

Our Ref: 2973-26-0116-Gibson

16th January, 2026

Ms R Gibson
SLR Consulting Limited
3rd Floor, Summit House
12 Red Lion Square
London, WC1R 4QH

Dear Rebekah,

56a East Street, Havant

Further to our report dated 17th October 2025, I note that the planning officer has requested clarification on the daylight and sunlight the principal living areas within Units 2 and 10 will enjoy.

As set out in our report, the principal living area to Unit 2 comprises a combined living/kitchen/dining space. An assessment of the daylight levels within this room has been undertaken in accordance with the Building Research Establishment's publication "*Site layout planning for daylight and sunlight. A guide to good practice*" (2022) and BS EN 17037

These guidelines recommendation that at least 50% of the room should receive a minimum illuminance of 150 for at least half of the annual daylight hours. The results of our analysis demonstrate that 56% of the living/kitchen/dining area achieves a minimum of 150 lux. On this basis the room is considered to have good access to daylight and achieves the guidelines.

With regard to sunlight, the guidelines recommended that at least one habitable room within a property should enjoy at least 1.5 hours of direct sunlight on 21st March. As set out in our report, the living/kitchen/dining area is marginally below this, receiving 1.4 hours of direct sunlight. However, one of the bedrooms within Unit 2 will receive 3.5 hours of direct sunlight on 21st March.

On this basis, Unit 2 will have very good access to sunlight and achieve the guidelines.

In relation to Unit 10, the principal living area is a living/dining room, with the kitchen provided as a separate room. The results of our daylight analysis demonstrate that 50% of the living/dining room will achieve a minimum illuminance of 150lux for at least half of the annual daylight hours. The room therefore meets the recommended level of daylight and achieves the guidelines.

The sunlight analysis demonstrates that the living/dining room to Unit 10 will receive 2.3 hours of direct sunlight on 21st March, with both bedrooms enjoying good levels of sunlight. On this basis, Unit 10 will have very good access to sunlight and achieve the guidelines.

We trust that the above clarifies the position with respect to Units 2 and 10 and demonstrates that both will achieve the aims of the Building Research Establishment's publication "*Site layout planning for daylight and sunlight. A guide to good practice*" (2022) and have appropriate access to both daylight and sunlight.

Yours sincerely,



James M A Crowley

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