

# 219-223 COLDHARBOUR LANE LONDON

## DAYLIGHT AND SUNLIGHT REPORT

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**CLIENT:** COLDHARBOUR LANE LIMITED

**DATE:** MARCH 2020

**VERSION:** V2

**PROJECT:** P784

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## Appendices

- Appendix 1:** Drawings
- Appendix 2:** Technical Analysis
- Appendix 3:** Window Maps
- Appendix 4:** VOA Research

# 1 Introduction

- 1.1 This report relates to the Andy Smith Design Ltd. Proposed Scheme for the redevelopment of the 219-223 Coldharbour Lane insofar as it affects the daylight and sunlight amenity to the surrounding residential properties.
- 1.2 The Local Authority will be informed in this by the BRE document entitled Site Layout Planning for Daylight and Sunlight – A Guide to Good Practice 2011 (the BRE guidelines). This document is the principal guidance in this area and sets out the methodology for measuring light and recommends what it considers to be permitted or unobtrusive levels of change.
- 1.3 The BRE guidelines are not mandatory, though local planning authorities and planning inspectors will consider the suitability of a proposed scheme for a site within the context of BRE guidance. Consideration will be given to the urban context within which a scheme is located and the daylight and sunlight will be one of a number of planning considerations which the local authority will weigh.

## Sources of Information

In the process of compiling this report, the following sources of information have been used:

**Point 2 Surveyors**  
Site Photography

**Ordnance Survey Ltd.**  
Digital OS Extract

**Andy Smith Design**  
Proposed Scheme 3D Model received 13/02/20  
CHL01\_A\_3D\_200\_Model\_RevP10\_2.dwg

## 2 Methodology

- 2.1 It is usual to assess daylight and sunlight in relation to the guidelines set out in the 2011 Building Research Establishment (BRE) Report 'Site layout planning for daylight and sunlight - A guide to good practice' by Paul Littlefair. This document is most widely accepted by planning authorities as the means by which to judge the acceptability of a scheme. One of the primary sources for the BRE Report is the more detailed guidance contained within 'British Standard 8206 Part 2:2008'.
- 2.2 In relation to the properties surrounding a site, usually the local planning authority will only be concerned with the impact to main habitable accommodation (i.e. living rooms, bedrooms and kitchens) within residential properties.
- 2.3 To determine whether a neighbouring existing building may be adversely affected, the initial test provided by the BRE is to establish if any part of the proposal subtends an angle of more than 25° from the lowest window serving the existing building. If this is the case then there may be an adverse effect, and more detailed calculations are required to quantify the extent of any impact.
- 2.4 The BRE guidelines provide two principal measures of daylight for assessing the impact on properties neighbouring a site, namely Vertical Sky Component (VSC) and No-Sky Line (NSL). They also detail a third measure of daylight which is primarily used for assessing amenity within proposed accommodation, namely Average Daylight Factor (ADF).
- 2.5 In terms of sunlight we examine the BRE Annual Probable Sunlight Hours (APSH); and in relation to sunlight amenity to gardens and amenity spaces, we apply the quantitative BRE overshadowing guidance.
- 2.6 These measures of daylight and sunlight are discussed in the following paragraphs.

### **Diffuse Daylight**

- 2.7 **Vertical Sky Component (VSC)** – VSC is a measure of the direct skylight reaching a point from an overcast sky. It is the ratio of the illuminance at a point on a given vertical plane to the illuminance at a point on a horizontal plane due to an unobstructed sky.
- 2.8 For existing buildings, the BRE guideline is based on the loss of VSC at a point at the centre of a window, on the outer plane of the wall.
- 2.9 The BRE guidelines state that if the VSC at the centre of a window is less than 27%, and it is less than 0.8 times its former value (i.e. the proportional reduction is greater than 20%), then the reduction in skylight will be noticeable, and the existing building may be adversely affected.
- 2.10 **No-Sky Line (NSL)** - NSL is a measure of the distribution of daylight within a room. It maps out the region within a room where light can penetrate directly from the sky, and therefore accounts for the size of and number of windows by simple geometry.

- 2.11 The BRE suggest that the area of the working plane within a room that can receive direct skylight should not be reduced to less than 0.8 times its former value (i.e. the proportional reduction in area should not be greater than 20%).
- 2.12 **Average Daylight Factor (ADF)** - ADF is a measure of the overall amount of diffuse daylight within a room. It is the average of the daylight factors across the working plane within a room. This equates to the ratio of the average illuminance across the working plane, to the illuminance due to an unobstructed sky.
- 2.13 In addition to accounting for external obstructions, the ADF accounts for the number of windows and their size in relation to the size of the room, the window transmittance and the reflectance of the internal walls, floor and ceiling.
- 2.14 While the ADF can be calculated from first principles using a lighting simulation software suite such as Radiance, in simple situations it can be approximated using the empirical formula detailed in both British Standard 8206 Part 2:2008 and Appendix C of the BRE Report.
- 2.15 Both the BRE Report and BS 8206 Part 2:2008 provide guidance for acceptable ADF values in the presence of supplementary electric lighting, depending on the room use. These are 1.0% for a bedroom, 1.5% for a living room and 2.0% for a kitchen.

### Sunlight

- 2.16 **Annual Probable Sunlight Hours (APSH)** - In relation to sunlight, the BRE recommends that the APSH received at a given window in the proposed case should be at least 25% of the total available, including at least 5% in winter.
- 2.17 Where the proposed values fall short of these, and the absolute loss is greater than 4%, then the proposed values should not be less than 0.8 times their previous value in each period (i.e. the proportional reductions should not be greater than 20%).
- 2.18 The BRE guidelines state that ‘...all main living rooms of dwellings, and conservatories, should be checked if they have a window facing within 90 degrees of due south. Kitchens and bedrooms are less important, although care should be taken not to block out too much sun’.
- 2.19 The APSH figures are calculated for each window, and where a room is served by more than one window the contribution of each is accounted for in the overall figures for the room. The acceptability criteria are applied to overall room based figures.

## 3 Standard Survey Limitations

- 3.1 Although we have undertaken as detailed an inspection as possible, we are required by our professional indemnity insurers to notify you that our report is based upon the Standard Terms and Conditions provided along with our fee proposal. Our understanding of the existing massing, including the surrounding context was established from the sources of information details within Section 3.
- 3.2 In addition to our standard limitations the following limitations and assumptions also apply.
- Best estimates were made in establishing building use (residential or commercial) and room uses; generally, these were made from external observations and recourse to planning records where available.
  - When floor plans of surrounding properties were not available, room depths have been assumed from external observations. Where no indicators of room depth were available a standard of 4m, 6m or 8m depths have been used.

## 4 The Site

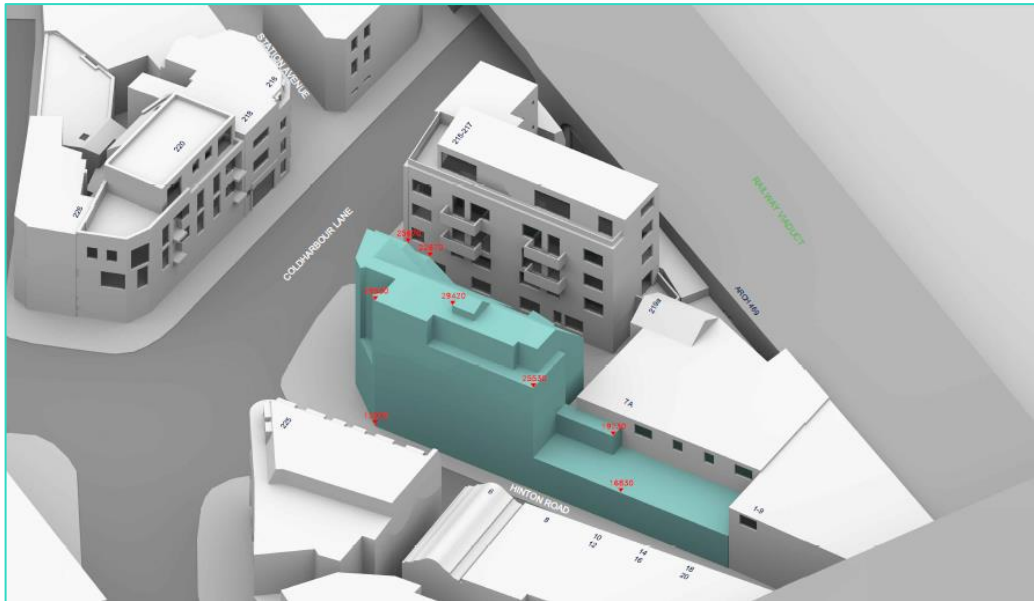
4.1 The site is located in the London Borough of Lambeth.



*Drawing Number: P784/59 – 3D View – Existing Building*

4.2 Our understanding of the site location and existing building(s) that occupy the site are illustrated in drawing numbers P784/58-60 and located within Appendix 1.

## 5 The Proposal



*Drawing Number: P784/83 – 3D View – Proposed Scheme*

- 5.1 Our understanding of the proposed scheme is illustrated in drawings P784/82-84 located within Appendix 1.



## 6 The Surrounding Properties

6.1 With reference to the Valuation Office Agency (VOA) Council Tax Register, the following surrounding properties are identified as containing residential accommodation and, due to their proximity to the development site, have been assessed in terms of the effects of the proposed development upon their daylight and sunlight amenity:

- 218 Coldharbour Lane
- 216 Coldharbour Lane
- 214 Coldharbour Lane
- 209a Coldharbour Lane
- 215-217 Coldharbour Lane
- 18 & 20 Hinton Road
- 14 & 16 Hinton Road
- 10 & 12 Hinton Road
- 225 Coldharbour Lane

6.2 Extracts from the VOA records can be found within Appendix 4 for information.

6.3 Detailed results for each window/room assessed can be found in Appendix 2 and are summarised below.

### [Independent Review of Daylight and Sunlight Report by Avison Young \(“the AY Review”\)](#)

6.4 The Daylight and Sunlight Report for the previously submitted scheme (pertained to application reference 19/02623/FUL) was independently reviewed on behalf of the London Borough of Lambeth (“LBL”).

6.5 The AY review felt that some impacts to flats within 215-217 Coldharbour Lane would be to an unacceptable degree. Under the circumstances, Point 2, AY and LBL arranged a meeting to discuss the AY Review in more detail and seek to understand what AY and LBL would consider an acceptable level of light loss. It transpired from those conversations, that the greatest concern was the impact on the living rooms to ground floor Flat 2.

6.6 Point 2 subsequently undertook a scheme cutback exercise to ensure more light was able to be received by Flat 2, in particular ensuring the sitting area in the room received direct skylight at the working plane (the NSL tests). These cutbacks also had a positive knock-on effect to the other Flats within 215-217 Coldharbour Lane and the other surrounding residential properties.

6.7 The cutback scheme was provided to the project architect who amended the scheme to fit within the cutback envelope. This scheme was then reanalysed by Point 2 and amended scheme drawings and analysis were provided to AY.

- 6.8 AY then provided a second review to LBL. This second review confirmed that: *“I believe this means that Flat 2 will just be adequately lit with this revised scheme and consequently Flat 4 on the first floor could be considered in the same way.”* and *“...I would suggest that the impact as restricted to just these two flats living areas might be acceptable.”* (source: ‘Second Daylight and Sunlight Review from AY1’).
- 6.9 Further to this review, even further reductions were made to the massing facing 215-217 which has further improved the loss in daylight to 215-217 CHL, in particular Flat 2 & 4 referred to above.
- 6.10 We understand a final review from AY will be provided to LBL and this review should share the above conclusion, and indeed recognise there is a further improvement.

### Assessment to Surrounding Properties

#### **214, 216, 218 and 220 Coldharbour Lane (‘CHL’)**

- 6.11 Located to the north/north-east of the development site these properties are identified as containing residential accommodation. We are not in receipt of layouts for 214, 216 and 218 CHL thus room dimensions have been assumed from external observation. We are in receipt of layouts for 220 CHL which have been incorporated into our analysis model. There are 54 windows assumed to serve 28 site facing habitable rooms across first, second and third floor levels.

#### **Daylight**

- 6.12 All windows and associated rooms experience fully BRE compliant alterations in VSC and NSL; the greatest change in VSC being 13.39%.
- 6.13 BRE Guidance concludes that reductions of up to 20% will be unnoticeable.

#### **Sunlight**

- 6.14 All site facing rooms which have a window orientated within 90 degrees due south experience fully BRE compliant changes in Annual Probable Sunlight Hours (APSH).

### 209a Coldharbour Lane

- 6.15 Located to the south-east of the development site this property is identified as containing residential accommodation. We are not in receipt of layouts for the property thus room dimensions have been assumed from external observation. There are 2 windows assumed to serve 2 site facing habitable rooms. We have modelled single aspect rooms approximately 4.2m deep from the window, which in our opinion presents a fairly onerous scenario.



*Site Photograph – 209a Windows Bordered Yellow*

- 6.16 From external observation we anticipate the windows appear more likely serve bedrooms, rather than the principal living areas.

### Daylight

- 6.17 The first floor window (W2/141) experiences a proportionate VSC reduction of 22.3% its existing value, which BRE Guidance suggests may be noticeable. Turning to NSL, the rooms experience no change in daylight distribution whatsoever as a result of the proposed scheme. Overall, we consider the impact on these windows/rooms to be of minor significance.

### Sunlight

- 6.18 None of the site facing rooms have a window orientated within 90 degrees due south and therefore not material for assessment in accordance with BRE Guidance.

### **215-217 Coldharbour Lane**

- 6.19 Located to the north-east of the development site this property, from review of the local is identified as containing residential accommodation. We are in receipt of layouts for this property which have been incorporated into our analysis model. There are 37 windows serving 23 site facing rooms.
- 6.20 As the existing site comprise 1-2 storey warehouse and the site facing windows look directly across this uncharacteristically low level of massing for the locality, proportionate reductions that exceed default BRE Guidance is inevitable if the scheme is to respond to the emerging streetscape. The BRE Guide recognises this on page 1 and advises what to do under such circumstances. See paragraph 1.6 BRE Guide 209 where it states:

*“...a higher degree of obstruction may be unavoidable if new developments are to match the height and proportions of existing buildings...”*

#### **Daylight**

- 6.21 As many of the windows are positioned beneath balconies, in accordance with BRE Guidance the balcony has been removed for the purpose of the analysis. Of the rooms assessed, 6 have windows which experience average VSC reductions between 20% to 32% their existing value. In terms of NSL, two ground floor rooms experience 44.2 and 47.8% changes from their existing value. These rooms are a bedroom and a living room. Considering the retained ADF levels to the rooms, the bedroom retains 1.3% ADF and the living room 1.5%, compared to the BRE's ascribed targets of 1% for a bedroom and 1.5% for a living room. Overall, these retained values are typical of a property in an urban and can be considered acceptable.

#### **Sunlight**

- 6.22 With the balcony provision removed, all changes in sunlight are within BRE Guidance.

### **10 & 12, 14 & 16 and 18 & 20 Hinton Road**

- 6.23 Located to the south-west of the development site these properties are identified as containing residential accommodation. We are in receipt of partial layouts for the properties which have been incorporated into our analysis model. Where information was deficient, assumed rooms have been modelled single aspect approximately 4.26m deep. There are 21 windows serving 12 site facing habitable rooms.

#### **Daylight**

- 6.24 All windows and associated rooms experience fully BRE compliant alterations in VSC and NSL; the greatest change in VSC being 9.66%.

6.25 BRE Guidance concludes that reductions of up to 20% will be unnoticeable.

**Sunlight**

6.26 None of the site facing rooms have a window orientated within 90 degrees due south and therefore not material for assessment in accordance with BRE Guidance.

**225 Coldharbour Lane**

6.27 South-west of the development site this property contains some residential accommodation from first floor. We have not managed to source floor plans for the building thus internal dimensions have been assumed from external observation. Our analysis considers the effect on 25 windows assessed as serving 17 site facing rooms.

**Daylight**

6.28 Three windows experience 24-25% reductions in VSC, which are minor derogations from BRE Guidance. Two first floor rooms experience NSL reductions of 26.5% and 39.5%. The retained VSC values to the windows which serve these rooms are however 26.5% and >27% (the BRE Guide recommends a 27% target for a main window in a suburban area. The overall impact on this building is, therefore, consider minor and acceptable.

**Sunlight**

6.29 None of the site facing rooms have a window orientated within 90 degrees due south and therefore not material for assessment in accordance with BRE Guidance.

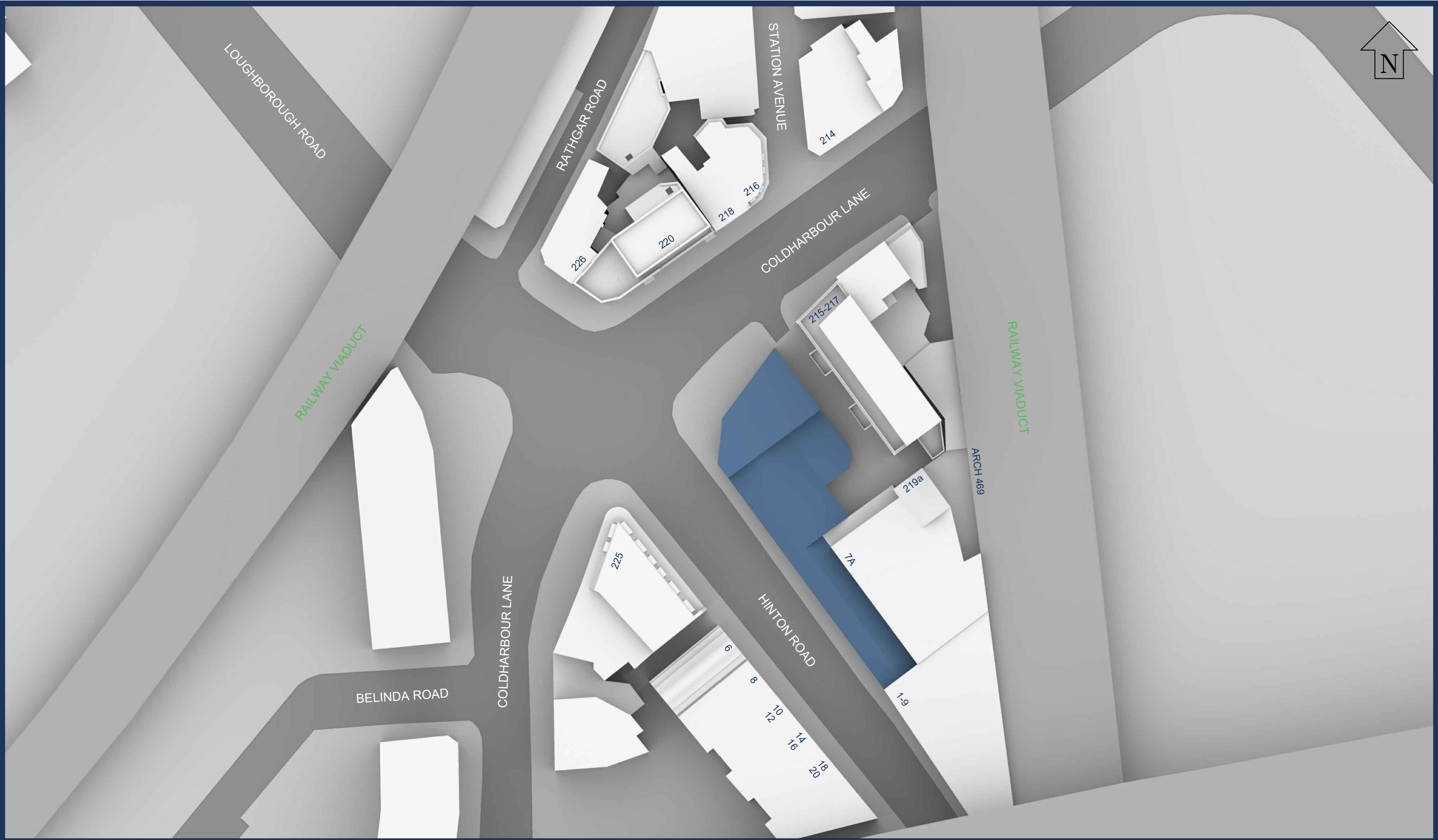
## 7 Conclusion

- 7.1 Point 2 and Andy Smith Design Ltd have worked collaboratively to articulate the proposed massing to best address daylight and sunlight in existing residential buildings nearby whilst responding to the urban context. Given the low level of massing currently occupying the site proportionate VSC reductions that exceed default BRE Guidance are inevitable. Nevertheless, the only 3 properties experience some derogation from default guidance, namely; 209a, 225 and 215-217 Coldharbour Lane.
- 7.2 In relation to 209a, when considering VSC and NSL holistically, the overall changes to the site facing room is assessed as being of minor significance. In relation to 215-217 and 225, whilst there may be some higher proportionate reductions which could be noticeable, it must be remembered that the existing site comprises a very low rise warehouse and the BRE Guide recognises that a greater level of obstruction may be unavoidable if new developments are to allow meaningful redevelopment of neighbouring sites. Nevertheless, the retained levels of daylight are considered to be commensurate with a typical urban locality.
- 7.3 We fully support this planning application in terms of daylight and sunlight amenity.

# Appendix 1:

## Drawings





Sources: Ordnance Survey Ltd.  
Digital OS Extract

Andy Smith Design  
Proposed Scheme received 14/05/19-15/05/19  
AC-001-007-GROUND FLOOR.pdf - AC-001-007-SIXTH FLOOR.pdf  
AC-A-008.pdf  
AC-A-009.pdf  
XRef.dwg  
XREF ELEVATION.dwg

Key: Existing Buildings  
 Proposed Scheme

Project: 219-223 Coldharbour Lane  
London

Title: Site Plan  
Existing Buildings

Scheme Confirmed:

Date:

Drawn By:  
NI/OM

Scale:  
1:500

Date:  
Jul 19

Dwg No:  
**P784/58**

Rel:  
**16**







Sources: Ordnance Survey Ltd.  
Digital OS Extract

Andy Smith Design  
Proposed Scheme received 14/05/19-15/05/19  
AC-001-007-GROUND FLOOR.pdf - AC-001-007-SIXTH FLOOR.pdf  
AC-A-008.pdf  
AC-A-009.pdf  
XRef.dwg  
XREF ELEVATION.dwg

Key: Existing Buildings  
 Proposed Scheme

All Heights in mm AOD

Scheme Confirmed:  Date:

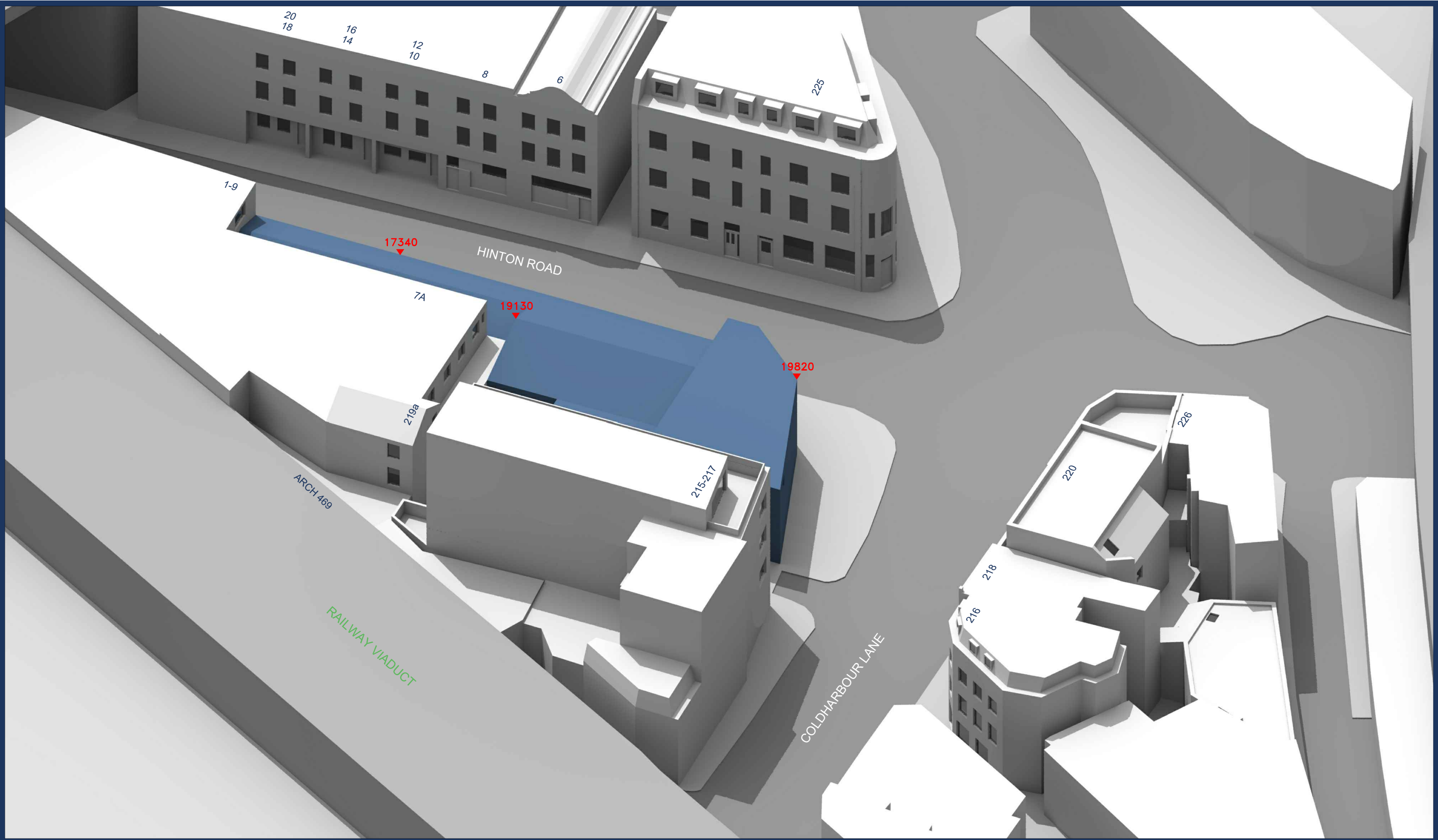
Project: 219-223 Coldharbour Lane  
London

Drawn By: NI/OM  
Scale: NTS  
Date: Jul 19

Title: 3D View  
Existing Buildings

Dwg No: **P784/59**  
Rel: **16**





Sources: Ordnance Survey Ltd.  
Digital OS Extract

Andy Smith Design  
Proposed Scheme received 14/05/19-15/05/19  
AC-001-007-GROUND FLOOR.pdf - AC-001-007-SIXTH FLOOR.pdf  
AC-A-008.pdf  
AC-A-009.pdf  
XRef.dwg  
XREF ELEVATION.dwg

Key: Existing Buildings  
 Proposed Scheme

All Heights in mm AOD

Project: 219-223 Coldharbour Lane  
London

Title: 3D View  
Existing Buildings

Scheme Confirmed:

Date:

Drawn By:  
NI/OM

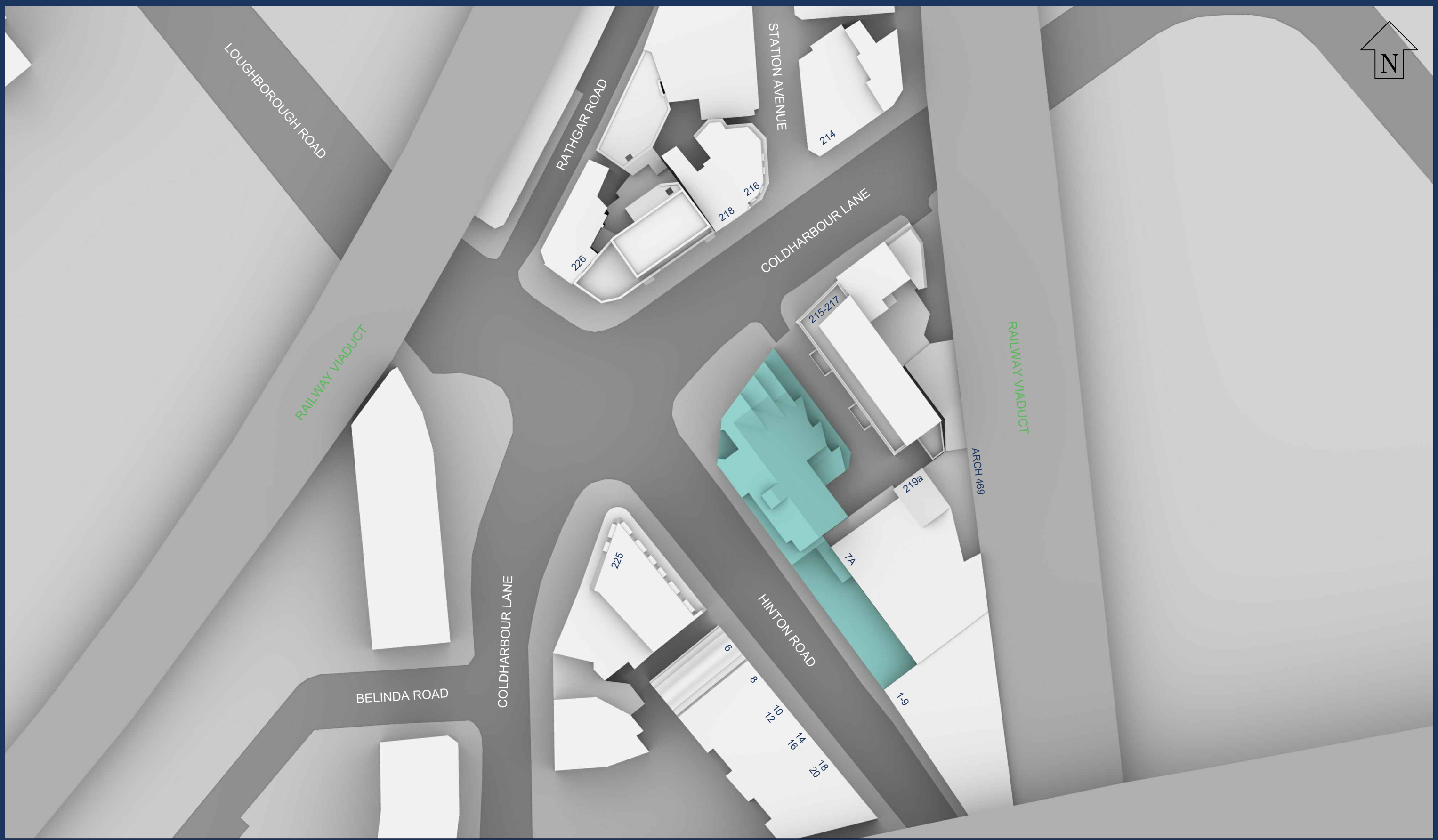
Scale:  
NTS

Date:  
Jul 19

Dwg No:  
**P784/60**



Rel:  
**16**





Sources: Ordnance Survey Ltd.  
Digital OS Extract

Andy Smith Design  
Proposed Scheme 3D Model received 13/02/20  
CHL01\_A\_3D\_200\_Model\_RevP10\_2.dwg

Key:  Existing Buildings  
 Proposed Scheme

Project: 219-223 Coldharbour Lane  
London

Title: Site Plan  
Proposed Scheme 13/02/20

Scheme Confirmed:

Date:

Drawn By:  
BW

Scale:  
1:500

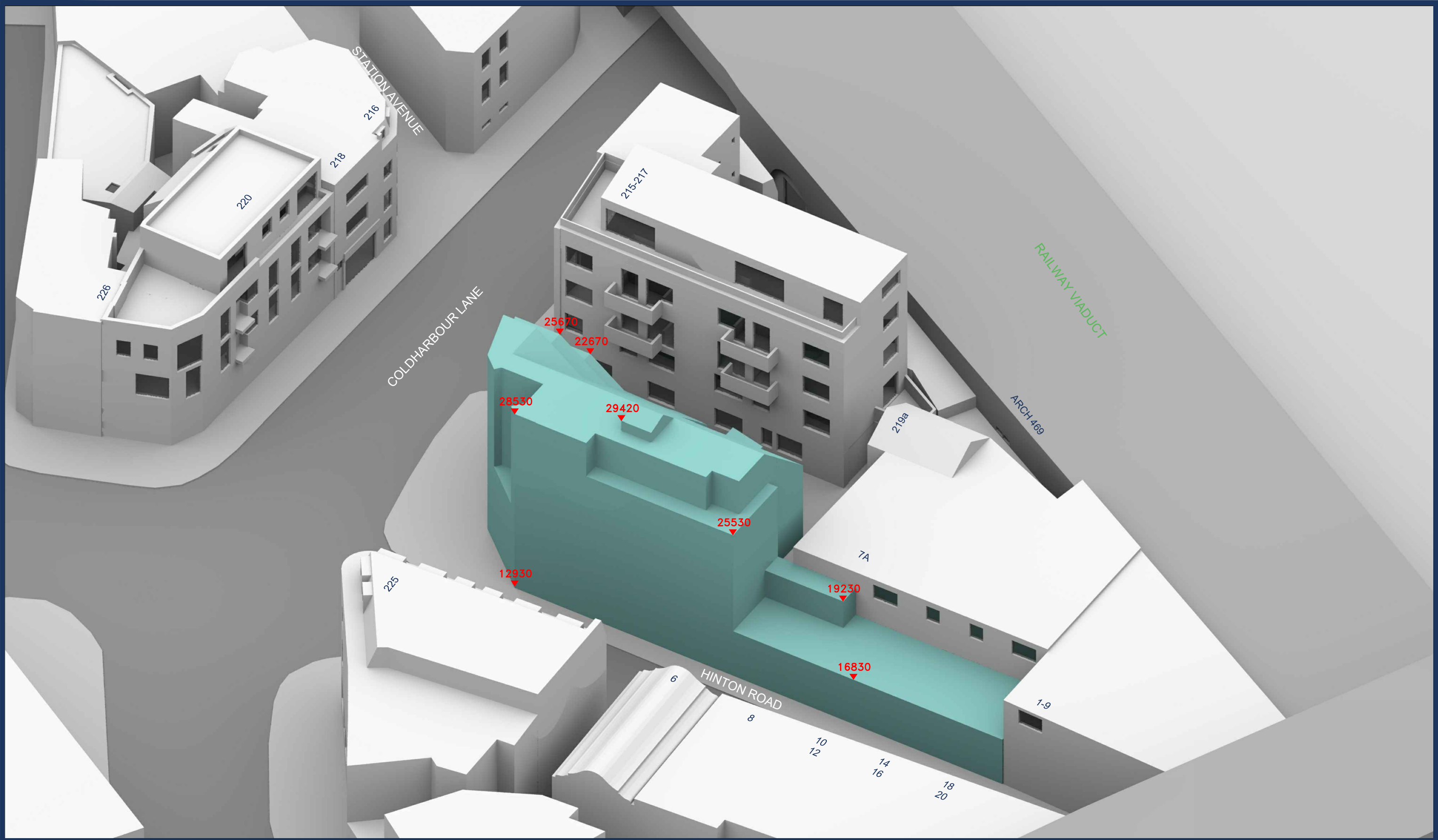
Date:  
Feb 20

Dwg No:  
**P784/82**

Rel:  
**20**







Sources: Ordnance Survey Ltd.  
Digital OS Extract

Andy Smith Design  
Proposed Scheme 3D Model received 13/02/20  
CHL01\_A\_3D\_200\_Model\_RevP10\_2.dwg

Key: Existing Buildings  
 Proposed Scheme

All Heights in mm AOD

Scheme Confirmed:   Date:  

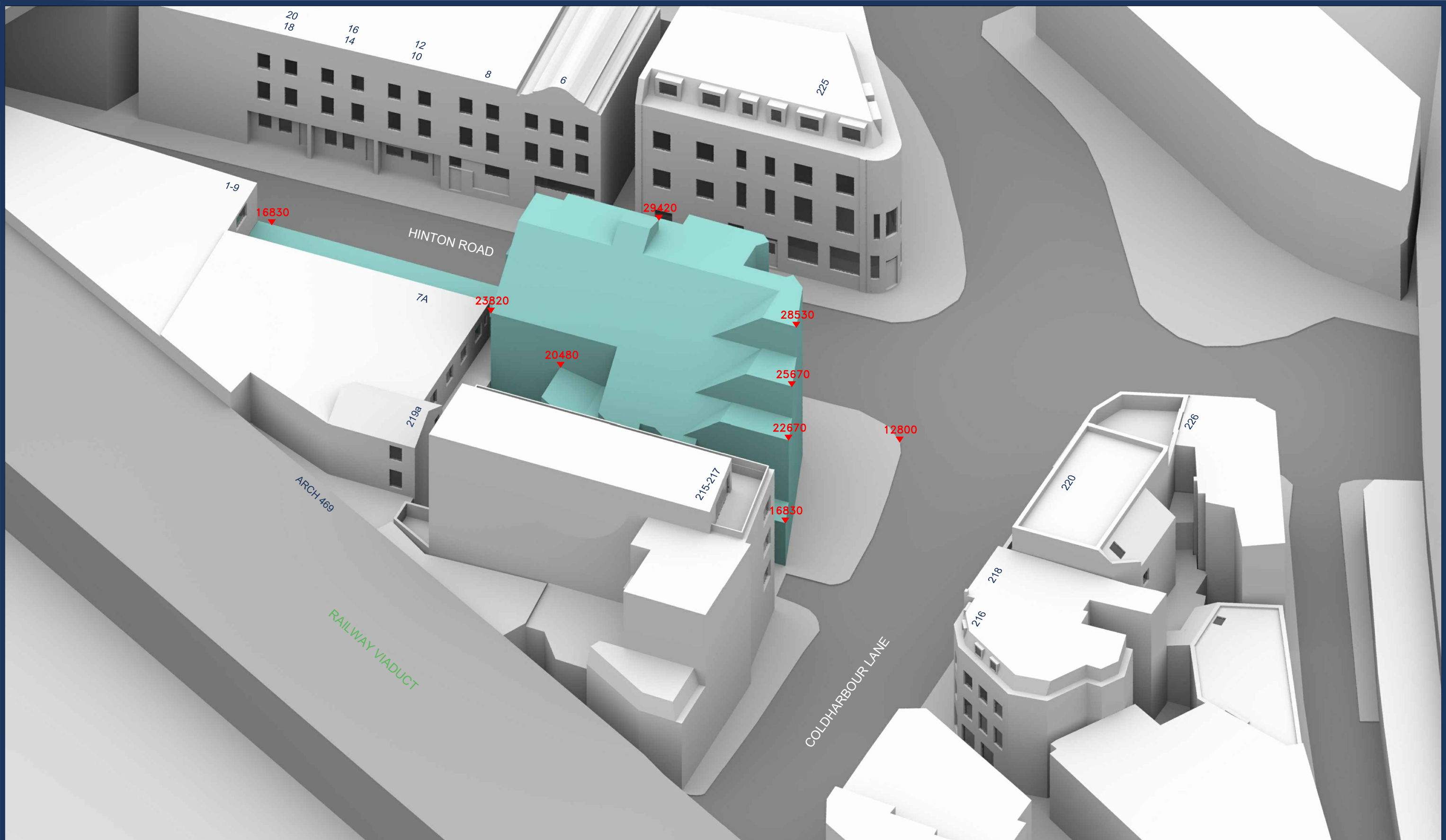
Project: 219-223 Coldharbour Lane  
London

Drawn By: BW  
Scale: NTS  
Date: Feb 20

Title: 3D View  
Proposed Scheme 13/02/20

Dwg No: **P784/83**  
Rel: **20**





Sources: Ordnance Survey Ltd.  
Digital OS Extract

Andy Smith Design  
Proposed Scheme 3D Model received 13/02/20  
CHL01\_A\_3D\_200\_Model\_RevP10\_2.dwg

Key: Existing Buildings  
 Proposed Scheme

All Heights in mm AOD

Project: 219-223 Coldharbour Lane  
London

Title: 3D View  
Proposed Scheme 13/02/20

Scheme Confirmed:

Date:

Drawn By:  
BW

Scale:  
NTS

Date:  
Feb 20

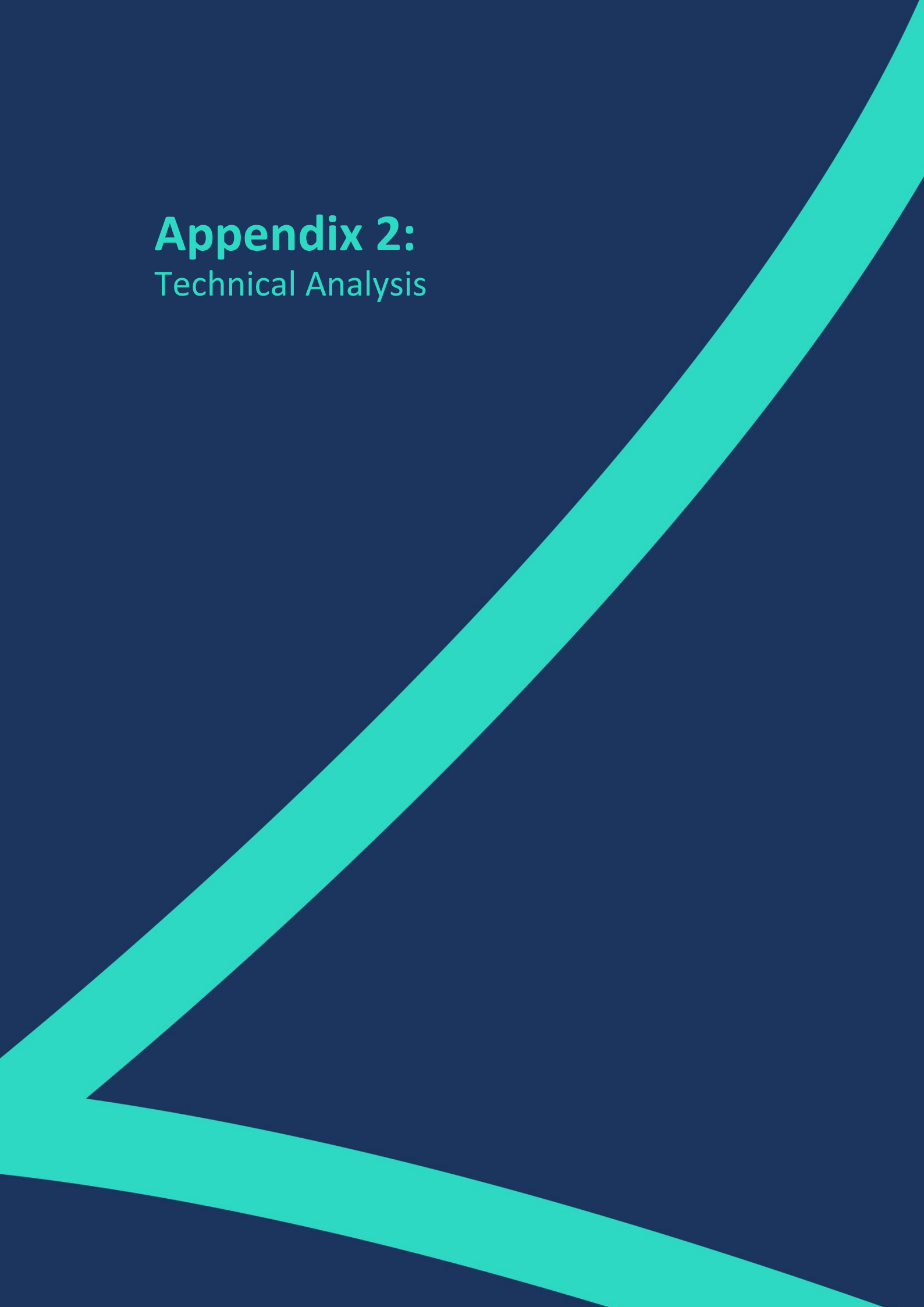
Dwg No:  
**P784/84**

Rel:  
**20**



# Appendix 2:

## Technical Analysis





# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20  
P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
<b>218 COLDHARBOUR LANE</b>						
R1/101		W1/101	30.90	29.55	1.35	4.37
R1/102		W1/102	33.99	33.02	0.97	2.85
<b>216 COLDHARBOUR LANE</b>						
R1/111		W1/111	28.67	27.49	1.18	4.12
R1/111		W2/111	28.61	28.12	0.49	1.71
R2/111		W3/111	27.10	27.09	0.01	0.04
R2/111		W4/111	24.88	24.87	0.01	0.04
R1/112		W1/112	32.15	31.24	0.91	2.83
R1/112		W2/112	32.99	32.61	0.38	1.15
R2/112		W3/112	33.28	33.28	0.00	0.00
R2/112		W4/112	32.12	32.11	0.01	0.03
R1/113		W1/113	33.42	32.86	0.56	1.68
R1/113		W2/113	36.33	36.08	0.25	0.69
R2/113		W3/113	37.89	37.88	0.01	0.03
R2/113		W4/113	38.08	38.08	0.00	0.00
<b>214 COLDHARBOUR LANE</b>						
R1/171		W2/171	31.56	31.34	0.22	0.70
R2/171		W1/171	31.01	30.70	0.31	1.00
R1/172		W2/172	35.18	35.01	0.17	0.48
R2/172		W1/172	34.68	34.45	0.23	0.66
<b>209a COLDHARBOUR LANE</b>						
R1/141		W1/141	25.74	25.74	0.00	0.00
R2/141		W2/141	22.03	17.11	4.92	22.33
R1/142		W1/142	33.31	33.31	0.00	0.00
R2/142		W2/142	24.80	20.87	3.93	15.85



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
<b>215-217 COLDHARBOUR LANE DEVELOPMENT</b>						
R1/200	BEDROOM	W1/200	21.01	22.09	-1.08	-5.14
R1/200	BEDROOM	W2/200	15.64	17.62	-1.98	-12.66
R2/200	BEDROOM	W3/200	13.59	14.74	-1.15	-8.46
R3/200	BEDROOM	W4/200	18.06	14.79	3.27	18.11
R4/200	LIVINGROOM	W5/200	19.91	14.76	5.15	25.87
R4/200	LIVINGROOM	W6/200	21.48	15.19	6.29	29.28
R1/201	LD	W1/201	31.51	31.51	0.00	0.00
R1/201	LD	W2/201	29.27	26.45	2.82	9.63
R1/201	LD	W3/201	10.91	6.09	4.82	44.18
R2/201	BEDROOM	W4/201	17.69	11.28	6.41	36.24
R3/201	BEDROOM	W5/201	22.66	12.55	10.11	44.62
R4/201	LD	W6/201	15.50	4.77	10.73	69.23
R4/201	LD	W7/201	31.14	21.09	10.05	32.27
R5/201	BEDROOM	W8/201	27.56	27.46	0.10	0.36
R1/202	LD	W1/202	35.59	35.59	0.00	0.00
R1/202	LD	W2/202	35.36	30.17	5.19	14.68
R1/202	LD	W3/202	25.15	16.10	9.05	35.98
R2/202	BEDROOM	W4/202	28.87	19.06	9.81	33.98
R3/202	BEDROOM	W5/202	28.92	19.04	9.88	34.16
R4/202	LD	W6/202	24.74	15.30	9.44	38.16
R4/202	LD	W7/202	35.07	27.41	7.66	21.84
R5/202	BEDROOM	W8/202	36.71	36.64	0.07	0.19
R1/203	BEDROOM	W1/203	38.17	38.17	0.00	0.00
R1/203	BEDROOM	W2/203	37.63	34.72	2.91	7.73
R1/203	BEDROOM	W3/203	37.45	32.18	5.27	14.07
R2/203	BEDROOM	W4/203	37.40	31.69	5.71	15.27
R2/203	BEDROOM	W5/203	37.56	32.28	5.28	14.06
R3/203	BEDROOM	W6/203	37.50	32.11	5.39	14.37





# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

DAYLIGHT						
Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R3/203	BEDROOM	W7/203	37.28	31.33	5.95	15.96
R4/203	LD	W8/203	37.22	31.46	5.76	15.48
R4/203	LD	W9/203	37.37	32.92	4.45	11.91
R5/203	BEDROOM	W10/203	38.12	38.09	0.03	0.08
R1/204	BEDROOM	W4/204	33.98	33.98	0.00	0.00
R2/204	LKD	W3/204	34.32	34.32	0.00	0.00
R3/204	LKD	W1/204	35.44	35.44	0.00	0.00
R3/204	LKD	W2/204	34.28	34.28	0.00	0.00
R4/204	BEDROOM	W5/204	39.10	39.09	0.01	0.03
<b>18 &amp; 20 HINTON ROAD</b>						
R1/220		W1/220	18.81	17.99	0.82	4.36
R1/220		W2/220	19.26	18.38	0.88	4.57
R1/221		W1/221	32.89	32.25	0.64	1.95
R1/221		W2/221	33.39	32.63	0.76	2.28
R1/222		W1/222	36.96	36.48	0.48	1.30
R1/222		W2/222	37.20	36.64	0.56	1.51
<b>14 &amp; 16 HINTON ROAD</b>						
R1/230	BEDROOM	W1/230	20.83	19.60	1.23	5.90
R1/230	BEDROOM	W2/230	21.38	20.02	1.36	6.36
R1/231	LKD	W1/231	33.94	32.97	0.97	2.86
R1/231	LKD	W2/231	34.23	33.06	1.17	3.42
R1/232	LKD	W1/232	37.40	36.68	0.72	1.93
R1/232	LKD	W2/232	37.47	36.60	0.87	2.32
<b>10 &amp; 12 HINTON ROAD</b>						
R1/240		W1/240	21.00	19.19	1.81	8.62
R1/240		W2/240	22.06	19.93	2.13	9.66
R1/241		W1/241	34.52	33.02	1.50	4.35
R1/241		W2/241	34.71	32.86	1.85	5.33



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
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R1/242		W1/242	37.51	36.40	1.11	2.96
R1/242		W2/242	37.54	36.16	1.38	3.68

## 225 COLDHARBOUR LANE

R1/271		W1/271	35.43	27.69	7.74	21.85
R2/271		W2/271	35.33	26.55	8.78	24.85
R1/272		W1/272	37.75	32.40	5.35	14.17
R2/272		W2/272	37.65	31.53	6.12	16.25
R1/273		W1/273	37.99	36.31	1.68	4.42
R2/273		W2/273	39.11	37.17	1.94	4.96
R1/281		W1/281	35.55	26.72	8.83	24.84
R2/281		W2/281	35.51	26.77	8.74	24.61
R3/281		W3/281	35.51	27.39	8.12	22.87
R4/281		W4/281	35.49	28.48	7.01	19.75
R4/281		W5/281	35.71	31.32	4.39	12.29
R4/281		W6/281	36.11	35.32	0.79	2.19
R4/281		W7/281	35.89	35.89	0.00	0.00
R4/281		W8/281	35.40	35.40	0.00	0.00
R1/282		W1/282	37.67	31.49	6.18	16.41
R2/282		W2/282	37.63	31.54	6.09	16.18
R3/282		W3/282	37.64	32.00	5.64	14.98
R4/282		W4/282	37.58	32.77	4.81	12.80
R4/282		W5/282	37.59	37.59	0.00	0.00
R1/283		W1/283	39.13	37.15	1.98	5.06
R2/283		W2/283	39.14	37.17	1.97	5.03
R3/283		W3/283	39.15	37.27	1.88	4.80
R3/283		W4/283	39.17	37.53	1.64	4.19
R3/283		W5/283	38.32	38.32	0.00	0.00
R3/283		W6/283	38.33	38.33	0.00	0.00



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
<b>220 COLDHARBOUR LANE</b>						
R1/181	LKD	W1/181	33.84	33.84	0.00	0.00
R1/181	LKD	W2/181	82.01	82.01	0.00	0.00
R1/191	LKD	W1/191	34.52	34.26	0.26	0.75
R1/191	LKD	W2/191	34.14	31.73	2.41	7.06
R2/191	BEDROOM	W3/191	33.05	29.94	3.11	9.41
R3/191	BEDROOM	W4/191	15.84	12.98	2.86	18.06
R3/191	BEDROOM	W5/191	10.10	7.39	2.71	26.83
R3/191	BEDROOM	W6/191	4.41	4.21	0.20	4.54
R3/191	BEDROOM	W7/191	32.00	29.23	2.77	8.66
R4/191	BEDROOM	W8/191	32.82	30.21	2.61	7.95
R5/191	BEDROOM	W9/191	32.36	30.10	2.26	6.98
R6/191	LKD	W10/191	30.87	29.01	1.86	6.03
R6/191	LKD	W11/191	3.19	3.19	0.00	0.00
R6/191	LKD	W12/191	7.43	5.89	1.54	20.73
R6/191	LKD	W13/191	14.77	13.09	1.68	11.37
R6/191	LKD	W14/191	28.20	28.20	0.00	0.00
R1/192	LKD	W1/192	36.53	36.37	0.16	0.44
R1/192	LKD	W2/192	36.58	36.39	0.19	0.52
R1/192	LKD	W15/192	36.07	34.26	1.81	5.02
R2/192	BEDROOM	W3/192	35.62	33.34	2.28	6.40
R3/192	BEDROOM	W4/192	22.29	20.27	2.02	9.06
R3/192	BEDROOM	W5/192	17.12	15.30	1.82	10.63
R3/192	BEDROOM	W6/192	9.13	8.98	0.15	1.64
R3/192	BEDROOM	W7/192	35.74	33.90	1.84	5.15
R4/192	BEDROOM	W8/192	35.19	33.33	1.86	5.29
R5/192	BEDROOM	W9/192	34.91	33.31	1.60	4.58
R6/192	LKD	W10/192	35.06	33.82	1.24	3.54
R6/192	LKD	W11/192	8.44	8.44	0.00	0.00
R6/192	LKD	W12/192	15.35	14.34	1.01	6.58
R6/192	LKD	W13/192	21.52	20.39	1.13	5.25
R6/192	LKD	W14/192	34.47	34.47	0.00	0.00



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20  
P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R1/193	BEDROOM	W1/193	35.27	35.00	0.27	0.77
R2/193	BEDROOM	W2/193	37.46	36.70	0.76	2.03
R2/193	BEDROOM	W3/193	37.38	36.69	0.69	1.85
R3/193	LKD	W4/193	36.92	36.23	0.69	1.87
R3/193	LKD	W5/193	80.39	80.39	0.00	0.00



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
<b>218 COLDHARBOUR LANE</b>								
R1/101		W1/101	2.10	2.10	2.03	2.03	0.07	3.52
R1/102		W1/102	1.73	1.73	1.69	1.69	0.04	2.48
<b>216 COLDHARBOUR LANE</b>								
R1/111		W1/111	1.31		1.27			
R1/111		W2/111	1.34	2.65	1.34	2.60	0.05	1.85
R2/111		W3/111	1.06		1.06			
R2/111		W4/111	0.99	2.06	0.99	2.06	0.00	0.00
R1/112		W1/112	1.15		1.13			
R1/112		W2/112	1.20	2.35	1.19	2.32	0.03	1.32
R2/112		W3/112	1.00		1.00			
R2/112		W4/112	0.97	1.96	0.97	1.96	0.00	0.00
R1/113		W1/113	0.54		0.53			
R1/113		W2/113	0.58	1.12	0.58	1.11	0.01	1.07
R2/113		W3/113	0.44		0.44			
R2/113		W4/113	0.44	0.88	0.44	0.88	0.00	0.00
<b>214 COLDHARBOUR LANE</b>								
R1/171		W2/171	1.53	1.53	1.52	1.52	0.01	0.59
R2/171		W1/171	1.52	1.52	1.51	1.51	0.01	0.85
R1/172		W2/172	1.46	1.46	1.45	1.45	0.01	0.41
R2/172		W1/172	1.45	1.45	1.44	1.44	0.01	0.62
<b>209a COLDHARBOUR LANE</b>								
R1/141		W1/141	1.33	1.33	1.33	1.33	0.00	0.00
R2/141		W2/141	1.16	1.16	1.01	1.01	0.14	12.45
R1/142		W1/142	1.23	1.23	1.23	1.23	0.00	0.00
R2/142		W2/142	0.95	0.95	0.86	0.86	0.09	9.19



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R1/200	BEDROOM	W1/200	1.07		1.10			
R1/200	BEDROOM	W2/200	0.80	1.87	0.88	1.98	-0.11	-5.88
R2/200	BEDROOM	W3/200	1.23	1.23	1.25	1.25	-0.03	-2.37
R3/200	BEDROOM	W4/200	1.63	1.63	1.33	1.33	0.30	18.64
R4/200	LIVINGROOM	W5/200	0.53		0.37			
R4/200	LIVINGROOM	W6/200	1.39	1.91	1.02	1.39	0.53	27.43
R1/201	LD	W1/201	1.44		1.44			
R1/201	LD	W2/201	1.00		0.90			
R1/201	LD	W3/201	0.48	2.91	0.33	2.67	0.25	8.41
R2/201	BEDROOM	W4/201	1.60	1.60	1.17	1.17	0.43	26.65
R3/201	BEDROOM	W5/201	1.88	1.88	1.19	1.19	0.69	36.86
R4/201	LD	W6/201	0.60		0.19			
R4/201	LD	W7/201	1.55	2.15	1.13	1.33	0.82	38.34
R5/201	BEDROOM	W8/201	1.97	1.97	1.97	1.97	0.00	0.00
R1/202	LD	W1/202	2.93		2.93			
R1/202	LD	W2/202	3.22		2.82			
R1/202	LD	W3/202	1.65	7.80	1.12	6.87	0.93	11.92
R2/202	BEDROOM	W4/202	4.65	4.65	3.47	3.47	1.18	25.38
R3/202	BEDROOM	W5/202	4.58	4.58	3.38	3.38	1.20	26.21
R4/202	LD	W6/202	1.58		1.01			
R4/202	LD	W7/202	3.15	4.73	2.58	3.59	1.14	24.10
R5/202	BEDROOM	W8/202	3.84	3.84	3.84	3.84	0.00	0.00
R1/203	BEDROOM	W1/203	3.32		3.32			
R1/203	BEDROOM	W2/203	3.66		3.41			
R1/203	BEDROOM	W3/203	2.72	9.71	2.46	9.19	0.52	5.37
R2/203	BEDROOM	W4/203	2.61		2.33			
R2/203	BEDROOM	W5/203	2.13	4.74	1.86	4.19	0.55	11.58
R3/203	BEDROOM	W6/203	2.29		2.00			



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

DAYLIGHT								
Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R3/203	BEDROOM	W7/203	2.26	4.55	2.01	4.01	0.54	11.88
R4/203	LD	W8/203	2.46		2.20			
R4/203	LD	W9/203	3.32	5.78	2.97	5.17	0.61	10.62
R5/203	BEDROOM	W10/203	3.67	3.67	3.67	3.67	0.00	0.00
R1/204	BEDROOM	W4/204	4.58	4.58	4.46	4.46	0.12	2.60
R2/204	LKD	W3/204	4.96	4.96	4.80	4.80	0.16	3.29
R3/204	LKD	W1/204	4.87		4.87			
R3/204	LKD	W2/204	4.81	9.68	4.69	9.55	0.13	1.30
R4/204	BEDROOM	W5/204	4.12	4.12	4.12	4.12	0.00	0.00

## 18 & 20 HINTON ROAD

R1/220		W1/220	0.59		0.58			
R1/220		W2/220	0.62	1.21	0.61	1.19	0.02	1.98
R1/221		W1/221	0.94		0.93			
R1/221		W2/221	0.94	1.88	0.93	1.86	0.02	0.91
R1/222		W1/222	0.79		0.79			
R1/222		W2/222	0.80	1.59	0.79	1.58	0.01	0.69

## 14 & 16 HINTON ROAD

R1/230	BEDROOM	W1/230	0.75		0.73			
R1/230	BEDROOM	W2/230	0.77	1.52	0.75	1.48	0.05	3.22
R1/231	LKD	W1/231	0.89		0.87			
R1/231	LKD	W2/231	0.89	1.77	0.87	1.74	0.04	2.03
R1/232	LKD	W1/232	0.56		0.56			
R1/232	LKD	W2/232	0.56	1.12	0.55	1.11	0.02	1.51

## 10 & 12 HINTON ROAD

R1/240		W1/240	0.60		0.56			
R1/240		W2/240	0.63	1.22	0.58	1.14	0.08	6.72
R1/241		W1/241	0.93		0.90			
R1/241		W2/241	0.93	1.86	0.90	1.80	0.07	3.65



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

DAYLIGHT								
Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R1/242		W1/242	0.77		0.75			
R1/242		W2/242	0.77	1.54	0.75	1.50	0.04	2.66
<b>225 COLDHARBOUR LANE</b>								
R1/271		W1/271	1.75	1.75	1.43	1.43	0.32	18.36
R2/271		W2/271	1.99	1.99	1.58	1.58	0.41	20.65
R1/272		W1/272	1.85	1.85	1.61	1.61	0.23	12.57
R2/272		W2/272	2.10	2.10	1.80	1.80	0.30	14.21
R1/273		W1/273	1.27	1.27	1.22	1.22	0.05	4.18
R2/273		W2/273	1.37	1.37	1.31	1.31	0.06	4.67
R1/281		W1/281	1.67	1.67	1.30	1.30	0.36	21.78
R2/281		W2/281	1.73	1.73	1.36	1.36	0.37	21.31
R3/281		W3/281	2.83	2.83	2.30	2.30	0.53	18.77
R4/281		W4/281	2.21		1.85			
R4/281		W5/281	0.49		0.47			
R4/281		W6/281	1.67		1.66			
R4/281		W7/281	0.51		0.51			
R4/281		W8/281	2.22	7.10	2.22	6.70	0.40	5.65
R1/282		W1/282	1.30	1.30	1.11	1.11	0.19	14.93
R2/282		W2/282	1.35	1.35	1.15	1.15	0.20	14.50
R3/282		W3/282	2.21	2.21	1.92	1.92	0.29	13.06
R4/282		W4/282	1.72		1.53			
R4/282		W5/282	1.72	3.44	1.72	3.25	0.19	5.56
R1/283		W1/283	0.82	0.82	0.78	0.78	0.04	4.98
R2/283		W2/283	0.87	0.87	0.82	0.82	0.04	4.74
R3/283		W3/283	0.88		0.84			
R3/283		W4/283	0.88		0.84			
R3/283		W5/283	0.86		0.86			
R3/283		W6/283	0.46	3.07	0.46	2.99	0.08	2.51





# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
<b>220 COLDHARBOUR LANE</b>								
R1/181	LKD	W1/181	2.35		2.35			
R1/181	LKD	W2/181	0.62	2.96	0.62	2.96	0.00	0.00
R1/191	LKD	W1/191	2.19		2.18			
R1/191	LKD	W2/191	1.26	3.45	1.19	3.37	0.08	2.32
R2/191	BEDROOM	W3/191	1.97	1.97	1.82	1.82	0.15	7.66
R3/191	BEDROOM	W4/191	0.58		0.46			
R3/191	BEDROOM	W5/191	0.25		0.19			
R3/191	BEDROOM	W6/191	0.17		0.17			
R3/191	BEDROOM	W7/191	1.00	2.00	0.93	1.75	0.25	12.58
R4/191	BEDROOM	W8/191	2.56	2.56	2.39	2.39	0.17	6.49
R5/191	BEDROOM	W9/191	1.99	1.99	1.88	1.88	0.11	5.68
R6/191	LKD	W10/191	0.64		0.61			
R6/191	LKD	W11/191	0.11		0.11			
R6/191	LKD	W12/191	0.12		0.11			
R6/191	LKD	W13/191	0.36		0.32			
R6/191	LKD	W14/191	0.43	1.65	0.43	1.56	0.09	5.39
R1/192	LKD	W1/192	0.73		0.73			
R1/192	LKD	W2/192	0.73		0.73			
R1/192	LKD	W15/192	2.45	3.90	2.34	3.80	0.11	2.69
R2/192	BEDROOM	W3/192	2.84	2.84	2.68	2.68	0.15	5.43
R3/192	BEDROOM	W4/192	0.88		0.80			
R3/192	BEDROOM	W5/192	0.39		0.35			
R3/192	BEDROOM	W6/192	0.31		0.31			
R3/192	BEDROOM	W7/192	1.31	2.90	1.25	2.73	0.17	5.94
R4/192	BEDROOM	W8/192	2.70	2.70	2.58	2.58	0.12	4.51
R5/192	BEDROOM	W9/192	2.12	2.12	2.03	2.03	0.08	3.92
R6/192	LKD	W10/192	0.72		0.70			
R6/192	LKD	W11/192	0.17		0.17			
R6/192	LKD	W12/192	0.19		0.19			
R6/192	LKD	W13/192	0.48		0.46			
R6/192	LKD	W14/192	0.48	2.05	0.48	2.00	0.05	2.54



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

## DAYLIGHT

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R1/193	BEDROOM	W1/193	4.08	4.08	4.00	4.00	0.08	2.01
R2/193	BEDROOM	W2/193	1.38		1.36			
R2/193	BEDROOM	W3/193	1.38	2.76	1.35	2.71	0.05	1.85
R3/193	LKD	W4/193	2.56		2.53			
R3/193	LKD	W5/193	0.83	3.40	0.83	3.36	0.04	1.03



# NSL ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

Room	Room Use	Whole Room sq ft	NSL		Loss sq ft	%Loss
			Existing sq ft	Proposed sq ft		
<b>218 COLDHARBOUR LANE</b>						
R1/101		228.2	212.6	212.6	0.0	0.0
R1/102		228.2	223.0	223.0	0.0	0.0
<b>216 COLDHARBOUR LANE</b>						
R1/111		114.3	112.6	112.6	0.0	0.0
R2/111		155.5	154.6	154.6	0.0	0.0
R1/112		114.3	112.7	112.7	0.0	0.0
R2/112		155.5	154.6	154.6	0.0	0.0
R1/113		101.3	99.3	99.3	0.0	0.0
R2/113		164.3	159.1	159.1	0.0	0.0
<b>214 COLDHARBOUR LANE</b>						
R1/171		113.0	108.1	108.1	0.0	0.0
R2/171		115.2	110.0	110.0	0.0	0.0
R1/172		113.0	111.3	111.3	0.0	0.0
R2/172		115.2	113.5	113.5	0.0	0.0
<b>209a COLDHARBOUR LANE</b>						
R1/141		87.6	79.6	79.6	0.0	0.0
R2/141		66.0	65.7	65.7	0.0	0.0
R1/142		87.6	79.6	79.6	0.0	0.0
R2/142		66.0	65.7	65.7	0.0	0.0
<b>215-217 COLDHARBOUR LANE DEVELOPMENT</b>						
R1/200	BEDROOM	133.5	127.0	125.5	1.5	1.2
R2/200	BEDROOM	126.9	83.1	73.3	9.7	11.7
R3/200	BEDROOM	130.0	116.1	64.8	51.3	44.2
R4/200	LIVINGROOM	171.3	163.9	85.6	78.3	47.8
R1/201	LD	198.7	198.1	187.4	10.8	5.5
R2/201	BEDROOM	132.1	127.9	101.5	26.5	20.7
R3/201	BEDROOM	133.9	129.8	99.7	30.1	23.2
R4/201	LD	219.5	211.0	193.3	17.8	8.4
R5/201	BEDROOM	167.6	165.1	165.1	0.0	0.0
R1/202	LD	212.7	211.9	211.6	0.2	0.1
R2/202	BEDROOM	133.4	130.2	130.2	0.0	0.0
R3/202	BEDROOM	142.4	138.9	138.9	0.0	0.0
R4/202	LD	228.1	220.6	220.3	0.3	0.1
R5/202	BEDROOM	170.1	166.8	166.8	0.0	0.0
R1/203	BEDROOM	195.5	195.2	195.2	0.0	0.0
R2/203	BEDROOM	147.0	145.5	145.5	0.0	0.0



# NSL ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

Room	Room Use	Whole Room sq ft	NSL		Loss sq ft	%Loss
			Existing sq ft	Proposed sq ft		
R3/203	BEDROOM	166.1	156.4	156.4	0.0	0.0
R4/203	LD	227.3	220.3	220.3	0.0	0.0
R5/203	BEDROOM	173.1	169.6	169.6	0.0	0.0
R1/204	BEDROOM	103.2	100.1	100.1	0.0	0.0
R2/204	LKD	290.7	288.7	288.7	0.0	0.0
R3/204	LKD	317.8	317.8	317.8	0.0	0.0
R4/204	BEDROOM	141.1	139.4	139.4	0.0	0.0

## 18 & 20 HINTON ROAD

R1/220		156.7	141.3	141.3	0.0	0.0
R1/221		209.2	206.3	206.3	0.0	0.0
R1/222		209.2	206.3	206.3	0.0	0.0

## 14 & 16 HINTON ROAD

R1/230	BEDROOM	125.8	123.7	123.7	0.0	0.0
R1/231	LKD	213.5	210.1	210.1	0.0	0.0
R1/232	LKD	304.8	301.3	301.3	0.0	0.0

## 10 & 12 HINTON ROAD

R1/240		169.7	143.0	143.0	0.0	0.0
R1/241		218.4	215.2	215.2	0.0	0.0
R1/242		218.4	215.2	215.2	0.0	0.0

## 225 COLDHARBOUR LANE

R1/271		150.7	148.2	108.9	39.3	26.5
R2/271		123.5	122.3	74.0	48.3	39.5
R1/272		150.7	148.2	147.2	1.0	0.7
R2/272		123.5	122.3	120.8	1.5	1.2
R1/273		141.8	138.7	138.7	0.0	0.0
R2/273		132.1	129.4	129.4	0.0	0.0
R1/281		105.8	103.0	91.8	11.2	10.9
R2/281		99.4	97.3	86.4	11.0	11.3
R3/281		135.4	133.9	127.9	5.9	4.4
R4/281		200.3	200.2	200.2	0.0	0.0
R1/282		105.8	103.0	103.0	0.0	0.0
R2/282		99.4	97.3	97.3	0.0	0.0
R3/282		135.4	133.9	133.9	0.0	0.0
R4/282		200.3	199.9	199.0	0.9	0.5
R1/283		114.3	109.2	109.2	0.0	0.0
R2/283		105.0	101.4	101.4	0.0	0.0
R3/283		240.6	240.1	240.1	0.0	0.0



# NSL ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20  
P784 - rel20

Room	Room Use	Whole Room sq ft	NSL		Loss sq ft	%Loss
			Existing sq ft	Proposed sq ft		

## 220 COLDHARBOUR LANE

R1/181	LKD	233.7	232.5	232.5	0.0	0.0
R1/191	LKD	257.5	253.2	253.2	0.0	0.0
R2/191	BEDROOM	121.7	120.7	111.0	9.7	8.0
R3/191	BEDROOM	171.4	169.9	169.9	0.0	0.0
R4/191	BEDROOM	92.5	90.3	90.3	0.0	0.0
R5/191	BEDROOM	125.3	124.2	124.0	0.3	0.2
R6/191	LKD	286.4	285.3	285.3	0.0	0.0
R1/192	LKD	248.8	246.0	246.0	0.0	0.0
R2/192	BEDROOM	83.5	82.0	82.0	0.0	0.0
R3/192	BEDROOM	138.6	136.1	136.1	0.0	0.0
R4/192	BEDROOM	92.5	90.3	90.3	0.0	0.0
R5/192	BEDROOM	125.3	124.2	124.2	0.0	0.0
R6/192	LKD	286.4	285.3	285.3	0.0	0.0
R1/193	BEDROOM	136.4	134.3	134.3	0.0	0.0
R2/193	BEDROOM	136.6	131.5	131.5	0.0	0.0
R3/193	LKD	280.2	279.2	279.2	0.0	0.0



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
<b>218 COLDHARBOUR LANE</b>														
R1/101	W1/101		22	73	20	71	9.1	2.7	22	73	20	71	9.1	2.7
R1/102	W1/102		23	76	23	76	0.0	0.0	23	76	23	76	0.0	0.0
<b>216 COLDHARBOUR LANE</b>														
R1/111	W1/111		18	68	17	67	5.6	1.5						
R1/111	W2/111		11	53	10	52	9.1	1.9	18	68	17	67	5.6	1.5
R1/112	W1/112		21	72	20	71	4.8	1.4						
R1/112	W2/112		14	57	13	56	7.1	1.8	21	72	20	71	4.8	1.4
R1/113	W1/113		18	64	18	64	0.0	0.0						
R1/113	W2/113		19	62	19	62	0.0	0.0	19	66	19	66	0.0	0.0
<b>214 COLDHARBOUR LANE</b>														
R1/171	W2/171		20	73	20	73	0.0	0.0	20	73	20	73	0.0	0.0
R2/171	W1/171		20	73	20	73	0.0	0.0	20	73	20	73	0.0	0.0



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R1/172	W2/172		25	79	25	79	0.0	0.0	25	79	25	79	0.0	0.0
R2/172	W1/172		25	79	25	79	0.0	0.0	25	79	25	79	0.0	0.0
<b>215-217 COLDHARBOUR LANE DEVELOPMENT</b>														
R1/200	W1/200	BEDROOM	7	34	7	37	0.0	-8.8						
R1/200	W2/200	BEDROOM	8	26	8	30	0.0	-15.4	9	36	9	39	0.0	-8.3
R2/200	W3/200	BEDROOM	8	24	6	27	25.0	-12.5	8	24	6	27	25.0	-12.5
R3/200	W4/200	BEDROOM	9	34	7	26	22.2	23.5	9	34	7	26	22.2	23.5
R4/200	W5/200	LIVINGROOM	6	38	4	26	33.3	31.6						
R4/200	W6/200	LIVINGROOM	8	39	5	27	37.5	30.8	8	40	5	28	37.5	30.0
R1/201	W1/201	LD	5	23	5	23	0.0	0.0						
R1/201	W2/201	LD	12	48	6	40	50.0	16.7						
R1/201	W3/201	LD	8	20	5	12	37.5	40.0	17	53	14	49	17.6	7.5
R2/201	W4/201	BEDROOM	14	46	9	34	35.7	26.1	14	46	9	34	35.7	26.1



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R3/201	W5/201	BEDROOM	12	28	3	10	75.0	64.3	12	28	3	10	75.0	64.3
R4/201	W6/201	LD	19	32	9	11	52.6	65.6						
R4/201	W7/201	LD	12	54	9	38	25.0	29.6	21	63	15	44	28.6	30.2
R5/201	W8/201	BEDROOM	15	59	13	57	13.3	3.4	15	59	13	57	13.3	3.4
R1/202	W1/202	LD	5	25	5	25	0.0	0.0						
R1/202	W2/202	LD	19	60	11	52	42.1	13.3						
R1/202	W3/202	LD	20	44	12	33	40.0	25.0	23	64	18	59	21.7	7.8
R2/202	W4/202	BEDROOM	21	63	13	50	38.1	20.6	21	63	13	50	38.1	20.6
R3/202	W5/202	BEDROOM	20	44	12	29	40.0	34.1	20	44	12	29	40.0	34.1
R4/202	W6/202	LD	23	50	15	36	34.8	28.0						
R4/202	W7/202	LD	22	64	17	52	22.7	18.8	23	65	17	53	26.1	18.5
R5/202	W8/202	BEDROOM	27	78	27	78	0.0	0.0	27	78	27	78	0.0	0.0
R1/203	W1/203	BEDROOM	5	26	5	26	0.0	0.0						





# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R1/203	W2/203	BEDROOM	24	67	21	64	12.5	4.5						
R1/203	W3/203	BEDROOM	24	67	18	61	25.0	9.0	24	67	22	65	8.3	3.0
R2/203	W4/203	BEDROOM	23	66	18	60	21.7	9.1						
R2/203	W5/203	BEDROOM	24	67	19	61	20.8	9.0	24	67	19	61	20.8	9.0
R3/203	W6/203	BEDROOM	24	67	19	61	20.8	9.0						
R3/203	W7/203	BEDROOM	23	66	18	59	21.7	10.6	24	67	19	61	20.8	9.0
R4/203	W8/203	LD	23	66	18	59	21.7	10.6						
R4/203	W9/203	LD	24	67	19	61	20.8	9.0	24	67	19	61	20.8	9.0
R5/203	W10/203	BEDROOM	28	79	27	78	3.6	1.3	28	79	27	78	3.6	1.3
R1/204	W4/204	BEDROOM	21	63	21	63	0.0	0.0	21	63	21	63	0.0	0.0
R2/204	W3/204	LKD	21	63	21	63	0.0	0.0	21	63	21	63	0.0	0.0
R3/204	W1/204	LKD	5	26	5	26	0.0	0.0						
R3/204	W2/204	LKD	21	63	21	63	0.0	0.0	23	66	23	66	0.0	0.0
R4/204	W5/204	BEDROOM	28	79	28	79	0.0	0.0	28	79	28	79	0.0	0.0



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		

## 220 COLDHARBOUR LANE

R1/181	W1/181	LKD	6	27	6	27	0.0	0.0						
R1/181	W2/181	LKD	3	40	3	40	0.0	0.0	9	59	9	59	0.0	0.0
R1/191	W1/191	LKD	25	73	24	72	4.0	1.4						
R1/191	W2/191	LKD	26	82	23	79	11.5	3.7	26	90	25	89	3.8	1.1
R2/191	W3/191	BEDROOM	24	74	21	71	12.5	4.1	24	74	21	71	12.5	4.1
R3/191	W4/191	BEDROOM	12	31	9	28	25.0	9.7						
R3/191	W5/191	BEDROOM	12	16	10	14	16.7	12.5						
R3/191	W6/191	BEDROOM	13	13	11	11	15.4	15.4						
R3/191	W7/191	BEDROOM	21	61	18	58	14.3	4.9	21	61	19	59	9.5	3.3
R4/191	W8/191	BEDROOM	22	73	20	71	9.1	2.7	22	73	20	71	9.1	2.7
R5/191	W9/191	BEDROOM	24	75	20	71	16.7	5.3	24	75	20	71	16.7	5.3
R6/191	W10/191	LKD	24	75	21	72	12.5	4.0						
R6/191	W11/191	LKD	3	11	3	11	0.0	0.0						



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R6/191	W12/191	LKD	10	11	8	9	20.0	18.2						
R6/191	W13/191	LKD	19	31	17	29	10.5	6.5						
R6/191	W14/191	LKD	0	5	0	5	-	0.0	24	80	22	78	8.3	2.5
R1/192	W1/192	LKD	27	76	27	76	0.0	0.0						
R1/192	W2/192	LKD	27	76	27	76	0.0	0.0						
R1/192	W15/192	LKD	29	87	28	86	3.4	1.1	29	96	28	95	3.4	1.0
R2/192	W3/192	BEDROOM	27	80	24	77	11.1	3.8	27	80	24	77	11.1	3.8
R3/192	W4/192	BEDROOM	13	43	12	42	7.7	2.3						
R3/192	W5/192	BEDROOM	18	29	17	28	5.6	3.4						
R3/192	W6/192	BEDROOM	18	27	17	26	5.6	3.7						
R3/192	W7/192	BEDROOM	26	79	24	77	7.7	2.5	26	79	26	79	0.0	0.0
R4/192	W8/192	BEDROOM	25	77	23	75	8.0	2.6	25	77	23	75	8.0	2.6
R5/192	W9/192	BEDROOM	25	77	23	75	8.0	2.6	25	77	23	75	8.0	2.6
R6/192	W10/192	LKD	25	78	24	77	4.0	1.3						
R6/192	W11/192	LKD	3	29	3	29	0.0	0.0						
R6/192	W12/192	LKD	11	33	10	32	9.1	3.0						



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20

P784 - rel20

APSH														
Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R6/192	W13/192	LKD	20	44	19	43	5.0	2.3						
R6/192	W14/192	LKD	0	13	0	13	-	0.0	25	91	24	90	4.0	1.1
R1/193	W1/193	BEDROOM	26	79	26	79	0.0	0.0	26	79	26	79	0.0	0.0
R2/193	W2/193	BEDROOM	26	79	26	79	0.0	0.0						
R2/193	W3/193	BEDROOM	26	79	26	79	0.0	0.0	26	79	26	79	0.0	0.0
R3/193	W4/193	LKD	26	79	26	79	0.0	0.0						
R3/193	W5/193	LKD	5	40	5	40	0.0	0.0	28	98	28	98	0.0	0.0



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20  
NO BALCONIES  
P784 - rel20

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
<b>218 COLDHARBOUR LANE</b>						
R1/101		W1/101	30.99	29.64	1.35	4.36
R1/102		W1/102	34.01	33.04	0.97	2.85
<b>216 COLDHARBOUR LANE</b>						
R1/111		W1/111	28.67	27.49	1.18	4.12
R1/111		W2/111	28.61	28.12	0.49	1.71
R2/111		W3/111	27.10	27.09	0.01	0.04
R2/111		W4/111	24.88	24.87	0.01	0.04
R1/112		W1/112	32.15	31.24	0.91	2.83
R1/112		W2/112	32.99	32.61	0.38	1.15
R2/112		W3/112	33.28	33.28	0.00	0.00
R2/112		W4/112	32.12	32.11	0.01	0.03
R1/113		W1/113	33.42	32.86	0.56	1.68
R1/113		W2/113	36.33	36.08	0.25	0.69
R2/113		W3/113	37.89	37.88	0.01	0.03
R2/113		W4/113	38.08	38.08	0.00	0.00
<b>214 COLDHARBOUR LANE</b>						
R1/171		W2/171	31.56	31.34	0.22	0.70
R2/171		W1/171	31.01	30.70	0.31	1.00
R1/172		W2/172	35.18	35.01	0.17	0.48
R2/172		W1/172	34.68	34.45	0.23	0.66
<b>213 COLDHARBOUR LANE</b>						
R1/131		W1/131	20.77	20.77	0.00	0.00
R1/132		W1/132	22.61	22.61	0.00	0.00
<b>209a COLDHARBOUR LANE</b>						
R1/141		W1/141	25.74	25.74	0.00	0.00



**DAYLIGHT ANALYSIS**  
 219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES  
 P784 - rel20

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R2/141		W2/141	22.37	17.46	4.91	21.95
R1/142		W1/142	33.31	33.31	0.00	0.00
R2/142		W2/142	24.96	21.02	3.94	15.79

**215-217 COLDHARBOUR LANE DEVELOPMENT**

R1/200	BEDROOM	W1/200	21.44	22.52	-1.08	-5.04
R1/200	BEDROOM	W2/200	16.52	18.51	-1.99	-12.05
R2/200	BEDROOM	W3/200	14.80	15.95	-1.15	-7.77
R3/200	BEDROOM	W4/200	19.24	15.97	3.27	17.00
R4/200	LIVINGROOM	W5/200	21.23	16.08	5.15	24.26
R4/200	LIVINGROOM	W6/200	22.35	16.06	6.29	28.14
R1/201	LD	W1/201	31.51	31.51	0.00	0.00
R1/201	LD	W2/201	30.13	27.31	2.82	9.36
R1/201	LD	W3/201	27.28	22.34	4.94	18.11
R2/201	BEDROOM	W4/201	27.68	21.16	6.52	23.55
R3/201	BEDROOM	W5/201	31.23	21.11	10.12	32.40
R4/201	LD	W6/201	32.29	21.51	10.78	33.38
R4/201	LD	W7/201	32.07	22.02	10.05	31.34
R5/201	BEDROOM	W8/201	27.56	27.46	0.10	0.36
R1/202	LD	W1/202	35.59	35.59	0.00	0.00
R1/202	LD	W2/202	36.15	30.96	5.19	14.36
R1/202	LD	W3/202	35.85	26.80	9.05	25.24
R2/202	BEDROOM	W4/202	35.77	25.96	9.81	27.43
R3/202	BEDROOM	W5/202	35.68	25.80	9.88	27.69
R4/202	LD	W6/202	35.58	26.14	9.44	26.53
R4/202	LD	W7/202	35.72	28.06	7.66	21.44
R5/202	BEDROOM	W8/202	36.71	36.64	0.07	0.19
R1/203	BEDROOM	W1/203	38.17	38.17	0.00	0.00
R1/203	BEDROOM	W2/203	37.63	34.72	2.91	7.73



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES  
 P784 - rel20

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R1/203	BEDROOM	W3/203	37.45	32.18	5.27	14.07
R2/203	BEDROOM	W4/203	37.40	31.69	5.71	15.27
R2/203	BEDROOM	W5/203	37.56	32.28	5.28	14.06
R3/203	BEDROOM	W6/203	37.50	32.11	5.39	14.37
R3/203	BEDROOM	W7/203	37.28	31.33	5.95	15.96
R4/203	LD	W8/203	37.22	31.46	5.76	15.48
R4/203	LD	W9/203	37.37	32.92	4.45	11.91
R5/203	BEDROOM	W10/203	38.12	38.09	0.03	0.08
R1/204	BEDROOM	W4/204	33.98	33.98	0.00	0.00
R2/204	LKD	W3/204	34.32	34.32	0.00	0.00
R3/204	LKD	W1/204	35.44	35.44	0.00	0.00
R3/204	LKD	W2/204	34.28	34.28	0.00	0.00
R4/204	BEDROOM	W5/204	39.10	39.09	0.01	0.03

## 18 & 20 HINTON ROAD

R1/220		W1/220	18.81	17.99	0.82	4.36
R1/220		W2/220	19.26	18.38	0.88	4.57
R1/221		W1/221	32.89	32.25	0.64	1.95
R1/221		W2/221	33.39	32.63	0.76	2.28
R1/222		W1/222	36.96	36.48	0.48	1.30
R1/222		W2/222	37.20	36.64	0.56	1.51

## 14 & 16 HINTON ROAD

R1/230	BEDROOM	W1/230	20.83	19.60	1.23	5.90
R1/230	BEDROOM	W2/230	21.38	20.02	1.36	6.36
R1/231	LKD	W1/231	33.94	32.97	0.97	2.86
R1/231	LKD	W2/231	34.23	33.06	1.17	3.42
R1/232	LKD	W1/232	37.40	36.68	0.72	1.93
R1/232	LKD	W2/232	37.47	36.60	0.87	2.32

## 10 & 12 HINTON ROAD



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R1/240		W1/240	21.00	19.19	1.81	8.62
R1/240		W2/240	22.06	19.93	2.13	9.66
R1/241		W1/241	34.52	33.02	1.50	4.35
R1/241		W2/241	34.71	32.86	1.85	5.33
R1/242		W1/242	37.51	36.40	1.11	2.96
R1/242		W2/242	37.54	36.16	1.38	3.68

## 225 COLDHARBOUR LANE

R1/271		W1/271	35.43	27.69	7.74	21.85
R2/271		W2/271	35.33	26.55	8.78	24.85
R1/272		W1/272	37.75	32.40	5.35	14.17
R2/272		W2/272	37.65	31.53	6.12	16.25
R1/273		W1/273	37.99	36.31	1.68	4.42
R2/273		W2/273	39.11	37.17	1.94	4.96
R1/281		W1/281	35.55	26.72	8.83	24.84
R2/281		W2/281	35.51	26.77	8.74	24.61
R3/281		W3/281	35.51	27.39	8.12	22.87
R4/281		W4/281	35.49	28.48	7.01	19.75
R4/281		W5/281	35.71	31.32	4.39	12.29
R4/281		W6/281	36.11	35.32	0.79	2.19
R4/281		W7/281	35.89	35.89	0.00	0.00
R4/281		W8/281	35.40	35.40	0.00	0.00
R1/282		W1/282	37.67	31.49	6.18	16.41
R2/282		W2/282	37.63	31.54	6.09	16.18
R3/282		W3/282	37.64	32.00	5.64	14.98
R4/282		W4/282	37.58	32.77	4.81	12.80
R4/282		W5/282	37.59	37.59	0.00	0.00
R1/283		W1/283	39.13	37.15	1.98	5.06





# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R2/283		W2/283	39.14	37.17	1.97	5.03
R3/283		W3/283	39.15	37.27	1.88	4.80
R3/283		W4/283	39.17	37.53	1.64	4.19
R3/283		W5/283	38.32	38.32	0.00	0.00
R3/283		W6/283	38.33	38.33	0.00	0.00

## 220 COLDHARBOUR LANE

R1/181	LKD	W1/181	33.84	33.84	0.00	0.00
R1/181	LKD	W2/181	82.01	82.01	0.00	0.00
R1/191	LKD	W1/191	34.52	34.26	0.26	0.75
R1/191	LKD	W2/191	34.14	31.73	2.41	7.06
R2/191	BEDROOM	W3/191	33.53	30.42	3.11	9.28
R3/191	BEDROOM	W4/191	33.38	30.26	3.12	9.35
R3/191	BEDROOM	W5/191	33.74	30.84	2.90	8.60
R3/191	BEDROOM	W6/191	12.37	12.18	0.19	1.54
R3/191	BEDROOM	W7/191	33.66	30.89	2.77	8.23
R4/191	BEDROOM	W8/191	32.87	30.26	2.61	7.94
R5/191	BEDROOM	W9/191	32.45	30.19	2.26	6.96
R6/191	LKD	W10/191	32.54	30.68	1.86	5.72
R6/191	LKD	W11/191	11.16	11.16	0.00	0.00
R6/191	LKD	W12/191	32.32	30.56	1.76	5.45
R6/191	LKD	W13/191	31.69	29.92	1.77	5.59
R6/191	LKD	W14/191	28.20	28.20	0.00	0.00
R1/192	LKD	W1/192	36.53	36.37	0.16	0.44
R1/192	LKD	W2/192	36.58	36.39	0.19	0.52
R1/192	LKD	W15/192	36.07	34.26	1.81	5.02
R2/192	BEDROOM	W3/192	35.62	33.34	2.28	6.40
R3/192	BEDROOM	W4/192	35.49	33.29	2.20	6.20
R3/192	BEDROOM	W5/192	35.80	33.85	1.95	5.45
R3/192	BEDROOM	W6/192	9.13	8.98	0.15	1.64
R3/192	BEDROOM	W7/192	35.74	33.90	1.84	5.15
R4/192	BEDROOM	W8/192	35.19	33.33	1.86	5.29
R5/192	BEDROOM	W9/192	34.91	33.31	1.60	4.58



**DAYLIGHT ANALYSIS**  
219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20  
NO BALCONIES  
P784 - rel20

Room	Room Use	Window	Existing VSC	Proposed VSC	Loss	%Loss
R6/192	LKD	W10/192	35.06	33.82	1.24	3.54
R6/192	LKD	W11/192	8.44	8.44	0.00	0.00
R6/192	LKD	W12/192	34.93	33.76	1.17	3.35
R6/192	LKD	W13/192	34.39	33.18	1.21	3.52
R6/192	LKD	W14/192	34.47	34.47	0.00	0.00
R1/193	BEDROOM	W1/193	35.27	35.00	0.27	0.77
R2/193	BEDROOM	W2/193	37.46	36.70	0.76	2.03
R2/193	BEDROOM	W3/193	37.38	36.69	0.69	1.85
R3/193	LKD	W4/193	36.92	36.23	0.69	1.87
R3/193	LKD	W5/193	80.39	80.39	0.00	0.00



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
<b>218 COLDHARBOUR LANE</b>								
R1/101		W1/101	2.11	2.11	2.03	2.03	0.07	3.52
R1/102		W1/102	1.74	1.74	1.69	1.69	0.04	2.48
<b>216 COLDHARBOUR LANE</b>								
R1/111		W1/111	1.31		1.27			
R1/111		W2/111	1.34	2.65	1.34	2.60	0.05	1.85
R2/111		W3/111	1.06		1.06			
R2/111		W4/111	0.99	2.06	0.99	2.06	0.00	0.00
R1/112		W1/112	1.15		1.13			
R1/112		W2/112	1.20	2.35	1.19	2.32	0.03	1.32
R2/112		W3/112	1.00		1.00			
R2/112		W4/112	0.97	1.96	0.97	1.96	0.00	0.00
R1/113		W1/113	0.54		0.53			
R1/113		W2/113	0.58	1.12	0.58	1.11	0.01	1.07
R2/113		W3/113	0.44		0.44			
R2/113		W4/113	0.44	0.88	0.44	0.88	0.00	0.00
<b>214 COLDHARBOUR LANE</b>								
R1/171		W2/171	1.53	1.53	1.52	1.52	0.01	0.59
R2/171		W1/171	1.52	1.52	1.51	1.51	0.01	0.85
R1/172		W2/172	1.46	1.46	1.45	1.45	0.01	0.41
R2/172		W1/172	1.45	1.45	1.44	1.44	0.01	0.62
<b>213 COLDHARBOUR LANE</b>								
R1/131		W1/131	0.12	0.12	0.12	0.12	0.00	0.00
R1/132		W1/132	0.13	0.13	0.13	0.13	0.00	0.00
<b>209a COLDHARBOUR LANE</b>								
R1/141		W1/141	1.33	1.33	1.33	1.33	0.00	0.00



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R2/141		W2/141	1.17	1.17	1.03	1.03	0.14	12.30
R1/142		W1/142	1.23	1.23	1.23	1.23	0.00	0.00
R2/142		W2/142	0.95	0.95	0.87	0.87	0.09	9.14

## 215-217 COLDHARBOUR LANE DEVELOPMENT

R1/200	BEDROOM	W1/200	1.07		1.10				
R1/200	BEDROOM	W2/200	0.80	1.87	0.88	1.98	-0.11	-5.88	
R2/200	BEDROOM	W3/200	1.23	1.23	1.25	1.25	-0.03	-2.37	
R3/200	BEDROOM	W4/200	1.63	1.63	1.33	1.33	0.30	18.64	
R4/200	LIVINGROOM	W5/200	0.53		0.37				
R4/200	LIVINGROOM	W6/200	1.39	1.91	1.02	1.39	0.53	27.43	
R1/201	LD	W1/201	1.44		1.44				
R1/201	LD	W2/201	1.00		0.90				
R1/201	LD	W3/201	0.91	3.34	0.75	3.09	0.25	7.54	
R2/201	BEDROOM	W4/201	2.14	2.14	1.67	1.67	0.47	21.88	
R3/201	BEDROOM	W5/201	2.34	2.34	1.68	1.68	0.67	28.48	
R4/201	LD	W6/201	0.99		0.69				
R4/201	LD	W7/201	1.57	2.56	1.14	1.83	0.72	28.31	
R5/201	BEDROOM	W8/201	1.97	1.97	1.97	1.97	0.00	0.00	
R1/202	LD	W1/202	2.93		2.93				
R1/202	LD	W2/202	3.28		2.87				
R1/202	LD	W3/202	2.52	8.73	2.01	7.81	0.92	10.54	
R2/202	BEDROOM	W4/202	6.15	6.15	4.81	4.81	1.34	21.77	
R3/202	BEDROOM	W5/202	6.00	6.00	4.67	4.67	1.34	22.24	
R4/202	LD	W6/202	2.44		1.91				
R4/202	LD	W7/202	3.19	5.63	2.62	4.52	1.11	19.73	
R5/202	BEDROOM	W8/202	3.84	3.84	3.84	3.84	0.00	0.00	
R1/203	BEDROOM	W1/203	3.32		3.32				
R1/203	BEDROOM	W2/203	3.66		3.41				



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R1/203	BEDROOM	W3/203	2.82	9.80	2.49	9.22	0.59	5.97
R2/203	BEDROOM	W4/203	2.72		2.37			
R2/203	BEDROOM	W5/203	2.13	4.85	1.86	4.23	0.62	12.72
R3/203	BEDROOM	W6/203	2.29		2.00			
R3/203	BEDROOM	W7/203	2.35	4.64	2.04	4.04	0.61	13.04
R4/203	LD	W8/203	2.54		2.21			
R4/203	LD	W9/203	3.32	5.86	2.97	5.18	0.68	11.60
R5/203	BEDROOM	W10/203	3.67	3.67	3.67	3.67	0.00	0.00
R1/204	BEDROOM	W4/204	4.58	4.58	4.46	4.46	0.12	2.60
R2/204	LKD	W3/204	4.96	4.96	4.80	4.80	0.16	3.29
R3/204	LKD	W1/204	4.87		4.87			
R3/204	LKD	W2/204	4.81	9.68	4.69	9.55	0.13	1.30
R4/204	BEDROOM	W5/204	4.12	4.12	4.12	4.12	0.00	0.00

## 18 & 20 HINTON ROAD

R1/220		W1/220	0.59		0.58			
R1/220		W2/220	0.62	1.21	0.61	1.19	0.02	1.98
R1/221		W1/221	0.94		0.93			
R1/221		W2/221	0.94	1.88	0.93	1.86	0.02	0.91
R1/222		W1/222	0.79		0.79			
R1/222		W2/222	0.80	1.59	0.79	1.58	0.01	0.69

## 14 & 16 HINTON ROAD

R1/230	BEDROOM	W1/230	0.75		0.73			
R1/230	BEDROOM	W2/230	0.77	1.52	0.75	1.48	0.05	3.22
R1/231	LKD	W1/231	0.89		0.87			
R1/231	LKD	W2/231	0.89	1.77	0.87	1.74	0.04	2.03
R1/232	LKD	W1/232	0.56		0.56			
R1/232	LKD	W2/232	0.56	1.12	0.55	1.11	0.02	1.51

## 10 & 12 HINTON ROAD



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R1/240		W1/240	0.60		0.56			
R1/240		W2/240	0.63	1.22	0.58	1.14	0.08	6.72
R1/241		W1/241	0.93		0.90			
R1/241		W2/241	0.93	1.86	0.90	1.80	0.07	3.65
R1/242		W1/242	0.77		0.75			
R1/242		W2/242	0.77	1.54	0.75	1.50	0.04	2.66

## 225 COLDHARBOUR LANE

R1/271		W1/271	1.75	1.75	1.43	1.43	0.32	18.36
R2/271		W2/271	1.99	1.99	1.58	1.58	0.41	20.65
R1/272		W1/272	1.85	1.85	1.61	1.61	0.23	12.57
R2/272		W2/272	2.10	2.10	1.80	1.80	0.30	14.21
R1/273		W1/273	1.27	1.27	1.22	1.22	0.05	4.18
R2/273		W2/273	1.37	1.37	1.31	1.31	0.06	4.67
R1/281		W1/281	1.67	1.67	1.30	1.30	0.36	21.78
R2/281		W2/281	1.73	1.73	1.36	1.36	0.37	21.31
R3/281		W3/281	2.83	2.83	2.30	2.30	0.53	18.77
R4/281		W4/281	2.21		1.85			
R4/281		W5/281	0.49		0.47			
R4/281		W6/281	1.67		1.66			
R4/281		W7/281	0.51		0.51			
R4/281		W8/281	2.22	7.10	2.22	6.70	0.40	5.65
R1/282		W1/282	1.30	1.30	1.11	1.11	0.19	14.93
R2/282		W2/282	1.35	1.35	1.15	1.15	0.20	14.50
R3/282		W3/282	2.21	2.21	1.92	1.92	0.29	13.06
R4/282		W4/282	1.72		1.53			
R4/282		W5/282	1.72	3.44	1.72	3.25	0.19	5.56
R1/283		W1/283	0.82	0.82	0.78	0.78	0.04	4.98



# DAYLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R2/283		W2/283	0.87	0.87	0.82	0.82	0.04	4.74
R3/283		W3/283	0.88		0.84			
R3/283		W4/283	0.88		0.84			
R3/283		W5/283	0.86		0.86			
R3/283		W6/283	0.46	3.07	0.46	2.99	0.08	2.51

## 220 COLDHARBOUR LANE

R1/181	LKD	W1/181	2.35		2.35				
R1/181	LKD	W2/181	0.62	2.96	0.62	2.96	0.00	0.00	
R1/191	LKD	W1/191	2.19		2.18				
R1/191	LKD	W2/191	1.26	3.45	1.19	3.37	0.08	2.32	
R2/191	BEDROOM	W3/191	1.98	1.98	1.83	1.83	0.15	7.61	
R3/191	BEDROOM	W4/191	0.91		0.83				
R3/191	BEDROOM	W5/191	0.45		0.41				
R3/191	BEDROOM	W6/191	0.32		0.32				
R3/191	BEDROOM	W7/191	1.07	2.75	0.99	2.55	0.20	7.29	
R4/191	BEDROOM	W8/191	2.56	2.56	2.39	2.39	0.17	6.49	
R5/191	BEDROOM	W9/191	1.99	1.99	1.88	1.88	0.11	5.68	
R6/191	LKD	W10/191	0.68		0.65				
R6/191	LKD	W11/191	0.20		0.20				
R6/191	LKD	W12/191	0.26		0.25				
R6/191	LKD	W13/191	0.58		0.55				
R6/191	LKD	W14/191	0.43	2.15	0.43	2.08	0.07	3.35	
R1/192	LKD	W1/192	0.73		0.73				
R1/192	LKD	W2/192	0.73		0.73				
R1/192	LKD	W15/192	2.45	3.90	2.34	3.80	0.11	2.69	
R2/192	BEDROOM	W3/192	2.84	2.84	2.68	2.68	0.15	5.43	
R3/192	BEDROOM	W4/192	0.88		0.80				
R3/192	BEDROOM	W5/192	0.39		0.35				
R3/192	BEDROOM	W6/192	0.31		0.31				
R3/192	BEDROOM	W7/192	1.31	2.90	1.25	2.73	0.17	5.94	
R4/192	BEDROOM	W8/192	2.70	2.70	2.58	2.58	0.12	4.51	
R5/192	BEDROOM	W9/192	2.12	2.12	2.03	2.03	0.08	3.92	



**DAYLIGHT ANALYSIS**  
 219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES  
 P784 - rel20

Room	Room Use	Window	Existing		Proposed		Total Loss	%Loss
			ADF	Total	ADF	Total		
R6/192	LKD	W10/192	0.72		0.70			
R6/192	LKD	W11/192	0.17		0.17			
R6/192	LKD	W12/192	0.19		0.19			
R6/192	LKD	W13/192	0.48		0.46			
R6/192	LKD	W14/192	0.48	2.05	0.48	2.00	0.05	2.54
R1/193	BEDROOM	W1/193	4.08	4.08	4.00	4.00	0.08	2.01
R2/193	BEDROOM	W2/193	1.38		1.36			
R2/193	BEDROOM	W3/193	1.38	2.76	1.35	2.71	0.05	1.85
R3/193	LKD	W4/193	2.56		2.53			
R3/193	LKD	W5/193	0.83	3.40	0.83	3.36	0.04	1.03





# NSL ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

NO BALCONIES

P784 - rel20

Room	Room Use	Whole Room sq ft	Existing sq ft	Proposed sq ft	Loss sq ft	%Loss
<b>218 COLDHARBOUR LANE</b>						
R1/101		228.2	212.6	212.6	0.0	0.0
R1/102		228.2	223.0	223.0	0.0	0.0
<b>216 COLDHARBOUR LANE</b>						
R1/111		114.3	112.6	112.6	0.0	0.0
R2/111		155.5	154.6	154.6	0.0	0.0
R1/112		114.3	112.7	112.7	0.0	0.0
R2/112		155.5	154.6	154.6	0.0	0.0
R1/113		101.3	99.3	99.3	0.0	0.0
R2/113		164.3	159.1	159.1	0.0	0.0
<b>214 COLDHARBOUR LANE</b>						
R1/171		113.0	108.1	108.1	0.0	0.0
R2/171		115.2	110.0	110.0	0.0	0.0
R1/172		113.0	111.3	111.3	0.0	0.0
R2/172		115.2	113.5	113.5	0.0	0.0
<b>209a COLDHARBOUR LANE</b>						
R1/141		87.6	79.6	79.6	0.0	0.0
R2/141		66.0	65.7	65.7	0.0	0.0
R1/142		87.6	79.6	79.6	0.0	0.0
R2/142		66.0	65.7	65.7	0.0	0.0
<b>215-217 COLDHARBOUR LANE DEVELOPMENT</b>						
R1/200	BEDROOM	133.5	127.0	125.5	1.5	1.2
R2/200	BEDROOM	126.9	83.1	73.3	9.7	11.7
R3/200	BEDROOM	130.0	116.1	64.8	51.3	44.2
R4/200	LIVINGROOM	171.3	163.9	85.6	78.3	47.8
R1/201	LD	198.7	198.1	194.0	4.1	2.1
R2/201	BEDROOM	132.1	127.9	103.3	24.6	19.2
R3/201	BEDROOM	133.9	129.8	102.8	27.0	20.8
R4/201	LD	219.5	211.1	202.0	9.1	4.3
R5/201	BEDROOM	167.6	165.1	165.1	0.0	0.0
R1/202	LD	212.7	211.9	211.8	0.0	0.0
R2/202	BEDROOM	133.4	130.2	130.2	0.0	0.0
R3/202	BEDROOM	142.4	138.9	138.9	0.0	0.0
R4/202	LD	228.1	220.6	220.6	0.0	0.0
R5/202	BEDROOM	170.1	166.8	166.8	0.0	0.0
R1/203	BEDROOM	195.5	195.2	195.2	0.0	0.0
R2/203	BEDROOM	147.0	145.5	145.5	0.0	0.0



# NSL ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20

NO BALCONIES

P784 - rel20

Room	Room Use	Whole Room sq ft	Existing sq ft	Proposed sq ft	Loss sq ft	%Loss
R3/203	BEDROOM	166.1	156.4	156.4	0.0	0.0
R4/203	LD	227.3	220.3	220.3	0.0	0.0
R5/203	BEDROOM	173.1	169.6	169.6	0.0	0.0
R1/204	BEDROOM	103.2	100.1	100.1	0.0	0.0
R2/204	LKD	290.7	288.7	288.7	0.0	0.0
R3/204	LKD	317.8	317.8	317.8	0.0	0.0
R4/204	BEDROOM	141.1	139.4	139.4	0.0	0.0

## 18 & 20 HINTON ROAD

R1/220		156.7	141.3	141.3	0.0	0.0
R1/221		209.2	206.3	206.3	0.0	0.0
R1/222		209.2	206.3	206.3	0.0	0.0

## 14 & 16 HINTON ROAD

R1/230	BEDROOM	125.8	123.7	123.7	0.0	0.0
R1/231	LKD	213.5	210.1	210.1	0.0	0.0
R1/232	LKD	304.8	301.3	301.3	0.0	0.0

## 10 & 12 HINTON ROAD

R1/240		169.7	143.0	143.0	0.0	0.0
R1/241		218.4	215.2	215.2	0.0	0.0
R1/242		218.4	215.2	215.2	0.0	0.0

## 225 COLDHARBOUR LANE

R1/271		150.7	148.2	108.9	39.3	26.5
R2/271		123.5	122.3	74.0	48.3	39.5
R1/272		150.7	148.2	147.2	1.0	0.7
R2/272		123.5	122.3	120.8	1.5	1.2
R1/273		141.8	138.7	138.7	0.0	0.0
R2/273		132.1	129.4	129.4	0.0	0.0
R1/281		105.8	103.0	91.8	11.2	10.9
R2/281		99.4	97.3	86.4	11.0	11.3
R3/281		135.4	133.9	127.9	5.9	4.4
R4/281		200.3	200.2	200.2	0.0	0.0
R1/282		105.8	103.0	103.0	0.0	0.0
R2/282		99.4	97.3	97.3	0.0	0.0
R3/282		135.4	133.9	133.9	0.0	0.0
R4/282		200.3	199.9	199.0	0.9	0.5
R1/283		114.3	109.2	109.2	0.0	0.0
R2/283		105.0	101.4	101.4	0.0	0.0
R3/283		240.6	240.1	240.1	0.0	0.0



# NSL ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
EXISTING vs PROPOSED SCHEME 13/02/20  
NO BALCONIES

P784 - rel20

Room	Room Use	Whole Room sq ft	Existing sq ft	Proposed sq ft	Loss sq ft	%Loss
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## 220 COLDHARBOUR LANE

R1/181	LKD	233.7	232.5	232.5	0.0	0.0
R1/191	LKD	257.5	253.2	253.2	0.0	0.0
R2/191	BEDROOM	121.7	120.7	111.0	9.7	8.0
R3/191	BEDROOM	171.4	170.7	170.7	0.0	0.0
R4/191	BEDROOM	92.5	90.3	90.3	0.0	0.0
R5/191	BEDROOM	125.3	124.2	124.0	0.3	0.2
R6/191	LKD	286.4	285.3	285.3	0.0	0.0
R1/192	LKD	248.8	246.0	246.0	0.0	0.0
R2/192	BEDROOM	83.5	82.6	82.6	0.0	0.0
R3/192	BEDROOM	138.6	136.9	136.9	0.0	0.0
R4/192	BEDROOM	92.5	90.3	90.3	0.0	0.0
R5/192	BEDROOM	125.3	124.2	124.2	0.0	0.0
R6/192	LKD	286.4	285.3	285.3	0.0	0.0
R1/193	BEDROOM	136.4	134.3	134.3	0.0	0.0
R2/193	BEDROOM	136.6	131.5	131.5	0.0	0.0
R3/193	LKD	280.2	279.2	279.2	0.0	0.0



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		

## 218 COLDHARBOUR LANE

R1/101	W1/101		22	73	20	71	9.1	2.7	22	73	20	71	9.1	2.7
R1/102	W1/102		23	76	23	76	0.0	0.0	23	76	23	76	0.0	0.0

## 216 COLDHARBOUR LANE

R1/111	W1/111		18	68	17	67	5.6	1.5						
R1/111	W2/111		11	53	10	52	9.1	1.9	18	68	17	67	5.6	1.5
R1/112	W1/112		21	72	20	71	4.8	1.4						
R1/112	W2/112		14	57	13	56	7.1	1.8	21	72	20	71	4.8	1.4
R1/113	W1/113		18	64	18	64	0.0	0.0						
R1/113	W2/113		19	62	19	62	0.0	0.0	19	66	19	66	0.0	0.0

## 214 COLDHARBOUR LANE

R1/171	W2/171		20	73	20	73	0.0	0.0	20	73	20	73	0.0	0.0
R2/171	W1/171		20	73	20	73	0.0	0.0	20	73	20	73	0.0	0.0



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R1/172	W2/172		25	79	25	79	0.0	0.0	25	79	25	79	0.0	0.0
R2/172	W1/172		25	79	25	79	0.0	0.0	25	79	25	79	0.0	0.0
<b>215-217 COLDHARBOUR LANE DEVELOPMENT</b>														
R1/200	W1/200	BEDROOM	8	40	8	43	0.0	-7.5						
R1/200	W2/200	BEDROOM	8	32	8	36	0.0	-12.5	9	41	9	44	0.0	-7.3
R2/200	W3/200	BEDROOM	9	27	7	30	22.2	-11.1	9	27	7	30	22.2	-11.1
R3/200	W4/200	BEDROOM	9	38	7	30	22.2	21.1	9	38	7	30	22.2	21.1
R4/200	W5/200	LIVINGROOM	6	38	4	26	33.3	31.6						
R4/200	W6/200	LIVINGROOM	8	39	5	27	37.5	30.8	8	40	5	28	37.5	30.0
R1/201	W1/201	LD	5	23	5	23	0.0	0.0						
R1/201	W2/201	LD	16	58	10	50	37.5	13.8						
R1/201	W3/201	LD	14	52	11	43	21.4	17.3	19	61	16	57	15.8	6.6
R2/201	W4/201	BEDROOM	16	53	11	40	31.3	24.5	16	53	11	40	31.3	24.5



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R3/201	W5/201	BEDROOM	20	58	11	40	45.0	31.0	20	58	11	40	45.0	31.0
R4/201	W6/201	LD	21	60	11	39	47.6	35.0						
R4/201	W7/201	LD	12	54	9	38	25.0	29.6	21	63	15	44	28.6	30.2
R5/201	W8/201	BEDROOM	15	59	13	57	13.3	3.4	15	59	13	57	13.3	3.4
R1/202	W1/202	LD	5	25	5	25	0.0	0.0						
R1/202	W2/202	LD	24	66	16	58	33.3	12.1						
R1/202	W3/202	LD	22	64	14	53	36.4	17.2	24	66	19	61	20.8	7.6
R2/202	W4/202	BEDROOM	22	64	14	51	36.4	20.3	22	64	14	51	36.4	20.3
R3/202	W5/202	BEDROOM	23	65	15	50	34.8	23.1	23	65	15	50	34.8	23.1
R4/202	W6/202	LD	23	65	15	51	34.8	21.5						
R4/202	W7/202	LD	22	64	17	52	22.7	18.8	23	65	17	53	26.1	18.5
R5/202	W8/202	BEDROOM	27	78	27	78	0.0	0.0	27	78	27	78	0.0	0.0
R1/203	W1/203	BEDROOM	5	26	5	26	0.0	0.0						



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R1/203	W2/203	BEDROOM	24	67	21	64	12.5	4.5						
R1/203	W3/203	BEDROOM	24	67	18	61	25.0	9.0	24	67	22	65	8.3	3.0
R2/203	W4/203	BEDROOM	23	66	18	60	21.7	9.1						
R2/203	W5/203	BEDROOM	24	67	19	61	20.8	9.0	24	67	19	61	20.8	9.0
R3/203	W6/203	BEDROOM	24	67	19	61	20.8	9.0						
R3/203	W7/203	BEDROOM	23	66	18	59	21.7	10.6	24	67	19	61	20.8	9.0
R4/203	W8/203	LD	23	66	18	59	21.7	10.6						
R4/203	W9/203	LD	24	67	19	61	20.8	9.0	24	67	19	61	20.8	9.0
R5/203	W10/203	BEDROOM	28	79	27	78	3.6	1.3	28	79	27	78	3.6	1.3
R1/204	W4/204	BEDROOM	21	63	21	63	0.0	0.0	21	63	21	63	0.0	0.0
R2/204	W3/204	LKD	21	63	21	63	0.0	0.0	21	63	21	63	0.0	0.0
R3/204	W1/204	LKD	5	26	5	26	0.0	0.0						
R3/204	W2/204	LKD	21	63	21	63	0.0	0.0	23	66	23	66	0.0	0.0
R4/204	W5/204	BEDROOM	28	79	28	79	0.0	0.0	28	79	28	79	0.0	0.0



# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		

## 220 COLDHARBOUR LANE

R1/181	W1/181	LKD	6	27	6	27	0.0	0.0						
R1/181	W2/181	LKD	3	40	3	40	0.0	0.0	9	59	9	59	0.0	0.0
R1/191	W1/191	LKD	25	73	24	72	4.0	1.4						
R1/191	W2/191	LKD	26	82	23	79	11.5	3.7	26	90	25	89	3.8	1.1
R2/191	W3/191	BEDROOM	24	74	21	71	12.5	4.1	24	74	21	71	12.5	4.1
R3/191	W4/191	BEDROOM	24	72	21	69	12.5	4.2						
R3/191	W5/191	BEDROOM	24	74	22	72	8.3	2.7						
R3/191	W6/191	BEDROOM	18	37	16	35	11.1	5.4						
R3/191	W7/191	BEDROOM	24	75	21	72	12.5	4.0	24	75	22	73	8.3	2.7
R4/191	W8/191	BEDROOM	24	75	22	73	8.3	2.7	24	75	22	73	8.3	2.7
R5/191	W9/191	BEDROOM	24	75	20	71	16.7	5.3	24	75	20	71	16.7	5.3
R6/191	W10/191	LKD	24	75	21	72	12.5	4.0						
R6/191	W11/191	LKD	3	27	3	27	0.0	0.0						





# SUNLIGHT ANALYSIS

219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R6/191	W12/191	LKD	23	73	20	70	13.0	4.1						
R6/191	W13/191	LKD	23	73	20	70	13.0	4.1						
R6/191	W14/191	LKD	0	5	0	5	-	0.0	24	80	22	78	8.3	2.5
R1/192	W1/192	LKD	27	76	27	76	0.0	0.0						
R1/192	W2/192	LKD	27	76	27	76	0.0	0.0						
R1/192	W15/192	LKD	29	87	28	86	3.4	1.1	29	96	28	95	3.4	1.0
R2/192	W3/192	BEDROOM	27	80	24	77	11.1	3.8	27	80	24	77	11.1	3.8
R3/192	W4/192	BEDROOM	26	76	24	74	7.7	2.6						
R3/192	W5/192	BEDROOM	26	78	25	77	3.8	1.3						
R3/192	W6/192	BEDROOM	18	27	17	26	5.6	3.7						
R3/192	W7/192	BEDROOM	26	79	24	77	7.7	2.5	26	79	25	78	3.8	1.3
R4/192	W8/192	BEDROOM	25	77	23	75	8.0	2.6	25	77	23	75	8.0	2.6
R5/192	W9/192	BEDROOM	25	77	23	75	8.0	2.6	25	77	23	75	8.0	2.6
R6/192	W10/192	LKD	25	78	24	77	4.0	1.3						
R6/192	W11/192	LKD	3	29	3	29	0.0	0.0						
R6/192	W12/192	LKD	25	77	24	76	4.0	1.3						



# SUNLIGHT ANALYSIS

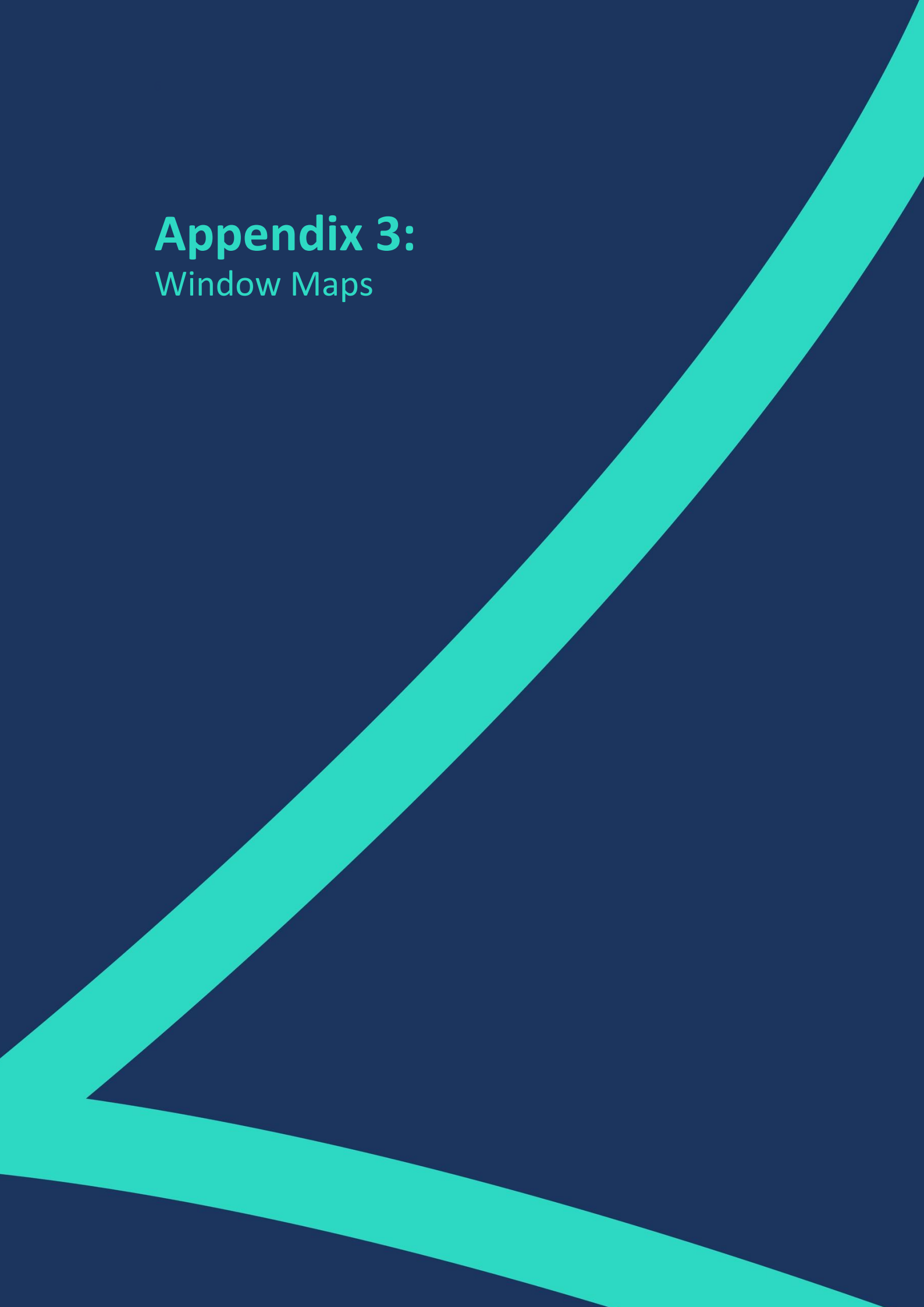
219-233 COLDHARBOUR LANE, LONDON  
 EXISTING vs PROPOSED SCHEME 13/02/20  
 NO BALCONIES

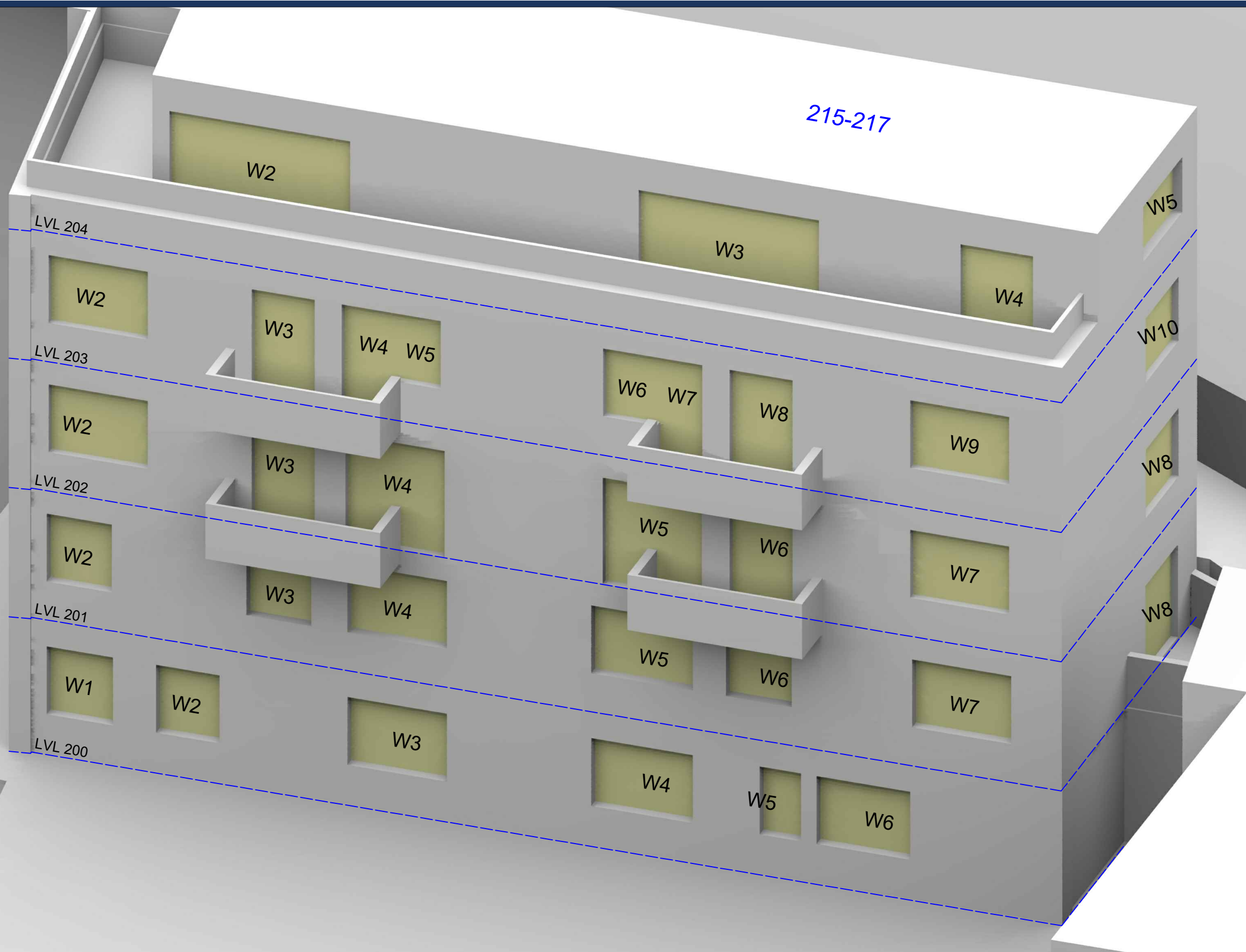
P784 - rel20

Room	Window	Room Use	Window				Winter %Loss	Annual %Loss	Room				Winter %Loss	Annual %Loss
			Existing		Proposed				Existing		Proposed			
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R6/192	W13/192	LKD	25	77	24	76	4.0	1.3						
R6/192	W14/192	LKD	0	13	0	13	-	0.0	25	91	24	90	4.0	1.1
R1/193	W1/193	BEDROOM	26	79	26	79	0.0	0.0	26	79	26	79	0.0	0.0
R2/193	W2/193	BEDROOM	26	79	26	79	0.0	0.0						
R2/193	W3/193	BEDROOM	26	79	26	79	0.0	0.0	26	79	26	79	0.0	0.0
R3/193	W4/193	LKD	26	79	26	79	0.0	0.0						
R3/193	W5/193	LKD	5	40	5	40	0.0	0.0	28	98	28	98	0.0	0.0

# Appendix 3:

## Window Maps





215-217

LVL 204

LVL 203

LVL 202

LVL 201

LVL 200

W2

W3

W5

W2

W3

W4

W5

W4

W10

W2

W3

W4

W6

W7

W8

W9

W8

W2

W3

W4

W5

W6

W7

W8

W1

W2

W3

W5

W6

W7

W4

W5

W6

Key:

Project: 219-223 Coldharbour Lane  
London

Title: Window Locations  
215-217 Coldharbour Lane Development

Sources: Ordnance Survey Ltd.  
Digital OS Extract  
  
Andy Smith Design  
Proposed Scheme received 14/05/19-15/05/19  
AC-001-007-GROUND FLOOR.pdf - AC-001-007-SIXTH FLOOR.pdf  
AC-A-008.pdf  
AC-A-009.pdf  
XRef.dwg  
XREF ELEVATION.dwg

Scheme Confirmed:

Date:

Drawn By:  
NI/OM

Scale:  
NTS

Date:  
Jul 19

Dwg No:  
**P784/WM/01**

Rel:  
**16**



# Appendix 4:

VOA Research



## Search the Council Tax valuation list

### Search results

The following properties within **LAMBETH** local authority match your search. Select a property from the list to view further details.

Show  results per page

Showing 1 - 20 of 31

Last updated on 23/06/2019

Address	Council Tax band	Improvement indicator	Local authority reference number
<a href="#">4, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000040000
<a href="#">6, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000060000
<a href="#">8, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000080000
<a href="#">10, HINTON ROAD, LONDON, SE24 0HJ</a>	C		1011840000100000
<a href="#">11, HINTON ROAD, LONDON, SE24 0HJ</a>	D		1011840000110000
<a href="#">FLAT GND FLR 12, HINTON ROAD, LONDON, SE24 0HJ</a>	B		1011840000120000
<a href="#">13, HINTON ROAD, LONDON, SE24 0HJ</a>	E		1011840000130001
<a href="#">13, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000130000
<a href="#">FLAT 14 AT 14, HINTON ROAD, LONDON, SE24 0HJ</a>	B		1011840000143014
<a href="#">FLAT 14A AT 14, HINTON ROAD, LONDON, SE24 0HJ</a>	B		101184000014314A
<a href="#">FLAT 16 AT 14, HINTON ROAD, LONDON, SE24 0HJ</a>	B		1011840000143016
<a href="#">14, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000140000
<a href="#">FLAT GND FLR 15, HINTON ROAD, LONDON, SE24 0HJ</a>	B		1011840000150000
<a href="#">MAIS 1ST &amp; 2ND FLRS 15, HINTON ROAD, LONDON, SE24 0HJ</a>	C		1011840000150001
<a href="#">17, HINTON ROAD, LONDON, SE24 0HJ</a>	E		1011840000170000
<a href="#">FLAT GND FLR 18, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000183000
<a href="#">MAIS 1ST &amp; 2ND FLR 18, HINTON ROAD, LONDON, SE24 0HJ</a>	C		1011840000183001
<a href="#">18, HINTON ROAD, LONDON, SE24 0HJ</a>	Deleted		1011840000180000
<a href="#">19A, HINTON ROAD, LONDON, SE24 0HJ</a>	C		101184000019A00A
<a href="#">19B, HINTON ROAD, LONDON, SE24 0HJ</a>	D		101184000019A00B

#### Key to the table

**Council Tax band** - this determines how much Council Tax you pay.

#### Council Tax band

For Council Tax purposes, all properties have a Council Tax band (A-H in England, A-I in Wales). The band is based on the property's value on 1 April 1991 (for England) or 1 April 2003 (for Wales).

**Improvement indicator** - this shows that improvements have been made to the property that might result in the Council Tax band changing if a "relevant transaction" takes place, for example, if the property is sold.

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## Search the Council Tax valuation list

### Search results

The following properties within **LAMBETH** local authority match your search. Select a property from the list to view further details.

Show  results per page

Showing 21 - 31 of 31

Last updated on 23/06/2019

Address	Council Tax band	Improvement indicator	Local authority reference number
19, HINTON ROAD, LONDON, SE24 0HJ	Deleted		1011840000190000
20, HINTON ROAD, LONDON, SE24 0HJ	B		1011840000200000
FLAT GND FLR 22, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000220000
FLAT 1ST FLR 22, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000220002
FLAT 2ND FLR 22, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000220001
FLAT 1, GREENMAN COURT 2, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000203001
FLAT 2, GREENMAN COURT 2, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000203002
FLAT 3, GREENMAN COURT 2, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000203003
FLAT 4, GREENMAN COURT 2, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000203004
FLAT 5, GREENMAN COURT 2, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000203005
FLAT 6, GREENMAN COURT 2, HINTON ROAD, LONDON, SE24 0HJ	C		1011840000203006

#### Key to the table

**Council Tax band** - this determines how much Council Tax you pay.

#### Council Tax band

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**Improvement indicator** - this shows that improvements have been made to the property that might result in the Council Tax band changing if a "relevant transaction" takes place, for example, if the property is sold.

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<http://www.voa.gov.uk/>

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