

Our ref: JW/HRW
Your ref:

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By email only to: Alex.Bull@lendlease.com

7 October 2022

Dear Alex

**Whitehall Mews (Plot A), High Road West, Tottenham
Daylight and Sunlight Amenity**

Further to our recent correspondence, we have reviewed the proposed Non-Material Amendments ('NMA') for Whitehall Mews (Plot A) and can confirm that these will not materially change the conclusions presented in the Daylight, Sunlight and Overshadowing Chapter of the Environmental Impact Assessment ('EIA') or the standalone Daylight and Sunlight Report ('the Daylight and Sunlight Report') that accompanied the planning application (Ref: HGY/2021/3175) for the High Road West redevelopment.

In terms of the effect that Whitehall Mews (Plot A) would have on daylight and sunlight to the neighbouring residential properties, the NMA includes a proposal to move the footprint of Building A1 1.2 metres to the east, towards the railway line. Consequently, the building will be further from the closest residential neighbouring apartments within the Tenterden Road Estate and therefore, if anything, the amendment would result in minor improvements to the daylight and sunlight, albeit that we would not expect the overall significance of effect reported in the EIA to change.

The NMA also includes alterations to the internal configurations and elevations of Whitehall Mews (Plot A), together with the relocation of some projecting balconies. Most windows remain unchanged from the approved drawings and where changes have been made, a similar amount of sky visibility would remain.

The internal arrangement of three apartments on the 1st to 4th floors in Building A1 have been amended with the living/kitchen/dining rooms dual aspect and with a shallower room depth. Accordingly, we would expect the daylight and sunlight amenity within the apartments to be similar to that reported in the Daylight and Sunlight Report.

The layouts of the duplex apartments in Building A2/A3 have also been slightly altered however, this would not materially change the amount of daylight and sunlight received. Also in Building A2/A3, the ground floor kitchen window sill height has been raised to 1100mm (from 975mm) however, this is expected to have a negligible impact on the amount of light received.

In summary, whilst the NMA would cause small changes to the results presented in the Daylight and Sunlight Report, these would not be material and would not affect the conclusions. Similarly, the NMA would not cause any additional effects to the daylight and sunlight amenity received to the neighbouring properties when compared to the approved scheme.

If you have any queries with the above, please do not hesitate to contact me.

Yours sincerely

A handwritten signature in black ink, appearing to read 'J Williamson', with a long, sweeping horizontal stroke at the end.

James Williamson BSc (Hons)
Senior Surveyor