

Daylight and Sunlight Summary

As recommended in SPD6 an assessment of the extensions' impact on daylight and sunlight on its neighbours was undertaken to establish if the amenity of the neighbour's house and garden space would be seriously and detrimentally affected by the proposed extension.

The assessment was undertaken in accordance with BRE's Site Layout Planning for Daylight and Sunlight: A guide to Good Practice, 2022' which concluded the impact was small and the guidance was met.

The compliance criteria are as follows:

2.2.17 Figure 17 – The application of the 45° degree approach method in both horizontal and vertical planes confirms the crossover point is out with the centre of the neighbouring window. The impact of the extension on daylight to the neighbouring property, therefore, is likely to be small. This is confirmed by the Dialux calculations attached.

3.2.5 – If the main living room to a dwelling has a main window facing within 90° of due north, but a secondary window facing within 90° of due south, sunlight to the secondary window should be checked. Result – The extension has no impact on the neighbouring properties.

3.2.9 – Obstructions within 90° of due north of the existing window need not be counted in the impact assessment. Result – As the extension is primarily north facing it need not be considered regarding sunlight impact.