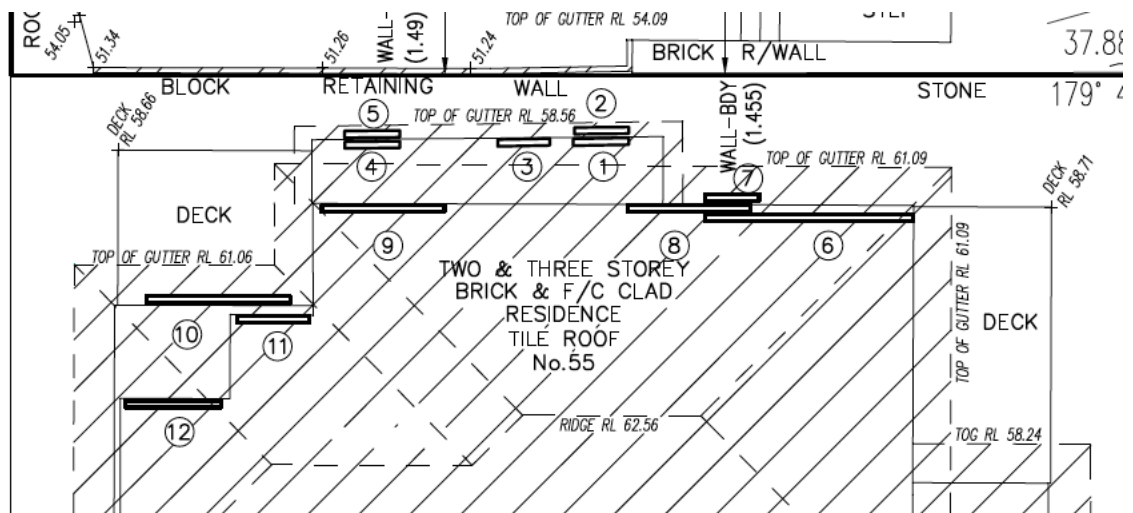


VIEW IMPACT ANALYSIS OF PROPOSED DEVELOPMENT AT 57 CUTLER RD FROM EXISTING WINDOWS OF 55 CUTLER ROAD

This model was built of the existing house at no 55 Cutler rd as well as the existing house at 57 Cutler rd and the proposed dwelling at 57 cutler rd. This model was created from the existing survey which documented all the existing window sill and head heights at 55 Cutler rd. The windows are itemised from 1-12 on the existing survey.



The model was completed with the existing residence of no 57 Cutler rd modelled in purple, and the proposed residence modelled in red. taken from the model below:

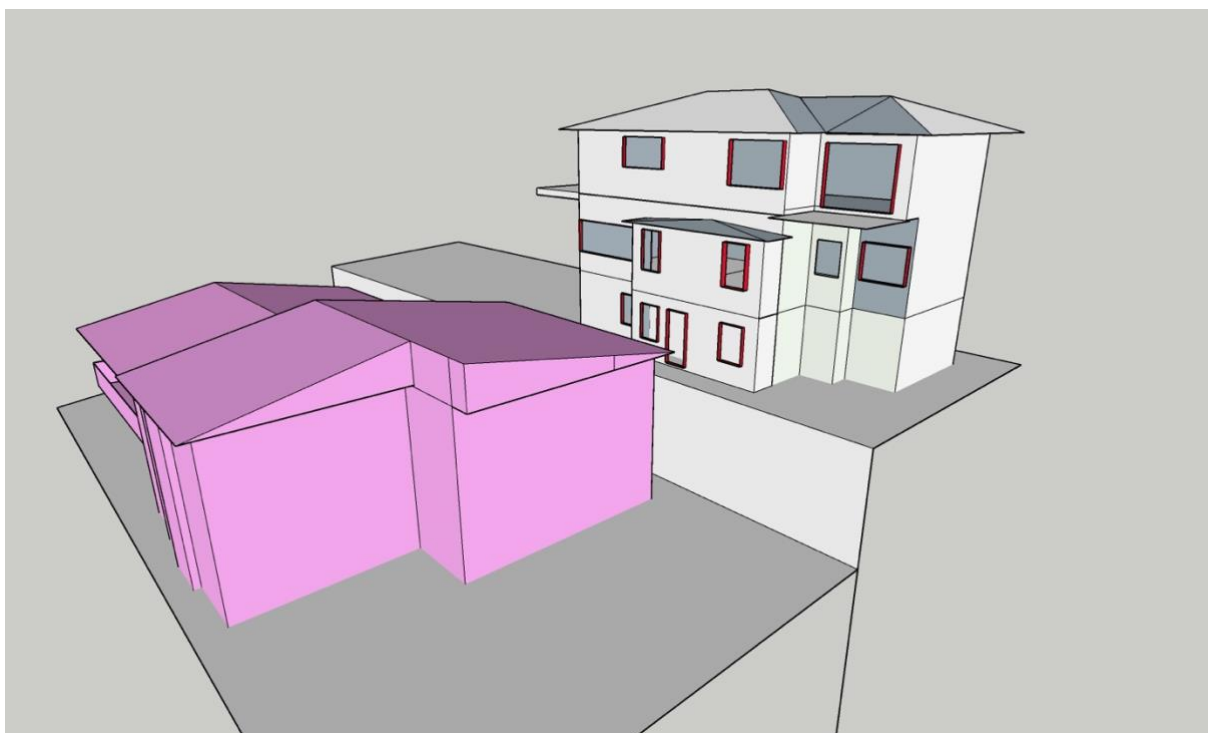


Figure 1: Existing residence shown in purple:

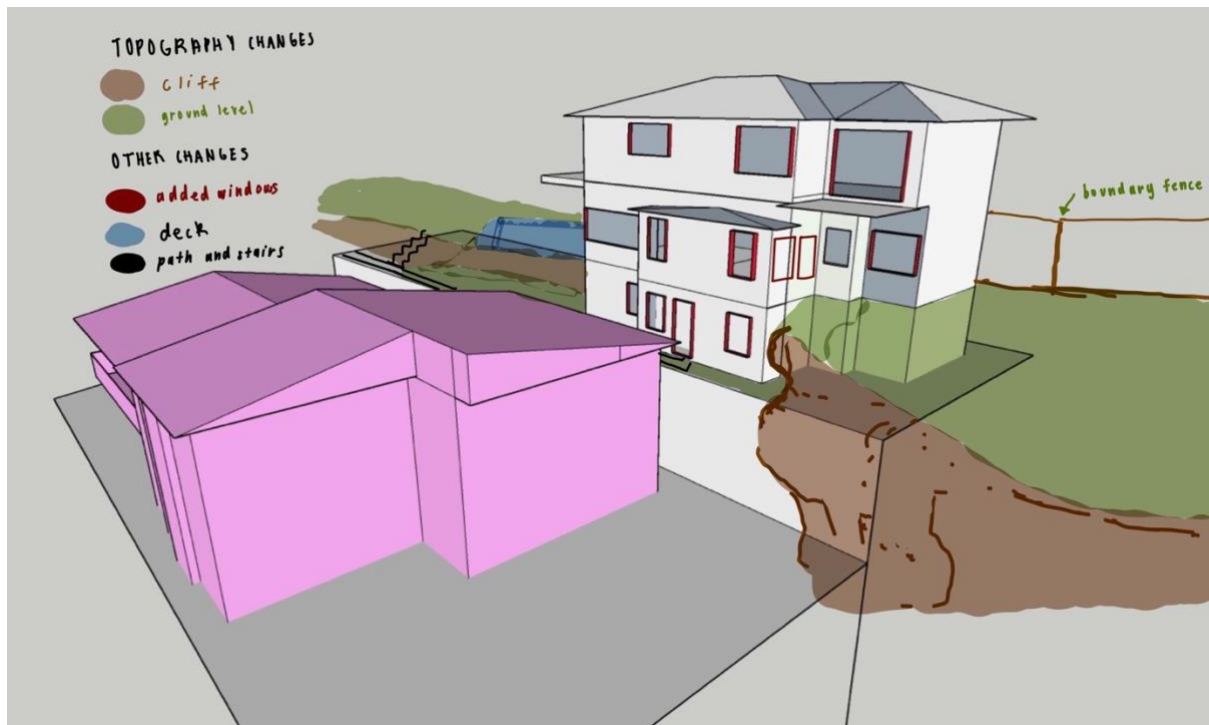


Figure 1a: Existing residence shown in purple:

Figure 1a describes the house in the context of the topography of the site. The house has two above ground stories + 1 subterranean foundation that is built around the sandstone cliff. The middle level of the house is the entry level from natural ground. It opens onto the front and rear gardens. This level is the principal living level of the house.

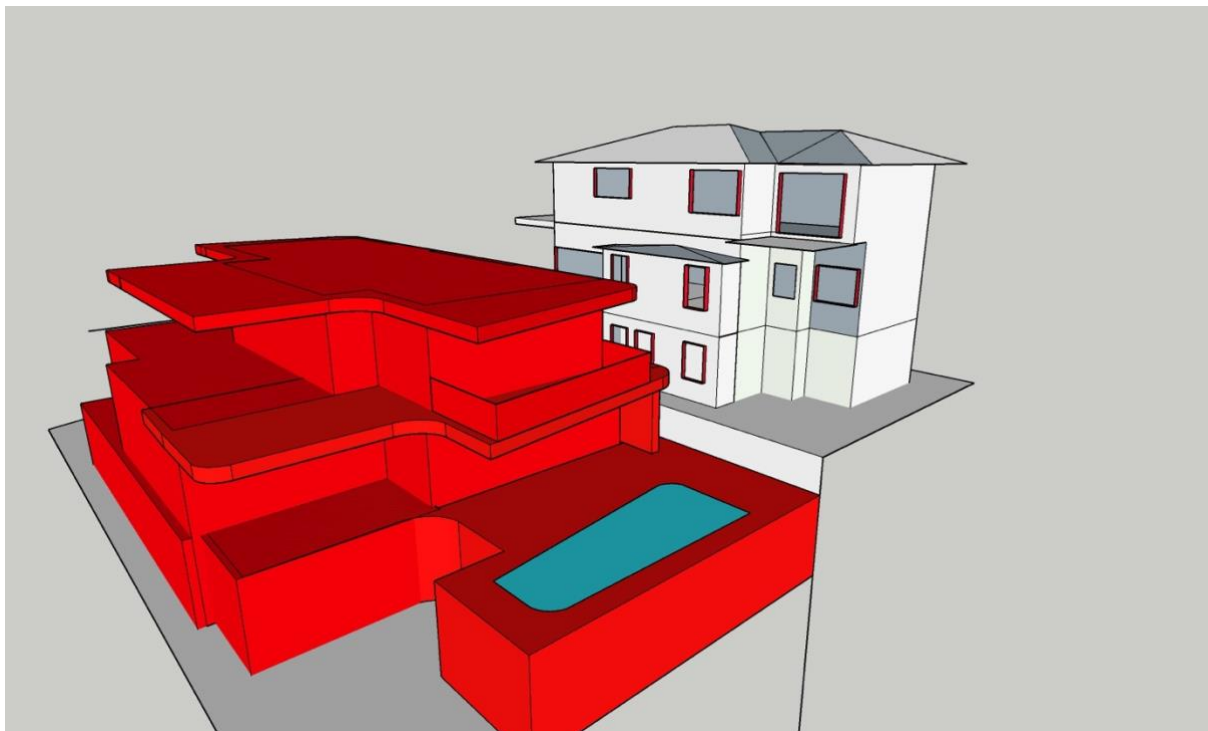


Figure 2: proposed residence shown in red

The primary living spaces of the residence of no 55 Cutler road are on the middle level. An analysis of the impacts of the proposed development at no 57 Cutler rd were carried out from the view points of windows of 6, 5 and 2, as per the below.

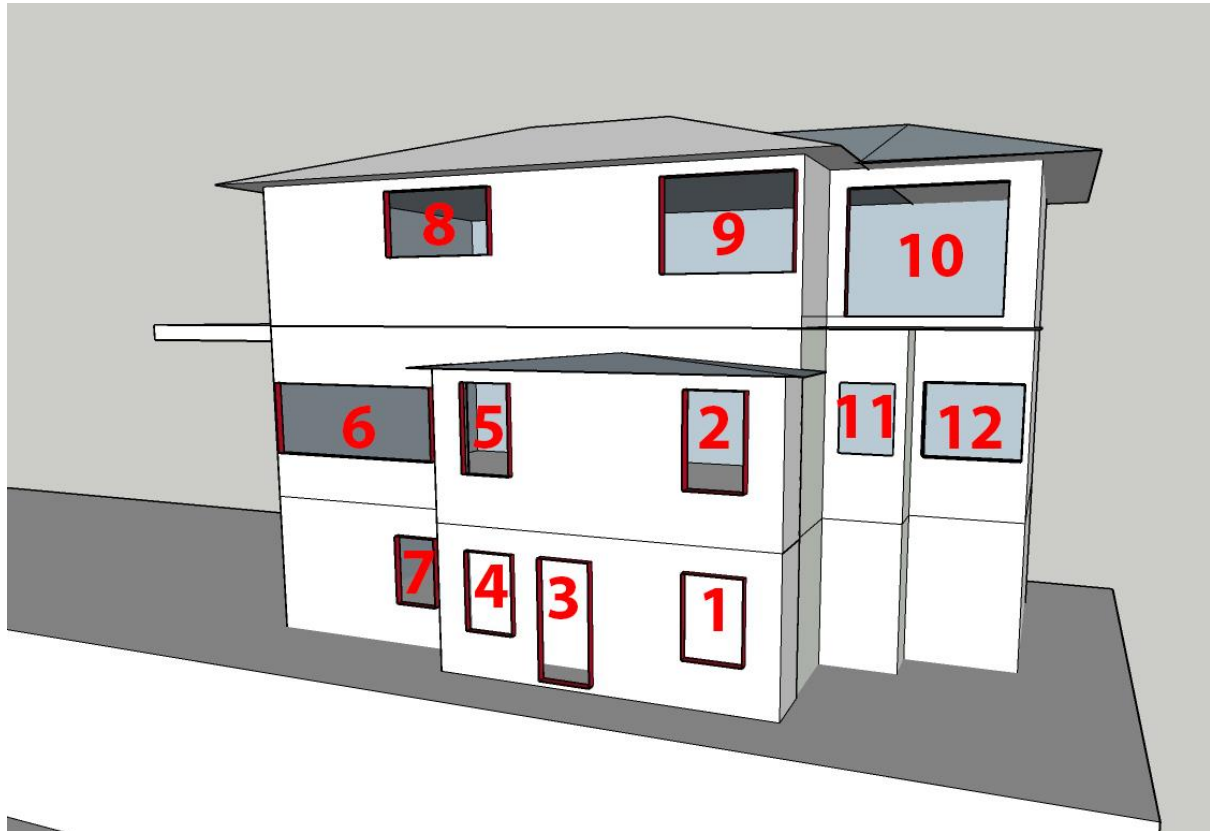


Figure 3: windows of no 55 Cutler rd as per building survey

VIEW ANALYSIS FROM WINDOW 6:



Figure 4: photo from window 6 living area of existing view.

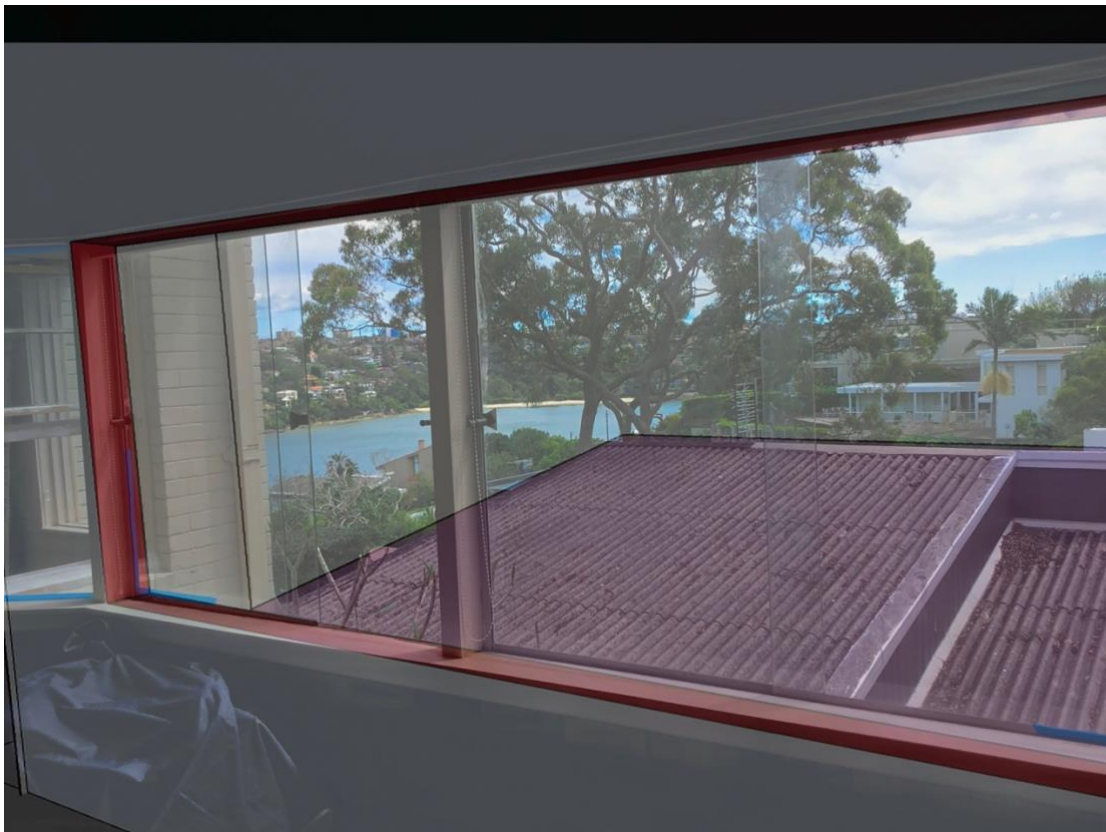


Figure 5: photo from window 6 photomatched to model showing existing house in purple.

EXISTING PHOTO SHOWING PROPOSED WITH PHOTOMATCH SOFTWARE:



Figure 7: photo from window 6 photomatched to model showing proposed house in red.



Figure 8: photo from window 6 showing outline of proposed residence in red.

VIEW ANALYSIS FROM WINDOW 5:



Figure 9: photo from window 5 living area of existing view.



Figure 10: photo from window 5 photomatched to model showing existing house in purple.



Figure 11: photo from window 5 photomatched to model showing proposed house in red.



Figure 12: photo from window 5 showing outline of proposed residence in red.

VIEW ANALYSIS FROM WINDOW 5:



Figure 13: photo from window 5 living area of existing view.



Figure 14: photo from window 5 photomatched to model showing existing house in purple.



Figure 15: photo from window 5 photomatched to model showing proposed house in red.



Figure 16: photo from window 5 showing outline of proposed residence in red.

VIEW ANALYSIS FROM WINDOW 5:



Figure 17: photo from window 5 living area of existing view.



Figure 18: photo from window 5 photomatched to model showing existing house in purple.

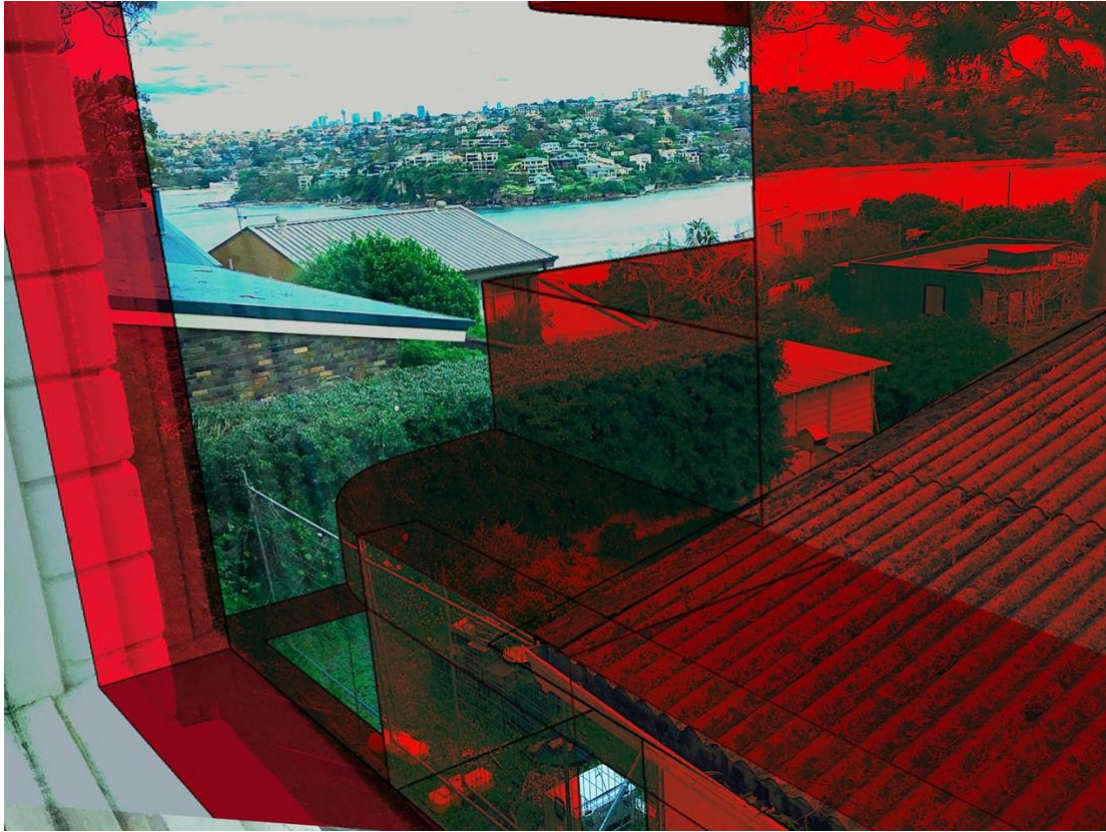


Figure 19: photo from window 5 photomatched to model showing proposed house in red.



Figure 20: photo from window 5 showing outline of proposed residence in red.

VIEW ANALYSIS FROM WINDOW 2:



Figure 21: photo from window 2 living area of existing view.



Figure 22: photo from window 2 photomatched to model showing existing house in purple.



Figure 23: photo from window 5 photomatched to model showing proposed house in red.

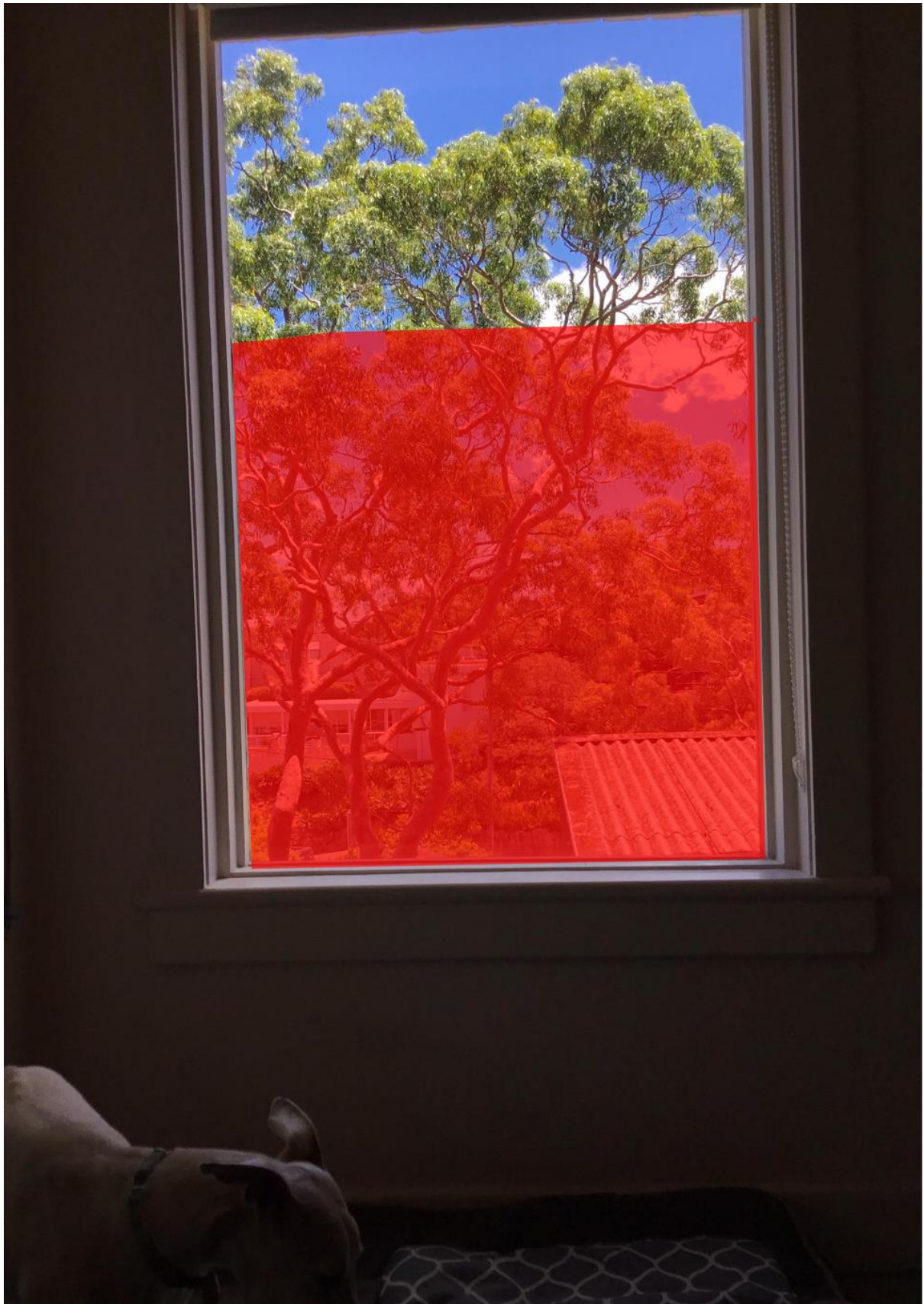


Figure 24: photo from window 5 showing outline of proposed residence in red.

VIEW AN ALYSIS FROM WINDOW 2:



Figure 25: photo from window 2 living area of existing view.



Figure 26: photo from window 2 photomatched to model showing existing house in purple.



Figure 27: photo from window 5 photomatched to model showing proposed house in red.



Figure 28: photo from window 5 showing outline of proposed residence in red.