





LEGEND:

Development boundary

2km Study area

Zone of Theoretical Visibility¹ (ZTV) of proposed buildings:

- 20% Visibility
- 40% Visibility
- 60% Visibility
- 80% Visibility
- 100% Visibility



NOTES:

1) This ZTV was run on a Digital Surface Model (DSM) using National LIDAR Programme data, 1m resolution grid, 2019. The DSM has been modified to remove existing buildings within the development site, with a 39m AOD assumed from the DTM.

2) The ZTV was created using ESRI ArcGIS Pro version 3.0.2 Spatial Analyst tool.

3) The ZTV illustrates the area of theoretical visibility of the development site, created from observer points at equal intervals along the proposed buildings and clipped to a 2km study area.

4) The ZTV analysis remains only as a tool in the visual appraisal of the project. It's accuracy is limited to the digital information that it has been based upon and the algorithm used in it's calculation.

332110588 - Forbury Retail Park

Zone of Theoretical Visibility