

Proximity

Kennedy House. 31 Stamford Street,
Altrincham, WA14 1ES
weareproximity.co.uk
Tel: 0161 444 3950

CLIENT:
Rochdale Development Agency

PROJECT:
Station Road
Rochdale

DRAWING TITLE:
Contour Plots
Daylight Distribution

SCALE @ A2:	DATE:	DRAWN:	PRX
1:100	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-07	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend

Existing

Proposed

All heights in m AOD

DD Legend

Room Area (Measured Layout)

Existing NoSky Area

Proposed NoSky Area

Area of Loss/Gain

NOTES:

No dimensions are to be scaled from this drawing.
All dimensions are to be checked on site, where
discrepancy occurs between specification and
drawings the supervising officer must be notified.

Analysis
Produced using Waldram Tools
MBS Survey Software Ltd (www.mbs-software.co.uk)

Existing Model & Surrounding Model

Existing Site and Surrounding neighbours
modelled from point cloud survey data produced
by ND Oliver Ltd. 3D Contextual Model produced
by Accucities Ltd used for wider surrounding
massing.

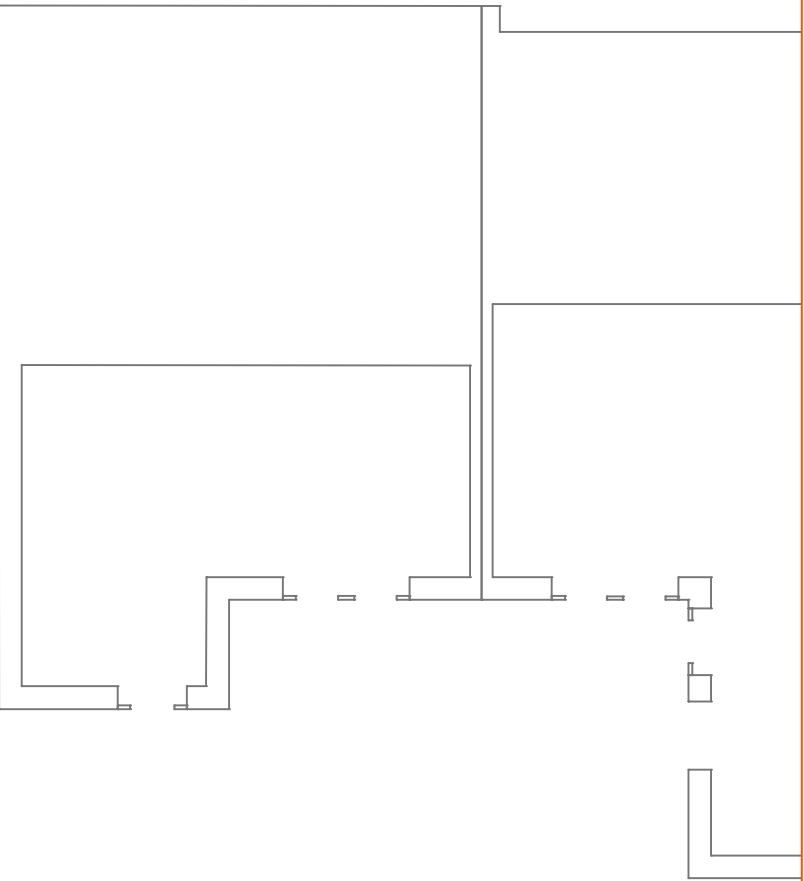
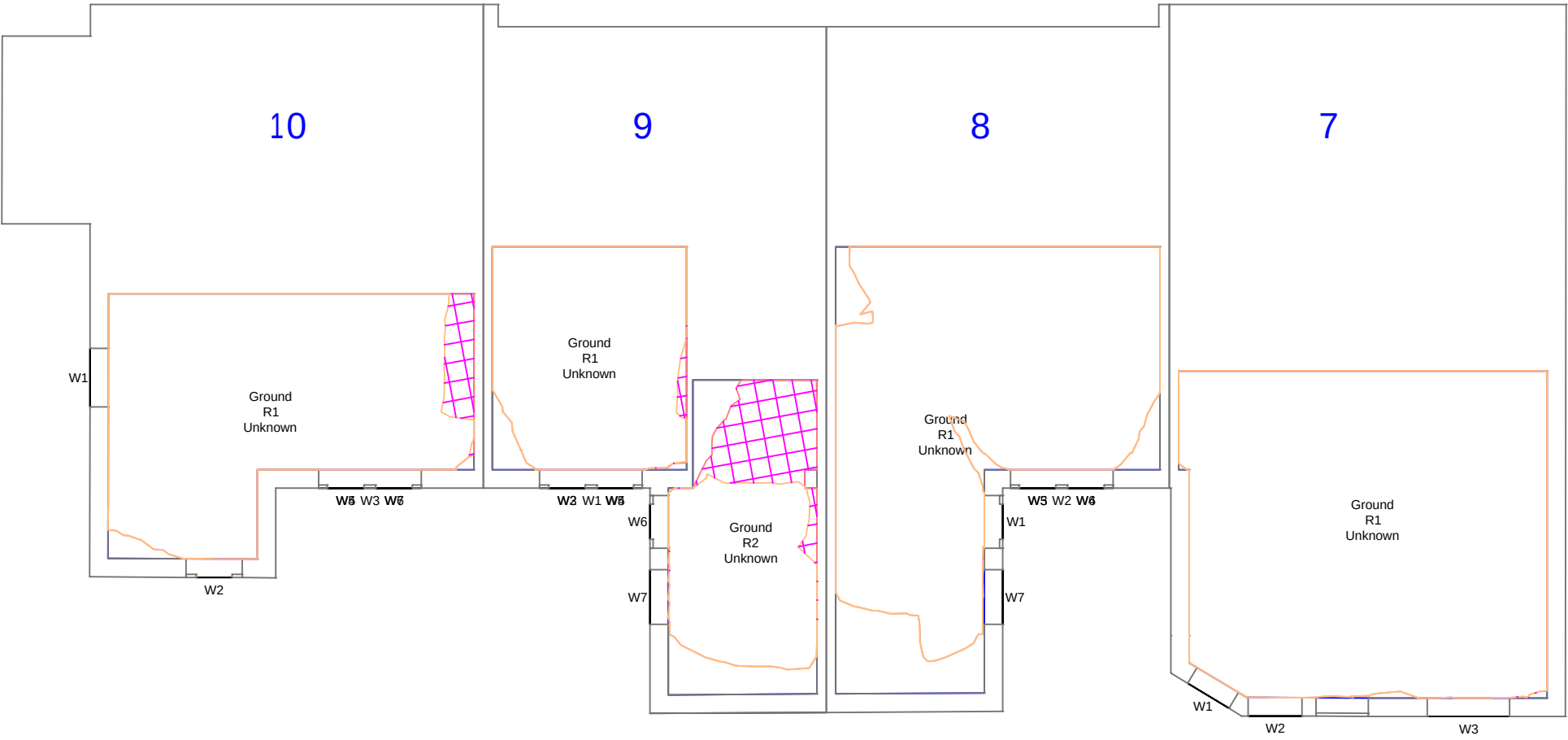
Neighbouring Buildings internal room layouts,
window positions/dimensions and massing
derived from plans found on the planning
portal/sales history.

Where plans/elevations were unavailable
assumptions have been made based on site
photography, Bing Maps and Google Earth and
any partial point cloud survey data.

Proposed Model

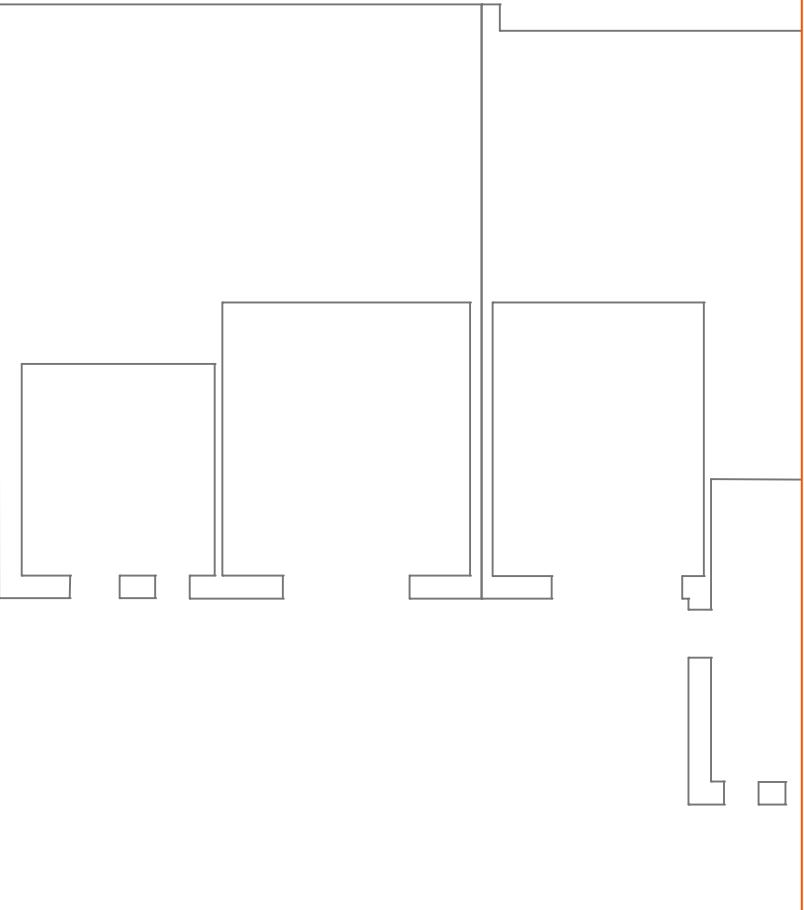
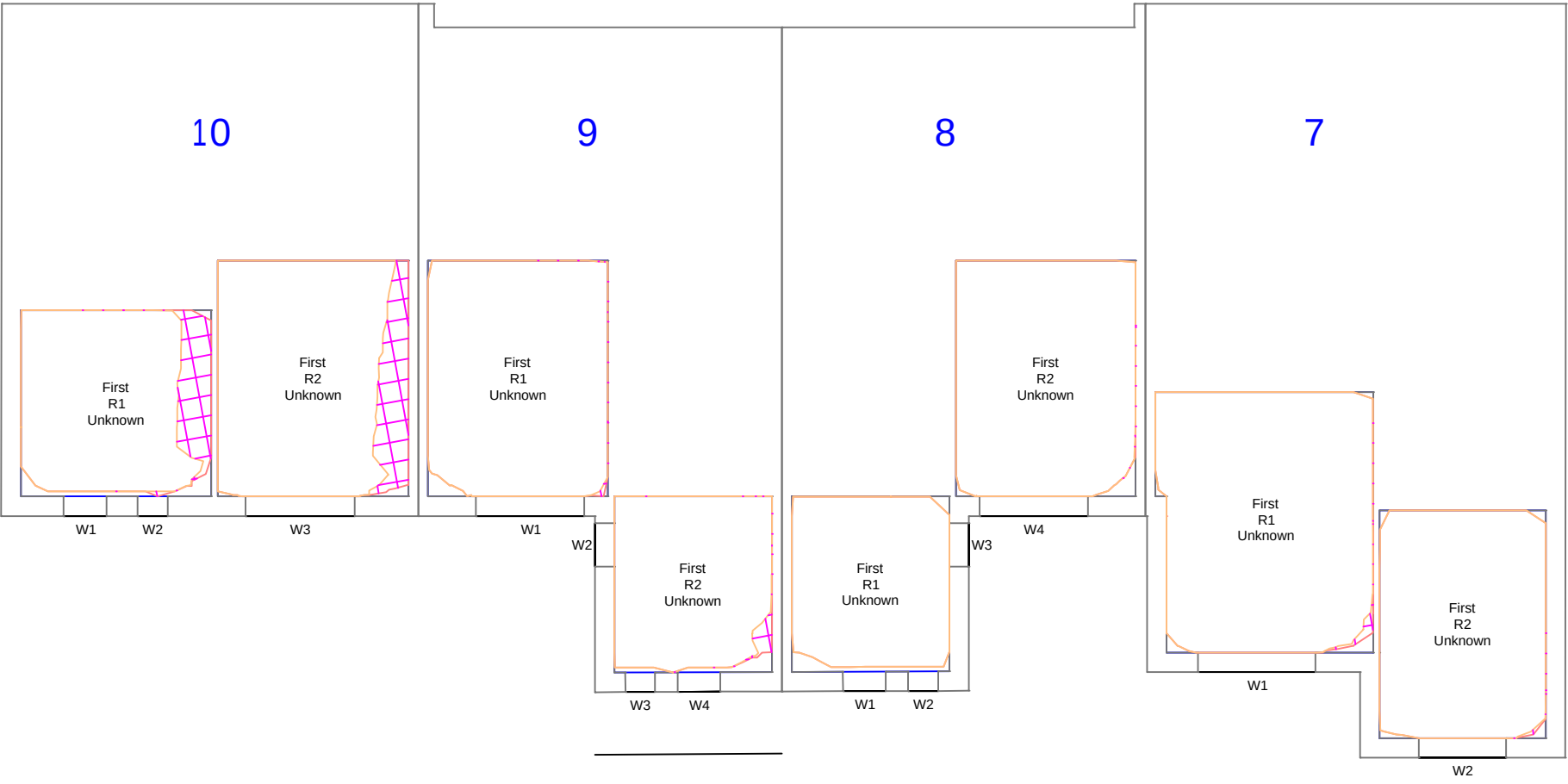
Proposed scheme massing - "LRW_8337_SKP
Proposed Scheme Options (P25).dwg"

7-10 Fire Station Yard
Ground Floor



1:100

7-10 Fire Station Yard
First Floor



1:100

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Daylight Distribution

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1:100	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-08	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend

	Existing
	Proposed

All heights in m AOD

DD Legend

	Room Area (Measured Layout)
	Existing NoSky Area
	Proposed NoSky Area
	Area of Loss/Gain

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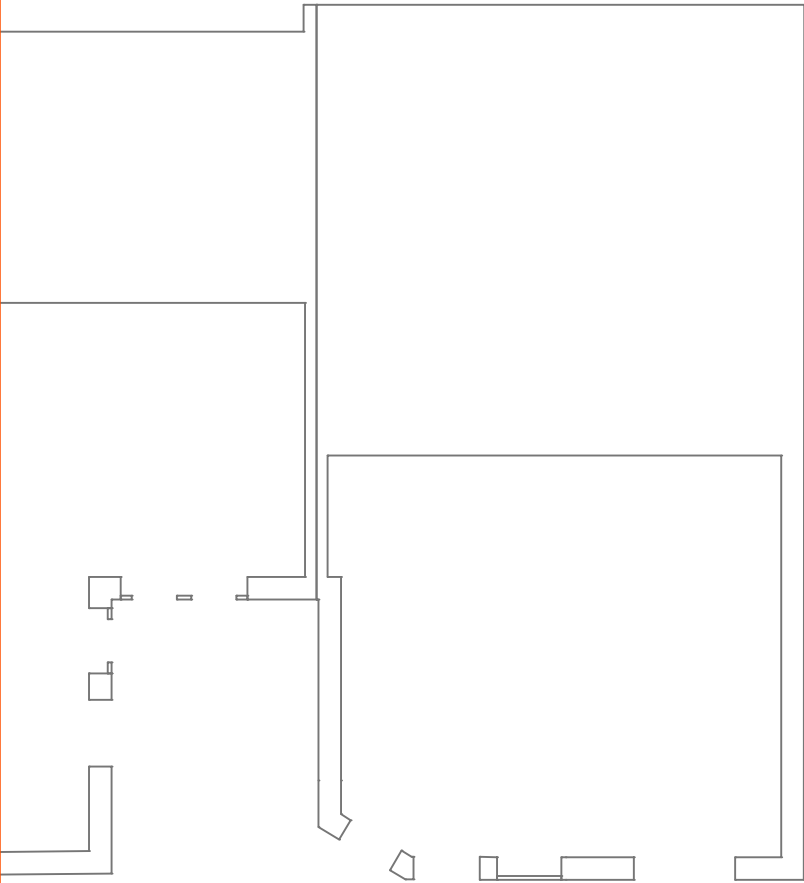
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Proposed Model

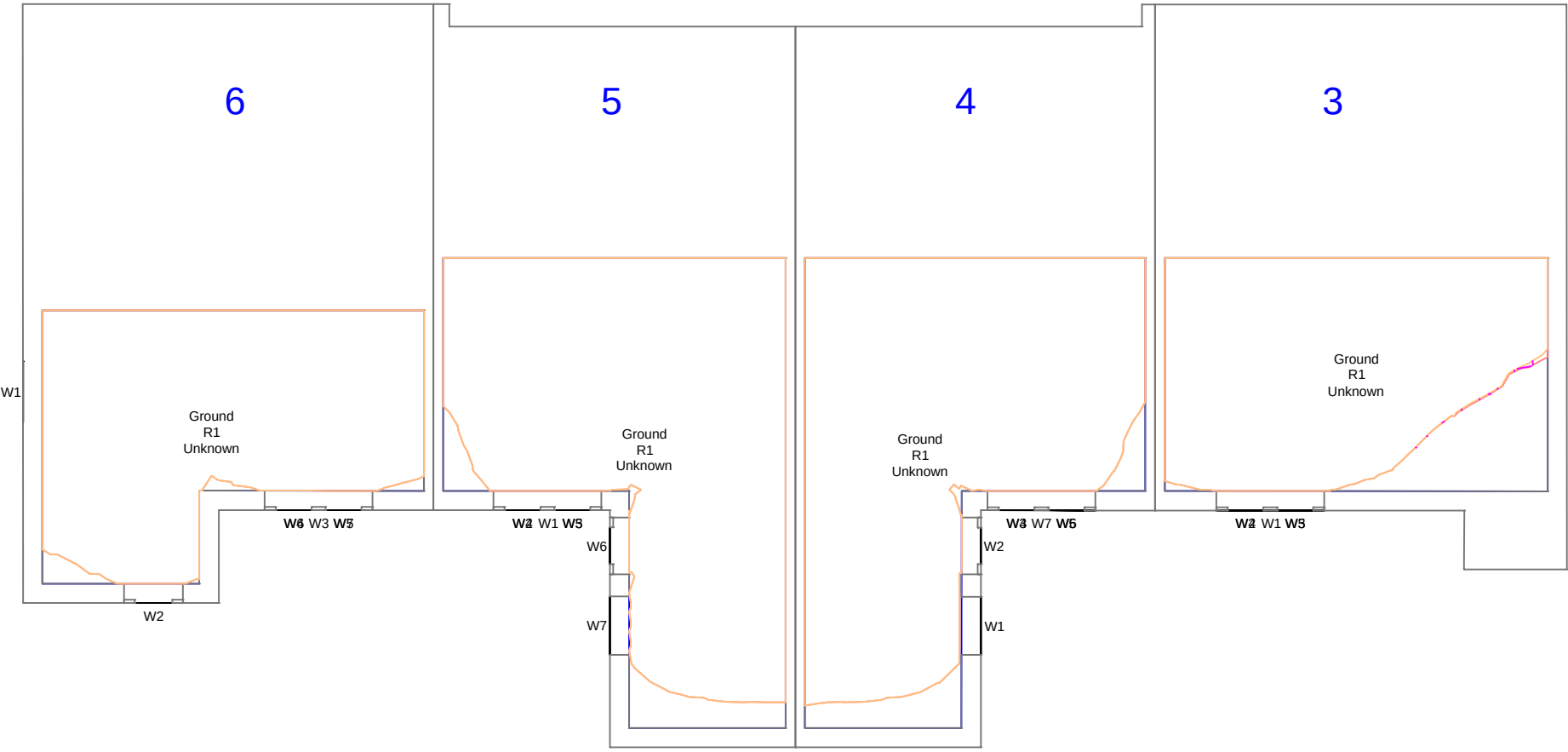
Proposed scheme massing - "LRW_8337_SKP
Proposed Scheme Options (P25).dwg"

3-6 Fire Station Yard

Ground Floor

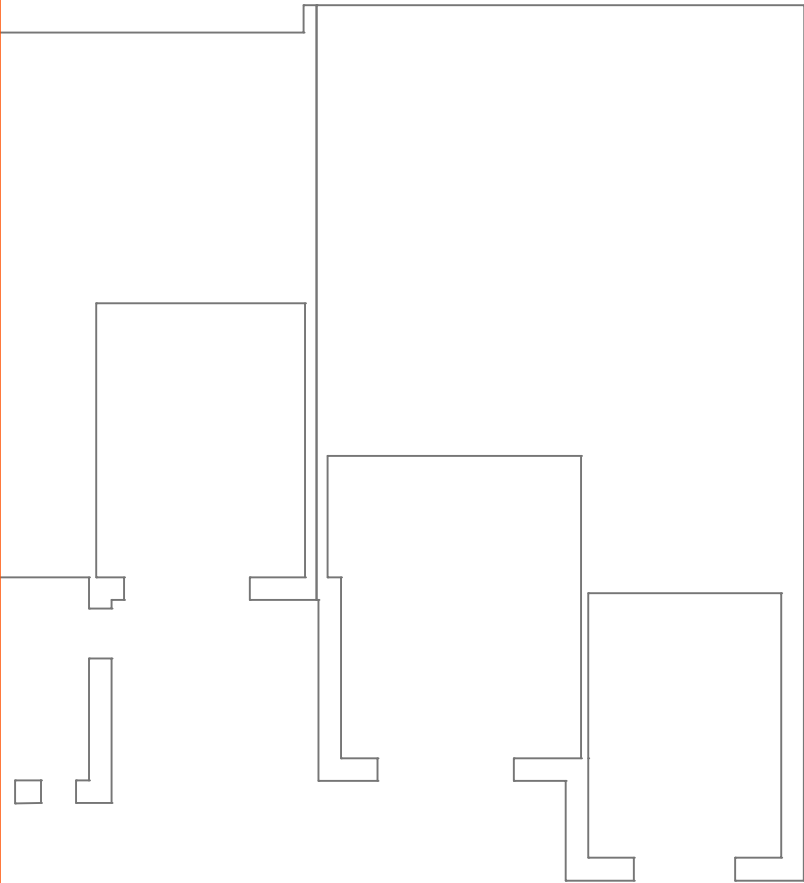


1:100

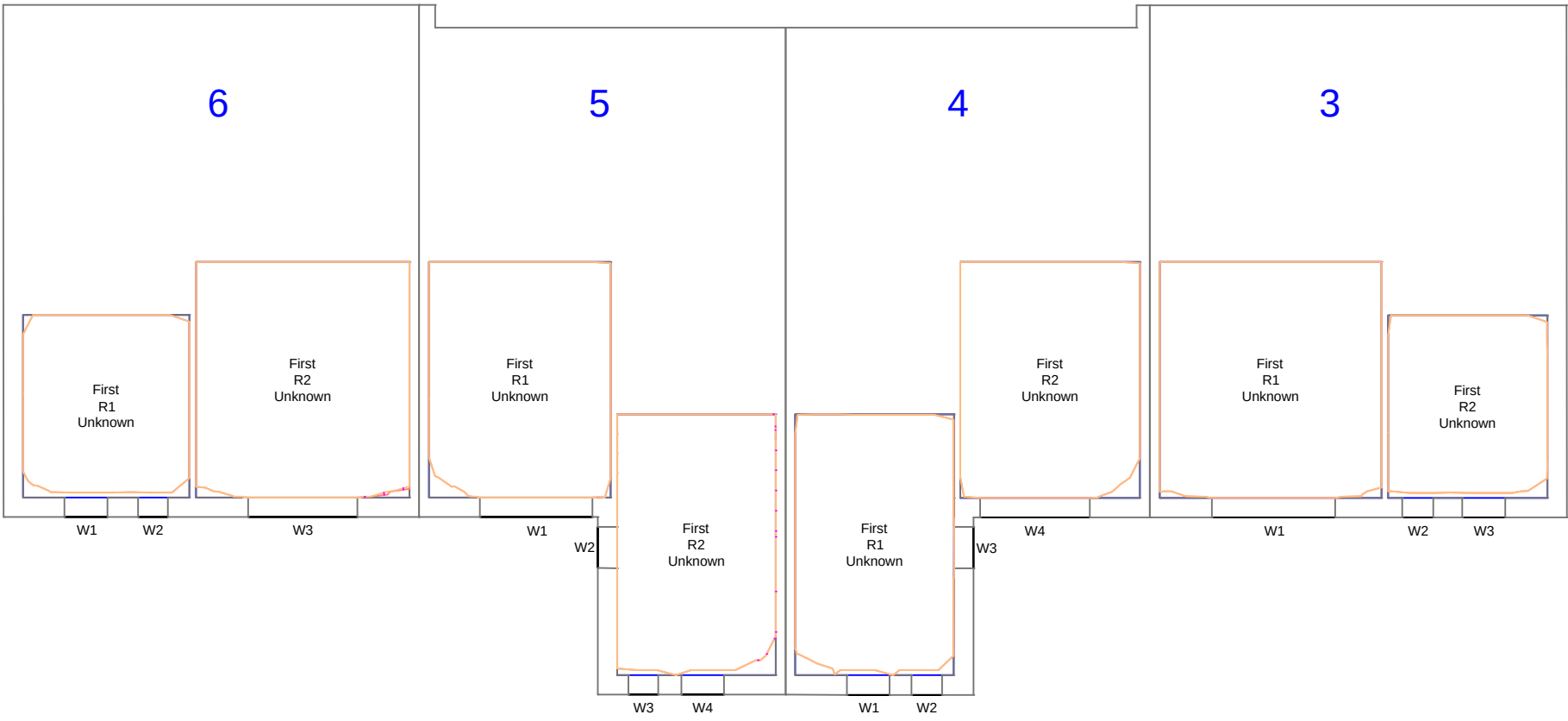


3-6 Fire Station Yard

First Floor



1:100



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Rochdale Development Agency

PROJECT:
Station Road
Rochdale

DRAWING TITLE:
Contour Plots
Daylight Distribution

SCALE @ A2:	DATE:	DRAWN:	PRX
1:100	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-09	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend

Existing

Proposed

All heights in m AOD

DD Legend

Room Area (Measured Layout)

Existing NoSky Area

Proposed NoSky Area

Area of Loss/Gain

NOTES:

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Proposed Model

Proposed scheme massing - "LRW_8337_SKP
Proposed Scheme Options (P25).dwg"

48-50 Richard Street
Ground Floor

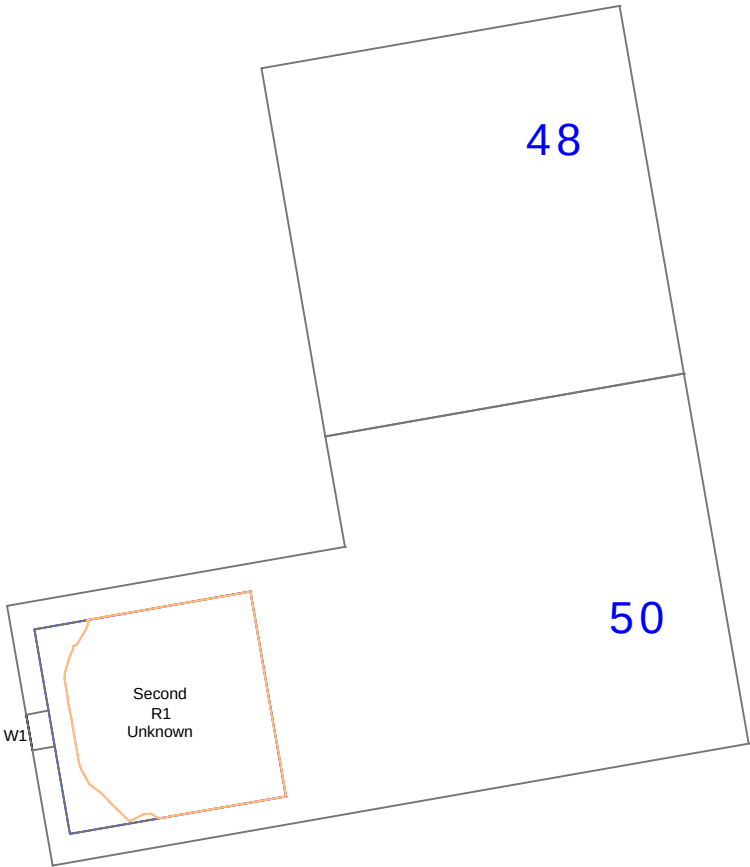


1:100

48-50 Richard Street
First Floor



48-50 Richard Street
Second Floor



1:100

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CLIENT:
Rochdale Development Agency

PROJECT:
Station Road
Rochdale

DRAWING TITLE:
2 Hour Time in Sun
Amenity

SCALE @ A2: NTS	DATE: 12.10.2023	DRAWN: PRX	CHECKED: DMH
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DRAWING NUMBER: 2140a_MA-10	REV: 01
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REV: 01	NOTES: Updated proposal + full analysis	DRWN: DH	DATE: 12/10
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Massing Legend

Existing
Proposed
All heights in m AOD

Amenity Legend

Area analysed
Area with more than 2
Hours direct sunlight
Area with less than 2 Hours
direct sunlight
Percentage of area with
more than 2 Hours direct
sunlight
%

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Proposed Model

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Proposed Scheme Options (P25).dwg"

Fire Station Yard
Existing Time in Sun



Fire Station Yard
Proposed Time in Sun



Project Name: Station Road, Rochdale Project No.: 2140a Report Title: Daylight & Sunlight - Neighbour Analysis Date of Analysis: 06/10/2023																															
Floor Ref.	Room Ref.	Room Attribute	Property Type	Room Use.	Window Ref.	Window Attribute	VSC Existing	VSC Proposed	VSC Lost	Pr/Ex	Meets BRE Criteria	Window Orientation	Annual Existing	Annual Proposed	Pr/Ex	Meets BRE Criteria	Winter Existing	Winter Proposed	Pr/Ex	Meets BRE Criteria	Total Suns per Room Annual Existing	Total Suns per Room Annual Proposed	Annual Suns Lost	Annual Pr/Ex	Meets BRE Criteria	Total Suns per Room Winter Existing	Total Suns per Room Winter Proposed	Winter Suns Lost	Winter Pr/Ex	Meets BRE Criteria	
10 Fire Yard Station																															
Ground	R1	Residential	Unknown	W1			27.52	20.51	7.01	0.75	NO	236°	58.00	31.00	0.53	YES	16.00	0.00	0.00	NO	85.00	62.00	23.00	0.73	YES	22.00	5.00	17.00	0.23	YES	
				W2			32.23	20.43	11.80	0.63	NO	146°	70.00	40.00	0.57	YES	22.00	5.00	0.23	YES											
				W3			32.69	23.50	9.19	0.72	NO	145°	65.00	44.00	0.68	YES	19.00	5.00	0.26	YES											
				W4			27.78	21.64	6.14	0.78	NO	145°	51.00	37.00	0.73	YES	14.00	5.00	0.36	YES											
				W5			25.11	19.57	5.54	0.78	NO	145°	44.00	30.00	0.68	YES	14.00	5.00	0.36	YES											
				W6			27.37	20.18	7.19	0.74	NO	145°	52.00	36.00	0.69	YES	16.00	5.00	0.31	YES											
				W7			30.20	22.04	8.16	0.73	NO	145°	58.00	40.00	0.69	YES	17.00	5.00	0.29	YES											
							28.99	21.12		0.73																					
First	R1	Residential	Unknown	W1			31.76	19.32	12.44	0.61	NO	145°	72.00	48.00	0.67	YES	24.00	7.00	0.29	YES	72.00	48.00	24.00	0.67	YES	24.00	7.00	17.00	0.29	YES	
				W2			31.73	20.06	11.67	0.63	NO	145°	72.00	48.00	0.67	YES	24.00	7.00	0.29	YES											
	R2	Residential	Unknown	W3			31.75	19.69		0.62											69.00	49.00	20.00	0.71	YES	23.00	6.00	17.00	0.26	YES	
							33.56	23.38	10.18	0.70	NO	145°	69.00	49.00	0.71	YES	23.00	6.00	0.26	YES											
9 Fire Yard Station																															
Ground	R1	Residential	Unknown	W1			24.01	15.69	8.32	0.65	NO	145°	53.00	36.00	0.68	YES	21.00	6.00	0.29	YES	57.00	40.00	17.00	0.70	YES	21.00	6.00	15.00	0.29	YES	
				W2			24.73	16.50	8.23	0.67	NO	145°	56.00	36.00	0.64	YES	21.00	6.00	0.29	YES											
				W3			21.93	15.14	6.79	0.69	NO	145°	52.00	34.00	0.65	YES	17.00	6.00	0.35	YES											
				W4			20.34	12.49	7.85	0.61	NO	145°	51.00	32.00	0.63	YES	20.00	5.00	0.25	YES											
				W5			18.94	11.70	7.24	0.62	NO	145°	51.00	30.00	0.59	YES	20.00	5.00	0.25	YES											
											21.99	14.30		0.65																	
				W6			17.62	9.32	8.30	0.53	NO	235°	48.00	30.00	0.63	YES	18.00	5.00	0.28	YES	55.00	35.00	20.00	0.64	YES	20.00	5.00	15.00	0.25	YES	
							22.76	13.72	9.04	0.60	NO	235°	55.00	35.00	0.64	YES	20.00	5.00	0.25	YES											
							20.19	11.52		0.63																					
First	R1	Residential	Unknown	W1			26.58	18.48	8.10	0.70	NO	145°	58.00	44.00	0.76	YES	22.00	9.00	0.41	YES	58.00	44.00	14.00	0.76	YES	22.00	9.00	13.00	0.41	YES	
				W2			19.02	10.71	8.31	0.56	NO	235°	47.00	32.00	0.68	YES	19.00	5.00	0.26	YES	79.00	65.00	14.00	0.82	YES	25.00	12.00	13.00	0.48	YES	
	R2	Residential	Unknown	W3			32.22	24.74	7.48	0.77	NO	145°	74.00	56.00	0.76	YES	25.00	11.00	0.44	YES											
				W4			32.05	25.14	6.91	0.78	NO	145°	73.00	56.00	0.77	YES	24.00	11.00	0.46	YES											
							27.76	20.20		0.70																					
8 Fire Yard Station																															
Ground	R1	Residential	Unknown	W1			8.12	8.12	0.00	1.00	YES	55°N	19.00	19.00	1.00	YES	4.00	4.00	1.00	YES	40.00	40.00	0.00	1.00	YES	11.00	11.00	0.00	1.00	YES	
				W2			16.43	16.43	0.00	1.00	YES	145°	25.00	25.00	1.00	YES	9.00	9.00	1.00	YES											
				W3			13.73	13.73	0.00	1.00	YES	145°	20.00	20.00	1.00	YES	5.00	5.00	1.00	YES											
				W4			15.02	15.02	0.00	1.00	YES	145°	28.00	28.00	1.00	YES	11.00	11.00	1.00	YES											
				W5			12.53	12.53	0.00	1.00	YES	145°	18.00	18.00	1.00	YES	4.00	4.00	1.00	YES											
				W6			13.48	13.48	0.00	1.00	YES	145°	26.00	26.00	1.00	YES	10.00	10.00	1.00	YES											
				W7			14.43	14.43	0.00	1.00	YES	55°N	24.00	24.00	1.00	YES	4.00	4.00	1.00	YES											
First	R1	Residential	Unknown	W1			31.93	26.27	5.66	0.82	YES	145°	73.00	58.00	0.79	YES	25.00	11.00	0.44	YES	73.00	58.00	15.00	0.79	YES	25.00	11.00	14.00	0.44	YES	
				W2			31.98	26.71	5.27	0.84	YES	145°	73.00	58.00	0.79	YES	25.00	11.00	0.44	YES											
				W3			15.05	15.05	0.00	1.00	YES	55°N	19.00	19.00	1.00	YES	3.00	3.00	1.00	YES											
R2	Residential	Unknown	W4			22.50	22.50	0.00	1.00	YES	145°	41.00	41.00	1.00	YES	10.00	10.00	1.00	YES	41.00	41.00	0.00	1.00	YES	10.00	10.00	0.00	1.00	YES		
7 Fire Yard Station																															
Ground	R1	Residential	Unknown	W1			31.48	24.58	6.90	0.78	NO	177°	72.00	58.00	0.81	YES	23.00	10.00	0.43	YES	77.00	68.00	9.00	0.88	YES	25.00	16.00	9.00	0.64	YES	
				W2			32.07	28.43	3.64	0.89	YES	146°	73.00	61.00	0.84	YES	23.00	11.00	0.48	YES											
				W3			32.78	29.89	2.89	0.91	YES	145°	74.00	65.00	0.88	YES	24.00	15.00	0.63	YES											
										0.86																					
First	R1	Residential	Unknown	W1			30.33	26.73	3.60	0.88	YES	145°	67.00	58.00	0.87	YES	25.00	16.00	0.64	YES	67.00	58.00	9.00	0.87	YES	25.00	16.00	9.00	0.64	YES	
				R2	Residential	Unknown	W2			32.48	29.68	2.80	0.91	YES	145°	75.00	67.00	0.89	YES	26.00	18.00	0.69	YES	75.00	67.00	8.00	0.89	YES	26.00	18.00	8.00
6 Fire Yard Station																															
Ground	R1	Residential	Unknown	W1			12.24	12.24	0.00	1.00	YES	235°	25.00	25.00	1.00	YES	6.00	6.00	1.00	YES	71.00	68.00	3.00	0.96	YES	21.00	18.00	3.00	0.86	YES	
				W2			30.89	29.56	1.33	0.96	YES	145°	63.00	59.00	0.94	YES	16.00	12.00	0.75	YES											
				W3			31.22	30.86	0.36	0.99	YES	145°	63.00	63.00	1.00	YES	17.00	17.00	1.00	YES											
				W4			26.71	26.71	0.00	1.00	YES	145°	50.00	50.00	1.00	YES	13.00	13.00	1.00	YES											
				W5			26.97	28.69	0.28	0.99	YES	145°	57.00	56.00	0.98	YES	15.00	14.00	0.83	YES											
				W6			23.30	23.30	0.00	1.00	YES	145°	40.00	40.00	1.00	YES	11.00	11.00	1.00	YES											
				W7			24.39	24.09	0.30	0.99	YES	145°	45.00	44.00	0.98	YES	13.00	12.00	0.92	YES											
First	R1	Residential	Unknown	W1			31.27	30.32	0.95	0.97	YES	145°	70.00	68.00	0.97	YES	22.00	20.00	0.91	YES	72.00	68.00	4.00	0.94	YES	24.00	20.00	4.00	0.83	YES	
				W2			31.59	30.39	1.20	0.96	YES	145°	72.00	68.00	0.94	YES	24.00	20.00	0.83	YES											
	R2	Residential	Unknown	W3			33.15	31.83	1.32	0.96	YES	145°	71.00	67.00	0.94	YES	25.00	21.00	0.84	YES	71.00	67.00	4.00	0.94	YES	25.00	21.00	4.00	0.84	YES	
5 Fire Yard Station																															
Ground	R1	Residential	Unknown	W1			22.34	21.19	1.15	0.95	YES	145°	52.00	48.00	0.92	YES	20.00	16.00	0.80	YES	64.00	59.00	5.00	0.92	YES	21.00	16.00	5.00	0.76	YES	
				W2			23.07	22.04	1.03	0.96	YES	145°	55.00	50.00	0.95	YES	19.00	16.00	0.84	YES											
				W3			18.93	17.84	1.09	0.94	YES	145°	50.00	47.00	0.94	YES	18.00	15.00	0.83	YES											
				W4			18.02	18.02	0.00	1.00	YES	145°	41.00	41.00	1.00	YES	8.00	8.00	1.00	YES											
				W5			16.31	16.27	0.04	1.00	YES	145°	42.00	42.00	1.00	YES	11.00	11.00	1.00	YES											
				W6			17.59	15.27	2.32	0.87	YES	235°	47.00	43.00	0.91	YES	17.00	13.00	0.76	YES											
				W7			23.03	20.24	2.79	0.88	YES	235°	52.00	47.00	0.90	YES	17.00	12.00	0.71	YES											
First	R1	Residential	Unknown	W1			25.36	24.17	1.19	0.95	YES	145°	56.00	53.00	0.95	YES	22.00	19.00	0.86	YES	56.00	53.00	3.00	0.95	YES	22.00	19.00	3.00	0.86	YES	
				W2			19.90	17.2																							

Project Name: Station Road, Rochdale Project No.: 2140a Report Title: Daylight & Sunlight - Neighbour Analysis Date of Analysis: 06/10/2023																															
Floor Ref.	Room Ref.	Room Attribute	Property Type	Room Use.	Window Ref.	Window Attribute	VSC Existing	VSC Proposed	VSC Lost	Pri/Ex	Meets BRE Criteria	Window Orientation	Annual Existing	Annual Proposed	Pri/Ex	Meets BRE Criteria	Winter Existing	Winter Proposed	Pri/Ex	Meets BRE Criteria	Total Suns per Room Annual Existing	Total Suns per Room Annual Proposed	Annual Suns Lost	Annual Pri/Ex	Meets BRE Criteria	Total Suns per Room Winter Existing	Total Suns per Room Winter Proposed	Winter Suns Lost	Winter Pri/Ex	Meets BRE Criteria	
					W6 W7		20.36 23.35	20.36 23.35	0.00 0.00	1.00 1.00	YES YES	145° 145°	33.00 36.00	33.00 36.00	1.00 1.00	YES YES	9.00 10.00	9.00 10.00	1.00 1.00	YES YES											
First	R1		Residential	Unknown	W1		32.21	31.38	0.83	0.97	YES	145°	76.00	73.00	0.96	YES	28.00	25.00	0.89	YES	76.00	73.00	3.00	0.96	YES	28.00	25.00	3.00	0.89	YES	
					W2		32.36	31.56	0.80	0.98	YES	145°	76.00	73.00	0.96	YES	28.00	25.00	0.89	YES											
					W3		19.70	19.70	0.00	1.00	YES	55°N	25.00	25.00	1.00	YES	5.00	5.00	1.00	YES											
	R2		Residential	Unknown	W4		26.15	26.15	0.00	1.00	YES	145°	48.00	48.00	1.00	YES	10.00	10.00	1.00	YES	48.00	48.00	0.00	1.00	YES	10.00	10.00	0.00	1.00	YES	
3 Fire Yard Station																															
Ground	R1		Residential	Unknown	W1		33.20	33.19	0.01	1.00	YES	145°	65.00	65.00	1.00	YES	20.00	20.00	1.00	YES	68.00	68.00	0.00	1.00	YES	22.00	22.00	0.00	1.00	YES	
					W2		31.32	31.32	0.00	1.00	YES	145°	61.00	61.00	1.00	YES	17.00	17.00	1.00	YES											
					W3		32.05	32.05	0.00	1.00	YES	145°	63.00	63.00	1.00	YES	18.00	18.00	1.00	YES											
					W4		28.82	28.82	0.00	1.00	YES	145°	55.00	55.00	1.00	YES	13.00	13.00	1.00	YES											
					W5		29.68	29.68	0.00	1.00	YES	145°	57.00	57.00	1.00	YES	14.00	14.00	1.00	YES											
First	R1		Residential	Unknown	W1		33.74	33.65	0.09	1.00	YES	145°	72.00	72.00	1.00	YES	24.00	24.00	1.00	YES	72.00	72.00	0.00	1.00	YES	24.00	24.00	0.00	1.00	YES	
	R2		Residential	Unknown	W2 W3		32.47 32.53	32.07 32.09	0.40 0.44	0.99 0.99	YES YES	145° 145°	72.00 72.00	72.00 72.00	1.00 1.00	YES YES	25.00 25.00	25.00 25.00	1.00 1.00	YES YES	72.00	72.00	0.00	1.00	YES	25.00	25.00	0.00	1.00	YES	
48 Richard Street																															
Ground	R1		Residential	Unknown	W1		21.14	21.14	0.00	1.00	YES	316°N	16.00	16.00	1.00	YES	1.00	1.00	1.00	YES	59.00	58.00	1.00	0.98	YES	15.00	14.00	1.00	0.93	YES	
					W2		29.49	28.79	0.70	0.98	YES	226°	55.00	55.00	1.00	YES	13.00	13.00	1.00	YES											
					W3		25.17	24.13	1.04	0.96	YES	226°	35.00	34.00	0.97	YES	7.00	6.00	0.86	YES											
First	R1		Residential	Unknown	W1 W2		28.85 28.65	27.99 27.69	0.86 0.96	0.97 0.97	YES YES	226° 226°	66.00 63.00	65.00 61.00	0.98 0.97	YES YES	20.00 19.00	19.00 17.00	0.95 0.89	YES YES	68.00	66.00	2.00	0.97	YES	22.00	20.00	2.00	0.91	YES	
	R2		Residential	Unknown	W3		28.86	27.80	1.06	0.96	YES	226°	58.00	56.00	0.97	YES	13.00	11.00	0.85	YES	58.00	56.00	2.00	0.97	YES	13.00	11.00	2.00	0.85	YES	
50 Richard Street																															
Ground	R1		Residential	Unknown	W1		31.30	30.05	1.25	0.96	YES	226°	60.00	57.00	0.95	YES	17.00	14.00	0.82	YES	63.00	60.00	3.00	0.95	YES	17.00	14.00	3.00	0.82	YES	
					W2		19.73	19.69	0.04	1.00	YES	316°N	21.00	19.00	0.90	YES	3.00	1.00	0.33	YES											
					W3		25.67	24.51	1.16	0.95	YES	226°	40.00	38.00	0.95	YES	6.00	4.00	0.67	YES											
First	R1		Residential	Unknown	W1		36.16	35.00	1.16	0.97	YES	226°	75.00	72.00	0.96	YES	25.00	22.00	0.88	YES	75.00	72.00	3.00	0.96	YES	25.00	22.00	3.00	0.88	YES	
	R2		Residential	Unknown	W2		36.34	35.21	1.13	0.97	YES	226°	73.00	70.00	0.96	YES	25.00	22.00	0.88	YES	73.00	70.00	3.00	0.96	YES	25.00	22.00	3.00	0.88	YES	
Second	R1		Residential	Unknown	W1		37.86	36.86	1.00	0.97	YES	226°	75.00	72.00	0.96	YES	25.00	22.00	0.88	YES	75.00	72.00	3.00	0.96	YES	25.00	22.00	3.00	0.88	YES	

Proximity

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Tel: 0161 444 3950

CLIENT:
Rochdale Development Agency

PROJECT:
Station Road
Rochdale

DRAWING TITLE:
Plan View
Existing Site

SCALE @ A2:	DATE:	DRAWN:	PRX
1:500	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-01	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend

	Existing
	Proposed

All heights in m AOD

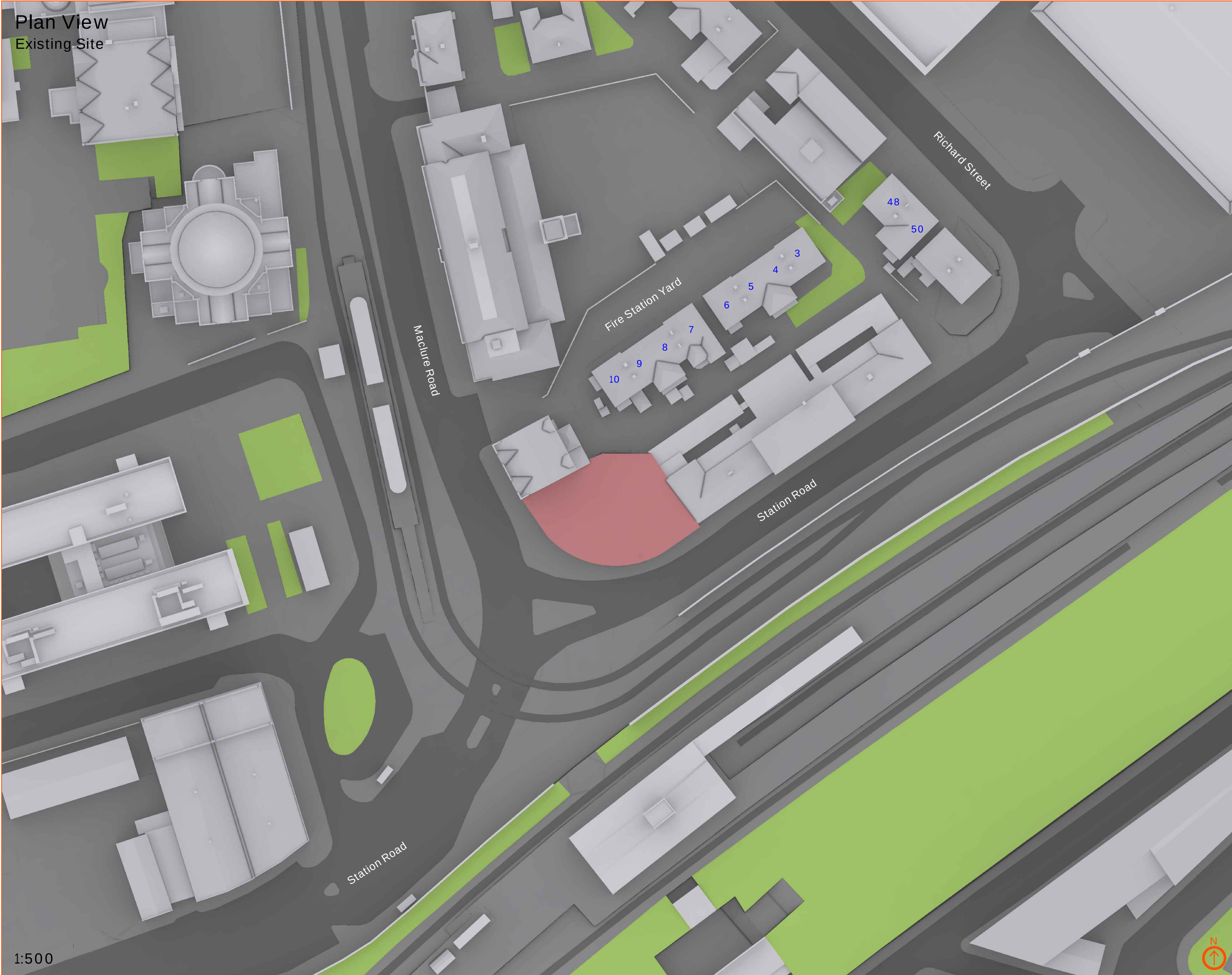
NOTES:

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Analysis
Produced using Waldram Tools
MBS Survey Software Ltd (www.mbs-software.co.uk)

Existing Model & Surrounding Model
Existing Site and Surrounding neighbours
modelled from point cloud survey data produced
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Neighbouring Buildings internal room layouts,
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Proposed Model
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Proposed Scheme Options (P25).dwg"



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Rochdale

DRAWING TITLE:
3D View 1
Existing Site

SCALE @ A2:	DATE:	DRAWN:	PRX
NTS	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-02	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend
Existing
Proposed
All heights in m AOD

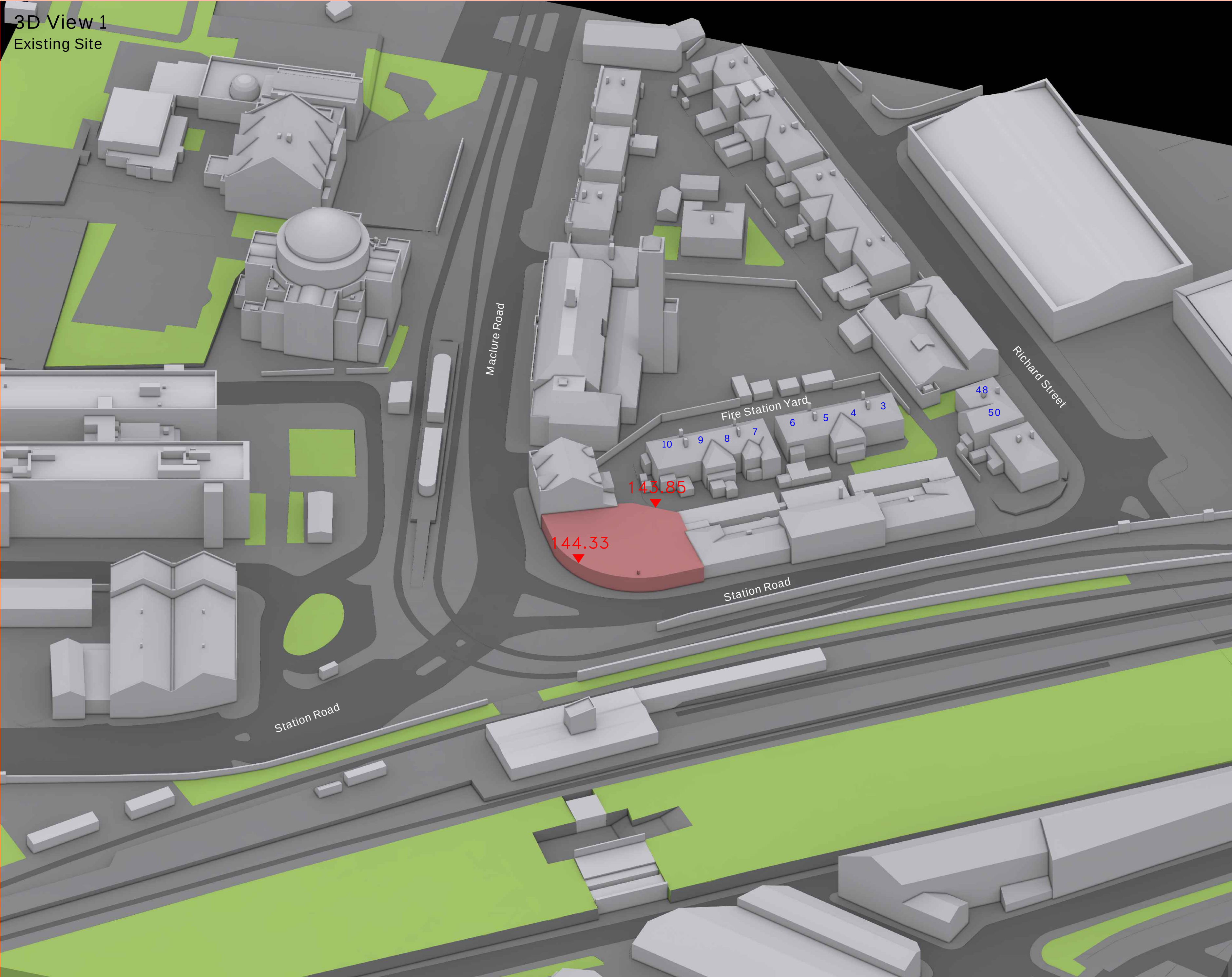
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PROJECT:
Station Road
Rochdale

DRAWING TITLE:
3D View 2
Existing Site

SCALE @ A2:	DATE:	DRAWN:	PRX
NTS	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-03	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend

Existing

Proposed

All heights in m AOD

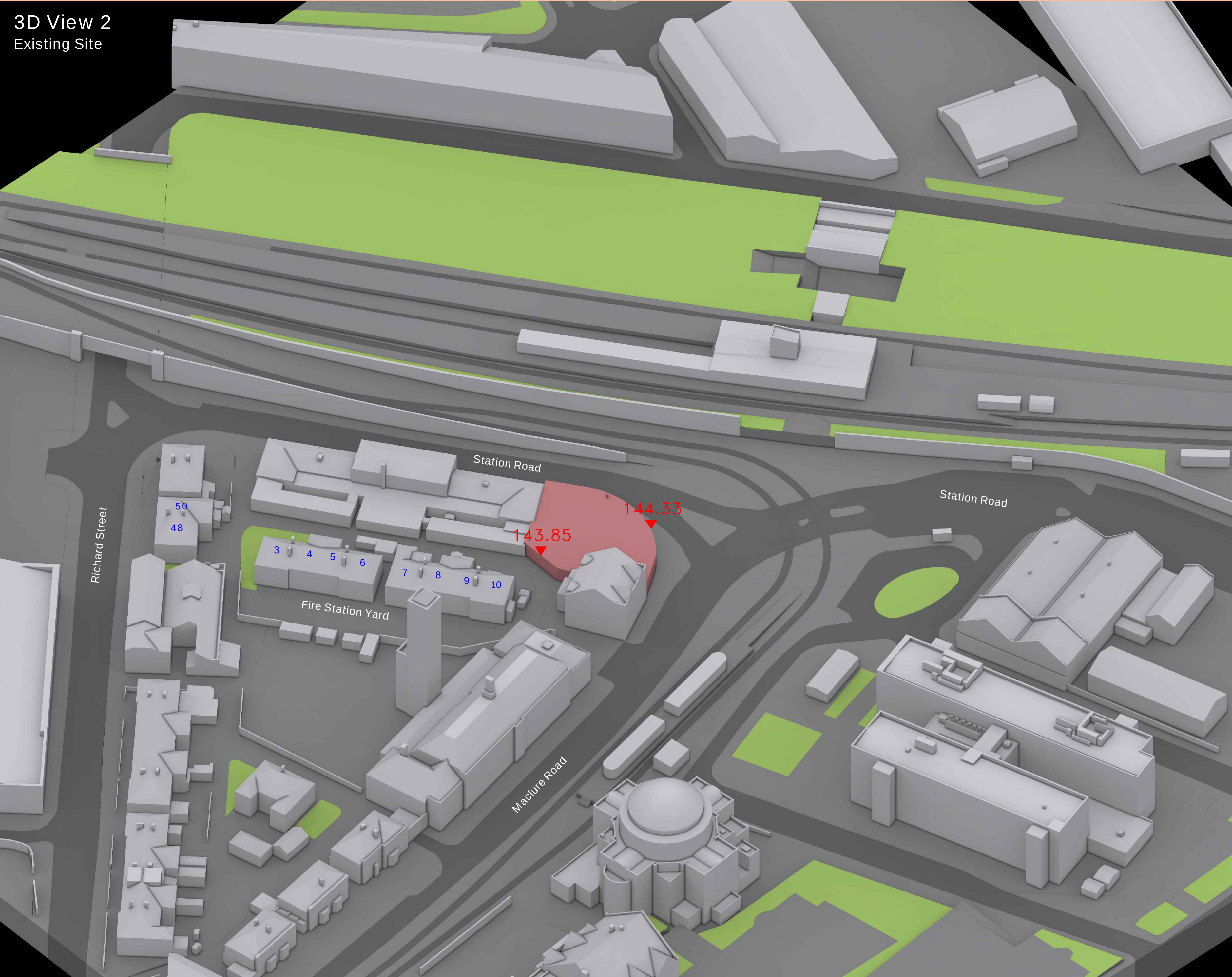
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Rochdale

DRAWING TITLE:
Plan View
Proposed Scheme

SCALE @ A2:	DATE:	DRAWN:	PRX
1:500	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-04	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend

	Existing
	Proposed

All heights in m AOD

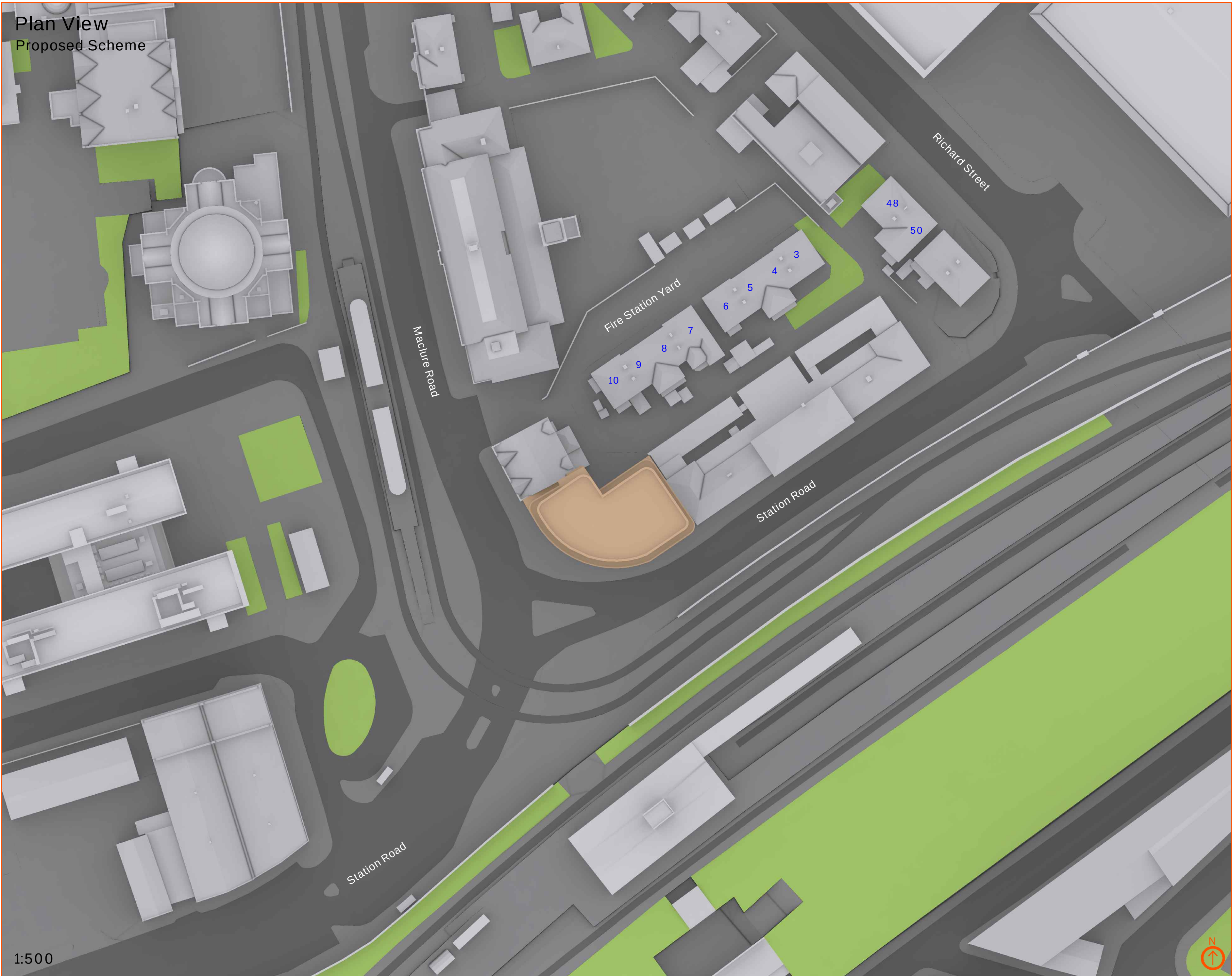
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PROJECT:
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Rochdale

DRAWING TITLE:
3D View 1
Proposed Scheme

SCALE @ A2:	DATE:	DRAWN:	PRX
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2140a_MA-05	01

REV:	NOTES:	DRWN:	DATE:
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Massing Legend
Existing
Proposed
All heights in m AOD

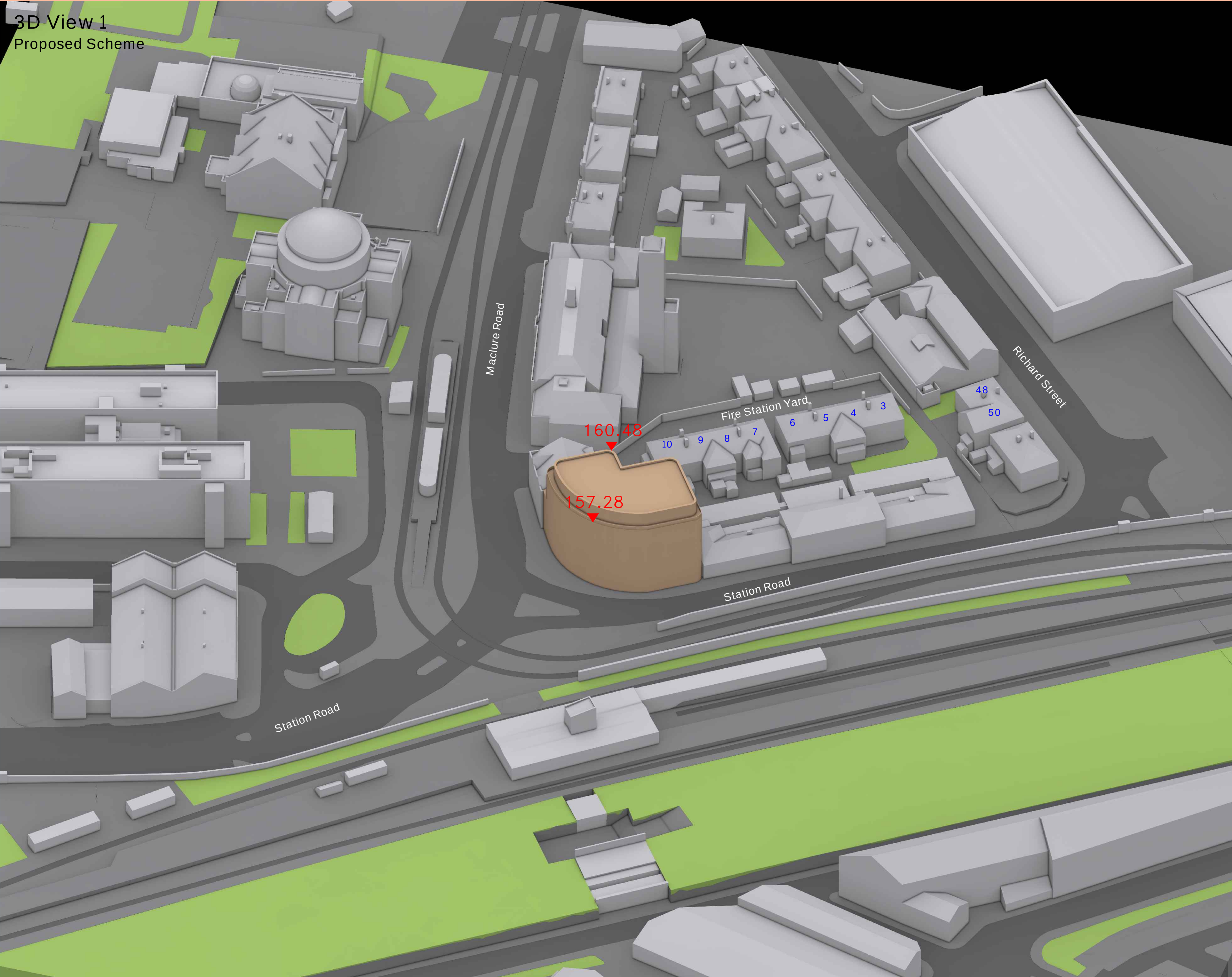
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PROJECT:
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Rochdale

DRAWING TITLE:
3D View 2
Proposed Scheme

SCALE @ A2:	DATE:	DRAWN:	PRX
NTS	12.10.2023	CHECKED:	DMH

DRAWING NUMBER:	REV:
2140a_MA-06	01

REV:	NOTES:	DRWN:	DATE:
01	Updated proposal + full analysis	DH	12/10

Massing Legend	
	Existing
	Proposed
All heights in m AOD	

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Proposed Scheme Options (P25).dwg"



Project Name: Station Road, Rochdale Project No.: 2140a Report Title: Daylight Distribution - Neighbour Analysis Date of Analysis: 06/10/2023													
Floor Ref.	Room Ref.	Room Attribute	Room Use.	Room Area m2	Room Area ft2	Lit Area m2 Existing	Lit Area ft2 Existing	Existing % lit	Lit Area m2 Proposed	Area Lost m2	Area Lost ft2	Pr/Ex	Meets BRE Criteria
10 Fire Yard Station													
Ground	R1		Unknown	20.54	221.13	20.20	217.43	0.98	19.24	0.96	10.37	0.95	YES
First	R1		Unknown	8.37	90.06	7.96	85.70	0.95	6.81	1.15	12.37	0.86	YES
	R2		Unknown	10.60	114.12	10.53	113.33	0.99	9.09	1.44	15.51	0.86	YES
9 Fire Yard Station													
Ground	R1		Unknown	11.46	123.37	11.00	118.41	0.96	10.84	0.16	1.73	0.99	YES
	R2		Unknown	11.62	125.07	9.55	102.75	0.82	6.75	2.80	30.14	0.71	NO
First	R1		Unknown	10.01	107.77	9.85	105.98	0.98	9.82	0.02	0.26	1.00	YES
	R2		Unknown	6.53	70.32	6.28	67.65	0.96	6.14	0.15	1.61	0.98	YES
8 Fire Yard Station													
Ground	R1		Unknown	27.94	300.79	24.17	260.20	0.87	24.17	0.00	0.00	1.00	YES
First	R1		Unknown	6.51	70.07	6.18	66.56	0.95	6.18	0.00	0.00	1.00	YES
	R2		Unknown	10.00	107.67	9.83	105.77	0.98	9.82	0.01	0.06	1.00	YES
7 Fire Yard Station													
Ground	R1		Unknown	30.96	333.23	30.84	332.01	1.00	30.84	0.00	0.02	1.00	YES
First	R1		Unknown	12.97	139.61	12.79	137.66	0.99	12.70	0.09	0.94	0.99	YES
	R2		Unknown	8.92	96.02	8.78	94.53	0.98	8.76	0.02	0.20	1.00	YES
6 Fire Yard Station													
Ground	R1		Unknown	20.13	216.66	19.63	211.32	0.98	19.63	0.00	0.00	1.00	YES
First	R1		Unknown	7.14	76.90	6.83	73.48	0.96	6.83	0.00	0.00	1.00	YES
	R2		Unknown	11.84	127.45	11.73	126.31	0.99	11.72	0.01	0.14	1.00	YES
5 Fire Yard Station													
Ground	R1		Unknown	28.18	303.33	26.38	283.98	0.94	26.38	0.00	0.00	1.00	YES
First	R1		Unknown	10.08	108.52	9.91	106.71	0.98	9.91	0.00	0.00	1.00	YES
	R2		Unknown	9.73	104.68	9.44	101.64	0.97	9.44	0.00	0.02	1.00	YES
4 Fire Yard Station													
Ground	R1		Unknown	28.08	302.22	26.26	282.64	0.94	26.26	0.00	0.00	1.00	YES
First	R1		Unknown	9.73	104.76	9.43	101.55	0.97	9.43	0.00	0.00	1.00	YES
	R2		Unknown	9.97	107.27	9.80	105.49	0.98	9.80	0.00	0.00	1.00	YES
3 Fire Yard Station													
Ground	R1		Unknown	21.54	231.83	18.18	195.69	0.84	18.13	0.05	0.55	1.00	YES
First	R1		Unknown	12.32	132.63	12.24	131.76	0.99	12.24	0.00	0.00	1.00	YES
	R2		Unknown	6.85	73.73	6.59	70.89	0.96	6.59	0.00	0.00	1.00	YES
48 Richard Street													
Ground	R1		Unknown	16.99	182.84	16.84	181.25	0.99	16.84	0.00	0.00	1.00	YES
First	R1		Unknown	4.18	45.02	3.96	42.67	0.95	3.96	0.00	0.00	1.00	YES
	R2		Unknown	12.08	130.08	11.81	127.13	0.98	11.81	0.00	0.00	1.00	YES
50 Richard Street													
Ground	R1		Unknown	26.61	286.44	26.50	285.22	1.00	26.35	0.15	1.62	0.99	YES
First	R1		Unknown	12.96	139.54	12.81	137.88	0.99	12.81	0.00	0.02	1.00	YES
	R2		Unknown	7.18	77.31	7.06	75.97	0.98	7.06	0.00	0.00	1.00	YES
Second	R1		Unknown	7.98	85.85	6.83	73.54	0.86	6.83	0.00	0.00	1.00	YES