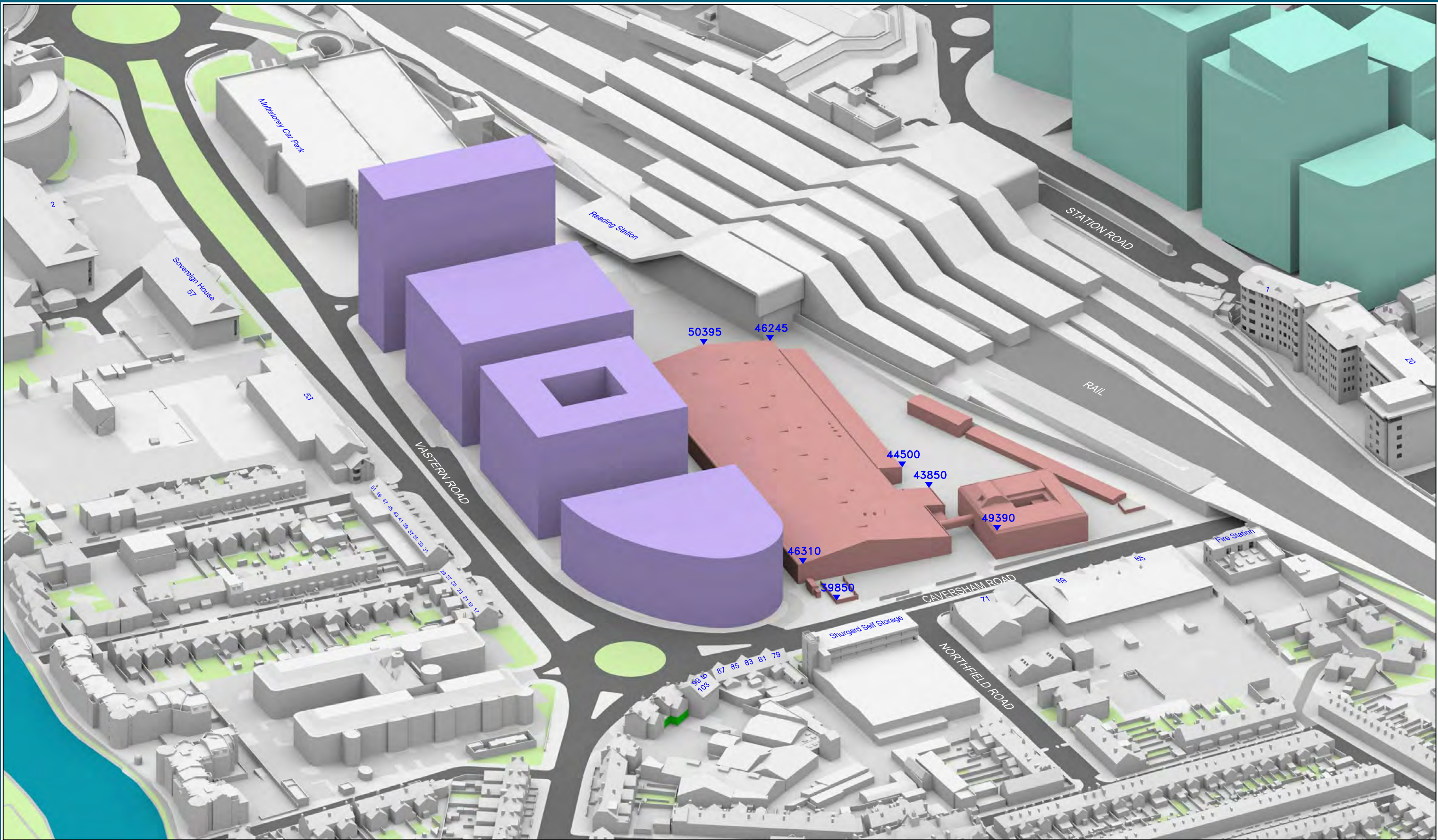




Sources: Point 2 Surveyors
3D Laser Scan Survey

Zmapping
Zmap Survey Info (received 10/05/17)
Reading_230816_Solids.dwg

TP Bennett
Proposal Scheme (received 03/12/18)
3D_181130.dwg

Key: Existing Buildings
Proposed Scheme
Cumulative Surroundings
Station Hill Development
All Heights in mm AOD

Scheme Confirmed: -

Date : -

Project: Reading Metropolitan
Vastern House, 80 Caversham Road
READING,
RG1 8JG

Drawn By: JR

Scale: NTS @ A3

Date: Dec 18

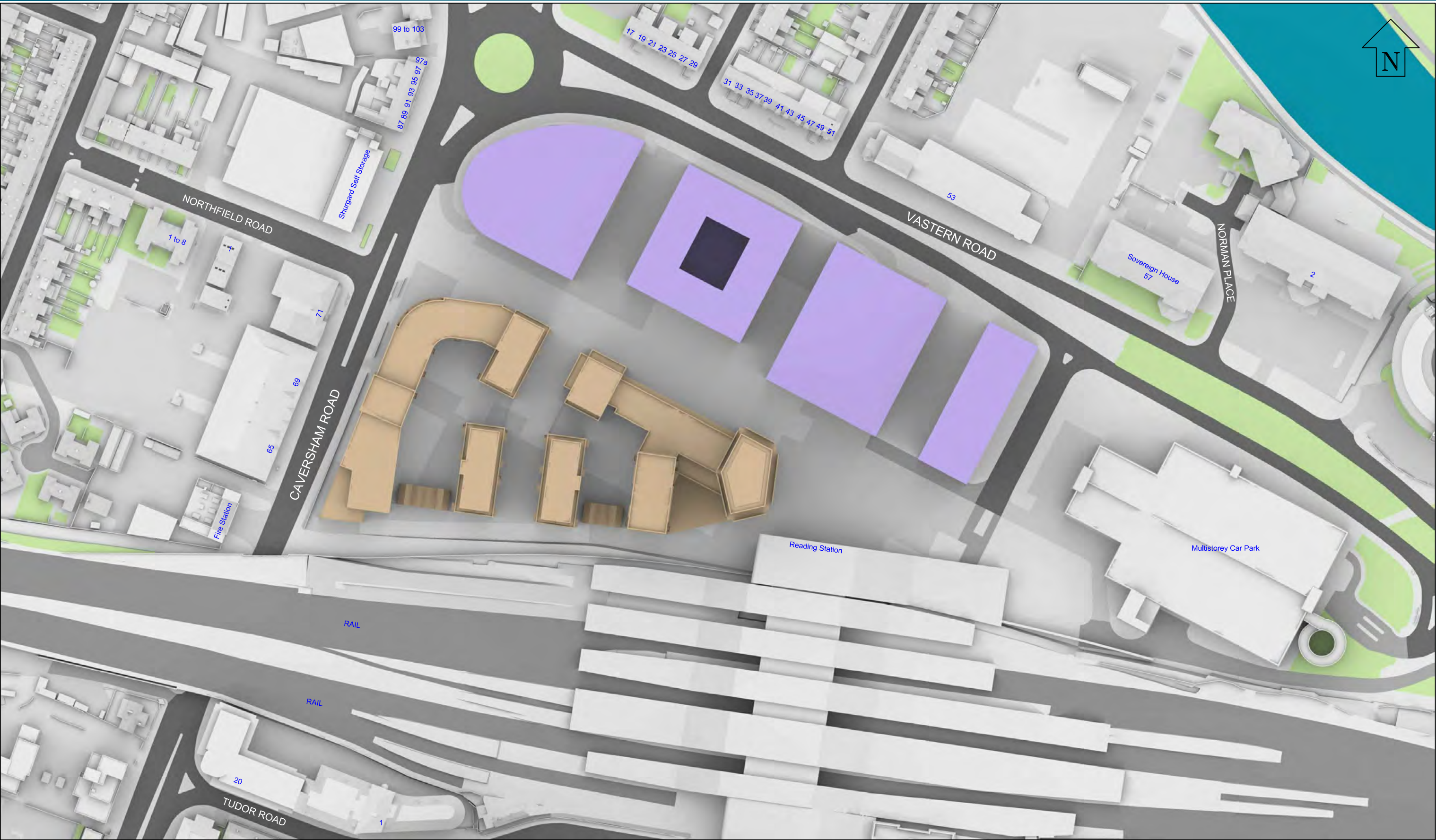
Title: 3D View
Existing Buildings
Cumulative Scenario

Dwg No: **P1368_15**

Rel: 10

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3rd Floor,
17 Slingsby Place,
London WC2E 9AB
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Sources: Point 2 Surveyors
3D Laser Scan Survey

Zmapping
Zmap Survey Info (received 10/05/17)
Reading_230816_Solids.dwg

TP Bennett
Proposal Scheme (received 03/12/18)
3D_181130.dwg

- Key:
- Existing Buildings
 - Proposed Scheme
 - Cumulative Surroundings
 - Station Hill Development

Project: Reading Metropolitan
Vastern House, 80 Caversham Road
READING,
RG1 8JG

Title: Site Plan
Proposed Scheme Dated 23/11/18
Cumulative Scenario

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Scheme Confirmed: -

Date : -

Drawn By: JR

Scale: 1:1500 @ A3

Date: Dec 18

Dwg No: **P1368_22**

Rel: 10



Sources: Point 2 Surveyors
3D Laser Scan Survey

Zmapping
Zmap Survey Info (received 10/05/17)
Reading_230816_Solids.dwg

TP Bennett
Proposal Scheme (received 23/11/18)
A11113-3D massing_181123.dwg

Key: Existing Buildings
Proposed Scheme
Cumulative Surroundings
All Heights in mm AOD

Project: Reading Metropolitan
Vastern House, 80 Caversham Road
READING,
RG1 8JG

Title: 3D View
Proposed Scheme Dated 03/12/18
Cumulative Scenario

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Scheme Confirmed: -

Date : -

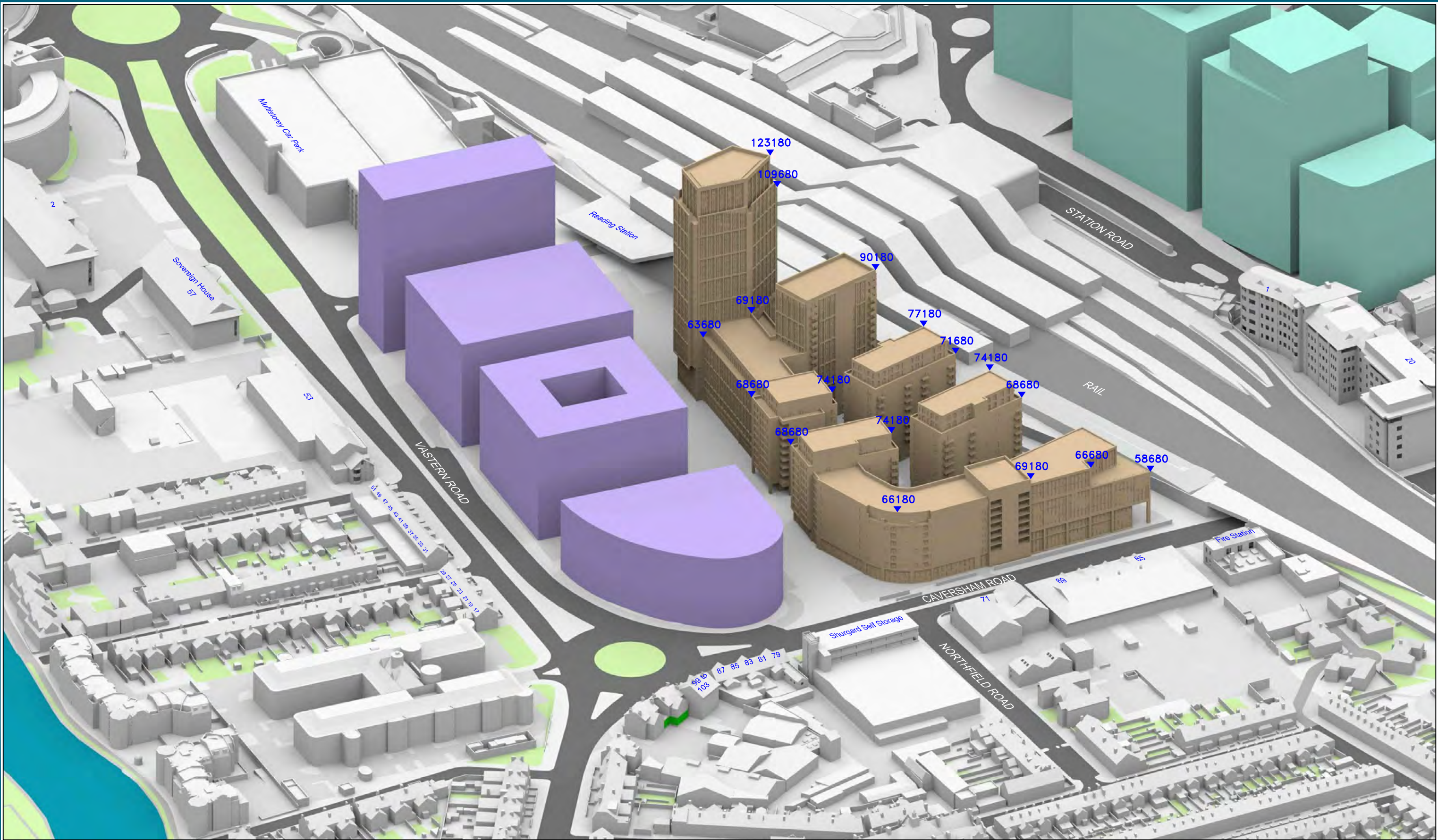
Drawn By: JR

Scale: NTS @ A3

Date: Nov 18

Dwg No: **P1368_23**

Rel: 10



Sources: Point 2 Surveyors
3D Laser Scan Survey

Zmapping
Zmap Survey Info (received 10/05/17)
Reading_230816_Solids.dwg

TP Bennett
Proposal Scheme (received 03/12/18)
3D_181130.dwg

Key: Existing Buildings
Proposed Scheme
Cumulative Surroundings
Station Hill Development
All Heights in mm AOD

Project: Reading Metropolitan
Vastern House, 80 Caversham Road
READING,
RG1 8JG

Title: 3D View
Proposed Scheme Dated 03/12/18
Cumulative Scenario

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Scheme Confirmed: -

Date : -

Drawn By: JR

Scale: NTS @ A3

Date: Dec 18

Dwg No: **P1368_24**

Rel: 10



Appendix B – Results



True Existing Site Condition vs Proposed Scheme

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
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1-8 MONMOUTH COURT

R2/60	ASSUMED	W2/60	28.27	28.24	0.03	0.11
R3/60	ASSUMED	W3/60	28.58	28.58	0.00	0.00
R2/61	ASSUMED	W2/61	33.61	32.61	1.00	2.98
R3/61	ASSUMED	W3/61	33.75	32.68	1.07	3.17
R2/62	ASSUMED	W2/62	35.57	33.48	2.09	5.88
R3/62	ASSUMED	W3/62	35.73	33.61	2.12	5.93

87 CAVERSHAM ROAD

R1/90	RESI	W1/90	13.75	13.75	0.00	0.00
R1/90	RESI	W2/90	12.21	12.21	0.00	0.00
R1/90	RESI	W3/90	7.21	7.04	0.17	2.36
R1/90	RESI	W4/90	7.39	6.96	0.43	5.82
R1/91	RESI	W1/91	28.10	28.10	0.00	0.00
R1/91	RESI	W2/91	34.34	34.34	0.00	0.00
R1/91	RESI	W3/91	34.77	34.77	0.00	0.00
R1/91	RESI	W4/91	34.81	34.81	0.00	0.00
R1/91	RESI	W5/91	10.85	10.49	0.36	3.32
R1/91	RESI	W6/91	10.56	9.52	1.04	9.85
R2/91	HALL	W7/91	16.02	13.83	2.19	13.67
R3/91	RESI	W8/91	21.38	18.64	2.74	12.82
R3/91	RESI	W9/91	23.40	20.60	2.80	11.97
R4/91	RESI	W10/91	37.43	34.69	2.74	7.32
R4/91	RESI	W11/91	37.70	35.09	2.61	6.92
R1/92	ASSUMED	W11/92	25.68	23.07	2.61	10.16
R2/92	ASSUMED	W27/92	38.25	35.78	2.47	6.46

89 CAVERSHAM ROAD

R5/91	ASSUMED	W12/91	37.69	35.13	2.56	6.79
R5/91	ASSUMED	W13/91	37.40	34.96	2.44	6.52

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
R3/92	ASSUMED	W26/92	38.24	35.81	2.43	6.35
91 CAVERSHAM ROAD						
R6/91	ASSUMED	W14/91	37.41	35.06	2.35	6.28
R6/91	ASSUMED	W15/91	37.72	35.43	2.29	6.07
R4/92	ASSUMED	W21/92	38.24	36.06	2.18	5.70
93-97 CAVERSHAM ROAD						
R7/91	ASSUMED	W16/91	37.71	35.52	2.19	5.81
R7/91	ASSUMED	W17/91	37.42	35.28	2.14	5.72
R8/91	ASSUMED	W18/91	37.42	35.35	2.07	5.53
R8/91	ASSUMED	W19/91	37.68	35.72	1.96	5.20
R9/91	ASSUMED	W20/91	37.66	35.72	1.94	5.15
R9/91	ASSUMED	W21/91	37.43	35.61	1.82	4.86
R5/92	ASSUMED	W18/92	38.21	36.13	2.08	5.44
R6/92	ASSUMED	W15/92	38.19	36.31	1.88	4.92
R7/92	ASSUMED	W14/92	38.16	36.31	1.85	4.85
97a CAVERSHAM ROAD						
R1/96	ASSUMED	W1/96	37.66	35.81	1.85	4.91
99 to 103 CAVERSHAM ROAD						
R1/101	OFFICE	W1/101	36.07	35.52	0.55	1.52
R1/101	OFFICE	W2/101	35.47	34.91	0.56	1.58
R2/101	OFFICE	W3/101	33.28	32.76	0.52	1.56
R3/101	OFFICE	W4/101	28.73	28.21	0.52	1.81
R3/101	OFFICE	W5/101	25.00	24.48	0.52	2.08
R1/102	OFFICE	W1/102	36.08	35.55	0.53	1.47
R3/102	OFFICE	W2/102	30.51	30.02	0.49	1.61

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
R1/121	ASSUMED	W1/121	36.73	36.28	0.45	1.23
R1/121	ASSUMED	W2/121	36.58	36.13	0.45	1.23
R2/121	ASSUMED	W3/121	36.23	35.78	0.45	1.24
R2/121	ASSUMED	W4/121	35.46	35.05	0.41	1.16
R1/122	ASSUMED	W1/122	32.15	31.71	0.44	1.37
R1/122	ASSUMED	W2/122	32.06	31.63	0.43	1.34
R2/122	ASSUMED	W3/122	31.92	31.48	0.44	1.38
R2/122	ASSUMED	W4/122	31.60	31.20	0.40	1.27
R1/131	ASSUMED	W1/131	36.43	36.13	0.30	0.82
R1/131	ASSUMED	W2/131	36.31	36.01	0.30	0.83
R2/131	ASSUMED	W3/131	36.26	35.99	0.27	0.74
R2/131	ASSUMED	W4/131	36.25	35.98	0.27	0.74
R1/132	ASSUMED	W1/132	32.48	32.18	0.30	0.92
R1/132	ASSUMED	W2/132	32.42	32.13	0.29	0.89
R2/132	ASSUMED	W3/132	32.28	32.02	0.26	0.81
R2/132	ASSUMED	W4/132	32.33	32.08	0.25	0.77
17 Vastern Road						
R1/1000	LIVINGROOM	W1/1000	33.09	32.19	0.90	2.72
R1/1000	LIVINGROOM	W2/1000	36.30	33.64	2.66	7.33
R1/1000	LIVINGROOM	W3/1000	31.24	28.65	2.59	8.29
R1/1001	ASSUMED	W1/1001	36.49	34.02	2.47	6.77
R1/1001	ASSUMED	W2/1001	36.53	33.94	2.59	7.09
R1/1002	BEDROOM	W1/1002	84.22	82.52	1.70	2.02
R1/1002	BEDROOM	W2/1002	38.10	35.67	2.43	6.38
19 Vastern Road						
R4/1000	ASSUMED	W8/1000	31.91	30.71	1.20	3.76
R4/1000	ASSUMED	W9/1000	36.25	33.53	2.72	7.50
R4/1000	ASSUMED	W10/1000	29.56	26.91	2.65	8.96
R2/1001	ASSUMED	W3/1001	36.43	33.86	2.57	7.05

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
R2/1001	ASSUMED	W4/1001	36.42	33.79	2.63	7.22
R2/1002	ASSUMED	W3/1002	38.10	35.64	2.46	6.46
21 Vastern Road						
R5/1000	ASSUMED	W11/1000	29.85	28.65	1.20	4.02
R5/1000	ASSUMED	W12/1000	36.07	33.29	2.78	7.71
R5/1000	ASSUMED	W13/1000	31.10	28.45	2.65	8.52
R3/1001	ASSUMED	W5/1001	36.53	33.83	2.70	7.39
R3/1001	ASSUMED	W6/1001	36.58	33.89	2.69	7.35
R3/1002	ASSUMED	W4/1002	37.31	34.71	2.60	6.97
23 Vastern Road						
R8/1000	ASSUMED	W20/1000	31.07	29.92	1.15	3.70
R8/1000	ASSUMED	W21/1000	36.52	33.64	2.88	7.89
R8/1000	ASSUMED	W22/1000	29.24	26.53	2.71	9.27
R4/1001	ASSUMED	W7/1001	36.70	33.97	2.73	7.44
R4/1001	ASSUMED	W8/1001	36.73	33.95	2.78	7.57
R4/1002	ASSUMED	W5/1002	37.62	35.04	2.58	6.86
25 Vastern Road						
R9/1000	ASSUMED	W23/1000	29.41	28.12	1.29	4.39
R9/1000	ASSUMED	W24/1000	36.23	33.30	2.93	8.09
R9/1000	ASSUMED	W25/1000	31.30	28.51	2.79	8.91
R5/1001	ASSUMED	W9/1001	36.61	33.83	2.78	7.59
R5/1001	ASSUMED	W10/1001	36.58	33.70	2.88	7.87
R5/1002	ASSUMED	W6/1002	38.13	35.40	2.73	7.16
27 Vastern Road						
R12/1000	ASSUMED	W30/1000	31.46	29.97	1.49	4.74
R12/1000	ASSUMED	W31/1000	36.34	33.35	2.99	8.23
R12/1000	ASSUMED	W32/1000	29.68	26.98	2.70	9.10
R6/1001	ASSUMED	W11/1001	36.69	33.78	2.91	7.93

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
R6/1001	ASSUMED	W12/1001	36.73	33.75	2.98	8.11
R6/1002	ASSUMED	W7/1002	38.13	35.37	2.76	7.24
29 Vastern Road						
R13/1000	ASSUMED	W33/1000	20.26	20.18	0.08	0.39
R13/1000	ASSUMED	W34/1000	36.40	33.27	3.13	8.60
R13/1000	ASSUMED	W35/1000	32.68	29.99	2.69	8.23
R7/1001	ASSUMED	W13/1001	36.97	34.03	2.94	7.95
R7/1001	ASSUMED	W14/1001	36.86	33.84	3.02	8.19
31 Vastern Road						
R1/1010	BEDROOM	W1/1010	34.48	32.65	1.83	5.31
R1/1010	BEDROOM	W2/1010	37.17	33.81	3.36	9.04
R1/1010	BEDROOM	W3/1010	30.87	28.07	2.80	9.07
R1/1011	LIVINGROOM	W1/1011	35.21	33.42	1.79	5.08
R1/1011	LIVINGROOM	W2/1011	37.77	34.50	3.27	8.66
R1/1011	LIVINGROOM	W3/1011	32.62	29.83	2.79	8.55
R1/1012	BEDROOM	W1/1012	37.97	34.76	3.21	8.45
33 Vastern Road						
R4/1010	ASSUMED	W8/1010	31.55	29.51	2.04	6.47
R4/1010	ASSUMED	W9/1010	37.15	33.69	3.46	9.31
R4/1010	ASSUMED	W10/1010	29.61	26.82	2.79	9.42
R2/1011	ASSUMED	W4/1011	32.82	30.92	1.90	5.79
R2/1011	ASSUMED	W5/1011	37.75	34.40	3.35	8.87
R2/1011	ASSUMED	W6/1011	31.28	28.49	2.79	8.92
R2/1012	ASSUMED	W2/1012	37.97	34.73	3.24	8.53
35 Vastern Road						
R5/1010	ASSUMED	W11/1010	29.52	27.58	1.94	6.57
R5/1010	ASSUMED	W12/1010	37.13	33.68	3.45	9.29
R5/1010	ASSUMED	W13/1010	30.98	28.17	2.81	9.07
R3/1011	ASSUMED	W7/1011	31.26	29.36	1.90	6.08

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
R3/1011	ASSUMED	W8/1011	37.26	33.79	3.47	9.31
R3/1011	ASSUMED	W9/1011	32.34	29.52	2.82	8.72
R3/1012	BEDROOM	W3/1012	37.81	34.48	3.33	8.81
37 Vastern Road						
R8/1010	ASSUMED	W20/1010	31.06	28.96	2.10	6.76
R8/1010	ASSUMED	W21/1010	37.12	33.61	3.51	9.46
R8/1010	ASSUMED	W22/1010	29.04	26.31	2.73	9.40
R4/1011	ASSUMED	W10/1011	32.54	30.45	2.09	6.42
R4/1011	ASSUMED	W11/1011	37.26	33.74	3.52	9.45
R4/1011	ASSUMED	W12/1011	30.82	28.05	2.77	8.99
R4/1012	ASSUMED	W4/1012	37.73	34.31	3.42	9.06
39 Vastern Road						
R9/1010	ASSUMED	W23/1010	29.69	27.49	2.20	7.41
R9/1010	ASSUMED	W24/1010	37.10	33.56	3.54	9.54
R9/1010	ASSUMED	W25/1010	30.75	28.02	2.73	8.88
R5/1011	ASSUMED	W13/1011	31.58	29.39	2.19	6.93
R5/1011	ASSUMED	W14/1011	37.37	33.77	3.60	9.63
R5/1011	ASSUMED	W15/1011	32.42	29.63	2.79	8.61
R5/1012	ASSUMED	W5/1012	37.54	34.07	3.47	9.24
41 Vastern Road						
R12/1010	ASSUMED	W30/1010	31.06	28.83	2.23	7.18
R12/1010	ASSUMED	W31/1010	37.07	33.52	3.55	9.58
R12/1010	ASSUMED	W32/1010	29.30	26.65	2.65	9.04
R6/1011	ASSUMED	W16/1011	32.71	30.43	2.28	6.97
R6/1011	ASSUMED	W17/1011	37.24	33.62	3.62	9.72
R6/1011	ASSUMED	W18/1011	30.93	28.22	2.71	8.76
R6/1012	ASSUMED	W6/1012	36.81	33.29	3.52	9.56
43 Vastern Road						
R13/1010	ASSUMED	W33/1010	29.89	27.59	2.30	7.69

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
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R13/1010	ASSUMED	W34/1010	37.06	33.49	3.57	9.63
R13/1010	ASSUMED	W35/1010	30.92	28.34	2.58	8.34
R7/1011	ASSUMED	W19/1011	31.94	29.55	2.39	7.48
R7/1011	ASSUMED	W20/1011	37.51	33.86	3.65	9.73
R7/1011	ASSUMED	W21/1011	32.70	30.05	2.65	8.10
R7/1012	ASSUMED	W7/1012	37.76	34.22	3.54	9.38

45 Vastern Road

R16/1010	BEDROOM	W40/1010	31.32	28.90	2.42	7.73
R16/1010	BEDROOM	W41/1010	37.02	33.47	3.55	9.59
R16/1010	BEDROOM	W42/1010	29.51	26.95	2.56	8.68
R8/1011	BEDROOM	W22/1011	32.92	30.45	2.47	7.50
R8/1011	BEDROOM	W23/1011	37.18	33.54	3.64	9.79
R8/1011	BEDROOM	W24/1011	31.10	28.46	2.64	8.49
R8/1012	LKD	W8/1012	37.96	34.40	3.56	9.38

47 Vastern Road

R17/1010	LIVINGROOM	W43/1010	29.91	27.45	2.46	8.22
R17/1010	LIVINGROOM	W44/1010	36.99	33.46	3.53	9.54
R17/1010	LIVINGROOM	W45/1010	31.22	28.65	2.57	8.23
R9/1011	BEDROOM	W25/1011	31.76	29.23	2.53	7.97
R9/1011	BEDROOM	W26/1011	37.35	33.71	3.64	9.75
R9/1011	BEDROOM	W27/1011	32.94	30.30	2.64	8.01
R9/1012	BEDROOM	W9/1012	37.68	34.14	3.54	9.39

49 Vastern Road

R20/1010	ASSUMED	W50/1010	31.04	28.56	2.48	7.99
R20/1010	ASSUMED	W51/1010	36.99	33.50	3.49	9.43
R20/1010	ASSUMED	W52/1010	30.22	27.78	2.44	8.07
R10/1011	ASSUMED	W28/1011	33.21	30.66	2.55	7.68
R10/1011	ASSUMED	W29/1011	37.68	34.07	3.61	9.58
R10/1011	ASSUMED	W30/1011	32.26	29.74	2.52	7.81
R10/1012	ASSUMED	W10/1012	37.85	34.30	3.55	9.38

Room	Room Use	Window	EXISTING VSC	PROPOSED VSC	LOSS VSC	%LOSS VSC
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51 Vastern Road

R21/1010	SHOP	W53/1010	27.47	23.97	3.50	12.74
R21/1010	SHOP	W54/1010	30.30	28.00	2.30	7.59
R21/1010	SHOP	W55/1010	4.20	2.90	1.30	30.95
R21/1010	SHOP	W56/1010	31.87	31.53	0.34	1.07
R21/1010	SHOP	W57/1010	31.64	31.29	0.35	1.11
R11/1011	LIVINGROOM	W31/1011	32.36	29.73	2.63	8.13
R11/1011	LIVINGROOM	W32/1011	37.57	33.95	3.62	9.64
R11/1011	LIVINGROOM	W33/1011	34.59	32.15	2.44	7.05
R11/1011	LIVINGROOM	W34/1011	34.43	34.08	0.35	1.02
R11/1012	BEDROOM	W11/1012	81.64	78.92	2.72	3.33
R11/1012	BEDROOM	W12/1012	84.06	84.06	0.00	0.00

Room/ Floor	Room Use	Whole Room	Prev sq ft	New sq ft	Loss sq ft	%Loss
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1-8 MONMOUTH COURT

R2/60	ASSUMED	125.9	116.5	113.8	2.7	2.3
R3/60	ASSUMED	125.9	109.8	106.8	3.0	2.7
R2/61	ASSUMED	125.9	124.1	124.1	0.0	0.0
R3/61	ASSUMED	125.9	124.0	124.0	0.0	0.0
R2/62	ASSUMED	125.9	124.1	124.1	0.0	0.0
R3/62	ASSUMED	125.9	124.0	124.0	0.0	0.0

87 CAVERSHAM ROAD

R1/90	RESI	384.1	143.4	140.2	3.2	2.2
R1/91	RESI	486.7	484.1	483.0	1.1	0.2
R2/91	HALL	50.4	5.0	5.0	0.0	0.0
R3/91	RESI	150.9	123.9	120.3	3.5	2.8
R4/91	RESI	151.7	148.2	148.2	0.0	0.0
R1/92	ASSUMED	153.0	137.1	122.6	14.5	10.6
R2/92	ASSUMED	136.6	116.9	116.9	0.0	0.0

89 CAVERSHAM ROAD

R5/91	ASSUMED	176.6	173.1	173.1	0.0	0.0
R3/92	ASSUMED	132.8	109.5	95.3	14.2	13.0

91 CAVERSHAM ROAD

R6/91	ASSUMED	176.8	173.0	173.0	0.0	0.0
R4/92	ASSUMED	132.3	104.0	104.0	0.0	0.0

93-97 CAVERSHAM ROAD

R7/91	ASSUMED	173.0	169.6	169.6	0.0	0.0
R8/91	ASSUMED	175.5	172.1	172.1	0.0	0.0
R9/91	ASSUMED	171.8	168.7	168.7	0.0	0.0
R5/92	ASSUMED	156.8	122.4	111.9	10.5	8.6
R6/92	ASSUMED	148.8	122.6	122.6	0.0	0.0
R7/92	ASSUMED	144.2	112.2	104.5	7.7	6.9

97a CAVERSHAM ROAD

R1/96	ASSUMED	203.4	182.6	182.6	0.0	0.0
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Room/ Floor	Room Use	Whole Room	Prev sq ft	New sq ft	Loss sq ft	%Loss
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99 to 103 CAVERSHAM ROAD

R1/101	OFFICE	221.8	217.6	217.6	0.0	0.0
R2/101	OFFICE	93.5	92.9	92.9	0.0	0.0
R3/101	OFFICE	204.4	197.9	197.9	0.0	0.0
R1/102	OFFICE	221.8	214.9	214.9	0.0	0.0
R3/102	OFFICE	204.4	196.2	196.2	0.0	0.0
R1/121	ASSUMED	184.9	182.2	182.2	0.0	0.0
R2/121	ASSUMED	184.3	181.6	181.6	0.0	0.0
R1/122	ASSUMED	184.9	182.2	182.2	0.0	0.0
R2/122	ASSUMED	184.3	181.6	181.6	0.0	0.0
R1/131	ASSUMED	181.8	179.0	179.0	0.0	0.0
R2/131	ASSUMED	176.2	174.1	174.1	0.0	0.0
R1/132	ASSUMED	181.8	179.0	179.0	0.0	0.0
R2/132	ASSUMED	176.2	174.1	174.1	0.0	0.0

17 Vastern Road

R1/1000	LIVINGROOM	194.8	187.2	187.1	0.2	0.1
R1/1001	ASSUMED	235.5	225.0	225.0	0.0	0.0
R1/1002	BEDROOM	216.7	208.3	208.1	0.2	0.1

19 Vastern Road

R4/1000	ASSUMED	155.2	153.6	153.6	0.0	0.0
R2/1001	ASSUMED	184.0	179.8	179.8	0.0	0.0
R2/1002	ASSUMED	215.4	91.7	91.7	0.0	0.0

21 Vastern Road

R5/1000	ASSUMED	152.3	150.5	150.5	0.0	0.0
R3/1001	ASSUMED	185.2	180.9	180.9	0.0	0.0
R3/1002	ASSUMED	210.3	85.6	81.2	4.4	5.1

23 Vastern Road

R8/1000	ASSUMED	154.8	153.3	153.3	0.0	0.0
R4/1001	ASSUMED	185.3	180.8	180.8	0.0	0.0
R4/1002	ASSUMED	210.4	90.7	90.7	0.0	0.0

Room/ Floor	Room Use	Whole Room	Prev sq ft	New sq ft	Loss sq ft	%Loss
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25 Vastern Road

R9/1000	ASSUMED	153.2	151.8	151.8	0.0	0.0
R5/1001	ASSUMED	186.6	182.6	182.6	0.0	0.0
R5/1002	ASSUMED	208.7	87.7	83.5	4.2	4.8

27 Vastern Road

R12/1000	ASSUMED	157.6	156.5	156.5	0.0	0.0
R6/1001	ASSUMED	189.3	185.3	185.3	0.0	0.0
R6/1002	ASSUMED	210.5	89.7	89.7	0.0	0.0

29 Vastern Road

R13/1000	ASSUMED	162.8	160.3	151.8	8.5	5.3
R7/1001	ASSUMED	193.7	189.4	189.4	0.0	0.0

31 Vastern Road

R1/1010	BEDROOM	139.6	138.0	138.0	0.0	0.0
R1/1011	LIVINGROOM	176.8	169.6	169.6	0.0	0.0
R1/1012	BEDROOM	51.9	50.6	50.4	0.1	0.2

33 Vastern Road

R4/1010	ASSUMED	150.4	149.3	149.3	0.0	0.0
R2/1011	ASSUMED	192.7	189.0	189.0	0.0	0.0
R2/1012	ASSUMED	187.2	133.6	122.5	11.1	8.3

35 Vastern Road

R5/1010	ASSUMED	142.3	141.0	141.0	0.0	0.0
R3/1011	ASSUMED	183.8	179.6	179.6	0.0	0.0
R3/1012	BEDROOM	193.6	152.3	145.7	6.6	4.3

37 Vastern Road

R8/1010	ASSUMED	153.4	152.4	152.4	0.0	0.0
R4/1011	ASSUMED	189.3	185.7	185.7	0.0	0.0

Room/ Floor	Room Use	Whole Room	Prev sq ft	New sq ft	Loss sq ft	%Loss
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R4/1012	ASSUMED	241.7	183.5	160.1	23.5	12.8
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39 Vastern Road

R9/1010	ASSUMED	153.9	153.1	153.1	0.0	0.0
R5/1011	ASSUMED	191.9	188.6	188.6	0.0	0.0
R5/1012	ASSUMED	243.0	190.1	162.1	28.0	14.7

41 Vastern Road

R12/1010	ASSUMED	152.9	151.6	151.6	0.0	0.0
R6/1011	ASSUMED	188.5	184.0	184.0	0.0	0.0
R6/1012	ASSUMED	241.7	180.8	154.7	26.1	14.4

43 Vastern Road

R13/1010	ASSUMED	153.7	152.8	152.8	0.0	0.0
R7/1011	ASSUMED	190.0	186.4	186.4	0.0	0.0
R7/1012	ASSUMED	236.9	187.3	159.6	27.7	14.8

45 Vastern Road

R16/1010	BEDROOM	116.8	115.4	115.4	0.0	0.0
R8/1011	BEDROOM	167.5	163.5	163.5	0.0	0.0
R8/1012	LKD	164.1	146.7	143.3	3.5	2.4

47 Vastern Road

R17/1010	LIVINGROOM	147.5	145.2	145.2	0.0	0.0
R9/1011	BEDROOM	198.3	189.3	189.3	0.0	0.0
R9/1012	BEDROOM	193.5	148.6	139.6	8.9	6.0

49 Vastern Road

R20/1010	ASSUMED	160.0	159.2	159.2	0.0	0.0
R10/1011	ASSUMED	194.1	191.2	191.2	0.0	0.0
R10/1012	ASSUMED	230.7	176.9	163.7	13.2	7.5

51 Vastern Road

Room/ Floor	Room Use	Whole Room	Prev sq ft	New sq ft	Loss sq ft	%Loss
R21/1010	SHOP	173.9	173.9	173.9	0.0	0.0
R11/1011	LIVINGROOM	214.3	211.1	211.1	0.0	0.0
R11/1012	BEDROOM	189.8	186.5	186.5	0.0	0.0



			Window						Room					
			Existing		Proposed				Existing		Proposed			
Room	Window	Room Use	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss
1-8 MONMOUTH COURT														
R2/60	W2/60	ASSUMED	11	44	11	44	0.0	0.0	11	44	11	44	0.0	0.0
R3/60	W3/60	ASSUMED	12	46	12	46	0.0	0.0	12	46	12	46	0.0	0.0
R2/61	W2/61	ASSUMED	19	57	17	55	10.5	3.5	19	57	17	55	10.5	3.5
R3/61	W3/61	ASSUMED	18	57	17	56	5.6	1.8	18	57	17	56	5.6	1.8
R2/62	W2/62	ASSUMED	20	58	17	55	15.0	5.2	20	58	17	55	15.0	5.2
R3/62	W3/62	ASSUMED	20	57	17	54	15.0	5.3	20	57	17	54	15.0	5.3
87 CAVERSHAM ROAD														
R1/90	W1/90	RESI	0	14	0	14	-	0.0						
R1/90	W2/90	RESI	0	9	0	9	-	0.0						
R1/90	W3/90	RESI	4	18	4	18	0.0	0.0						
R1/90	W4/90	RESI	6	26	5	25	16.7	3.8	6	38	5	37	16.7	2.6
R1/91	W1/91	RESI	0	1	0	1	-	0.0						
R1/91	W2/91	RESI	0	9	0	9	-	0.0						
R1/91	W3/91	RESI	0	12	0	12	-	0.0						
R1/91	W4/91	RESI	4	34	4	34	0.0	0.0						

Room	Window	Room Use	Window						Room					
			Existing		Proposed		Winter %Loss	Annual %Loss	Existing		Proposed		Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R1/91	W5/91	RESI	5	35	5	35	0.0	0.0						
R1/91	W6/91	RESI	9	36	9	36	0.0	0.0	13	71	13	71	0.0	0.0
R2/91	W7/91	HALL	14	43	12	41	14.3	4.7	14	43	12	41	14.3	4.7
R3/91	W8/91	RESI	19	55	16	52	15.8	5.5						
R3/91	W9/91	RESI	20	56	17	53	15.0	5.4	20	57	17	54	15.0	5.3
R4/91	W10/91	RESI	20	59	16	55	20.0	6.8						
R4/91	W11/91	RESI	20	60	16	56	20.0	6.7	20	60	16	56	20.0	6.7
R1/92	W11/92	ASSUMED	21	61	19	59	9.5	3.3	21	61	19	59	9.5	3.3
R2/92	W27/92	ASSUMED	20	60	18	58	10.0	3.3	20	60	18	58	10.0	3.3
89 CAVERSHAM ROAD														
R5/91	W12/91	ASSUMED	20	60	16	56	20.0	6.7						
R5/91	W13/91	ASSUMED	20	60	16	56	20.0	6.7	20	60	16	56	20.0	6.7
R3/92	W26/92	ASSUMED	20	60	18	58	10.0	3.3	20	60	18	58	10.0	3.3
91 CAVERSHAM ROAD														
R6/91	W14/91	ASSUMED	20	60	15	55	25.0	8.3						

Room	Window	Room Use	Window						Room					
			Existing		Proposed		Winter %Loss	Annual %Loss	Existing		Proposed		Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R6/91	W15/91	ASSUMED	20	60	16	56	20.0	6.7	20	60	16	56	20.0	6.7
R4/92	W21/92	ASSUMED	20	60	18	58	10.0	3.3	20	60	18	58	10.0	3.3
93-97 CAVERSHAM ROAD														
R7/91	W16/91	ASSUMED	20	60	16	56	20.0	6.7	20	60	17	57	15.0	5.0
R7/91	W17/91	ASSUMED	20	60	17	57	15.0	5.0						
R8/91	W18/91	ASSUMED	20	59	17	56	15.0	5.1	20	59	17	56	15.0	5.1
R8/91	W19/91	ASSUMED	20	59	17	56	15.0	5.1						
R9/91	W20/91	ASSUMED	20	59	18	57	10.0	3.4	20	59	18	57	10.0	3.4
R9/91	W21/91	ASSUMED	20	59	18	57	10.0	3.4						
R5/92	W18/92	ASSUMED	20	60	18	58	10.0	3.3	20	60	18	58	10.0	3.3
R6/92	W15/92	ASSUMED	20	60	19	59	5.0	1.7	20	60	19	59	5.0	1.7
R7/92	W14/92	ASSUMED	20	60	19	59	5.0	1.7	20	60	19	59	5.0	1.7
97a CAVERSHAM ROAD														
R1/96	W1/96	ASSUMED	20	60	18	58	10.0	3.3	20	60	18	58	10.0	3.3

			Window						Room					
			Existing		Proposed				Existing		Proposed			
Room	Window	Room Use	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss
17 Vastern Road														
R1/1000	W1/1000	LIVINGROOM	19	55	17	53	10.5	3.6						
R1/1000	W2/1000	LIVINGROOM	27	80	23	76	14.8	5.0						
R1/1000	W3/1000	LIVINGROOM	27	69	23	65	14.8	5.8	27	81	24	78	11.1	3.7
R1/1001	W1/1001	ASSUMED	27	76	24	73	11.1	3.9						
R1/1001	W2/1001	ASSUMED	27	76	23	72	14.8	5.3	27	76	24	73	11.1	3.9
R1/1002	W1/1002	BEDROOM	27	91	25	89	7.4	2.2						
R1/1002	W2/1002	BEDROOM	28	81	26	79	7.1	2.5	28	92	26	90	7.1	2.2
19 Vastern Road														
R4/1000	W8/1000	ASSUMED	19	55	16	52	15.8	5.5						
R4/1000	W9/1000	ASSUMED	27	81	24	78	11.1	3.7						
R4/1000	W10/1000	ASSUMED	26	66	23	63	11.5	4.5	27	81	24	78	11.1	3.7
R2/1001	W3/1001	ASSUMED	27	75	24	72	11.1	4.0						
R2/1001	W4/1001	ASSUMED	28	76	25	73	10.7	3.9	28	77	25	74	10.7	3.9
R2/1002	W3/1002	ASSUMED	28	80	27	79	3.6	1.3	28	80	27	79	3.6	1.3
21 Vastern Road														

Room	Window	Room Use	Window						Room					
			Existing		Proposed		Winter %Loss	Annual %Loss	Existing		Proposed		Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R5/1000	W11/1000	ASSUMED	18	55	15	52	16.7	5.5						
R5/1000	W12/1000	ASSUMED	26	79	23	76	11.5	3.8						
R5/1000	W13/1000	ASSUMED	26	68	23	65	11.5	4.4	26	80	23	77	11.5	3.8
R3/1001	W5/1001	ASSUMED	28	76	25	73	10.7	3.9						
R3/1001	W6/1001	ASSUMED	28	76	25	73	10.7	3.9	28	76	25	73	10.7	3.9
R3/1002	W4/1002	ASSUMED	28	77	26	75	7.1	2.6	28	77	26	75	7.1	2.6
23 Vastern Road														
R8/1000	W20/1000	ASSUMED	20	56	17	53	15.0	5.4						
R8/1000	W21/1000	ASSUMED	28	82	24	78	14.3	4.9						
R8/1000	W22/1000	ASSUMED	27	66	23	62	14.8	6.1	28	82	25	79	10.7	3.7
R4/1001	W7/1001	ASSUMED	28	76	25	73	10.7	3.9						
R4/1001	W8/1001	ASSUMED	28	76	25	73	10.7	3.9	28	76	25	73	10.7	3.9
R4/1002	W5/1002	ASSUMED	28	77	26	75	7.1	2.6	28	77	26	75	7.1	2.6
25 Vastern Road														
R9/1000	W23/1000	ASSUMED	20	57	16	53	20.0	7.0						
R9/1000	W24/1000	ASSUMED	28	81	24	77	14.3	4.9						
R9/1000	W25/1000	ASSUMED	28	70	24	66	14.3	5.7	28	82	24	78	14.3	4.9

Room	Window	Room Use	Window						Room					
			Existing		Proposed		Winter %Loss	Annual %Loss	Existing		Proposed		Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R5/1001	W9/1001	ASSUMED	28	76	25	73	10.7	3.9						
R5/1001	W10/1001	ASSUMED	28	76	25	73	10.7	3.9	28	76	25	73	10.7	3.9
R5/1002	W6/1002	ASSUMED	28	80	26	78	7.1	2.5	28	80	26	78	7.1	2.5
27 Vastern Road														
R12/1000	W30/1000	ASSUMED	20	57	16	53	20.0	7.0						
R12/1000	W31/1000	ASSUMED	28	81	23	76	17.9	6.2						
R12/1000	W32/1000	ASSUMED	27	67	22	62	18.5	7.5	28	81	24	77	14.3	4.9
R6/1001	W11/1001	ASSUMED	28	76	25	73	10.7	3.9						
R6/1001	W12/1001	ASSUMED	28	76	26	74	7.1	2.6	28	76	26	74	7.1	2.6
R6/1002	W7/1002	ASSUMED	28	79	26	77	7.1	2.5	28	79	26	77	7.1	2.5
29 Vastern Road														
R13/1000	W33/1000	ASSUMED	4	23	4	23	0.0	0.0						
R13/1000	W34/1000	ASSUMED	28	81	24	77	14.3	4.9						
R13/1000	W35/1000	ASSUMED	28	74	24	70	14.3	5.4	28	86	24	82	14.3	4.7
R7/1001	W13/1001	ASSUMED	28	77	26	75	7.1	2.6						
R7/1001	W14/1001	ASSUMED	28	77	26	75	7.1	2.6	28	78	26	76	7.1	2.6

			Window						Room					
			Existing		Proposed				Existing		Proposed			
Room	Window	Room Use	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss
31 Vastern Road														
R1/1010	W1/1010	BEDROOM	20	58	17	55	15.0	5.2						
R1/1010	W2/1010	BEDROOM	28	81	25	78	10.7	3.7						
R1/1010	W3/1010	BEDROOM	28	68	25	65	10.7	4.4	28	81	25	78	10.7	3.7
R1/1011	W1/1011	LIVINGROOM	20	58	17	55	15.0	5.2						
R1/1011	W2/1011	LIVINGROOM	28	81	25	78	10.7	3.7						
R1/1011	W3/1011	LIVINGROOM	28	70	25	67	10.7	4.3	28	82	25	79	10.7	3.7
R1/1012	W1/1012	BEDROOM	28	80	24	76	14.3	5.0	28	80	24	76	14.3	5.0
33 Vastern Road														
R4/1010	W8/1010	ASSUMED	20	57	16	53	20.0	7.0						
R4/1010	W9/1010	ASSUMED	28	81	24	77	14.3	4.9						
R4/1010	W10/1010	ASSUMED	27	65	23	61	14.8	6.2	28	81	24	77	14.3	4.9
R2/1011	W4/1011	ASSUMED	20	57	16	53	20.0	7.0						
R2/1011	W5/1011	ASSUMED	28	81	24	77	14.3	4.9						
R2/1011	W6/1011	ASSUMED	27	67	23	63	14.8	6.0	28	81	24	77	14.3	4.9
R2/1012	W2/1012	ASSUMED	28	79	25	76	10.7	3.8	28	79	25	76	10.7	3.8

			Window						Room					
			Existing		Proposed				Existing		Proposed			
Room	Window	Room Use	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss
35 Vastern Road														
R5/1010	W11/1010	ASSUMED	20	56	16	52	20.0	7.1						
R5/1010	W12/1010	ASSUMED	28	81	24	77	14.3	4.9						
R5/1010	W13/1010	ASSUMED	28	68	24	64	14.3	5.9	28	81	24	77	14.3	4.9
R3/1011	W7/1011	ASSUMED	20	56	16	52	20.0	7.1						
R3/1011	W8/1011	ASSUMED	28	81	24	77	14.3	4.9						
R3/1011	W9/1011	ASSUMED	28	70	24	66	14.3	5.7	28	82	24	78	14.3	4.9
R3/1012	W3/1012	BEDROOM	28	79	25	76	10.7	3.8	28	79	25	76	10.7	3.8
37 Vastern Road														
R8/1010	W20/1010	ASSUMED	20	57	16	53	20.0	7.0						
R8/1010	W21/1010	ASSUMED	28	81	24	77	14.3	4.9						
R8/1010	W22/1010	ASSUMED	27	65	22	60	18.5	7.7	28	81	24	77	14.3	4.9
R4/1011	W10/1011	ASSUMED	20	57	17	54	15.0	5.3						
R4/1011	W11/1011	ASSUMED	28	81	25	78	10.7	3.7						
R4/1011	W12/1011	ASSUMED	27	67	22	62	18.5	7.5	28	81	25	78	10.7	3.7
R4/1012	W4/1012	ASSUMED	28	79	25	76	10.7	3.8	28	79	25	76	10.7	3.8
39 Vastern Road														

Room	Window	Room Use	Window						Room					
			Existing		Proposed		Winter %Loss	Annual %Loss	Existing		Proposed		Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R9/1010	W23/1010	ASSUMED	20	57	16	53	20.0	7.0						
R9/1010	W24/1010	ASSUMED	28	81	24	77	14.3	4.9						
R9/1010	W25/1010	ASSUMED	28	68	24	64	14.3	5.9	28	81	24	77	14.3	4.9
R5/1011	W13/1011	ASSUMED	20	57	16	53	20.0	7.0						
R5/1011	W14/1011	ASSUMED	28	81	24	77	14.3	4.9						
R5/1011	W15/1011	ASSUMED	28	70	24	66	14.3	5.7	28	82	24	78	14.3	4.9
R5/1012	W5/1012	ASSUMED	28	77	24	73	14.3	5.2	28	77	24	73	14.3	5.2
41 Vastern Road														
R12/1010	W30/1010	ASSUMED	20	57	17	54	15.0	5.3						
R12/1010	W31/1010	ASSUMED	28	81	25	78	10.7	3.7						
R12/1010	W32/1010	ASSUMED	27	65	22	60	18.5	7.7	28	81	25	78	10.7	3.7
R6/1011	W16/1011	ASSUMED	20	56	17	53	15.0	5.4						
R6/1011	W17/1011	ASSUMED	28	81	25	78	10.7	3.7						
R6/1011	W18/1011	ASSUMED	27	68	24	65	11.1	4.4	28	82	25	79	10.7	3.7
R6/1012	W6/1012	ASSUMED	28	75	25	72	10.7	4.0	28	75	25	72	10.7	4.0
43 Vastern Road														

Room	Window	Room Use	Window				Room							
			Existing		Proposed		Existing		Proposed		Existing		Proposed	
			Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter %Loss	Annual %Loss
R13/1010	W33/1010	ASSUMED	20	57	15	52	25.0	8.8						
R13/1010	W34/1010	ASSUMED	28	81	23	76	17.9	6.2						
R13/1010	W35/1010	ASSUMED	28	68	23	63	17.9	7.4	28	81	23	76	17.9	6.2
R7/1011	W19/1011	ASSUMED	20	57	16	53	20.0	7.0						
R7/1011	W20/1011	ASSUMED	28	81	24	77	14.3	4.9						
R7/1011	W21/1011	ASSUMED	28	70	24	66	14.3	5.7	28	82	24	78	14.3	4.9
R7/1012	W7/1012	ASSUMED	28	78	25	75	10.7	3.8	28	78	25	75	10.7	3.8
45 Vastern Road														
R16/1010	W40/1010	BEDROOM	20	57	15	52	25.0	8.8						
R16/1010	W41/1010	BEDROOM	28	81	23	76	17.9	6.2						
R16/1010	W42/1010	BEDROOM	27	65	22	60	18.5	7.7	28	81	23	76	17.9	6.2
R8/1011	W22/1011	BEDROOM	20	57	16	53	20.0	7.0						
R8/1011	W23/1011	BEDROOM	28	81	24	77	14.3	4.9						
R8/1011	W24/1011	BEDROOM	27	68	23	64	14.8	5.9	28	82	24	78	14.3	4.9
R8/1012	W8/1012	LKD	28	78	24	74	14.3	5.1	28	78	24	74	14.3	5.1
47 Vastern Road														
R17/1010	W43/1010	LIVINGROOM	20	57	14	51	30.0	10.5						

Room	Window	Room Use	Window						Room					
			Existing		Proposed		Winter %Loss	Annual %Loss	Existing		Proposed		Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH			Winter APSH	Annual APSH	Winter APSH	Annual APSH		
R17/1010	W44/1010	LIVINGROOM	28	81	21	74	25.0	8.6						
R17/1010	W45/1010	LIVINGROOM	28	70	21	63	25.0	10.0	28	81	22	75	21.4	7.4
R9/1011	W25/1011	BEDROOM	20	57	15	52	25.0	8.8						
R9/1011	W26/1011	BEDROOM	28	81	21	74	25.0	8.6						
R9/1011	W27/1011	BEDROOM	28	72	21	65	25.0	9.7	28	82	23	77	17.9	6.1
R9/1012	W9/1012	BEDROOM	28	79	22	73	21.4	7.6	28	79	22	73	21.4	7.6
49 Vastern Road														
R20/1010	W50/1010	ASSUMED	20	57	13	50	35.0	12.3						
R20/1010	W51/1010	ASSUMED	28	81	23	76	17.9	6.2						
R20/1010	W52/1010	ASSUMED	27	67	23	63	14.8	6.0	28	81	23	76	17.9	6.2
R10/1011	W28/1011	ASSUMED	20	57	14	51	30.0	10.5						
R10/1011	W29/1011	ASSUMED	28	81	23	76	17.9	6.2						
R10/1011	W30/1011	ASSUMED	26	67	21	62	19.2	7.5	28	83	23	78	17.9	6.0
R10/1012	W10/1012	ASSUMED	28	78	23	73	17.9	6.4	28	78	23	73	17.9	6.4
51 Vastern Road														
R21/1010	W53/1010	SHOP	27	60	24	57	11.1	5.0						
R21/1010	W54/1010	SHOP	27	77	24	74	11.1	3.9						

Room	Window	Room Use	Window				Room							
			Existing		Proposed		Existing		Proposed		Winter APSH	Annual APSH	Winter %Loss	Annual %Loss
			Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter APSH	Annual APSH	Winter APSH	Annual APSH				
R21/1010	W55/1010	SHOP	4	4	2	2	50.0	50.0						
R21/1010	W56/1010	SHOP	18	54	16	52	11.1	3.7						
R21/1010	W57/1010	SHOP	18	56	16	54	11.1	3.6	28	91	24	87	14.3	4.4
R11/1011	W31/1011	LIVINGROOM	20	57	16	53	20.0	7.0						
R11/1011	W32/1011	LIVINGROOM	28	79	24	75	14.3	5.1						
R11/1011	W33/1011	LIVINGROOM	29	75	25	71	13.8	5.3						
R11/1011	W34/1011	LIVINGROOM	18	58	16	56	11.1	3.4	29	95	25	91	13.8	4.2
R11/1012	W11/1012	BEDROOM	30	91	26	87	13.3	4.4						
R11/1012	W12/1012	BEDROOM	6	69	6	69	0.0	0.0	30	98	26	94	13.3	4.1

Hypothetical Massing Scheme vs Proposed Scheme