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7th November 2024

Jack Davies
Planning Officer
Richmond and Wandsworth Councils
Civic Centre,
44 York Street,
Twickenham, TW1 3BZ

Dear Jack ,

**24/1704/FUL for 2-6 London Road, Twickenham TW1 3RRT
Clarification on Tree Modelling and Daylight Assessment Results**

We write to confirm that we have completed a comprehensive review of the submitted data for the Internal Daylighting Report (Version 05). Our assessment identified certain discrepancies within the base simulation model, specifically concerning the positioning of trees that were inaccurately represented. These inaccuracies, as outlined in Page 16, APPENDIX A – Model Image, inadvertently impacted the assessment results.

After amending the model to accurately position the existing trees and subsequently rerunning the daylighting calculations, we observed that the modified simulation model meets the required standards without necessitating the pruning of the two trees initially indicated. With the corrected model in place, we can confirm that 100% of the habitable rooms now satisfy the minimum daylight requirements as prescribed by the Building Research Establishment (BRE) in accordance with the Daylight Illuminance (sDA) Assessment.

The updated results are included in SEES Internal Daylighting Report (Version 07). We also attach a comparison document for your attention.

Should you require further clarification on any aspects of the revised calculations or adjustments made, please do not hesitate to contact us.

Kind regards

Helen Yousefi-Atkinson
On behalf of
Lewis & Hickey Ltd.