11.6	93%	11.0	89%	0.6	0.95	79	21	79	21	1.00	1.00
First	R1	W3	Bedroom	33.3	32.1	1.2	0.96	7.6	7.3	97%	7.3	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
32 York Street																				
Ground	R1	W1	LKD	34.7	32.3	2.3	0.93	21.3	21.0	99%	18.0	84%	3.1	0.85	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	37.3	34.2	3.0	0.92													
		W2		83.7	83.6	0.1	1.00													
		W3		83.3	81.6	1.7	0.98	11.6	11.6	100%	11.6	100%	0.0	1.00	93	26	92	26	0.99	1.00
First	R2	W4	Bathroom	85.9	83.9	2.0	0.98	6.1	6.1	100%	6.1	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
34 York Street																				
Ground	R1	W1	Kitchen	33.8	31.6	2.2	0.93	6.1	6.0	98%	4.5	75%	1.4	0.76	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	11.1	10.3	0.7	0.93													
		W3		27.0	27.0	0.0	1.00													
		W4		25.5	25.5	0.0	1.00	19.5	12.7	65%	11.1	57%	1.7	0.87	49	13	48	13	0.98	1.00
First	R1	W1	Bedroom	33.9	30.6	3.2	0.90	6.1	6.0	98%	5.8	95%	0.2	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	25.5	23.7	1.8	0.93	4.4	4.3	97%	4.3	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
36 York Street																				
Ground	R1	W1	Storage	21.1	19.3	1.8	0.91	3.0	2.9	97%	2.8	96%	0.1	0.98	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Bathroom	34.8	32.1	2.7	0.92	3.3	3.1	92%	3.1	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	23.4	22.7	0.6	0.97	5.8	5.7	97%	5.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	29.4	29.5	0.0	1.00	0.7	0.5	67%	0.5	67%	0.0	1.00	66	17	66	17	1.00	1.00
First	R3	W2	Bedroom	29.4	29.5	0.0	1.00													
		W3		37.1	33.4	3.7	0.90	6.5	6.4	98%	5.5	85%	0.9	0.86	69	18	69	18	1.00	1.00
38 York Street																				
Ground	R1	W1	Residential	34.2	30.3	3.9	0.89	2.3	2.2	93%	2.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	9.6	8.9	0.7	0.93	5.6	0.8	14%	0.8	14%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W3	Living Room	14.8	12.6	2.2	0.85													
		W4		26.2	26.2	0.0	1.00													
		W5		27.9	27.9	0.0	1.00													
		W6		26.9	26.9	0.0	1.00	21.5	18.3	85%	17.4	81%	0.9	0.95	48	14	47	14	0.98	1.00
First	R1	W1	Bathroom	30.3	26.5	3.9	0.87	5.2	5.1	98%	5.1	97%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	30.7	28.0	2.8	0.91	8.0	7.7	96%	7.7	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
40 York Street																				
Ground	R1	W1	LKD	3.3	3.3	-0.1	1.02													
		W2		34.4	30.4	4.0	0.88													
		W3		47.2	46.9	0.3	0.99													
		W4		56.9	56.5	0.4	0.99													
		W5		26.2	26.2	0.0	1.00	38.2	35.2	92%	33.1	87%	2.1	0.94	83	22	82	22	0.99	1.00
First	R1	W1	Bathroom	23.7	22.5	1.2	0.95	3.5	2.4	70%	2.4	70%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	36.7	32.1	4.6	0.87													
		W3		88.7	88.3	0.4	1.00													
		W4		90.4	88.9	1.5	0.98	13.6	13.6	100%	13.6	100%	0.0	1.00	89	23	87	23	0.98	1.00
Second	R1	W1	Bedroom	38.7	34.6	4.1	0.89	13.5	11.8	87%	9.5	71%	2.3	0.81	N/F	N/F	N/F	N/F	N/F	N/F
42 York Street																				
Ground	R1	W2	Bathroom	3.7	3.4	0.2	0.93													
		W3		15.0	14.8	0.1	0.99	4.6	0.6	12%	0.6	12%	0.0	1.00	34	4	30	4	0.88	1.00
Ground	R2	W1	LKD	10.9	9.8	1.1	0.90													
		W4		16.0	14.8	1.2	0.93													
		W5		26.8	26.8	0.0	1.00													
		W6		26.5	26.5	0.0	1.00													
		W7		26.6	26.6	0.0	1.00	24.3	20.5	84%	20.3	84%	0.1	0.99	51	15	48	15	0.94	1.00
First	R1	W1	Bedroom	28.2	24.2	4.0	0.86	8.1	6.7	83%	5.2	64%	1.5	0.77	N/F	N/F	N/F	N/F	N/F	N/F
44 York Street																				
Ground	R1	W1	Bathroom	34.4	29.6	4.8	0.86													
		W2		26.0	24.4	1.6	0.94	2.9	2.4	85%	2.4	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Kitchen	20.4	18.8	1.7	0.92													
		W4		11.0	9.8	1.2	0.89													
		W5		8.4	8.0	0.5	0.95	5.4	5.2	96%	5.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W6	Living Room	17.0	14.7	2.4	0.86													
		W7		26.2	26.2	0.0	1.00	18.8	16.7	89%	15.7	83%	1.0	0.94	47	14	46	14	0.98	1.00
First	R1	W1	Stairwell	35.0	30.5	4.5	0.87	3.2	0.0	0%	0.0	0%	0.0	0.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	35.1	31.1	4.0	0.89	7.6	7.2	95%	5.5	72%	1.8	0.75	N/F	N/F	N/F	N/F	N/F	N/F
46 York Street																				
Ground	R1	W1	Residential	31.7	28.5	3.2	0.90	7.2	7.0	97%	7.0	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R2	W5	Residential	22.6	22.6	0.0	1.00													
		W6		20.7	20.7	0.0	1.00													
		W7		90.0	88.4	1.6	0.98													
		W8		90.3	87.7	2.6	0.97	17.4	17.4	100%	17.4	100%	0.0	1.00	92	26	84	24	0.91	0.92
First	R1	W1	Residential	37.2	31.9	5.4	0.86													
		W2		86.3	85.6	0.7	0.99	7.2	7.2	100%	7.2	100%	0.0	1.00	83	23	80	23	0.96	1.00
First	R2	W3	Stairwell	86.9	83.4	3.5	0.96	3.0	3.0	100%	3.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	85.8	82.5	3.3	0.96	7.7	7.3	95%	7.3	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
48 York Street																				
Ground	R1	W1	LKD	31.3	27.4	3.9	0.88													
		W2		26.4	26.4	0.0	1.00													
		W3		27.8	27.8	0.0	1.00													
		W4		27.4	27.4	0.0	1.00	28.6	25.1	88%	15.6	54%	9.5	0.62	80	20	76	20	0.95	1.00
First	R1	W1	Bathroom	36.1	31.1	5.0	0.86	3.4	2.9	85%	2.9	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	36.4	31.1	5.2	0.86	5.8	5.7	98%	4.8	83%	0.9	0.84	N/F	N/F	N/F	N/F	N/F	N/F
50 York Street																				
Ground	R1	W1	Dining Room	21.3	18.3	3.1	0.86													
		W2		18.1	15.6	2.5	0.86	10.5	9.5	91%	9.5	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Kitchen	21.9	21.1	0.8	0.96	5.3	4.1	78%	4.1	77%	0.1	0.99	49	10	44	9	0.90	0.90
First	R2	W1	Bedroom	24.3	21.5	2.8	0.89	10.5	8.8	84%	8.7	83%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W2	Bathroom	35.8	29.9	5.9	0.83	5.3	5.2	98%	3.2	60%	2.0	0.61	N/F	N/F	N/F	N/F	N/F	N/F
52 York Street																				
Ground	R1	W1	Kitchen	22.0	17.9	4.1	0.81													
		W2		6.7	5.9	0.8	0.88	5.3	4.9	93%	2.7	50%	2.2	0.54	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Dining Room	11.1	9.1	2.0	0.82	11.1	5.3	48%	3.7	34%	1.6	0.70	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bathroom	35.3	29.3	6.0	0.83	5.3	5.3	99%	3.3	62%	2.0	0.63	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	22.9	20.6	2.3	0.90	11.1	9.6	87%	9.1	82%	0.5	0.95	N/F	N/F	N/F	N/F	N/F	N/F
54 York Street																				
Ground	R1	W1	Residential	35.1	29.1	6.0	0.83	14.0	13.6	97%	9.0	64%	4.6	0.66	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	30.6	6.3	0.83													
		W2		36.9	30.5	6.4	0.83	14.0	14.0	100%	12.4	89%	1.5	0.89	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Residential	86.7	82.8	3.9	0.95	6.8	6.8	100%	6.8	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
56 York Street																				
Ground	R1	W1	Residential	12.4	10.3	2.1	0.83	13.9	6.3	45%	6.2	45%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	34.9	28.9	6.0	0.83	6.9	6.9	100%	4.1	59%	2.8	0.59	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	25.1	22.7	2.4	0.91	6.9	6.7	97%	6.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.9	30.3	6.6	0.82	6.9	6.9	100%	5.0	73%	1.9	0.73	N/F	N/F	N/F	N/F	N/F	N/F
58 York Street																				
Ground	R1	W1	Residential	30.7	26.0	4.7	0.85													
		W2		33.8	28.0	5.8	0.83	6.8	6.7	97%	6.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Residential	36.2	29.9	6.3	0.83	7.7	7.1	93%	7.1	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.1	30.5	5.6	0.84	9.4	9.0	96%	8.6	92%	0.4	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.4	31.3	6.1	0.84	9.1	8.7	96%	8.2	90%	0.5	0.94	N/F	N/F	N/F	N/F	N/F	N/F
62 York Street																				
Ground	R1	W1	Residential	18.4	16.2	2.2	0.88	12.5	10.7	85%	9.6	77%	1.0	0.90	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	36.0	29.6	6.4	0.82	6.2	6.2	99%	5.7	91%	0.5	0.92	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	28.0	24.3	3.7	0.87	6.6	6.5	99%	6.3	96%	0.2	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.0	30.4	6.6	0.82	4.2	4.1	98%	4.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
64 York Street																				
Ground	R1	W1	Living Room	10.3	8.8	1.5	0.85													
		W5		27.1	27.1	0.0	1.00													
		W6		25.7	25.7	0.0	1.00	20.9	16.4	78%	15.3	73%	1.1	0.93	51	14	47	14	0.92	1.00
Ground	R2	W2	Kitchen	6.9	6.4	0.6	0.92													
		W3		14.7	13.5	1.2	0.92													
		W4		35.2	29.1	6.2	0.83	6.7	6.7	100%	6.7	100%	0.0	1.00	41	9	36	7	0.88	0.78
First	R1	W1	Bedroom	21.8	19.7	2.1	0.90	5.0	5.0	100%	5.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	35.9	28.9	6.9	0.81	6.0	6.0	99%	6.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
66 York Street																				
Ground	R1	W1	Kitchen	35.9	29.2	6.7	0.81													

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W2		36.8	29.7	7.1	0.81													
		W3		45.2	43.9	1.2	0.97	12.9	12.5	97%	12.3	95%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	35.8	28.8	7.0	0.80	6.7	6.5	96%	6.4	95%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	25.7	22.6	3.1	0.88	4.7	4.7	99%	4.7	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
68 York Street																				
Ground	R1	W1	Residential	35.9	28.7	7.2	0.80													
		W2		34.6	27.9	6.7	0.81	12.0	11.9	99%	10.7	89%	1.2	0.90	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	30.3	7.2	0.81													
		W2		37.4	30.2	7.3	0.81	12.0	11.9	99%	11.5	96%	0.4	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Residential	86.9	82.5	4.4	0.95	5.2	5.2	100%	5.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
70 York Street																				
Ground	R1	W1	Residential	34.9	28.1	6.8	0.81	7.0	6.9	98%	6.0	85%	1.0	0.86	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	11.3	9.8	1.5	0.86	10.6	7.1	67%	6.6	62%	0.5	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	30.3	7.3	0.81	7.0	7.0	100%	6.2	89%	0.8	0.89	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	25.1	21.4	3.8	0.85	5.3	5.3	99%	5.3	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
72 York Street																				
Ground	R1	W1	Residential	36.2	28.4	7.8	0.78	10.1	9.4	94%	7.0	70%	2.4	0.74	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	56.6	55.0	1.6	0.97													
		W3		36.4	35.5	1.0	0.97	9.1	6.5	72%	6.5	72%	0.0	1.00	71	12	70	12	0.99	1.00
First	R1	W1	Residential	20.4	17.2	3.1	0.85	5.3	5.2	98%	4.1	77%	1.1	0.78	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.3	30.3	7.0	0.81	4.0	3.9	98%	3.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
74 York Street																				
Ground	R1	W1	Residential	31.8	24.9	7.0	0.78													
		W2		79.6	76.1	3.6	0.96													
		W3		38.9	37.6	1.4	0.97	13.8	13.8	100%	13.8	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	30.4	7.1	0.81	3.8	3.5	92%	1.2	31%	2.3	0.34	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	25.9	21.7	4.3	0.84	7.2	6.8	94%	4.7	65%	2.1	0.69	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	40.0	36.6	3.4	0.91	1.6	1.2	75%	1.2	75%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Residential	36.3	30.4	5.9	0.84	4.6	4.3	93%	4.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
76 York Street																				
Ground	R1	W1	Dining Room	18.4	15.3	3.1	0.83	9.2	7.6	83%	7.0	76%	0.6	0.92	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	29.0	24.3	4.7	0.84	7.1	7.1	100%	4.1	57%	3.0	0.58	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	34.5	28.7	5.8	0.83	6.7	6.3	95%	6.3	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	37.8	30.8	7.0	0.82	3.5	3.4	99%	3.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
78 York Street																				
Ground	R1	W1	Residential	28.1	22.7	5.4	0.81													
		W2		35.0	33.8	1.2	0.97	8.8	8.3	94%	8.3	94%	0.0	1.00	35	5	29	4	0.83	0.80
First	R1	W1	Residential	32.3	26.7	5.7	0.83	7.3	7.2	97%	5.8	78%	1.4	0.80	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.5	30.1	6.3	0.83	7.2	7.2	99%	5.3	73%	1.9	0.74	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	38.5	32.7	5.8	0.85	11.1	6.4	58%	6.4	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
80 York Street																				
Ground	R1	W1	Residential	24.1	23.1	1.0	0.96	3.1	2.9	93%	2.9	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	19.4	16.7	2.7	0.86													
		W3		20.9	18.0	2.9	0.86													
		W4		80.3	78.9	1.4	0.98													
		W5		62.0	60.7	1.3	0.98	10.9	9.8	90%	9.7	89%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	30.6	6.3	0.83	9.9	9.5	96%	8.0	81%	1.5	0.84	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Stairwell	85.5	81.2	4.4	0.95	1.2	1.2	100%	1.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	85.6	81.6	4.0	0.95													
		W2		85.7	81.7	4.0	0.95	7.5	7.5	100%	7.5	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
80A York Street																				
Ground	R1	W1	Residential	13.6	11.8	1.8	0.87	8.4	5.3	63%	4.3	51%	1.0	0.81	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	14.4	14.0	0.4	0.97													
		W3		17.5	17.2	0.4	0.98	8.7	7.3	83%	7.3	83%	0.0	1.00	41	2	37	2	0.90	1.00
First	R1	W1	Residential	27.8	23.1	4.7	0.83	8.9	8.5	95%	6.9	77%	1.6	0.81	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	30.5	28.5	2.0	0.93	8.7	6.9	79%	6.8	78%	0.1	0.99	68	18	61	15	0.90	0.83
80B York Street																				
Ground	R1	W1	Bathroom	30.9	29.0	1.9	0.94													

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W2		19.2	18.6	0.6	0.97	3.2	2.8	89%	2.8	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W7	Bathroom	2.5	2.4	0.2	0.93	5.4	0.0	0%	0.0	0%	0.0	0.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W3	Hallway	18.7	16.3	2.4	0.87													
		W4		24.6	20.7	3.9	0.84													
		W5		23.4	19.9	3.4	0.85													
		W6		32.0	31.0	1.0	0.97	2.6	2.6	100%	2.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W8	Living Room	3.6	3.5	0.2	0.95													
		W9		25.3	25.3	0.0	1.00													
		W10		27.0	27.0	0.0	1.00													
		W11		26.1	26.1	0.0	1.00	23.2	11.0	48%	11.0	48%	0.0	1.00	47	14	47	14	1.00	1.00
First	R1	W1	Bedroom	24.1	23.6	0.5	0.98	9.1	7.0	77%	7.0	77%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	18.6	16.7	1.9	0.90	7.1	6.5	92%	5.8	82%	0.7	0.89	N/F	N/F	N/F	N/F	N/F	N/F
82 York Street																				
Ground	R1	W1	Residential	32.2	27.3	4.9	0.85	4.3	4.3	99%	4.0	92%	0.3	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	25.6	25.3	0.4	0.99	4.3	3.5	81%	3.5	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
84 York Street																				
Ground	R1	W1	Dining Room	16.3	13.9	2.5	0.85													
		W5		26.4	26.4	0.0	1.00													
		W6		27.4	27.4	0.0	1.00													
		W7		25.7	25.7	0.0	1.00	22.3	19.8	89%	17.5	79%	2.3	0.88	72	14	67	14	0.93	1.00
Ground	R2	W2	Kitchen	20.3	19.0	1.4	0.93													
		W3		21.8	21.2	0.6	0.97	10.9	10.7	99%	10.7	98%	0.0	1.00	57	8	49	6	0.86	0.75
Ground	R3	W4	Bathroom	29.3	25.4	3.9	0.87	1.8	1.7	97%	1.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	24.3	20.3	4.0	0.84													
		W2		85.9	82.8	3.1	0.96	7.9	7.9	100%	7.9	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Circulation	29.6	27.8	1.9	0.94	4.8	3.1	64%	2.6	55%	0.4	0.86	67	18	62	16	0.93	0.89
First	R3	W4	Bedroom	36.9	31.7	5.2	0.86	5.6	5.6	99%	5.1	91%	0.5	0.91	N/F	N/F	N/F	N/F	N/F	N/F
86 York Street																				
Ground	R1	W1	Residential	28.0	25.5	2.5	0.91													
		W2		29.6	26.7	2.8	0.90													
		W3		29.3	26.0	3.3	0.89	16.9	16.6	98%	16.0	95%	0.6	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	34.0	31.1	2.8	0.92	8.2	8.1	98%	6.1	74%	2.0	0.75	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.0	32.5	3.6	0.90	8.2	8.1	98%	6.3	76%	1.8	0.78	N/F	N/F	N/F	N/F	N/F	N/F
88 York Street																				
Ground	R1	W1	Residential	28.5	27.1	1.4	0.95													
		W2		34.2	31.1	3.1	0.91													
		W3		33.3	30.3	3.1	0.91	17.1	16.7	98%	16.1	95%	0.6	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.7	33.1	3.6	0.90	8.4	8.2	98%	6.9	82%	1.3	0.84	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.9	33.4	3.5	0.91	8.4	8.2	98%	6.8	82%	1.4	0.83	N/F	N/F	N/F	N/F	N/F	N/F
90 York Street																				
Ground	R1	W1	Residential	32.9	31.0	1.8	0.94													
		W2		34.1	31.8	2.3	0.93													
		W3		30.5	28.2	2.3	0.92	17.2	16.9	98%	16.7	97%	0.2	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	33.6	3.4	0.91	8.4	8.2	98%	7.3	87%	0.9	0.89	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.9	33.7	3.2	0.91	8.4	8.2	98%	7.2	86%	1.0	0.88	N/F	N/F	N/F	N/F	N/F	N/F
90A York Street																				
Ground	R1	W1	Residential	29.2	28.7	0.5	0.98													
		W2		34.4	32.2	2.2	0.93													
		W3		34.2	31.9	2.3	0.93	16.2	15.9	98%	15.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	33.8	3.1	0.92	8.2	8.1	98%	7.6	92%	0.5	0.94	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.8	33.8	3.0	0.92	7.6	7.5	99%	7.4	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
92 York Street																				
Ground	R1	W1	Assumed	17.2	16.3	0.8	0.95	6.7	5.4	81%	4.4	66%	1.0	0.82	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	18.8	18.5	0.3	0.99	7.1	4.0	57%	4.0	57%	0.0	1.00	45	2	44	2	0.98	1.00
First	R1	W1	Residential	24.9	22.1	2.8	0.89	6.7	6.2	92%	5.8	86%	0.4	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	31.3	29.4	1.9	0.94	6.2	5.2	83%	5.2	83%	0.0	1.00	70	19	65	16	0.93	0.84
92A York Street																				
Ground	R1	W1	Bathroom	21.9	20.1	1.8	0.92	3.3	3.2	96%	3.1	95%	0.0	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	29.9	28.3	1.6	0.95													
		W3		52.8	52.7	0.0	1.00													
		W4		42.6	42.6	0.0	1.00	7.5	7.4	99%	7.4	99%	0.0	1.00	54	7	51	6	0.94	0.86
First	R1	W1	Bedroom	33.1	33.1	0.0	1.00	6.1	5.4	89%	5.4	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R2	W2	Study	23.1	22.9	0.2	0.99	7.4	5.3	71%	5.3	71%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
213-221 St Matthew's Gardens																				
Ground	R1	W1	Residential	32.8	31.5	1.3	0.96	13.7	13.1	96%	12.4	91%	0.7	0.94	78	24	75	23	0.96	0.96
Ground	R2	W2	Residential	32.2	30.9	1.3	0.96													
		W3		31.7	30.5	1.2	0.96													
		W4		31.8	30.5	1.3	0.96	16.7	16.4	98%	16.3	98%	0.1	0.99	78	24	74	23	0.95	0.96
First	R1	W1	Residential	36.0	33.1	2.9	0.92	13.7	13.1	96%	12.9	94%	0.2	0.98	84	28	80	25	0.95	0.89
First	R2	W2	Residential	35.5	32.5	3.0	0.92													
		W3		35.1	32.0	3.0	0.91													
		W4		34.1	30.9	3.3	0.90	16.7	16.4	98%	16.4	98%	0.0	1.00	81	28	77	25	0.95	0.89
Second	R1	W1	Residential	34.7	31.1	3.6	0.90	13.7	13.1	96%	13.1	96%	0.0	1.00	77	29	73	26	0.95	0.90
Second	R2	W2	Residential	35.1	31.3	3.9	0.89													
		W3		35.8	31.8	4.0	0.89													
		W4		35.2	31.0	4.1	0.88	16.7	15.7	94%	15.7	94%	0.0	1.00	81	29	77	26	0.95	0.90
211 St Matthew's Gardens																				
Ground	R1	W1	Residential	31.7	30.0	1.6	0.95	10.0	9.8	97%	8.9	89%	0.9	0.91	78	24	72	21	0.92	0.88
Ground	R2	W2	Residential	30.9	29.1	1.8	0.94	10.0	9.9	98%	8.1	81%	1.7	0.83	77	23	71	20	0.92	0.87
First	R1	W1	Residential	26.3	22.6	3.7	0.86	10.0	9.8	97%	9.3	93%	0.5	0.95	60	28	55	24	0.92	0.86
First	R2	W2	Residential	26.1	21.9	4.2	0.84	10.0	9.8	97%	9.0	90%	0.8	0.92	60	27	52	20	0.87	0.74
209 St Matthew's Gardens																				
Ground	R1	W1	Living Room	31.2	27.7	3.5	0.89													
		W2		28.6	27.6	1.0	0.96													
		W3		31.7	27.8	3.9	0.88													
		W4		29.8	23.8	6.0	0.80	15.3	15.1	98%	14.5	94%	0.6	0.96	78	26	69	20	0.88	0.77
First	R1	W1	Bedroom	33.8	28.7	5.1	0.85													
		W2		34.9	29.1	5.7	0.84	11.6	10.6	91%	10.6	91%	0.0	1.00	80	27	71	19	0.89	0.70
207 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	17.6	14.0	3.6	0.80													
		W2		16.7	14.8	1.9	0.88													
		W3		23.7	20.7	3.0	0.87													
		W4		16.9	15.3	1.6	0.91	14.3	12.5	87%	10.7	75%	1.8	0.86	60	11	53	9	0.88	0.82
Ground	R1	W1	Living Room	31.5	26.7	4.8	0.85													
		W2		29.6	27.4	2.2	0.92													
		W3		31.8	26.5	5.3	0.83													
		W4		29.3	22.3	7.1	0.76	13.8	13.7	99%	13.2	96%	0.5	0.96	78	24	67	17	0.86	0.71
First	R1	W1	Bedroom	34.6	28.2	6.3	0.82													
		W2		34.8	28.0	6.9	0.80	10.5	9.7	93%	9.7	93%	0.0	1.00	80	27	72	20	0.90	0.74
205 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	24.7	20.3	4.4	0.82													
		W2		23.5	21.6	2.0	0.92													
		W3		25.6	22.3	3.3	0.87													
		W4		18.0	15.7	2.3	0.87	14.3	13.6	95%	11.5	80%	2.1	0.84	66	14	59	12	0.89	0.86
Ground	R1	W1	Living Room	31.5	25.4	6.1	0.81													
		W2		29.7	26.3	3.4	0.89													
		W3		31.8	25.1	6.7	0.79													
		W4		28.2	20.1	8.1	0.71	13.8	13.7	99%	12.6	91%	1.1	0.92	77	25	64	16	0.83	0.64
First	R1	W1	Bedroom	34.4	27.0	7.5	0.78													
		W2		34.7	26.7	8.0	0.77	10.5	9.8	93%	9.8	93%	0.0	1.00	80	29	68	19	0.85	0.66
203 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	23.1	18.9	4.2	0.82													
		W2		23.0	20.5	2.5	0.89													
		W3		21.6	19.2	2.4	0.89													
		W4		10.0	8.7	1.3	0.87	14.3	12.5	87%	10.7	75%	1.8	0.86	63	13	56	10	0.89	0.77
Ground	R1	W1	Living Room	31.3	24.0	7.3	0.77													
		W2		29.9	25.3	4.6	0.85													
		W3		31.0	23.2	7.9	0.75													
		W4		22.7	14.7	8.0	0.65	13.8	13.6	99%	12.1	88%	1.6	0.88	79	27	62	14	0.78	0.52
First	R1	W1	Bedroom	33.9	25.4	8.5	0.75													
		W2		33.2	24.4	8.9	0.73	10.5	9.8	93%	9.6	92%	0.1	0.99	79	29	64	16	0.81	0.55
177-201 Odd St Matthew's Gardens																				
Lower Grou	R1	W1	Living Room	19.3	14.7	4.5	0.76													
		W2		17.5	13.8	3.7	0.79	14.5	12.0	83%	6.8	47%	5.2	0.57	58	13	46	6	0.79	0.46
Lower Grou	R2	W3	Residential	22.2	17.5	4.7	0.79	13.3	11.8	89%	7.2	54%	4.6	0.61	59	10	47	6	0.80	0.60
Lower Grou	R3	W4	Living Room	13.9	10.1	3.8	0.73													
		W5		12.2	11.3	0.9	0.92	14.8	11.1	75%	5.3	36%	5.8	0.48	43	9	35	4	0.81	0.44
Ground	R1	W1	Bedroom	29.2	20.4	8.9	0.70	8.2	7.6	92%	4.3	53%	3.2	0.57	68	23	56	13	0.82	0.57
Ground	R2	W2	Bathroom	22.8	16.5	6.3	0.72	4.8	4.1	84%	3.3	68%	0.7	0.82	53	19	46	13	0.87	0.68
Ground	R3	W3	Residential	32.9	20.8	12.2	0.63	13.3	12.9	97%	9.0	68%	3.9	0.70	78	23	58	9	0.74	0.39

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R4	W4	Bathroom	22.4	12.9	9.6	0.57	4.8	4.0	83%	2.2	46%	1.8	0.55	44	10	28	0	0.64	0.00
Ground	R5	W5	Bedroom	27.3	17.7	9.6	0.65	8.2	7.5	92%	3.8	46%	3.7	0.51	62	18	43	5	0.69	0.28
First	R1	W1	Bedroom	32.5	22.5	10.0	0.69	8.2	7.5	92%	5.5	67%	2.1	0.73	74	29	59	15	0.80	0.52
First	R2	W2	Bathroom	25.6	18.0	7.5	0.71	4.8	4.1	84%	3.5	73%	0.5	0.87	59	25	49	15	0.83	0.60
First	R3	W3	Residential	36.8	22.9	13.9	0.62	13.3	12.9	97%	10.6	80%	2.3	0.82	83	27	63	11	0.76	0.41
First	R4	W4	Bathroom	26.0	14.1	11.9	0.54	4.8	4.0	83%	2.7	55%	1.3	0.67	49	15	32	1	0.65	0.07
First	R5	W5	Bedroom	33.3	19.6	13.7	0.59	8.2	7.5	92%	4.4	54%	3.1	0.58	67	23	48	7	0.72	0.30
Second	R1	W1	Bedroom	34.6	24.8	9.8	0.72	8.2	7.6	92%	6.2	76%	1.4	0.82	73	29	62	18	0.85	0.62
Second	R2	W2	Bathroom	26.9	19.4	7.5	0.72	4.8	4.1	84%	3.8	78%	0.3	0.92	57	25	50	18	0.88	0.72
Second	R3	W3	Residential	37.9	24.8	13.1	0.66	13.3	12.8	97%	11.1	83%	1.8	0.86	85	29	69	15	0.81	0.52
Second	R4	W4	Bathroom	26.5	15.4	11.1	0.58	4.8	4.0	83%	3.2	67%	0.8	0.81	49	15	35	2	0.71	0.13
Second	R5	W5	Bedroom	34.5	21.8	12.6	0.63	8.2	7.6	92%	4.9	60%	2.7	0.65	68	23	54	10	0.79	0.43
Third	R1	W1	Bedroom	30.2	21.9	8.3	0.73	8.2	7.6	93%	6.7	81%	0.9	0.88	65	29	57	21	0.88	0.72
Third	R2	W2	Bathroom	25.0	19.0	6.0	0.76	4.8	4.2	86%	4.2	86%	0.0	1.00	48	22	44	18	0.92	0.82
Third	R3	W3	Residential	31.5	20.0	11.5	0.64	13.3	12.6	95%	11.4	86%	1.2	0.90	68	29	55	17	0.81	0.59
Third	R4	W4	Bathroom	24.9	15.2	9.8	0.61	4.8	4.1	86%	4.1	85%	0.0	0.99	55	17	43	6	0.78	0.35
Third	R5	W5	Bedroom	30.1	18.9	11.2	0.63	8.2	7.6	93%	5.6	68%	2.0	0.73	65	24	53	13	0.82	0.54
175 St Matthew's Gardens																				
Lower Grou	R1	W1	Kitchen	13.2	8.2	4.9	0.63													
		W2		23.7	15.7	8.0	0.66													
		W3		20.7	14.1	6.6	0.68													
		W4		19.7	13.5	6.3	0.68													
		W5		26.5	26.5	0.0	1.00	26.8	25.5	95%	14.0	52%	11.5	0.55	63	17	46	3	0.73	0.18
Ground	R1	W1	Living Room	24.1	14.4	9.7	0.60													
		W2		34.1	19.9	14.2	0.58													
		W3		34.6	20.0	14.6	0.58													
		W4		35.3	20.6	14.7	0.58	14.5	14.2	98%	11.9	82%	2.3	0.84	77	26	53	6	0.69	0.23
First	R1	W1	Bedroom	35.6	21.7	13.9	0.61													
		W2		36.4	22.3	14.2	0.61	10.8	10.1	93%	9.6	89%	0.4	0.96	77	26	57	9	0.74	0.35
173 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	15.0	9.3	5.7	0.62													
		W2		26.1	16.6	9.5	0.64													
		W3		21.6	14.1	7.4	0.66													
		W4		21.2	13.7	7.5	0.65	14.7	14.3	97%	8.2	56%	6.1	0.57	64	20	44	4	0.69	0.20
Ground	R1	W1	Living Room	30.6	19.2	11.4	0.63													
		W2		36.1	20.7	15.4	0.57													
		W3		34.9	19.8	15.1	0.57													
		W4		36.3	20.8	15.4	0.57	14.4	14.2	99%	11.6	81%	2.5	0.82	81	28	54	7	0.67	0.25
First	R1	W1	Bedroom	37.3	22.9	14.4	0.61													
		W2		37.3	22.6	14.7	0.61	10.8	10.1	93%	9.6	89%	0.4	0.96	83	28	62	9	0.75	0.32
171 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	14.8	9.6	5.2	0.65													
		W2		24.4	16.0	8.5	0.65													
		W3		18.5	12.0	6.6	0.65													
		W4		20.2	12.7	7.5	0.63	14.2	13.8	97%	7.7	54%	6.1	0.56	63	22	41	4	0.65	0.18
Ground	R1	W1	Living Room	32.5	20.3	12.3	0.62													
		W2		36.7	20.7	15.9	0.57													
		W3		34.6	19.4	15.3	0.56													
		W4		36.4	20.6	15.8	0.57	13.7	13.6	99%	10.9	79%	2.7	0.80	82	28	56	7	0.68	0.25
First	R1	W1	Bedroom	37.7	22.8	14.9	0.61													
		W2		37.6	22.7	15.0	0.60	10.4	9.7	94%	9.4	90%	0.4	0.96	84	28	63	9	0.75	0.32
169 St Matthew's Gardens																				
Ground	R1	W1	Living Room	32.6	20.1	12.5	0.62													
		W2		36.4	20.2	16.3	0.55													
		W3		30.1	15.7	14.4	0.52													
		W4		32.6	17.6	15.0	0.54	14.1	13.9	98%	9.8	69%	4.1	0.70	81	28	58	7	0.72	0.25
First	R1	W1	Bedroom	37.6	22.7	14.9	0.60													
		W2		35.4	21.6	13.8	0.61	10.8	10.0	93%	8.4	78%	1.6	0.84	80	28	58	8	0.73	0.29
163-167 St Matthew's Gardens																				
Ground	R1	W1	Residential	36.8	19.6	17.3	0.53	10.0	9.7	97%	3.2	32%	6.4	0.33	81	26	55	6	0.68	0.23
Ground	R2	W2	Residential	36.8	19.5	17.2	0.53	9.8	9.4	96%	2.7	28%	6.7	0.29	83	27	57	7	0.69	0.26
Ground	R3	W3	Residential	36.2	19.9	16.3	0.55	12.2	11.9	98%	7.1	58%	4.9	0.59	82	27	56	7	0.68	0.26
Ground	R4	W4	Residential	34.5	20.2	14.3	0.58	12.1	11.8	98%	7.2	60%	4.6	0.61	81	26	58	9	0.72	0.35
Ground	R5	W5	Residential	32.0	23.1	8.9	0.72													
		W6		29.9	22.4	7.5	0.75													
		W7		30.9	22.5	8.4	0.73	16.4	16.3	100%	14.9	91%	1.4	0.91	63	21	36	3	0.57	0.14

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R1	W1	Residential	30.2	14.0	16.2	0.46	10.0	9.6	97%	4.2	43%	5.4	0.44	67	28	43	7	0.64	0.25
First	R2	W2	Residential	31.1	14.8	16.3	0.48	9.8	9.6	98%	4.1	42%	5.5	0.43	69	28	44	7	0.64	0.25
First	R3	W3	Residential	30.2	14.3	15.9	0.47	12.2	11.7	97%	7.1	58%	4.7	0.60	67	28	43	7	0.64	0.25
First	R4	W4	Residential	30.3	14.6	15.7	0.48	12.1	11.6	97%	7.3	60%	4.4	0.62	67	28	45	9	0.67	0.32
First	R5	W5	Residential	34.5	21.4	13.1	0.62													
		W6		35.5	22.4	13.0	0.63													
		W7		34.4	21.8	12.6	0.63	16.4	16.3	100%	14.9	91%	1.4	0.92	56	21	34	4	0.61	0.19
157-161 St Matthew's Gardens																				
Ground	R1	W1	Residential	32.0	24.9	7.0	0.78													
		W2		32.0	25.0	7.0	0.78													
		W3		35.4	25.3	10.2	0.71	16.3	16.2	100%	15.1	92%	1.2	0.93	63	20	42	5	0.67	0.25
Ground	R2	W4	Residential	37.1	31.1	6.0	0.84	12.1	11.8	98%	11.6	96%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W5	Residential	36.2	30.6	5.5	0.85	12.2	11.9	98%	11.8	97%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Residential	33.4	29.4	4.0	0.88	9.8	9.4	96%	9.4	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Residential	31.2	27.7	3.5	0.89	10.0	9.7	98%	9.7	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.6	25.6	12.0	0.68													
		W2		37.7	25.8	12.0	0.68													
		W3		37.5	25.8	11.8	0.69	16.3	16.2	100%	15.4	95%	0.8	0.95	61	21	44	7	0.72	0.33
First	R2	W4	Residential	36.4	31.0	5.5	0.85	12.1	11.7	97%	11.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W5	Residential	36.4	31.3	5.1	0.86	12.2	11.8	97%	11.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W6	Residential	36.6	31.8	4.8	0.87	9.8	9.6	98%	9.6	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W7	Residential	36.4	31.8	4.6	0.87	10.0	9.8	98%	9.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
155 St Matthew's Gardens																				
Ground	R1	W1	Residential	33.8	32.6	1.2	0.96	17.7	16.0	90%	16.0	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.1	33.7	3.4	0.91													
		W2		37.3	33.7	3.6	0.90	17.7	17.2	97%	17.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	32.1	28.2	3.9	0.88													
		W2		32.0	28.4	3.6	0.89	17.7	17.2	97%	17.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
153 St Matthew's Gardens																				
Ground	R1	W1	Residential	34.7	32.1	2.7	0.92													
		W2		29.2	25.5	3.7	0.87													
		W3		36.0	33.2	2.7	0.92													
		W4		31.0	30.3	0.6	0.98	15.3	15.2	100%	15.2	100%	0.0	1.00	37	7	33	3	0.89	0.43
First	R1	W1	Residential	36.4	32.8	3.6	0.90													
		W2		36.3	32.8	3.5	0.90	11.5	11.0	96%	11.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
28 Silverwood Close																				
Ground	R1	W1	Residential	34.3	30.7	3.6	0.89													
		W2		23.2	19.9	3.3	0.86	11.5	11.4	99%	11.4	99%	0.0	1.00	78	24	74	20	0.95	0.83
Ground	R2	W3	Residential	22.9	21.2	1.7	0.93	8.7	8.7	99%	8.7	99%	0.0	1.00	50	19	46	15	0.92	0.79
First	R1	W1	Residential	35.8	32.3	3.5	0.90	8.7	8.7	100%	8.7	100%	0.0	1.00	75	26	71	22	0.95	0.85
First	R2	W2	Residential	35.9	32.2	3.7	0.90	8.7	8.7	99%	8.7	99%	0.0	1.00	76	26	72	22	0.95	0.85
29 Silverwood Close																				
Ground	R1	W1	Residential	28.3	27.5	0.7	0.97	6.1	5.9	98%	5.9	98%	0.0	1.00	57	15	56	14	0.98	0.93
Ground	R2	W2	Residential	35.2	31.0	4.2	0.88													
		W3		35.2	31.0	4.2	0.88	9.3	9.2	99%	9.2	99%	0.0	1.00	78	26	72	20	0.92	0.77
First	R1	W1	Residential	36.0	32.2	3.8	0.89	6.1	5.8	95%	5.8	95%	0.0	1.00	76	26	72	22	0.95	0.85
First	R2	W2	Residential	36.2	32.1	4.1	0.89	13.1	12.8	98%	12.7	97%	0.1	0.99	76	26	72	22	0.95	0.85
30 Silverwood Close																				
Ground	R1	W1	Residential	35.9	31.2	4.6	0.87													
		W2		35.0	30.9	4.1	0.88													
		W3		35.9	31.2	4.7	0.87													
		W4		26.8	22.0	4.8	0.82													
		W5		20.6	16.1	4.5	0.78	11.8	11.7	100%	11.7	100%	0.0	1.00	86	27	78	20	0.91	0.74
Ground	R2	W6	Residential	24.5	22.0	2.5	0.90	5.9	5.8	98%	5.8	98%	0.0	1.00	53	20	48	15	0.91	0.75
First	R1	W1	Residential	36.4	32.0	4.4	0.88	11.2	11.0	98%	11.0	98%	0.0	1.00	76	26	70	20	0.92	0.77
First	R2	W2	Residential	36.6	31.9	4.7	0.87	7.0	6.5	93%	6.5	93%	0.0	0.99	76	26	70	20	0.92	0.77
31 Silverwood Close																				
Ground	R1	W1	Residential	30.8	26.7	4.1	0.87	7.2	7.0	97%	7.0	97%	0.0	1.00	66	25	58	17	0.88	0.68
Ground	R2	W3	Residential	27.7	26.8	1.0	0.97	11.1	11.0	99%	10.9	98%	0.0	1.00	56	13	55	12	0.98	0.92
Ground	R3	W2	Residential	29.2	27.2	2.1	0.93	3.2	3.1	98%	3.1	97%	0.0	0.99	64	19	60	15	0.94	0.79

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R1	W1	Residential	36.6	31.8	4.8	0.87	5.5	5.3	96%	5.3	96%	0.0	1.00	76	26	69	19	0.91	0.73
First	R2	W2	Residential	36.8	31.6	5.2	0.86	12.8	12.6	98%	11.7	91%	0.9	0.93	76	26	68	18	0.89	0.69
Second	R1	W1	Residential	85.7	82.4	3.3	0.96	4.0	2.4	61%	2.4	61%	0.0	1.00	94	29	91	26	0.97	0.90
Second	R2	W2	Residential	84.0	81.7	2.4	0.97	9.3	6.5	70%	6.5	70%	0.0	1.00	86	27	84	25	0.98	0.93
32 Silverwood Close																				
Ground	R1	W1	Residential	30.5	28.0	2.5	0.92	12.2	12.0	98%	12.0	98%	0.0	1.00	57	15	54	12	0.95	0.80
Ground	R2	W2	Hallway	30.5	27.8	2.7	0.91													
		W3		30.3	28.1	2.2	0.93													
		W4		29.2	27.6	1.7	0.94	1.6	1.6	100%	1.6	100%	0.0	1.00	70	20	65	15	0.93	0.75
Ground	R3	W5	Residential	29.5	27.3	2.2	0.93	5.6	5.6	100%	5.6	100%	0.0	1.00	61	19	55	13	0.90	0.68
Ground	R4	W6	Residential	30.3	25.9	4.3	0.86	7.5	5.9	78%	3.1	42%	2.7	0.54	59	19	48	9	0.81	0.47
First	R1	W1	Residential	36.9	31.5	5.5	0.85	12.2	12.0	98%	12.0	98%	0.0	1.00	76	26	69	19	0.91	0.73
First	R2	W2	Residential	37.0	31.2	5.8	0.84	5.6	5.3	96%	5.2	93%	0.1	0.97	76	26	67	17	0.88	0.65
Second	R1	W1	Residential	38.6	33.6	5.0	0.87	12.2	11.9	98%	11.9	98%	0.0	1.00	82	28	77	23	0.94	0.82
Second	R2	W2	Residential	38.7	33.4	5.3	0.86	4.4	4.1	94%	4.1	94%	0.0	1.00	82	28	76	22	0.93	0.79
33 Silverwood Close																				
Ground	R1	W1	Kitchen	27.7	25.4	2.3	0.92	6.2	6.1	99%	6.1	99%	0.0	1.00	55	13	52	10	0.95	0.77
Ground	R2	W10	Kitchen	3.7	0.6	3.2	0.15	11.5	11.1	96%	6.2	54%	4.9	0.56	8	5	3	0	0.38	0.00
Ground	R3	W2	Living Room	16.1	16.0	0.1	1.00													
		W3		16.9	16.8	0.1	1.00													
		W4		20.0	19.9	0.1	1.00													
		W5		35.3	28.8	6.5	0.82													
		W6		36.7	29.9	6.8	0.81													
		W7		34.5	25.5	9.0	0.74													
		W8		33.1	25.0	8.1	0.75													
		W9		29.4	21.8	7.6	0.74	11.0	11.0	100%	11.0	100%	0.0	1.00	95	27	82	15	0.86	0.56
First	R1	W1	Residential	37.1	31.1	6.0	0.84	5.9	5.7	96%	5.7	96%	0.0	1.00	76	26	66	16	0.87	0.62
First	R2	W2	Residential	37.3	30.8	6.5	0.83	12.1	11.9	98%	10.9	90%	1.0	0.91	77	26	66	15	0.86	0.58
34 Silverwood Close																				
Ground	R1	W1	Residential	33.1	30.6	2.6	0.92													
		W2		33.9	21.9	12.0	0.65													
		W3		32.7	21.7	11.0	0.66													
		W4		36.0	22.5	13.5	0.63													
		W5		23.0	18.8	4.2	0.82													
		W6		84.5	76.7	7.8	0.91													
		W7		80.0	72.2	7.8	0.90	6.9	6.9	100%	6.9	100%	0.0	1.00	95	29	74	12	0.78	0.41
Ground	R2	W8	Residential	31.4	20.6	10.8	0.66	8.2	8.2	99%	4.2	51%	4.0	0.51	62	17	46	4	0.74	0.24
First	R1	W1	Residential	37.9	24.7	13.2	0.65	8.9	8.9	99%	4.7	52%	4.2	0.53	83	28	65	12	0.78	0.43
First	R2	W2	Residential	37.8	24.6	13.3	0.65	8.2	8.2	99%	4.0	49%	4.1	0.49	83	28	65	11	0.78	0.39
35 Silverwood Close																				
Ground	R1	W1	Residential	32.4	20.9	11.5	0.64	6.3	6.2	98%	3.3	53%	2.9	0.54	68	23	52	10	0.76	0.43
Ground	R2	W2	Residential	26.5	23.0	3.5	0.87													
		W3		36.0	21.8	14.1	0.61													
		W4		31.3	20.3	11.0	0.65													
		W5		29.8	17.9	11.8	0.60													
		W6		8.2	7.6	0.6	0.93	8.6	8.6	100%	8.6	100%	0.0	1.00	85	28	65	12	0.76	0.43
First	R1	W1	Residential	37.8	24.5	13.3	0.65	4.5	4.2	93%	2.8	62%	1.4	0.67	82	28	64	11	0.78	0.39
First	R2	W2	Residential	37.8	24.4	13.4	0.65	11.7	11.5	98%	6.6	56%	4.9	0.58	83	28	65	11	0.78	0.39
36 Silverwood Close																				
Ground	R1	W1	Residential	37.6	21.4	16.1	0.57													
		W2		37.8	21.5	16.3	0.57	13.7	13.6	99%	7.2	53%	6.3	0.53	83	28	58	9	0.70	0.32
Ground	R2	W3	Residential	26.1	17.6	8.5	0.67	18.7	14.6	78%	7.2	39%	7.4	0.49	50	10	37	0	0.74	0.00
First	R1	W1	Residential	37.8	24.4	13.4	0.65	11.3	11.1	98%	5.9	52%	5.2	0.53	83	28	66	12	0.80	0.43
First	R2	W2	Residential	37.8	24.4	13.4	0.65	4.4	4.0	91%	2.1	49%	1.9	0.54	83	28	66	12	0.80	0.43
37 Silverwood Close																				
Ground	R1	W1	Kitchen	33.1	21.8	11.2	0.66													
		W2		33.4	21.6	11.8	0.65	18.1	17.8	98%	11.4	63%	6.4	0.64	80	26	63	10	0.79	0.38
First	R1	W1	Bathroom	37.8	24.4	13.4	0.64	4.4	4.0	92%	2.3	53%	1.7	0.57	83	28	66	12	0.80	0.43
First	R2	W2	Bedroom	37.8	24.4	13.5	0.64	11.7	11.5	98%	6.8	58%	4.7	0.59	83	28	67	12	0.81	0.43
38 Silverwood Close																				
Ground	R1	W1	Dining Room	33.9	20.3	13.6	0.60													
		W2		70.7	65.3	5.4	0.92													
		W3		84.2	78.2	6.0	0.93													
		W4		80.1	73.4	6.7	0.92													

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W5		66.5	60.7	5.8	0.91	19.6	19.6	100%	19.6	100%	0.0	1.00	94	30	73	12	0.78	0.40
First	R1	W1	Residential	37.8	24.3	13.5	0.64	11.3	11.1	98%	5.9	52%	5.2	0.53	83	28	65	10	0.78	0.36
First	R2	W2	Residential	37.8	24.3	13.5	0.64	4.1	3.9	93%	2.3	56%	1.5	0.60	83	28	64	10	0.77	0.36
39 Silverwood Close																				
Ground	R1	W1	Residential	36.6	21.0	15.6	0.57													
		W2		31.5	16.0	15.5	0.51													
		W3		35.4	28.3	7.1	0.80													
		W4		66.2	60.9	5.2	0.92													
		W5		68.0	62.7	5.3	0.92	15.2	15.0	98%	15.0	98%	0.0	1.00	89	28	87	26	0.98	0.93
Ground	R2	W6	Residential	16.7	11.6	5.1	0.70	4.2	3.9	95%	2.1	52%	1.8	0.55	30	7	23	0	0.77	0.00
First	R1	W1	Residential	37.8	24.3	13.5	0.64	4.2	3.9	93%	2.1	51%	1.7	0.55	83	28	64	10	0.77	0.36
First	R2	W2	Residential	37.9	24.4	13.4	0.65	11.7	11.5	99%	7.1	61%	4.4	0.61	83	28	64	10	0.77	0.36
Second	R1	W1	Residential	39.0	27.0	12.0	0.69	6.2	5.8	95%	3.8	62%	2.0	0.66	83	28	70	15	0.84	0.54
Second	R2	W2	Residential	39.0	27.1	11.9	0.69	11.5	11.3	98%	9.5	83%	1.8	0.84	83	28	70	15	0.84	0.54
40 Silverwood Close																				
Ground	R1	W1	Kitchen	29.2	20.5	8.8	0.70													
		W2		73.6	66.4	7.3	0.90													
		W3		85.0	77.4	7.6	0.91													
		W4		38.0	26.3	11.7	0.69	24.9	24.9	100%	24.9	100%	0.0	1.00	93	27	73	13	0.78	0.48
Ground	R2	W5	Living Room	38.0	26.5	11.5	0.70	7.4	7.1	96%	6.6	90%	0.5	0.93	58	18	40	7	0.69	0.39
First	R1	W1	Residential	38.6	28.8	9.9	0.74	11.3	11.1	98%	7.2	64%	3.9	0.65	58	18	43	8	0.74	0.44
First	R2	W2	Residential	38.6	29.2	9.5	0.75	4.1	3.7	91%	3.6	89%	0.1	0.97	58	18	44	8	0.76	0.44
Second	R1	W1	Residential	39.1	30.6	8.5	0.78	11.9	11.6	98%	11.6	98%	0.0	1.00	58	18	46	8	0.79	0.44
Second	R2	W2	Residential	39.1	30.8	8.3	0.79	3.6	3.5	98%	3.5	98%	0.0	1.00	58	18	48	10	0.83	0.56
41 Silverwood Close																				
Ground	R1	W1	Residential	25.8	22.2	3.6	0.86	5.9	5.8	99%	4.1	71%	1.7	0.71	36	1	30	0	0.83	0.00
Ground	R2	W2	Residential	26.6	23.7	2.9	0.89	8.4	8.1	96%	8.1	96%	0.0	1.00	46	13	41	8	0.89	0.62
First	R1	W1	Residential	38.7	29.3	9.4	0.76	4.2	3.9	94%	3.8	92%	0.1	0.98	58	18	45	8	0.78	0.44
First	R2	W2	Residential	38.7	29.4	9.3	0.76	12.3	12.1	98%	8.4	68%	3.7	0.69	58	18	43	8	0.74	0.44
42 Silverwood Close																				
Ground	R1	W1	Residential	17.2	14.2	3.0	0.82	11.3	0.0	0%	0.0	0%	0.0	0.00	20	1	16	0	0.80	0.00
Ground	R2	W2	Residential	76.5	70.6	5.9	0.92													
		W3		32.4	26.1	6.3	0.81	6.7	6.7	100%	6.7	100%	0.0	1.00	67	20	50	9	0.75	0.45
Ground	R3	W4	Residential	32.9	26.6	6.3	0.81	5.5	5.5	99%	3.9	71%	1.6	0.72	48	9	38	5	0.79	0.56
First	R1	W5	Residential	38.7	29.5	9.2	0.76	11.3	11.1	98%	7.4	65%	3.7	0.67	58	18	43	8	0.74	0.44
First	R2	W6	Residential	38.7	29.7	9.0	0.77	3.9	3.7	94%	3.6	91%	0.1	0.96	58	18	46	10	0.79	0.56
43 Silverwood Close																				
Ground	R1	W1	Residential	31.7	25.1	6.7	0.79	18.2	13.4	74%	5.3	29%	8.1	0.40	56	17	43	10	0.77	0.59
Ground	R2	W2	Residential	25.8	20.0	5.8	0.78													
		W3		38.1	27.5	10.5	0.72													
		W4		38.0	27.4	10.6	0.72													
		W5		38.1	27.6	10.5	0.72													
		W6		78.6	74.4	4.2	0.95	10.3	10.3	100%	10.3	100%	0.0	1.00	70	22	54	13	0.77	0.59
First	R1	W1	Residential	38.7	29.8	8.9	0.77	4.3	3.9	92%	3.9	90%	0.1	0.98	58	18	46	10	0.79	0.56
First	R2	W2	Residential	38.7	29.8	8.9	0.77	11.8	11.6	98%	8.0	68%	3.6	0.69	58	18	46	11	0.79	0.61
Second	R1	W1	Residential	39.1	31.3	7.8	0.80	6.3	6.1	96%	6.1	96%	0.0	1.00	58	18	50	13	0.86	0.72
Second	R2	W2	Residential	39.1	31.4	7.7	0.80	9.7	9.7	100%	9.7	100%	0.0	1.00	58	18	49	12	0.84	0.67
44 Silverwood Close																				
Ground	R1	W1	Residential	33.0	26.1	6.9	0.79	10.1	9.8	97%	7.0	69%	2.8	0.71	43	4	34	2	0.79	0.50
Ground	R2	W2	Residential	36.1	27.8	8.4	0.77	6.3	6.2	98%	4.2	67%	2.0	0.68	57	18	44	11	0.77	0.61
First	R1	W1	Residential	38.7	29.9	8.9	0.77	10.1	10.0	99%	7.2	71%	2.8	0.72	58	18	46	11	0.79	0.61
First	R2	W2	Residential	38.8	30.0	8.8	0.77	4.5	4.0	91%	3.6	81%	0.4	0.90	58	18	46	11	0.79	0.61
45 Silverwood Close																				
Ground	R1	W1	Residential	31.6	25.1	6.5	0.80													
		W7		28.9	26.8	2.2	0.93	17.9	17.8	100%	10.8	61%	7.0	0.61	60	18	47	11	0.78	0.61
Ground	R2	W2	Residential	24.3	19.8	4.5	0.81													
		W3		37.6	27.4	10.2	0.73													
		W4		37.3	27.0	10.3	0.73													
		W5		37.6	27.1	10.5	0.72													
		W6		28.4	26.4	2.0	0.93	9.8	9.8	100%	9.8	100%	0.0	1.00	66	20	51	12	0.77	0.60

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R3	W8	Residential	26.2	23.1	3.1	0.88													
		W9		32.0	26.1	5.9	0.82													
		W10		37.5	26.8	10.8	0.71	14.9	14.9	100%	14.7	98%	0.2	0.99	78	21	65	15	0.83	0.71
First	R1	W1	Residential	38.8	30.1	8.7	0.78	3.8	3.7	100%	3.7	99%	0.0	1.00	58	18	47	12	0.81	0.67
First	R2	W2	Residential	38.8	30.0	8.8	0.77	11.8	11.5	98%	7.6	65%	3.9	0.66	58	18	46	12	0.79	0.67
46 Silverwood Close																				
Ground	R1	W1	Residential	38.3	30.0	8.3	0.78													
		W2		38.3	30.0	8.3	0.78													
		W3		84.7	80.7	4.0	0.95													
		W4		91.6	87.2	4.4	0.95													
		W5		90.9	86.7	4.3	0.95	29.8	29.8	100%	29.8	100%	0.0	1.00	81	23	72	19	0.89	0.83
First	R1	W1	Residential	38.9	31.9	6.9	0.82	10.1	10.0	99%	9.3	91%	0.8	0.92	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.9	32.0	6.9	0.82	5.2	4.5	87%	4.3	84%	0.2	0.96	N/F	N/F	N/F	N/F	N/F	N/F
47 Silverwood Close																				
Ground	R1	W1	Residential	37.4	29.4	8.0	0.79	11.0	11.0	100%	11.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.9	32.0	6.9	0.82	4.1	3.8	93%	3.7	90%	0.1	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.8	31.8	7.0	0.82	11.8	11.6	98%	10.5	89%	1.1	0.90	N/F	N/F	N/F	N/F	N/F	N/F
48 Silverwood Close																				
Ground	R1	W1	Residential	37.4	29.4	8.0	0.79													
		W2		37.7	29.2	8.5	0.77													
		W3		37.7	29.1	8.6	0.77	8.5	8.5	100%	8.5	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W4	Residential	25.6	23.1	2.6	0.90	4.3	4.2	98%	3.9	91%	0.3	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.7	31.6	7.1	0.82	11.3	11.1	98%	10.1	89%	1.0	0.91	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.6	31.5	7.2	0.81	4.5	4.1	92%	3.9	87%	0.2	0.94	N/F	N/F	N/F	N/F	N/F	N/F
49 Silverwood Close																				
Ground	R1	W1	Residential	27.2	24.4	2.8	0.90	5.2	5.2	99%	5.0	96%	0.2	0.97	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	25.5	21.7	3.8	0.85													
		W3		31.5	27.0	4.5	0.86													
		W4		37.3	27.0	10.3	0.72	13.9	13.8	100%	12.7	92%	1.1	0.92	59	12	53	10	0.90	0.83
First	R1	W1	Residential	38.6	31.3	7.3	0.81	3.5	3.3	94%	3.3	93%	0.0	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.2	30.5	7.8	0.80	13.1	12.7	97%	10.3	79%	2.4	0.81	N/F	N/F	N/F	N/F	N/F	N/F
50 Silverwood Close																				
Ground	R1	W1	Residential	37.3	26.1	11.2	0.70	13.4	13.3	99%	8.3	61%	5.0	0.62	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	21.7	17.5	4.2	0.81	6.3	5.8	92%	3.2	50%	2.6	0.55	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.7	29.9	7.8	0.79	10.1	10.0	98%	8.7	86%	1.3	0.87	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	35.3	28.5	6.9	0.81	4.5	4.0	90%	3.5	79%	0.5	0.88	N/F	N/F	N/F	N/F	N/F	N/F
51 Silverwood Close																				
Ground	R1	W1	Residential	22.7	18.2	4.5	0.80													
		W3		29.7	28.0	1.7	0.94	17.4	17.1	98%	17.0	98%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	37.1	25.7	11.3	0.69	14.4	14.3	99%	5.6	39%	8.7	0.39	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	33.3	27.2	6.1	0.82	3.8	3.5	94%	3.3	87%	0.3	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	34.7	33.1	1.6	0.95	11.8	11.5	97%	11.3	96%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Residential	38.3	28.4	9.9	0.74	14.4	14.3	99%	6.1	43%	8.1	0.43	N/F	N/F	N/F	N/F	N/F	N/F
52 Silverwood Close																				
Ground	R1	W1	Residential	36.1	29.8	6.3	0.83													
		W2		35.9	29.9	6.0	0.83	12.0	12.0	100%	11.6	96%	0.4	0.97	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Residential	36.1	30.3	5.8	0.84													
		W4		31.8	26.3	5.5	0.83	6.2	6.0	97%	6.0	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.7	32.1	5.6	0.85	11.1	10.9	98%	10.7	96%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.8	32.7	5.0	0.87	4.5	4.0	90%	4.0	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
53 Silverwood Close																				
Ground	R1	W1	Residential	32.1	28.3	3.8	0.88	5.6	5.4	97%	5.3	95%	0.1	0.98	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	22.9	19.5	3.4	0.85													
		W3		35.9	30.5	5.3	0.85													
		W4		31.4	27.6	3.9	0.88	9.0	8.9	99%	8.9	99%	0.0	1.00	22	0	18	0	0.82	0.00
First	R1	W1	Residential	37.7	32.9	4.8	0.87	3.8	3.5	93%	3.5	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.6	33.3	4.3	0.89	12.0	11.8	98%	11.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	85.3	82.7	2.6	0.97													
		W2		84.3	81.9	2.4	0.97	8.7	7.5	86%	7.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
54 Silverwood Close																				

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R1	W1	Residential	76.8	75.1	1.7	0.98													
		W2		76.7	75.2	1.5	0.98	8.3	8.3	100%	8.3	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.6	33.7	3.9	0.90	11.1	10.9	98%	10.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.6	34.2	3.4	0.91	4.4	3.9	90%	3.9	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
55 Silverwood Close																				
Ground	R1	W1	Residential	25.4	24.3	1.0	0.96	5.5	5.3	96%	5.3	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	15.0	13.2	1.8	0.88													
		W3		35.3	32.2	3.1	0.91													
		W4		24.5	24.5	0.0	1.00													
		W5		73.5	72.0	1.6	0.98	6.2	6.2	100%	6.2	100%	0.0	1.00	43	2	42	2	0.98	1.00
First	R1	W1	Residential	37.6	34.4	3.2	0.91	3.8	3.5	93%	3.5	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.4	34.7	2.8	0.93	11.2	11.0	98%	11.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
56 Silverwood Close																				
Ground	R1	W1	Residential	35.2	31.9	3.2	0.91	11.1	11.1	100%	11.1	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	34.2	30.9	3.4	0.90													
		W3		27.9	24.6	3.4	0.88	7.4	7.3	98%	7.3	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.8	34.5	3.3	0.91	10.6	10.4	99%	10.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.0	34.8	3.2	0.92	5.0	4.5	89%	4.5	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
57 Silverwood Close																				
Ground	R1	W1	Residential	73.9	72.6	1.2	0.98													
		W2		35.9	32.4	3.5	0.90													
		W3		36.2	32.8	3.4	0.90													
		W4		36.5	33.2	3.4	0.91													
		W5		36.4	33.1	3.3	0.91													
		W6		74.8	73.6	1.2	0.98	27.9	27.9	100%	27.9	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.0	34.9	3.1	0.92	4.4	4.0	91%	4.0	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.8	34.9	2.9	0.92	11.3	11.1	98%	11.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
58 Silverwood Close																				
Ground	R1	W1	Residential	30.6	29.1	1.5	0.95	11.1	10.8	97%	10.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	33.8	31.3	2.5	0.93	6.6	6.4	97%	6.4	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.7	35.0	2.8	0.93	10.6	10.4	98%	10.4	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.6	35.0	2.6	0.93	4.5	4.0	91%	4.0	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
59 Silverwood Close																				
Ground	R1	W1	Residential	32.8	31.4	1.4	0.96	5.6	5.5	98%	5.5	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	33.9	31.6	2.3	0.93	11.8	11.3	96%	11.3	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	35.0	2.5	0.93	3.8	3.5	94%	3.5	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.8	34.5	2.3	0.94	11.3	11.0	98%	11.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
60 Silverwood Close																				
Ground	R1	W1	Residential	32.9	30.6	2.3	0.93													
		W2		22.0	21.2	0.8	0.96	7.7	7.5	97%	6.5	84%	1.0	0.87	44	8	41	7	0.93	0.88
Ground	R2	W3	Residential	16.9	16.8	0.1	1.00	18.7	18.6	100%	16.7	89%	2.0	0.90	35	12	35	12	1.00	1.00
Ground	R3	W4	Residential	27.1	26.3	0.8	0.97	5.1	5.0	98%	5.0	97%	0.0	0.99	40	3	39	3	0.98	1.00
Ground	R4	W5	Residential	26.5	26.4	0.1	1.00													
		W6		27.0	26.9	0.1	1.00													
		W7		33.1	30.6	2.5	0.92	17.5	17.4	99%	17.3	99%	0.1	1.00	79	21	77	19	0.97	0.90
First	R1	W1	Residential	37.3	34.5	2.9	0.92	11.3	11.1	98%	11.1	98%	0.0	1.00	57	17	54	15	0.95	0.88
First	R2	W2	Residential	37.3	34.4	2.9	0.92	4.3	3.9	92%	3.9	92%	0.0	1.00	58	18	55	16	0.95	0.89
61 Silverwood Close																				
Ground	R1	W1	Residential	30.8	29.0	1.8	0.94	6.0	5.8	98%	5.8	98%	0.0	1.00	48	8	47	8	0.98	1.00
Ground	R2	W2	Residential	31.5	29.3	2.2	0.93	11.5	11.5	100%	11.5	100%	0.0	1.00	51	12	49	11	0.96	0.92
First	R1	W1	Residential	37.2	34.3	2.9	0.92	4.4	4.0	91%	4.0	91%	0.0	1.00	58	18	55	16	0.95	0.89
First	R2	W2	Residential	36.2	33.3	2.8	0.92	10.5	10.2	97%	10.2	97%	0.0	1.00	57	18	55	16	0.96	0.89
Second	R1	W1	Residential	38.9	36.1	2.8	0.93	6.1	5.9	97%	5.9	97%	0.0	1.00	58	18	57	17	0.98	0.94
Second	R2	W2	Residential	38.7	36.1	2.7	0.93	11.0	10.8	98%	10.8	98%	0.0	1.00	58	18	57	17	0.98	0.94
62 Silverwood Close																				
Ground	R1	W1	Bathroom	29.2	27.5	1.8	0.94	4.7	4.6	97%	4.6	97%	0.0	1.00	60	19	56	17	0.93	0.89
Ground	R2	W2	Kitchen	24.9	23.6	1.3	0.95													
		W3		29.9	29.1	0.8	0.97	14.9	14.7	98%	14.7	98%	0.0	1.00	67	22	63	19	0.94	0.86

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R1	W1	Bedroom	26.1	24.0	2.1	0.92	9.7	9.6	99%	9.6	99%	0.0	1.00	53	14	51	12	0.96	0.86
First	R2	W2	Bedroom	32.7	30.4	2.3	0.93	6.9	6.4	94%	6.4	94%	0.0	1.00	70	20	67	18	0.96	0.90
First	R3	W3	Bathroom	35.5	33.0	2.5	0.93	5.8	5.6	96%	5.6	96%	0.0	1.00	78	23	74	20	0.95	0.87
Second	R1	W1	LKD	35.4	33.3	2.1	0.94													
		W2		38.2	35.6	2.6	0.93	18.7	18.6	100%	18.6	100%	0.0	1.00	84	27	83	26	0.99	0.96
Second	R2	W3	Bathroom	38.8	36.1	2.7	0.93	5.6	5.2	94%	5.2	94%	0.0	1.00	85	28	83	26	0.98	0.93
Second	R3	W4	Stairwell	98.4	98.1	0.3	1.00	3.1	3.1	100%	3.1	100%	0.0	1.00	100	30	100	30	1.00	1.00
63 Silverwood Close																				
Ground	R1	W1	Residential	74.3	73.6	0.7	0.99	3.0	3.0	100%	3.0	100%	0.0	1.00	90	26	89	25	0.99	0.96
Ground	R2	W2	Residential	35.3	32.5	2.8	0.92	4.7	4.0	86%	3.7	79%	0.3	0.92	81	26	76	23	0.94	0.88
First	R1	W1	Residential	36.0	33.3	2.7	0.93	3.8	3.5	94%	3.5	94%	0.0	1.00	79	24	75	21	0.95	0.88
First	R2	W2	Residential	36.5	33.5	2.9	0.92	11.2	11.0	98%	11.0	98%	0.0	1.00	82	27	78	24	0.95	0.89
Second	R1	W1	Residential	83.8	82.1	1.8	0.98													
		W2		82.6	81.2	1.4	0.98	7.9	6.7	85%	6.7	85%	0.0	1.00	91	28	89	26	0.98	0.93
64 Silverwood Close																				
Ground	R1	W1	Residential	34.0	30.9	3.1	0.91													
		W2		35.1	31.8	3.3	0.91	10.9	10.8	99%	10.8	99%	0.0	1.00	81	25	78	24	0.96	0.96
Ground	R2	W3	Residential	35.3	31.8	3.5	0.90													
		W4		35.3	31.7	3.6	0.90	6.1	6.1	99%	6.1	99%	0.0	1.00	81	25	78	24	0.96	0.96
First	R1	W1	Residential	36.7	33.4	3.3	0.91	10.9	10.7	98%	10.7	98%	0.0	1.00	83	28	79	25	0.95	0.89
First	R2	W2	Residential	36.9	33.1	3.8	0.90	6.1	5.7	92%	5.7	92%	0.0	1.00	83	28	79	25	0.95	0.89
Second	R1	W1	Residential	39.0	35.7	3.3	0.92	8.2	8.2	100%	8.2	100%	0.0	1.00	86	29	83	26	0.97	0.90
Second	R2	W2	Residential	39.0	35.6	3.4	0.91	5.3	4.9	93%	4.9	93%	0.0	1.00	86	29	83	26	0.97	0.90
65 and 65A Silverwood Close																				
Ground	R1	W1	Kitchen	35.1	31.3	3.9	0.89													
		W2		34.3	30.2	4.1	0.88													
		W3		31.1	27.9	3.2	0.90	17.1	17.0	99%	17.0	99%	0.0	1.00	82	25	79	24	0.96	0.96
Ground	R2	W4	Hallway	35.4	30.3	5.2	0.85													
		W5		35.3	29.7	5.6	0.84	3.1	2.9	94%	2.9	94%	0.0	1.00	82	25	72	20	0.88	0.80
First	R1	W1	Bathroom	36.9	33.0	3.9	0.89	4.8	4.4	91%	4.4	91%	0.0	1.00	83	28	78	25	0.94	0.89
First	R2	W2	Bedroom	36.8	32.2	4.6	0.87	10.2	9.9	97%	9.2	90%	0.7	0.93	83	28	78	25	0.94	0.89
First	R3	W4	Bedroom	36.7	31.5	5.3	0.86	17.9	17.9	100%	17.9	100%	0.0	1.00	85	28	79	24	0.93	0.86
Second	R1	W1	Bathroom	39.0	35.3	3.8	0.90	3.1	2.9	93%	2.9	93%	0.0	1.00	86	29	83	26	0.97	0.90
Second	R2	W2	Bedroom	76.2	73.7	2.5	0.97													
		W3		83.4	80.4	3.0	0.96													
		W4		85.2	85.2	0.0	1.00	19.5	17.5	90%	17.5	90%	0.0	1.00	97	27	94	24	0.97	0.89
Unit 11 Coldhams Lane																				
Ground	R1	W1	Commercial	37.1	35.9	1.2	0.97													
		W2		14.0	12.0	2.0	0.86	359.5	359.5	100%	359.5	100%	0.0	1.00	88	29	86	27	0.98	0.93
First	R1	W1	Commercial	38.5	37.2	1.3	0.97													
		W2		16.8	16.2	0.7	0.96	359.5	359.5	100%	359.5	100%	0.0	1.00	77	27	77	27	1.00	1.00
Unit 10B Newmarket Road																				
Ground	R1	W1	Commercial	36.7	36.6	0.1	1.00													
		W2		35.3	35.2	0.1	1.00													
		W1		8.5	8.4	0.1	0.99													
		W2		8.1	6.0	2.1	0.74	2962.9	2898.8	98%	2898.7	98%	0.2	1.00	38	13	38	13	1.00	1.00
Ground	R2	W3	Commercial	8.2	6.1	2.2	0.74													
		W4		8.6	8.5	0.0	1.00	380.3	219.3	58%	219.3	58%	0.0	1.00	14	11	13	10	0.93	0.91
Ground	R3	W3	Commercial	37.4	37.2	0.2	0.99													
		W4		37.4	37.1	0.3	0.99													
		W5		37.4	37.1	0.3	0.99	654.1	648.7	99%	647.0	99%	1.7	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W5	Commercial	38.3	38.1	0.2	0.99													
		W6		38.3	38.0	0.3	0.99													
		W7		38.3	38.0	0.3	0.99	654.1	648.6	99%	647.1	99%	1.5	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Unit 23 Henley Road																				
Ground	R1	W1	Commercial	37.5	34.1	3.3	0.91	45.9	45.2	99%	45.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Commercial	37.6	33.5	4.1	0.89	34.5	33.0	96%	33.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
61 to 81 Inclusive Pym Court																				
First	R1	W1	Residential	32.0	32.0	0.0	1.00	5.9	4.9	84%	4.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	23.5	23.4	0.1	1.00	16.3	9.1	56%	9.1	56%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Residential	26.5	26.4	0.1	1.00	18.8	12.8	68%	12.8	68%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R4	W4	Residential	28.0	27.9	0.1	1.00	11.8	9.7	82%	9.7	82%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W5	Residential	29.4	29.2	0.1	1.00	11.8	9.7	82%	9.7	82%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R6	W6	Residential	29.6	29.5	0.1	1.00	18.8	14.7	78%	14.7	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W7	Residential	29.8	29.6	0.2	0.99	16.3	12.9	79%	12.9	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R8	W8	Residential	17.7	17.5	0.2	0.99	8.7	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R9	W9	Residential	17.7	17.6	0.0	1.00	8.7	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R10	W10	Residential	30.0	29.8	0.2	0.99	16.3	12.9	79%	12.9	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R11	W11	Residential	30.0	29.8	0.2	0.99	18.8	14.7	78%	14.7	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R12	W12	Residential	30.0	29.8	0.2	0.99	11.8	9.6	81%	9.6	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R13	W13	Residential	30.0	29.8	0.3	0.99	18.8	14.7	78%	14.7	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R14	W14	Residential	30.0	29.7	0.3	0.99	16.3	12.9	79%	12.9	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R15	W15	Residential	17.6	17.2	0.4	0.98	8.8	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R16	W16	Residential	17.7	17.6	0.0	1.00	8.8	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R17	W17	Residential	30.1	29.7	0.4	0.99	16.3	12.8	79%	12.8	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R18	W18	Residential	30.1	29.7	0.4	0.99	18.8	14.6	78%	14.5	77%	0.1	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R19	W19	Residential	30.1	29.7	0.4	0.99	12.6	10.2	81%	10.2	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R20	W20	Residential	30.1	29.6	0.5	0.98	18.8	14.6	78%	14.3	76%	0.3	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R21	W21	Residential	30.2	29.6	0.6	0.98	16.3	12.8	79%	12.4	76%	0.4	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R22	W22	Residential	21.6	20.4	1.2	0.94	5.0	3.3	66%	3.3	66%	0.0	1.00	35	9	34	8	0.97	0.89
First	R23	W23	Residential	24.6	22.8	1.8	0.93	22.7	17.3	76%	15.5	68%	1.8	0.90	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	35.5	35.5	0.0	1.00	5.9	4.9	84%	4.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Residential	30.1	29.8	0.3	0.99	16.3	13.7	84%	13.7	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Residential	31.5	31.1	0.4	0.99	18.8	17.3	92%	17.2	92%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W4	Residential	32.2	31.7	0.6	0.98	11.8	11.5	98%	11.5	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R5	W5	Residential	32.9	32.2	0.7	0.98	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R6	W6	Residential	33.0	32.3	0.7	0.98	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W7	Residential	33.1	32.3	0.8	0.98	16.3	15.6	95%	15.6	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R8	W8	Residential	19.9	19.2	0.7	0.96	8.7	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R9	W9	Residential	20.0	19.5	0.5	0.98	8.7	8.2	94%	8.2	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R10	W10	Residential	33.2	32.4	0.8	0.98	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R11	W11	Residential	33.2	32.3	0.8	0.97	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R12	W12	Residential	33.2	32.3	0.9	0.97	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R13	W13	Residential	33.2	32.3	0.9	0.97	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R14	W14	Residential	33.2	32.2	1.0	0.97	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R15	W15	Residential	19.9	18.9	1.1	0.95	8.8	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R16	W16	Residential	20.0	19.4	0.5	0.97	8.8	8.2	94%	8.2	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R17	W17	Residential	33.2	32.1	1.1	0.97	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R18	W18	Residential	33.2	32.1	1.2	0.97	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R19	W19	Residential	33.2	32.0	1.2	0.96	12.6	12.2	97%	12.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R20	W20	Residential	33.3	32.0	1.3	0.96	18.8	17.8	95%	17.5	93%	0.3	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R21	W21	Residential	33.3	31.9	1.5	0.96	16.3	15.5	95%	15.1	93%	0.4	0.97	N/F	N/F	N/F	N/F	N/F	N/F
Second	R22	W22	Residential	23.0	21.6	1.4	0.94	5.0	3.4	68%	3.4	68%	0.0	1.00	40	10	36	8	0.90	0.80
Second	R23	W23	Residential	27.5	25.0	2.5	0.91	22.7	17.8	78%	16.6	73%	1.2	0.93	N/F	N/F	N/F	N/F	N/F	N/F
Third	R1	W1	Residential	38.1	37.8	0.4	0.99	5.9	4.9	84%	4.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R2	W2	Residential	35.4	33.5	1.9	0.95	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W3	Residential	35.6	33.5	2.2	0.94	18.8	17.8	95%	17.8	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R4	W4	Residential	35.8	33.5	2.3	0.94	11.8	11.5	98%	11.5	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R5	W5	Residential	35.9	33.5	2.5	0.93	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R6	W6	Residential	35.9	33.5	2.5	0.93	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R7	W7	Residential	36.0	33.4	2.5	0.93	16.3	15.6	95%	15.6	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R8	W8	Residential	24.5	22.7	1.8	0.93	8.7	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R9	W9	Residential	24.6	23.1	1.6	0.94	8.7	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Third	R10	W10	Residential	36.0	33.4	2.6	0.93	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R11	W11	Residential	36.0	33.4	2.6	0.93	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R12	W12	Residential	36.0	33.3	2.6	0.93	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R13	W13	Residential	36.0	33.3	2.7	0.93	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R14	W14	Residential	36.0	33.3	2.7	0.92	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R15	W15	Residential	24.5	22.4	2.1	0.91	8.8	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R16	W16	Residential	24.7	23.1	1.6	0.94	8.8	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R17	W17	Residential	36.0	33.2	2.8	0.92	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R18	W18	Residential	36.0	33.2	2.9	0.92	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R19	W19	Residential	36.0	33.1	2.9	0.92	12.6	12.2	97%	12.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R20	W20	Residential	36.0	33.0	3.1	0.92	18.8	17.8	95%	17.8	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R21	W21	Residential	36.1	32.9	3.2	0.91	16.3	15.5	95%	15.4	94%	0.2	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Third	R22	W22	Residential	26.9	25.4	1.6	0.94	5.0	4.3	86%	4.3	86%	0.0	1.00	49	13	46	11	0.94	0.85
Third	R23	W23	Residential	32.8	29.7	3.1	0.91	22.7	20.8	92%	20.2	89%	0.6	0.97	N/F	N/F	N/F	N/F	N/F	N/F
84-97 Hampden Gardens																				
Ground	R1	W1	Kitchen	30.7	28.3	2.5	0.92	11.5	10.3	89%	10.1	88%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Hallway	24.0	21.1	2.9	0.88													
		W3		24.2	21.2	3.0	0.88	8.8	5.6	63%	4.7	54%	0.8	0.85	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W4	Bathroom	21.4	18.5	3.0	0.86													
		W5		16.8	14.9	1.9	0.89	6.4	4.1	63%	4.0	63%	0.0	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Bathroom	18.1	16.5	1.6	0.91	3.7	2.8	75%	2.8	75%	0.0	1.00	35	9	29	7	0.83	0.78
Ground	R5	W7	Hallway	30.3	26.4	3.9	0.87													
		W8		25.6	21.5	4.1	0.84													
		W9		26.2	22.1	4.1	0.84	5.6	4.9	88%	4.9	88%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R6	W10	Living Room	34.8	30.3	4.5	0.87													
		W11		27.5	27.5	0.0	1.00													
		W12		21.4	21.4	0.0	1.00	31.2	31.2	100%	30.7	98%	0.5	0.98	77	16	70	14	0.91	0.88
First	R1	W1	Kitchen	32.9	29.8	3.2	0.90	11.5	10.5	91%	10.4	91%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	30.2	26.4	3.8	0.87	6.4	5.5	86%	5.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Residential	15.5	15.1	0.4	0.98	3.6	3.0	83%	3.0	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W4	Storage	18.4	16.9	1.5	0.92	3.6	3.0	83%	3.0	83%	0.0	1.00	36	10	30	8	0.83	0.80
First	R5	W5	Bedroom	32.3	28.0	4.3	0.87	12.9	11.0	85%	11.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R6	W6	Bedroom	35.7	31.1	4.6	0.87	13.2	12.3	93%	12.2	92%	0.2	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W7	Living Room	36.0	31.1	4.9	0.86													
		W8		29.5	29.5	0.0	1.00	21.7	21.6	99%	21.3	98%	0.3	0.98	78	17	71	15	0.91	0.88
Second	R1	W1	Kitchen	34.6	30.8	3.8	0.89	11.5	10.7	93%	10.7	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Bathroom	31.0	26.7	4.3	0.86	6.4	5.5	86%	5.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Residential	16.0	15.4	0.7	0.96	3.6	2.9	81%	2.9	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W4	Storage	18.2	16.8	1.4	0.92	3.6	3.0	82%	3.0	82%	0.0	1.00	35	9	31	8	0.89	0.89
Second	R5	W5	Bedroom	32.9	28.4	4.5	0.86	12.9	11.0	85%	11.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R6	W6	Bedroom	36.6	31.7	4.8	0.87	13.2	12.3	94%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W7	Living Room	36.8	31.8	5.1	0.86													
		W8		30.6	30.6	0.0	1.00	21.7	21.7	100%	21.4	99%	0.2	0.99	81	17	76	16	0.94	0.94
Third	R1	W1	Kitchen	22.9	18.4	4.5	0.80	11.5	10.7	93%	10.7	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R2	W2	Bathroom	21.1	16.4	4.7	0.78	6.4	5.5	86%	5.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W3	Residential	9.9	8.9	0.9	0.90	3.6	2.6	71%	2.6	71%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R4	W4	Storage	17.2	15.9	1.4	0.92	3.6	3.0	82%	3.0	82%	0.0	1.00	35	9	31	8	0.89	0.89
Third	R5	W5	Bedroom	32.4	27.7	4.7	0.85	12.9	11.0	85%	11.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R6	W6	Bedroom	36.5	31.5	5.0	0.86	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R7	W7	Living Room	36.7	31.6	5.1	0.86													
		W8		32.2	32.2	0.0	1.00	21.7	21.7	100%	21.6	99%	0.1	1.00	81	22	76	21	0.94	0.95
Fourth	R1	W1	Residential	14.9	14.0	1.0	0.93	3.6	2.9	78%	2.9	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R2	W2	Storage	7.5	6.3	1.2	0.84	3.6	2.6	72%	2.6	71%	0.0	1.00	15	7	13	6	0.87	0.86
Fourth	R3	W3	Bedroom	18.8	14.3	4.5	0.76	12.9	10.9	85%	10.9	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R4	W4	Bedroom	23.6	18.9	4.7	0.80	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R5	W5	Living Room	23.7	18.9	4.8	0.80													

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W6		26.6	26.6	0.0	1.00	21.7	21.7	100%	21.6	99%	0.1	1.00	62	22	60	21	0.97	0.95
69-83 Hampden Gardens																				
Ground	R1	W1	Circulation	34.5	29.5	5.0	0.85													
		W2		31.1	25.8	5.3	0.83	14.2	12.1	85%	10.9	77%	1.1	0.91	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Bathroom	16.1	15.6	0.5	0.97	6.4	3.7	58%	3.7	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W4	Residential	36.0	30.4	5.7	0.84	4.9	4.8	97%	4.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W5	Residential	25.5	20.4	5.1	0.80													
		W6		29.6	24.0	5.6	0.81	10.7	9.6	90%	7.3	69%	2.3	0.76	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Residential	34.1	28.3	5.8	0.83	11.8	11.0	94%	8.0	68%	3.0	0.72	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Circulation	35.5	30.3	5.2	0.85													
		W2		31.9	26.6	5.4	0.83	14.2	12.1	85%	11.1	78%	0.9	0.92	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Bathroom	16.8	16.0	0.7	0.96	6.4	3.7	58%	3.7	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Bathroom	17.9	16.7	1.2	0.93	6.4	3.6	57%	3.6	57%	0.0	1.00	36	9	31	8	0.86	0.89
First	R4	W5	Residential	32.3	26.8	5.6	0.83													
		W6		35.9	30.1	5.8	0.84	14.2	11.9	84%	11.0	77%	0.9	0.92	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Circulation	36.0	30.8	5.2	0.85													
		W2		32.5	27.1	5.4	0.84	14.2	12.1	85%	11.6	81%	0.5	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W3	Bathroom	17.6	16.7	0.9	0.95	6.4	3.7	58%	3.7	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W4	Bathroom	18.4	17.2	1.2	0.94	6.4	3.7	58%	3.7	57%	0.0	1.00	35	9	30	8	0.86	0.89
Second	R4	W5	Circulation	32.7	27.3	5.4	0.84													
		W6		36.4	30.7	5.6	0.85	14.2	11.9	84%	11.5	81%	0.5	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Third	R1	W1	Circulation	35.4	30.2	5.2	0.85													
		W2		32.3	27.0	5.3	0.84	14.2	12.0	85%	12.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R2	W3	Bathroom	18.8	17.7	1.1	0.94	6.4	3.8	60%	3.8	60%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W4	Bathroom	19.2	18.1	1.1	0.94	6.4	3.8	60%	3.8	60%	0.0	1.00	37	8	33	8	0.89	1.00
Third	R4	W5	Circulation	32.3	27.2	5.2	0.84													
		W6		35.7	30.3	5.4	0.85	14.2	11.9	84%	11.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R1	W1	Circulation	23.9	19.0	4.8	0.80													
		W2		27.8	22.9	4.9	0.82	14.2	11.9	84%	11.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R2	W3	Bathroom	11.6	10.5	1.0	0.91	6.4	3.6	56%	3.6	56%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R3	W4	Bathroom	11.7	10.7	1.0	0.91	6.4	3.6	56%	3.5	55%	0.0	1.00	22	13	20	13	0.91	1.00
Fourth	R4	W5	Circulation	27.8	23.1	4.7	0.83													
		W6		24.6	19.7	5.0	0.80	14.2	11.8	83%	11.8	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
55-68 Hampden Gardens																				
Ground	R1	W1	Living Room	36.1	30.2	6.0	0.83													
		W12		22.2	22.2	0.0	1.00													
		W13		16.7	16.7	0.0	1.00	31.1	30.3	98%	26.0	84%	4.3	0.86	59	9	52	8	0.88	0.89
Ground	R2	W2	Hallway	27.5	21.5	6.0	0.78													
		W3		27.0	21.0	6.0	0.78													
		W4		30.8	24.8	6.0	0.81	5.5	4.8	88%	4.8	88%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W5	Bathroom	17.5	16.3	1.2	0.93	3.7	2.6	72%	2.6	72%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Residential	36.5	30.4	6.1	0.83	3.8	3.6	96%	3.6	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Bathroom	23.6	17.8	5.8	0.75													
		W8		25.5	19.7	5.8	0.77	5.1	4.3	83%	4.3	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R6	W9	Hallway	26.7	20.9	5.7	0.78													
		W10		26.7	21.0	5.7	0.79	8.8	6.5	75%	5.9	67%	0.7	0.90	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R7	W11	Kitchen	31.0	25.3	5.6	0.82	11.5	9.4	81%	8.2	71%	1.2	0.87	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Living Room	36.9	31.0	5.9	0.84													
		W2		25.1	25.1	0.0	1.00	21.5	21.1	98%	19.3	90%	1.9	0.91	65	11	59	11	0.91	1.00
First	R2	W3	Bedroom	36.7	30.7	5.9	0.84	13.2	12.3	93%	12.1	92%	0.2	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Bedroom	32.4	26.4	6.0	0.82	12.9	10.7	83%	10.5	81%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W5	Storage	18.0	16.7	1.3	0.93	3.8	3.2	85%	3.2	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W6	Residential	17.1	16.2	0.8	0.95	3.8	3.2	84%	3.2	84%	0.0	1.00	35	9	30	9	0.86	1.00
First	R6	W7	Bathroom	32.3	26.5	5.8	0.82	5.1	4.6	90%	4.6	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W8	Kitchen	32.4	26.6	5.8	0.82	11.5	9.4	82%	8.4	73%	1.0	0.89	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Living Room	37.4	31.7	5.7	0.85													
		W2		27.8	27.8	0.0	1.00	21.5	21.2	99%	21.0	98%	0.2	0.99	72	11	67	11	0.93	1.00
Second	R2	W3	Bedroom	37.1	31.4	5.8	0.85	13.2	12.3	93%	12.2	93%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W4	Bedroom	32.6	26.9	5.8	0.82	12.9	10.7	83%	10.6	82%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W5	Storage	18.0	16.7	1.3	0.93	3.8	3.2	85%	3.2	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R5	W6	Residential	17.1	16.3	0.8	0.95	3.8	3.1	83%	3.1	83%	0.0	1.00	35	9	31	9	0.89	1.00

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Second	R6	W7	Bathroom	32.3	26.7	5.6	0.83	5.1	4.6	90%	4.6	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W8	Kitchen	34.4	28.7	5.7	0.84	11.5	10.0	87%	9.6	84%	0.4	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Third	R1	W1	Living Room	37.0	31.5	5.5	0.85													
		W2		30.9	30.9	0.0	1.00	21.5	21.4	100%	21.3	99%	0.1	0.99	74	13	70	13	0.95	1.00
Third	R2	W3	Bedroom	36.7	31.2	5.6	0.85	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W4	Bedroom	31.7	26.1	5.6	0.82	12.9	10.7	83%	10.7	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R4	W5	Storage	17.3	16.0	1.3	0.92	3.8	3.1	83%	3.1	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R5	W6	Residential	10.6	9.8	0.8	0.93	3.8	2.9	77%	2.9	77%	0.0	1.00	23	7	19	7	0.83	1.00
Third	R6	W7	Bathroom	21.5	16.2	5.3	0.75	5.1	4.6	90%	4.6	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R7	W8	Kitchen	23.3	17.8	5.5	0.77	11.5	10.5	91%	10.2	88%	0.3	0.97	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R1	W1	Living Room	23.7	18.7	5.0	0.79													
		W2		26.4	26.4	0.0	1.00	21.5	21.4	100%	21.3	99%	0.2	0.99	62	21	59	21	0.95	1.00
Fourth	R2	W3	Bedroom	23.6	18.5	5.0	0.79	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R3	W4	Bedroom	18.2	13.1	5.0	0.72	12.9	10.6	83%	10.6	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R4	W5	Storage	7.8	6.5	1.2	0.84	3.8	2.7	73%	2.7	73%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R5	W6	Residential	15.7	14.9	0.7	0.95	3.8	2.9	78%	2.9	78%	0.0	1.00	26	17	23	17	0.88	1.00
11-17 The Terrace																				
Ground	R1	W1	Kitchen	36.3	30.5	5.8	0.84	11.2	11.0	99%	7.9	71%	3.1	0.72	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	36.0	30.4	5.6	0.85	11.5	11.1	97%	8.0	70%	3.1	0.72	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W3	Residential	35.6	30.1	5.5	0.84	7.4	7.3	99%	5.0	68%	2.3	0.68	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W4	Lobby	28.0	22.5	5.5	0.80													
		W5		26.7	21.2	5.5	0.79													
		W6		23.4	17.8	5.6	0.76	18.6	17.6	95%	14.2	76%	3.4	0.81	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Residential	35.4	30.0	5.4	0.85	7.4	7.3	99%	5.2	71%	2.1	0.71	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R6	W8	Residential	35.9	30.5	5.3	0.85	11.5	11.1	97%	8.1	71%	3.0	0.73	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R7	W9	Kitchen	35.7	30.5	5.2	0.85	11.2	11.0	99%	9.9	89%	1.1	0.90	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Kitchen	37.3	31.4	6.0	0.84	9.7	9.6	99%	7.1	73%	2.5	0.74	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	37.3	31.4	5.9	0.84	3.1	3.0	96%	3.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Bedroom	37.3	31.4	5.9	0.84	7.8	7.5	97%	7.5	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W4	Residential	37.4	31.5	5.9	0.84	18.6	17.6	94%	13.8	74%	3.8	0.78	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W5	Bedroom	37.4	31.5	5.9	0.84	7.8	7.5	97%	7.3	94%	0.2	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R6	W6	Bathroom	37.4	31.6	5.8	0.85	3.1	3.0	95%	3.0	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W7	Kitchen	37.5	31.8	5.7	0.85	9.7	9.5	98%	8.1	83%	1.4	0.85	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	LKD	37.4	31.5	5.9	0.84													
		W9		30.9	30.9	0.0	1.00	22.1	22.0	99%	21.1	96%	0.8	0.96	91	27	86	27	0.95	1.00
Second	R2	W2	Bathroom	37.4	31.5	5.9	0.84	3.1	3.0	96%	3.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Bedroom	37.4	31.6	5.9	0.84	7.8	7.5	97%	7.5	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W4	Residential	37.4	31.5	5.9	0.84	18.6	17.5	94%	14.8	79%	2.8	0.84	N/F	N/F	N/F	N/F	N/F	N/F
Second	R5	W5	Bedroom	37.5	31.7	5.8	0.85	7.8	7.5	97%	7.4	95%	0.1	0.98	N/F	N/F	N/F	N/F	N/F	N/F
Second	R6	W6	Bathroom	37.4	31.7	5.8	0.85	3.1	3.0	96%	3.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W7	LKD	37.5	31.8	5.6	0.85													
		W8		35.7	35.7	0.0	1.00	22.1	22.0	100%	21.6	98%	0.4	0.98	94	28	90	28	0.96	1.00
Coldham Lane Depot																				
Ground	R1	W1	Commercial	36.9	26.1	10.8	0.71													
		W2		36.9	25.9	11.0	0.70	21.0	20.7	99%	12.4	59%	8.3	0.60	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Commercial	37.2	25.8	11.4	0.69	82.7	82.4	100%	60.9	74%	21.5	0.74	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W4	Commercial	37.3	26.1	11.1	0.70													
		W5		37.5	24.3	13.2	0.65													
		W3		94.3	89.7	4.6	0.95	1253.6	1253.6	100%	1253.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Commercial	33.2	32.7	0.5	0.99													
		W7		34.4	33.8	0.6	0.98													
		W8		37.1	26.8	10.4	0.72													
		W9		36.9	26.2	10.6	0.71													
		W10		36.9	26.2	10.7	0.71	33.3	33.2	100%	32.9	99%	0.3	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Commercial	94.4	90.2	4.1	0.96	83.7	83.6	100%	83.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Commercial	94.4	89.9	4.5	0.95	82.7	82.6	100%	82.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
150 Sleaford Street																				
First	R1	W1	Stairwell	34.0	28.4	5.6	0.84	8.9	8.7	98%	8.7	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Kitchen	33.8	26.9	6.9	0.80	5.1	4.9	96%	4.9	96%	0.0	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Living Room	33.3	33.1	0.2	0.99													
		W4		35.7	35.5	0.1	1.00	17.3	17.1	99%	17.1	99%	0.0	1.00	67	24	66	24	0.99	1.00
Second	R1	W1	Bedroom	38.3	32.9	5.4	0.86	9.1	9.0	99%	9.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Bedroom	38.0	37.7	0.2	0.99	13.1	12.9	98%	12.9	98%	0.0	1.00	69	25	69	25	1.00	1.00
148 Sleaford Street																				
Ground	R1	W1	Bedroom	32.8	24.0	8.8	0.73	7.9	7.7	97%	5.9	74%	1.8	0.76	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	32.5	32.4	0.2	1.00	19.2	18.8	98%	18.7	97%	0.1	0.99	55	15	54	15	0.98	1.00
77 Sleaford Street																				
First	R1	W1	Kitchen	33.6	30.8	2.8	0.92	6.5	6.3	97%	6.3	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Stairwell	33.6	30.6	3.0	0.91													
		W3		37.6	33.8	3.8	0.90	8.3	8.2	99%	8.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Living Room	32.9	32.8	0.1	1.00													
		W5		32.8	32.7	0.1	1.00	17.1	17.0	99%	17.0	99%	0.0	1.00	55	19	55	19	1.00	1.00
Second	R1	W1	Bedroom	38.1	35.3	2.8	0.93	11.5	10.8	94%	10.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Stairwell	38.8	34.8	4.0	0.90	3.0	1.4	47%	1.4	47%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Bedroom	37.7	37.6	0.1	1.00	13.4	11.7	88%	11.7	88%	0.0	1.00	63	22	63	22	1.00	1.00
69 Sleaford Street																				
Ground	R1	W1	Bedroom	33.3	30.4	2.9	0.91	11.5	11.4	99%	11.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	31.8	31.8	0.0	1.00	26.2	23.9	91%	23.9	91%	0.0	1.00	55	19	55	19	1.00	1.00
61 Sleaford Street																				
First	R1	W1	Kitchen	32.7	31.1	1.6	0.95	6.5	6.2	95%	6.2	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Stairwell	32.7	31.0	1.7	0.95													
		W3		38.0	34.8	3.1	0.92	8.3	8.1	98%	8.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Living Room	33.9	33.9	0.1	1.00													
		W5		33.8	33.8	0.1	1.00	17.1	16.6	97%	16.6	97%	0.0	1.00	48	16	48	16	1.00	1.00
Second	R1	W1	Bedroom	37.7	36.1	1.7	0.96	11.5	11.0	96%	11.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Stairwell	38.9	35.7	3.2	0.92	3.0	1.3	46%	1.3	46%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Bedroom	38.1	38.0	0.1	1.00	13.4	12.0	90%	12.0	90%	0.0	1.00	54	18	54	18	1.00	1.00
55 Sleaford Street																				
Ground	R1	W1	Bedroom	32.4	30.7	1.6	0.95	11.5	11.4	99%	11.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	34.0	34.0	0.0	1.00	26.2	25.7	98%	25.7	98%	0.0	1.00	51	16	51	16	1.00	1.00
2 York Street																				
Ground	R1	W1	Residential	28.9	28.9	0.0	1.00	10.9	10.1	92%	10.1	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	18.3	18.3	0.0	1.00													
		W3		28.7	28.7	0.0	1.00													
		W4		36.7	35.5	1.2	0.97	5.8	5.5	95%	5.5	95%	0.0	1.00	63	20	63	20	1.00	1.00
First	R1	W1	Residential	35.2	34.5	0.6	0.98	5.5	5.4	99%	5.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	32.0	31.9	0.1	1.00	5.4	5.0	92%	5.0	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
4 York Street																				
Ground	R1	W1	Residential	36.9	35.5	1.4	0.96													
		W2		15.3	14.7	0.6	0.96	8.0	7.8	98%	7.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Residential	14.3	13.8	0.5	0.97	11.9	7.1	60%	7.1	60%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.6	36.1	1.5	0.96	3.5	3.5	99%	3.5	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	22.7	22.2	0.5	0.98	6.3	6.1	98%	6.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
6 York Street																				
Ground	R1	W1	Living Room	12.6	12.6	0.0	1.00	11.3	6.7	59%	6.7	59%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	10.0	10.0	0.0	1.00													
		W3		19.1	19.1	0.0	1.00	6.5	6.0	92%	6.0	92%	0.0	1.00	45	5	45	5	1.00	1.00
First	R1	W1	Bedroom	25.1	25.1	0.0	1.00	5.8	5.7	99%	5.7	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Study	17.9	17.9	0.0	1.00	3.2	2.1	65%	2.1	65%	0.0	1.00	40	2	40	2	1.00	1.00
First	R3	W3	Bathroom	38.1	36.5	1.5	0.96	2.8	2.8	99%	2.8	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
8 York Street																				
Ground	R1	W1	Kitchen	36.8	35.8	1.0	0.97													
		W4		7.7	7.7	0.0	1.00	7.1	6.5	91%	6.5	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R2	W5	Living Room	5.9	5.9	0.0	1.00	8.7	0.0	0%	0.0	0%	0.0	0.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W2	Dining Room	26.0	26.0	0.0	1.00													
		W3		52.1	51.7	0.4	0.99	5.2	5.2	100%	5.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	38.1	36.5	1.6	0.96	7.1	7.0	99%	7.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	30.8	30.4	0.5	0.98	7.0	6.8	98%	6.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
10 York Street																				
Ground	R1	W1	Residential	29.9	29.4	0.6	0.98													
		W2		29.7	29.3	0.4	0.99	13.2	13.0	98%	13.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.1	34.6	1.5	0.96	5.4	5.2	96%	5.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	86.9	85.8	1.1	0.99	5.0	5.0	100%	5.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
12 York Street																				
Ground	R1	W1	Living Room	30.9	30.8	0.1	1.00													
		W2		33.8	33.5	0.3	0.99													
		W3		77.1	76.3	0.8	0.99	16.2	16.2	100%	16.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	37.4	35.7	1.7	0.95													
		W2		36.9	35.2	1.7	0.95													
		W3		14.0	13.7	0.2	0.98	9.1	9.0	99%	9.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Storage	87.7	86.6	1.1	0.99													
		W2		86.9	85.8	1.1	0.99	9.8	9.5	97%	9.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
14 York Street																				
Ground	R1	W1	Residential	34.2	33.4	0.8	0.98	8.5	8.3	98%	8.3	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.0	36.3	1.8	0.95	8.5	8.3	98%	8.3	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
16 York Street																				
Ground	R1	W1	Kitchen	34.4	32.8	1.6	0.95													
		W2		33.0	31.7	1.3	0.96	14.4	14.2	99%	14.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Bathroom	36.6	35.0	1.6	0.96	4.4	4.2	96%	4.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bathroom	31.8	30.9	0.9	0.97	7.9	7.6	96%	7.6	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
18 York Street																				
Ground	R1	W1	Residential	36.4	34.8	1.6	0.96													
		W2		36.5	34.8	1.6	0.96													
		W3		36.4	34.8	1.6	0.96	13.3	12.9	97%	12.9	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.3	35.3	1.9	0.95	11.9	11.8	99%	11.8	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
20 York Street																				
Ground	R1	W1	Residential	31.7	30.1	1.5	0.95	4.5	4.5	99%	4.5	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	36.0	34.4	1.5	0.96	6.7	6.7	99%	6.7	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	16.6	16.3	0.3	0.98	7.7	5.4	70%	5.4	70%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.5	35.5	2.0	0.95	6.7	6.7	100%	6.7	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
22 York Street																				
Ground	R1	W1	Residential	32.0	31.7	0.3	0.99	8.1	7.8	97%	7.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	35.4	33.7	1.7	0.95	7.4	7.2	96%	7.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
24 York Street																				
Ground	R1	W1	Kitchen	30.3	29.1	1.3	0.96													
		W2		32.3	31.7	0.6	0.98	8.1	8.0	99%	8.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	25.9	25.4	0.4	0.98	7.4	7.0	94%	7.0	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W4	Hallway	90.1	88.8	1.3	0.99	2.3	2.2	93%	2.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W2	Bathroom	30.1	30.1	0.0	1.00													
		W3		31.2	29.2	2.1	0.93	3.1	2.6	85%	2.6	85%	0.0	1.00	69	18	69	18	1.00	1.00
26 York Street																				
Ground	R1	W1	Bathroom	31.1	29.9	1.1	0.96	3.9	3.8	98%	3.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	29.9	30.1	-0.2	1.01													
		W3		62.3	61.9	0.4	0.99	13.8	11.3	82%	11.3	82%	0.0	1.00	51	10	51	10	1.00	1.00
First	R1	W1	Bedroom	35.9	33.9	2.0	0.94	6.9	6.6	94%	6.5	93%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
28 York Street																				
Ground	R1	W1	Kitchen	14.3	14.3	0.0	1.00													
		W2		12.8	12.8	0.0	1.00	17.2	12.6	73%	12.6	73%	0.0	1.00	32	0	32	0	1.00	0.00
Ground	R2	W3	Bathroom	32.7	32.2	0.4	0.99	3.8	3.8	99%	3.8	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	37.3	35.2	2.1	0.94	7.8	7.5	96%	7.5	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
30 York Street																				

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R1	W1	Residential	36.1	34.6	1.6	0.96													
		W2		64.1	63.9	0.2	1.00	12.5	11.6	93%	11.4	92%	0.2	0.98	79	21	79	21	1.00	1.00
First	R1	W3	Bedroom	33.3	32.6	0.8	0.98	7.6	7.3	97%	7.3	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
32 York Street																				
Ground	R1	W1	LKD	34.7	33.2	1.5	0.96	21.3	21.0	99%	19.0	89%	2.0	0.90	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	37.3	35.1	2.2	0.94													
		W2		83.7	83.7	0.0	1.00													
		W3		83.3	82.0	1.3	0.98	11.6	11.6	100%	11.6	100%	0.0	1.00	93	26	92	26	0.99	1.00
First	R2	W4	Bathroom	85.9	84.3	1.6	0.98	6.1	6.1	100%	6.1	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
34 York Street																				
Ground	R1	W1	Kitchen	33.8	32.5	1.3	0.96	6.1	6.0	98%	5.0	82%	1.0	0.84	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Living Room	11.1	10.7	0.4	0.97													
		W3		27.0	27.0	0.0	1.00													
		W4		25.5	25.5	0.0	1.00	19.5	12.7	65%	11.8	60%	1.0	0.92	49	13	49	13	1.00	1.00
First	R1	W1	Bedroom	33.9	31.5	2.4	0.93	6.1	6.0	98%	6.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	25.5	24.3	1.3	0.95	4.4	4.3	97%	4.3	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
36 York Street																				
Ground	R1	W1	Storage	21.1	19.9	1.2	0.94	3.0	2.9	97%	2.9	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Bathroom	34.8	33.2	1.6	0.95	3.3	3.1	92%	3.1	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	23.4	23.1	0.3	0.99	5.8	5.7	97%	5.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	29.4	29.5	-0.1	1.00	0.7	0.5	67%	0.5	67%	0.0	1.00	66	17	66	17	1.00	1.00
First	R3	W2	Bedroom	29.4	29.5	-0.1	1.00													
		W3		37.1	34.5	2.6	0.93	6.5	6.4	98%	6.2	95%	0.2	0.97	69	18	69	18	1.00	1.00
38 York Street																				
Ground	R1	W1	Residential	34.2	31.5	2.7	0.92	2.3	2.2	93%	2.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	9.6	9.0	0.5	0.95	5.6	0.8	14%	0.8	14%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W3	Living Room	14.8	13.1	1.7	0.89													
		W4		26.2	26.2	0.0	1.00													
		W5		27.9	27.9	0.0	1.00													
		W6		26.9	26.9	0.0	1.00	21.5	18.3	85%	17.7	82%	0.7	0.96	48	14	47	14	0.98	1.00
First	R1	W1	Bathroom	30.3	27.6	2.8	0.91	5.2	5.1	98%	5.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	30.7	28.6	2.1	0.93	8.0	7.7	96%	7.7	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
40 York Street																				
Ground	R1	W1	LKD	3.3	3.3	-0.1	1.02													
		W2		34.4	31.7	2.7	0.92													
		W3		47.2	47.1	0.1	1.00													
		W4		56.9	56.7	0.1	1.00													
		W5		26.2	26.2	0.0	1.00	38.2	35.2	92%	33.3	87%	1.9	0.95	83	22	82	22	0.99	1.00
First	R1	W1	Bathroom	23.7	23.0	0.6	0.97	3.5	2.4	70%	2.4	70%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	36.7	33.4	3.3	0.91													
		W3		88.7	88.5	0.2	1.00													
		W4		90.4	89.3	1.2	0.99	13.6	13.6	100%	13.6	100%	0.0	1.00	89	23	88	23	0.99	1.00
Second	R1	W1	Bedroom	38.7	35.5	3.2	0.92	13.5	11.8	87%	10.4	77%	1.4	0.88	N/F	N/F	N/F	N/F	N/F	N/F
42 York Street																				
Ground	R1	W2	Bathroom	3.7	3.5	0.2	0.95													
		W3		15.0	15.0	-0.1	1.01	4.6	0.6	12%	0.6	12%	0.0	1.00	34	4	32	4	0.94	1.00
Ground	R2	W1	LKD	10.9	10.0	0.8	0.92													
		W4		16.0	15.1	0.9	0.95													
		W5		26.8	26.8	0.0	1.00													
		W6		26.5	26.5	0.0	1.00													
		W7		26.6	26.6	0.0	1.00	24.3	20.5	84%	20.4	84%	0.1	0.99	51	15	50	15	0.98	1.00
First	R1	W1	Bedroom	28.2	25.1	3.1	0.89	8.1	6.7	83%	5.8	71%	0.9	0.86	N/F	N/F	N/F	N/F	N/F	N/F
44 York Street																				
Ground	R1	W1	Bathroom	34.4	31.0	3.5	0.90													
		W2		26.0	24.8	1.1	0.96	2.9	2.4	85%	2.4	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Kitchen	20.4	19.2	1.2	0.94													
		W4		11.0	10.1	0.9	0.92													
		W5		8.4	8.1	0.3	0.97	5.4	5.2	96%	5.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W6	Living Room	17.0	15.2	1.9	0.89													
		W7		26.2	26.2	0.0	1.00	18.8	16.7	89%	15.8	84%	0.8	0.95	47	14	46	14	0.98	1.00
First	R1	W1	Stairwell	35.0	31.7	3.3	0.90	3.2	0.0	0%	0.0	0%	0.0	0.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	35.1	32.2	2.9	0.92	7.6	7.2	95%	6.5	86%	0.7	0.90	N/F	N/F	N/F	N/F	N/F	N/F
46 York Street																				
Ground	R1	W1	Residential	31.7	29.6	2.1	0.94	7.2	7.0	97%	7.0	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R2	W5	Residential	22.6	22.6	0.0	1.00													
		W6		20.7	20.7	0.0	1.00													
		W7		90.0	88.9	1.1	0.99													
		W8		90.3	88.3	2.0	0.98	17.4	17.4	100%	17.4	100%	0.0	1.00	92	26	87	26	0.95	1.00
First	R1	W1	Residential	37.2	33.2	4.0	0.89													
		W2		86.3	85.9	0.5	0.99	7.2	7.2	100%	7.2	100%	0.0	1.00	83	23	82	23	0.99	1.00
First	R2	W3	Stairwell	86.9	84.2	2.7	0.97	3.0	3.0	100%	3.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	85.8	83.3	2.5	0.97	7.7	7.3	95%	7.3	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
48 York Street																				
Ground	R1	W1	LKD	31.3	28.4	2.9	0.91													
		W2		26.4	26.4	0.0	1.00													
		W3		27.8	27.8	0.0	1.00													
		W4		27.4	27.4	0.0	1.00	28.6	25.1	88%	16.6	58%	8.4	0.66	80	20	77	20	0.96	1.00
First	R1	W1	Bathroom	36.1	32.2	3.9	0.89	3.4	2.9	85%	2.9	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	36.4	32.4	4.0	0.89	5.8	5.7	98%	5.4	94%	0.2	0.96	N/F	N/F	N/F	N/F	N/F	N/F
50 York Street																				
Ground	R1	W1	Dining Room	21.3	18.9	2.5	0.88													
		W2		18.1	16.1	2.0	0.89	10.5	9.5	91%	9.5	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Kitchen	21.9	21.3	0.6	0.97	5.3	4.1	78%	4.1	77%	0.0	0.99	49	10	45	9	0.92	0.90
First	R2	W1	Bedroom	24.3	22.2	2.1	0.91	10.5	8.8	84%	8.8	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W2	Bathroom	35.8	31.3	4.6	0.87	5.3	5.2	98%	3.7	70%	1.5	0.71	N/F	N/F	N/F	N/F	N/F	N/F
52 York Street																				
Ground	R1	W1	Kitchen	22.0	18.8	3.2	0.85													
		W2		6.7	6.1	0.6	0.91	5.3	4.9	93%	3.2	60%	1.7	0.65	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Dining Room	11.1	9.4	1.7	0.85	11.1	5.3	48%	4.5	41%	0.8	0.85	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bathroom	35.3	30.6	4.7	0.87	5.3	5.3	99%	3.9	73%	1.4	0.74	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	22.9	21.1	1.8	0.92	11.1	9.6	87%	9.6	87%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
54 York Street																				
Ground	R1	W1	Residential	35.1	30.5	4.7	0.87	14.0	13.6	97%	11.3	81%	2.3	0.83	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	31.9	5.0	0.87													
		W2		36.9	31.9	5.0	0.86	14.0	14.0	100%	13.9	99%	0.1	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Residential	86.7	83.7	3.0	0.97	6.8	6.8	100%	6.8	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
56 York Street																				
Ground	R1	W1	Residential	12.4	10.7	1.7	0.86	13.9	6.3	45%	6.2	45%	0.0	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	34.9	30.5	4.4	0.87	6.9	6.9	100%	5.6	81%	1.3	0.81	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	25.1	23.2	1.9	0.93	6.9	6.7	97%	6.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.9	31.9	5.1	0.86	6.9	6.9	100%	6.1	88%	0.8	0.88	N/F	N/F	N/F	N/F	N/F	N/F
58 York Street																				
Ground	R1	W1	Residential	30.7	27.6	3.1	0.90													
		W2		33.8	29.7	4.1	0.88	6.8	6.7	97%	6.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Residential	36.2	31.6	4.6	0.87	7.7	7.1	93%	7.1	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.1	31.9	4.2	0.88	9.4	9.0	96%	9.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.4	32.7	4.7	0.87	9.1	8.7	96%	8.7	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
62 York Street																				
Ground	R1	W1	Residential	18.4	16.8	1.6	0.91	12.5	10.7	85%	10.6	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	36.0	31.2	4.8	0.87	6.2	6.2	99%	5.9	95%	0.3	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	28.0	25.2	2.8	0.90	6.6	6.5	99%	6.5	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.0	31.9	5.1	0.86	4.2	4.1	98%	4.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
64 York Street																				
Ground	R1	W1	Living Room	10.3	9.3	1.0	0.91													
		W5		27.1	27.1	0.0	1.00													
		W6		25.7	25.7	0.0	1.00	20.9	16.4	78%	15.9	76%	0.5	0.97	51	14	48	14	0.94	1.00
Ground	R2	W2	Kitchen	6.9	6.5	0.4	0.94													
		W3		14.7	13.7	0.9	0.94													
		W4		35.2	30.7	4.6	0.87	6.7	6.7	100%	6.7	100%	0.0	1.00	41	9	37	7	0.90	0.78
First	R1	W1	Bedroom	21.8	20.3	1.5	0.93	5.0	5.0	100%	5.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	35.9	30.5	5.4	0.85	6.0	6.0	99%	6.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
66 York Street																				
Ground	R1	W1	Kitchen	35.9	30.9	5.0	0.86													

				Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
Address	Room	Window	Room use	Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W2		36.8	31.4	5.3	0.85													
		W3		45.2	44.3	0.8	0.98	12.9	12.5	97%	12.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	35.8	30.4	5.4	0.85	6.7	6.5	96%	6.5	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	25.7	23.5	2.2	0.92	4.7	4.7	99%	4.7	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
68 York Street																				
Ground	R1	W1	Residential	35.9	30.5	5.4	0.85													
		W2		34.6	29.6	4.9	0.86	12.0	11.9	99%	11.9	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	32.0	5.5	0.85													
		W2		37.4	31.8	5.6	0.85	12.0	11.9	99%	11.9	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Residential	86.9	83.6	3.3	0.96	5.2	5.2	100%	5.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
70 York Street																				
Ground	R1	W1	Residential	34.9	29.7	5.2	0.85	7.0	6.9	98%	6.6	94%	0.3	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	11.3	10.3	1.0	0.91	10.6	7.1	67%	7.1	67%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	31.9	5.6	0.85	7.0	7.0	100%	6.8	96%	0.2	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	25.1	22.3	2.9	0.89	5.3	5.3	99%	5.3	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
72 York Street																				
Ground	R1	W1	Residential	36.2	30.2	6.0	0.83	10.1	9.4	94%	8.4	84%	1.0	0.89	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	56.6	55.5	1.0	0.98													
		W3		36.4	35.8	0.6	0.98	9.1	6.5	72%	6.5	72%	0.0	1.00	71	12	71	12	1.00	1.00
First	R1	W1	Residential	20.4	17.9	2.4	0.88	5.3	5.2	98%	4.7	89%	0.5	0.91	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.3	31.8	5.5	0.85	4.0	3.9	98%	3.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
74 York Street																				
Ground	R1	W1	Residential	31.8	26.4	5.4	0.83													
		W2		79.6	77.0	2.6	0.97													
		W3		38.9	38.0	0.9	0.98	13.8	13.8	100%	13.8	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	31.9	5.6	0.85	3.8	3.5	92%	1.5	40%	2.0	0.43	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	25.9	22.7	3.2	0.88	7.2	6.8	94%	5.7	79%	1.1	0.84	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	40.0	37.4	2.7	0.93	1.6	1.2	75%	1.2	75%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Residential	36.3	31.7	4.6	0.87	4.6	4.3	93%	4.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
76 York Street																				
Ground	R1	W1	Dining Room	18.4	16.1	2.3	0.87	9.2	7.6	83%	7.3	80%	0.3	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	29.0	25.6	3.3	0.88	7.1	7.1	100%	4.9	69%	2.2	0.69	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	34.5	30.0	4.5	0.87	6.7	6.3	95%	6.3	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	37.8	32.4	5.5	0.86	3.5	3.4	99%	3.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
78 York Street																				
Ground	R1	W1	Residential	28.1	24.0	4.1	0.85													
		W2		35.0	34.2	0.8	0.98	8.8	8.3	94%	8.3	94%	0.0	1.00	35	5	32	5	0.91	1.00
First	R1	W1	Residential	32.3	28.0	4.4	0.87	7.3	7.2	97%	6.9	93%	0.3	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.5	31.6	4.9	0.87	7.2	7.2	99%	6.4	88%	0.8	0.89	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	38.5	34.0	4.5	0.88	11.1	6.4	58%	6.4	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
80 York Street																				
Ground	R1	W1	Residential	24.1	23.4	0.7	0.97	3.1	2.9	93%	2.9	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	19.4	17.6	1.8	0.91													
		W3		20.9	19.1	1.8	0.91													
		W4		80.3	79.4	0.9	0.99													
		W5		62.0	61.1	0.8	0.99	10.9	9.8	90%	9.8	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	32.0	4.9	0.87	9.9	9.5	96%	9.2	93%	0.3	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Stairwell	85.5	82.3	3.3	0.96	1.2	1.2	100%	1.2	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	85.6	82.5	3.1	0.96													
		W2		85.7	82.7	3.0	0.96	7.5	7.5	100%	7.5	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
80A York Street																				
Ground	R1	W1	Residential	13.6	12.2	1.3	0.90	8.4	5.3	63%	5.1	61%	0.2	0.97	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	14.4	14.2	0.2	0.98													
		W3		17.5	17.3	0.2	0.99	8.7	7.3	83%	7.3	83%	0.0	1.00	41	2	37	2	0.90	1.00
First	R1	W1	Residential	27.8	24.1	3.7	0.87	8.9	8.5	95%	7.9	89%	0.6	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	30.5	28.9	1.6	0.95	8.7	6.9	79%	6.9	79%	0.0	1.00	68	18	63	16	0.93	0.89
80B York Street																				
Ground	R1	W1	Bathroom	30.9	30.2	0.7	0.98													

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W2		19.2	18.9	0.2	0.99	3.2	2.8	89%	2.8	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W7	Bathroom	2.5	2.5	0.0	0.98	5.4	0.0	0%	0.0	0%	0.0	0.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W3	Hallway	18.7	17.2	1.5	0.92													
		W4		24.6	22.0	2.7	0.89													
		W5		23.4	21.2	2.2	0.91													
		W6		32.0	31.3	0.7	0.98	2.6	2.6	100%	2.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W8	Living Room	3.6	3.5	0.2	0.95													
		W9		25.3	25.3	0.0	1.00													
		W10		27.0	27.0	0.0	1.00													
		W11		26.1	26.1	0.0	1.00	23.2	11.0	48%	11.0	48%	0.0	1.00	47	14	47	14	1.00	1.00
First	R1	W1	Bedroom	24.1	23.9	0.3	0.99	9.1	7.0	77%	7.0	77%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bedroom	18.6	17.3	1.3	0.93	7.1	6.5	92%	6.3	88%	0.3	0.96	N/F	N/F	N/F	N/F	N/F	N/F
82 York Street																				
Ground	R1	W1	Residential	32.2	28.9	3.3	0.90	4.3	4.3	99%	4.3	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	25.6	25.5	0.2	0.99	4.3	3.5	81%	3.5	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
84 York Street																				
Ground	R1	W1	Dining Room	16.3	14.7	1.7	0.90													
		W5		26.4	26.4	0.0	1.00													
		W6		27.4	27.4	0.0	1.00													
		W7		25.7	25.7	0.0	1.00	22.3	19.8	89%	19.2	86%	0.7	0.97	72	14	68	14	0.94	1.00
Ground	R2	W2	Kitchen	20.3	19.4	1.0	0.95													
		W3		21.8	21.4	0.4	0.98	10.9	10.7	99%	10.7	98%	0.0	1.00	57	8	53	7	0.93	0.88
Ground	R3	W4	Bathroom	29.3	26.8	2.6	0.91	1.8	1.7	97%	1.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Bedroom	24.3	21.3	3.0	0.88													
		W2		85.9	83.6	2.3	0.97	7.9	7.9	100%	7.9	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Circulation	29.6	28.1	1.5	0.95	4.8	3.1	64%	2.8	58%	0.2	0.92	67	18	63	16	0.94	0.89
First	R3	W4	Bedroom	36.9	33.3	3.7	0.90	5.6	5.6	99%	5.5	97%	0.1	0.98	N/F	N/F	N/F	N/F	N/F	N/F
86 York Street																				
Ground	R1	W1	Residential	28.0	26.5	1.5	0.95													
		W2		29.6	27.8	1.7	0.94													
		W3		29.3	27.1	2.2	0.93	16.9	16.6	98%	16.4	97%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	34.0	32.2	1.8	0.95	8.2	8.1	98%	7.0	85%	1.1	0.87	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.0	33.7	2.4	0.93	8.2	8.1	98%	7.2	87%	0.9	0.89	N/F	N/F	N/F	N/F	N/F	N/F
88 York Street																				
Ground	R1	W1	Residential	28.5	27.8	0.6	0.98													
		W2		34.2	32.2	1.9	0.94													
		W3		33.3	31.4	2.0	0.94	17.1	16.7	98%	16.7	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.7	34.2	2.5	0.93	8.4	8.2	98%	7.6	91%	0.6	0.93	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.9	34.4	2.4	0.93	8.4	8.2	98%	7.5	90%	0.7	0.91	N/F	N/F	N/F	N/F	N/F	N/F
90 York Street																				
Ground	R1	W1	Residential	32.9	31.8	1.0	0.97													
		W2		34.1	32.7	1.4	0.96													
		W3		30.5	29.1	1.4	0.95	17.2	16.9	98%	16.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	34.6	2.4	0.94	8.4	8.2	98%	7.9	94%	0.4	0.95	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.9	34.6	2.3	0.94	8.4	8.2	98%	7.8	93%	0.5	0.94	N/F	N/F	N/F	N/F	N/F	N/F
90A York Street																				
Ground	R1	W1	Residential	29.2	29.2	0.0	1.00													
		W2		34.4	33.1	1.3	0.96													
		W3		34.2	32.8	1.4	0.96	16.2	15.9	98%	15.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	36.9	34.7	2.2	0.94	8.2	8.1	98%	8.0	98%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.8	34.6	2.2	0.94	7.6	7.5	99%	7.5	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
92 York Street																				
Ground	R1	W1	Assumed	17.2	16.8	0.4	0.98	6.7	5.4	81%	4.9	73%	0.5	0.91	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	18.8	18.7	0.1	0.99	7.1	4.0	57%	4.0	57%	0.0	1.00	45	2	45	2	1.00	1.00
First	R1	W1	Residential	24.9	22.8	2.1	0.92	6.7	6.2	92%	6.2	92%	0.0	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	31.3	29.8	1.4	0.95	6.2	5.2	83%	5.2	83%	0.0	1.00	70	19	68	17	0.97	0.89
92A York Street																				
Ground	R1	W1	Bathroom	21.9	20.8	1.1	0.95	3.3	3.2	96%	3.2	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Kitchen	29.9	28.9	1.0	0.97													
		W3		52.8	52.7	0.0	1.00													
		W4		42.6	42.6	0.0	1.00	7.5	7.4	99%	7.4	99%	0.0	1.00	54	7	51	6	0.94	0.86
First	R1	W1	Bedroom	33.1	33.1	0.0	1.00	6.1	5.4	89%	5.4	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R2	W2	Study	23.1	22.9	0.2	0.99	7.4	5.3	71%	5.3	71%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
213-221 St Matthew's Gardens																				
Ground	R1	W1	Residential	32.8	32.5	0.3	0.99	13.7	13.1	96%	12.8	93%	0.3	0.97	78	24	76	23	0.97	0.96
Ground	R2	W2	Residential	32.2	32.1	0.1	1.00													
		W3		31.7	31.8	-0.1	1.00													
		W4		31.8	31.8	0.0	1.00	16.7	16.4	98%	16.4	98%	0.0	1.00	78	24	77	24	0.99	1.00
First	R1	W1	Residential	36.0	34.1	1.9	0.95	13.7	13.1	96%	13.1	96%	0.0	1.00	84	28	81	26	0.96	0.93
First	R2	W2	Residential	35.5	33.7	1.9	0.95													
		W3		35.1	33.2	1.8	0.95													
		W4		34.1	32.2	2.0	0.94	16.7	16.4	98%	16.4	98%	0.0	1.00	81	28	78	26	0.96	0.93
Second	R1	W1	Residential	34.7	32.0	2.7	0.92	13.7	13.1	96%	13.1	96%	0.0	1.00	77	29	74	26	0.96	0.90
Second	R2	W2	Residential	35.1	32.3	2.9	0.92													
		W3		35.8	32.9	2.9	0.92													
		W4		35.2	32.2	3.0	0.91	16.7	15.7	94%	15.7	94%	0.0	1.00	81	29	78	26	0.96	0.90
211 St Matthew's Gardens																				
Ground	R1	W1	Residential	31.7	31.6	0.1	1.00	10.0	9.8	97%	9.3	93%	0.5	0.95	78	24	76	23	0.97	0.96
Ground	R2	W2	Residential	30.9	30.9	0.0	1.00	10.0	9.9	98%	8.9	89%	0.9	0.91	77	23	75	22	0.97	0.96
First	R1	W1	Residential	26.3	24.0	2.3	0.91	10.0	9.8	97%	9.7	97%	0.0	1.00	60	28	56	25	0.93	0.89
First	R2	W2	Residential	26.1	23.4	2.7	0.90	10.0	9.8	97%	9.6	96%	0.1	0.99	60	27	56	24	0.93	0.89
209 St Matthew's Gardens																				
Ground	R1	W1	Living Room	31.2	29.8	1.4	0.96													
		W2		28.6	29.0	-0.4	1.01													
		W3		31.7	30.1	1.6	0.95													
		W4		29.8	26.4	3.4	0.88	15.3	15.1	98%	15.1	98%	0.0	1.00	78	26	72	21	0.92	0.81
First	R1	W1	Bedroom	33.8	30.6	3.2	0.91													
		W2		34.9	31.2	3.6	0.90	11.6	10.6	91%	10.6	91%	0.0	1.00	80	27	77	24	0.96	0.89
207 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	17.6	15.8	1.7	0.90													
		W2		16.7	16.3	0.5	0.97													
		W3		23.7	23.1	0.6	0.97													
		W4		16.9	16.8	0.1	1.00	14.3	12.5	87%	12.0	84%	0.4	0.97	60	11	57	9	0.95	0.82
Ground	R1	W1	Living Room	31.5	29.2	2.3	0.93													
		W2		29.6	29.1	0.4	0.98													
		W3		31.8	29.1	2.7	0.91													
		W4		29.3	24.9	4.4	0.85	13.8	13.7	99%	13.7	99%	0.0	1.00	78	24	72	19	0.92	0.79
First	R1	W1	Bedroom	34.6	30.5	4.1	0.88													
		W2		34.8	30.3	4.5	0.87	10.5	9.7	93%	9.7	93%	0.0	1.00	80	27	75	22	0.94	0.81
205 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	24.7	22.9	1.9	0.92													
		W2		23.5	23.5	0.1	1.00													
		W3		25.6	24.9	0.6	0.98													
		W4		18.0	17.5	0.5	0.97	14.3	13.6	95%	12.5	87%	1.1	0.92	66	14	63	13	0.95	0.93
Ground	R1	W1	Living Room	31.5	28.1	3.4	0.89													
		W2		29.7	28.3	1.4	0.95													
		W3		31.8	28.0	3.8	0.88													
		W4		28.2	22.8	5.4	0.81	13.8	13.7	99%	13.7	99%	0.0	1.00	77	25	70	19	0.91	0.76
First	R1	W1	Bedroom	34.4	29.4	5.0	0.86													
		W2		34.7	29.3	5.4	0.84	10.5	9.8	93%	9.8	93%	0.0	1.00	80	29	73	22	0.91	0.76
203 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	23.1	21.4	1.7	0.93													
		W2		23.0	22.6	0.4	0.98													
		W3		21.6	21.3	0.3	0.99													
		W4		10.0	9.9	0.1	0.99	14.3	12.5	87%	11.9	84%	0.5	0.96	63	13	63	13	1.00	1.00
Ground	R1	W1	Living Room	31.3	26.7	4.6	0.85													
		W2		29.9	27.5	2.4	0.92													
		W3		31.0	26.1	5.0	0.84													
		W4		22.7	17.3	5.4	0.76	13.8	13.6	99%	13.3	97%	0.3	0.98	79	27	70	19	0.89	0.70
First	R1	W1	Bedroom	33.9	28.0	5.9	0.83													
		W2		33.2	27.1	6.2	0.81	10.5	9.8	93%	9.8	93%	0.0	1.00	79	29	69	20	0.87	0.69
177-201 Odd St Matthew's Gardens																				
Lower Grou	R1	W1	Living Room	19.3	17.4	1.9	0.90													
		W2		17.5	16.0	1.5	0.91	14.5	12.0	83%	9.0	62%	3.0	0.75	58	13	52	8	0.90	0.62
Lower Grou	R2	W3	Residential	22.2	20.9	1.3	0.94	13.3	11.8	89%	9.6	72%	2.2	0.81	59	10	54	8	0.92	0.80
Lower Grou	R3	W4	Living Room	13.9	11.4	2.5	0.82													
		W5		12.2	12.2	0.0	1.00	14.8	11.1	75%	7.1	48%	4.0	0.64	43	9	39	6	0.91	0.67
Ground	R1	W1	Bedroom	29.2	23.5	5.7	0.80	8.2	7.6	92%	5.8	71%	1.8	0.77	68	23	61	16	0.90	0.70
Ground	R2	W2	Bathroom	22.8	18.8	4.0	0.83	4.8	4.1	84%	3.8	78%	0.3	0.93	53	19	49	15	0.92	0.79
Ground	R3	W3	Residential	32.9	24.5	8.4	0.75	13.3	12.9	97%	11.6	88%	1.3	0.90	78	23	66	13	0.85	0.57

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R4	W4	Bathroom	22.4	15.7	6.8	0.70	4.8	4.0	83%	3.4	71%	0.6	0.86	44	10	34	2	0.77	0.20
Ground	R5	W5	Bedroom	27.3	21.1	6.2	0.77	8.2	7.5	92%	5.1	62%	2.4	0.68	62	18	50	8	0.81	0.44
First	R1	W1	Bedroom	32.5	25.5	7.0	0.79	8.2	7.5	92%	6.7	81%	0.9	0.88	74	29	64	19	0.86	0.66
First	R2	W2	Bathroom	25.6	20.3	5.3	0.79	4.8	4.1	84%	4.0	82%	0.1	0.98	59	25	52	18	0.88	0.72
First	R3	W3	Residential	36.8	26.6	10.1	0.72	13.3	12.9	97%	12.4	93%	0.6	0.96	83	27	70	16	0.84	0.59
First	R4	W4	Bathroom	26.0	16.9	9.0	0.65	4.8	4.0	83%	3.9	80%	0.1	0.97	49	15	38	5	0.78	0.33
First	R5	W5	Bedroom	33.3	23.0	10.3	0.69	8.2	7.5	92%	5.6	68%	1.9	0.75	67	23	56	13	0.84	0.57
Second	R1	W1	Bedroom	34.6	27.6	7.0	0.80	8.2	7.6	92%	7.2	87%	0.4	0.95	73	29	66	22	0.90	0.76
Second	R2	W2	Bathroom	26.9	21.6	5.3	0.80	4.8	4.1	84%	4.1	84%	0.0	1.00	57	25	53	21	0.93	0.84
Second	R3	W3	Residential	37.9	28.4	9.5	0.75	13.3	12.8	97%	12.8	97%	0.0	1.00	85	29	75	20	0.88	0.69
Second	R4	W4	Bathroom	26.5	18.2	8.3	0.69	4.8	4.0	83%	4.0	83%	0.0	1.00	49	15	39	6	0.80	0.40
Second	R5	W5	Bedroom	34.5	25.1	9.4	0.73	8.2	7.6	92%	6.3	76%	1.3	0.82	68	23	57	13	0.84	0.57
Third	R1	W1	Bedroom	30.2	24.4	5.8	0.81	8.2	7.6	93%	7.6	92%	0.0	1.00	65	29	59	23	0.91	0.79
Third	R2	W2	Bathroom	25.0	20.8	4.2	0.83	4.8	4.2	86%	4.2	86%	0.0	1.00	48	22	46	20	0.96	0.91
Third	R3	W3	Residential	31.5	23.3	8.2	0.74	13.3	12.6	95%	12.6	95%	0.0	1.00	68	29	59	21	0.87	0.72
Third	R4	W4	Bathroom	24.9	17.7	7.2	0.71	4.8	4.1	86%	4.1	86%	0.0	1.00	55	17	48	10	0.87	0.59
Third	R5	W5	Bedroom	30.1	22.0	8.1	0.73	8.2	7.6	93%	6.9	84%	0.7	0.91	65	24	57	17	0.88	0.71
175 St Matthew's Gardens																				
Lower Grou	R1	W1	Kitchen	13.2	9.6	3.6	0.73													
		W2		23.7	18.2	5.5	0.77													
		W3		20.7	16.3	4.4	0.79													
		W4		19.7	15.3	4.5	0.77													
		W5		26.5	26.5	0.0	1.00	26.8	25.5	95%	16.6	62%	8.9	0.65	63	17	52	6	0.83	0.35
Ground	R1	W1	Living Room	24.1	17.0	7.0	0.71													
		W2		34.1	23.4	10.7	0.69													
		W3		34.6	23.2	11.4	0.67													
		W4		35.3	24.1	11.2	0.68	14.5	14.2	98%	14.1	98%	0.1	0.99	77	26	61	11	0.79	0.42
First	R1	W1	Bedroom	35.6	25.1	10.4	0.71													
		W2		36.4	25.8	10.6	0.71	10.8	10.1	93%	10.1	93%	0.0	1.00	77	26	64	14	0.83	0.54
173 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	15.0	11.0	4.0	0.73													
		W2		26.1	19.7	6.4	0.75													
		W3		21.6	16.7	4.9	0.77													
		W4		21.2	16.0	5.2	0.75	14.7	14.3	97%	10.8	74%	3.5	0.76	64	20	53	9	0.83	0.45
Ground	R1	W1	Living Room	30.6	22.1	8.5	0.72													
		W2		36.1	24.3	11.8	0.67													
		W3		34.9	23.1	11.9	0.66													
		W4		36.3	24.4	11.8	0.67	14.4	14.2	99%	14.1	98%	0.1	0.99	81	28	65	13	0.80	0.46
First	R1	W1	Bedroom	37.3	26.5	10.9	0.71													
		W2		37.3	26.3	11.0	0.71	10.8	10.1	93%	10.1	93%	0.0	1.00	83	28	71	17	0.86	0.61
171 St Matthew's Gardens																				
Lower Grou	R1	W1	Dining Room	14.8	11.4	3.5	0.77													
		W2		24.4	18.9	5.5	0.77													
		W3		18.5	14.2	4.3	0.77													
		W4		20.2	14.9	5.3	0.74	14.2	13.8	97%	10.4	73%	3.4	0.75	63	22	49	9	0.78	0.41
Ground	R1	W1	Living Room	32.5	23.4	9.1	0.72													
		W2		36.7	24.4	12.2	0.67													
		W3		34.6	22.7	11.9	0.66													
		W4		36.4	24.3	12.1	0.67	13.7	13.6	99%	13.3	97%	0.3	0.98	82	28	68	15	0.83	0.54
First	R1	W1	Bedroom	37.7	26.5	11.2	0.70													
		W2		37.6	26.4	11.3	0.70	10.4	9.7	94%	9.7	94%	0.0	1.00	84	28	72	17	0.86	0.61
169 St Matthew's Gardens																				
Ground	R1	W1	Living Room	32.6	23.2	9.4	0.71													
		W2		36.4	23.9	12.5	0.66													
		W3		30.1	18.9	11.2	0.63													
		W4		32.6	21.2	11.4	0.65	14.1	13.9	98%	12.6	89%	1.3	0.91	81	28	64	12	0.79	0.43
First	R1	W1	Bedroom	37.6	26.4	11.2	0.70													
		W2		35.4	25.2	10.2	0.71	10.8	10.0	93%	9.8	91%	0.2	0.98	80	28	68	17	0.85	0.61
163-167 St Matthew's Gardens																				
Ground	R1	W1	Residential	36.8	23.9	12.9	0.65	10.0	9.7	97%	6.4	65%	3.2	0.67	81	26	63	10	0.78	0.38
Ground	R2	W2	Residential	36.8	24.1	12.6	0.66	9.8	9.4	96%	4.7	47%	4.7	0.50	83	27	65	11	0.78	0.41
Ground	R3	W3	Residential	36.2	24.4	11.8	0.67	12.2	11.9	98%	8.9	73%	3.1	0.74	82	27	66	14	0.80	0.52
Ground	R4	W4	Residential	34.5	24.2	10.2	0.70	12.1	11.8	98%	8.8	73%	3.0	0.75	81	26	67	15	0.83	0.58
Ground	R5	W5	Residential	32.0	25.6	6.5	0.80													
		W6		29.9	24.6	5.2	0.82													
		W7		30.9	25.0	5.9	0.81	16.4	16.3	100%	15.4	94%	0.9	0.95	63	21	47	9	0.75	0.43

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R1	W1	Residential	30.2	18.3	12.0	0.60	10.0	9.6	97%	7.4	74%	2.3	0.76	67	28	50	12	0.75	0.43
First	R2	W2	Residential	31.1	19.4	11.7	0.62	9.8	9.6	98%	7.1	72%	2.5	0.73	69	28	53	13	0.77	0.46
First	R3	W3	Residential	30.2	18.7	11.6	0.62	12.2	11.7	97%	9.2	76%	2.5	0.78	67	28	51	13	0.76	0.46
First	R4	W4	Residential	30.3	18.7	11.6	0.62	12.1	11.6	97%	9.2	76%	2.4	0.79	67	28	51	14	0.76	0.50
First	R5	W5	Residential	34.5	24.2	10.3	0.70													
		W6		35.5	25.2	10.2	0.71													
		W7		34.4	24.4	10.0	0.71	16.4	16.3	100%	15.5	95%	0.8	0.95	56	21	44	10	0.79	0.48
157-161 St Matthew's Gardens																				
Ground	R1	W1	Residential	32.0	27.1	4.9	0.85													
		W2		32.0	27.5	4.5	0.86													
		W3		35.4	27.9	7.6	0.79	16.3	16.2	100%	15.8	97%	0.5	0.97	63	20	50	10	0.79	0.50
Ground	R2	W4	Residential	37.1	32.1	5.0	0.86	12.1	11.8	98%	11.7	97%	0.2	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W5	Residential	36.2	31.5	4.6	0.87	12.2	11.9	98%	11.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Residential	33.4	30.0	3.4	0.90	9.8	9.4	96%	9.4	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Residential	31.2	28.3	2.9	0.91	10.0	9.7	98%	9.7	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.6	28.3	9.3	0.75													
		W2		37.7	28.4	9.3	0.75													
		W3		37.5	28.4	9.2	0.76	16.3	16.2	100%	15.9	98%	0.3	0.98	61	21	50	12	0.82	0.57
First	R2	W4	Residential	36.4	31.8	4.6	0.87	12.1	11.7	97%	11.7	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W5	Residential	36.4	32.1	4.3	0.88	12.2	11.8	97%	11.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W6	Residential	36.6	32.5	4.1	0.89	9.8	9.6	98%	9.6	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W7	Residential	36.4	32.5	3.8	0.89	10.0	9.8	98%	9.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
155 St Matthew's Gardens																				
Ground	R1	W1	Residential	33.8	33.0	0.8	0.98	17.7	16.0	90%	16.0	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.1	34.4	2.7	0.93													
		W2		37.3	34.4	2.9	0.92	17.7	17.2	97%	17.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	32.1	28.9	3.2	0.90													
		W2		32.0	29.0	3.0	0.91	17.7	17.2	97%	17.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
153 St Matthew's Gardens																				
Ground	R1	W1	Residential	34.7	32.6	2.1	0.94													
		W2		29.2	26.3	2.9	0.90													
		W3		36.0	33.8	2.2	0.94													
		W4		31.0	30.5	0.5	0.99	15.3	15.2	100%	15.2	100%	0.0	1.00	37	7	34	4	0.92	0.57
First	R1	W1	Residential	36.4	33.4	3.0	0.92													
		W2		36.3	33.4	2.9	0.92	11.5	11.0	96%	11.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
28 Silverwood Close																				
Ground	R1	W1	Residential	34.3	31.4	2.9	0.91													
		W2		23.2	20.4	2.8	0.88	11.5	11.4	99%	11.4	99%	0.0	1.00	78	24	75	21	0.96	0.88
Ground	R2	W3	Residential	22.9	21.8	1.1	0.95	8.7	8.7	99%	8.7	99%	0.0	1.00	50	19	48	17	0.96	0.89
First	R1	W1	Residential	35.8	32.9	2.8	0.92	8.7	8.7	100%	8.7	100%	0.0	1.00	75	26	72	23	0.96	0.88
First	R2	W2	Residential	35.9	32.9	3.0	0.92	8.7	8.7	99%	8.7	99%	0.0	1.00	76	26	73	23	0.96	0.88
29 Silverwood Close																				
Ground	R1	W1	Residential	28.3	27.8	0.5	0.98	6.1	5.9	98%	5.9	98%	0.0	1.00	57	15	57	15	1.00	1.00
Ground	R2	W2	Residential	35.2	31.8	3.4	0.90													
		W3		35.2	31.8	3.4	0.90	9.3	9.2	99%	9.2	99%	0.0	1.00	78	26	75	23	0.96	0.88
First	R1	W1	Residential	36.0	32.9	3.1	0.91	6.1	5.8	95%	5.8	95%	0.0	1.00	76	26	73	23	0.96	0.88
First	R2	W2	Residential	36.2	32.9	3.4	0.91	13.1	12.8	98%	12.8	98%	0.0	1.00	76	26	73	23	0.96	0.88
30 Silverwood Close																				
Ground	R1	W1	Residential	35.9	32.1	3.8	0.89													
		W2		35.0	31.8	3.2	0.91													
		W3		35.9	32.1	3.9	0.89													
		W4		26.8	22.7	4.2	0.84													
		W5		20.6	16.7	3.9	0.81	11.8	11.7	100%	11.7	100%	0.0	1.00	86	27	80	22	0.93	0.81
Ground	R2	W6	Residential	24.5	22.7	1.9	0.92	5.9	5.8	98%	5.8	98%	0.0	1.00	53	20	51	18	0.96	0.90
First	R1	W1	Residential	36.4	32.8	3.6	0.90	11.2	11.0	98%	11.0	98%	0.0	1.00	76	26	73	23	0.96	0.88
First	R2	W2	Residential	36.6	32.7	3.9	0.89	7.0	6.5	93%	6.5	93%	0.0	1.00	76	26	73	23	0.96	0.88
31 Silverwood Close																				
Ground	R1	W1	Residential	30.8	27.6	3.2	0.90	7.2	7.0	97%	7.0	97%	0.0	1.00	66	25	62	21	0.94	0.84
Ground	R2	W3	Residential	27.7	27.1	0.6	0.98	11.1	11.0	99%	11.0	99%	0.0	1.00	56	13	55	12	0.98	0.92
Ground	R3	W2	Residential	29.2	28.0	1.2	0.96	3.2	3.1	98%	3.1	98%	0.0	1.00	64	19	63	18	0.98	0.95

				Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
Address	Room	Window	Room use	Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R1	W1	Residential	36.6	32.7	4.0	0.89	5.5	5.3	96%	5.3	96%	0.0	1.00	76	26	72	22	0.95	0.85
First	R2	W2	Residential	36.8	32.5	4.3	0.88	12.8	12.6	98%	12.1	94%	0.5	0.96	76	26	72	22	0.95	0.85
Second	R1	W1	Residential	85.7	83.0	2.7	0.97	4.0	2.4	61%	2.4	61%	0.0	1.00	94	29	92	27	0.98	0.93
Second	R2	W2	Residential	84.0	82.3	1.7	0.98	9.3	6.5	70%	6.5	70%	0.0	1.00	86	27	85	26	0.99	0.96
32 Silverwood Close																				
Ground	R1	W1	Residential	30.5	28.6	1.8	0.94	12.2	12.0	98%	12.0	98%	0.0	1.00	57	15	56	14	0.98	0.93
Ground	R2	W2	Hallway	30.5	28.7	1.8	0.94													
		W3		30.3	28.8	1.5	0.95													
		W4		29.2	28.2	1.1	0.96	1.6	1.6	100%	1.6	100%	0.0	1.00	70	20	68	18	0.97	0.90
Ground	R3	W5	Residential	29.5	28.0	1.5	0.95	5.6	5.6	100%	5.6	100%	0.0	1.00	61	19	57	15	0.93	0.79
Ground	R4	W6	Residential	30.3	26.8	3.5	0.89	7.5	5.9	78%	3.4	46%	2.4	0.59	59	19	51	12	0.86	0.63
First	R1	W1	Residential	36.9	32.4	4.5	0.88	12.2	12.0	98%	12.0	98%	0.0	1.00	76	26	71	21	0.93	0.81
First	R2	W2	Residential	37.0	32.2	4.9	0.87	5.6	5.3	96%	5.3	95%	0.0	1.00	76	26	69	19	0.91	0.73
Second	R1	W1	Residential	38.6	34.4	4.2	0.89	12.2	11.9	98%	11.9	98%	0.0	1.00	82	28	79	25	0.96	0.89
Second	R2	W2	Residential	38.7	34.3	4.4	0.89	4.4	4.1	94%	4.1	94%	0.0	1.00	82	28	78	24	0.95	0.86
33 Silverwood Close																				
Ground	R1	W1	Kitchen	27.7	25.9	1.8	0.93	6.2	6.1	99%	6.1	99%	0.0	1.00	55	13	54	12	0.98	0.92
Ground	R2	W10	Kitchen	3.7	0.6	3.1	0.16	11.5	11.1	96%	7.9	68%	3.2	0.71	8	5	3	0	0.38	0.00
Ground	R3	W2	Living Room	16.1	16.0	0.0	1.00													
		W3		16.9	16.8	0.1	1.00													
		W4		20.0	19.9	0.0	1.00													
		W5		35.3	30.0	5.3	0.85													
		W6		36.7	31.1	5.6	0.85													
		W7		34.5	26.6	8.0	0.77													
		W8		33.1	25.9	7.2	0.78													
		W9		29.4	22.6	6.8	0.77	11.0	11.0	100%	11.0	100%	0.0	1.00	95	27	84	17	0.88	0.63
First	R1	W1	Residential	37.1	32.1	5.0	0.87	5.9	5.7	96%	5.7	96%	0.0	1.00	76	26	69	19	0.91	0.73
First	R2	W2	Residential	37.3	31.8	5.4	0.85	12.1	11.9	98%	11.3	94%	0.6	0.95	77	26	68	17	0.88	0.65
34 Silverwood Close																				
Ground	R1	W1	Residential	33.1	31.2	2.0	0.94													
		W2		33.9	23.3	10.5	0.69													
		W3		32.7	23.1	9.6	0.71													
		W4		36.0	24.2	11.8	0.67													
		W5		23.0	19.5	3.5	0.85													
		W6		84.5	77.9	6.6	0.92													
		W7		80.0	73.3	6.7	0.92	6.9	6.9	100%	6.9	100%	0.0	1.00	95	29	79	16	0.83	0.55
Ground	R2	W8	Residential	31.4	21.7	9.7	0.69	8.2	8.2	99%	4.7	58%	3.4	0.58	62	17	48	5	0.77	0.29
First	R1	W1	Residential	37.9	26.3	11.6	0.69	8.9	8.9	99%	5.4	60%	3.5	0.61	83	28	70	16	0.84	0.57
First	R2	W2	Residential	37.8	26.1	11.8	0.69	8.2	8.2	99%	4.6	56%	3.6	0.56	83	28	69	15	0.83	0.54
35 Silverwood Close																				
Ground	R1	W1	Residential	32.4	22.0	10.5	0.68	6.3	6.2	98%	3.8	60%	2.4	0.61	68	23	53	10	0.78	0.43
Ground	R2	W2	Residential	26.5	23.6	2.9	0.89													
		W3		36.0	23.5	12.5	0.65													
		W4		31.3	21.7	9.6	0.69													
		W5		29.8	19.0	10.8	0.64													
		W6		8.2	7.6	0.6	0.93	8.6	8.6	100%	8.6	100%	0.0	1.00	85	28	66	12	0.78	0.43
First	R1	W1	Residential	37.8	26.1	11.7	0.69	4.5	4.2	93%	3.2	71%	1.0	0.76	82	28	67	14	0.82	0.50
First	R2	W2	Residential	37.8	25.9	11.9	0.69	11.7	11.5	98%	7.5	64%	4.0	0.65	83	28	69	15	0.83	0.54
36 Silverwood Close																				
Ground	R1	W1	Residential	37.6	23.3	14.3	0.62													
		W2		37.8	23.3	14.5	0.62	13.7	13.6	99%	8.4	61%	5.1	0.62	83	28	62	12	0.75	0.43
Ground	R2	W3	Residential	26.1	18.4	7.7	0.71	18.7	14.6	78%	9.1	48%	5.6	0.62	50	10	39	1	0.78	0.10
First	R1	W1	Residential	37.8	25.9	11.9	0.68	11.3	11.1	98%	7.0	61%	4.2	0.63	83	28	68	14	0.82	0.50
First	R2	W2	Residential	37.8	25.9	11.9	0.68	4.4	4.0	91%	2.4	55%	1.6	0.60	83	28	69	14	0.83	0.50
37 Silverwood Close																				
Ground	R1	W1	Kitchen	33.1	23.1	10.0	0.70													
		W2		33.4	22.6	10.8	0.68	18.1	17.8	98%	12.9	71%	4.8	0.73	80	26	64	11	0.80	0.42
First	R1	W1	Bathroom	37.8	25.9	11.9	0.68	4.4	4.0	92%	2.6	59%	1.4	0.65	83	28	69	14	0.83	0.50
First	R2	W2	Bedroom	37.8	25.8	12.0	0.68	11.7	11.5	98%	7.7	66%	3.8	0.67	83	28	68	13	0.82	0.46
38 Silverwood Close																				
Ground	R1	W1	Dining Room	33.9	21.7	12.2	0.64													
		W2		70.7	66.0	4.7	0.93													
		W3		84.2	79.0	5.2	0.94													
		W4		80.1	74.7	5.4	0.93													

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W5		66.5	61.9	4.6	0.93	19.6	19.6	100%	19.6	100%	0.0	1.00	94	30	77	14	0.82	0.47
First	R1	W1	Residential	37.8	25.9	11.9	0.68	11.3	11.1	98%	6.9	61%	4.2	0.62	83	28	68	13	0.82	0.46
First	R2	W2	Residential	37.8	25.9	11.9	0.69	4.1	3.9	93%	2.7	65%	1.2	0.70	83	28	68	13	0.82	0.46
39 Silverwood Close																				
Ground	R1	W1	Residential	36.6	23.0	13.6	0.63													
		W2		31.5	18.1	13.4	0.58													
		W3		35.4	30.2	5.2	0.85													
		W4		66.2	61.9	4.3	0.94													
		W5		68.0	63.7	4.3	0.94	15.2	15.0	98%	15.0	98%	0.0	1.00	89	28	87	26	0.98	0.93
Ground	R2	W6	Residential	16.7	11.8	4.9	0.71	4.2	3.9	95%	2.4	57%	1.6	0.60	30	7	23	0	0.77	0.00
First	R1	W1	Residential	37.8	26.1	11.8	0.69	4.2	3.9	93%	2.4	58%	1.5	0.62	83	28	69	14	0.83	0.50
First	R2	W2	Residential	37.9	26.2	11.7	0.69	11.7	11.5	99%	8.5	72%	3.1	0.73	83	28	68	13	0.82	0.46
Second	R1	W1	Residential	39.0	28.6	10.4	0.73	6.2	5.8	95%	4.1	67%	1.7	0.71	83	28	73	18	0.88	0.64
Second	R2	W2	Residential	39.0	28.8	10.3	0.74	11.5	11.3	98%	10.2	88%	1.1	0.90	83	28	72	17	0.87	0.61
40 Silverwood Close																				
Ground	R1	W1	Kitchen	29.2	21.4	7.9	0.73													
		W2		73.6	67.6	6.1	0.92													
		W3		85.0	78.7	6.3	0.93													
		W4		38.0	28.9	9.1	0.76	24.9	24.9	100%	24.9	100%	0.0	1.00	93	27	78	15	0.84	0.56
Ground	R2	W5	Living Room	38.0	29.1	8.9	0.77	7.4	7.1	96%	7.1	96%	0.0	1.00	58	18	41	6	0.71	0.33
First	R1	W1	Residential	38.6	30.9	7.7	0.80	11.3	11.1	98%	10.2	90%	0.9	0.92	58	18	46	8	0.79	0.44
First	R2	W2	Residential	38.6	31.2	7.4	0.81	4.1	3.7	91%	3.7	91%	0.0	1.00	58	18	47	9	0.81	0.50
Second	R1	W1	Residential	39.1	32.5	6.6	0.83	11.9	11.6	98%	11.6	98%	0.0	1.00	58	18	49	10	0.84	0.56
Second	R2	W2	Residential	39.1	32.7	6.4	0.84	3.6	3.5	98%	3.5	98%	0.0	1.00	58	18	50	11	0.86	0.61
41 Silverwood Close																				
Ground	R1	W1	Residential	25.8	23.3	2.5	0.90	5.9	5.8	99%	5.4	92%	0.4	0.93	36	1	33	0	0.92	0.00
Ground	R2	W2	Residential	26.6	24.6	2.0	0.92	8.4	8.1	96%	8.1	96%	0.0	1.00	46	13	41	8	0.89	0.62
First	R1	W1	Residential	38.7	31.3	7.4	0.81	4.2	3.9	94%	3.9	94%	0.0	1.00	58	18	47	9	0.81	0.50
First	R2	W2	Residential	38.7	31.4	7.3	0.81	12.3	12.1	98%	11.4	92%	0.7	0.94	58	18	49	11	0.84	0.61
42 Silverwood Close																				
Ground	R1	W1	Residential	17.2	15.1	2.1	0.88	11.3	0.0	0%	0.0	0%	0.0	0.00	20	1	18	0	0.90	0.00
Ground	R2	W2	Residential	76.5	72.1	4.4	0.94													
		W3		32.4	28.1	4.4	0.87	6.7	6.7	100%	6.7	100%	0.0	1.00	67	20	57	12	0.85	0.60
Ground	R3	W4	Residential	32.9	28.3	4.5	0.86	5.5	5.5	99%	5.0	91%	0.5	0.91	48	9	44	6	0.92	0.67
First	R1	W5	Residential	38.7	31.6	7.1	0.82	11.3	11.1	98%	10.0	89%	1.0	0.91	58	18	50	12	0.86	0.67
First	R2	W6	Residential	38.7	31.8	6.9	0.82	3.9	3.7	94%	3.7	94%	0.0	1.00	58	18	50	12	0.86	0.67
43 Silverwood Close																				
Ground	R1	W1	Residential	31.7	26.7	5.0	0.84	18.2	13.4	74%	7.5	41%	5.9	0.56	56	17	49	11	0.88	0.65
Ground	R2	W2	Residential	25.8	20.7	5.1	0.80													
		W3		38.1	30.0	8.1	0.79													
		W4		38.0	29.9	8.1	0.79													
		W5		38.1	30.0	8.1	0.79													
		W6		78.6	75.6	3.0	0.96	10.3	10.3	100%	10.3	100%	0.0	1.00	70	22	61	16	0.87	0.73
First	R1	W1	Residential	38.7	31.8	6.9	0.82	4.3	3.9	92%	3.9	92%	0.0	1.00	58	18	50	12	0.86	0.67
First	R2	W2	Residential	38.7	31.9	6.8	0.82	11.8	11.6	98%	11.0	94%	0.6	0.95	58	18	51	13	0.88	0.72
Second	R1	W1	Residential	39.1	33.2	5.9	0.85	6.3	6.1	96%	6.1	96%	0.0	1.00	58	18	52	13	0.90	0.72
Second	R2	W2	Residential	39.1	33.3	5.8	0.85	9.7	9.7	100%	9.7	100%	0.0	1.00	58	18	52	13	0.90	0.72
44 Silverwood Close																				
Ground	R1	W1	Residential	33.0	27.9	5.1	0.85	10.1	9.8	97%	9.2	91%	0.6	0.93	43	4	38	2	0.88	0.50
Ground	R2	W2	Residential	36.1	29.9	6.2	0.83	6.3	6.2	98%	5.6	89%	0.6	0.91	57	18	49	13	0.86	0.72
First	R1	W1	Residential	38.7	31.9	6.8	0.83	10.1	10.0	99%	9.5	94%	0.5	0.95	58	18	53	14	0.91	0.78
First	R2	W2	Residential	38.8	32.1	6.7	0.83	4.5	4.0	91%	4.0	90%	0.0	0.99	58	18	51	13	0.88	0.72
45 Silverwood Close																				
Ground	R1	W1	Residential	31.6	26.9	4.7	0.85													
		W7		28.9	27.5	1.4	0.95	17.9	17.8	100%	13.7	77%	4.1	0.77	60	18	52	13	0.87	0.72
Ground	R2	W2	Residential	24.3	20.5	3.8	0.84													
		W3		37.6	29.9	7.7	0.80													
		W4		37.3	29.6	7.7	0.79													
		W5		37.6	29.6	7.9	0.79													
		W6		28.4	27.0	1.5	0.95	9.8	9.8	100%	9.8	100%	0.0	1.00	66	20	56	14	0.85	0.70

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R3	W8	Residential	26.2	23.8	2.4	0.91													
		W9		32.0	27.2	4.8	0.85													
		W10		37.5	29.7	7.9	0.79	14.9	14.9	100%	14.7	99%	0.2	0.99	78	21	67	16	0.86	0.76
First	R1	W1	Residential	38.8	32.1	6.6	0.83	3.8	3.7	100%	3.7	100%	0.0	1.00	58	18	51	13	0.88	0.72
First	R2	W2	Residential	38.8	32.1	6.7	0.83	11.8	11.5	98%	10.4	88%	1.2	0.90	58	18	51	14	0.88	0.78
46 Silverwood Close																				
Ground	R1	W1	Residential	38.3	32.4	5.9	0.85													
		W2		38.3	32.4	5.9	0.85													
		W3		84.7	81.9	2.8	0.97													
		W4		91.6	88.7	2.9	0.97													
		W5		90.9	88.1	2.8	0.97	29.8	29.8	100%	29.8	100%	0.0	1.00	81	23	75	21	0.93	0.91
First	R1	W1	Residential	38.9	33.9	5.0	0.87	10.1	10.0	99%	9.8	96%	0.3	0.97	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.9	34.0	4.9	0.88	5.2	4.5	87%	4.5	87%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
47 Silverwood Close																				
Ground	R1	W1	Residential	37.4	31.8	5.6	0.85	11.0	11.0	100%	11.0	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.9	34.0	4.9	0.87	4.1	3.8	93%	3.8	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.8	33.8	5.0	0.87	11.8	11.6	98%	11.2	95%	0.4	0.97	N/F	N/F	N/F	N/F	N/F	N/F
48 Silverwood Close																				
Ground	R1	W1	Residential	37.4	31.9	5.5	0.85													
		W2		37.7	31.8	6.0	0.84													
		W3		37.7	31.6	6.1	0.84	8.5	8.5	100%	8.5	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W4	Residential	25.6	24.4	1.3	0.95	4.3	4.2	98%	4.2	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.7	33.7	5.0	0.87	11.3	11.1	98%	10.9	96%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.6	33.6	5.0	0.87	4.5	4.1	92%	4.1	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
49 Silverwood Close																				
Ground	R1	W1	Residential	27.2	25.7	1.6	0.94	5.2	5.2	99%	5.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	25.5	22.9	2.7	0.90													
		W3		31.5	28.3	3.2	0.90													
		W4		37.3	30.4	6.8	0.82	13.9	13.8	100%	13.2	95%	0.7	0.95	59	12	56	10	0.95	0.83
First	R1	W1	Residential	38.6	33.5	5.1	0.87	3.5	3.3	94%	3.3	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.2	32.9	5.3	0.86	13.1	12.7	97%	11.6	89%	1.2	0.91	N/F	N/F	N/F	N/F	N/F	N/F
50 Silverwood Close																				
Ground	R1	W1	Residential	37.3	29.5	7.9	0.79	13.4	13.3	99%	10.6	79%	2.7	0.80	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	21.7	18.4	3.3	0.85	6.3	5.8	92%	4.0	63%	1.8	0.69	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.7	32.3	5.4	0.86	10.1	10.0	98%	9.6	94%	0.4	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	35.3	30.6	4.7	0.87	4.5	4.0	90%	4.0	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
51 Silverwood Close																				
Ground	R1	W1	Residential	22.7	19.6	3.2	0.86													
		W3		29.7	28.6	1.1	0.96	17.4	17.1	98%	17.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	37.1	28.5	8.6	0.77	14.4	14.3	99%	7.7	54%	6.5	0.54	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	33.3	29.1	4.2	0.87	3.8	3.5	94%	3.5	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	34.7	33.6	1.1	0.97	11.8	11.5	97%	11.4	97%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Residential	38.3	30.8	7.4	0.81	14.4	14.3	99%	8.4	58%	5.9	0.59	N/F	N/F	N/F	N/F	N/F	N/F
52 Silverwood Close																				
Ground	R1	W1	Residential	36.1	31.5	4.6	0.87													
		W2		35.9	31.5	4.4	0.88	12.0	12.0	100%	12.0	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Residential	36.1	31.9	4.2	0.88													
		W4		31.8	27.7	4.1	0.87	6.2	6.0	97%	6.0	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.7	33.6	4.1	0.89	11.1	10.9	98%	10.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.8	34.1	3.6	0.90	4.5	4.0	90%	4.0	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
53 Silverwood Close																				
Ground	R1	W1	Residential	32.1	29.6	2.5	0.92	5.6	5.4	97%	5.4	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	22.9	20.2	2.7	0.88													
		W3		35.9	32.1	3.7	0.90													
		W4		31.4	28.7	2.7	0.91	9.0	8.9	99%	8.9	99%	0.0	1.00	22	0	20	0	0.91	0.00
First	R1	W1	Residential	37.7	34.2	3.5	0.91	3.8	3.5	93%	3.5	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.6	34.6	3.1	0.92	12.0	11.8	98%	11.8	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	85.3	83.5	1.8	0.98													
		W2		84.3	82.6	1.7	0.98	8.7	7.5	86%	7.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
54 Silverwood Close																				

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Ground	R1	W1	Residential	76.8	75.7	1.1	0.99													
		W2		76.7	75.7	1.0	0.99	8.3	8.3	100%	8.3	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.6	34.9	2.7	0.93	11.1	10.9	98%	10.9	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.6	35.3	2.3	0.94	4.4	3.9	90%	3.9	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
55 Silverwood Close																				
Ground	R1	W1	Residential	25.4	25.0	0.3	0.99	5.5	5.3	96%	5.3	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	15.0	13.6	1.4	0.91													
		W3		35.3	33.2	2.0	0.94													
		W4		24.5	24.5	0.0	1.00													
		W5		73.5	72.5	1.0	0.99	6.2	6.2	100%	6.2	100%	0.0	1.00	43	2	42	2	0.98	1.00
First	R1	W1	Residential	37.6	35.4	2.2	0.94	3.8	3.5	93%	3.5	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.4	35.5	1.9	0.95	11.2	11.0	98%	11.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
56 Silverwood Close																				
Ground	R1	W1	Residential	35.2	32.9	2.3	0.94	11.1	11.1	100%	11.1	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	34.2	31.8	2.4	0.93													
		W3		27.9	25.5	2.4	0.91	7.4	7.3	98%	7.3	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.8	35.4	2.4	0.94	10.6	10.4	99%	10.4	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	38.0	35.7	2.3	0.94	5.0	4.5	89%	4.5	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
57 Silverwood Close																				
Ground	R1	W1	Residential	73.9	73.0	0.8	0.99													
		W2		35.9	33.5	2.4	0.93													
		W3		36.2	33.8	2.4	0.93													
		W4		36.5	34.2	2.4	0.93													
		W5		36.4	34.1	2.3	0.94													
		W6		74.8	74.0	0.8	0.99	27.9	27.9	100%	27.9	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	38.0	35.7	2.3	0.94	4.4	4.0	91%	4.0	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.8	35.7	2.1	0.94	11.3	11.1	98%	11.1	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
58 Silverwood Close																				
Ground	R1	W1	Residential	30.6	29.7	0.9	0.97	11.1	10.8	97%	10.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	33.8	32.1	1.7	0.95	6.6	6.4	97%	6.4	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.7	35.7	2.0	0.95	10.6	10.4	98%	10.4	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	37.6	35.8	1.8	0.95	4.5	4.0	91%	4.0	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
59 Silverwood Close																				
Ground	R1	W1	Residential	32.8	32.0	0.8	0.98	5.6	5.5	98%	5.5	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	33.9	32.4	1.6	0.95	11.8	11.3	96%	11.3	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Residential	37.5	35.7	1.8	0.95	3.8	3.5	94%	3.5	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	36.8	35.2	1.6	0.96	11.3	11.0	98%	11.0	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
60 Silverwood Close																				
Ground	R1	W1	Residential	32.9	31.3	1.6	0.95													
		W2		22.0	21.4	0.7	0.97	7.7	7.5	97%	7.1	92%	0.4	0.95	44	8	43	8	0.98	1.00
Ground	R2	W3	Residential	16.9	16.9	0.0	1.00	18.7	18.6	100%	17.3	93%	1.3	0.93	35	12	35	12	1.00	1.00
Ground	R3	W4	Residential	27.1	26.8	0.3	0.99	5.1	5.0	98%	5.0	98%	0.0	1.00	40	3	40	3	1.00	1.00
Ground	R4	W5	Residential	26.5	26.5	0.1	1.00													
		W6		27.0	26.9	0.1	1.00													
		W7		33.1	31.3	1.8	0.95	17.5	17.4	99%	17.3	99%	0.1	1.00	79	21	77	19	0.97	0.90
First	R1	W1	Residential	37.3	35.3	2.0	0.95	11.3	11.1	98%	11.1	98%	0.0	1.00	57	17	56	16	0.98	0.94
First	R2	W2	Residential	37.3	35.3	2.0	0.95	4.3	3.9	92%	3.9	92%	0.0	1.00	58	18	57	17	0.98	0.94
61 Silverwood Close																				
Ground	R1	W1	Residential	30.8	29.7	1.1	0.96	6.0	5.8	98%	5.8	98%	0.0	1.00	48	8	48	8	1.00	1.00
Ground	R2	W2	Residential	31.5	30.1	1.4	0.96	11.5	11.5	100%	11.5	100%	0.0	1.00	51	12	50	11	0.98	0.92
First	R1	W1	Residential	37.2	35.2	2.0	0.95	4.4	4.0	91%	4.0	91%	0.0	1.00	58	18	57	17	0.98	0.94
First	R2	W2	Residential	36.2	34.2	2.0	0.95	10.5	10.2	97%	10.2	97%	0.0	1.00	57	18	57	18	1.00	1.00
Second	R1	W1	Residential	38.9	36.9	2.0	0.95	6.1	5.9	97%	5.9	97%	0.0	1.00	58	18	58	18	1.00	1.00
Second	R2	W2	Residential	38.7	36.8	1.9	0.95	11.0	10.8	98%	10.8	98%	0.0	1.00	58	18	58	18	1.00	1.00
62 Silverwood Close																				
Ground	R1	W1	Bathroom	29.2	28.1	1.2	0.96	4.7	4.6	97%	4.6	97%	0.0	1.00	60	19	58	17	0.97	0.89
Ground	R2	W2	Kitchen	24.9	24.0	0.9	0.96													
		W3		29.9	29.3	0.6	0.98	14.9	14.7	98%	14.7	98%	0.0	1.00	67	22	65	20	0.97	0.91

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R1	W1	Bedroom	26.1	24.6	1.5	0.94	9.7	9.6	99%	9.6	99%	0.0	1.00	53	14	52	13	0.98	0.93
First	R2	W2	Bedroom	32.7	31.0	1.6	0.95	6.9	6.4	94%	6.4	94%	0.0	1.00	70	20	69	19	0.99	0.95
First	R3	W3	Bathroom	35.5	33.6	1.8	0.95	5.8	5.6	96%	5.6	96%	0.0	1.00	78	23	76	21	0.97	0.91
Second	R1	W1	LKD	35.4	33.8	1.6	0.96													
		W2		38.2	36.2	2.0	0.95	18.7	18.6	100%	18.6	100%	0.0	1.00	84	27	84	27	1.00	1.00
Second	R2	W3	Bathroom	38.8	36.7	2.1	0.95	5.6	5.2	94%	5.2	94%	0.0	1.00	85	28	84	27	0.99	0.96
Second	R3	W4	Stairwell	98.4	98.2	0.2	1.00	3.1	3.1	100%	3.1	100%	0.0	1.00	100	30	100	30	1.00	1.00
63 Silverwood Close																				
Ground	R1	W1	Residential	74.3	73.9	0.3	1.00	3.0	3.0	100%	3.0	100%	0.0	1.00	90	26	90	26	1.00	1.00
Ground	R2	W2	Residential	35.3	33.5	1.8	0.95	4.7	4.0	86%	4.0	86%	0.0	1.00	81	26	77	23	0.95	0.88
First	R1	W1	Residential	36.0	34.1	1.9	0.95	3.8	3.5	94%	3.5	94%	0.0	1.00	79	24	77	22	0.97	0.92
First	R2	W2	Residential	36.5	34.4	2.0	0.94	11.2	11.0	98%	11.0	98%	0.0	1.00	82	27	79	24	0.96	0.89
Second	R1	W1	Residential	83.8	82.5	1.3	0.98													
		W2		82.6	81.5	1.1	0.99	7.9	6.7	85%	6.7	85%	0.0	1.00	91	28	89	26	0.98	0.93
64 Silverwood Close																				
Ground	R1	W1	Residential	34.0	32.1	1.9	0.95													
		W2		35.1	33.2	1.9	0.95	10.9	10.8	99%	10.8	99%	0.0	1.00	81	25	79	24	0.98	0.96
Ground	R2	W3	Residential	35.3	33.4	2.0	0.94													
		W4		35.3	33.3	2.0	0.94	6.1	6.1	99%	6.1	99%	0.0	1.00	81	25	79	24	0.98	0.96
First	R1	W1	Residential	36.7	34.5	2.2	0.94	10.9	10.7	98%	10.7	98%	0.0	1.00	83	28	80	25	0.96	0.89
First	R2	W2	Residential	36.9	34.5	2.4	0.94	6.1	5.7	92%	5.7	92%	0.0	1.00	83	28	80	25	0.96	0.89
Second	R1	W1	Residential	39.0	36.6	2.4	0.94	8.2	8.2	100%	8.2	100%	0.0	1.00	86	29	84	27	0.98	0.93
Second	R2	W2	Residential	39.0	36.6	2.4	0.94	5.3	4.9	93%	4.9	93%	0.0	1.00	86	29	84	27	0.98	0.93
65 and 65A Silverwood Close																				
Ground	R1	W1	Kitchen	35.1	33.1	2.0	0.94													
		W2		34.3	32.3	2.0	0.94													
		W3		31.1	29.7	1.4	0.95	17.1	17.0	99%	17.0	99%	0.0	1.00	82	25	80	24	0.98	0.96
Ground	R2	W4	Hallway	35.4	33.2	2.3	0.94													
		W5		35.3	32.9	2.4	0.93	3.1	2.9	94%	2.9	94%	0.0	1.00	82	25	80	24	0.98	0.96
First	R1	W1	Bathroom	36.9	34.5	2.4	0.93	4.8	4.4	91%	4.4	91%	0.0	1.00	83	28	80	25	0.96	0.89
First	R2	W2	Bedroom	36.8	34.2	2.6	0.93	10.2	9.9	97%	9.8	96%	0.1	0.99	83	28	81	26	0.98	0.93
First	R3	W4	Bedroom	36.7	33.9	2.8	0.92	17.9	17.9	100%	17.9	100%	0.0	1.00	85	28	82	26	0.96	0.93
Second	R1	W1	Bathroom	39.0	36.4	2.6	0.93	3.1	2.9	93%	2.9	93%	0.0	1.00	86	29	84	27	0.98	0.93
Second	R2	W2	Bedroom	76.2	74.5	1.6	0.98													
		W3		83.4	81.4	1.9	0.98													
		W4		85.2	85.2	0.0	1.00	19.5	17.5	90%	17.5	90%	0.0	1.00	97	27	95	25	0.98	0.93
Unit 11 Coldhams Lane																				
Ground	R1	W1	Commercial	37.1	36.4	0.7	0.98													
		W2		14.0	12.7	1.3	0.91	359.5	359.5	100%	359.5	100%	0.0	1.00	88	29	88	29	1.00	1.00
First	R1	W1	Commercial	38.5	37.6	1.0	0.98													
		W2		16.8	16.4	0.5	0.97	359.5	359.5	100%	359.5	100%	0.0	1.00	77	27	77	27	1.00	1.00
Unit 10B Newmarket Road																				
Ground	R1	W1	Commercial	36.7	36.6	0.1	1.00													
		W2		35.3	35.3	0.1	1.00													
		W1		8.5	8.4	0.1	0.99													
		W2		8.1	6.5	1.6	0.81	2962.9	2898.8	98%	2898.8	98%	0.0	1.00	38	13	38	13	1.00	1.00
Ground	R2	W3	Commercial	8.2	6.6	1.6	0.81													
		W4		8.6	8.5	0.0	1.00	380.3	219.3	58%	219.3	58%	0.0	1.00	14	11	14	11	1.00	1.00
Ground	R3	W3	Commercial	37.4	37.2	0.2	1.00													
		W4		37.4	37.2	0.2	0.99													
		W5		37.4	37.1	0.2	0.99	654.1	648.7	99%	647.5	99%	1.2	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W5	Commercial	38.3	38.1	0.2	1.00													
		W6		38.3	38.1	0.2	0.99													
		W7		38.3	38.0	0.2	0.99	654.1	648.6	99%	647.6	99%	1.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Unit 23 Henley Road																				
Ground	R1	W1	Commercial	37.5	34.8	2.6	0.93	45.9	45.2	99%	45.2	99%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Commercial	37.6	34.5	3.1	0.92	34.5	33.0	96%	33.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
61 to 81 Inclusive Pym Court																				
First	R1	W1	Residential	32.0	32.0	0.0	1.00	5.9	4.9	84%	4.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Residential	23.5	23.4	0.0	1.00	16.3	9.1	56%	9.1	56%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Residential	26.5	26.5	0.0	1.00	18.8	12.8	68%	12.8	68%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
First	R4	W4	Residential	28.0	28.0	0.0	1.00	11.8	9.7	82%	9.7	82%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W5	Residential	29.4	29.3	0.0	1.00	11.8	9.7	82%	9.7	82%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R6	W6	Residential	29.6	29.6	0.0	1.00	18.8	14.7	78%	14.7	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W7	Residential	29.8	29.8	0.0	1.00	16.3	12.9	79%	12.9	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R8	W8	Residential	17.7	17.6	0.1	0.99	8.7	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R9	W9	Residential	17.7	17.7	0.0	1.00	8.7	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R10	W10	Residential	30.0	29.9	0.1	1.00	16.3	12.9	79%	12.9	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R11	W11	Residential	30.0	29.9	0.1	1.00	18.8	14.7	78%	14.7	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R12	W12	Residential	30.0	29.9	0.1	1.00	11.8	9.6	81%	9.6	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R13	W13	Residential	30.0	29.9	0.1	1.00	18.8	14.7	78%	14.7	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R14	W14	Residential	30.0	29.9	0.1	1.00	16.3	12.9	79%	12.9	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R15	W15	Residential	17.6	17.4	0.2	0.99	8.8	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R16	W16	Residential	17.7	17.7	0.0	1.00	8.8	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R17	W17	Residential	30.1	29.9	0.1	1.00	16.3	12.8	79%	12.8	79%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R18	W18	Residential	30.1	29.9	0.1	1.00	18.8	14.6	78%	14.6	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R19	W19	Residential	30.1	29.9	0.2	0.99	12.6	10.2	81%	10.2	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R20	W20	Residential	30.1	29.9	0.2	0.99	18.8	14.6	78%	14.5	77%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
First	R21	W21	Residential	30.2	30.0	0.2	0.99	16.3	12.8	79%	12.6	77%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R22	W22	Residential	21.6	20.8	0.9	0.96	5.0	3.3	66%	3.3	66%	0.0	1.00	35	9	34	8	0.97	0.89
First	R23	W23	Residential	24.6	23.5	1.2	0.95	22.7	17.3	76%	16.3	72%	1.0	0.94	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Residential	35.5	35.5	0.0	1.00	5.9	4.9	84%	4.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Residential	30.1	30.0	0.1	1.00	16.3	13.7	84%	13.7	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Residential	31.5	31.4	0.1	1.00	18.8	17.3	92%	17.3	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W4	Residential	32.2	32.1	0.2	0.99	11.8	11.5	98%	11.5	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R5	W5	Residential	32.9	32.7	0.2	0.99	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R6	W6	Residential	33.0	32.8	0.2	0.99	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W7	Residential	33.1	32.8	0.3	0.99	16.3	15.6	95%	15.6	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R8	W8	Residential	19.9	19.7	0.3	0.99	8.7	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R9	W9	Residential	20.0	19.9	0.0	1.00	8.7	8.2	94%	8.2	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R10	W10	Residential	33.2	32.9	0.3	0.99	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R11	W11	Residential	33.2	32.9	0.3	0.99	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R12	W12	Residential	33.2	32.8	0.3	0.99	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R13	W13	Residential	33.2	32.8	0.4	0.99	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R14	W14	Residential	33.2	32.8	0.4	0.99	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R15	W15	Residential	19.9	19.4	0.5	0.97	8.8	8.2	93%	8.2	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R16	W16	Residential	20.0	19.9	0.1	1.00	8.8	8.2	94%	8.2	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R17	W17	Residential	33.2	32.7	0.5	0.99	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R18	W18	Residential	33.2	32.7	0.5	0.98	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R19	W19	Residential	33.2	32.7	0.6	0.98	12.6	12.2	97%	12.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R20	W20	Residential	33.3	32.6	0.6	0.98	18.8	17.8	95%	17.8	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R21	W21	Residential	33.3	32.6	0.7	0.98	16.3	15.5	95%	15.4	94%	0.2	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R22	W22	Residential	23.0	22.0	1.0	0.96	5.0	3.4	68%	3.4	68%	0.0	1.00	40	10	38	8	0.95	0.80
Second	R23	W23	Residential	27.5	25.8	1.7	0.94	22.7	17.8	78%	17.3	76%	0.5	0.97	N/F	N/F	N/F	N/F	N/F	N/F
Third	R1	W1	Residential	38.1	38.0	0.1	1.00	5.9	4.9	84%	4.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R2	W2	Residential	35.4	34.8	0.5	0.98	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W3	Residential	35.6	35.1	0.6	0.98	18.8	17.8	95%	17.8	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R4	W4	Residential	35.8	35.1	0.7	0.98	11.8	11.5	98%	11.5	98%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R5	W5	Residential	35.9	35.1	0.9	0.98	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R6	W6	Residential	35.9	35.1	0.9	0.98	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R7	W7	Residential	36.0	35.0	0.9	0.97	16.3	15.6	95%	15.6	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R8	W8	Residential	24.5	23.7	0.8	0.97	8.7	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R9	W9	Residential	24.6	24.3	0.3	0.99	8.7	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

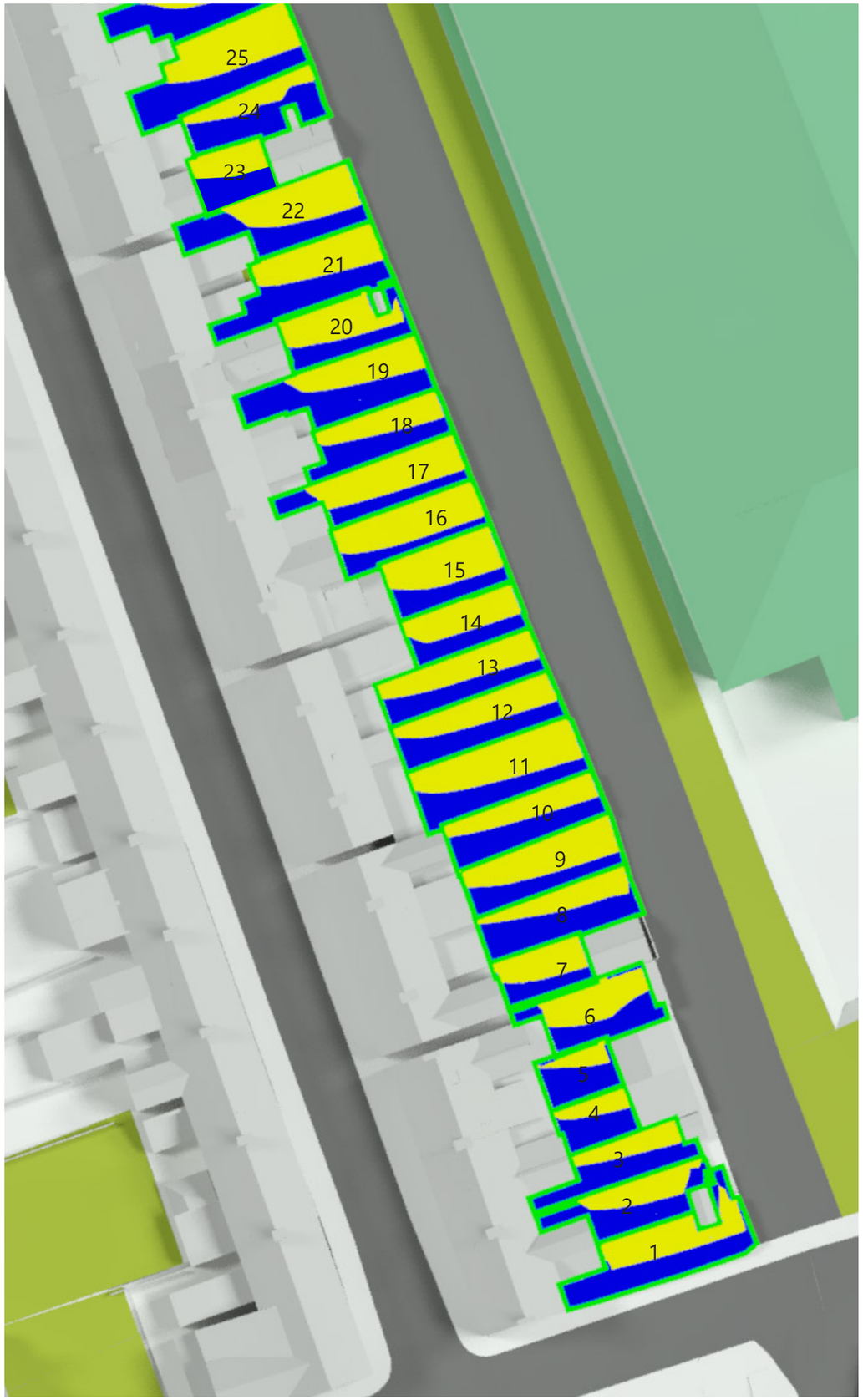
Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Third	R10	W10	Residential	36.0	34.9	1.0	0.97	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R11	W11	Residential	36.0	34.9	1.1	0.97	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R12	W12	Residential	36.0	34.8	1.1	0.97	11.8	11.5	97%	11.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R13	W13	Residential	36.0	34.8	1.2	0.97	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R14	W14	Residential	36.0	34.7	1.3	0.96	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R15	W15	Residential	24.5	23.3	1.3	0.95	8.8	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R16	W16	Residential	24.7	24.1	0.5	0.98	8.8	8.5	97%	8.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R17	W17	Residential	36.0	34.6	1.4	0.96	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R18	W18	Residential	36.0	34.5	1.5	0.96	18.8	17.7	94%	17.7	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R19	W19	Residential	36.0	34.4	1.6	0.96	12.6	12.2	97%	12.2	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R20	W20	Residential	36.0	34.4	1.7	0.95	18.8	17.8	95%	17.8	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R21	W21	Residential	36.1	34.3	1.8	0.95	16.3	15.5	95%	15.5	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R22	W22	Residential	26.9	25.7	1.2	0.96	5.0	4.3	86%	4.3	86%	0.0	1.00	49	13	46	11	0.94	0.85
Third	R23	W23	Residential	32.8	30.6	2.2	0.93	22.7	20.8	92%	20.8	92%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
84-97 Hampden Gardens																				
Ground	R1	W1	Kitchen	30.7	28.9	1.8	0.94	11.5	10.3	89%	10.2	89%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Hallway	24.0	21.8	2.2	0.91													
		W3		24.2	22.0	2.2	0.91	8.8	5.6	63%	5.3	60%	0.3	0.95	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W4	Bathroom	21.4	19.2	2.2	0.90													
		W5		16.8	15.3	1.5	0.91	6.4	4.1	63%	4.0	63%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Bathroom	18.1	16.8	1.3	0.93	3.7	2.8	75%	2.8	75%	0.0	1.00	35	9	29	7	0.83	0.78
Ground	R5	W7	Hallway	30.3	27.3	3.0	0.90													
		W8		25.6	22.5	3.1	0.88													
		W9		26.2	23.1	3.2	0.88	5.6	4.9	88%	4.9	88%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R6	W10	Living Room	34.8	31.3	3.5	0.90													
		W11		27.5	27.5	0.0	1.00													
		W12		21.4	21.4	0.0	1.00	31.2	31.2	100%	30.8	98%	0.5	0.98	77	16	71	15	0.92	0.94
First	R1	W1	Kitchen	32.9	30.8	2.2	0.93	11.5	10.5	91%	10.5	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	30.2	27.6	2.7	0.91	6.4	5.5	86%	5.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Residential	15.5	15.4	0.1	1.00	3.6	3.0	83%	3.0	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W4	Storage	18.4	17.2	1.2	0.93	3.6	3.0	83%	3.0	83%	0.0	1.00	36	10	31	8	0.86	0.80
First	R5	W5	Bedroom	32.3	29.1	3.1	0.90	12.9	11.0	85%	11.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R6	W6	Bedroom	35.7	32.3	3.4	0.90	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W7	Living Room	36.0	32.4	3.6	0.90													
		W8		29.5	29.5	0.0	1.00	21.7	21.6	99%	21.4	98%	0.2	0.99	78	17	74	16	0.95	0.94
Second	R1	W1	Kitchen	34.6	32.0	2.7	0.92	11.5	10.7	93%	10.7	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W2	Bathroom	31.0	28.0	3.0	0.90	6.4	5.5	86%	5.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Residential	16.0	15.8	0.3	0.98	3.6	2.9	81%	2.9	81%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W4	Storage	18.2	17.1	1.1	0.94	3.6	3.0	82%	3.0	82%	0.0	1.00	35	9	31	8	0.89	0.89
Second	R5	W5	Bedroom	32.9	29.6	3.3	0.90	12.9	11.0	85%	11.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R6	W6	Bedroom	36.6	33.0	3.6	0.90	13.2	12.3	94%	12.3	94%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W7	Living Room	36.8	33.1	3.7	0.90													
		W8		30.6	30.6	0.0	1.00	21.7	21.7	100%	21.5	99%	0.2	0.99	81	17	77	16	0.95	0.94
Third	R1	W1	Kitchen	22.9	19.6	3.3	0.86	11.5	10.7	93%	10.7	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R2	W2	Bathroom	21.1	17.6	3.4	0.84	6.4	5.5	86%	5.5	86%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W3	Residential	9.9	9.3	0.5	0.95	3.6	2.6	71%	2.6	71%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R4	W4	Storage	17.2	16.2	1.0	0.94	3.6	3.0	82%	3.0	82%	0.0	1.00	35	9	33	8	0.94	0.89
Third	R5	W5	Bedroom	32.4	28.9	3.5	0.89	12.9	11.0	85%	11.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R6	W6	Bedroom	36.5	32.8	3.7	0.90	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R7	W7	Living Room	36.7	32.9	3.8	0.90													
		W8		32.2	32.2	0.0	1.00	21.7	21.7	100%	21.6	100%	0.0	1.00	81	22	79	21	0.98	0.95
Fourth	R1	W1	Residential	14.9	14.4	0.6	0.96	3.6	2.9	78%	2.9	78%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R2	W2	Storage	7.5	6.6	0.9	0.88	3.6	2.6	72%	2.6	72%	0.0	1.00	15	7	13	6	0.87	0.86
Fourth	R3	W3	Bedroom	18.8	15.4	3.4	0.82	12.9	10.9	85%	10.9	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R4	W4	Bedroom	23.6	20.1	3.5	0.85	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R5	W5	Living Room	23.7	20.1	3.5	0.85													

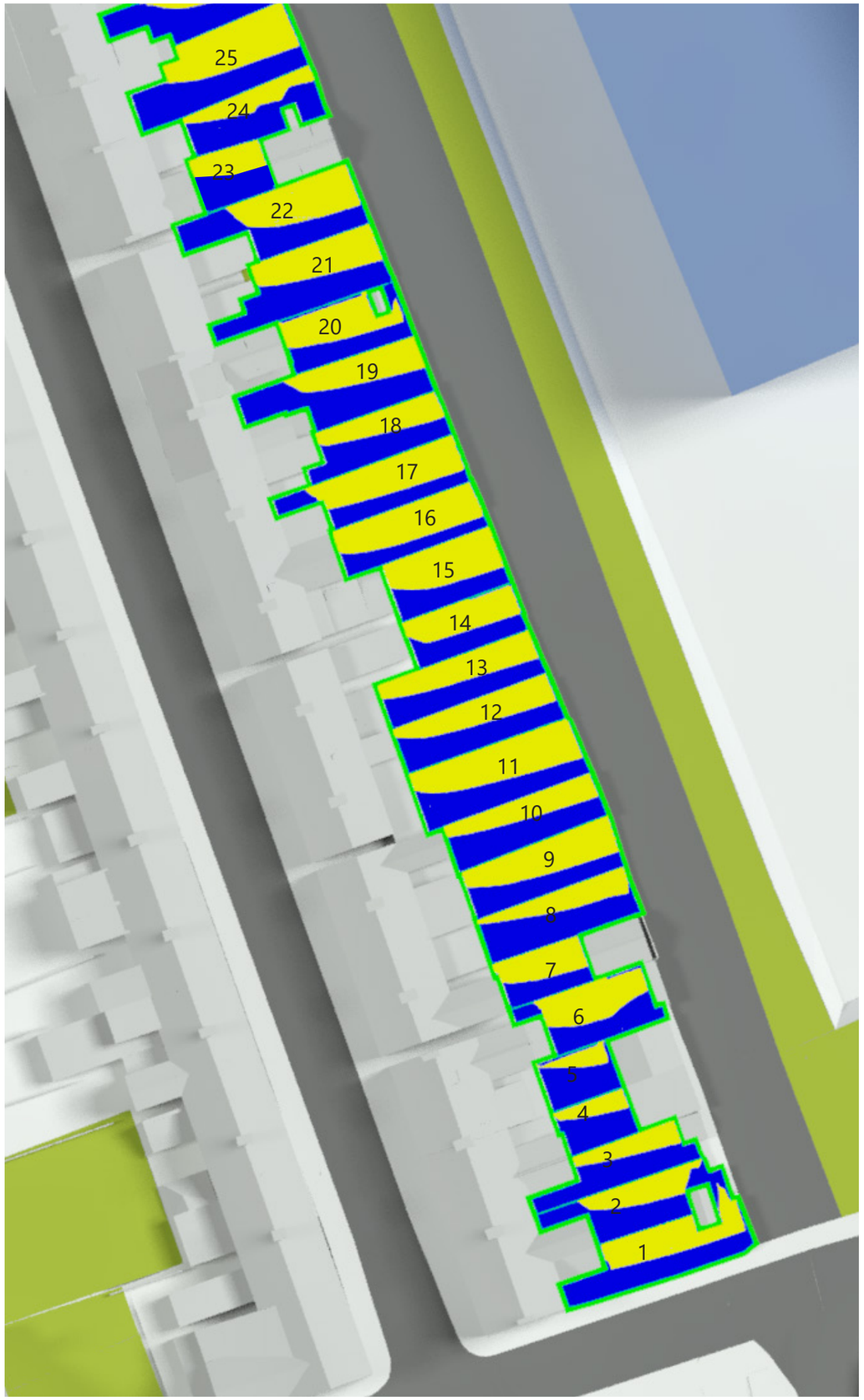
Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
		W6		26.6	26.6	0.0	1.00	21.7	21.7	100%	21.6	100%	0.0	1.00	62	22	60	21	0.97	0.95
69-83 Hampden Gardens																				
Ground	R1	W1	Circulation	34.5	30.7	3.9	0.89													
		W2		31.1	26.9	4.2	0.87	14.2	12.1	85%	11.5	81%	0.6	0.95	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Bathroom	16.1	15.8	0.3	0.98	6.4	3.7	58%	3.7	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W4	Residential	36.0	31.5	4.5	0.88	4.9	4.8	97%	4.8	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W5	Residential	25.5	21.4	4.1	0.84													
		W6		29.6	25.1	4.5	0.85	10.7	9.6	90%	8.4	79%	1.2	0.88	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Residential	34.1	29.5	4.6	0.86	11.8	11.0	94%	9.2	78%	1.9	0.83	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Circulation	35.5	31.6	3.9	0.89													
		W2		31.9	27.8	4.1	0.87	14.2	12.1	85%	11.6	82%	0.4	0.96	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W3	Bathroom	16.8	16.4	0.4	0.98	6.4	3.7	58%	3.7	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Bathroom	17.9	17.0	0.9	0.95	6.4	3.6	57%	3.6	57%	0.0	1.00	36	9	32	8	0.89	0.89
First	R4	W5	Residential	32.3	28.0	4.3	0.87													
		W6		35.9	31.4	4.5	0.88	14.2	11.9	84%	11.5	80%	0.5	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Circulation	36.0	32.1	3.9	0.89													
		W2		32.5	28.4	4.1	0.87	14.2	12.1	85%	12.0	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R2	W3	Bathroom	17.6	17.0	0.6	0.97	6.4	3.7	58%	3.7	58%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W4	Bathroom	18.4	17.5	0.9	0.95	6.4	3.7	58%	3.7	57%	0.0	1.00	35	9	32	9	0.91	1.00
Second	R4	W5	Circulation	32.7	28.5	4.2	0.87													
		W6		36.4	32.0	4.3	0.88	14.2	11.9	84%	11.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R1	W1	Circulation	35.4	31.5	3.9	0.89													
		W2		32.3	28.2	4.0	0.88	14.2	12.0	85%	12.0	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R2	W3	Bathroom	18.8	18.0	0.7	0.96	6.4	3.8	60%	3.8	60%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W4	Bathroom	19.2	18.4	0.8	0.96	6.4	3.8	60%	3.8	60%	0.0	1.00	37	8	36	8	0.97	1.00
Third	R4	W5	Circulation	32.3	28.3	4.0	0.88													
		W6		35.7	31.6	4.2	0.88	14.2	11.9	84%	11.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R1	W1	Circulation	23.9	20.3	3.6	0.85													
		W2		27.8	24.1	3.7	0.87	14.2	11.9	84%	11.9	84%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R2	W3	Bathroom	11.6	10.9	0.7	0.94	6.4	3.6	56%	3.6	56%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R3	W4	Bathroom	11.7	11.0	0.7	0.94	6.4	3.6	56%	3.6	56%	0.0	1.00	22	13	21	13	0.95	1.00
Fourth	R4	W5	Circulation	27.8	24.2	3.6	0.87													
		W6		24.6	20.9	3.7	0.85	14.2	11.8	83%	11.8	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
55-68 Hampden Gardens																				
Ground	R1	W1	Living Room	36.1	31.3	4.8	0.87													
		W12		22.2	22.2	0.0	1.00													
		W13		16.7	16.7	0.0	1.00	31.1	30.3	98%	27.0	87%	3.3	0.89	59	9	53	8	0.90	0.89
Ground	R2	W2	Hallway	27.5	22.7	4.8	0.83													
		W3		27.0	22.2	4.8	0.82													
		W4		30.8	26.1	4.8	0.85	5.5	4.8	88%	4.8	88%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W5	Bathroom	17.5	16.6	0.9	0.95	3.7	2.6	72%	2.6	72%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Residential	36.5	31.7	4.8	0.87	3.8	3.6	96%	3.6	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Bathroom	23.6	19.0	4.6	0.81													
		W8		25.5	21.0	4.6	0.82	5.1	4.3	83%	4.3	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R6	W9	Hallway	26.7	22.2	4.5	0.83													
		W10		26.7	22.3	4.4	0.83	8.8	6.5	75%	6.2	71%	0.3	0.95	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R7	W11	Kitchen	31.0	26.6	4.4	0.86	11.5	9.4	81%	9.1	80%	0.2	0.98	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Living Room	36.9	32.3	4.6	0.88													
		W2		25.1	25.1	0.0	1.00	21.5	21.1	98%	20.3	94%	0.9	0.96	65	11	61	11	0.94	1.00
First	R2	W3	Bedroom	36.7	32.1	4.6	0.87	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W4	Bedroom	32.4	27.8	4.6	0.86	12.9	10.7	83%	10.7	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W5	Storage	18.0	17.0	0.9	0.95	3.8	3.2	85%	3.2	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W6	Residential	17.1	16.5	0.6	0.97	3.8	3.2	84%	3.2	84%	0.0	1.00	35	9	31	9	0.89	1.00
First	R6	W7	Bathroom	32.3	27.8	4.5	0.86	5.1	4.6	90%	4.6	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W8	Kitchen	32.4	28.0	4.4	0.86	11.5	9.4	82%	9.4	81%	0.1	0.99	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	Living Room	37.4	32.9	4.4	0.88													
		W2		27.8	27.8	0.0	1.00	21.5	21.2	99%	21.0	98%	0.2	0.99	72	11	68	11	0.94	1.00
Second	R2	W3	Bedroom	37.1	32.6	4.5	0.88	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W4	Bedroom	32.6	28.2	4.4	0.86	12.9	10.7	83%	10.7	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W5	Storage	18.0	17.1	1.0	0.95	3.8	3.2	85%	3.2	85%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R5	W6	Residential	17.1	16.5	0.6	0.97	3.8	3.1	83%	3.1	83%	0.0	1.00	35	9	32	9	0.91	1.00

Address	Room	Window	Room use	Vertical Sky Component (VSC)				No-Sky Line (NSL)							Annual Probable Sunlight Hours (APSH) by Room					
				Existing	Proposed	Loss	Proportion	Room	Existing NSL		Proposed NSL		Loss	Proportion	Existing APSH		Proposed APSH		Retained	
				VSC	VSC	VSC	Retained	Area	m^2	%	m^2	%	m^2	Retained	Total	Winter	Total	Winter	Total	Winter
Second	R6	W7	Bathroom	32.3	27.9	4.3	0.87	5.1	4.6	90%	4.6	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W8	Kitchen	34.4	30.0	4.3	0.87	11.5	10.0	87%	10.0	87%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R1	W1	Living Room	37.0	32.8	4.2	0.89													
		W2		30.9	30.9	0.0	1.00	21.5	21.4	100%	21.3	99%	0.1	0.99	74	13	72	13	0.97	1.00
Third	R2	W3	Bedroom	36.7	32.5	4.3	0.88	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R3	W4	Bedroom	31.7	27.5	4.2	0.87	12.9	10.7	83%	10.7	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R4	W5	Storage	17.3	16.3	1.0	0.94	3.8	3.1	83%	3.1	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R5	W6	Residential	10.6	10.0	0.6	0.95	3.8	2.9	77%	2.9	77%	0.0	1.00	23	7	22	7	0.96	1.00
Third	R6	W7	Bathroom	21.5	17.4	4.1	0.81	5.1	4.6	90%	4.6	90%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Third	R7	W8	Kitchen	23.3	19.2	4.1	0.82	11.5	10.5	91%	10.5	91%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R1	W1	Living Room	23.7	19.9	3.8	0.84													
		W2		26.4	26.4	0.0	1.00	21.5	21.4	100%	21.3	99%	0.2	0.99	62	21	60	21	0.97	1.00
Fourth	R2	W3	Bedroom	23.6	19.8	3.8	0.84	13.2	12.3	93%	12.3	93%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R3	W4	Bedroom	18.2	14.4	3.8	0.79	12.9	10.6	83%	10.6	83%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R4	W5	Storage	7.8	6.9	0.9	0.88	3.8	2.7	73%	2.7	73%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Fourth	R5	W6	Residential	15.7	15.2	0.5	0.97	3.8	2.9	78%	2.9	78%	0.0	1.00	26	17	25	17	0.96	1.00
11-17 The Terrace																				
Ground	R1	W1	Kitchen	36.3	31.9	4.4	0.88	11.2	11.0	99%	9.3	83%	1.7	0.85	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W2	Residential	36.0	31.8	4.2	0.88	11.5	11.1	97%	9.7	84%	1.5	0.87	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W3	Residential	35.6	31.5	4.1	0.88	7.4	7.3	99%	6.1	83%	1.2	0.83	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W4	Lobby	28.0	24.0	4.0	0.86													
		W5		26.7	22.7	4.0	0.85													
		W6		23.4	19.3	4.0	0.83	18.6	17.6	95%	16.4	88%	1.2	0.93	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R5	W7	Residential	35.4	31.5	3.9	0.89	7.4	7.3	99%	6.6	89%	0.8	0.90	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R6	W8	Residential	35.9	32.1	3.8	0.89	11.5	11.1	97%	9.5	83%	1.6	0.85	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R7	W9	Kitchen	35.7	32.1	3.6	0.90	11.2	11.0	99%	10.4	93%	0.6	0.94	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Kitchen	37.3	32.8	4.5	0.88	9.7	9.6	99%	8.4	86%	1.2	0.87	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Bathroom	37.3	32.8	4.5	0.88	3.1	3.0	96%	3.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R3	W3	Bedroom	37.3	32.8	4.5	0.88	7.8	7.5	97%	7.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R4	W4	Residential	37.4	32.9	4.4	0.88	18.6	17.6	94%	16.0	86%	1.6	0.91	N/F	N/F	N/F	N/F	N/F	N/F
First	R5	W5	Bedroom	37.4	33.0	4.4	0.88	7.8	7.5	97%	7.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R6	W6	Bathroom	37.4	33.2	4.3	0.89	3.1	3.0	95%	3.0	95%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R7	W7	Kitchen	37.5	33.3	4.2	0.89	9.7	9.5	98%	9.0	93%	0.5	0.95	N/F	N/F	N/F	N/F	N/F	N/F
Second	R1	W1	LKD	37.4	32.9	4.5	0.88													
		W9		30.9	30.9	0.0	1.00	22.1	22.0	99%	21.1	96%	0.8	0.96	91	27	88	27	0.97	1.00
Second	R2	W2	Bathroom	37.4	33.0	4.4	0.88	3.1	3.0	96%	3.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R3	W3	Bedroom	37.4	33.0	4.4	0.88	7.8	7.5	97%	7.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R4	W4	Residential	37.4	33.0	4.3	0.88	18.6	17.5	94%	16.8	90%	0.7	0.96	N/F	N/F	N/F	N/F	N/F	N/F
Second	R5	W5	Bedroom	37.5	33.2	4.3	0.89	7.8	7.5	97%	7.5	97%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R6	W6	Bathroom	37.4	33.2	4.2	0.89	3.1	3.0	96%	3.0	96%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Second	R7	W7	LKD	37.5	33.4	4.1	0.89													
		W8		35.7	35.7	0.0	1.00	22.1	22.0	100%	21.6	98%	0.4	0.98	94	28	92	28	0.98	1.00
Coldham Lane Depot																				
Ground	R1	W1	Commercial	36.9	30.1	6.8	0.81													
		W2		36.9	30.0	6.9	0.81	21.0	20.7	99%	18.2	87%	2.5	0.88	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R2	W3	Commercial	37.2	30.1	7.1	0.81	82.7	82.4	100%	82.3	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R3	W4	Commercial	37.3	29.6	7.6	0.80													
		W5		37.5	26.9	10.6	0.72													
		W3		94.3	91.5	2.9	0.97	1253.6	1253.6	100%	1253.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
Ground	R4	W6	Commercial	33.2	33.0	0.2	0.99													
		W7		34.4	34.1	0.2	0.99													
		W8		37.1	30.5	6.6	0.82													
		W9		36.9	30.2	6.7	0.82													
		W10		36.9	30.1	6.7	0.82	33.3	33.2	100%	33.1	99%	0.1	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R1	W1	Commercial	94.4	92.2	2.2	0.98	83.7	83.6	100%	83.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F
First	R2	W2	Commercial	94.4	92.1	2.3	0.98	82.7	82.6	100%	82.6	100%	0.0	1.00	N/F	N/F	N/F	N/F	N/F	N/F

Appendix 3

Results of the sunlight amenity assessment





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Sources of information

Greenhatch Group
35829A_T_REV2.dwg
Received 27/07/2021

35829A_01-03_E.dwg
35829A_T_REV1.dwg
Received 01/03/2021

Zmap
Beehive Centre_060720_Solids XY@NE.dwg
Received 06/03/2021

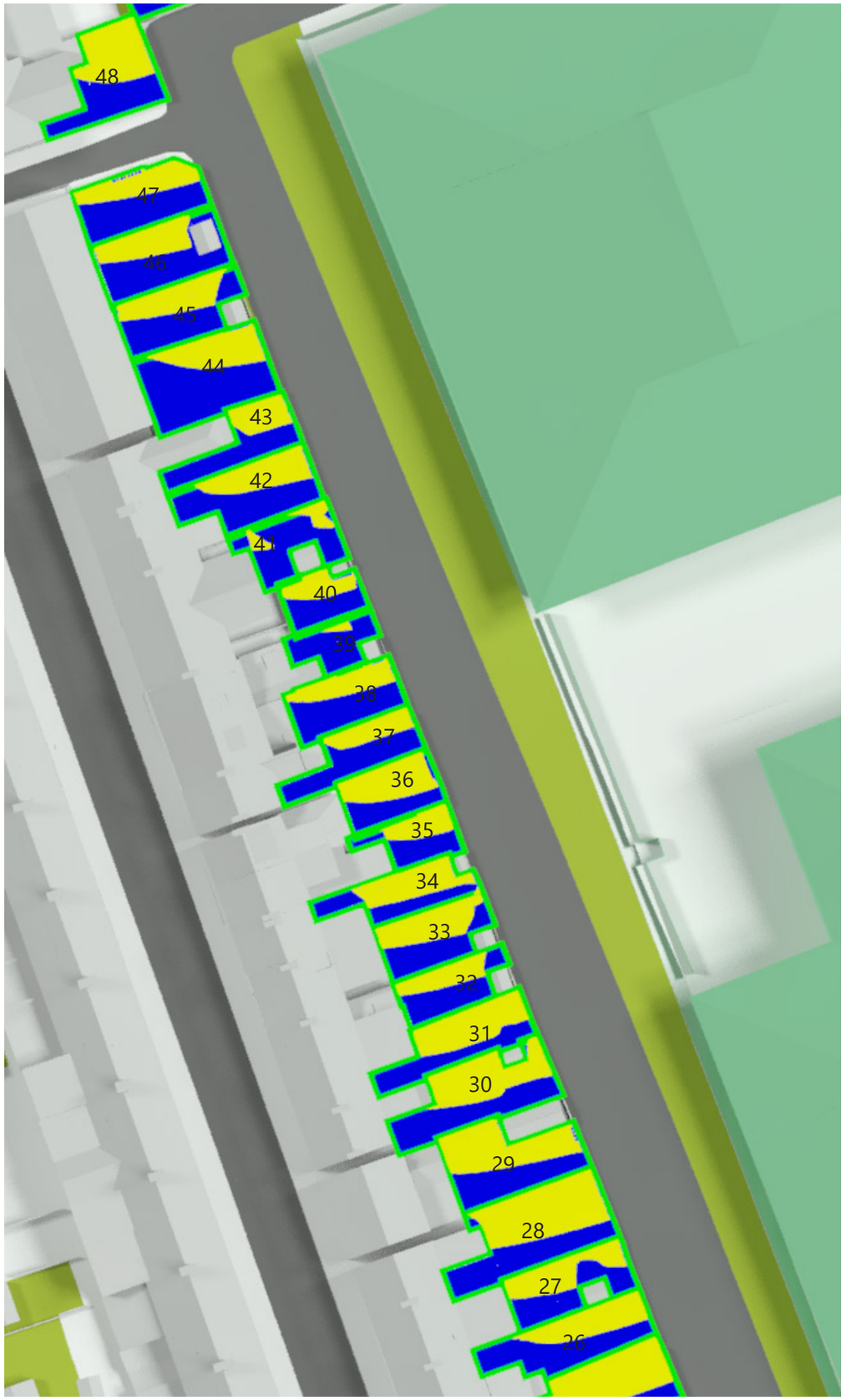
Leonard Design Architects
2024 07 08 Beehive Masterplan 16 Illustrative Facades.dwg
2024 07 08 Beehive Masterplan 16 Parameter Massing.dwg
Received 17/07/2024

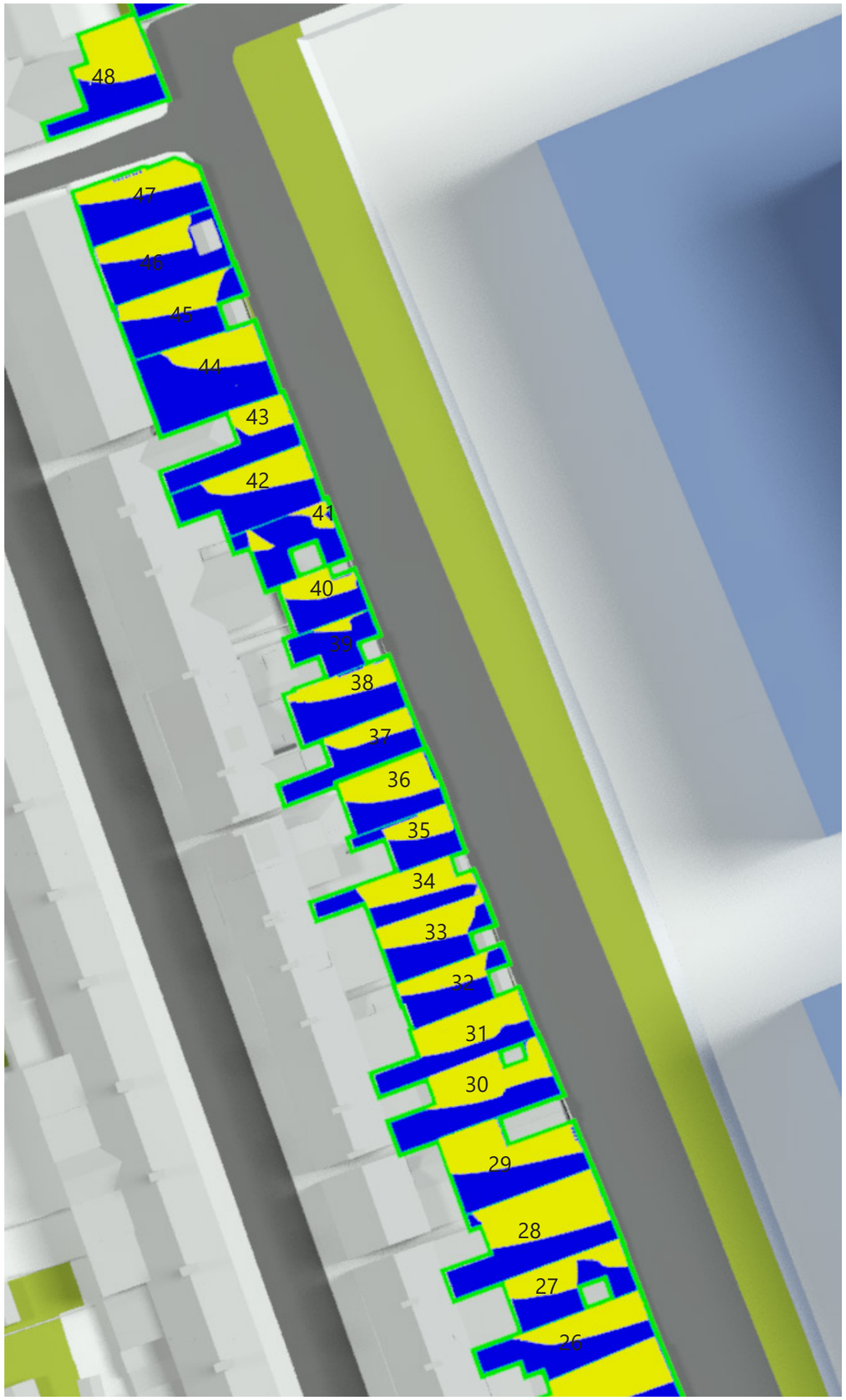
NORTH

Key:

- Existing building
- Proposed Max Parameter
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st March
Drawn	JG
Checked	--
Date	29/07/2024
Project	4802
Rel no.	05
Prefix	SA01
Page no.	01





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Sources of information

Greenhatch Group
35829A_T_REV2.dwg
Received 27/07/2021

35829A_01-03_E.dwg
35829A_T_REV1.dwg
Received 01/03/2021

Zmap
Beehive Centre_060720_Solids XY@NE.dwg
Received 06/03/2021

Leonard Design Architects
2024 07 08 Beehive Masterplan 16 Illustrative Facades.dwg
2024 07 08 Beehive Masterplan 16 Parameter Massing.dwg
Received 17/07/2024

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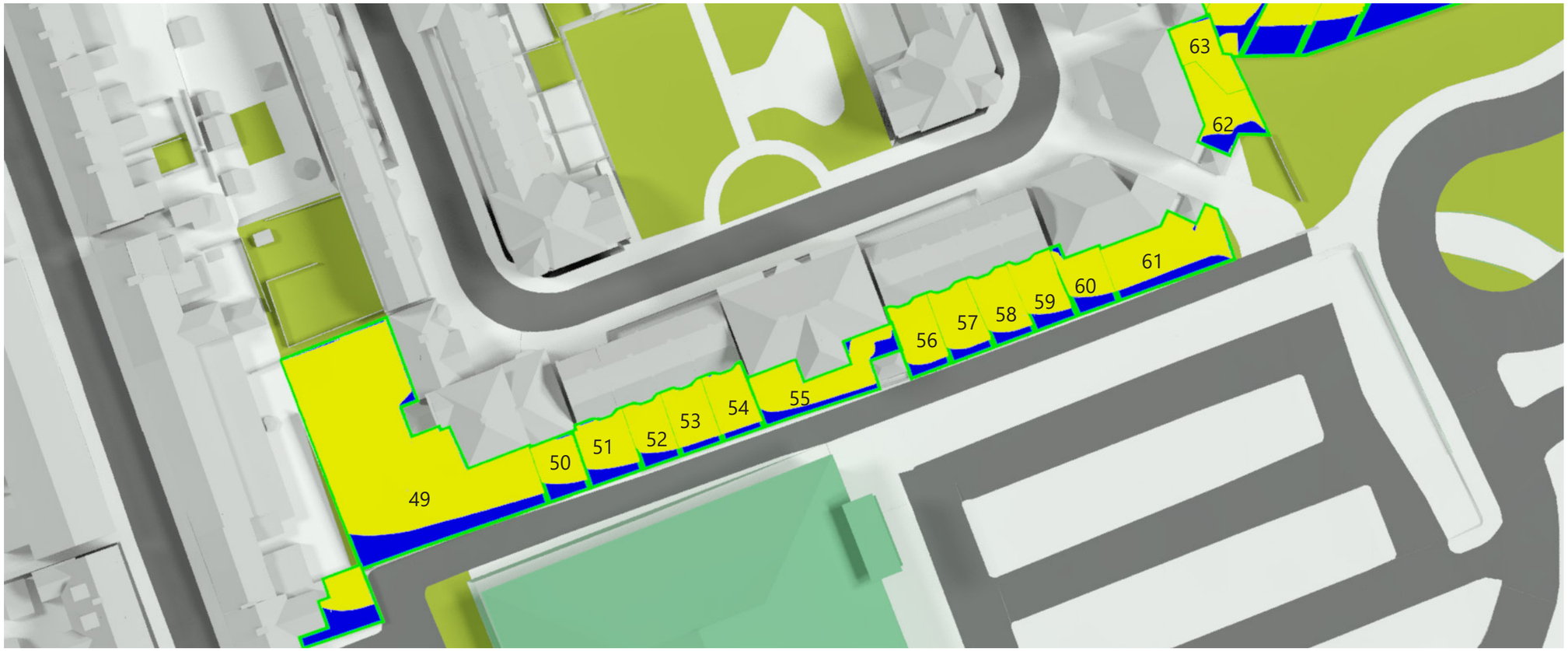
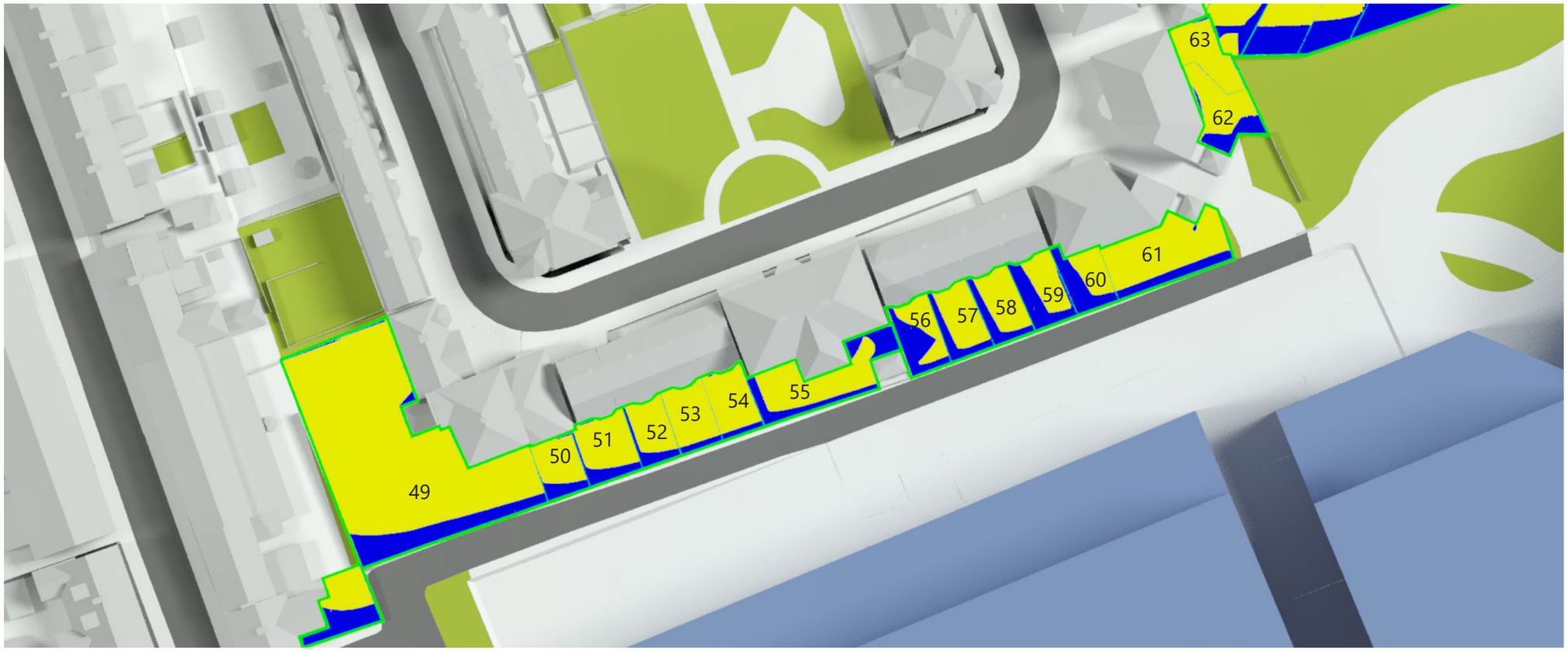
Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st March
Drawn	JG
Checked	--
Date	29/07/2024
Project	4802
Rel no.	05
Prefix	SA01
Page no.	02





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Title	Sunlight Amenity Study Existing vs Max Parameter 21st March

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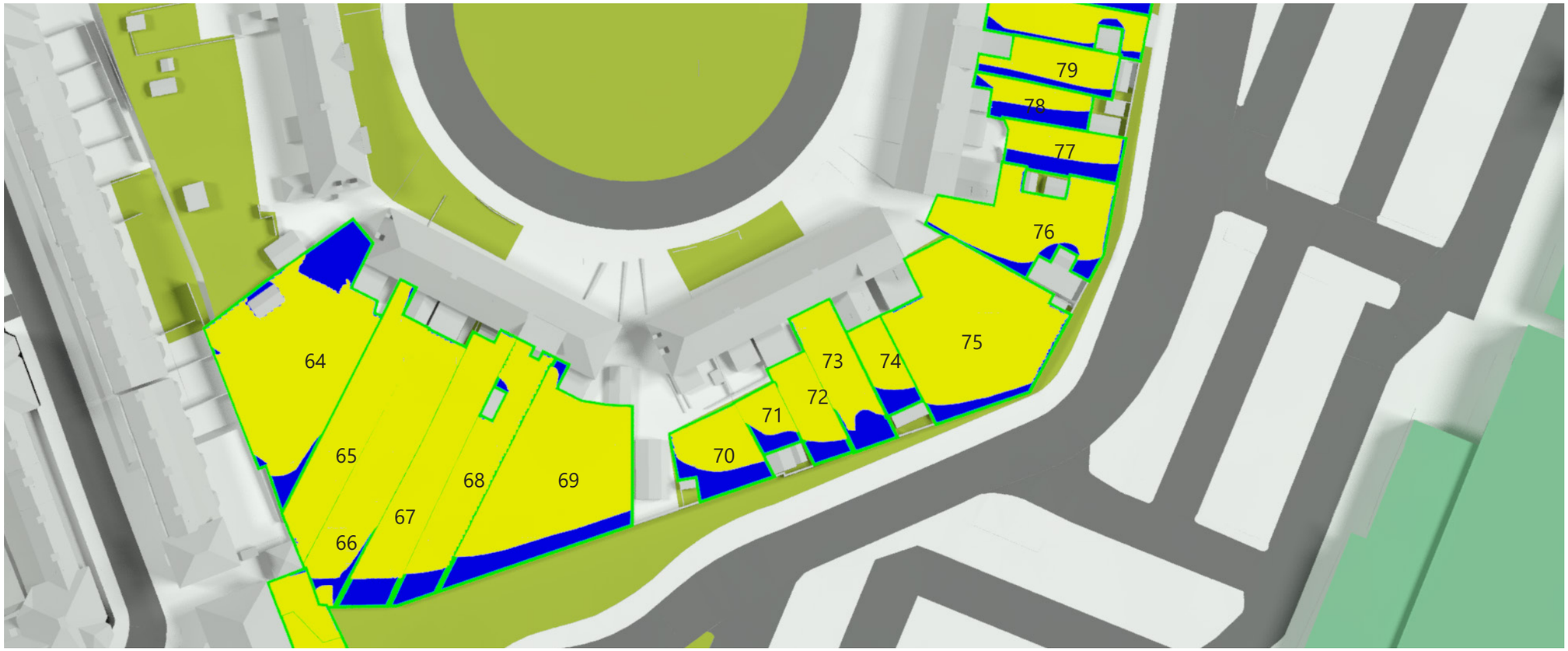

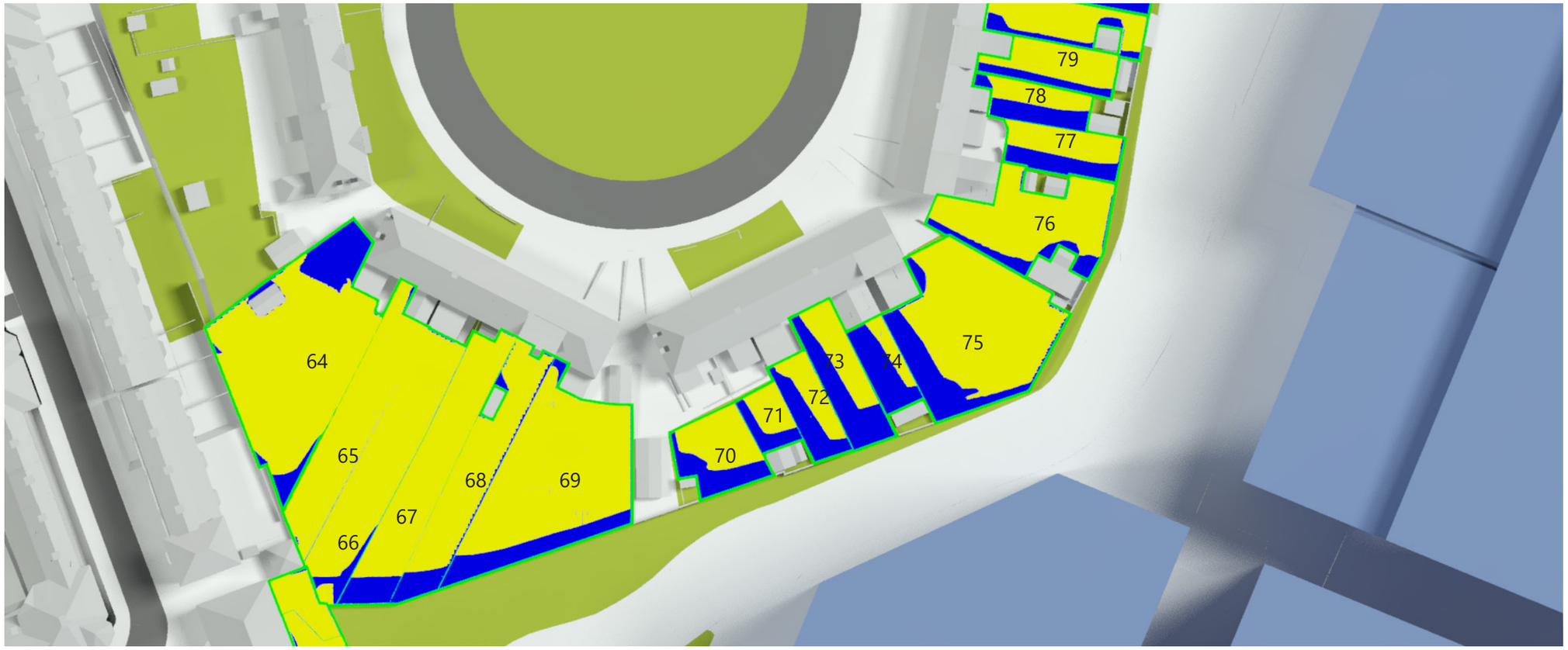

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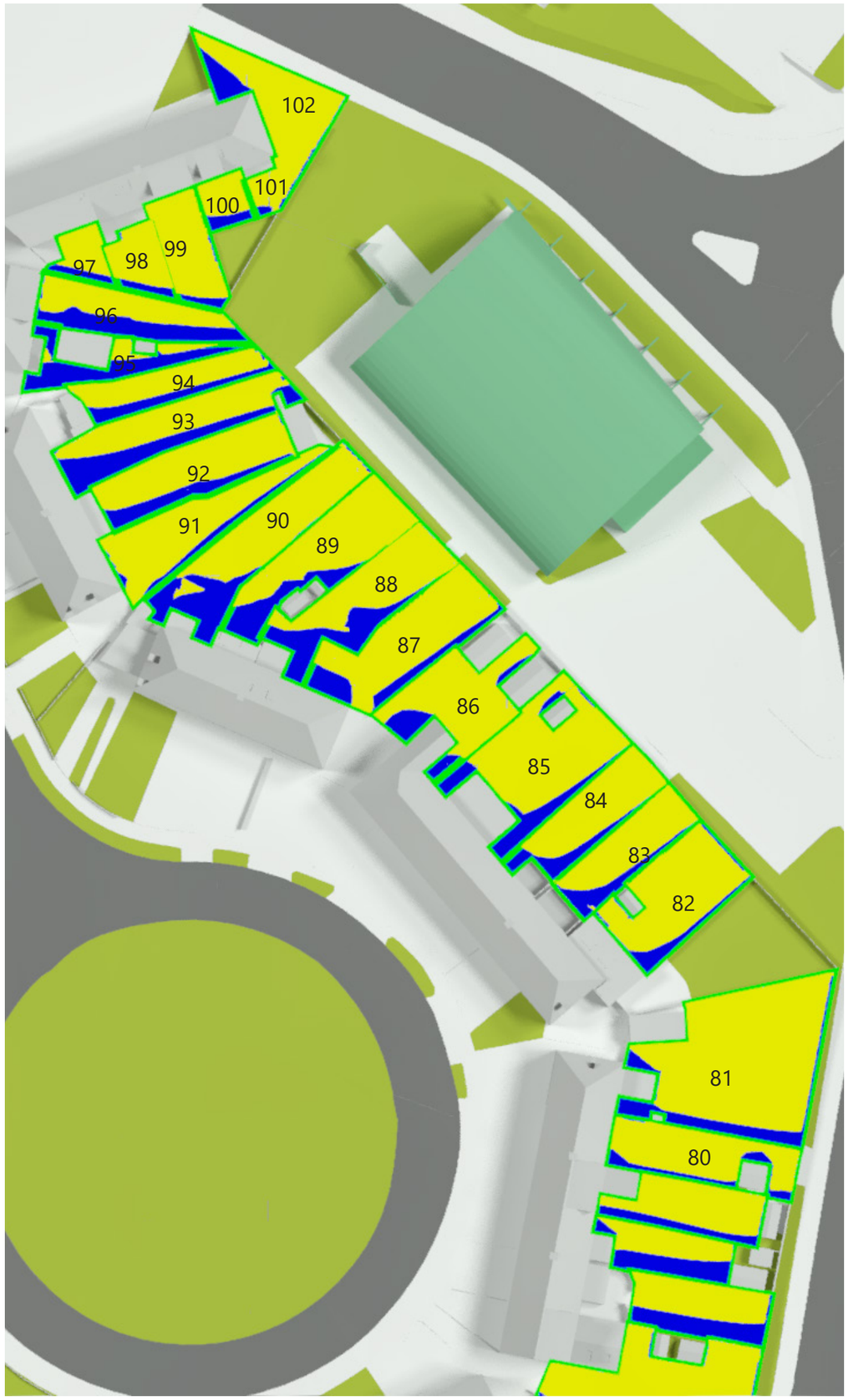

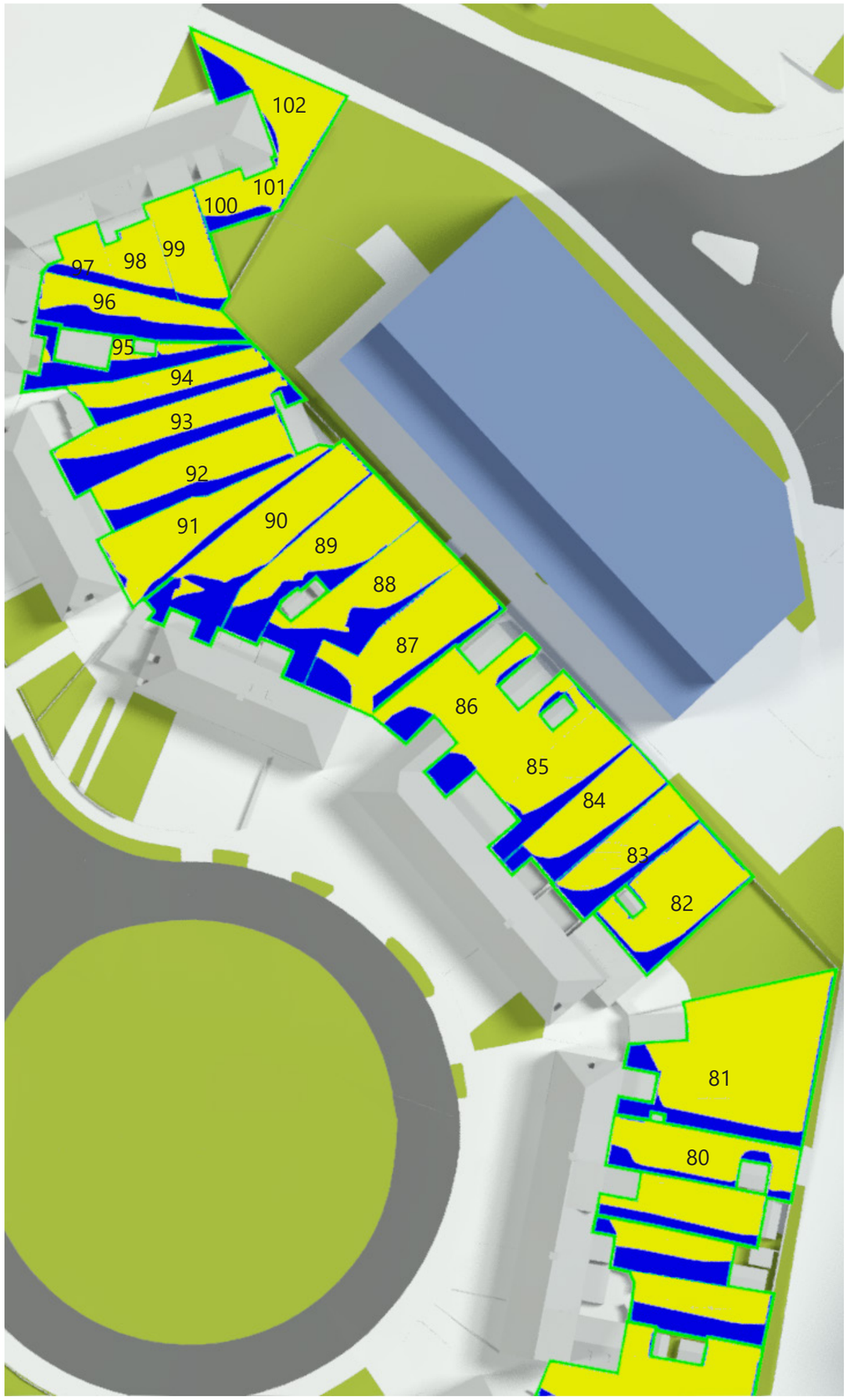

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	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
1	2 York Street	52.35	23.82	45%	23.82	45%	1
2	4 York Street	37.57	14.65	39%	14.65	39%	1
3	6 York Street	34.40	11.21	33%	11.21	33%	1
4	8 York Street	19.15	6.50	32%	6.50	32%	1
5	10 York Street	21.93	5.20	24%	5.20	24%	1
6	12 York Street	40.73	21.65	53%	21.65	53%	1
7	14 York Street	25.43	15.22	60%	15.22	60%	1
8	16 York Street	44.76	16.31	36%	16.31	36%	1
9	18 York Street	48.39	28.80	60%	28.80	60%	1
10	20 York Street	44.18	18.80	43%	18.80	43%	1
11	22 York Street	61.37	35.62	58%	35.62	58%	1
12	24 York Street	47.31	22.94	48%	22.94	48%	1
13	26 York Street	44.77	23.21	52%	23.21	52%	1
14	28 York Street	34.20	19.28	56%	19.28	56%	1
15	30 York Street	41.48	26.15	63%	26.15	63%	1
63	32 York Street	42.69	29.83	70%	29.83	70%	1
17	34 York Street	47.01	29.31	62%	29.31	62%	1
18	36 York Street	38.01	16.52	43%	16.52	43%	1
19	38 York Street	55.63	21.10	38%	21.10	38%	1
20	40 York Street	38.41	20.63	54%	20.63	54%	1
21	42 York Street	54.56	24.64	45%	24.64	45%	1
22	44 York Street	54.97	27.47	50%	27.28	50%	0.99
23	46 York Street	23.57	11.43	48%	11.42	48%	1
24	48 York Street	36.70	12.89	35%	12.89	35%	1
25	50 York Street	64.73	33.51	52%	33.51	52%	1
26	52 York Street	45.34	17.79	39%	17.79	39%	1
27	54 York Street	35.68	16.46	46%	16.39	46%	1
28	56 York Street	64.69	36.07	56%	35.91	56%	1
29	58 York Street	50.52	27.04	54%	27.04	54%	1
30	62 York Street	50.52	24.48	48%	24.48	48%	1
31	64 York Street	40.03	21.70	54%	21.70	54%	1
32	66 York Street	27.42	10.10	37%	10.10	37%	1
33	68 York Street	34.59	16.96	49%	16.96	49%	1
34	70 York Street	32.50	17.00	52%	16.83	52%	0.99
35	72 York Street	21.97	8.66	39%	8.66	39%	1
36	74 York Street	31.57	17.75	56%	17.74	56%	1
37	76 York Street	31.63	9.52	30%	9.52	30%	1
38	78 York Street	34.77	12.20	35%	12.20	35%	1
39	80 York Street	19.15	1.83	10%	1.83	10%	1
40	80A York Street	21.72	8.82	41%	8.82	41%	1
41	80B York Street	27.66	4.90	18%	4.90	18%	1
42	82 York Street	43.82	16.81	38%	16.53	38%	0.98
43	84 York Street	29.97	9.71	32%	9.71	32%	1
44	86 York Street	57.62	17.45	30%	16.71	29%	0.96
45	88 York Street	38.61	15.51	40%	15.50	40%	1
46	90 York Street	46.90	14.82	32%	14.82	32%	1
47	90A York Street	41.60	15.18	36%	15.18	36%	1
48	92 York Street	40.24	21.21	53%	21.21	53%	1
49	213-221 St Matthew's Gardens	422.12	372.26	88%	372.26	88%	1
50	211 St Matthew's Gardens	34.53	26.74	77%	26.37	76%	0.99
51	209 St Matthew's Gardens	46.46	37.43	81%	36.33	78%	0.97

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52	207 St Matthew's Gardens	34.65	28.57	82%	26.59	77%	0.93
53	205 St Matthew's Gardens	37.96	34.16	90%	34.16	90%	1
54	203 St Matthew's Gardens	37.34	33.83	91%	33.81	91%	1
55	177-201 St Matthew's Gardens	80.78	63.26	78%	53.04	66%	0.84
56	175 St Matthew's Gardens	40.41	35.76	88%	19.38	48%	0.54
57	173 St Matthew's Gardens	42.22	36.79	87%	30.30	72%	0.82
58	171 St Matthew's Gardens	41.43	36.12	87%	29.48	71%	0.82
59	169 St Matthew's Gardens	42.99	34.90	81%	22.43	52%	0.64
60	163-167 St Matthew's Gardens	36.45	28.11	77%	17.12	47%	0.61
61	163-167 St Matthew's Gardens	91.05	74.12	81%	72.65	80%	0.98
62	157-161 St Matthew's Gardens	35.85	37.48	78%	33.90	71%	0.9
63	157-161 St Matthew's Gardens	48.08	35.45	99%	35.45	99%	1
64	28 Silverwood Close	411.20	333.19	81%	332.74	81%	1
65	29 Silverwood Close	174.85	174.08	100%	174.02	100%	1
66	30 Silverwood Close	215.42	202.87	94%	202.87	94%	1
67	31 Silverwood Close	197.06	174.79	89%	174.79	89%	1
68	32 Silverwood Close	168.86	142.65	84%	142.18	84%	1
69	33 Silverwood Close	349.80	294.23	84%	294.23	84%	1
70	34 Silverwood Close	92.57	62.91	68%	56.96	62%	0.91
71	35 Silverwood Close	42.50	30.18	71%	24.99	59%	0.83
72	36 Silverwood Close	68.74	57.16	83%	33.41	49%	0.58
73	37 Silverwood Close	103.04	81.07	79%	46.92	46%	0.58
74	38 Silverwood Close	58.78	45.26	77%	15.43	26%	0.34
75	39 Silverwood Close	332.58	313.62	94%	260.48	78%	0.83
76	40 Silverwood Close	187.15	164.56	88%	155.75	83%	0.95
77	41 Silverwood Close	82.26	51.57	63%	47.96	58%	0.93
78	42 Silverwood Close	67.55	36.79	54%	33.47	50%	0.91
79	43 Silverwood Close	78.01	60.04	77%	56.37	72%	0.94
80	44 Silverwood Close	93.15	78.99	85%	74.60	80%	0.94
81	45 Silverwood Close	269.63	231.71	86%	224.23	83%	0.97
82	46 Silverwood Close	118.72	104.01	88%	102.01	86%	0.98
83	47 Silverwood Close	81.86	61.34	75%	60.94	74%	0.99
84	48 Silverwood Close	91.43	70.76	77%	70.53	77%	1
85	49 Silverwood Close	87.20	62.34	71%	62.34	71%	1
86	50 Silverwood Close	70.92	61.08	86%	60.19	85%	0.99
87	51 Silverwood Close	103.60	85.91	83%	84.52	82%	0.98
88	52 Silverwood Close	137.79	107.87	78%	105.75	77%	0.98
89	53 Silverwood Close	125.07	80.13	64%	79.33	63%	0.99
90	54 Silverwood Close	124.24	93.32	75%	93.32	75%	1
91	55 Silverwood Close	148.16	102.21	69%	102.21	69%	1
92	56 Silverwood Close	114.17	95.74	84%	95.73	84%	1
93	57 Silverwood Close	114.56	86.41	75%	86.41	75%	1
94	58 Silverwood Close	121.68	72.22	59%	72.10	59%	1
95	59 Silverwood Close	74.10	49.16	66%	48.95	66%	1
96	60 Silverwood Close	54.23	9.63	18%	9.61	18%	1
97	61 Silverwood Close	97.32	55.96	57%	51.40	53%	0.92
98	62 Silverwood Close	28.72	20.95	73%	19.97	70%	0.95
99	63 Silverwood Close	40.83	33.90	83%	33.50	82%	0.99
100	64 Silverwood Close	63.97	57.64	90%	57.30	90%	0.99
101	65 and 65A Silverwood Close	26.85	20.39	76%	20.39	76%	1
102	65 and 65A Silverwood Close	113.16	98.10	87%	92.42	82%	0.94

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Project: Project Otter Cambridge

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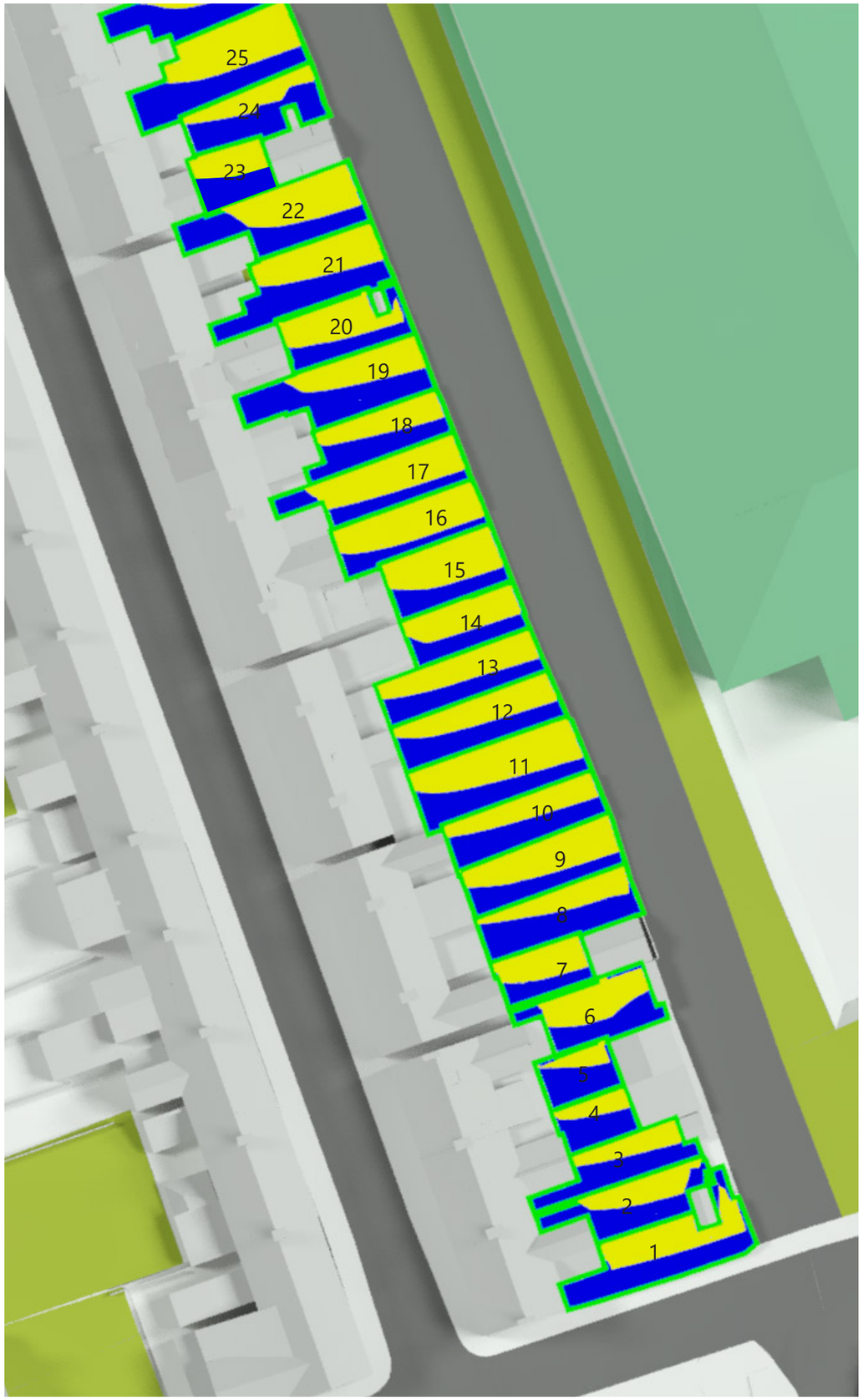

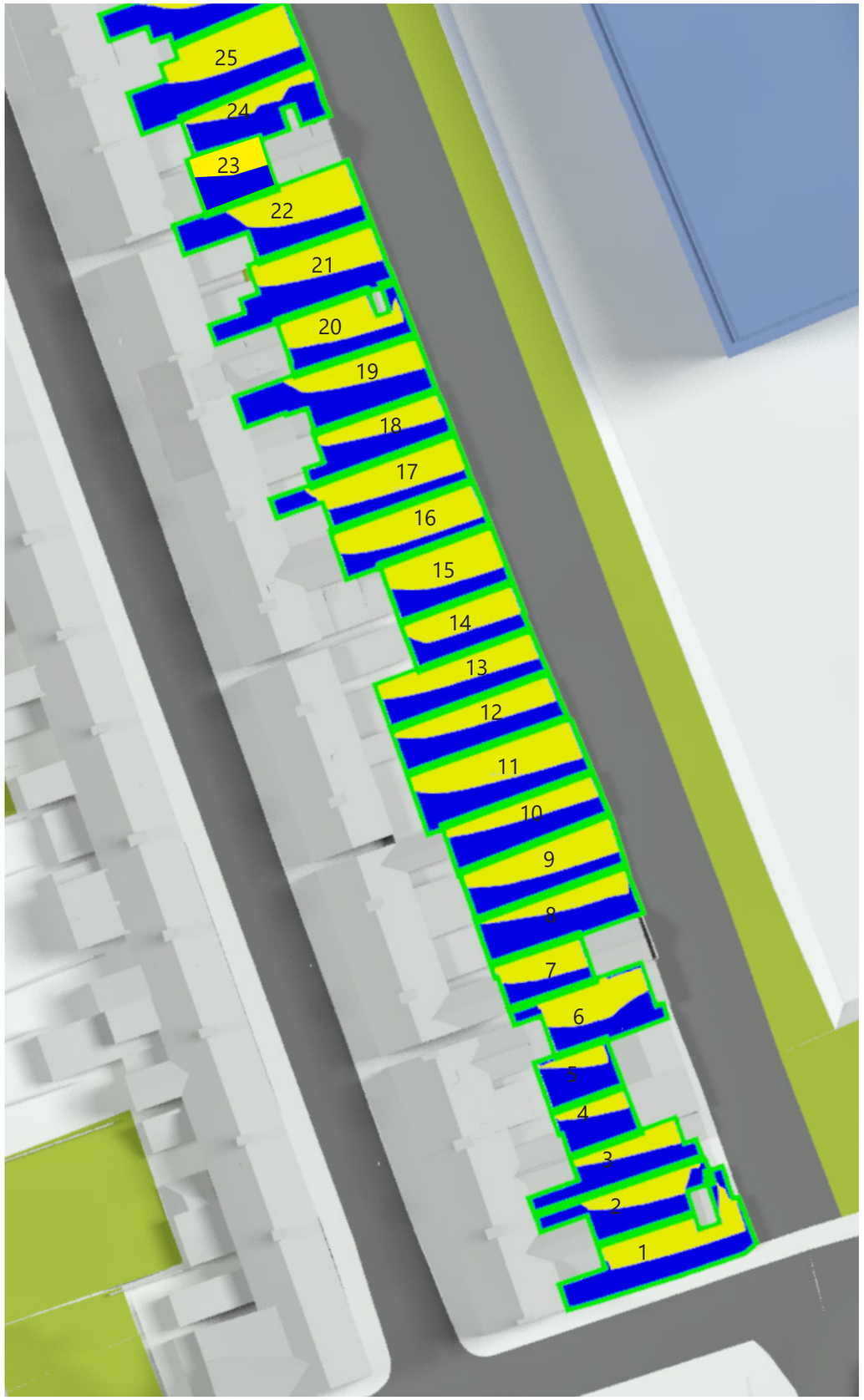

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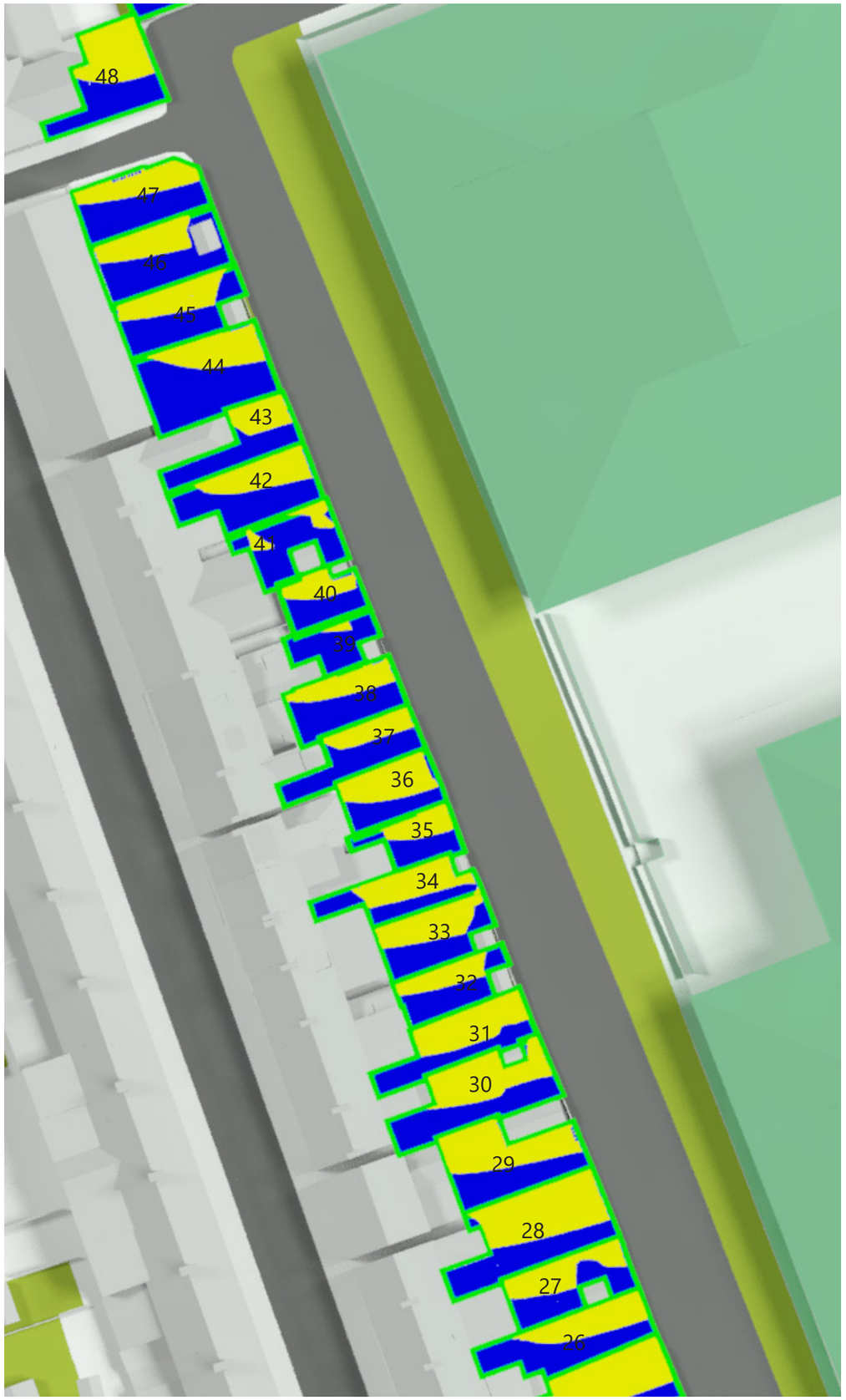

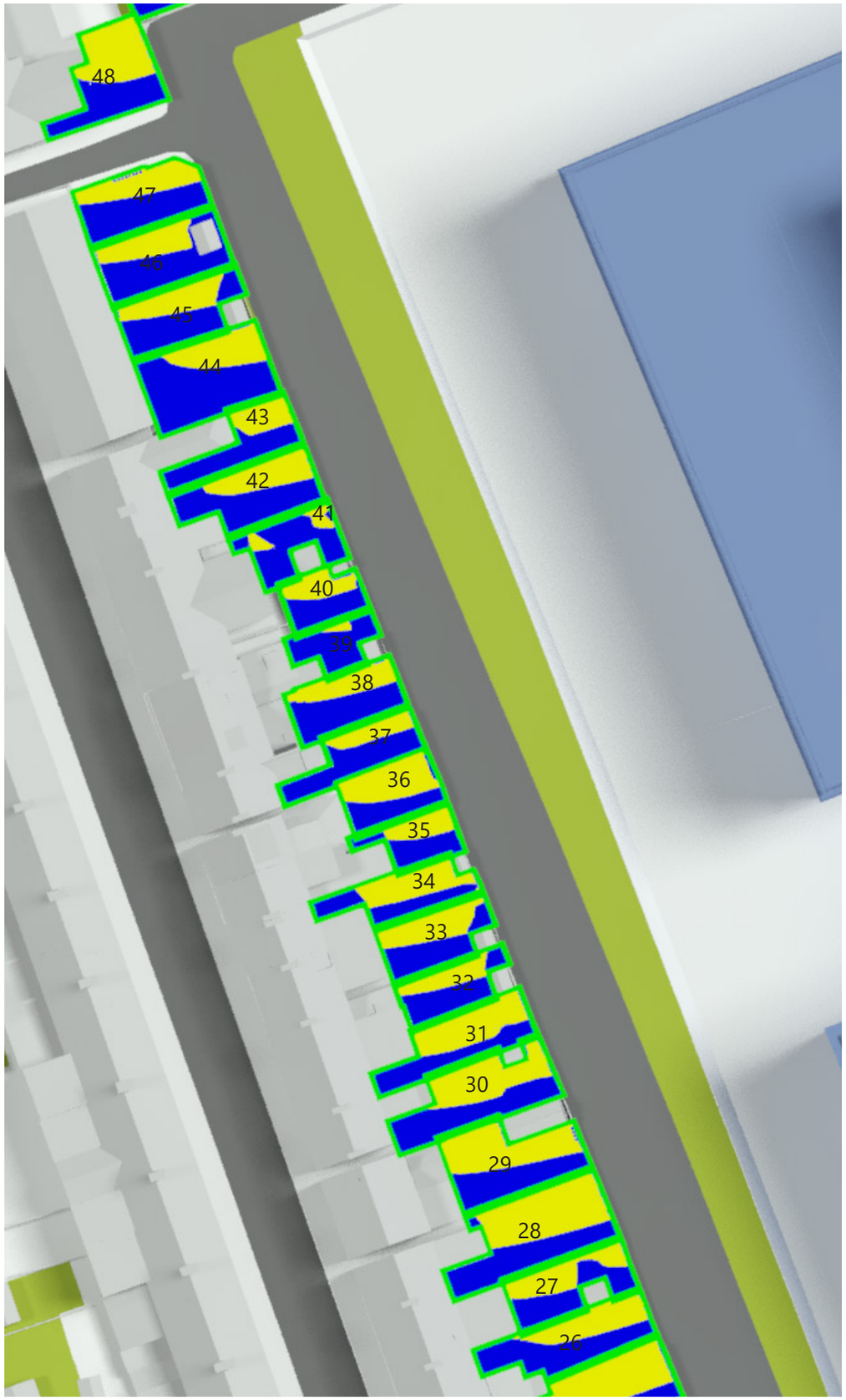

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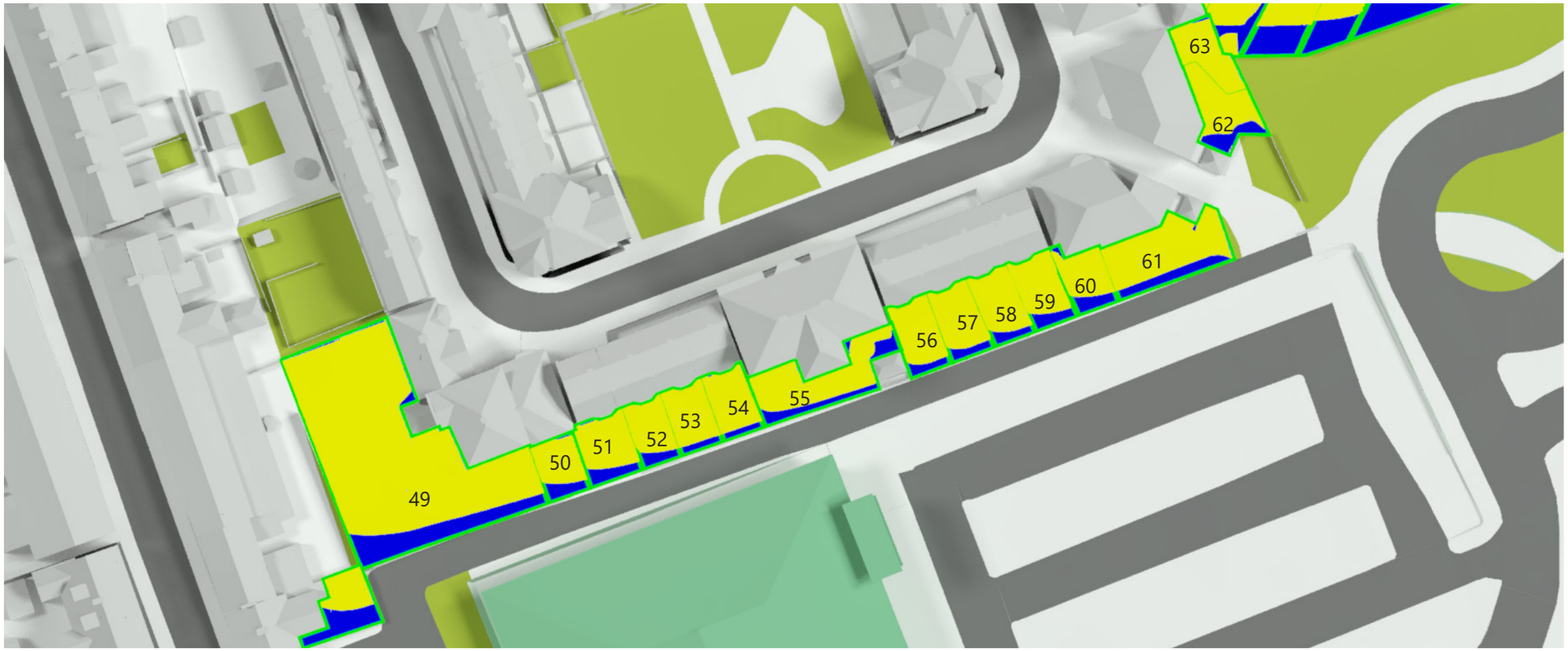

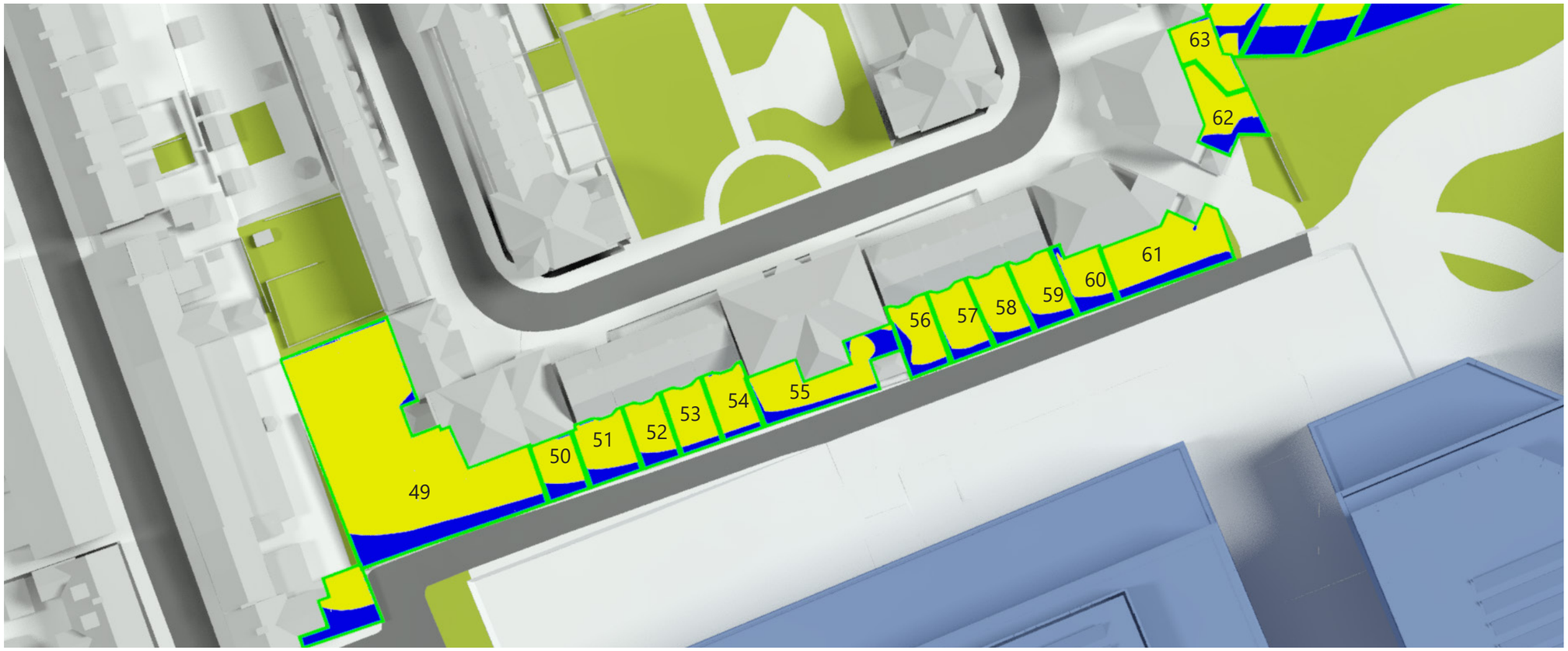

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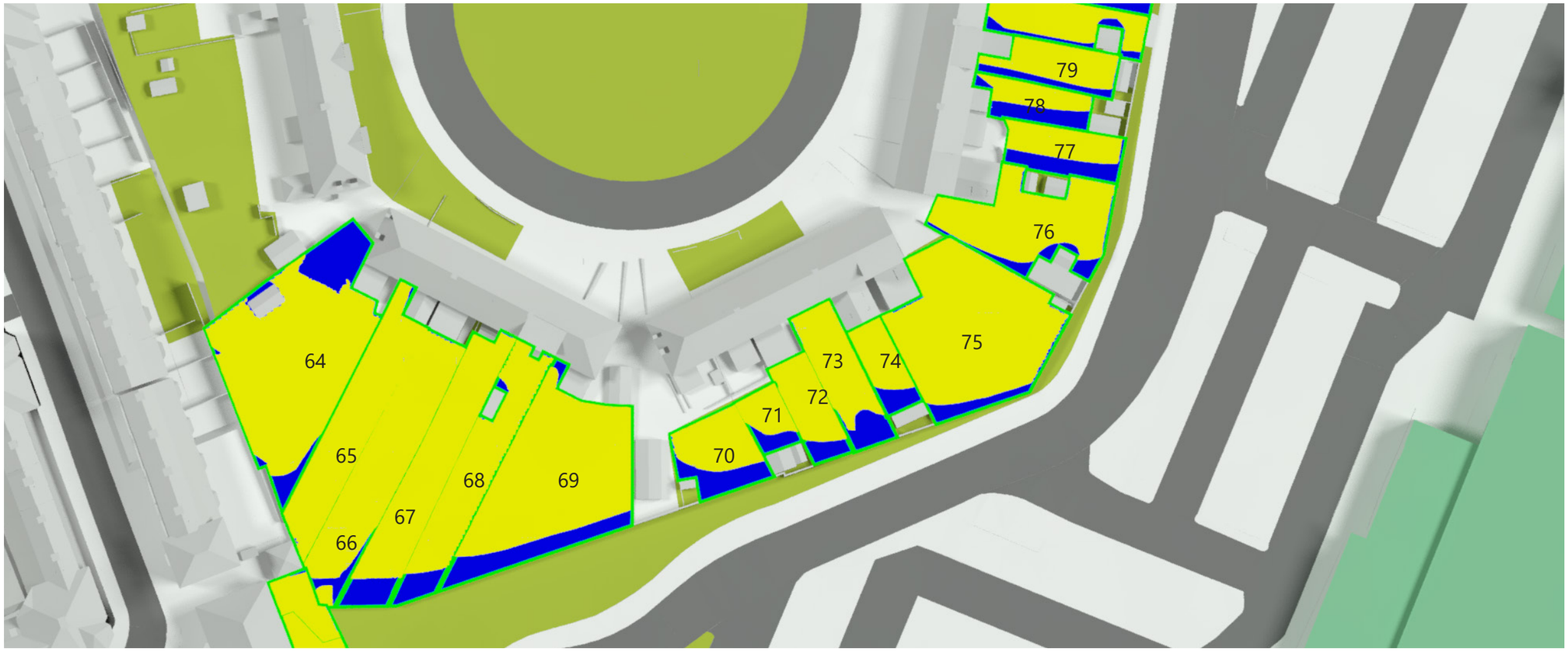

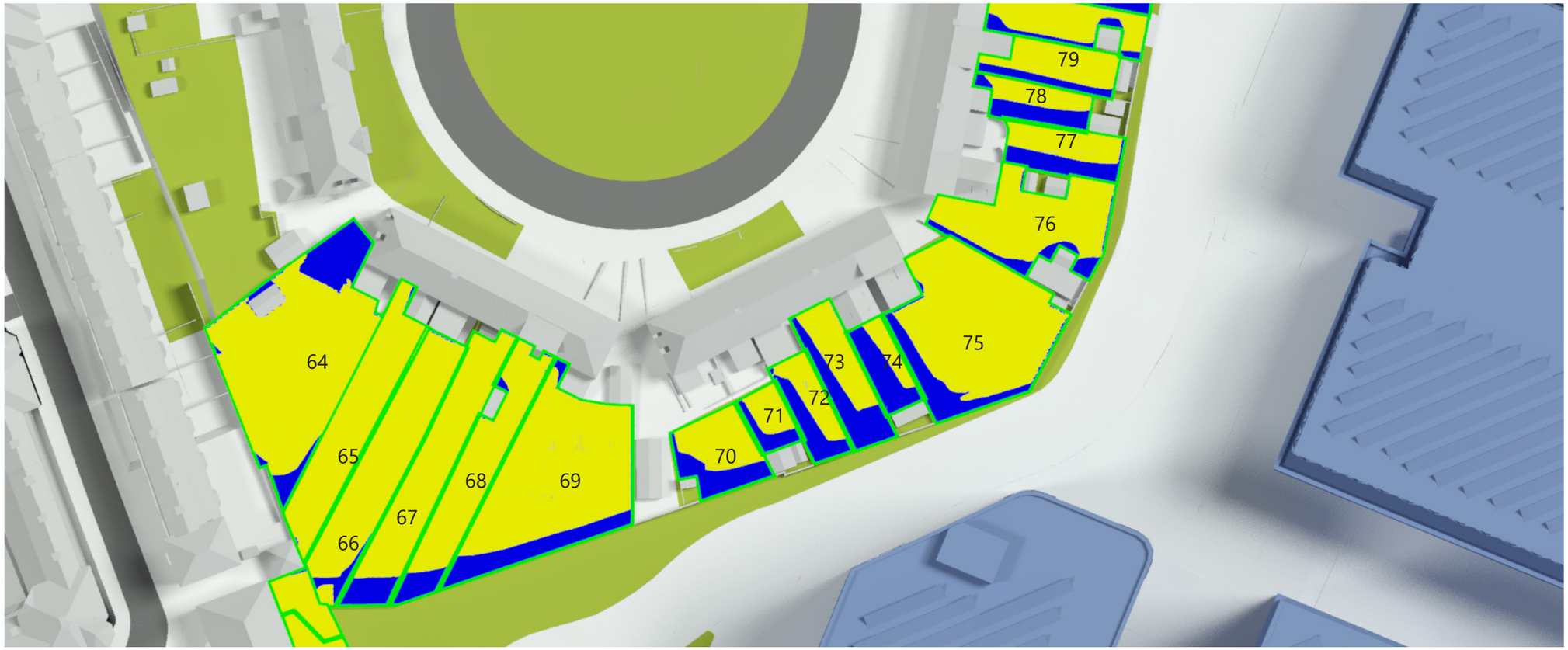

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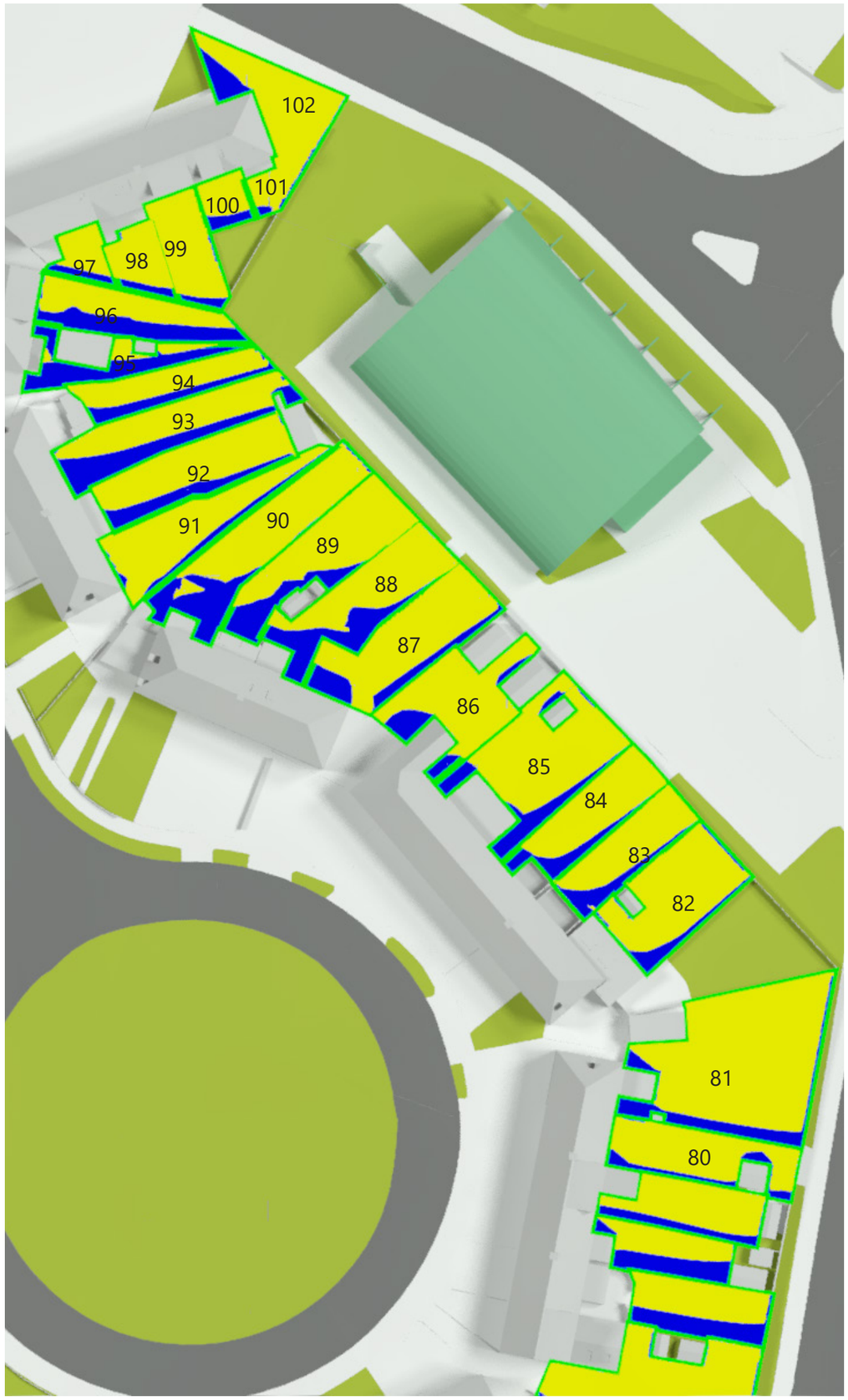

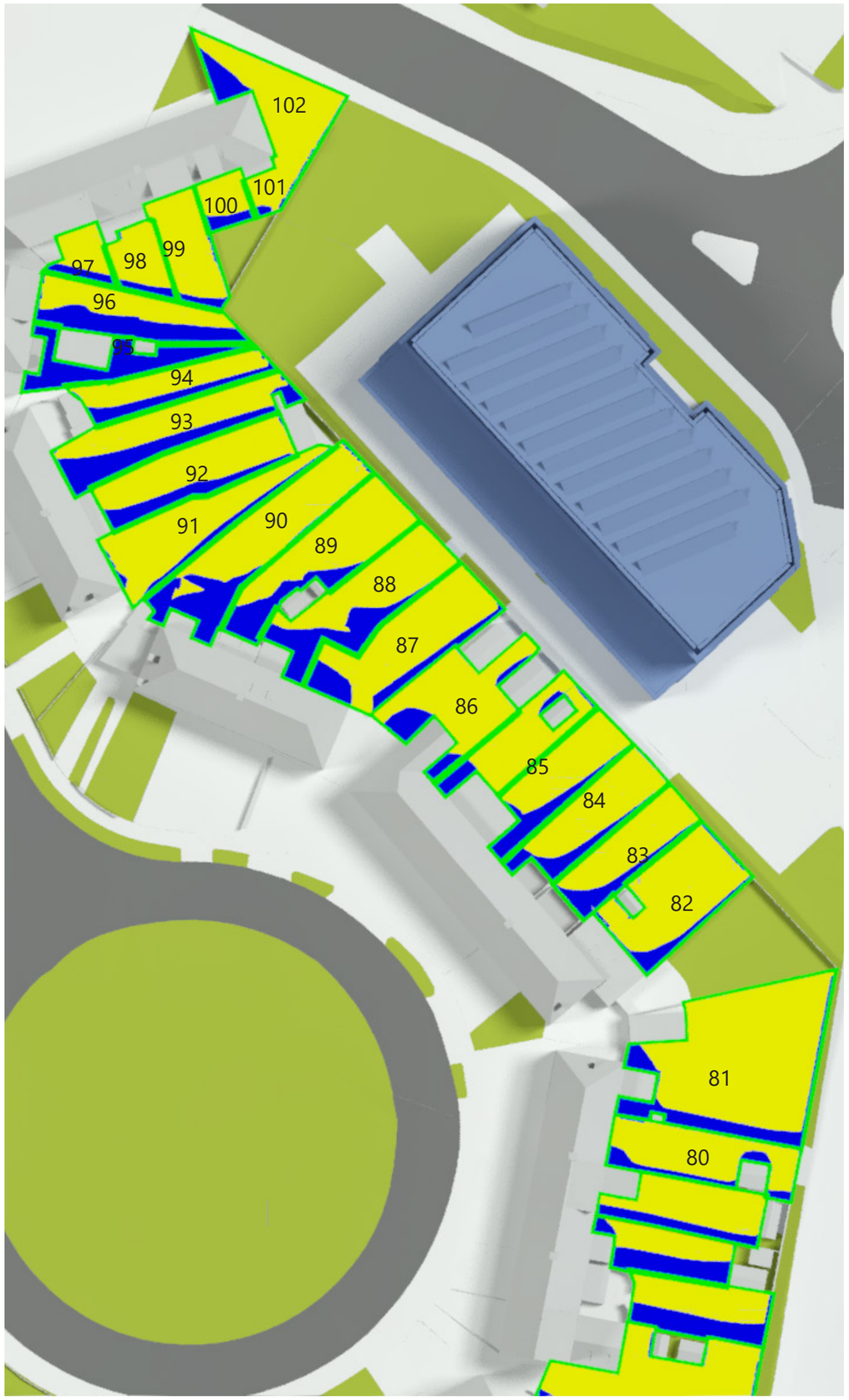

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Received 17/07/2024

NORTH

Key:

- Existing building
- Proposed Illustrative
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Proposed Illustrative 21st March

Drawn	JG	Checked	--
Date	06/08/2024	Project	4802

Rel no.	Prefix	Page no.
05	SA02	05

	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
1	2 York Street	52.35	23.82	45%	23.82	45%	1
2	4 York Street	37.57	14.65	39%	14.65	39%	1
3	6 York Street	34.40	11.21	33%	11.21	33%	1
4	8 York Street	20.59	6.50	32%	6.50	32%	1
5	10 York Street	21.93	5.20	24%	5.20	24%	1
6	12 York Street	40.73	21.65	53%	21.65	53%	1
7	14 York Street	25.43	15.22	60%	15.22	60%	1
8	16 York Street	44.76	16.31	36%	16.31	36%	1
9	18 York Street	48.39	28.80	60%	28.80	60%	1
10	20 York Street	44.18	18.80	43%	18.80	43%	1
11	22 York Street	61.37	35.62	58%	35.62	58%	1
12	24 York Street	47.31	22.94	48%	22.94	48%	1
13	26 York Street	44.77	23.21	52%	23.21	52%	1
14	28 York Street	34.20	19.28	56%	19.28	56%	1
15	30 York Street	41.48	26.15	63%	26.15	63%	1
63	32 York Street	42.69	29.83	70%	29.83	70%	1
17	34 York Street	47.01	29.31	62%	29.31	62%	1
18	36 York Street	38.01	16.52	43%	16.52	43%	1
19	38 York Street	55.63	21.10	38%	21.10	38%	1
20	40 York Street	38.41	20.63	54%	20.63	54%	1
21	42 York Street	54.56	24.64	45%	24.64	45%	1
22	44 York Street	54.97	27.47	50%	27.43	50%	1
23	46 York Street	23.57	11.43	48%	11.42	48%	1
24	48 York Street	36.70	12.89	35%	12.89	35%	1
25	50 York Street	64.73	33.51	52%	33.51	52%	1
26	52 York Street	45.34	17.79	39%	17.79	39%	1
27	54 York Street	35.68	16.46	46%	16.45	46%	1
28	56 York Street	64.69	36.07	56%	35.93	56%	1
29	58 York Street	50.52	27.04	54%	27.04	54%	1
30	62 York Street	50.52	24.48	48%	24.48	48%	1
31	64 York Street	40.03	21.70	54%	21.70	54%	1
32	66 York Street	27.42	10.10	37%	10.10	37%	1
33	68 York Street	34.59	16.96	49%	16.96	49%	1
34	70 York Street	32.50	17.00	52%	16.85	52%	0.99
35	72 York Street	21.97	8.66	39%	8.66	39%	1
36	74 York Street	31.57	17.75	56%	17.75	56%	1
37	76 York Street	31.63	9.52	30%	9.52	30%	1
38	78 York Street	34.77	12.20	35%	12.20	35%	1
39	80 York Street	19.15	1.83	10%	1.83	10%	1
40	80A York Street	21.72	8.82	41%	8.82	41%	1
41	80B York Street	27.66	4.90	18%	4.90	18%	1
42	82 York Street	43.82	16.81	38%	16.66	38%	0.99
43	84 York Street	29.97	9.71	32%	9.71	32%	1
44	86 York Street	57.62	17.45	30%	16.98	29%	0.97
45	88 York Street	38.61	15.51	40%	15.51	40%	1
46	90 York Street	46.90	14.82	32%	14.82	32%	1
47	90A York Street	41.60	15.18	36%	15.18	36%	1
48	92 York Street	40.24	21.21	53%	21.21	53%	1
49	213-221 St Matthew's Gardens	422.12	372.26	88%	372.26	88%	1
50	211 St Matthew's Gardens	34.53	26.74	77%	26.73	77%	1
51	209 St Matthew's Gardens	46.46	37.43	81%	37.22	80%	0.99

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	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
52	207 St Matthew's Gardens	34.65	28.57	82%	27.60	80%	0.97
53	205 St Matthew's Gardens	37.96	34.16	90%	34.16	90%	1
54	203 St Matthew's Gardens	37.34	33.83	91%	33.82	91%	1
55	177-201 St Matthew's Gardens	80.78	63.26	78%	58.10	72%	0.92
56	175 St Matthew's Gardens	40.41	35.76	88%	31.19	77%	0.87
57	173 St Matthew's Gardens	42.22	36.79	87%	35.40	84%	0.96
58	171 St Matthew's Gardens	41.43	36.12	87%	34.93	84%	0.97
59	169 St Matthew's Gardens	42.99	34.90	81%	32.95	77%	0.94
60	163-167 St Matthew's Gardens	36.45	28.11	77%	25.62	70%	0.91
61	163-167 St Matthew's Gardens	91.05	74.12	81%	73.13	80%	0.99
62	157-161 St Matthew's Gardens	35.85	37.48	78%	35.49	74%	0.95
63	157-161 St Matthew's Gardens	48.08	35.45	99%	35.45	99%	1
64	28 Silverwood Close	411.20	333.19	81%	332.82	81%	1
65	29 Silverwood Close	174.85	174.08	100%	174.03	100%	1
66	30 Silverwood Close	215.42	202.87	94%	202.87	94%	1
67	31 Silverwood Close	197.06	174.79	89%	174.79	89%	1
68	32 Silverwood Close	168.86	142.65	84%	142.42	84%	1
69	33 Silverwood Close	349.80	294.23	84%	294.23	84%	1
70	34 Silverwood Close	92.57	62.91	68%	58.26	63%	0.93
71	35 Silverwood Close	42.50	30.18	71%	25.78	61%	0.85
72	36 Silverwood Close	68.74	57.16	83%	37.15	54%	0.65
73	37 Silverwood Close	103.04	81.07	79%	53.66	52%	0.66
74	38 Silverwood Close	58.78	45.26	77%	20.05	34%	0.44
75	39 Silverwood Close	332.58	313.62	94%	281.17	85%	0.9
76	40 Silverwood Close	187.15	164.56	88%	159.73	85%	0.97
77	41 Silverwood Close	82.26	51.57	63%	48.95	59%	0.95
78	42 Silverwood Close	67.55	36.79	54%	34.57	51%	0.94
79	43 Silverwood Close	78.01	60.04	77%	57.79	74%	0.96
80	44 Silverwood Close	93.15	78.99	85%	76.25	82%	0.97
81	45 Silverwood Close	269.63	231.71	86%	226.26	84%	0.98
82	46 Silverwood Close	118.72	104.01	88%	103.80	87%	1
83	47 Silverwood Close	81.86	61.34	75%	61.20	75%	1
84	48 Silverwood Close	91.43	70.76	77%	70.75	77%	1
85	49 Silverwood Close	87.20	62.34	71%	62.34	71%	1
86	50 Silverwood Close	70.92	61.08	86%	60.69	86%	0.99
87	51 Silverwood Close	103.60	85.91	83%	85.05	82%	0.99
88	52 Silverwood Close	137.79	107.87	78%	106.64	77%	0.99
89	53 Silverwood Close	125.07	80.13	64%	79.62	64%	0.99
90	54 Silverwood Close	124.24	93.32	75%	93.32	75%	1
91	55 Silverwood Close	148.16	102.21	69%	102.21	69%	1
92	56 Silverwood Close	114.17	95.74	84%	95.74	84%	1
93	57 Silverwood Close	114.56	86.41	75%	86.41	75%	1
94	58 Silverwood Close	121.68	72.22	59%	72.15	59%	1
95	59 Silverwood Close	74.10	49.16	66%	49.01	66%	1
96	60 Silverwood Close	54.23	9.63	18%	9.62	18%	1
97	61 Silverwood Close	97.32	55.96	57%	52.27	54%	0.93
98	62 Silverwood Close	28.72	20.95	73%	20.11	70%	0.96
99	63 Silverwood Close	40.83	33.90	83%	33.59	82%	0.99
100	64 Silverwood Close	63.97	57.64	90%	57.44	90%	1
101	65 and 65A Silverwood Close	26.85	20.39	76%	20.39	76%	1
102	65 and 65A Silverwood Close	113.16	98.10	87%	97.99	87%	1

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NORTH

Key:

- Existing building
- Proposed Illustrative
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

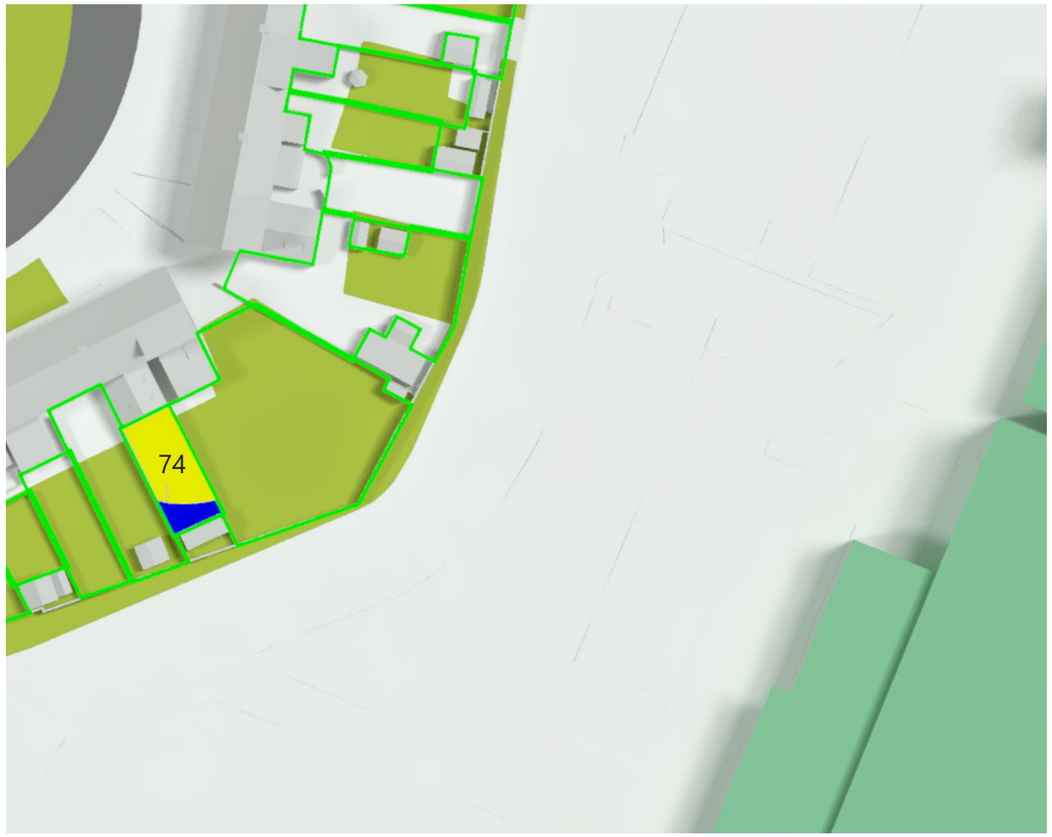
Project: Project Otter Cambridge

Title: Sunlight Amenity Study Existing vs Proposed Illustrative 21st March

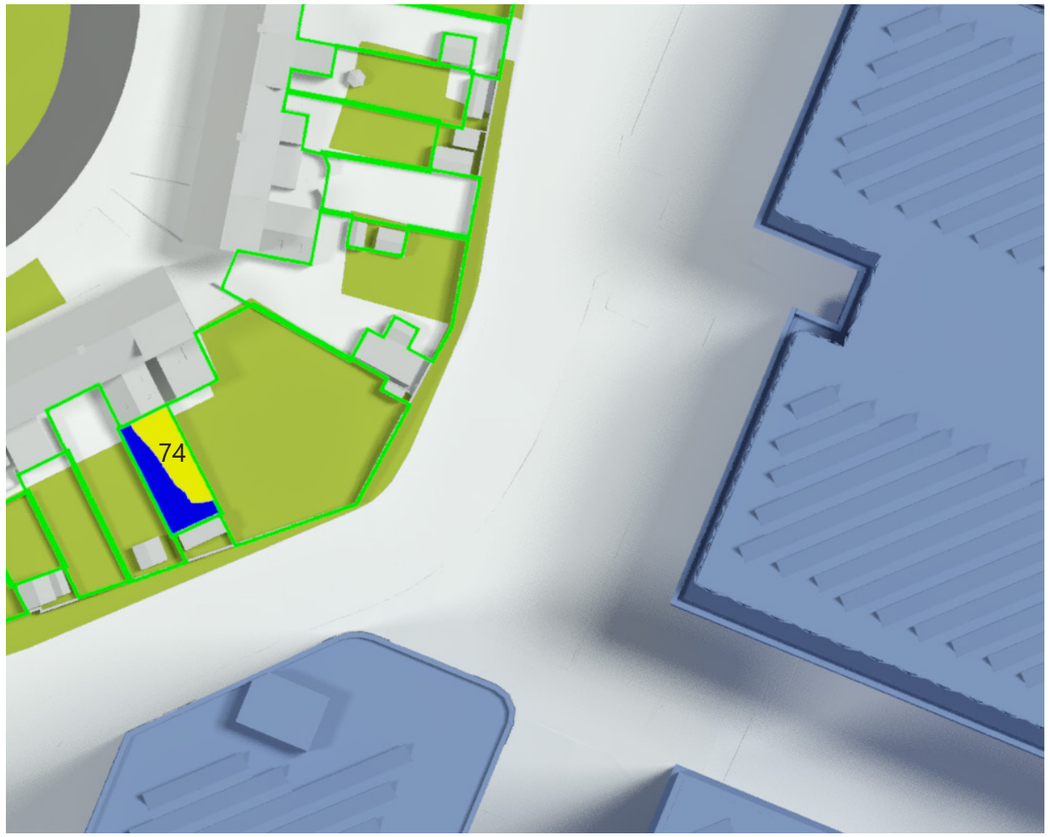
Drawn: JG | Checked: --

Date: 06/08/2024 | Project: 4802

Rel no.: 05 | Prefix: SA02 | Page no.: 06



Existing Scenario



Proposed Illustrative Scenario

	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
74	38 Silverwood Close	58.78	47.11	80%	29.15	50%	0.62

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NORTH

Key:

- Existing building
- Proposed Max Parameter
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

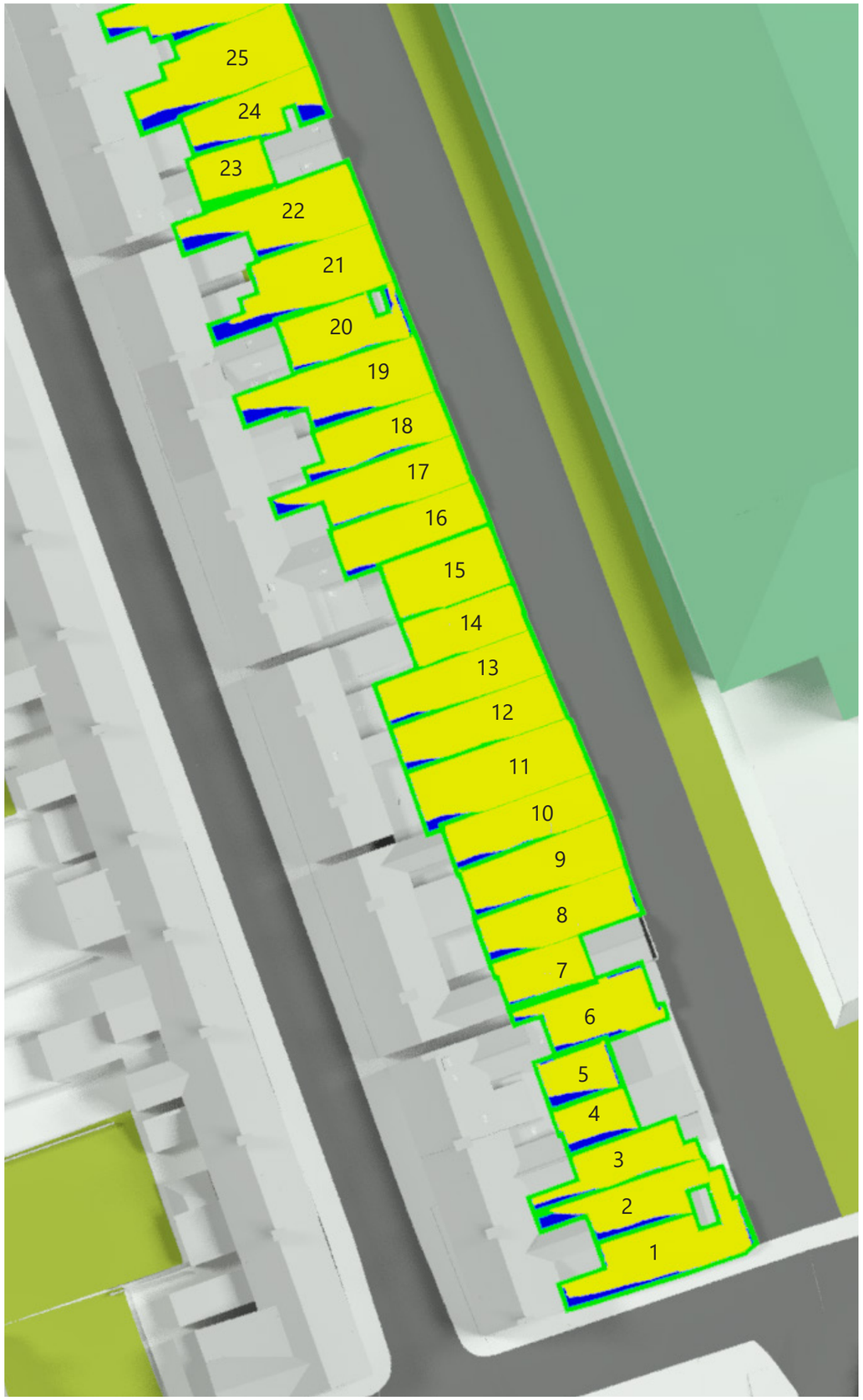
Project: Project Otter Cambridge

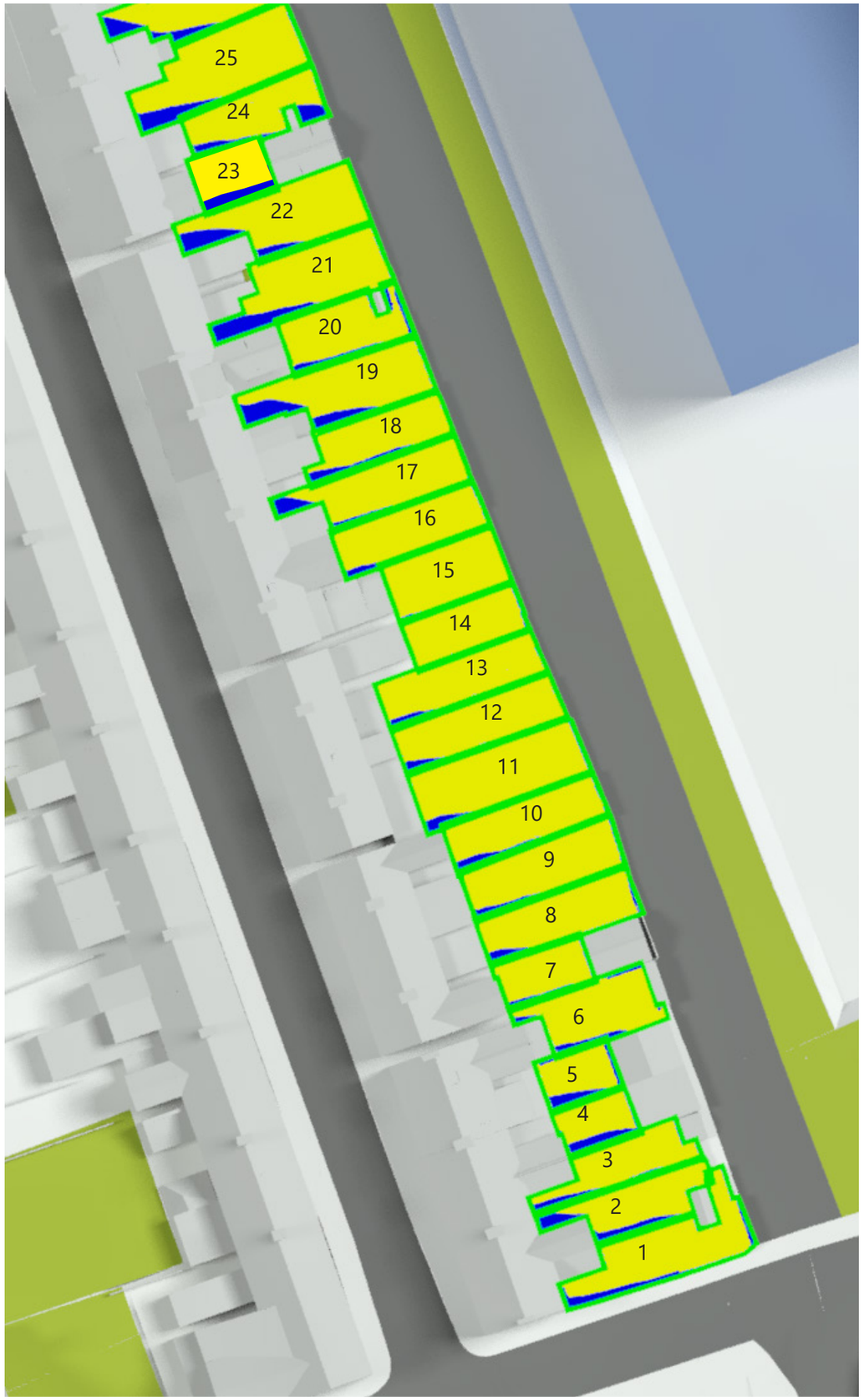
Title: Sunlight Amenity Study Existing vs Proposed Illustrative 28th March

Drawn: JG | Checked: --

Date: 07/08/2024 | Project: 4802

Rel no.: 05 | Prefix: SA02 | Page no.: 01





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NORTH

Key:

- Existing building
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- Area receiving more than two hours of sun on March 21st
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Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st June
Drawn	JG
Checked	--
Date	06/08/2024
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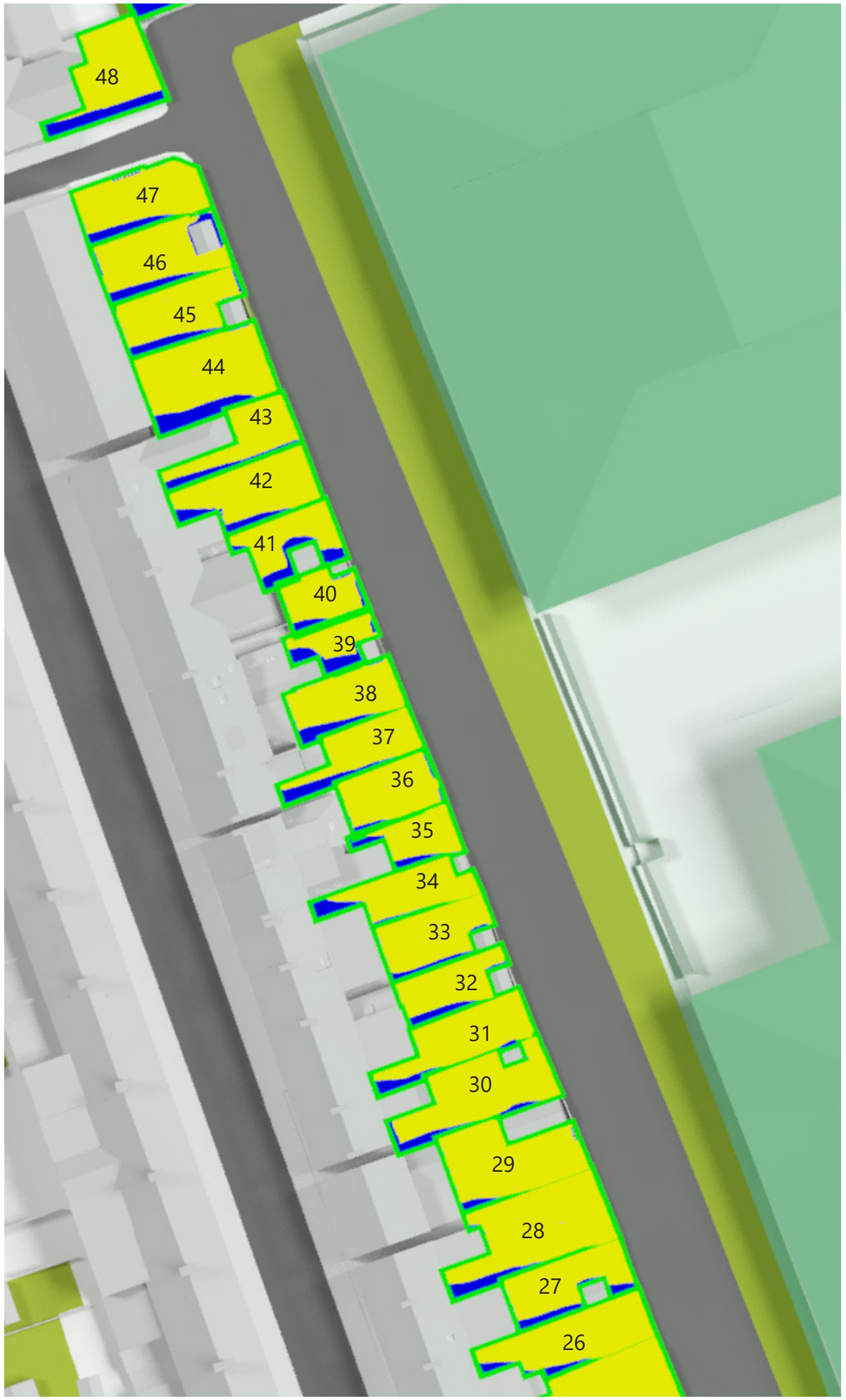
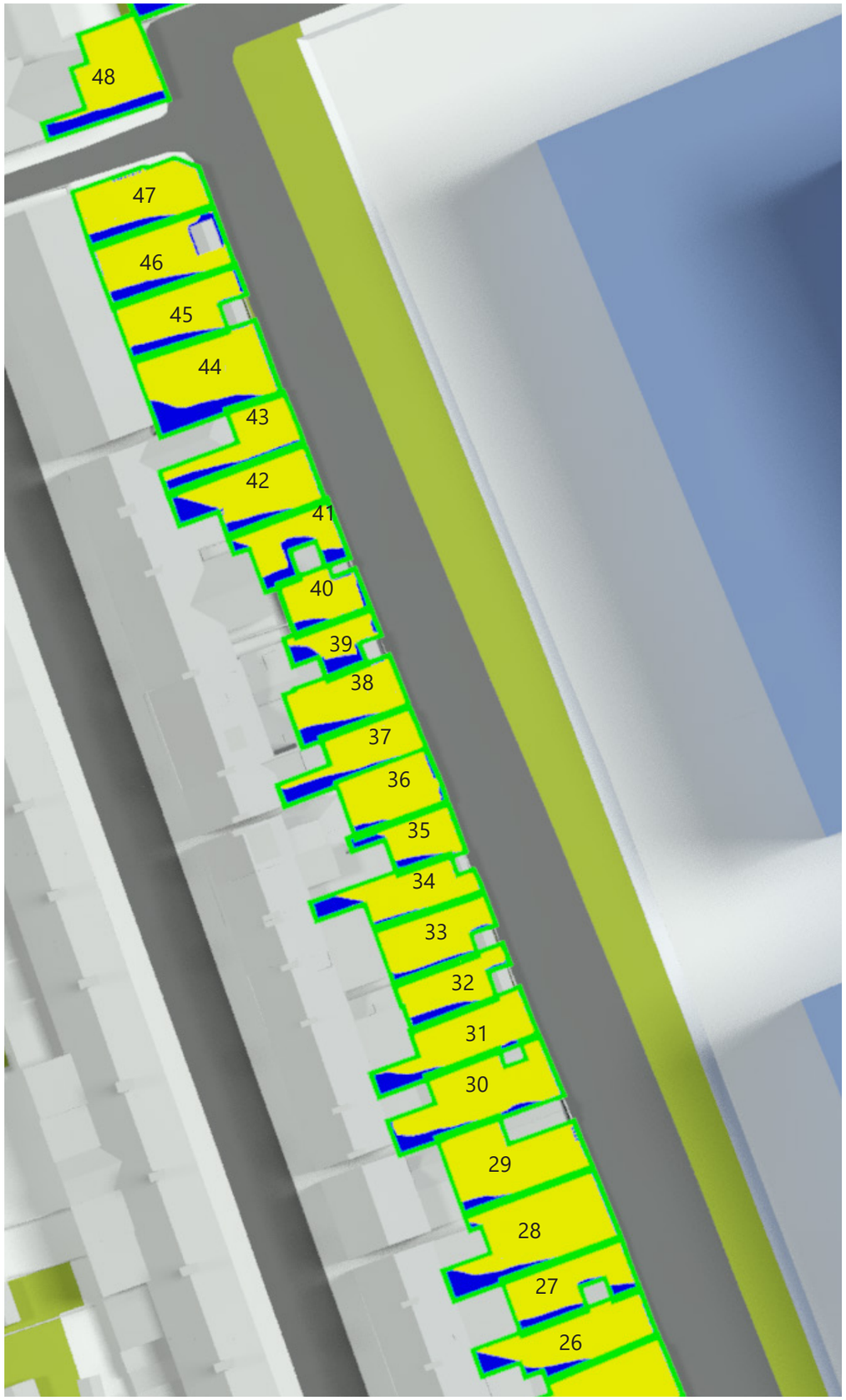
Prefix	SA03
Page no.	01





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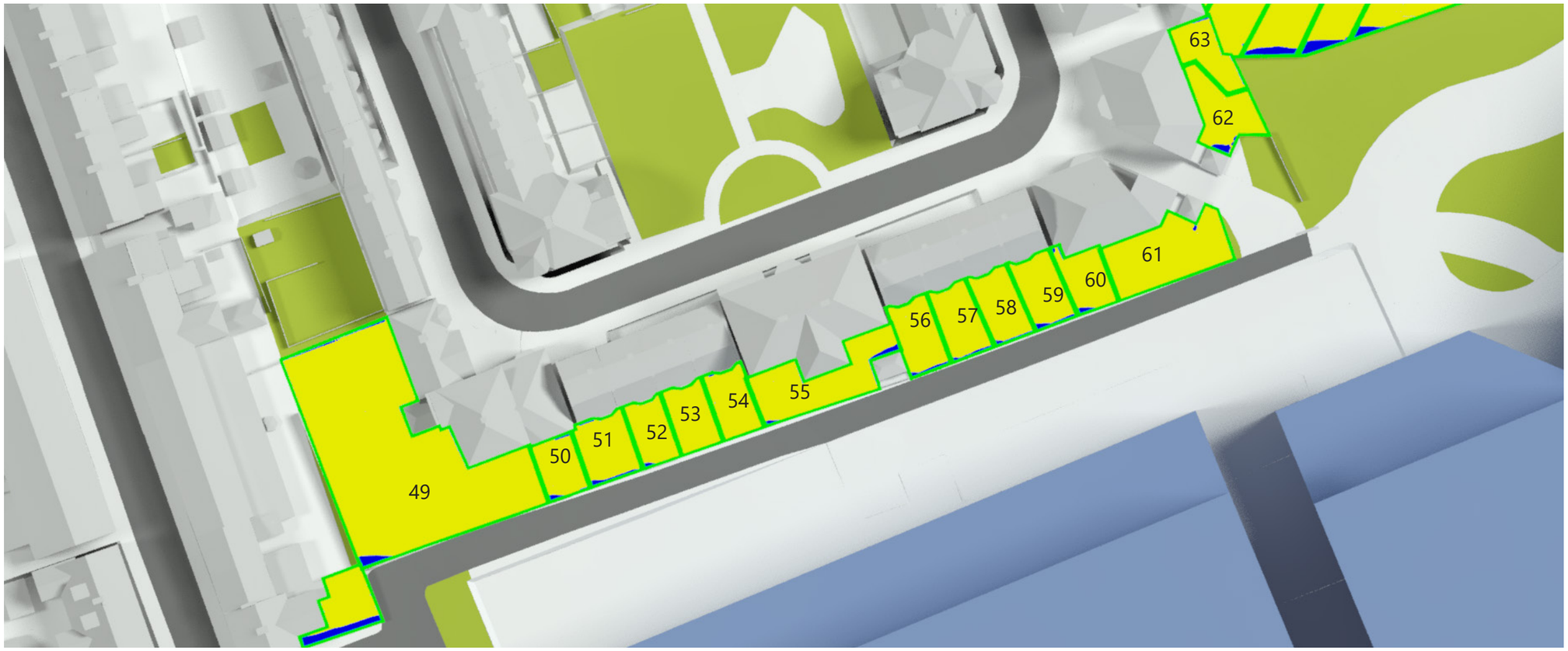
Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st June
Drawn	JG
Checked	--
Date	06/08/2024
Project	4802
Rel no.	05
Prefix	SA03
Page no.	02



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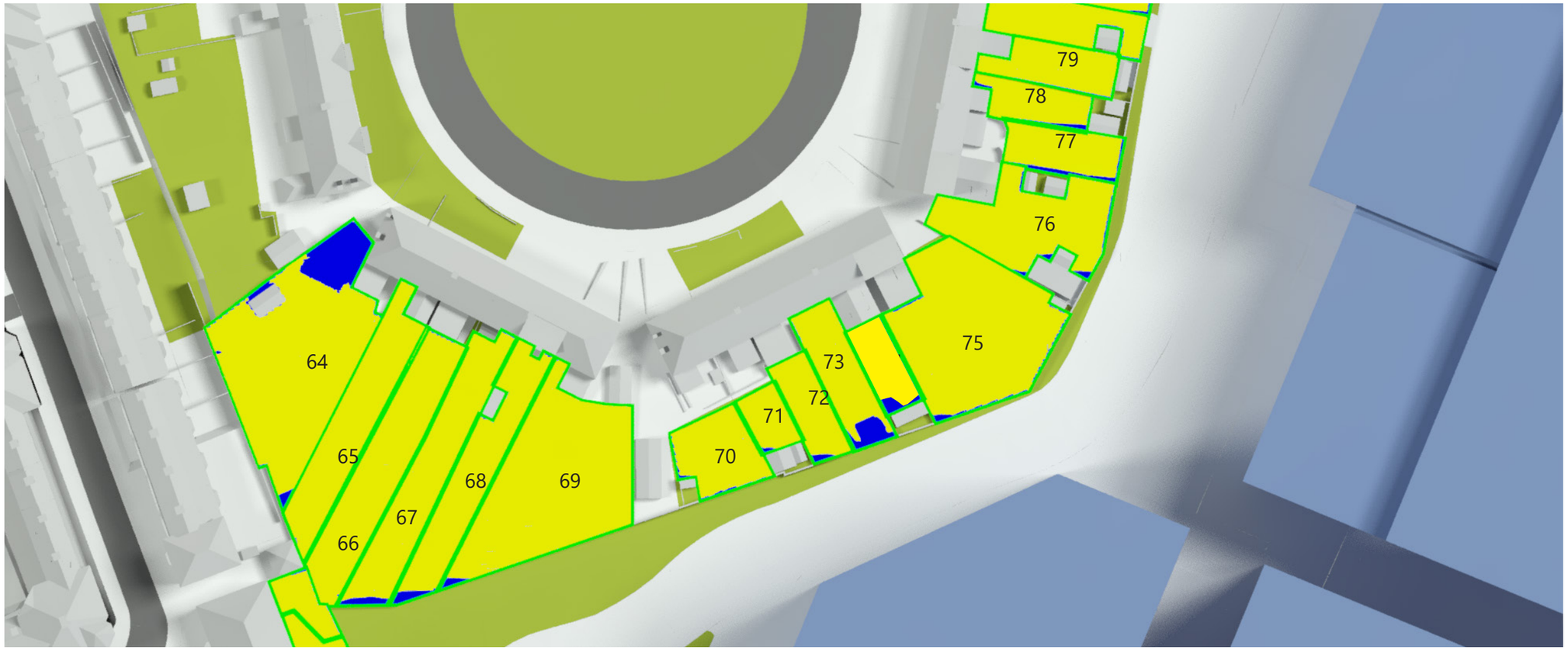
Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st June
Drawn	JG
Checked	--
Date	06/08/2024
Project	4802
Rel no.	05
Prefix	SA03
Page no.	03



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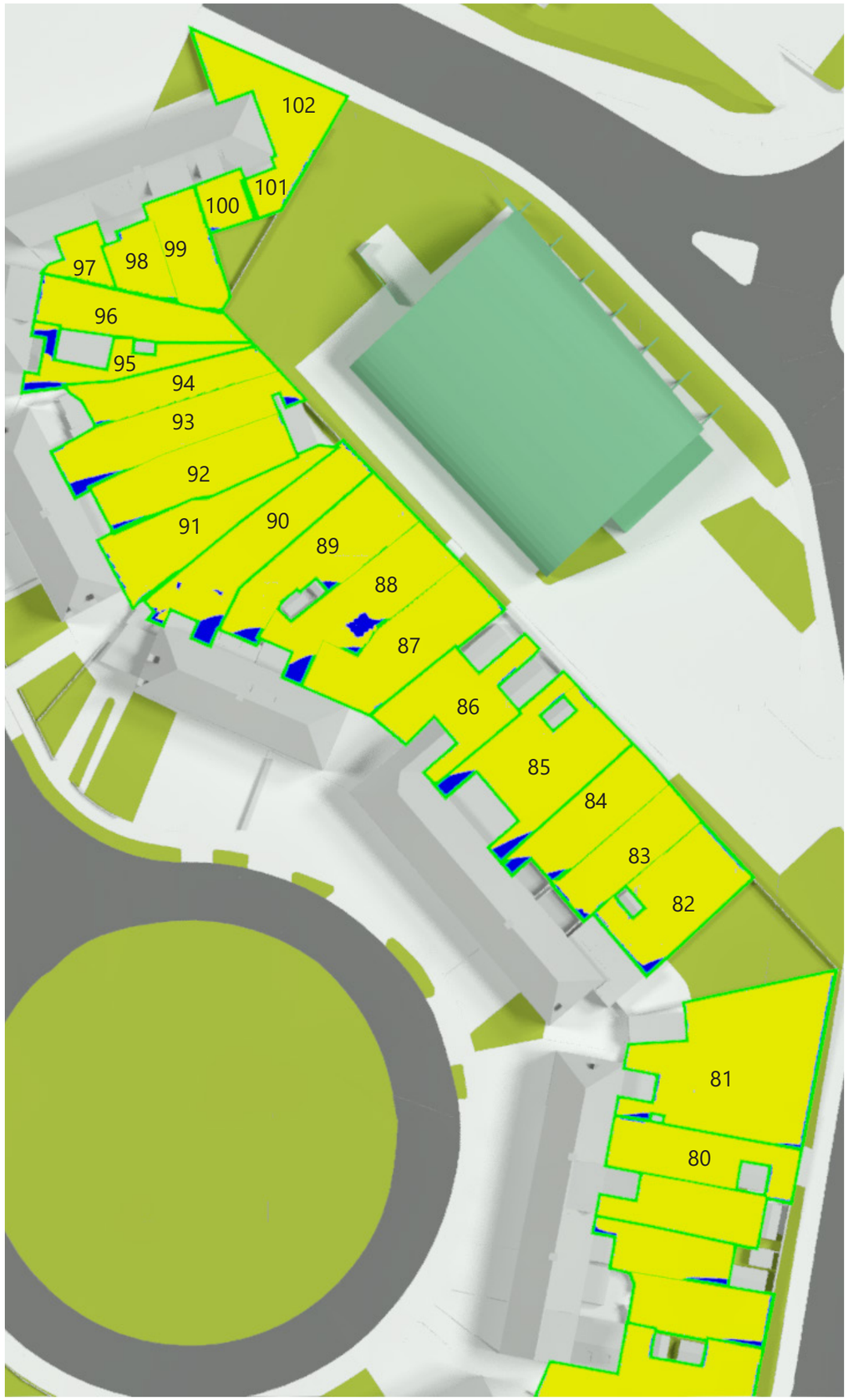
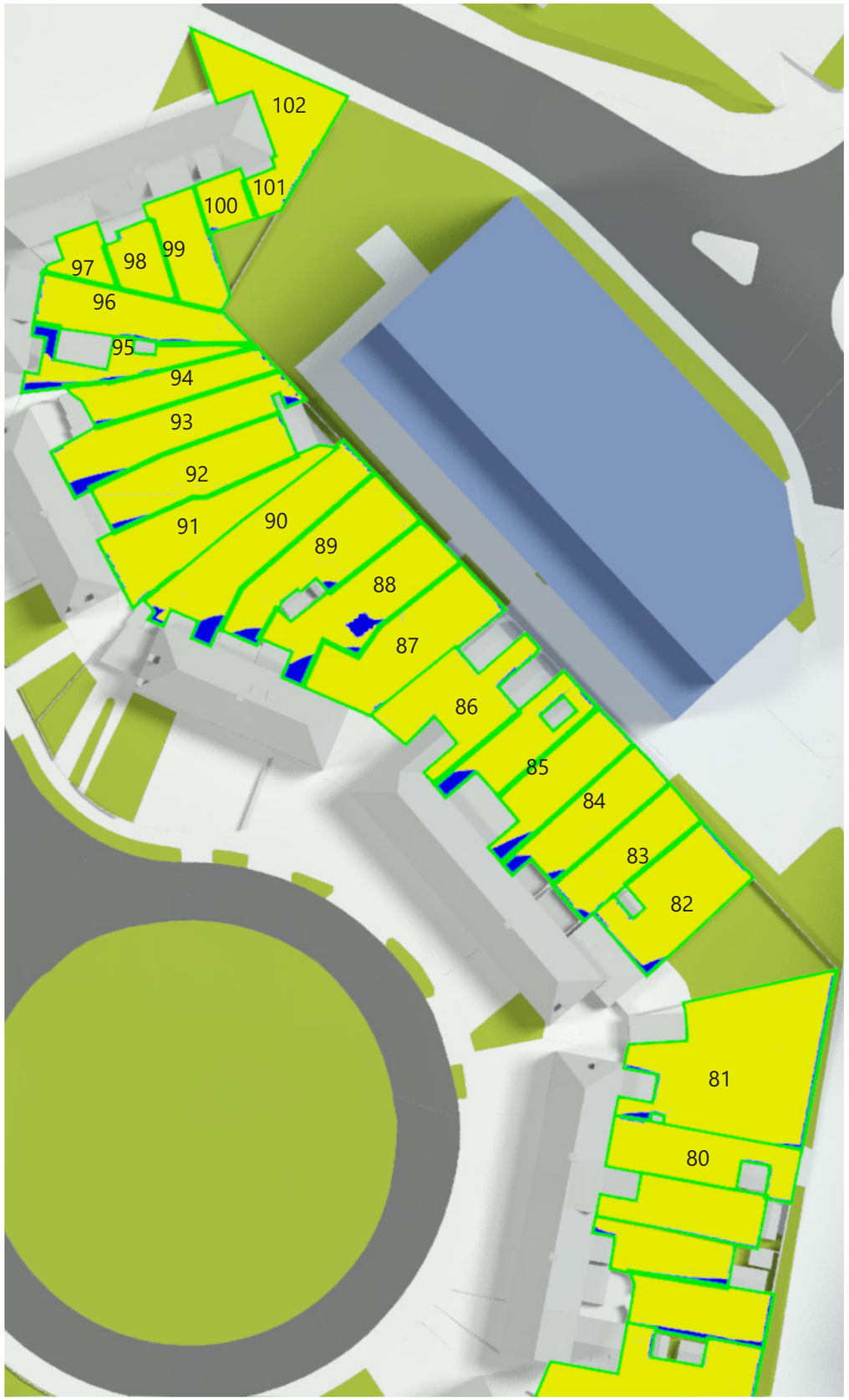
Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st June

Drawn	JG	Checked	--
Date	06/08/2024	Project	4802

Rel no.	Prefix	Page no.
05	SA03	04





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Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Max Parameter 21st June
Drawn	JG
Checked	--
Date	06/08/2024
Project	4802
Rel no.	05
Prefix	SA03
Page no.	05

	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
1	2 York Street	52.35	47.60	91%	47.60	91%	1
2	4 York Street	37.57	30.10	80%	30.10	80%	1
3	6 York Street	34.40	29.14	85%	29.14	85%	1
4	8 York Street	20.59	15.65	76%	15.65	76%	1
5	10 York Street	21.93	16.39	75%	16.39	75%	1
6	12 York Street	40.73	36.85	90%	36.85	90%	1
7	14 York Street	25.43	22.83	90%	22.83	90%	1
8	16 York Street	44.76	41.95	94%	41.95	94%	1
9	18 York Street	48.39	45.12	93%	45.12	93%	1
10	20 York Street	44.18	40.02	91%	40.01	91%	1
11	22 York Street	61.37	58.66	96%	58.51	95%	1
12	24 York Street	47.31	44.01	93%	43.94	93%	1
13	26 York Street	44.77	41.74	93%	41.64	93%	1
14	28 York Street	34.20	32.75	96%	32.73	96%	1
15	30 York Street	41.48	40.60	98%	40.57	98%	1
63	32 York Street	42.69	40.14	94%	40.10	94%	1
17	34 York Street	47.01	43.28	92%	42.03	89%	0.97
18	36 York Street	38.01	33.29	88%	32.66	86%	0.98
19	38 York Street	55.63	48.25	87%	45.59	82%	0.94
20	40 York Street	38.41	32.50	85%	31.90	83%	0.98
21	42 York Street	54.56	47.99	88%	46.11	85%	0.96
22	44 York Street	54.97	48.99	89%	47.07	86%	0.96
23	46 York Street	23.57	19.15	81%	19.15	81%	1
24	48 York Street	36.70	31.13	85%	31.09	85%	1
25	50 York Street	64.73	58.72	91%	57.76	89%	0.98
26	52 York Street	45.34	41.12	91%	38.92	86%	0.95
27	54 York Street	35.68	29.44	83%	29.41	82%	1
28	56 York Street	64.69	57.68	89%	54.86	85%	0.95
29	58 York Street	50.52	47.54	94%	46.98	93%	0.99
30	62 York Street	50.52	45.03	89%	44.00	87%	0.98
31	64 York Street	40.03	34.76	87%	33.11	83%	0.95
32	66 York Street	27.42	22.61	82%	22.53	82%	1
33	68 York Street	34.59	30.46	88%	30.46	88%	1
34	70 York Street	32.50	27.17	84%	26.17	81%	0.96
35	72 York Street	21.97	17.00	77%	16.79	76%	0.99
36	74 York Street	31.57	28.30	90%	28.12	89%	0.99
37	76 York Street	31.63	24.56	78%	24.01	76%	0.98
38	78 York Street	34.77	28.75	83%	28.51	82%	0.99
39	80 York Street	19.15	13.12	69%	12.80	67%	0.98
40	80A York Street	21.72	18.06	83%	17.97	83%	1
41	80B York Street	27.66	21.21	77%	20.71	75%	0.98
42	82 York Street	43.82	37.19	85%	35.01	80%	0.94
43	84 York Street	29.97	22.91	76%	22.36	75%	0.98
44	86 York Street	57.62	48.53	84%	45.86	80%	0.94
45	88 York Street	38.61	32.11	83%	31.98	83%	1
46	90 York Street	46.90	33.36	71%	32.91	70%	0.99
47	90A York Street	41.60	35.26	85%	35.24	85%	1
48	92 York Street	40.24	32.36	80%	32.36	80%	1
49	213-221 St Matthew's Gardens	422.12	417.55	99%	417.55	99%	1
50	211 St Matthew's Gardens	34.53	33.21	96%	33.21	96%	1
51	209 St Matthew's Gardens	46.46	44.66	96%	44.66	96%	1

	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
52	207 St Matthew's Gardens	34.65	34.11	98%	34.11	98%	1
53	205 St Matthew's Gardens	37.96	37.96	100%	37.96	100%	1
54	203 St Matthew's Gardens	37.34	37.22	100%	37.22	100%	1
55	177-201 St Matthew's Gardens	80.78	78.47	97%	78.47	97%	1
56	175 St Matthew's Gardens	40.41	39.15	97%	39.15	97%	1
57	173 St Matthew's Gardens	42.22	41.09	97%	41.06	97%	1
58	171 St Matthew's Gardens	41.43	40.47	98%	40.47	98%	1
59	169 St Matthew's Gardens	42.99	40.26	94%	40.26	94%	1
60	163-167 St Matthew's Gardens	36.45	35.16	96%	35.01	96%	1
61	163-167 St Matthew's Gardens	91.05	89.86	99%	89.86	99%	1
62	157-161 St Matthew's Gardens	35.85	46.36	96%	46.36	96%	1
63	157-161 St Matthew's Gardens	48.08	35.54	99%	35.54	99%	1
64	28 Silverwood Close	411.20	346.74	84%	346.74	84%	1
65	29 Silverwood Close	174.85	174.72	100%	174.72	100%	1
66	30 Silverwood Close	215.42	214.75	100%	214.75	100%	1
67	31 Silverwood Close	197.06	191.85	97%	191.85	97%	1
68	32 Silverwood Close	168.86	158.88	94%	158.88	94%	1
69	33 Silverwood Close	349.80	347.16	99%	347.16	99%	1
70	34 Silverwood Close	92.57	90.61	98%	90.52	98%	1
71	35 Silverwood Close	42.50	41.50	98%	41.50	98%	1
72	36 Silverwood Close	68.74	66.95	97%	66.92	97%	1
73	37 Silverwood Close	103.04	90.62	88%	88.71	86%	0.98
74	38 Silverwood Close	58.78	58.78	100%	58.78	100%	1
75	39 Silverwood Close	332.58	327.95	99%	327.37	98%	1
76	40 Silverwood Close	187.15	182.87	98%	182.86	98%	1
77	41 Silverwood Close	82.26	78.70	96%	74.24	90%	0.94
78	42 Silverwood Close	67.55	62.75	93%	60.63	90%	0.97
79	43 Silverwood Close	78.01	75.55	97%	74.38	95%	0.98
80	44 Silverwood Close	93.15	92.19	99%	91.83	99%	1
81	45 Silverwood Close	269.63	262.37	97%	258.43	96%	0.98
82	46 Silverwood Close	118.72	113.70	96%	113.56	96%	1
83	47 Silverwood Close	81.86	79.20	97%	78.90	96%	1
84	48 Silverwood Close	91.43	87.18	95%	86.75	95%	1
85	49 Silverwood Close	87.20	81.75	94%	81.75	94%	1
86	50 Silverwood Close	70.92	65.26	92%	64.56	91%	0.99
87	51 Silverwood Close	103.60	102.96	99%	102.75	99%	1
88	52 Silverwood Close	137.79	135.97	99%	135.93	99%	1
89	53 Silverwood Close	125.07	111.17	89%	111.13	89%	1
90	54 Silverwood Close	124.24	118.90	96%	118.90	96%	1
91	55 Silverwood Close	148.16	139.79	94%	139.47	94%	1
92	56 Silverwood Close	114.17	112.22	98%	112.18	98%	1
93	57 Silverwood Close	114.56	111.75	98%	111.01	97%	0.99
94	58 Silverwood Close	121.68	114.08	94%	112.92	93%	0.99
95	59 Silverwood Close	74.10	70.79	96%	70.18	95%	0.99
96	60 Silverwood Close	54.23	46.08	85%	42.93	79%	0.93
97	61 Silverwood Close	97.32	96.29	99%	92.34	95%	0.96
98	62 Silverwood Close	28.72	27.92	97%	27.92	97%	1
99	63 Silverwood Close	40.83	39.41	97%	39.41	97%	1
100	64 Silverwood Close	63.97	62.43	98%	61.76	97%	0.99
101	65 and 65A Silverwood Close	26.85	26.42	98%	26.42	98%	1
102	65 and 65A Silverwood Close	113.16	112.27	99%	112.27	99%	1

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Sources of information

Greenhatch Group
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NORTH

Key:

- Existing building
- Proposed Max Parameter
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

Project: Project Otter Cambridge

Title: Sunlight Amenity Study Existing vs Max Parameter 21st June

Drawn: JG | Checked: --

Date: 06/08/2024 | Project: 4802

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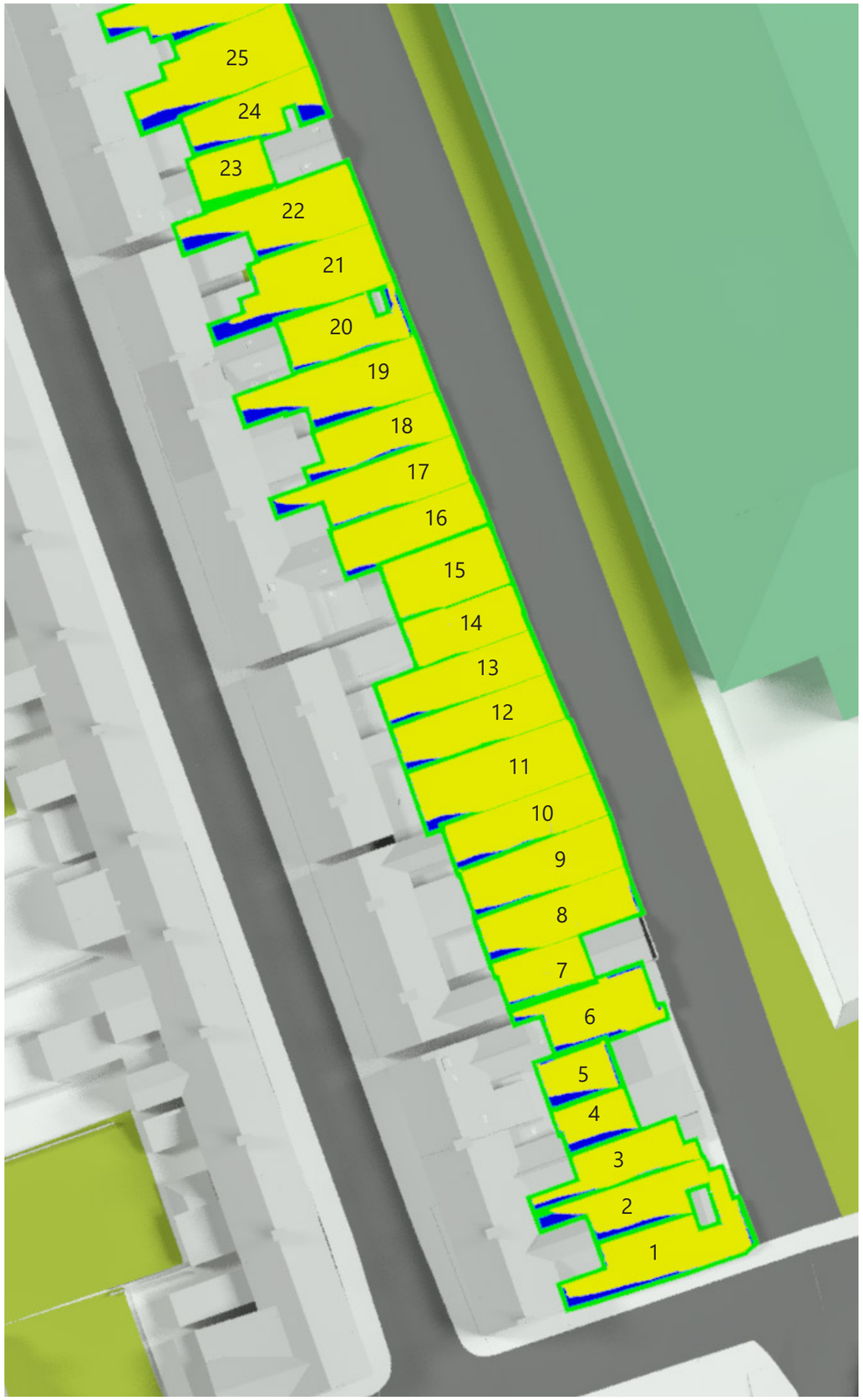

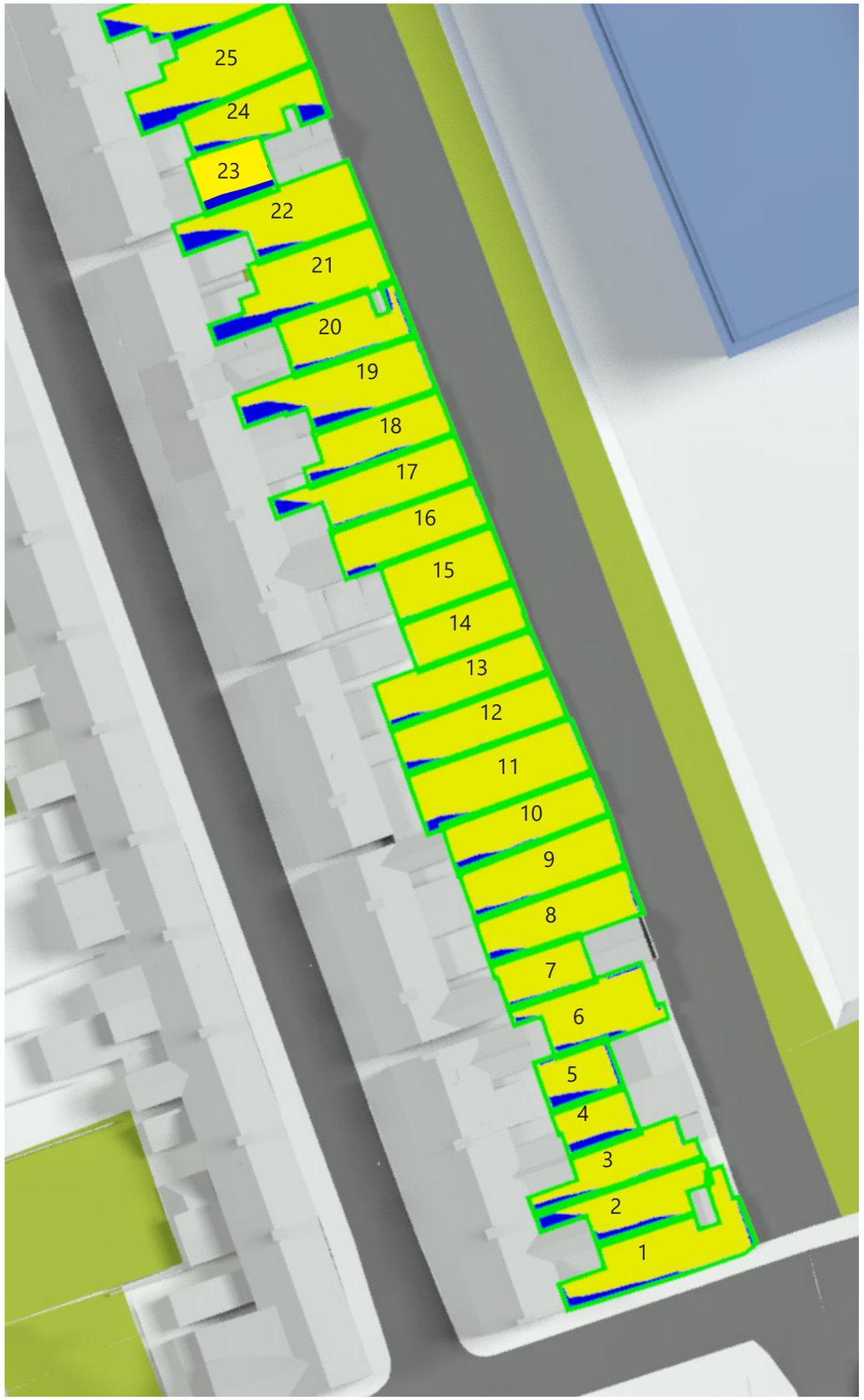

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NORTH

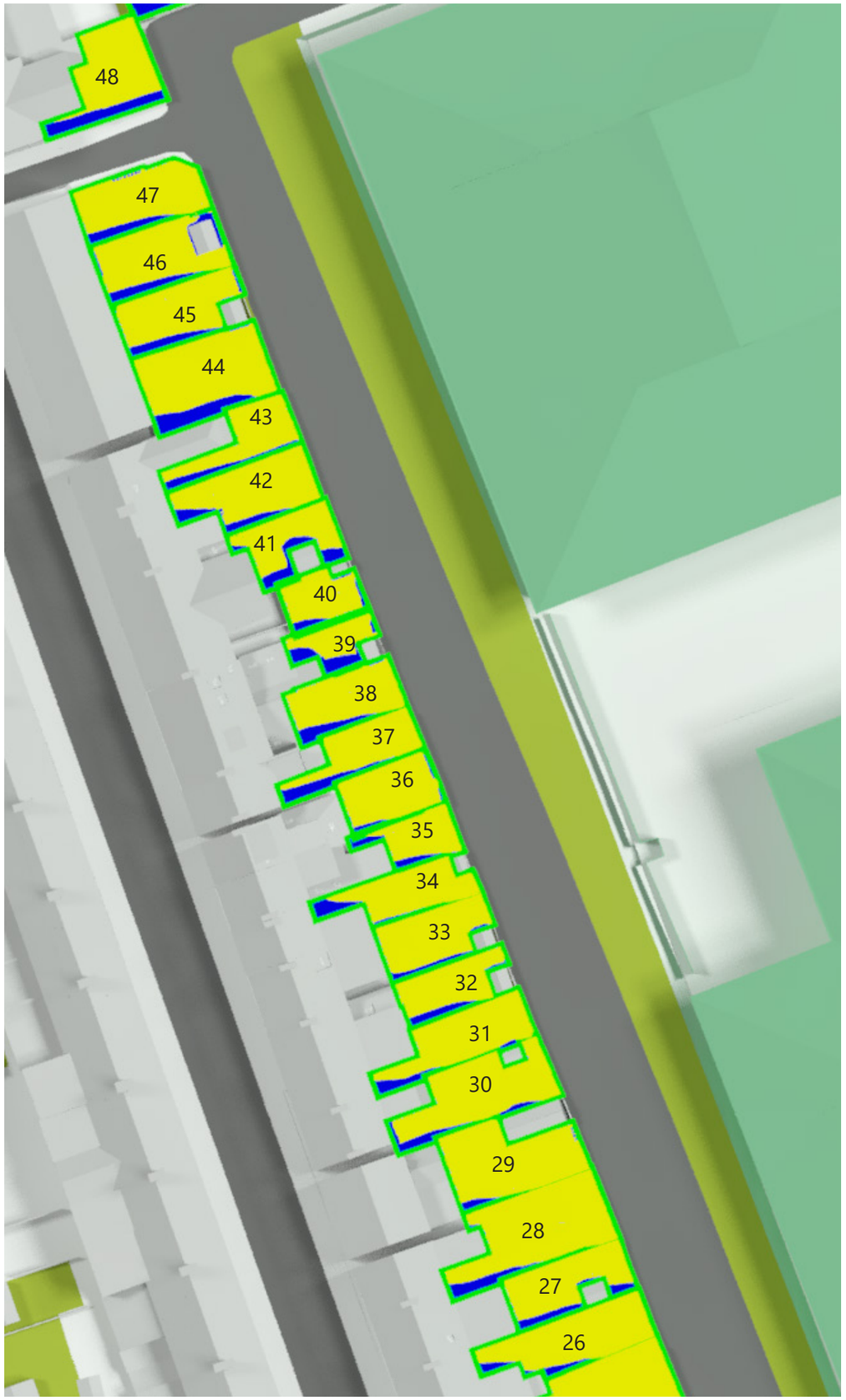
Key:

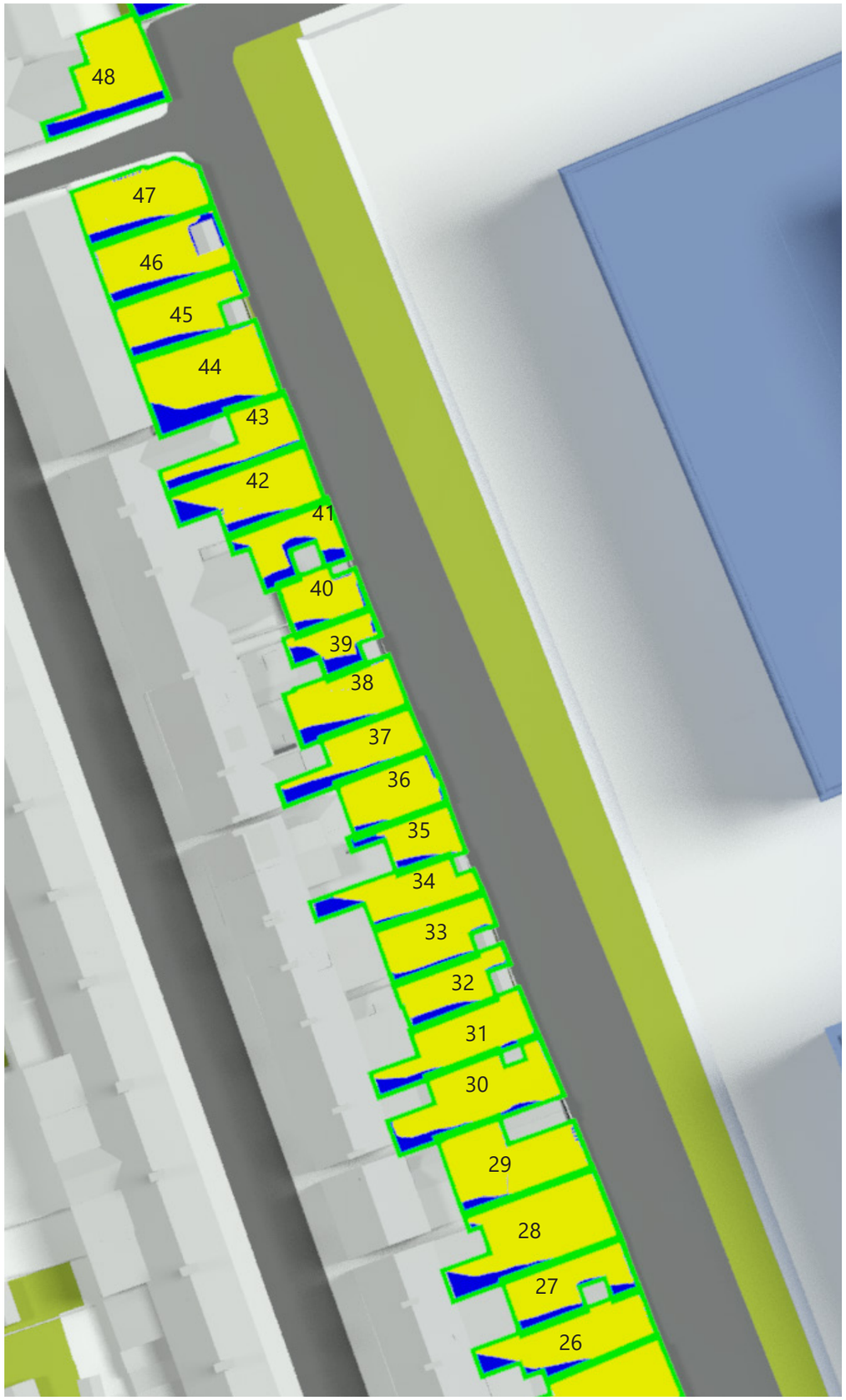
- Existing building
- Proposed Illustrative
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Proposed Illustrative 21st June

Drawn	JG	Checked	--
Date	06/08/2024	Project	4802

Rel no.	Prefix	Page no.
05	SA04	01





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NORTH

Key:

- Existing building
- Proposed Illustrative
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Proposed Illustrative 21st June
Drawn	JG
Checked	--
Date	06/08/2024
Project	4802
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Page no.	02

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- Proposed Illustrative
- Area of assessment
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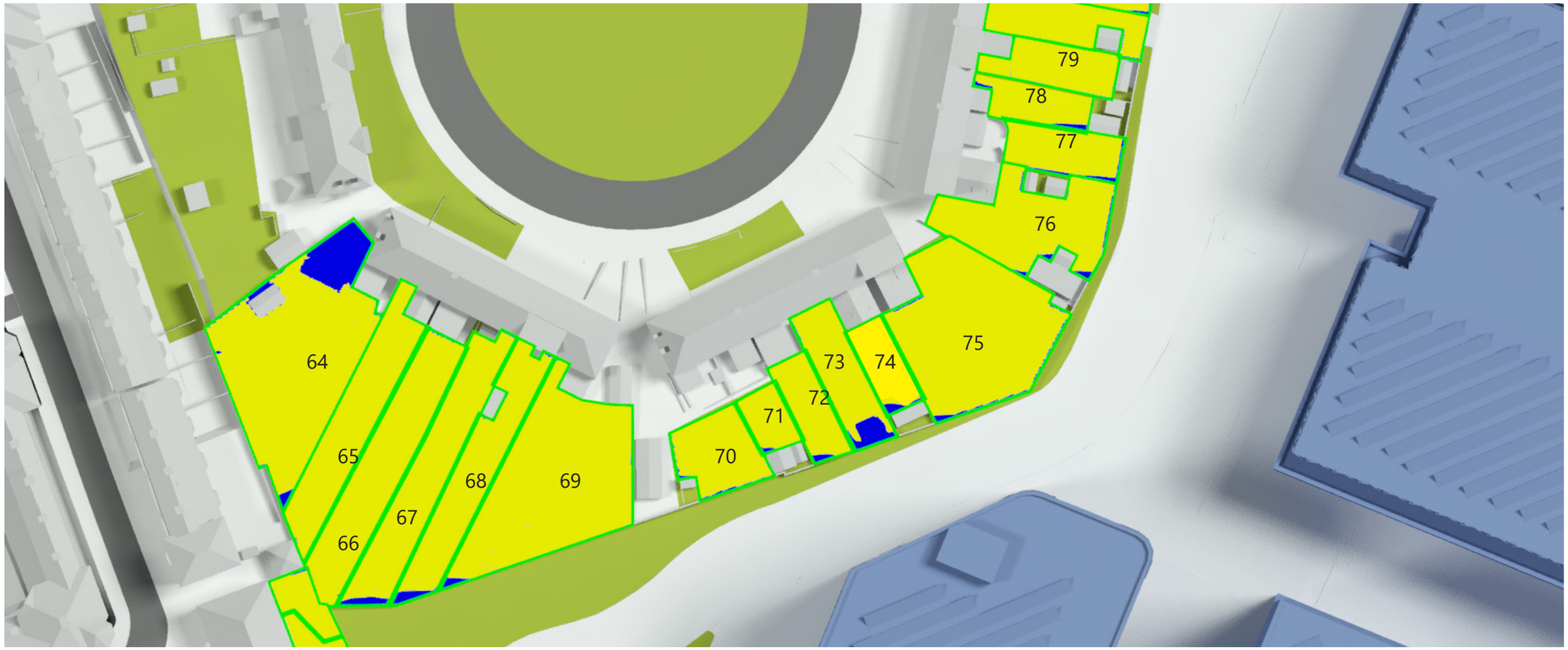
- Area receiving less than two hours of sun on March 21st

Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Proposed Illustrative 21st June

Drawn	JG	Checked	--
Date	06/08/2024	Project	4802

Rel no.	Prefix	Page no.
05	SA04	03



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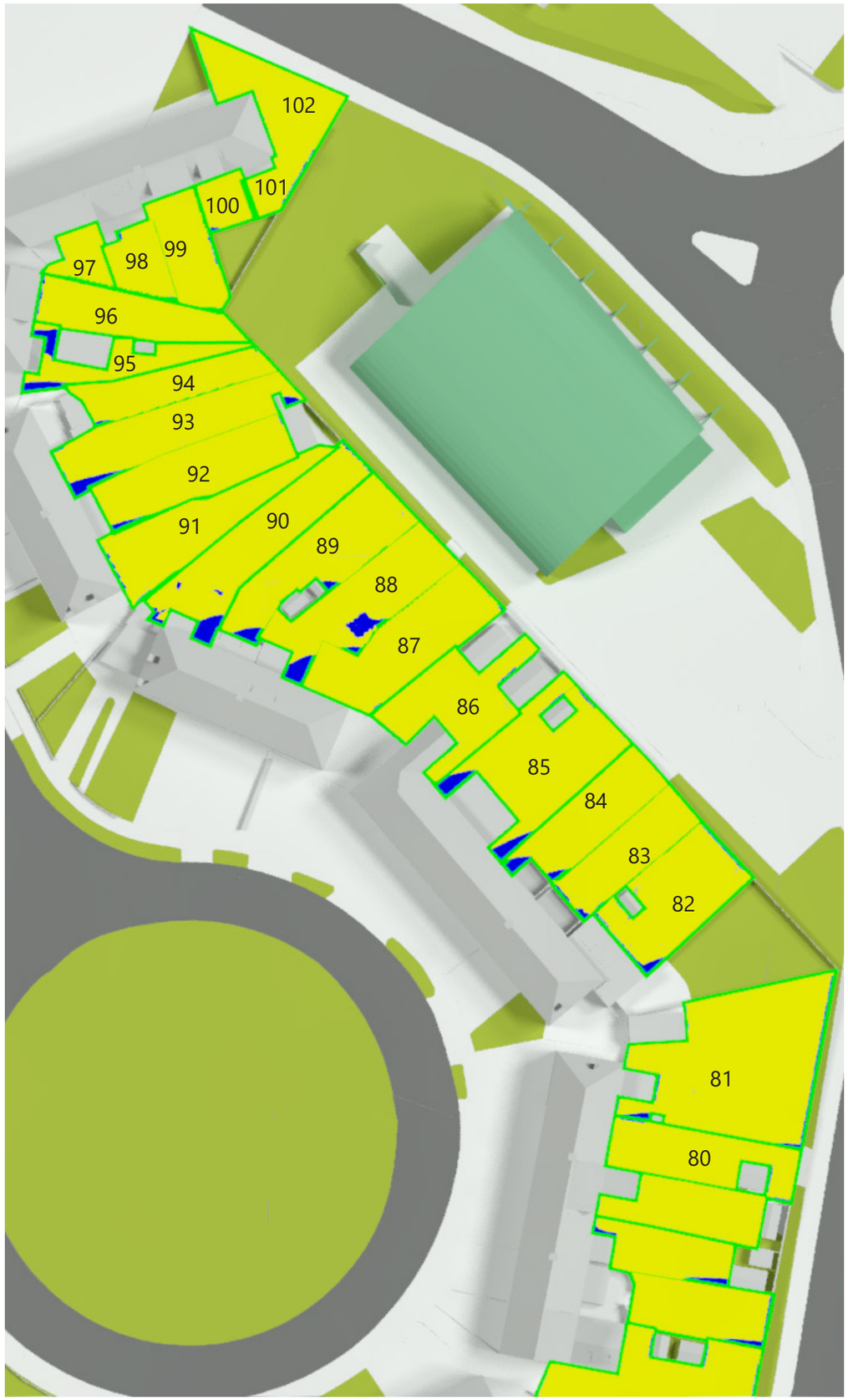
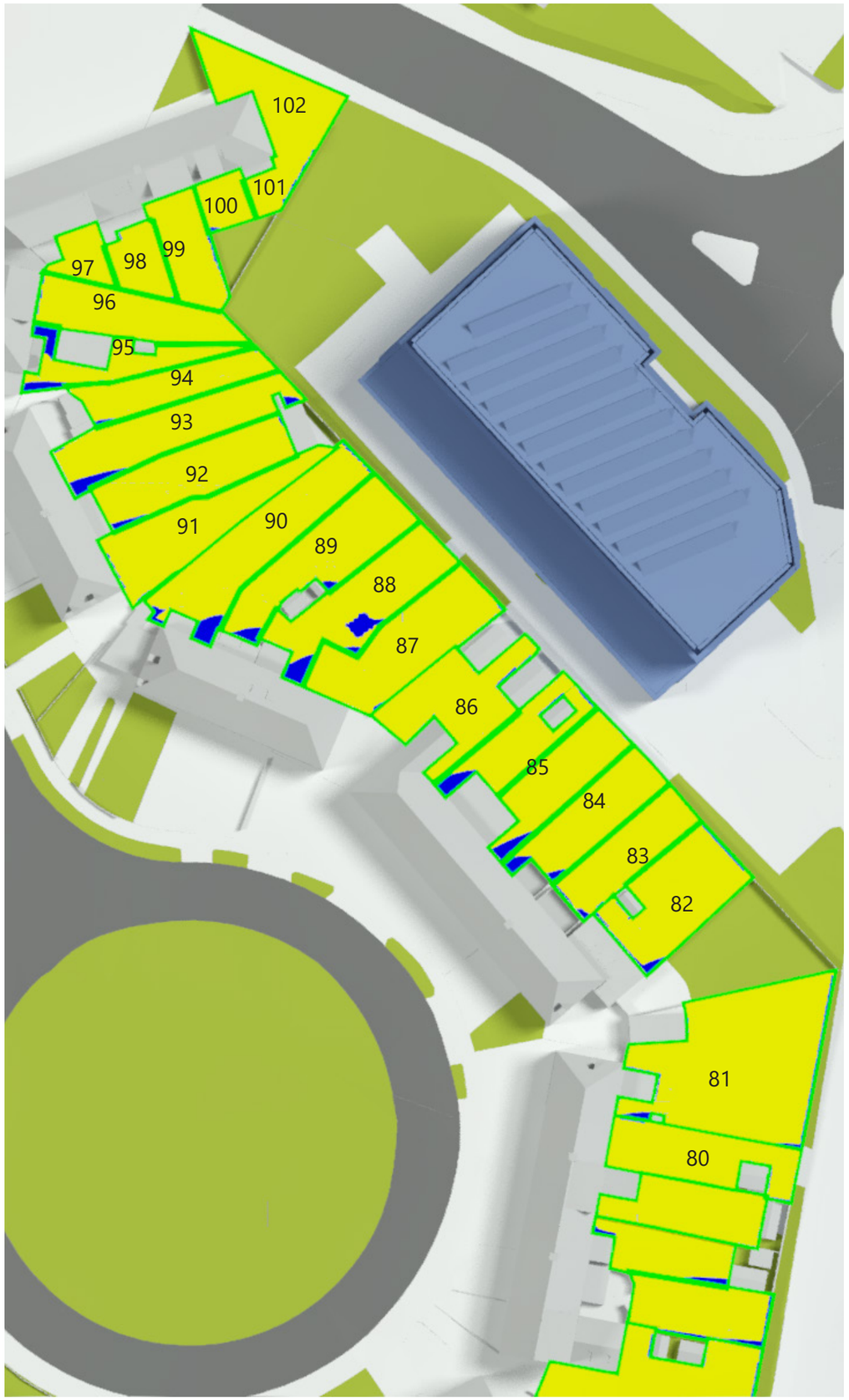
Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Proposed Illustrative 21st June

Drawn	JG	Checked	--
Date	06/08/2024	Project	4802

Rel no.	Prefix	Page no.
05	SA04	04





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- Existing building
- Proposed Illustrative
- Area of assessment
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Project	Project Otter Cambridge
Title	Sunlight Amenity Study Existing vs Proposed Illustrative 21st June

Drawn	JG	Checked	--
Date	06/08/2024	Project	4802

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	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
1	2 York Street	52.35	47.60	91%	47.60	91%	1
2	4 York Street	37.57	30.10	80%	30.10	80%	1
3	6 York Street	34.40	29.14	85%	29.14	85%	1
4	8 York Street	20.59	15.65	76%	15.65	76%	1
5	10 York Street	21.93	16.39	75%	16.39	75%	1
6	12 York Street	40.73	36.85	90%	36.85	90%	1
7	14 York Street	25.43	22.83	90%	22.83	90%	1
8	16 York Street	44.76	41.95	94%	41.95	94%	1
9	18 York Street	48.39	45.12	93%	45.12	93%	1
10	20 York Street	44.18	40.02	91%	40.01	91%	1
11	22 York Street	61.37	58.66	96%	58.52	95%	1
12	24 York Street	47.31	44.01	93%	44.02	93%	1
13	26 York Street	44.77	41.74	93%	41.74	93%	1
14	28 York Street	34.20	32.75	96%	32.88	96%	1
15	30 York Street	41.48	40.60	98%	40.74	98%	1
63	32 York Street	42.69	40.14	94%	40.19	94%	1
17	34 York Street	47.01	43.28	92%	42.63	91%	0.99
18	36 York Street	38.01	33.29	88%	32.87	86%	0.99
19	38 York Street	55.63	48.25	87%	46.05	83%	0.95
20	40 York Street	38.41	32.50	85%	32.02	83%	0.99
21	42 York Street	54.56	47.99	88%	46.28	85%	0.96
22	44 York Street	54.97	48.99	89%	47.32	86%	0.97
23	46 York Street	23.57	19.15	81%	19.15	81%	1
24	48 York Street	36.70	31.13	85%	31.11	85%	1
25	50 York Street	64.73	58.72	91%	57.84	89%	0.98
26	52 York Street	45.34	41.12	91%	39.30	87%	0.96
27	54 York Street	35.68	29.44	83%	29.43	82%	1
28	56 York Street	64.69	57.68	89%	55.31	85%	0.96
29	58 York Street	50.52	47.54	94%	47.02	93%	0.99
30	62 York Street	50.52	45.03	89%	44.42	88%	0.99
31	64 York Street	40.03	34.76	87%	34.33	86%	0.99
32	66 York Street	27.42	22.61	82%	22.61	82%	1
33	68 York Street	34.59	30.46	88%	30.46	88%	1
34	70 York Street	32.50	27.17	84%	26.48	81%	0.97
35	72 York Street	21.97	17.00	77%	16.86	77%	0.99
36	74 York Street	31.57	28.30	90%	28.21	89%	1
37	76 York Street	31.63	24.56	78%	24.13	76%	0.98
38	78 York Street	34.77	28.75	83%	28.57	82%	0.99
39	80 York Street	19.15	13.12	69%	12.91	67%	0.98
40	80A York Street	21.72	18.06	83%	18.01	83%	1
41	80B York Street	27.66	21.21	77%	20.92	76%	0.99
42	82 York Street	43.82	37.19	85%	35.64	81%	0.96
43	84 York Street	29.97	22.91	76%	22.45	75%	0.98
44	86 York Street	57.62	48.53	84%	46.66	81%	0.96
45	88 York Street	38.61	32.11	83%	32.10	83%	1
46	90 York Street	46.90	33.36	71%	33.27	71%	1
47	90A York Street	41.60	35.26	85%	35.28	85%	1
48	92 York Street	40.24	32.36	80%	32.36	80%	1
49	213-221 St Matthew's Gardens	422.12	417.55	99%	417.55	99%	1
50	211 St Matthew's Gardens	34.53	33.21	96%	33.21	96%	1
51	209 St Matthew's Gardens	46.46	44.66	96%	44.66	96%	1

	Area	Total Area (sq.m)	Existing Scenario Area recieving more than two hours of sun		Proposed Scenario Area recieving more than two hours of sun		Proportion Retained
			(m^2)	%	(m^2)	%	
52	207 St Matthew's Gardens	34.65	34.11	98%	34.11	98%	1
53	205 St Matthew's Gardens	37.96	37.96	100%	37.96	100%	1
54	203 St Matthew's Gardens	37.34	37.22	100%	37.22	100%	1
55	177-201 St Matthew's Gardens	80.78	78.47	97%	78.47	97%	1
56	175 St Matthew's Gardens	40.41	39.15	97%	39.15	97%	1
57	173 St Matthew's Gardens	42.22	41.09	97%	41.09	97%	1
58	171 St Matthew's Gardens	41.43	40.47	98%	40.47	98%	1
59	169 St Matthew's Gardens	42.99	40.26	94%	40.26	94%	1
60	163-167 St Matthew's Gardens	36.45	35.16	96%	35.04	96%	1
61	163-167 St Matthew's Gardens	91.05	89.86	99%	89.86	99%	1
62	157-161 St Matthew's Gardens	35.85	46.36	96%	46.36	96%	1
63	157-161 St Matthew's Gardens	48.08	35.54	99%	35.54	99%	1
64	28 Silverwood Close	411.20	346.74	84%	346.74	84%	1
65	29 Silverwood Close	174.85	174.72	100%	174.72	100%	1
66	30 Silverwood Close	215.42	214.75	100%	214.75	100%	1
67	31 Silverwood Close	197.06	191.85	97%	191.85	97%	1
68	32 Silverwood Close	168.86	158.88	94%	158.88	94%	1
69	33 Silverwood Close	349.80	347.16	99%	347.16	99%	1
70	34 Silverwood Close	92.57	90.61	98%	90.60	98%	1
71	35 Silverwood Close	42.50	41.50	98%	41.50	98%	1
72	36 Silverwood Close	68.74	66.95	97%	66.93	97%	1
73	37 Silverwood Close	103.04	90.62	88%	88.88	86%	0.98
74	38 Silverwood Close	58.78	55.98	95%	55.98	95%	1
75	39 Silverwood Close	332.58	327.95	99%	327.55	98%	1
76	40 Silverwood Close	187.15	182.87	98%	182.87	98%	1
77	41 Silverwood Close	82.26	78.70	96%	77.24	94%	0.98
78	42 Silverwood Close	67.55	62.75	93%	62.36	92%	0.99
79	43 Silverwood Close	78.01	75.55	97%	75.41	97%	1
80	44 Silverwood Close	93.15	92.19	99%	92.18	99%	1
81	45 Silverwood Close	269.63	262.37	97%	261.77	97%	1
82	46 Silverwood Close	118.72	113.70	96%	113.63	96%	1
83	47 Silverwood Close	81.86	79.20	97%	79.05	97%	1
84	48 Silverwood Close	91.43	87.18	95%	86.98	95%	1
85	49 Silverwood Close	87.20	81.75	94%	81.75	94%	1
86	50 Silverwood Close	70.92	65.26	92%	65.15	92%	1
87	51 Silverwood Close	103.60	102.96	99%	102.95	99%	1
88	52 Silverwood Close	137.79	135.97	99%	135.94	99%	1
89	53 Silverwood Close	125.07	111.17	89%	111.13	89%	1
90	54 Silverwood Close	124.24	118.90	96%	118.90	96%	1
91	55 Silverwood Close	148.16	139.79	94%	139.53	94%	1
92	56 Silverwood Close	114.17	112.22	98%	112.19	98%	1
93	57 Silverwood Close	114.56	111.75	98%	111.04	97%	0.99
94	58 Silverwood Close	121.68	114.08	94%	113.09	93%	0.99
95	59 Silverwood Close	74.10	70.79	96%	70.28	95%	0.99
96	60 Silverwood Close	54.23	46.08	85%	44.78	83%	0.97
97	61 Silverwood Close	97.32	96.29	99%	94.81	97%	0.98
98	62 Silverwood Close	28.72	27.92	97%	27.92	97%	1
99	63 Silverwood Close	40.83	39.41	97%	39.41	97%	1
100	64 Silverwood Close	63.97	62.43	98%	62.43	98%	1
101	65 and 65A Silverwood Close	26.85	26.42	98%	26.42	98%	1
102	65 and 65A Silverwood Close	113.16	112.27	99%	112.27	99%	1

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Sources of information

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NORTH

Key:

- Existing building
- Proposed Illustrative
- Area of assessment
- Area receiving more than two hours of sun on March 21st
- Area receiving less than two hours of sun on March 21st

Project: Project Otter Cambridge

Title: Sunlight Amenity Study Existing vs Proposed Illustrative 21st June

Drawn: JG | Checked: --

Date: 06/08/2024 | Project: 4802

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