

**APARTMENT DAYLIGHT-SUNLIGHT ASSESSMENT REPORT**

**RESIDENTIAL DEVELOPMENT**

at

**BELMOUNT NAVAN**

for

**COINDALE LTD**

## **CONTENTS**

- 1.0 Apartment Daylight Assessment**
  - 2.0 Apartment Sunlight Obstruction Assessment**
  - 3.0 Apartment Amenity Space – Access to Sunlight**
  - 4.0 Summary**
- Appendices**

## 1.0 Apartment Daylight Assessment

In accordance with *Sustainable Urban Housing: Design Standards for New Apartments – Guidelines for Planning Authorities* (DoHPLG, March 2018), a daylighting assessment has been carried out with reference to the following documents:

- BRE guide BR 209 'Site Layout Planning for Daylight and Sunlight' (2nd edition)
- BS 8206-2: 2008 – 'Lighting for Buildings – Part 2: Code of Practice for Daylighting'

It is noted that the BRE guide states it '*...should not be seen as an instrument of planning policy; its aim is to help rather than constrain the designer...*'. Accordingly, the assessment has been an iterative process, informing the height and width of windows and the off-set position of balconies above windows.

The average daylight factor (ADF) has been measured, focussing on the living rooms and bedrooms, of all the apartments on the lower floors of each of the five apartment blocks (see Appendices A & B). It has been found that, over these lower floors, 94% of the bedrooms and 100% of the living rooms are over the recommended minimum levels for adequate daylight.

By their nature, the floors above these, with similar fenestration and balcony disposition, are thus inferred to also receive adequate daylight.

It should be noted that the measurement has taken a conservative view of the reflectance of internal finishes and so rooms may seem brighter depending on occupants' preference.

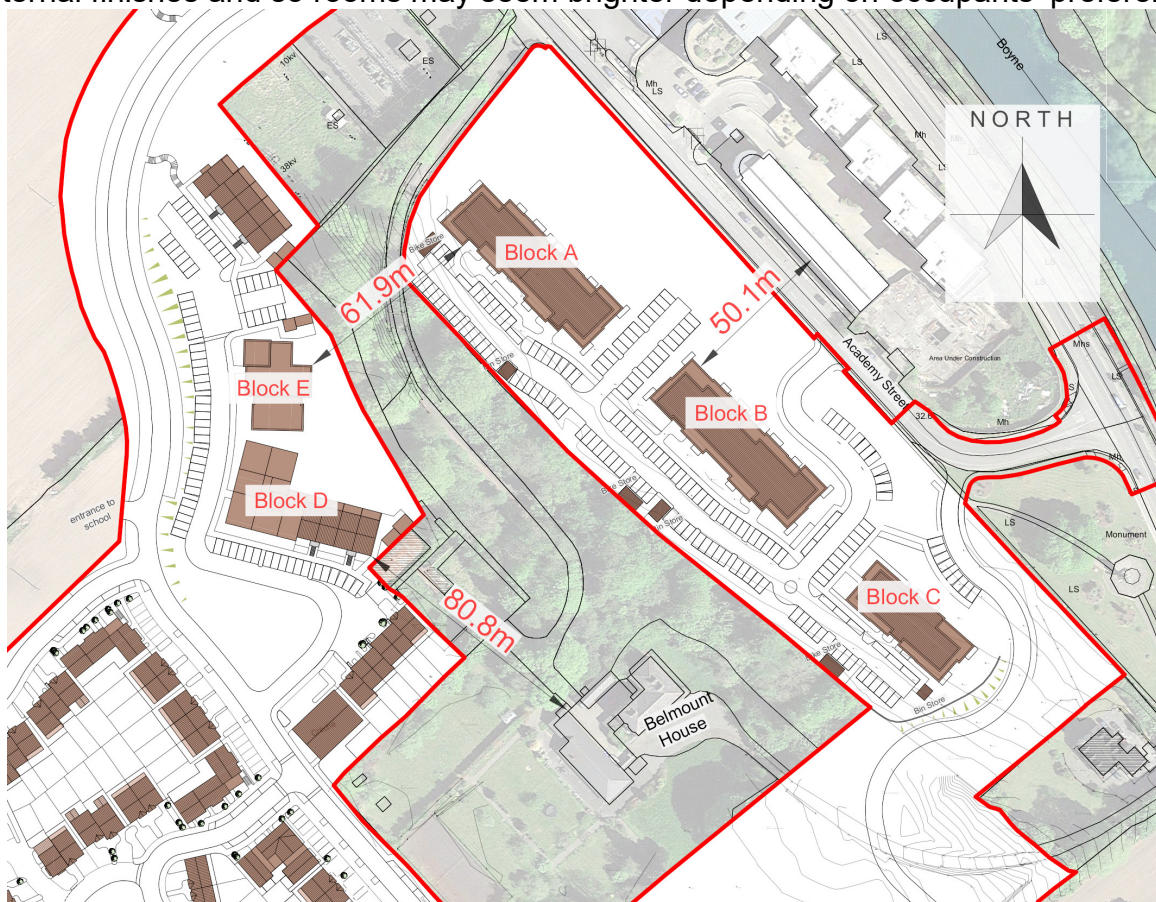


Figure 1 Layout showing the 5 apartment blocks

## 2.0 Apartment Sunlight Obstruction Assessment

In accordance with the BRE guidance, assessment has been made of the potential or otherwise of obstruction to sunlight of the apartment blocks. Blocks D & E are southwest of Block A. Of these, Block E has been assessed, being closest to Block A. Blocks A & B are southwest of the existing 'Academy Square' apartments on Academy Street. Of these, Block B has been assessed, being the potentially greater obstruction of the two.

### Block B

The angle subtended by proposed apartment Block B from the ground floor of the existing 'Academy Square' apartments on Academy Street, some 50 metres away, is less than 20°. This is significantly below the 25° threshold given in the BRE guide for obstruction to sunlight to become an issue.

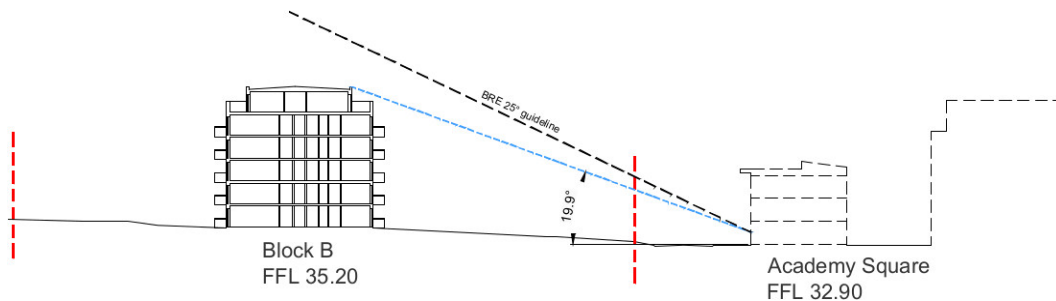


Figure 2 Angle subtended by Block B

### Block E

The angle subtended by proposed apartment Block E from the ground floor of proposed apartment Block A, over 60 metres away, is less than 20°. This is significantly below the 25° threshold given in the BRE guide for obstruction to sunlight to become an issue.

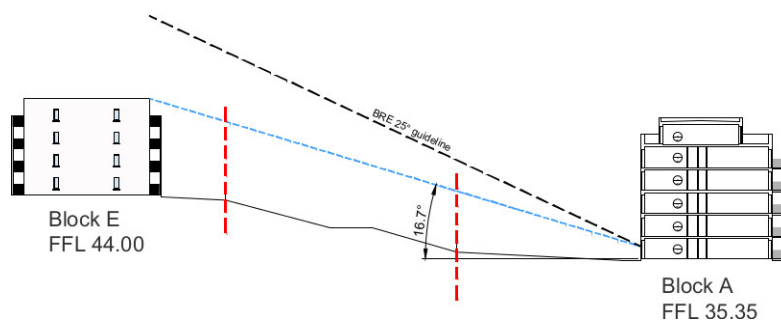


Figure 3 Angle subtended by Block E

### **3.0 Apartment Amenity Space – Access to Sunlight**

In accordance with the BRE guidance, assessment has been made of the amount of sunlight available to the communal amenity spaces of the 5 apartment blocks, grouped as Blocks A-B-C and Blocks D-E.

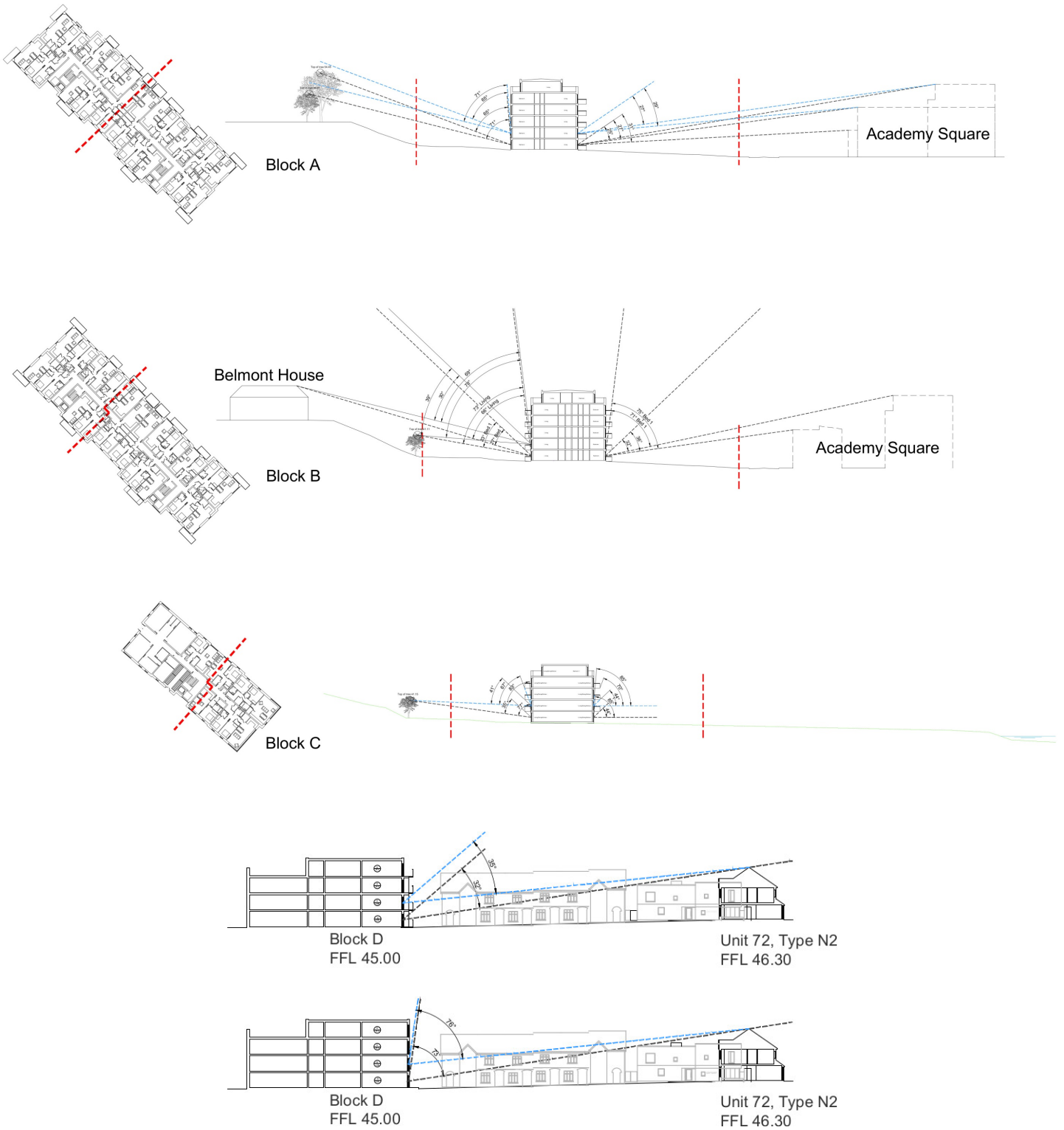
The principle recommended by the BRE guidance is for at least half the area of such spaces to receive at least two hours of sunlight on 21<sup>st</sup> March.

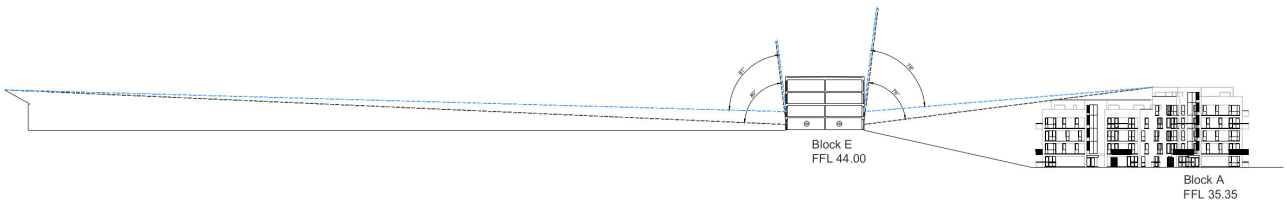
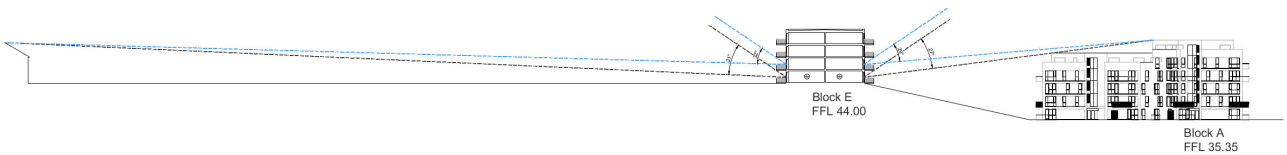
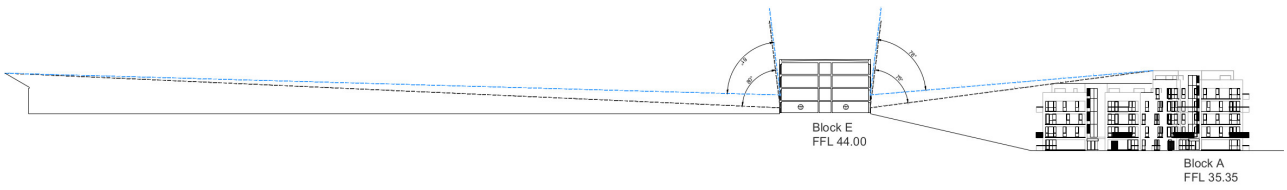
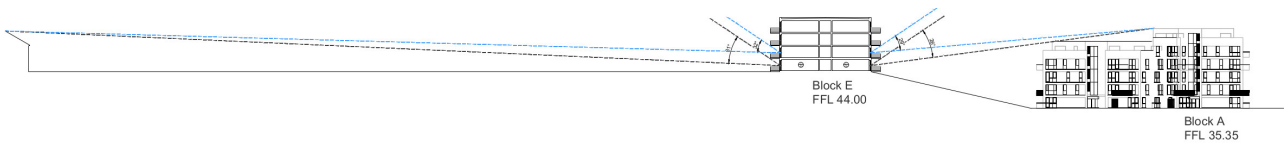
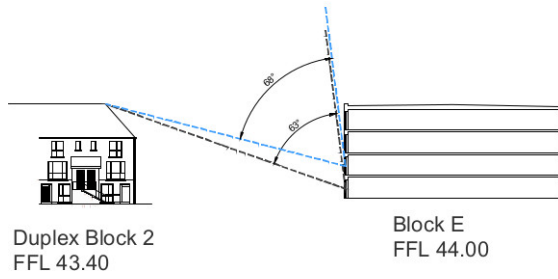
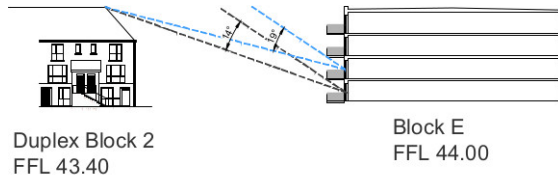
From computer modelling and sunpath analysis, it has been found that in the case of Blocks A-B-C, sunlight is abundant in the morning, and the BRE threshold is exceeded (see Appendix C). In the case of Blocks D-E, it has been found that sunlight is abundant in the mid-morning/ early afternoon and the BRE threshold is exceeded (see Appendix D)

### **4.0 Summary**

While the guidance on quantifying daylight and sunlight states that numerical guidelines should be interpreted flexibly, assessment has been made against the suggested thresholds and have been shown to be comfortably exceeded.

Appendix A – Typical sections taken for daylight angles





**Appendix B – Average Daylight Factor Calculations**



Belmont Development, Navan  
Coindale Ltd.  
Average Daylight Factor

Detailed Schedule of ADF Assessment

Unit Number	Level	Room	Transmittance – T	Net Glazed Area – Aw	Theta (°) - Ø	Surface Area (m²) – A	Average Reflectance – R	Window Area (m²)	Frame Factor	Daylight Factor (%)	BRE Threshold	Bedrooms	Living Rooms
<b>Block A</b>													
A-001	Ground	Living	0.63	8.26	47.00	63.54	0.5	11.80	0.7	5.13	1.5		Over
		Bedroom 1	0.63	1.54	60.00	66.82	0.5	2.19	0.7	1.16	1.0	Over	
		Bedroom 2	0.63	1.54	60.00	66.82	0.5	2.19	0.7	1.16	1.0	Over	
A-002	Ground	Living	0.63	8.26	62.00	63.54	0.5	11.80	0.7	6.77	1.5		Over
		Bedroom 1	0.63	2.10	74.00	67.22	0.5	3.01	0.7	1.95	1.0	Over	
		Bedroom 2	0.63	1.54	74.00	66.16	0.5	2.19	0.7	1.44	1.0	Over	
A-003	Ground	Living	0.63	4.13	32.00	58.14	0.5	5.90	0.7	1.91	1.5		Over
		Bedroom 1	0.63	2.10	74.00	60.57	0.5	3.01	0.7	2.16	1.0	Over	
A-004	Ground	Living	0.63	4.13	35.00	63.54	0.5	5.90	0.7	1.91	1.5		Over
		Bedroom 1	0.63	1.54	74.00	67.26	0.5	2.19	0.7	1.42	1.0	Over	
		Bedroom 2	0.63	2.10	37.00	63.40	0.5	3.01	0.7	1.03	1.0	Over	
A-005	Ground	Living	0.63	4.13	28.00	59.80	0.5	5.90	0.7	1.62	1.5		Over
		Bedroom 1	0.63	1.54	65.00	71.47	0.5	2.19	0.7	1.17	1.0	Over	
		Bedroom 2	0.63	1.54	65.00	61.95	0.5	2.19	0.7	1.35	1.0	Over	
A-006	Ground	Living	0.63	4.13	60.00	63.54	0.5	5.90	0.7	3.28	1.5		Over
		Bedroom 1	0.63	2.29	22.00	58.98	0.5	3.28	0.7	0.72	1.0	Under	
A-007	Ground	Living	0.63	4.13	67.00	63.54	0.5	5.90	0.7	3.66	1.5		Over
		Bedroom 1	0.63	2.29	25.00	58.98	0.5	3.28	0.7	0.82	1.0	Under	
A-008	Ground	Living	0.63	4.13	28.00	61.02	0.5	5.90	0.7	1.59	1.5		Over
		Bedroom 1	0.63	1.54	57.00	71.47	0.5	2.19	0.7	1.03	1.0	Over	
		Bedroom 2	0.63	1.54	71.00	61.95	0.5	2.19	0.7	1.48	1.0	Over	
A-009	Ground	Living	0.63	4.13	35.00	63.54	0.5	5.90	0.7	1.91	1.5		Over
		Bedroom 1	0.63	1.54	74.00	67.26	0.5	2.19	0.7	1.42	1.0	Over	
		Bedroom 2	0.63	2.10	37.00	63.40	0.5	3.01	0.7	1.03	1.0	Over	
A-010	Ground	Living	0.63	4.13	32.00	58.14	0.5	5.90	0.7	1.91	1.5		Over
		Bedroom 1	0.63	2.10	37.00	60.57	0.5	3.01	0.7	1.08	1.0	Over	
A-011	Ground	Living	0.63	8.26	33.50	63.54	0.5	11.80	0.7	3.66	1.5		Over
		Bedroom 1	0.63	2.10	73.00	66.82	0.5	3.01	0.7	1.93	1.0	Over	
		Bedroom 2	0.63	1.54	73.00	66.82	0.5	2.19	0.7	1.41	1.0	Over	
A-012	Ground	Living	0.63	8.26	31.00	63.54	0.5	11.80	0.7	3.38	1.5		Over
		Bedroom 1	0.63	1.54	62.00	66.90	0.5	2.19	0.7	1.20	1.0	Over	
		Bedroom 2	0.63	1.54	62.00	63.40	0.5	2.19	0.7	1.26	1.0	Over	
A-101	First	Living	0.63	8.26	49.00	63.54	0.5	11.80	0.7	5.35	1.5		Over
		Bedroom 1	0.63	1.54	63.00	66.82	0.5	2.19	0.7	1.22	1.0	Over	
		Bedroom 2	0.63	1.54	63.00	66.82	0.5	2.19	0.7	1.22	1.0	Over	
A-102	First	Living	0.63	8.26	52.00	63.54	0.5	11.80	0.7	5.68	1.5		Over
		Bedroom 1	0.63	1.54	75.00	67.22	0.5	2.19	0.7	1.44	1.0	Over	
		Bedroom 2	0.63	1.54	75.00	66.16	0.5	2.19	0.7	1.46	1.0	Over	
A-103	First	Living	0.63	4.13	34.00	58.14	0.5	5.90	0.7	2.03	1.5		Over
		Bedroom 1	0.63	2.29	74.00	60.57	0.5	3.28	0.7	2.35	1.0	Over	
A-104	First	Living	0.63	4.13	34.00	63.54	0.5	5.90	0.7	1.86	1.5		Over
		Bedroom 1	0.63	1.54	75.00	67.26	0.5	2.19	0.7	1.44	1.0	Over	
		Bedroom 2	0.63	2.29	39.00	63.40	0.5	3.28	0.7	1.19	1.0	Over	
A-105	First	Living	0.63	4.13	28.00	61.02	0.5	5.90	0.7	1.59	1.5		Over
		Bedroom 1	0.63	1.54	62.00	71.47	0.5	2.19	0.7	1.12	1.0	Over	
		Bedroom 2	0.63	1.54	62.00	61.95	0.5	2.19	0.7	1.29	1.0	Over	
A-106	First	Living	0.63	4.13	29.00	63.54	0.5	5.90	0.7	1.58	1.5		Over
		Bedroom 1	0.63	1.54	70.00	66.34	0.5	2.19	0.7	1.36	1.0	Over	
		Bedroom 2	0.63	1.54	70.00	53.77	0.5	2.19	0.7	1.68	1.0	Over	
A-107	First	Living	0.63	4.13	29.00	63.54	0.5	5.90	0.7	1.58	1.5		Over
		Bedroom 1	0.63	1.54	70.00	66.34	0.5	2.19	0.7	1.36	1.0	Over	
		Bedroom 2	0.63	1.54	70.00	53.77	0.5	2.19	0.7	1.68	1.0	Over	
A-108	First	Living	0.63	4.13	28.00	61.02	0.5	5.90	0.7	1.59	1.5		Over
		Bedroom 1	0.63	1.54	69.00	71.47	0.5	2.19	0.7	1.25	1.0	Over	
		Bedroom 2	0.63	1.54	69.00	61.95	0.5	2.19	0.7	1.44	1.0	Over	

Detailed Schedule of ADF Assessment

Unit Number	Level	Room	Transmittance – T	Net Glazed Area – Aw	Theta (°) - Θ	Surface Area (m²) – A	Average Reflectance – R	Window Area (m²)	Frame Factor	Daylight Factor (%)	BRE Threshold	Bedrooms	Living Rooms
A-109	First	Living	0.63	4.13	34.00	63.54	0.5	5.90	0.7	1.86	1.5		Over
		Bedroom 1	0.63	1.54	75.00	67.26	0.5	2.19	0.7	1.44	1.0	Over	
		Bedroom 2	0.63	2.29	34.00	63.40	0.5	3.28	0.7	1.03	1.0	Over	
A-110	First	Living	0.63	4.13	34.00	58.14	0.5	5.90	0.7	2.03	1.5		Over
		Bedroom 1	0.63	2.29	39.00	60.57	0.5	3.28	0.7	1.24	1.0	Over	
A-111	First	Living	0.63	8.26	38.00	63.54	0.5	11.80	0.7	4.15	1.5		Over
		Bedroom 1	0.63	1.54	75.00	66.82	0.5	2.19	0.7	1.45	1.0	Over	
		Bedroom 2	0.63	1.54	75.00	66.82	0.5	2.19	0.7	1.45	1.0	Over	
A-112	First	Living	0.63	8.26	36.00	63.54	0.5	11.80	0.7	3.93	1.5		Over
		Bedroom 1	0.63	1.54	71.00	66.90	0.5	2.19	0.7	1.37	1.0	Over	
		Bedroom 2	0.63	1.54	71.00	63.40	0.5	2.19	0.7	1.44	1.0	Over	

Block B

B-001	Ground	Living	0.63	8.26	28.50	63.54	0.5	11.80	0.7	3.11	1.5		Over
		Bedroom 1	0.63	1.54	63.00	66.82	0.5	2.19	0.7	1.22	1.0	Over	
		Bedroom 2	0.63	1.54	63.00	66.82	0.5	2.19	0.7	1.22	1.0	Over	
B-002	Ground	Living	0.63	8.26	34.00	63.54	0.5	11.80	0.7	3.71	1.5		Over
		Bedroom 1	0.63	1.54	74.00	67.22	0.5	2.19	0.7	1.42	1.0	Over	
		Bedroom 2	0.63	1.54	74.00	66.16	0.5	2.19	0.7	1.44	1.0	Over	
B-003	Ground	Living	0.63	4.13	53.50	58.14	0.5	5.90	0.7	3.19	1.5		Over
		Bedroom 1	0.63	1.54	73.00	60.57	0.5	2.19	0.7	1.55	1.0	Over	
B-004	Ground	Living	0.63	4.13	53.50	63.54	0.5	5.90	0.7	2.92	1.5		Over
		Bedroom 1	0.63	1.54	74.00	67.26	0.5	2.19	0.7	1.42	1.0	Over	
		Bedroom 2	0.63	2.29	34.00	63.40	0.5	3.28	0.7	1.03	1.0	Over	
B-005	Ground	Living	0.63	4.13	27.00	61.02	0.5	5.90	0.7	1.53	1.5		Over
		Bedroom 1	0.63	1.54	69.00	71.47	0.5	2.19	0.7	1.25	1.0	Over	
		Bedroom 2	0.63	1.54	69.00	61.95	0.5	2.19	0.7	1.44	1.0	Over	
B-006	Ground	Living	0.63	4.13	69.00	63.54	0.5	5.90	0.7	3.77	1.5		Over
		Bedroom 1	0.63	2.29	30.00	58.98	0.5	3.28	0.7	0.98	1.0	Under	
B-007	Ground	Living	0.63	4.13	69.00	63.54	0.5	5.90	0.7	3.77	1.5		Over
		Bedroom 1	0.63	2.29	30.00	58.98	0.5	3.28	0.7	0.98	1.0	Under	
B-008	Ground	Living	0.63	4.13	27.00	61.02	0.5	5.90	0.7	1.53	1.5		Over
		Bedroom 1	0.63	1.54	69.00	71.47	0.5	2.19	0.7	1.25	1.0	Over	
		Bedroom 2	0.63	1.54	69.00	61.95	0.5	2.19	0.7	1.44	1.0	Over	
B-009	Ground	Living	0.63	4.13	53.50	63.54	0.5	5.90	0.7	2.92	1.5		Over
		Bedroom 1	0.63	1.54	74.00	67.26	0.5	2.19	0.7	1.42	1.0	Over	
		Bedroom 2	0.63	2.29	33.00	63.40	0.5	3.28	0.7	1.00	1.0	Over	
B-010	Ground	Living	0.63	4.13	53.50	58.14	0.5	5.90	0.7	3.19	1.5		Over
		Bedroom 1	0.63	2.29	33.00	60.57	0.5	3.28	0.7	1.05	1.0	Over	
B-011	Ground	Living	0.63	8.26	38.00	63.54	0.5	11.80	0.7	4.15	1.5		Over
		Bedroom 1	0.63	1.54	78.00	66.82	0.5	2.19	0.7	1.51	1.0	Over	
		Bedroom 2	0.63	1.54	78.00	66.82	0.5	2.19	0.7	1.51	1.0	Over	
B-012	Ground	Living	0.63	8.26	29.00	63.54	0.5	11.80	0.7	3.17	1.5		Over
		Bedroom 1	0.63	1.54	69.00	66.90	0.5	2.19	0.7	1.33	1.0	Over	
		Bedroom 2	0.63	1.54	69.00	63.40	0.5	2.19	0.7	1.40	1.0	Over	
B-101	First	Living	0.63	8.26	23.50	63.54	0.5	11.80	0.7	2.57	1.5		Over
		Bedroom 1	0.63	1.54	67.00	66.82	0.5	2.19	0.7	1.29	1.0	Over	
		Bedroom 2	0.63	1.54	67.00	66.82	0.5	2.19	0.7	1.29	1.0	Over	
B-102	First	Living	0.63	8.26	38.00	63.54	0.5	11.80	0.7	4.15	1.5		Over
		Bedroom 1	0.63	1.54	76.00	67.22	0.5	2.19	0.7	1.46	1.0	Over	
		Bedroom 2	0.63	2.29	76.00	66.16	0.5	3.28	0.7	2.21	1.0	Over	
B-103	First	Living	0.63	4.13	55.50	58.14	0.5	5.90	0.7	3.31	1.5		Over
		Bedroom 1	0.63	1.54	73.00	60.57	0.5	2.19	0.7	1.55	1.0	Over	
B-104	First	Living	0.63	4.13	55.50	63.54	0.5	5.90	0.7	3.03	1.5		Over
		Bedroom 1	0.63	1.54	76.00	67.26	0.5	2.19	0.7	1.46	1.0	Over	
		Bedroom 2	0.63	2.29	35.00	63.40	0.5	3.28	0.7	1.06	1.0	Over	
B-105	First	Living	0.63	4.13	27.00	61.02	0.5	5.90	0.7	1.53	1.5		Over
		Bedroom 1	0.63	1.54	69.00	71.47	0.5	2.19	0.7	1.25	1.0	Over	
		Bedroom 2	0.63	1.54	69.00	61.95	0.5	2.19	0.7	1.44	1.0	Over	
B-106	First	Living	0.63	4.13	44.50	63.54	0.5	5.90	0.7	2.43	1.5		Over
		Bedroom 1	0.63	1.54	63.00	66.34	0.5	2.19	0.7	1.22	1.0	Over	

Detailed Schedule of ADF Assessment

Unit Number	Level	Room	Transmittance – T	Net Glazed Area – Aw	Theta (°) - Θ	Surface Area (m²) – A	Average Reflectance – R	Window Area (m²)	Frame Factor	Daylight Factor (%)	BRE Threshold	Bedrooms	Living Rooms
B-107	First	Bedroom 2	0.63	1.54	53.00	53.77	0.5	2.19	0.7	1.27	1.0	Over	
		Living	0.63	4.13	44.50	63.54	0.5	5.90	0.7	2.43	1.5		Over
		Bedroom 1	0.63	1.54	63.00	66.34	0.5	2.19	0.7	1.22	1.0	Over	
B-108	First	Bedroom 2	0.63	1.54	53.00	53.77	0.5	2.19	0.7	1.27	1.0	Over	
		Living	0.63	4.13	27.00	61.02	0.5	5.90	0.7	1.53	1.5		Over
		Bedroom 1	0.63	1.54	69.00	71.47	0.5	2.19	0.7	1.25	1.0	Over	
B-109	First	Bedroom 2	0.63	1.54	69.00	61.95	0.5	2.19	0.7	1.44	1.0	Over	
		Living	0.63	4.13	55.50	63.54	0.5	5.90	0.7	3.03	1.5		Over
		Bedroom 1	0.63	1.54	76.00	67.26	0.5	2.19	0.7	1.46	1.0	Over	
B-110	First	Bedroom 2	0.63	2.29	35.00	63.40	0.5	3.28	0.7	1.06	1.0	Over	
		Living	0.63	4.13	55.50	58.14	0.5	5.90	0.7	3.31	1.5		Over
		Bedroom 1	0.63	2.29	35.00	60.57	0.5	3.28	0.7	1.11	1.0	Over	
B-111	First	Living	0.63	8.26	42.00	63.54	0.5	11.80	0.7	4.59	1.5		Over
		Bedroom 1	0.63	1.54	76.00	66.82	0.5	2.19	0.7	1.47	1.0	Over	
		Bedroom 2	0.63	1.54	76.00	66.82	0.5	2.19	0.7	1.47	1.0	Over	
B-112	First	Living	0.63	8.26	38.00	63.54	0.5	11.80	0.7	4.15	1.5		Over
		Bedroom 1	0.63	1.54	69.00	66.90	0.5	2.19	0.7	1.33	1.0	Over	
		Bedroom 2	0.63	1.54	69.00	63.40	0.5	2.19	0.7	1.40	1.0	Over	

Block C

C-001	Ground	Living	0.63	4.13	44.00	58.95	0.5	5.90	0.7	2.59	1.5		Over
		Bedroom 1	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
		Bedroom 2	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
C-002	Ground	Living	0.63	4.13	44.00	58.95	0.5	5.90	0.7	2.59	1.5		Over
		Bedroom 1	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
		Bedroom 2	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
C-003	Ground	Living	0.63	5.33	56.60	82.19	0.5	7.61	0.7	3.08	1.5		Over
		Bedroom 1	0.63	1.54	85.00	66.02	0.5	2.19	0.7	1.66	1.0	Over	
		Bedroom 2	0.63	2.29	44.00	63.33	0.5	3.28	0.7	1.34	1.0	Over	
C-004	Ground	Living	0.63	5.01	48.66	63.54	0.5	7.15	0.7	3.22	1.5		Over
		Bedroom 1	0.63	2.29	23.00	67.15	0.5	3.28	0.7	0.66	1.0	Under	
		Bedroom 2	0.63	2.29	23.00	67.04	0.5	3.28	0.7	0.66	1.0	Under	
C-005	Ground	Living	0.63	4.13	44.50	57.22	0.5	5.90	0.7	2.70	1.5		Over
		Bedroom 1	0.63	2.29	65.00	65.42	0.5	3.28	0.7	1.91	1.0	Over	
		Bedroom 2	0.63	2.29	65.00	65.42	0.5	3.28	0.7	1.91	1.0	Over	
C-101	First	Living	0.63	4.13	49.50	57.22	0.5	5.90	0.7	3.00	1.5		Over
		Bedroom 1	0.63	2.29	70.00	65.42	0.5	3.28	0.7	2.06	1.0	Over	
		Bedroom 2	0.63	2.29	70.00	65.42	0.5	3.28	0.7	2.06	1.0	Over	
C-102	First	Living	0.63	8.26	35.50	63.54	0.5	11.80	0.7	3.88	1.5		Over
		Bedroom 1	0.63	1.54	70.00	67.15	0.5	2.19	0.7	1.34	1.0	Over	
		Bedroom 2	0.63	2.29	70.00	67.04	0.5	3.28	0.7	2.01	1.0	Over	
C-103	First	Living	0.63	8.26	43.50	82.19	0.5	11.80	0.7	3.67	1.5		Over
		Bedroom 1	0.63	1.54	85.00	66.02	0.5	2.19	0.7	1.66	1.0	Over	
		Bedroom 2	0.63	2.29	85.00	63.33	0.5	3.28	0.7	2.59	1.0	Over	
C-104	First	Living	0.63	4.13	44.00	58.95	0.5	5.90	0.7	2.59	1.5		Over
		Bedroom 1	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
		Bedroom 2	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
C-105	First	Living	0.63	4.13	44.00	58.95	0.5	5.90	0.7	2.59	1.5		Over
		Bedroom 1	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
		Bedroom 2	0.63	2.29	85.00	60.39	0.5	3.28	0.7	2.71	1.0	Over	
C-106	First	Living	0.63	5.33	57.66	82.19	0.5	7.61	0.7	3.14	1.5		Over
		Bedroom 1	0.63	1.54	85.00	66.02	0.5	2.19	0.7	1.66	1.0	Over	
		Bedroom 2	0.63	2.29	44.00	63.33	0.5	3.28	0.7	1.34	1.0	Over	
C-107	First	Living	0.63	5.01	52.66	63.54	0.5	7.15	0.7	3.48	1.5		Over
		Bedroom 1	0.63	2.29	28.00	67.15	0.5	3.28	0.7	0.80	1.0	Under	
		Bedroom 2	0.63	2.29	28.00	67.04	0.5	3.28	0.7	0.80	1.0	Under	
C-108	First	Living	0.63	4.13	49.50	57.22	0.5	5.90	0.7	3.00	1.5		Over
		Bedroom 1	0.63	2.29	70.00	65.42	0.5	3.28	0.7	2.06	1.0	Over	
		Bedroom 2	0.63	2.29	70.00	65.42	0.5	3.28	0.7	2.06	1.0	Over	

Block D

D-001	Ground	Living	0.63	7.91	31.0	88	0.5	11.3	0.7	2.34	1.5		Over
		Bedroom 1	0.63	1.34	80.0	64	0.5	1.92	0.7	1.41	1.0	Over	
		Bedroom 2	0.63	1.34	80.0	67	0.5	1.92	0.7	1.35	1.0	Over	
D-002	Ground	Living	0.63	6.51	27.0	71	0.5	9.30	0.7	2.08	1.5		Over
		Bedroom 1	0.63	1.34	76.0	64	0.5	1.92	0.7	1.34	1.0	Over	
		Bedroom 2	0.63	1.34	76.0	70	0.5	1.92	0.7	1.23	1.0	Over	
D-003	Ground	Living	0.63	5.32	32.0	65	0.5	7.60	0.7	2.20	1.5		Over

Detailed Schedule of ADF Assessment

Unit Number	Level	Room	Transmittance – T	Net Glazed Area – Aw	Theta (°) - Θ	Surface Area (m²) – A	Average Reflectance – R	Window Area (m²)	Frame Factor	Daylight Factor (%)	BRE Threshold	Bedrooms	Living Rooms
		Bedroom 1	0.63	1.34	73.0	61	0.5	1.92	0.7	1.35	1.0	Over	
		Bedroom 2	0.63	1.34	73.0	66	0.5	1.92	0.7	1.25	1.0	Over	
D-004	Ground	Living	0.63	5.11	32.0	64	0.5	7.30	0.7	2.15	1.5		Over
		Bedroom 1	0.63	1.34	73.0	59	0.5	1.92	0.7	1.40	1.0	Over	
D-005	Ground	Living	0.63	7.91	32.0	87	0.5	11.30	0.7	2.44	1.5		Over
		Bedroom 1	0.63	1.34	73.0	64	0.5	1.92	0.7	1.29	1.0	Over	
		Bedroom 2	0.63	1.34	73.0	67	0.5	1.92	0.7	1.23	1.0	Over	

Block E

E-001	Ground	Living	0.63	7.84	22.5	71	0.5	11.2	0.7	2.09	1.5		Over
		Bedroom 1	0.63	1.34	63.0	61	0.5	1.92	0.7	1.17	1.0	Over	
		Bedroom 2	0.63	1.34	63.0	70	0.5	1.92	0.7	1.02	1.0	Over	
E-002	Ground	Living	0.63	4.80	26.0	64	0.5	6.85	0.7	1.64	1.5		Over
		Bedroom 1	0.63	1.34	75.0	70	0.5	1.92	0.7	1.21	1.0	Over	
		Bedroom 2	0.63	1.34	75.0	71	0.5	1.92	0.7	1.19	1.0	Over	
E-003	Ground	Living	0.63	4.80	27.0	71	0.5	6.85	0.7	1.53	1.5		Over
		Bedroom 1	0.63	1.34	76.0	66	0.5	1.92	0.7	1.30	1.0	Over	
		Bedroom 2	0.63	1.34	76.0	70	0.5	1.92	0.7	1.23	1.0	Over	
E-004	Ground	Living	0.63	4.80	31.0	71	0.5	6.85	0.7	1.76	1.5		Over
		Bedroom 1	0.63	1.34	80.0	66	0.5	1.92	0.7	1.37	1.0	Over	
		Bedroom 2	0.63	1.34	80.0	70	0.5	1.92	0.7	1.29	1.0	Over	
E-005	Ground	Living	0.63	4.80	31.0	60	0.5	6.85	0.7	2.08	1.5		Over
		Bedroom 1	0.63	1.34	80.0	65	0.5	1.92	0.7	1.39	1.0	Over	

E-016	First	Living	0.63	7.84	43.5	71	0.5	11.2	0.7	4.03	1.5		Over
		Bedroom 1	0.63	1.34	68.0	61	0.5	1.92	0.7	1.26	1.0	Over	
		Bedroom 2	0.63	1.34	68.0	70	0.5	1.92	0.7	1.10	1.0	Over	
E-017	First	Living	0.63	4.80	29.0	64	0.5	6.85	0.7	1.83	1.5		Over
		Bedroom 1	0.63	1.34	78.0	70	0.5	1.92	0.7	1.26	1.0	Over	
		Bedroom 2	0.63	1.34	78.0	71	0.5	1.92	0.7	1.24	1.0	Over	
E-018	First	Living	0.63	4.80	29.0	71	0.5	6.85	0.7	1.65	1.5		Over
		Bedroom 1	0.63	1.34	78.0	66	0.5	1.92	0.7	1.33	1.0	Over	
		Bedroom 2	0.63	1.34	78.0	70	0.5	1.92	0.7	1.26	1.0	Over	
E-019	First	Living	0.63	4.80	32.0	71	0.5	6.85	0.7	1.82	1.5		Over
		Bedroom 1	0.63	1.34	81.0	66	0.5	1.92	0.7	1.39	1.0	Over	
		Bedroom 2	0.63	1.34	81.0	70	0.5	1.92	0.7	1.31	1.0	Over	
E-020	First	Living	0.63	4.80	32.0	60	0.5	6.85	0.7	2.15	1.5		Over
		Bedroom 1	0.63	1.34	81.0	65	0.5	1.92	0.7	1.41	1.0	Over	
		Bedroom 2	0.63	1.34	81.0	65	0.5	1.92	0.7	1.41	1.0	Over	

Overall 94% 100%



Appendix C – Blocks A-B-C Amenity Space Sunlight Modelling



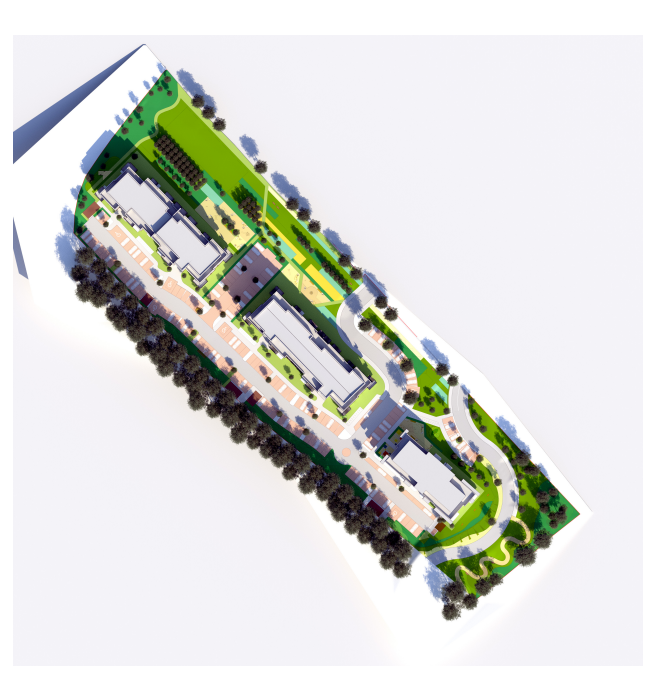
March 21st 08:00



March 21st 09:00



March 21st 10:00

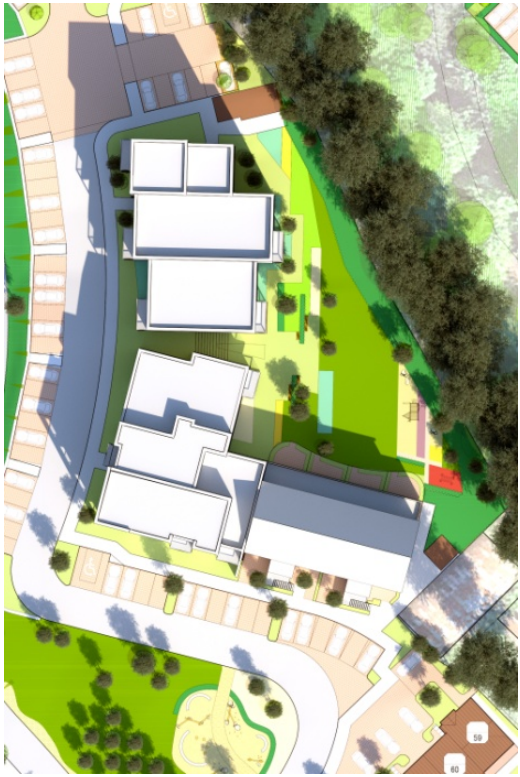


March 21st 11:00

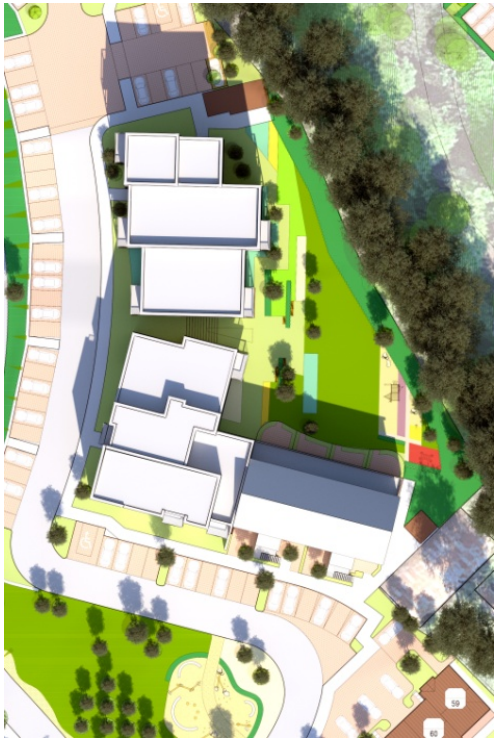
Appendix D – Blocks D-E Amenity Space Sunlight Modelling



March 21st 10:00



March 21st 11:00



March 21st 12:00



March 21st 13:00