



## **WIND MICROCLIMATE PEER REVIEW RESPONSE**

TECHNICAL NOTE

**Waterfront Square**

Packaged Living Ltd

**15/10/2025**

GIA No: **19977** Letter Ref: **CH/19977**

## Waterfront Square Technical Note - Wind Microclimate Addendum

GIA delivered a wind microclimate assessment for the proposed development as part of the planning submission PL/24/0958 The report (titled: "19977-jw-24-0716(Waterfront Square)\_WMA", and dated July 2024) detailed safe and suitable wind conditions.

This technical note supports the addendum update to the Waterfront Square scheme. This note compares the wind microclimate results for the updated proposal against the results for the planning submitted proposal.

The proposal has the following description:

Demolition of existing office and substation buildings and residential-led site redevelopment within 1-11 storey buildings comprising residential (Class C3) and ground floor commercial uses (Class E), together with various associated works including replacement pedestrian and vehicle access routes, car/cycle parking, hard and soft landscaping and a public open space adjacent to the river.

The Key changes are:

- Reduction in units from 254 dwellings (15 x studios, 105 x 1 bed, 116 x 2 bed, 15 x 3 bed) and 268 sqm commercial floorspace to 236 dwellings (22 x studios, 92 x 1 bed, 110 x 2 bed, 12 x 3 bed) and 240 sqm commercial floorspace
- Ground floor - Norman Place increased by 1m in width. Access to car park improved, public square increased in size
- Second to Seventh Floor - Block A1 reduced by 1m width with consequent increase to podium area. Core layouts updated to reflect changes to massing.
- Fifth to Seventh Floor - Chamfer introduced to Block A1. Core layouts updated to reflect changes to massing.
- Seventh floor - Block A1 reduced by 1 storey.
- Eighth Floor - Block B2 reduced in length with consequent increase in accessible roof terrace (50% larger)
- Brick parapets replaced with railings
- Block B1 amended through an increase in the variety of materials and tones to break up the Norman Place elevation
- Block B1 - increased fluting detail provided to top floors of main block and metal detail added to window heads to visually enhance the crown of the building
- Throughout - additional checkerboard detail added to window heads
- Blocks A1 and A2 - greater detail provided to lower edge buildings on the river frontage to provide greater contrast with floors above

Figures 01 and 02 compares the safety exceedance of the planning submitted scheme and addendum scheme. Figures 03 and 04 compares the winter comfort conditions of the planning submitted scheme and addendum scheme. Figures 05 and 06 compares the summer comfort conditions of the planning submitted scheme and addendum scheme.

The figures show that the ground level conditions remain as was reported within the planning submitted report. No safety exceedances are introduced and there is a negligible difference in the winter and summer comfort conditions.

Wind conditions on the terraces remain consistent (some areas are slightly calmer and some areas are slightly windier) with the conditions reported in the planning submitted report. As with the planning submitted report there is a highly localised region of S15 exceedance at the south west of level 8 communal terrace. As in the planning submitted report, the balustrade in this area will be solid which will mitigate the very localised winds.

On this basis the conclusions in the planning submitted report remain valid, and the wind conditions remain suitable for use.

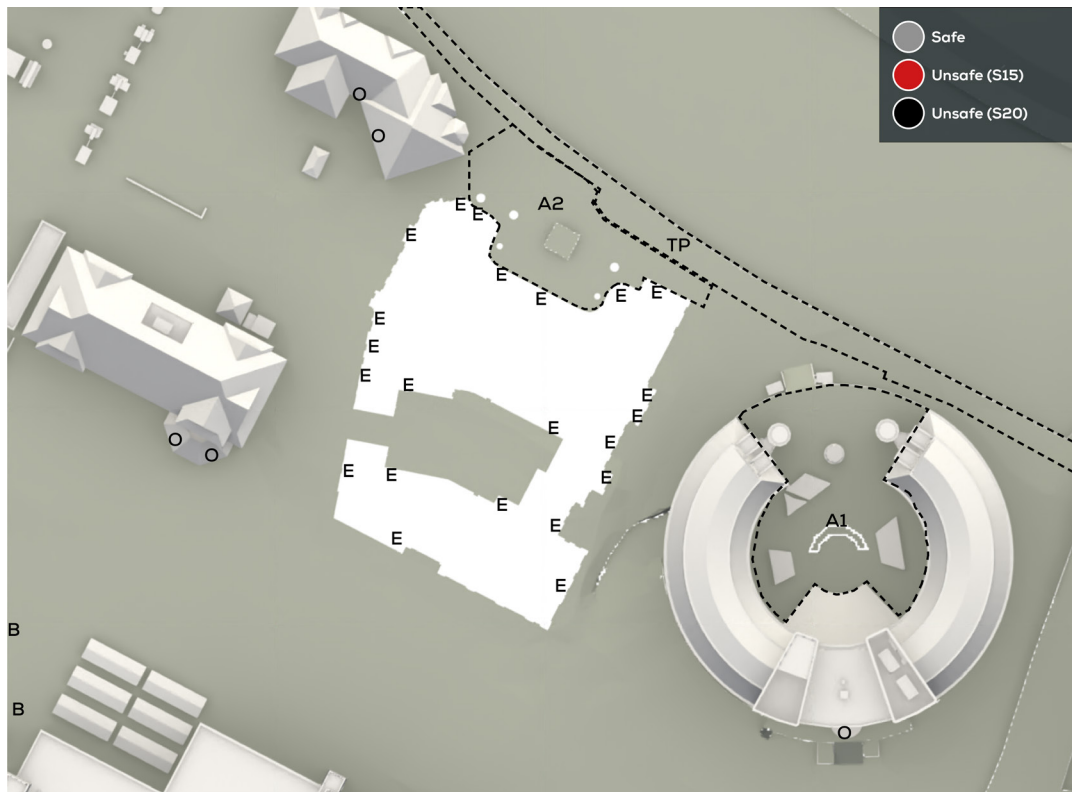


Fig. 01: Planning submitted scheme safety exceedance

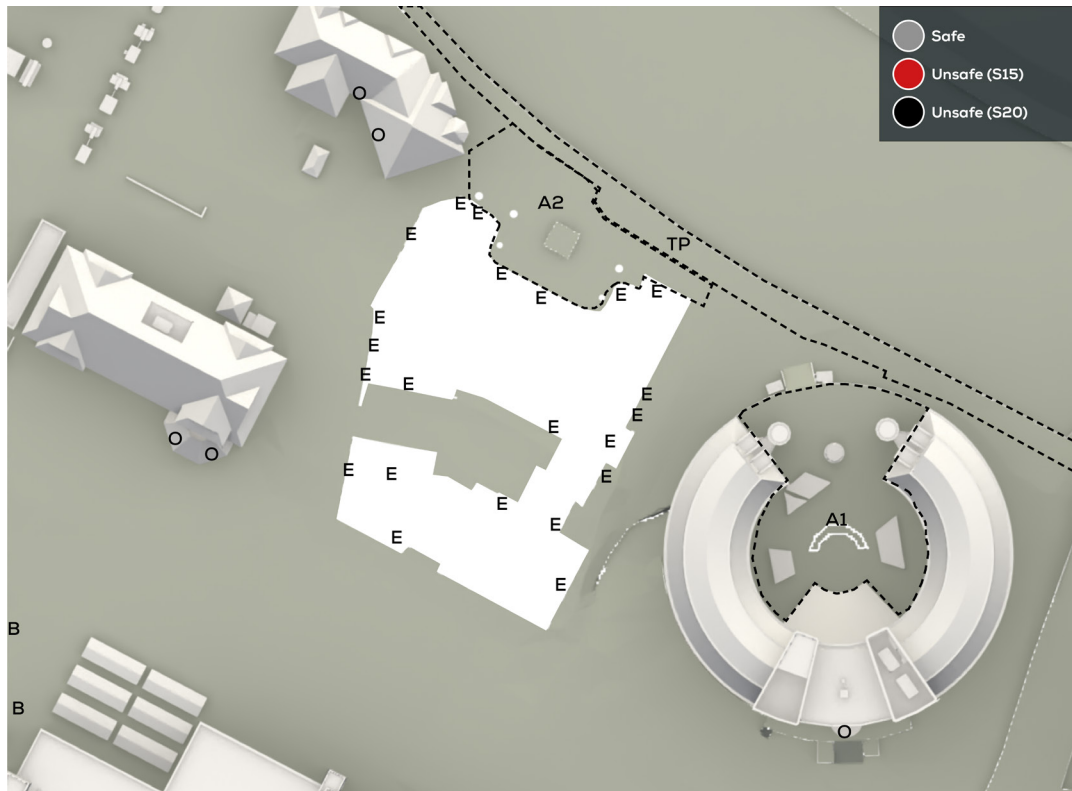


Fig. 02: Addendum Proposal safety exceedance

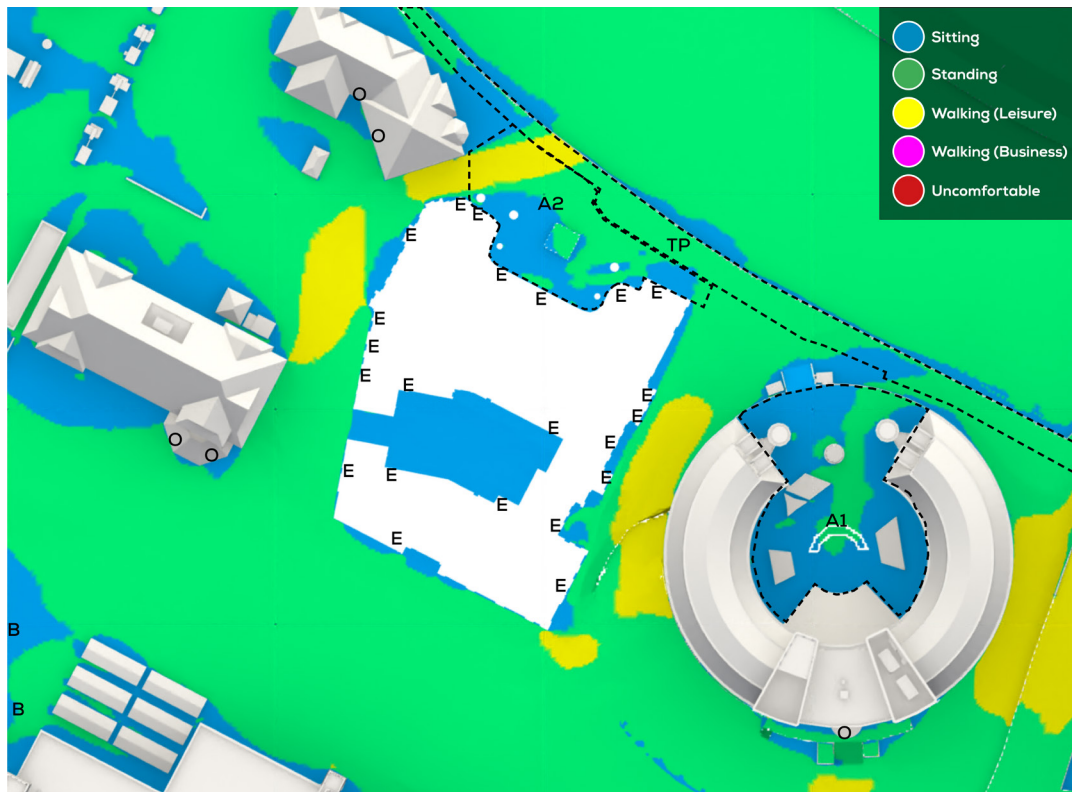


Fig. 03: Planning submitted scheme winter comfort conditions

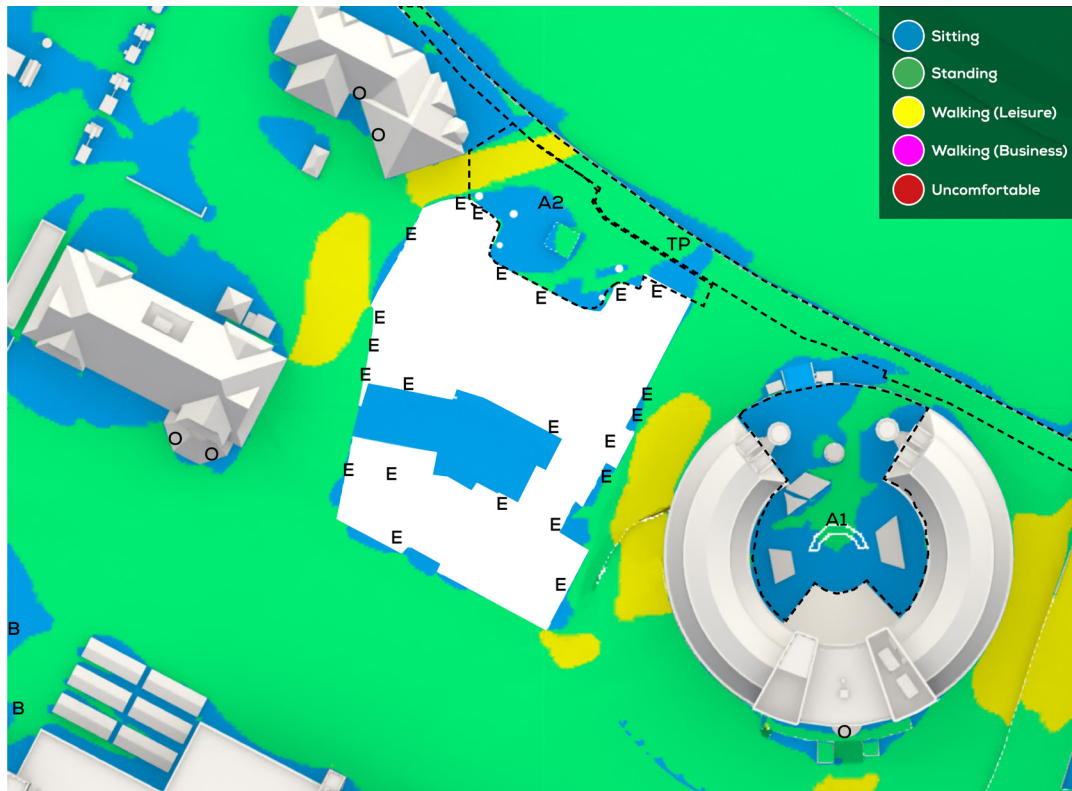


Fig. 04: Addendum Proposal winter comfort conditions

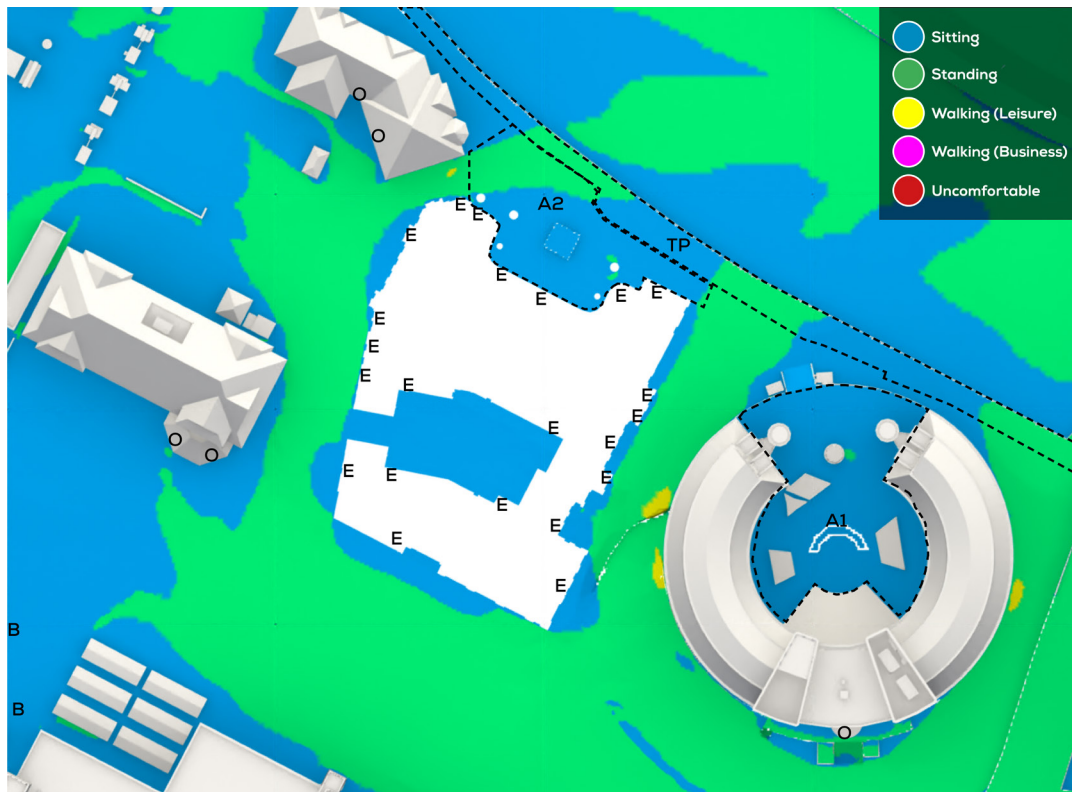


Fig. 05: Planning submitted scheme summer comfort conditions

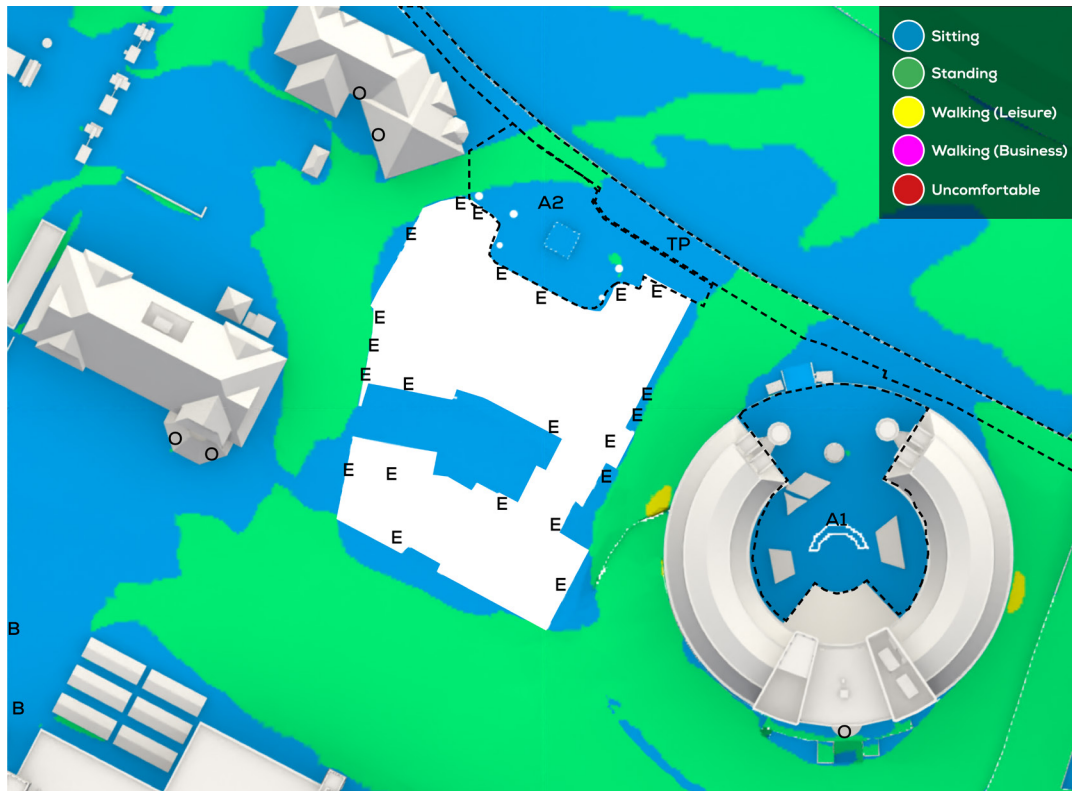


Fig. 06: Addendum Proposal summer comfort conditions

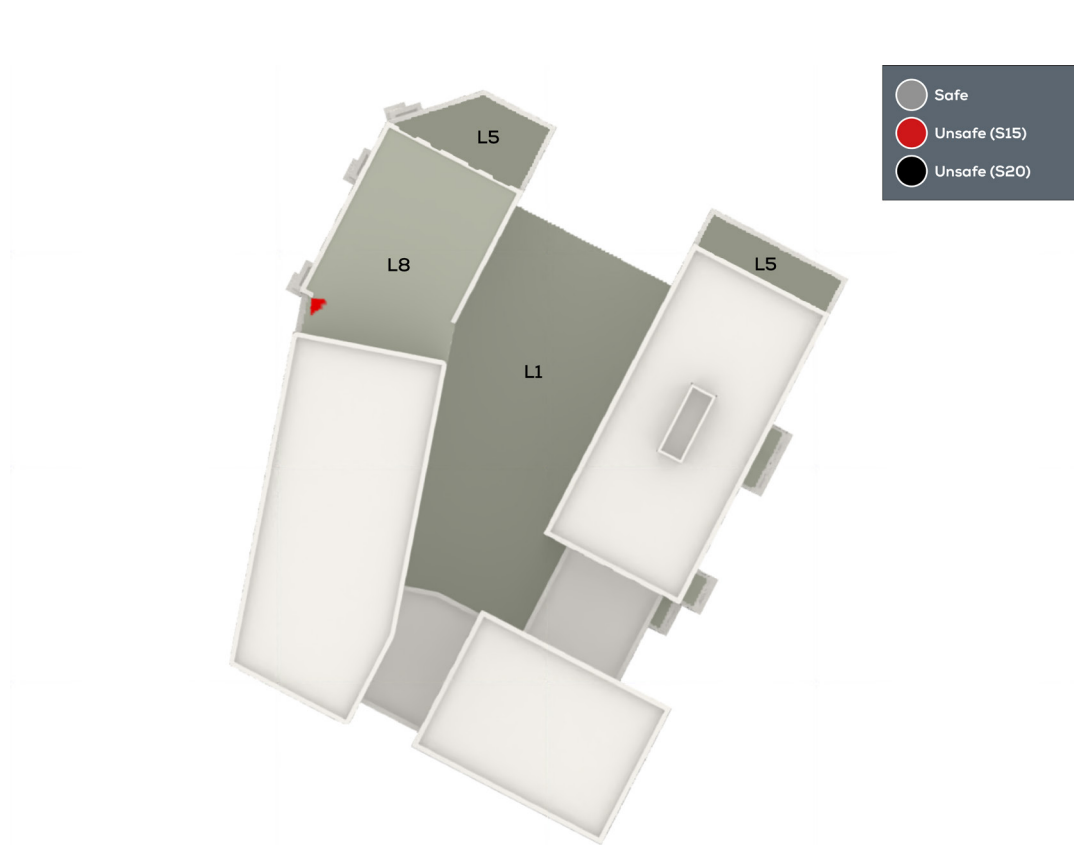


Fig. 07: Planning submitted scheme safety exceedance

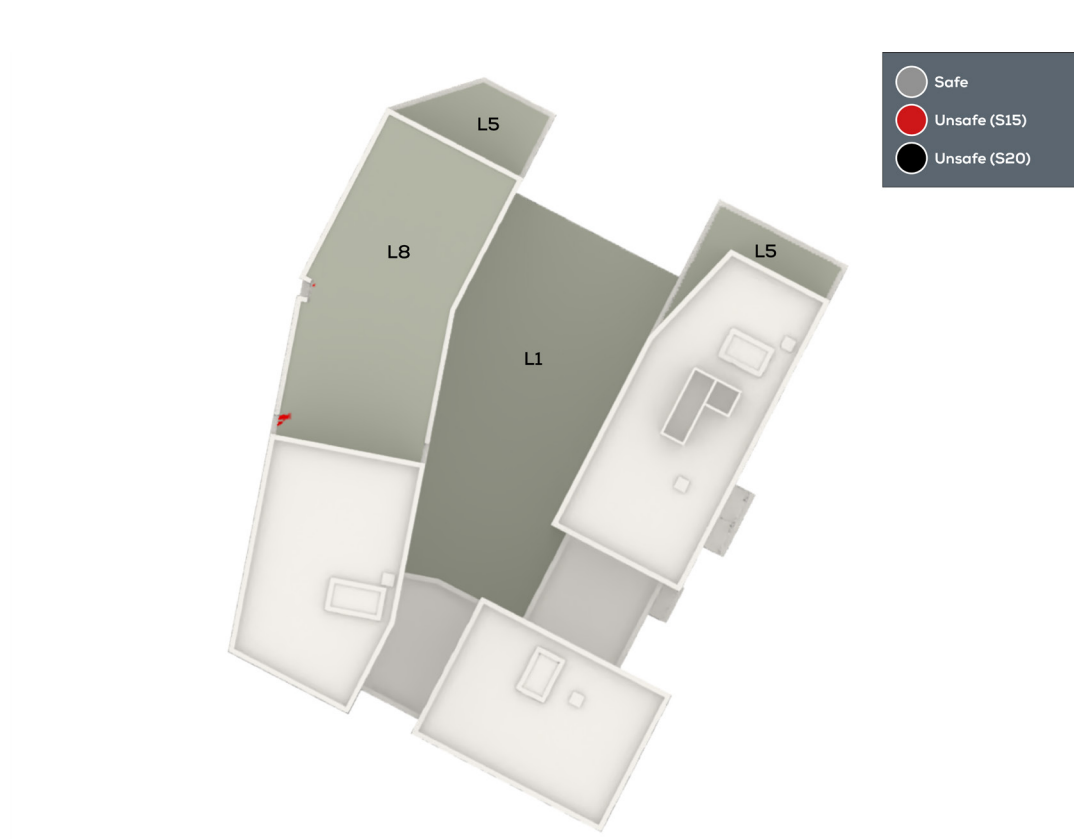


Fig. 08: Planning submitted scheme with canopies removed safety exceedance

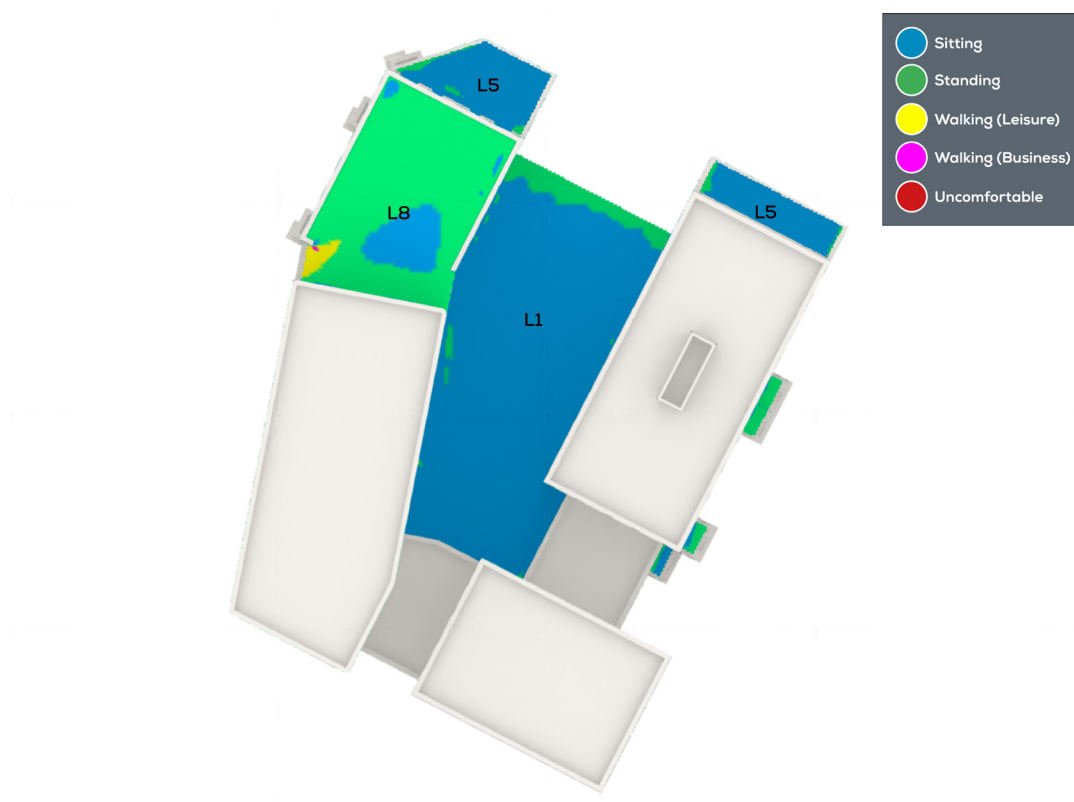


Fig. 09: Planning submitted scheme winter comfort conditions

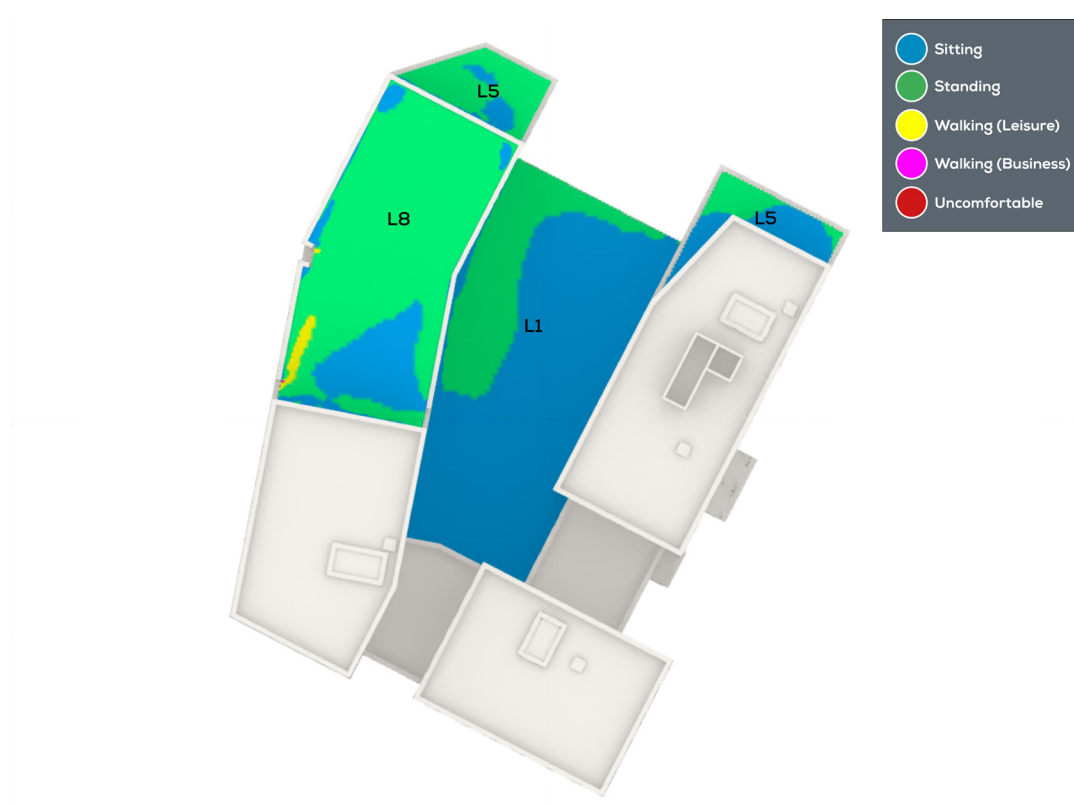


Fig. 10: Planning submitted scheme with canopies removed winter comfort conditions

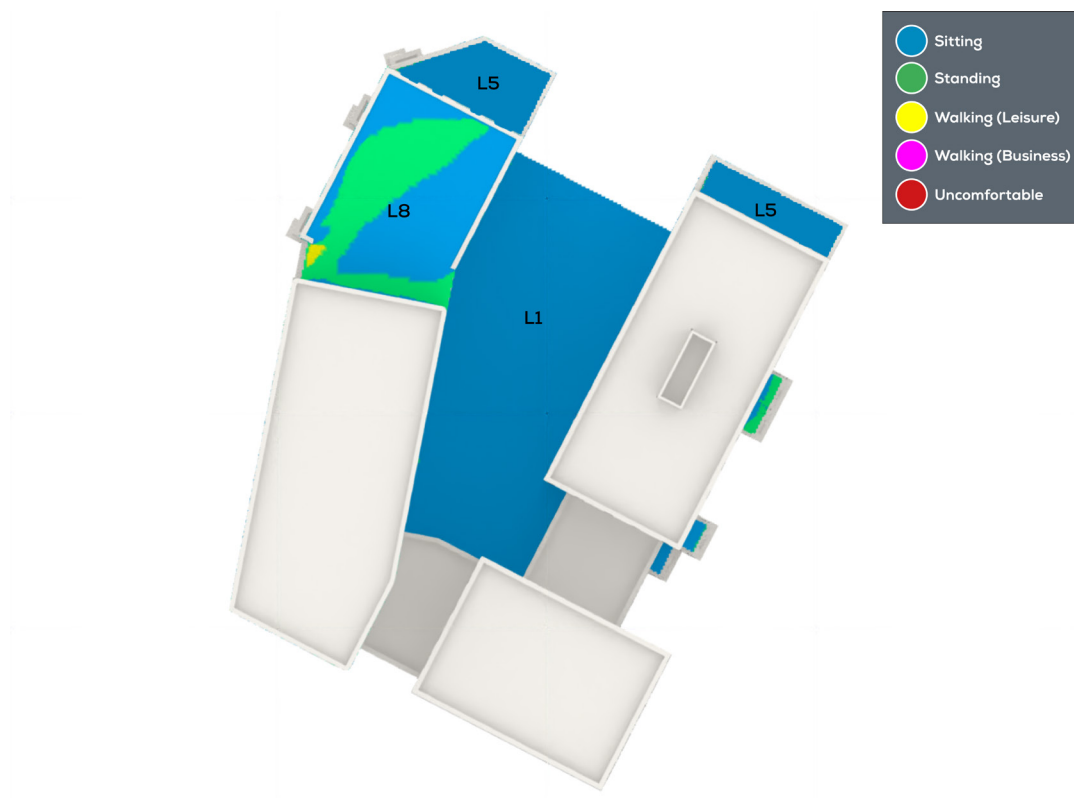


Fig. 11: Planning submitted scheme summer comfort conditions

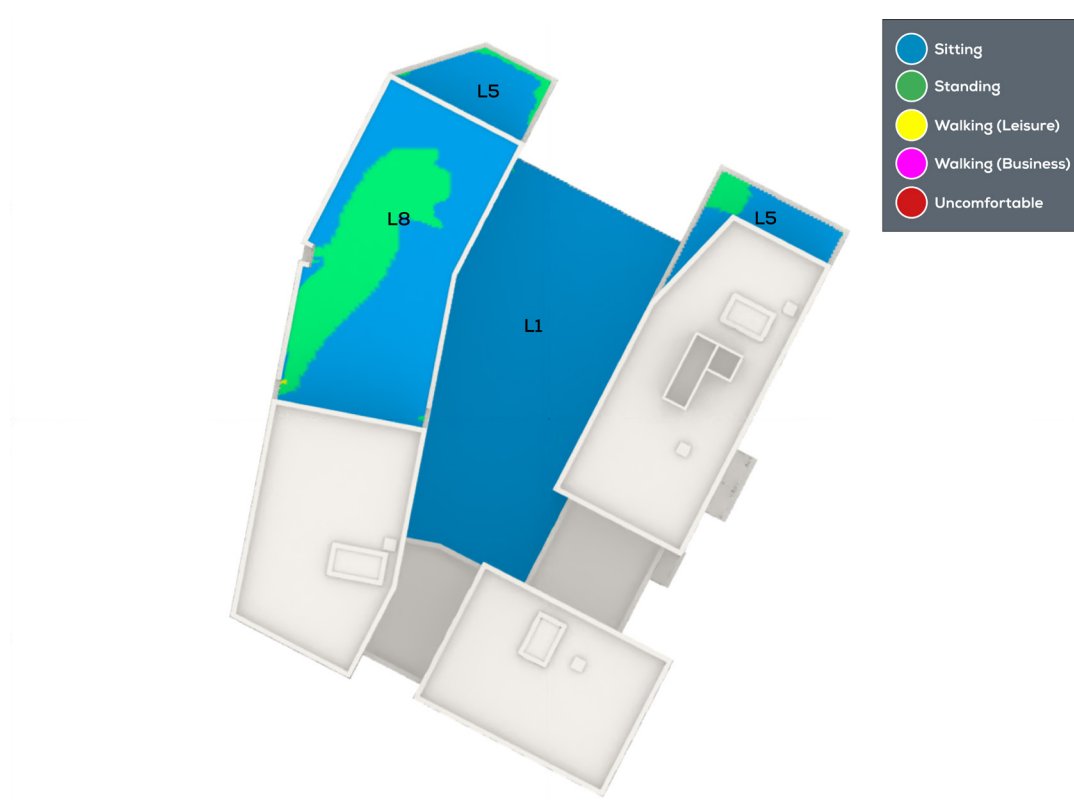


Fig. 12: Planning submitted scheme with canopies removed summer comfort conditions



## What we do:

Building Surveying  
Daylight & Sunlight  
Light Obstruction Notices  
Measured Surveys  
Party Wall & Neighbourly Matters  
Rights of Light  
Solar PV  
Wind Analysis

## Where we are:

Belfast  
Birmingham  
Bristol  
Dublin  
London  
Manchester