



By Email

Richmond Housing Partnership
8 Waldegrave Road
Teddington
TW11 8GT

Dear David,

Re: Meadows Hall, Church Road, Richmond –Daylight and Sunlight Impacts to Neighbours

We are writing pursuant to the pending application for the erection of one 4-storey building and one 2-storey building to provide 12 affordable housing units in the London Borough of Richmond at Meadows Hall Church Road Richmond TW10 6LN on behalf of the applicants.

This letter is to be read in conjunction with the Daylight and Sunlight report prepared by GIA dated 21st July 2022 (“the 2022 Report”), which includes GIA’s assumptions and interpretation of the principles of daylight and sunlight.

BRE Guidelines

As you are aware, the BRE Guidance, for which the daylight and sunlight methodologies for this application are predicated against, were updated on 10th June 2022 with BRE 209 2022 Edition. This new guidance supersedes the previous version of the BRE Guidelines and includes a number of key updates and changes to the methodologies set out within.

When considering the daylight, sunlight and overshadowing impacts on existing residential surrounding properties, the assessment guidance remains largely unchanged with only updates relating to the qualification of potential sensitive receptors and the consideration of solar or PV panels. We have undertaken a review of the surrounding properties and have not identified solar or PV panels on neighbouring properties which would be impacted by the scheme.

In light of the above the conclusions remain as per those reported in the 2022 Report.

I hope the above is clear and we would welcome a discussion with yourself if this will be helpful.

Yours sincerely,
For and on behalf of GIA

Vincent Lutz
Senior Surveyor

DATE / REF

25/10/2022
VL/17227

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