REPORT

100 PARK VILLAGE EAST
LONDON NW1

DAYLIGHT & SUNLIGHT

BVP
BROOKE VINCENT + PARTNERS

RICS

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London NW1 8XY

Our Ref: JC/SAU/7847

Date: 22nd February 2007

Dear Sirs

100 Park Village East, London NW1

Daylight & Sunlight

We have been instructed by Notting Hill Developments Limited to advise and report upon the daylight and sunlight aspects of their planning application.

This report is based upon the application drawings, site inspection and measurement, including adjoining property, Crown Estate drawings of Tintern House, plus daylight/sunlight calculations of neighbouring residential property.

1.0 **SUMMARY**

1.1 This report has been drafted by reference to the Building Research Establishment (BRE) publication *'Site Layout Planning for Daylight and Sunlight: A guide to good practice'* and the requirements of The London Borough of Camden's Unitary Development Plan (UDP).

1.2 Consideration is given to residential property neighbouring and facing the site.

1.3 The proposed daylight and sunlight to these properties satisfies the BRE guide to good practice.

1.4 The relevant policies of The London Borough of Camden's UDP are satisfied.

Yours faithfully

John Carter FRICS
For BROOKE VINCENT + PARTNERS

email: john.carter@brooke-vincent.co.uk

2.0 INTRODUCTION

2.1 This report is based upon the application drawings of Chassay + Last Architects, which are listed on the following page.

2.2 The London Borough of Camden's Unitary Development Plan (UDP) confirms the need to retain adequate daylight and sunlight to residential buildings and makes specific reference to the good practice guide detailed below.

2.3 We confirm all calculations and considerations within this report are based upon the Building Research Establishment (BRE) publication *"Site Layout Planning for Daylight and Sunlight, a guide to good practice."* This Guide does not contain mandatory requirements, but in the Introduction provides a full explanation of its purpose:

"The Guide is intended for building designers and their clients, consultants and planning officials."

"The advice given here is not mandatory and this document should not be seen as an instrument of planning policy."

"It aims to help rather than constrain the designer."

"Although it gives numerical guidelines these should be interpreted flexibly because natural lighting is only one of many factors in site layout design."

"In special circumstances the developer or planning authority may wish to use different target levels. For example, in an historic city centre, a high degree of obstruction may be unavoidable if new developments are to match the height and proportions of existing buildings."

2.4 Reference is made in the BRE report to various methods of assessing the effect a development will have on diffused daylight.

2.5 The simplest methods are not appropriate in a central urban location, where the built environment is invariably complex. Vertical Sky Component (VSC) is the calculation most readily adopted, as the principles of calculation can be established by relating the location of any particular window to the existing and proposed, built environment.

2.6 The BRE Guide states *"If any part of a new building or extension, measured in a vertical section perpendicular to a main window wall of an existing building, from the centre of the lowest window, subtends an angle or more than 25° to the horizontal, then the diffused daylighting of the existing building may be adversely affected.*

This will be the case if the Vertical Sky Component measured at the centre of an existing main window is less than 27% and less than 0.8 times its former value".

CHASSAY + LAST - APPLICATION DRAWINGS

PVE-01	Location Plan
PVE-09	Basement Plan
PVE-10	Ground Floor Plan
PVE-11	Plan Level 1
PVE-12	Plan Level 2
PVE-13	Plan Level 3
PVE-14	Plan Level 4
PVE-15	Plan Level 5
PVE-16	Plan Level 6
PVE-17	Plan Level 7
PVE-18	Plan Level 8
PVE-19	Plan Level 9
PVE-20	Roof Plan
PVE-30	NE Elevation to Granby Terrace
PVE-31	NW Elevation to Park Village East
PVE-32	SE Elevation to Augustus House
PVE-33	SW Elevation to Tintern House

3.0 DAYLIGHT

3.1 Generally

3.1.1 Daylight is not specific to a particular direction, as it is received from the dome of the sky. It is therefore necessary to consider all neighbouring residential property facing the reference site.

3.1.2 We define below the properties that neighbour the site and define the location of the windows we have further considered by calculating VSC. For each window the location number is followed by the floor level.

3.1.3 The Waldrum diagrams we refer to in Appendix 2 are produced by our specialist software and are based on the 3D computer aided design model seen in Appendix 1. This recreates the existing and proposed buildings within their environment. The Waldrum diagrams define a two dimensional view of the development site and adjoining property, seen from each neighbouring window.

3.1.4 You will notice the outline of these buildings follows what are known as "droop lines" which are based upon a mathematical formula, devised by Percy Waldrum early in the 20th century, to measure the visible parts of a three dimensional sky in two dimensional format.

3.1.5 On these diagrams, light blue defines the existing site building and dark blue the proposed building. Green defines neighbouring property. The remaining areas are the visible, measured, sky.

3.2 North

3.2.1 To the north of the development site, across Park Village East, is a vast area of carriage sheds, which require no further consideration for the purposes of this report.

3.2. East

3.2.1 To the east of the site, at the junction of Granby Terrace and Stanhope Street, is a nine storey residential building, Stanhope House. See Photograph 1, Appendix 2.

3.2.2 We had not foreseen any daylighting problems but reviewed windows at ground floor and first floor level as identified on the daylight model/location plan, Appendix 1. Our VSC calculations, based upon Waldrum diagram methods and using our specialist software, are detailed in Appendix 3. The results are shown below for ease of reference. (Figures reduced to a single decimal point.)

Window	Existing VSC	Proposed VSC	Ratio of Proposed Over Existing
Stanhope House			
W1/GF	27.9%	27.8%	N/A
W1/1st F	29.0%	28.9%	N/A

3.2.3 These results confirm that daylighting will remain almost exactly the same and above the benchmark figure of 27% VSC. We take this opportunity of referring you to item 2.6 of this report, which confirms BRE's guidance that diffused daylighting on existing building may be adversely affected if VSC is both less than 27% and less than 0.8 times the former value. There will be no adverse effect.

3.3 **South**

3.3.1 To the south of the site is the 'L' shaped, nine storey residential building, Augustus House. See Photograph 2, Appendix 2.

3.3.2 With an access deck at each floor level, windows are set well back from the face of the building. This always results in low, existing, daylighting.

3.3.3 However, we were able to organise access to Augustus House and one of its flats. We found that all the windows fronting the access deck served bathroom, toilet and galley kitchens. All the principal habitable rooms are served by windows on the opposite side of the building. Bathrooms require no further consideration as they are obviously non habitable rooms and daylight is not a relevant factor.

3.3.4 Similarly, small kitchens, which can only be used for the purposes of food preparation, are not defined as habitable rooms. However, for the sake of completeness, we have carried out a daylighting analysis in the locations defined on our daylight model/location plan, Appendix 1. Again, the Waldrum calculations are detailed in Appendix 3 and the results shown below.

Window	Existing VSC	Proposed VSC	Ratio of Proposed Over Existing
Augustus House			
W1/GF	7.8%	7.1%	0.91%
W1/1st F	9.3%	8.2%	0.88%
W1/2nd F	11.1%	9.6%	0.86%
W2/GF	6.9%	5.8%	0.84%
W2/1st F	8.3%	6.8%	0.82%
W2/2nd F	9.7%	7.9%	0.82%
W3/GF	6.2%	7.2%	1.17%
W3/1st F	7.1%	8.0%	1.13%

3.3.5 In none of these locations will diffused daylight be adversely affected. At window location W3, the ground and first floor windows will receive improved daylighting when compared to existing.

3.4 **West**

3.4.1 Immediately to the west is the rear of Tintern House. It is quite obvious from the site layout plan and our own daylight modelling, that the juxtaposition of Tintern House to the existing building creates the conditions for limited daylight penetration. This is made significantly worse by the deep access decks to the rear of Tintern House, as defined on the first floor extract of Crown Estate drawings. This is included in Appendix 2, immediately behind Photograph 3. This further confirms the close relationship between Tintern House and 100 Park Village East.

3.4.2 The drawing represents one half of Tintern House, the other half is a perfect mirror image. This drawing confirms it is bathrooms and bedroom windows that face towards the proposed development. Principal living rooms and kitchens are on the opposite side of the building, are well lit and remain unaffected. It is also worth noting the bedrooms, sited in the return ends of Tintern House, are served by windows which do not have a direct view of the proposed building and will remain unaffected.

3.4.3 Once again, Waldrum diagrams have been prepared at each floor level. These are in Appendix 3, with the results detailed below.

Window	Existing VSC	Proposed VSC	Ratio of Proposed Over Existing
Tintern House			
W1/GF	0.0%	0.3%	-
W1/1st F	0.0%	0.3%	-
W1/2nd F	0.0%	1.0%	-
W1/3rd F	21.8%	18.7%	0.86
W2/GF	0.0%	0.0%	-
W2/1st F	0.0%	0.0%	-
W2/2nd F	0.0%	0.6%	-
W2/3rd F	16.6%	14.1%	0.85
W3/GF	0.1%	1.5%	15.0
W3/1st F	0.1%	1.7%	17.0
W3/2nd F	0.1%	4.6%	46.0
W3/3rd F	17.7%	27.1%	1.53
W4/GF	0.0%	3.2%	-
W4/1st F	0.0%	3.3%	-
W4/2nd F	0.0%	6.1%	-
W4/2nd F	0.0%	6.1%	-
W4/3rd F	25.2%	33.9%	1.35

3.4.4 This is an extremely positive set of results. We have already referred to the deep access decks to the rear of Tintern House. Our studies prove that at ground, first and second floor levels, except for the merest glimmer of light at the location of window 3 on each floor level, these windows receive no daylight at their centre point. However the proposed design allows for light around the main cylindrical tower and every one of these windows will now receive some light. (Note: Where the existing VSC is 0%, there is no figure for the ratio between proposed and existing as you cannot define a ratio based on zero.)

3.4.5 The third floor windows presently receive levels of daylight that will be fractionally reduced in two locations and significantly improved in the other two locations. Where a reduction occurs the proposed value will be at least 0.8 the former and as previously explained the effect will not be adverse. In the remaining two cases it will be extremely positive.

3.5 DAYLIGHT SUMMARY

3.5.1 There will be only minor variations in the daylight received by Stanhope House and Augustus House. In Tintern House daylight will be received at three floor levels where none is received at the moment. At top floor level there will be a balance between a small loss and significant gain but there will be no adverse effect on daylight.

4.0 SUNLIGHT

4.1 Generally

4.1.1 The BRE *Guide to Good Practice* confirms:

(i) Sunlight is only relevant to neighbouring residential windows which have a view of the proposed development and face south of the east/west axis.

(ii) The minimum level of sunlight received by these windows should be no less than 25% of the annual probable sunlight hours, of which 5% of the annual total should be received between 21st September and 21st March (winter).

(Note: Each circle on the Waldrum diagrams represents 1% of annual possible sunlight hours. Yellow for summer months and blue for winter months. The loss of possible sunlight is defined by those circles that are covered by existing and/or proposed buildings.)

4.1.2 The only windows in neighbouring residential property that face south of the east-west axis and have a view of the development site are to be found in Stanhope House.

4.1.3 Sunlight availability diagrams are included in Appendix 4 and the results detailed below.

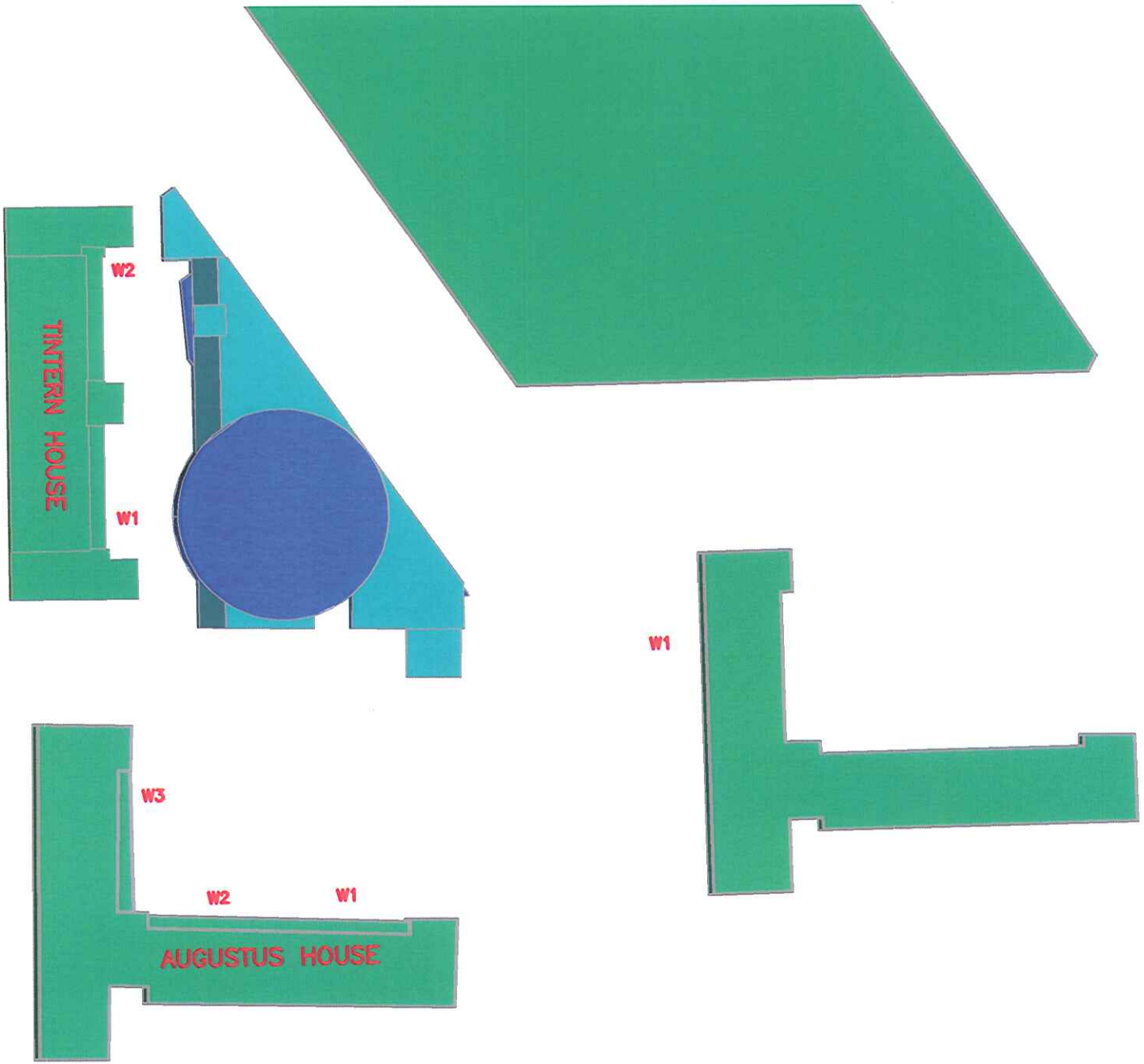
Available Sunlight/Location	Annual %	Winter Months %
Stanhope House		
W1/GF - Existing	43%	14%
W1/GF - Proposed	44%	14%
W1/1st F - Existing	46%	16%
W1/1st F - Proposed	46%	16%

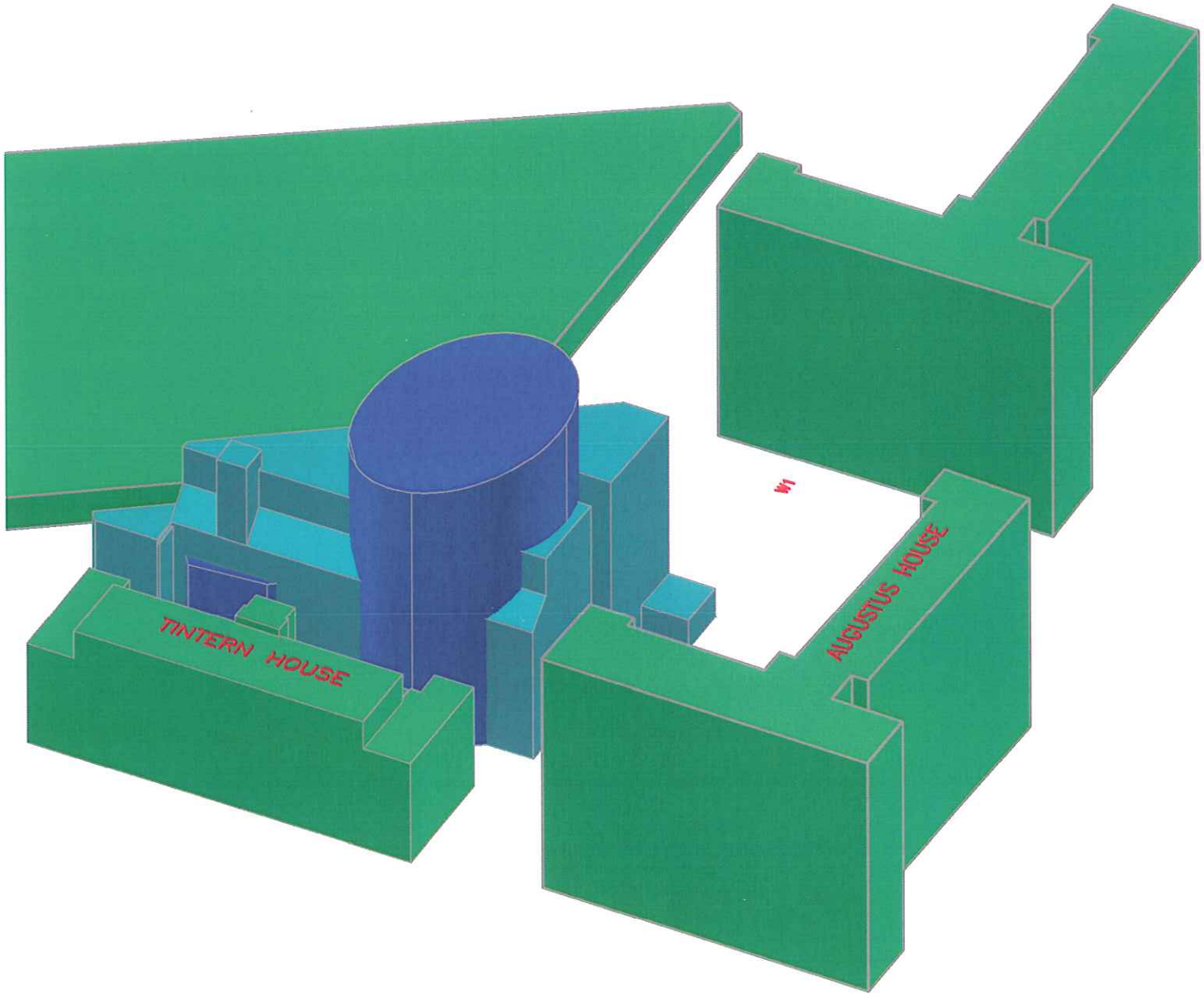
4.2 SUNLIGHT SUMMARY

4.2.1 Sunlight to neighbouring, south facing windows will barely change and will remain well above the standards required by BRE and Camden's UDP.

APPENDIX 1

DAYLIGHT MODEL
AND
LOCATION PLAN


W2
TINTERN HOUSE
W1
W1
W3
W2
W1
AUGUSTUS HOUSE

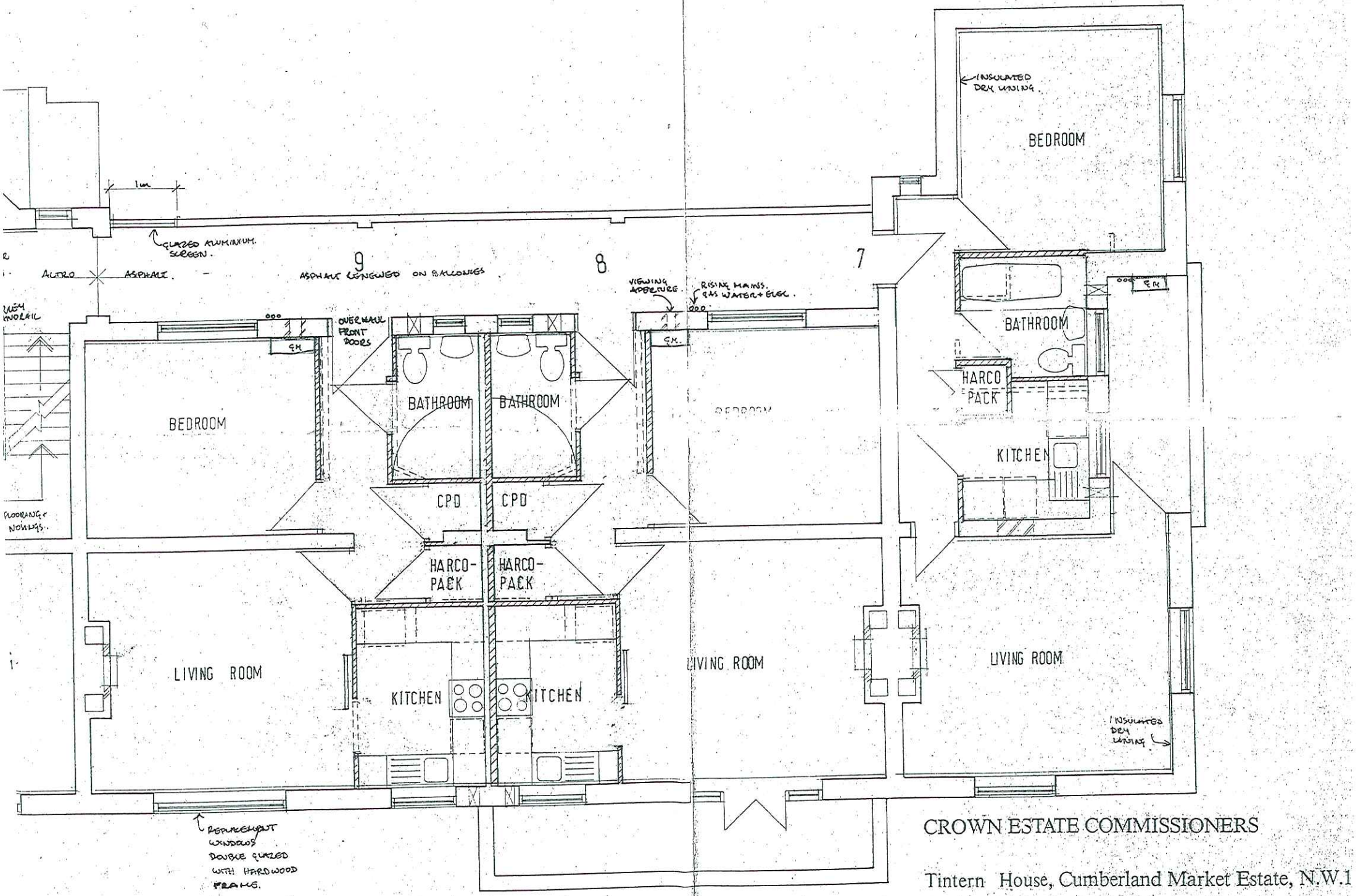

TINTERN HOUSE
W1
AUGUSTUS HOUSE

AUGSTUS HOUSE
TINTERN HOUSE

Park Village East - Daylight Analysis Dec 2006 Scheme						Sunlight Analysis		
Location	Window Reference	Existing VSC	Proposed VSC	Ratio of Proposed / Existing		Available Sunlight	Annual %	Winter months %
Stanhope House	1 Grd floor	27.9	27.8	1.00		Existing	43	14
						Proposed	44	14
	1 1st Floor	29.0	28.9	1.00		Existing	46	16
						Proposed	46	16
Augustus House	1 Grd Floor	7.8	7.1	0.91		Existing	n/a	n/a
						Proposed	n/a	n/a
	1 1st Floor	9.3	8.2	0.88		Existing	n/a	n/a
						Proposed	n/a	n/a
	1 2nd floor	11.1	9.6	0.86		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 Grd floor	6.9	5.8	0.84		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 1st floor	8.3	6.8	0.82		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 2nd floor	9.7	7.9	0.82		Existing	n/a	n/a
						Proposed	n/a	n/a
	3 Grd floor	6.2	7.2	1.17		Existing	n/a	n/a
						Proposed	n/a	n/a
	3 1st floor	7.1	8.0	1.13		Existing	n/a	n/a
						Proposed	n/a	n/a
Tintern House	1Grd Floor	0.0	0.3	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	1 1st floor	0.0	0.3	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	1 2nd floor	0.0	1.0	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	1 3rd floor	21.8	18.7	0.86		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 Grd floor	0.0	0.0	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 1st floor	0.0	0.0	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 2nd floor	0.0	0.6	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	2 3rd floor	16.6	14.1	0.84		Existing	n/a	n/a
						Proposed	n/a	n/a
	3 Grd floor	0.1	1.5	21.00		Existing	n/a	n/a
						Proposed	n/a	n/a
	3 1st floor	0.1	1.7	27.83		Existing	n/a	n/a
						Proposed	n/a	n/a
	3 2nd floor	0.1	4.6	77.33		Existing	n/a	n/a
						Proposed	n/a	n/a
	3 3rd floor	17.7	27.1	1.53		Existing	n/a	n/a
						Proposed	n/a	n/a
	4 Grd floor	0.0	3.2	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	4 1st Floor	0.0	3.3	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	4 2nd floor	0.0	6.1	#DIV/0!		Existing	n/a	n/a
						Proposed	n/a	n/a
	4 3rd floor	25.2	33.9	1.34		Existing	n/a	n/a
						Proposed	n/a	n/a

APPENDIX 2

FENESTRATION TO NEIGHBOURING PROPERTY



CROWN ESTATE COMMISSIONERS

Tintern House, Cumberland Market Estate, N.W.1

Drawing PROPOSED 1st FLOOR PLAN (EXTRACT)

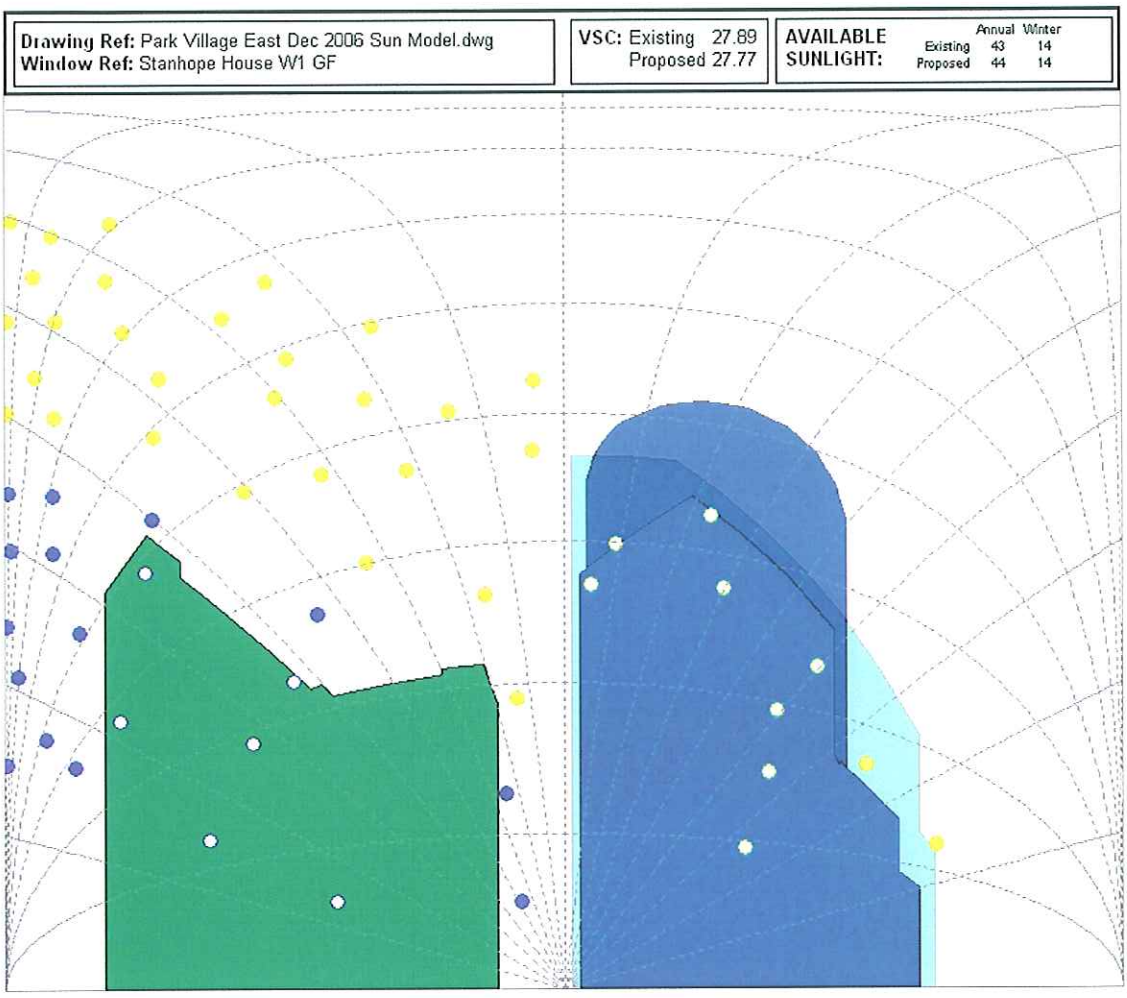
APPENDIX 3

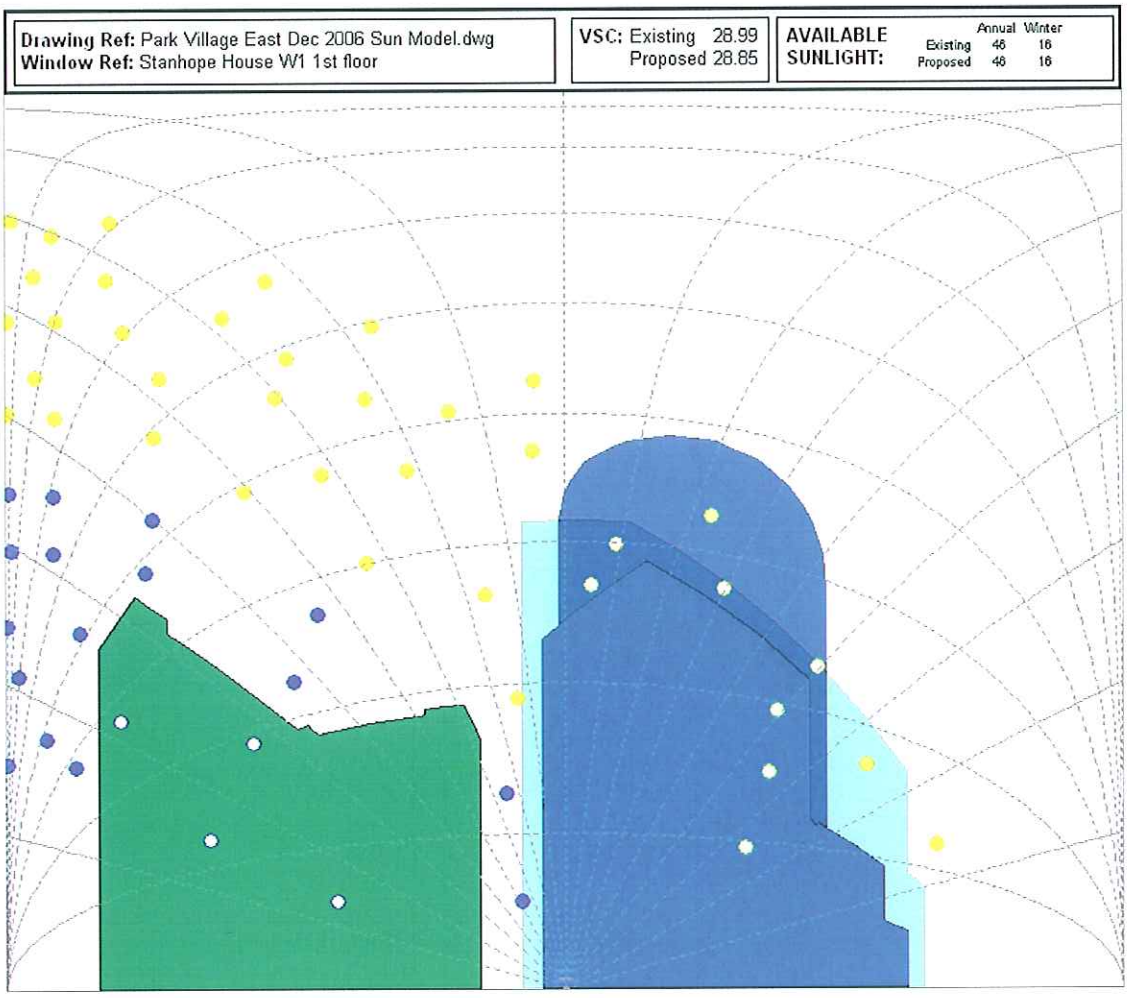
DAYLIGHT DIAGRAMS

DAYLIGHTING

STANHOPE HOUSE

Doc Ref: 7847/Report/100 Park Village East Daylight & Sunlight 2007/sau


Drawing Ref: Park Village East Dec 2006 Sun Model.dwg
Window Ref: Stanhope House W1 GF
VSC: Existing 27.89
Proposed 27.77
AVAILABLE SUNLIGHT:
Annual Winter
Existing 43 14
Proposed 44 14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Window Ref: Stanhope House W1 1st floor
VSC: Existing 28.99
Proposed 28.85
AVAILABLE SUNLIGHT:
Annual Winter
Existing 46 16
Proposed 46 16

DAYLIGHTING

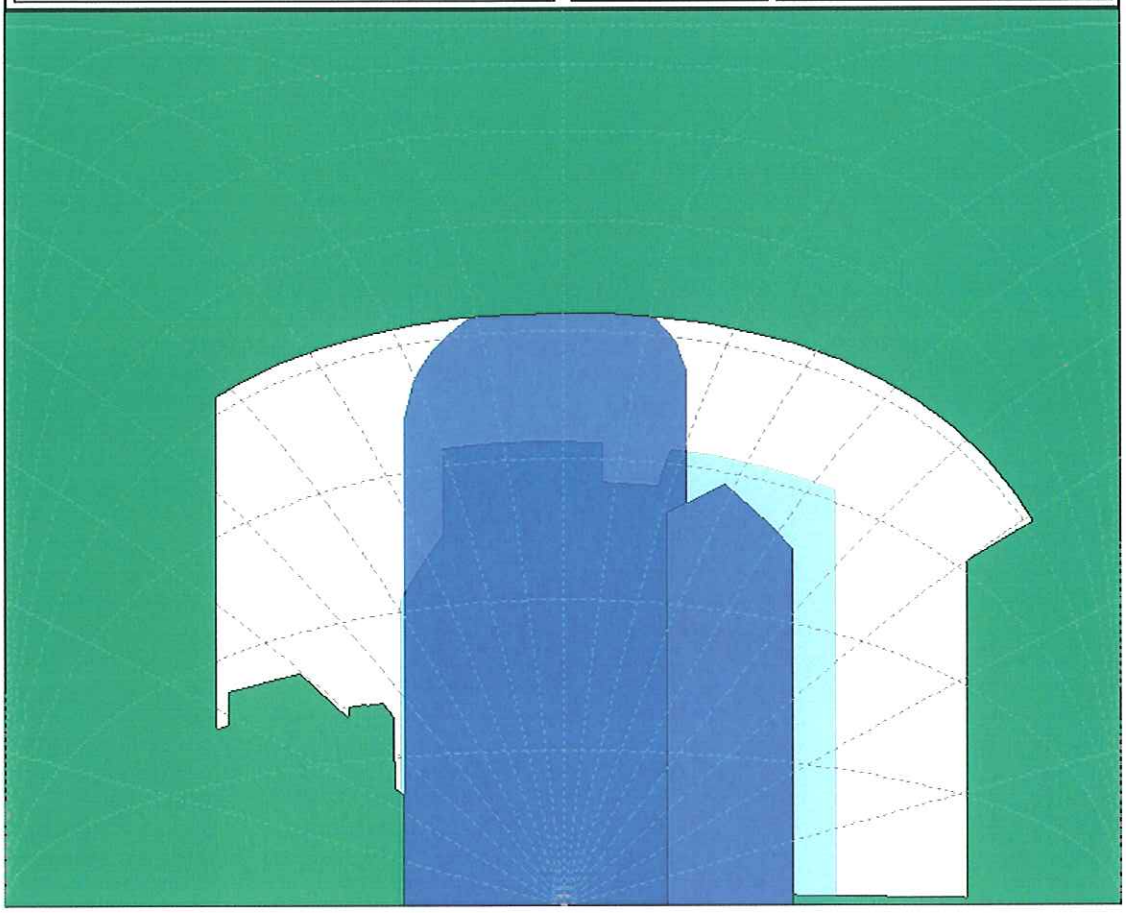
AUGUSTUS HOUSE

Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W1 GF

VSC: Existing 7.75
Proposed 7.08

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

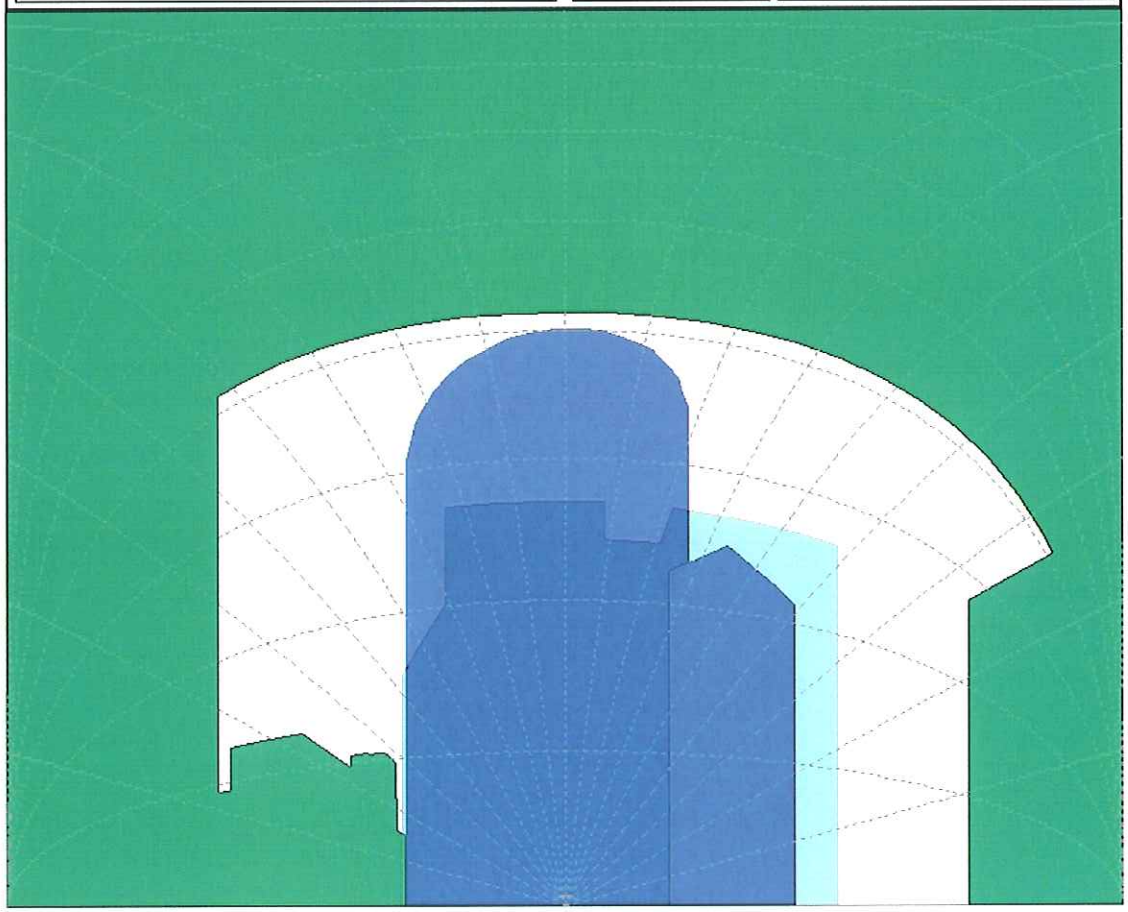


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W1 1st floor

VSC: Existing 9.34
Proposed 8.23

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

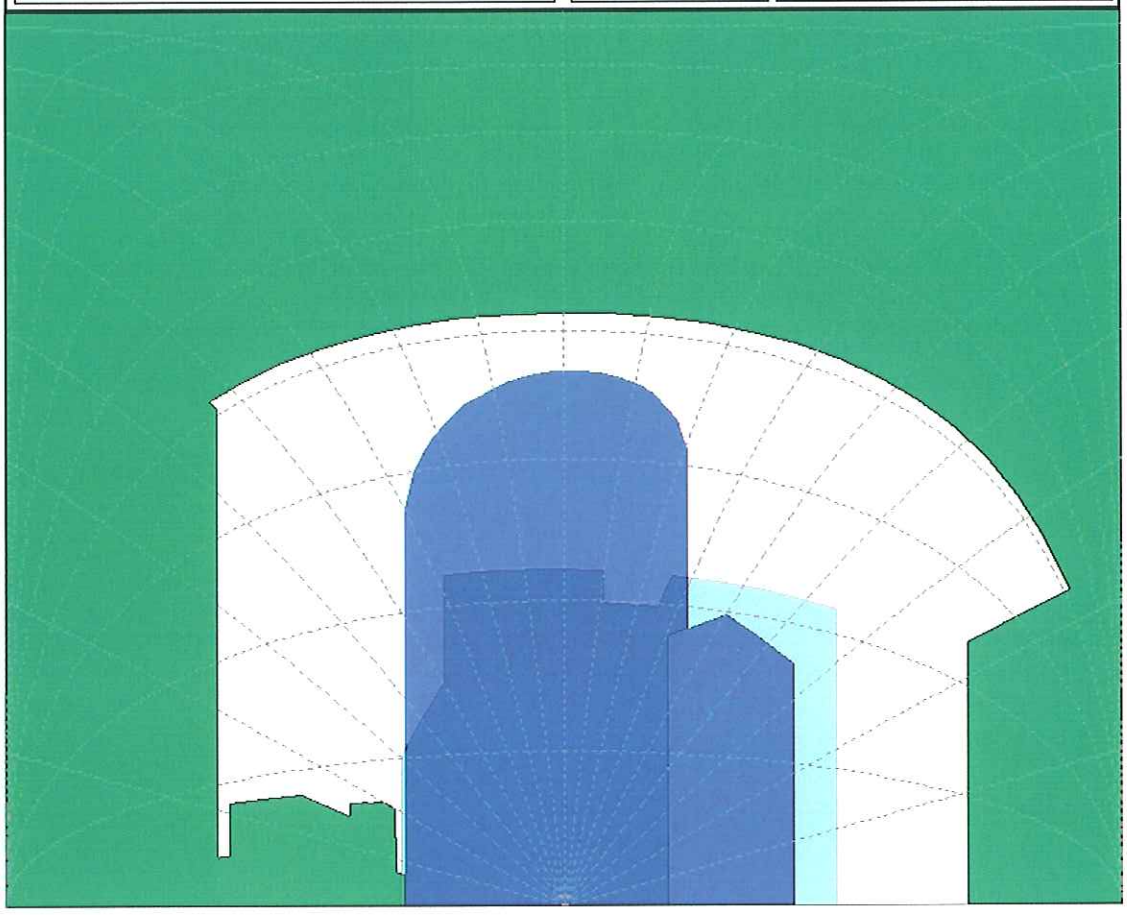


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W1 2nd floor

VSC: Existing 11.07
Proposed 9.55

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

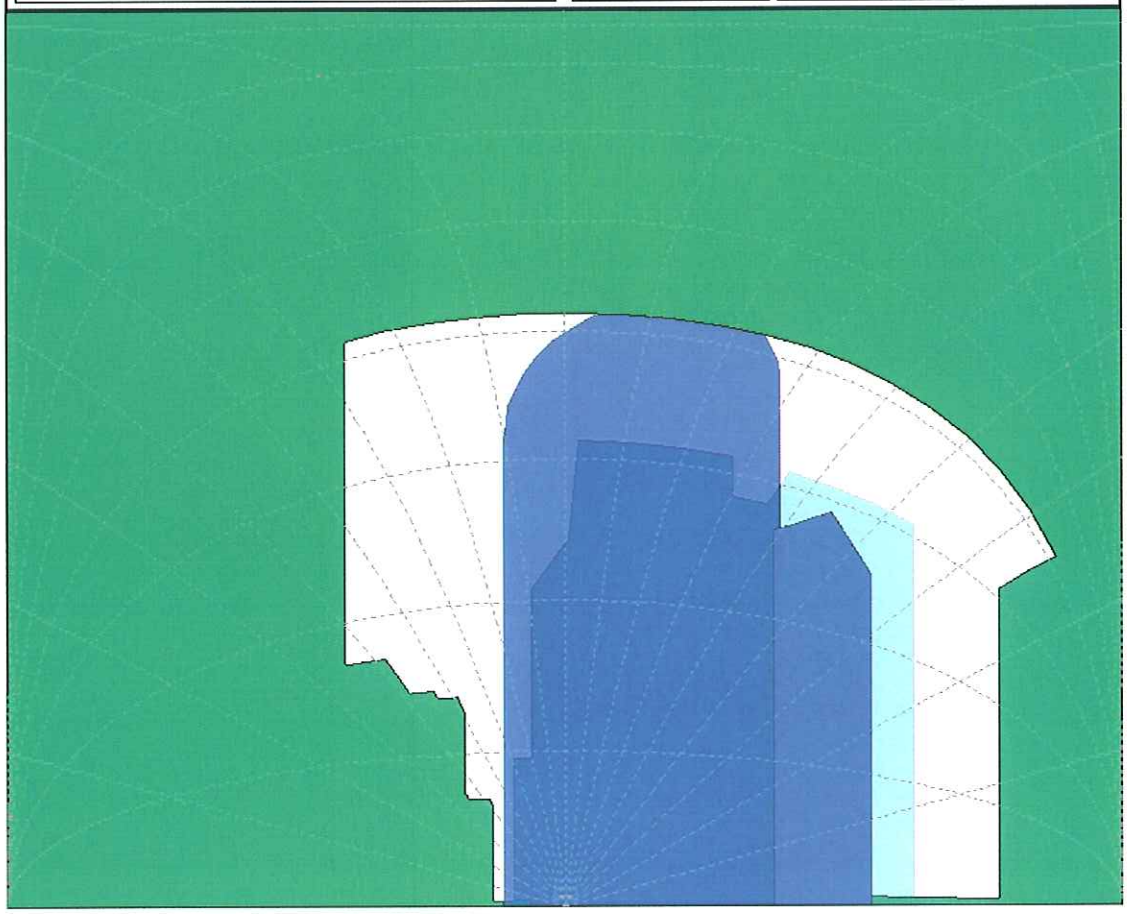


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W2 GF

VSC: Existing 6.88
Proposed 5.77

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

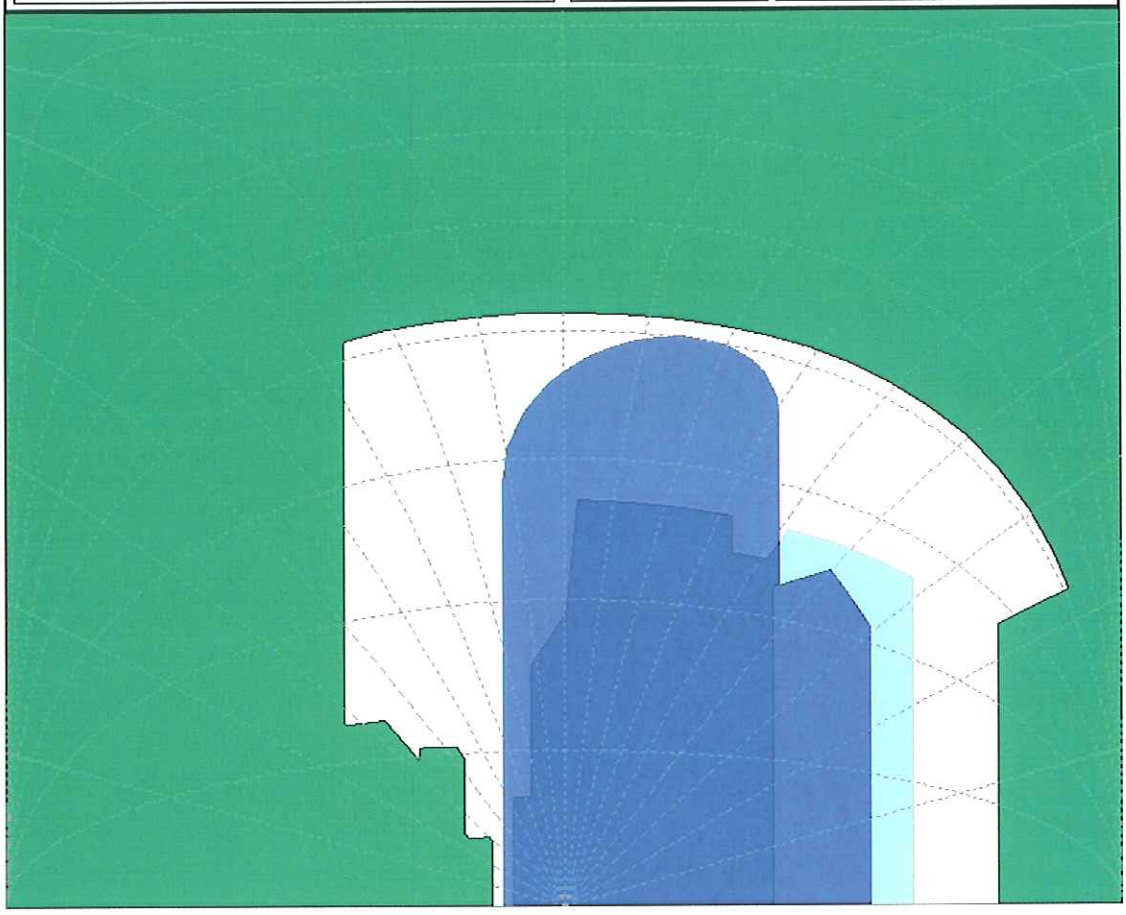


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W2 1st floor

VSC: Existing 8.26
Proposed 6.75

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

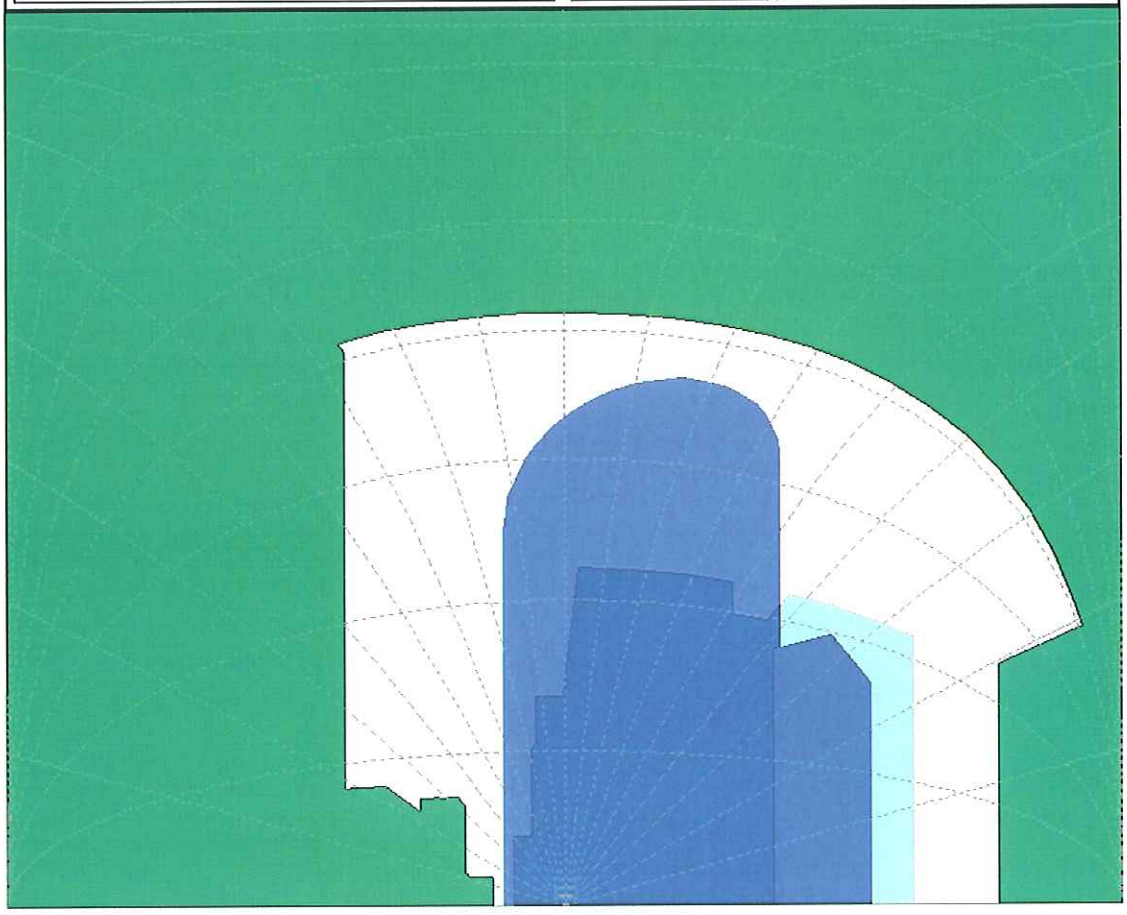


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W2 2nd floor

VSC: Existing 9.69
Proposed 7.90

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

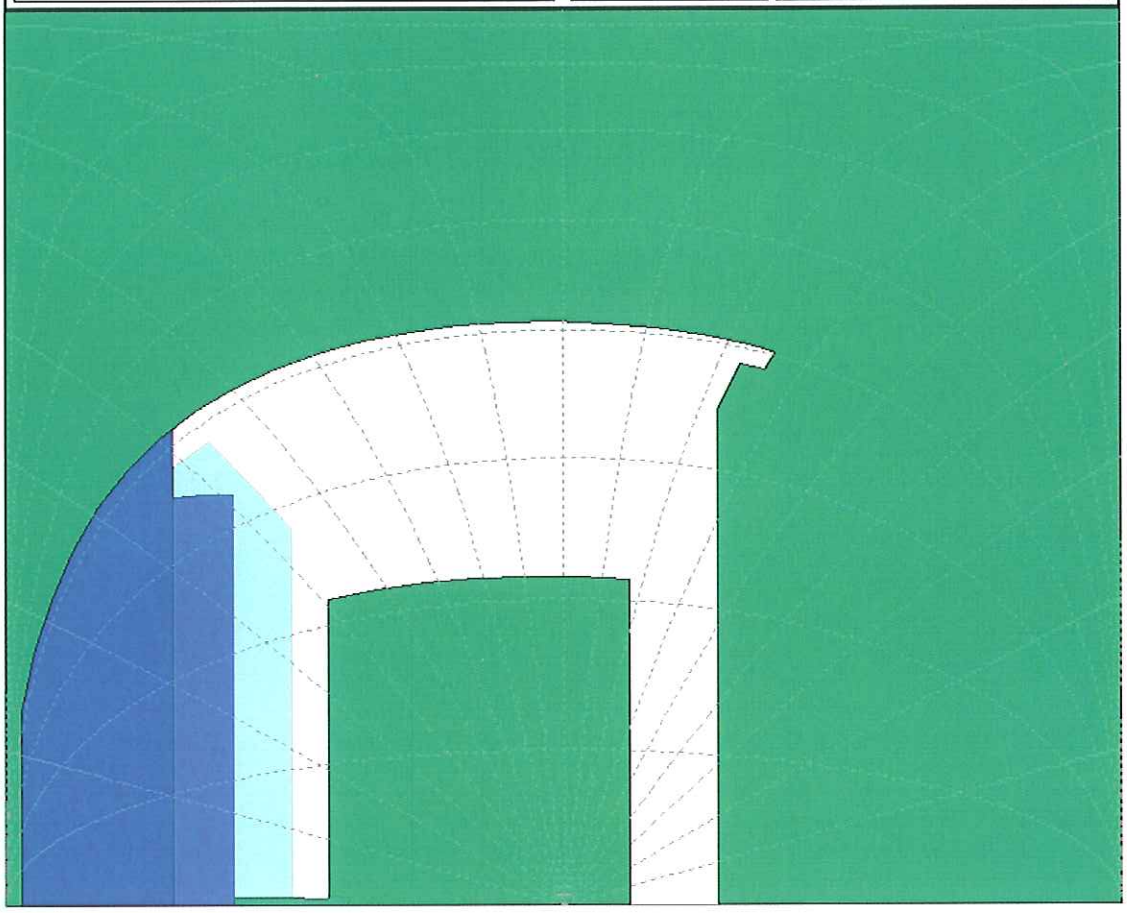


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W3 GF

VSC: Existing 6.20
Proposed 7.23

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

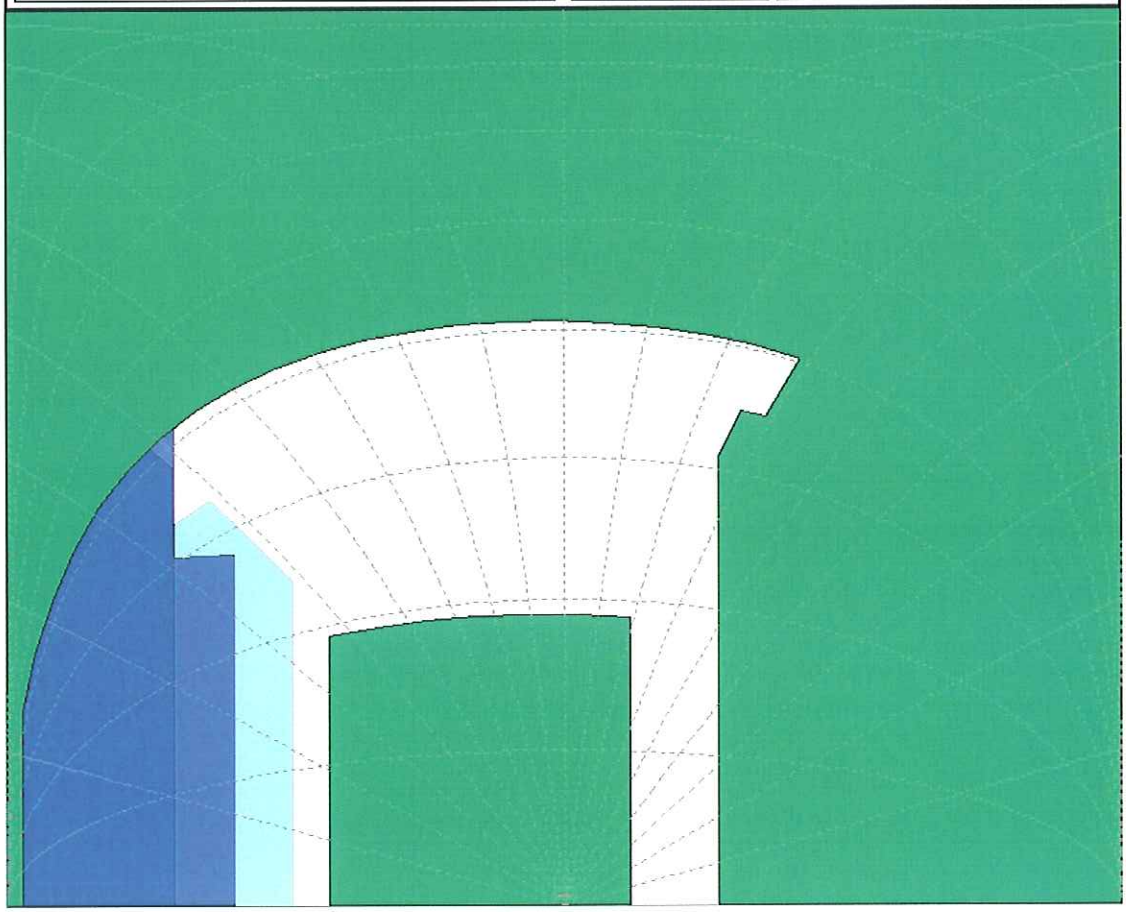


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Augustus House W3 1st floor

VSC: Existing 7.08
Proposed 7.99

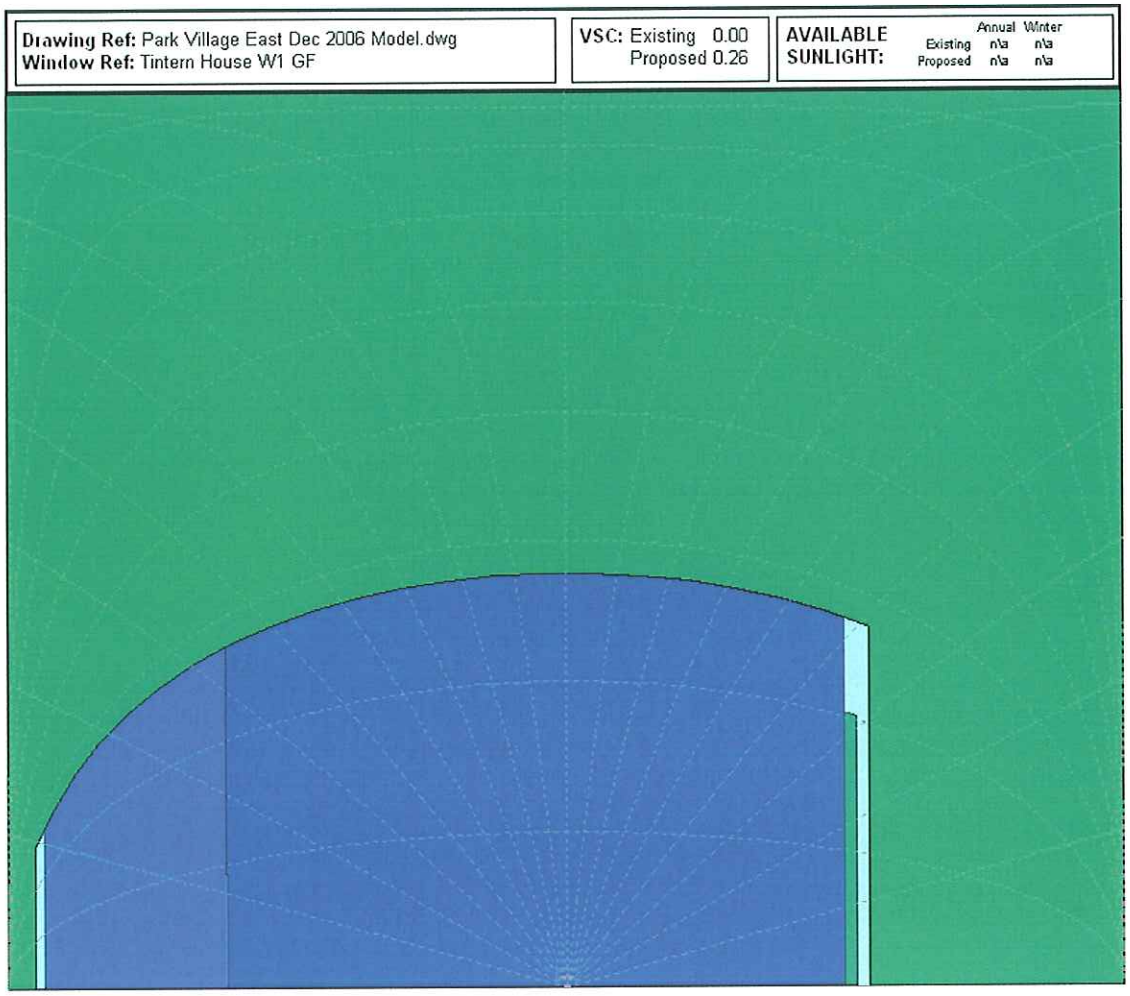
AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a



DAYLIGHTING

TINTERN HOUSE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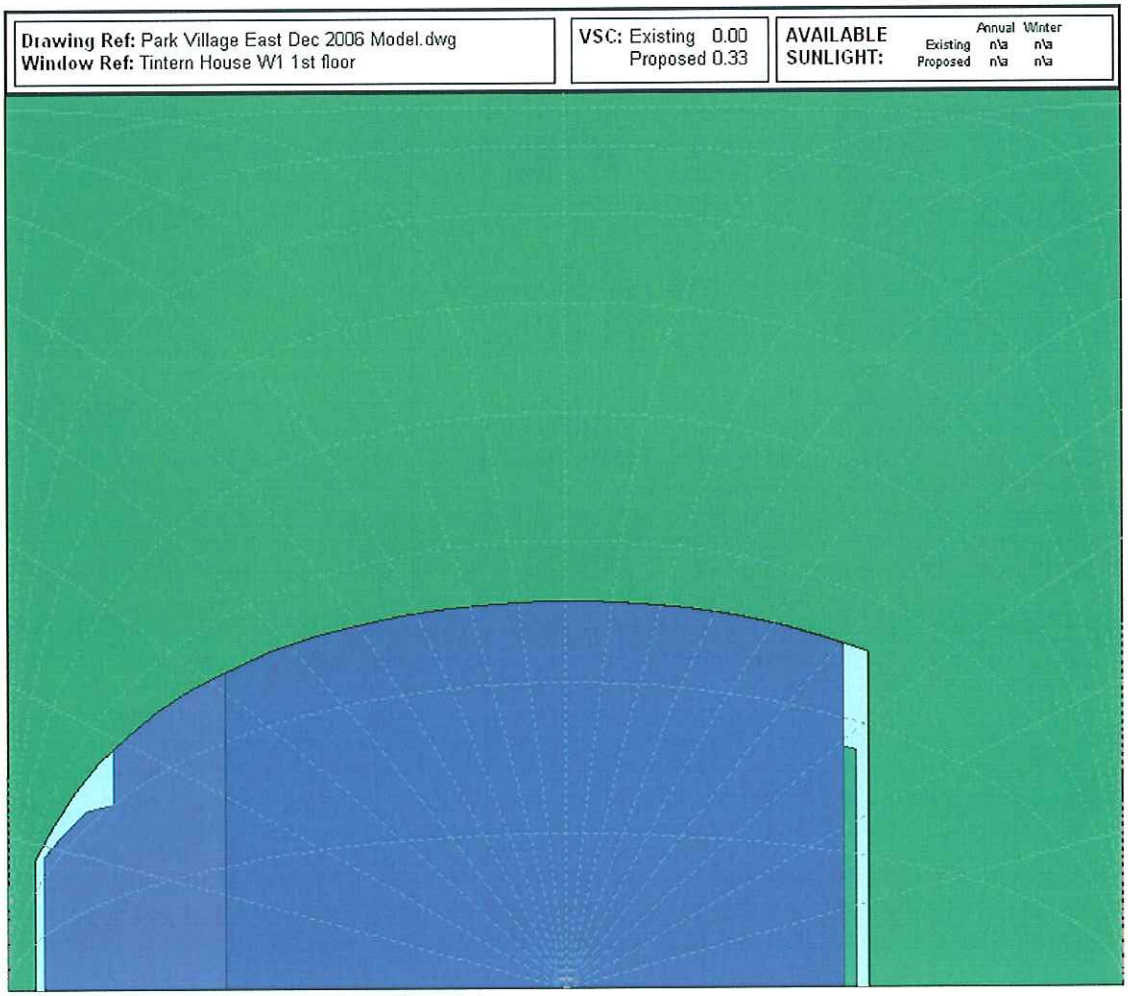
Window Ref: Tintern House W1 GF
VSC: Existing 0.00
Proposed 0.26
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a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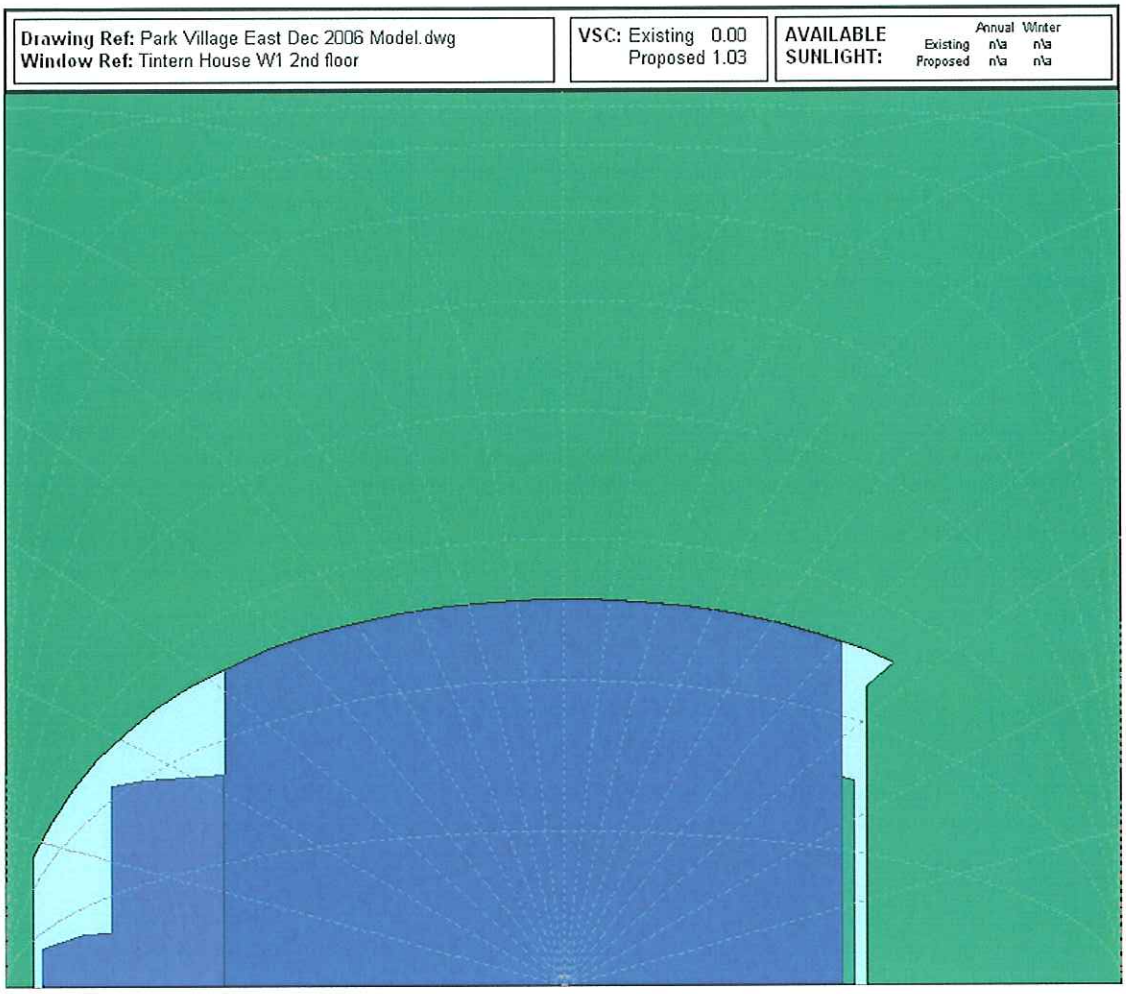
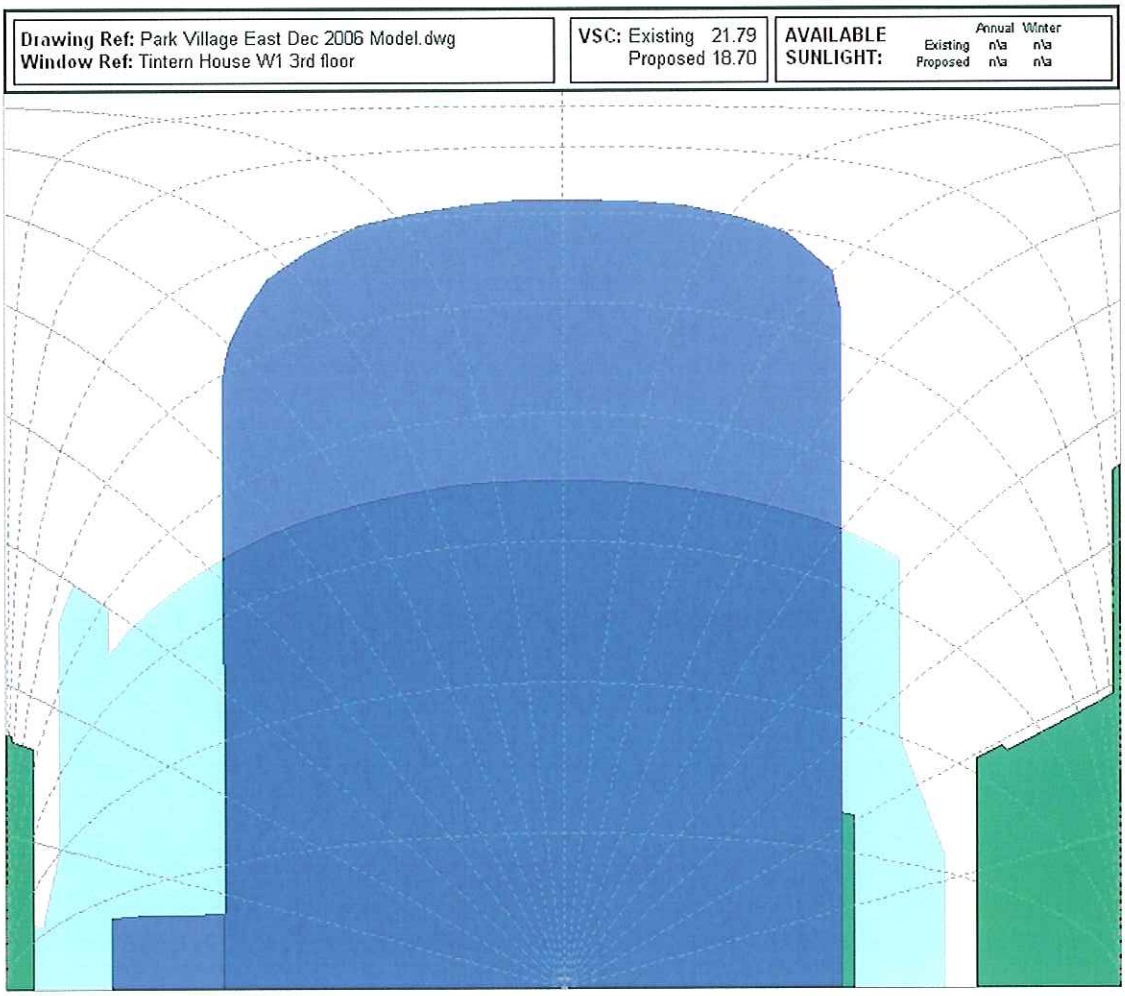
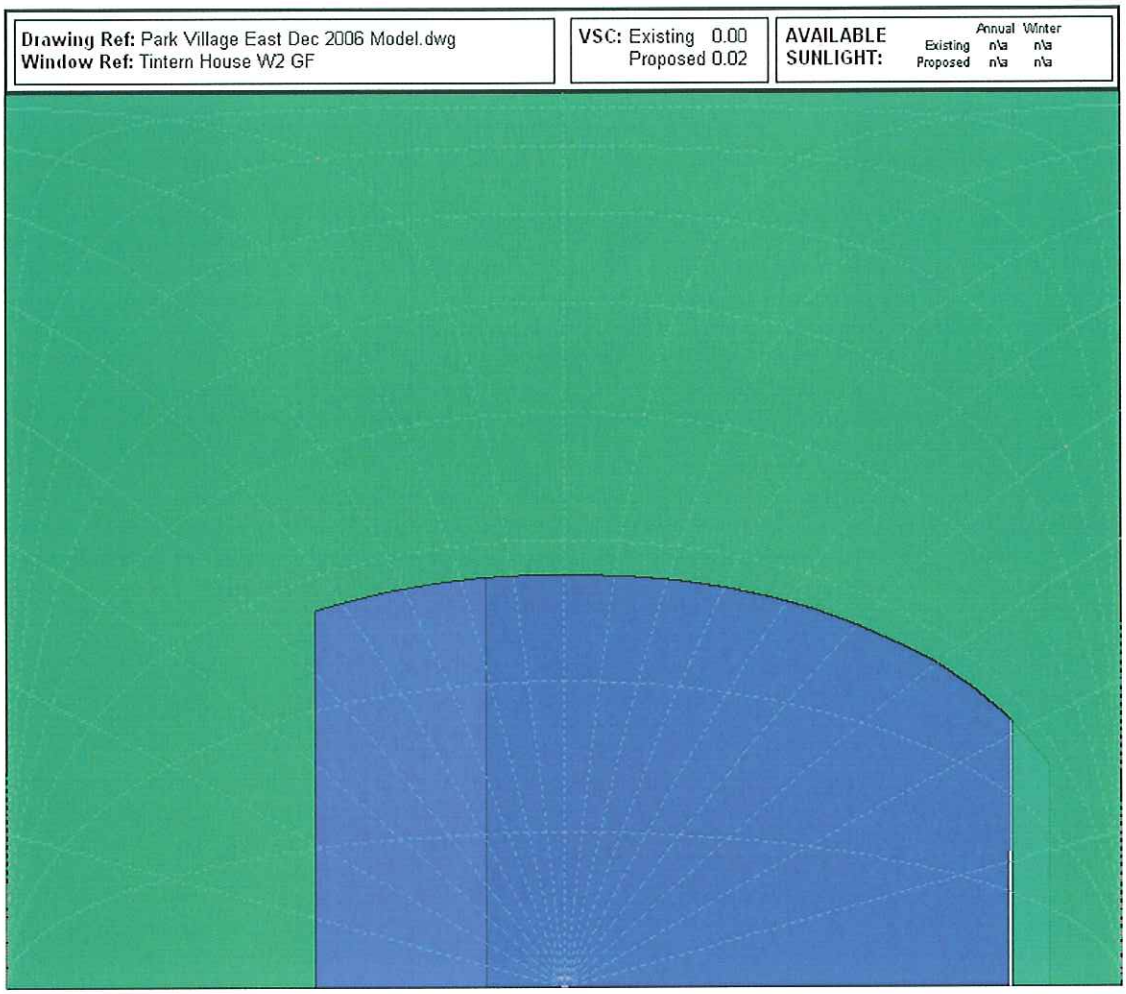
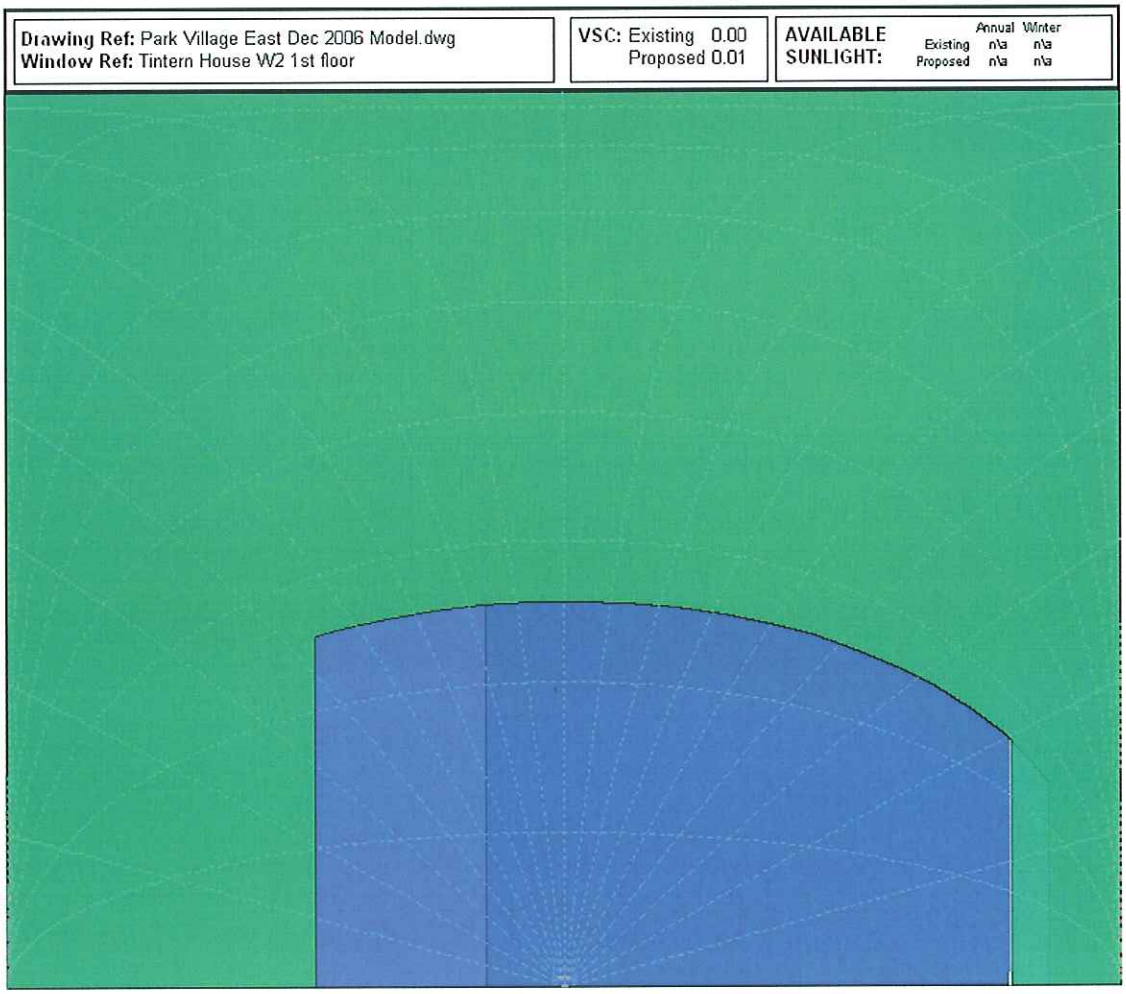
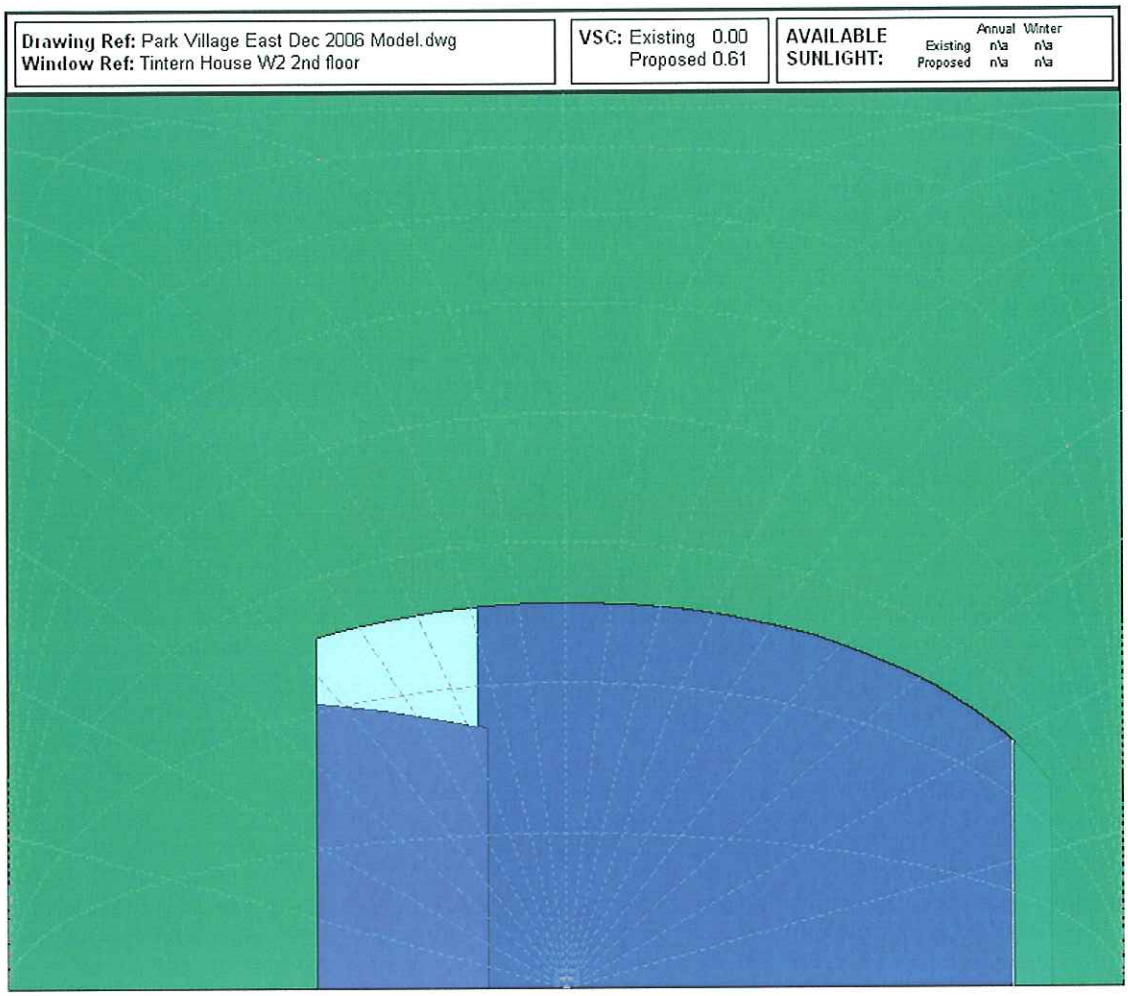
Window Ref: Tintern House W1 1st floor
VSC: Existing 0.00
Proposed 0.33
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a

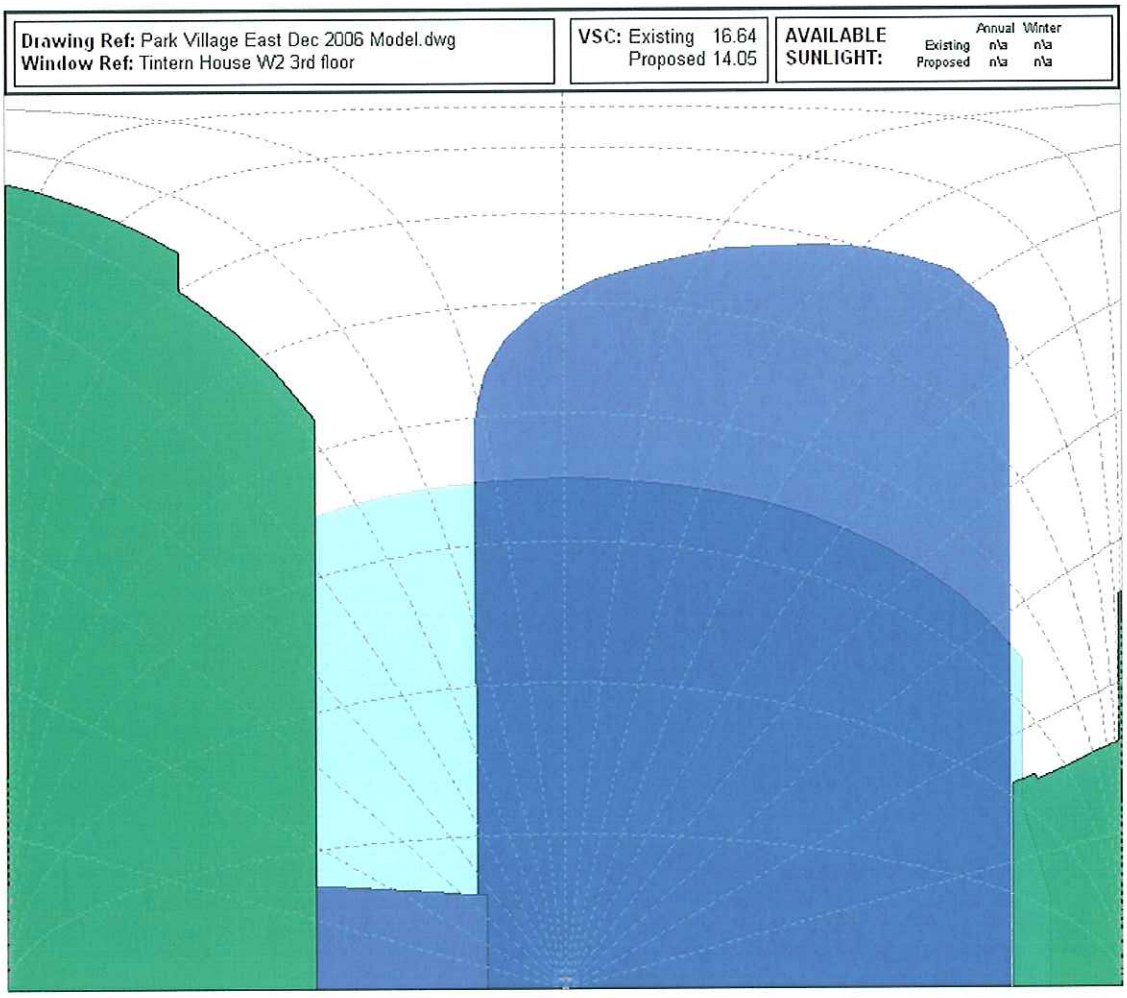

Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W1 2nd floor
VSC: Existing 0.00
Proposed 1.03
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W1 3rd floor
VSC: Existing 21.79
Proposed 18.70
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W2 GF
VSC: Existing 0.00
Proposed 0.02
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W2 1st floor
VSC: Existing 0.00
Proposed 0.01
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W2 2nd floor
VSC: Existing 0.00
Proposed 0.61
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a

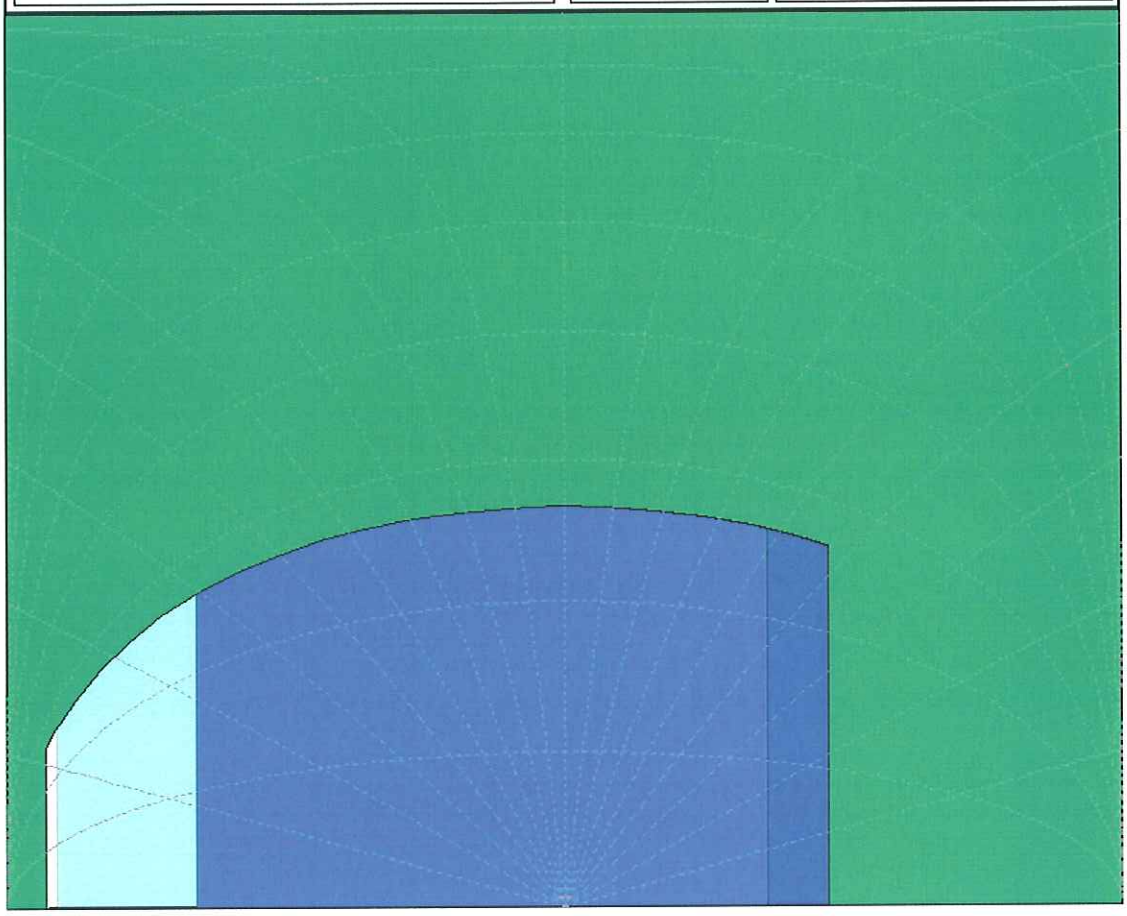

Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W2 3rd floor
VSC: Existing 16.64
Proposed 14.05
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a

Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W3 GF

VSC: Existing 0.07
Proposed 1.47

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

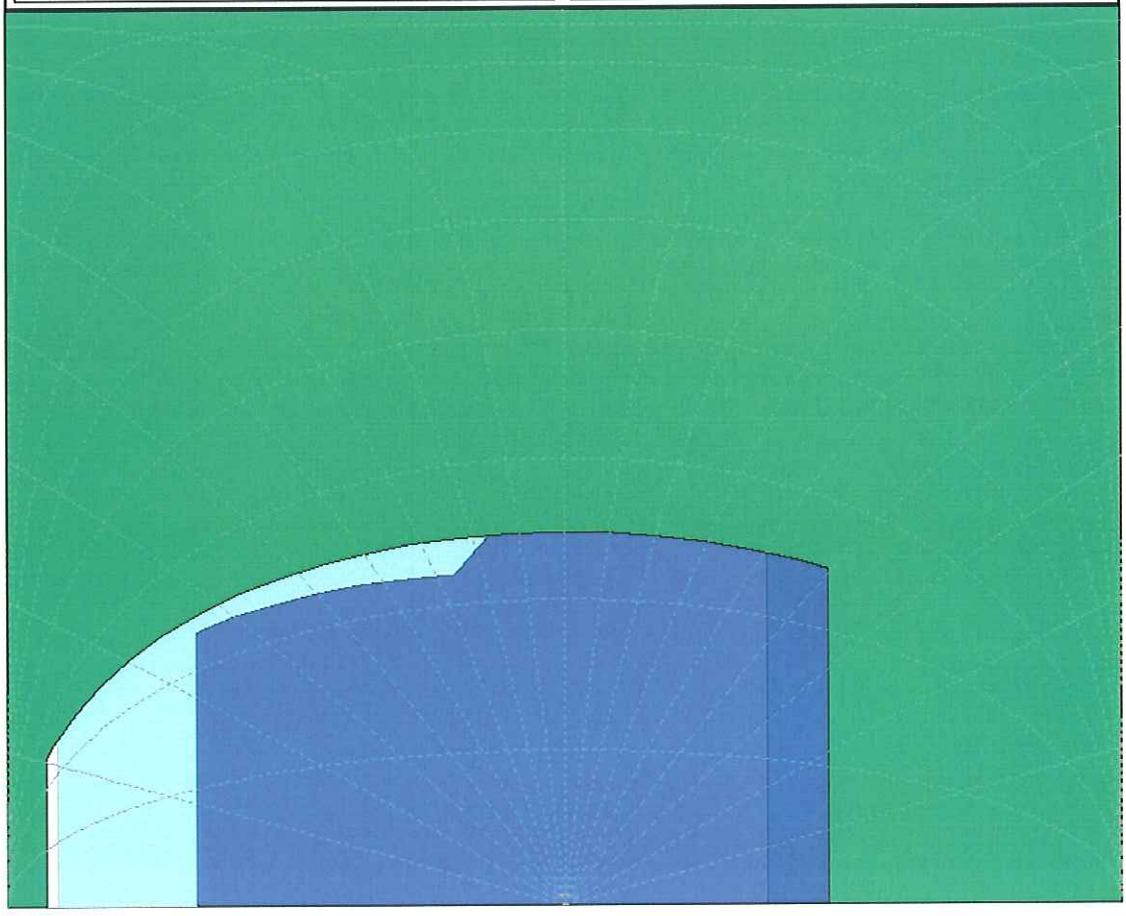


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W3 1st floor

VSC: Existing 0.06
Proposed 1.67

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

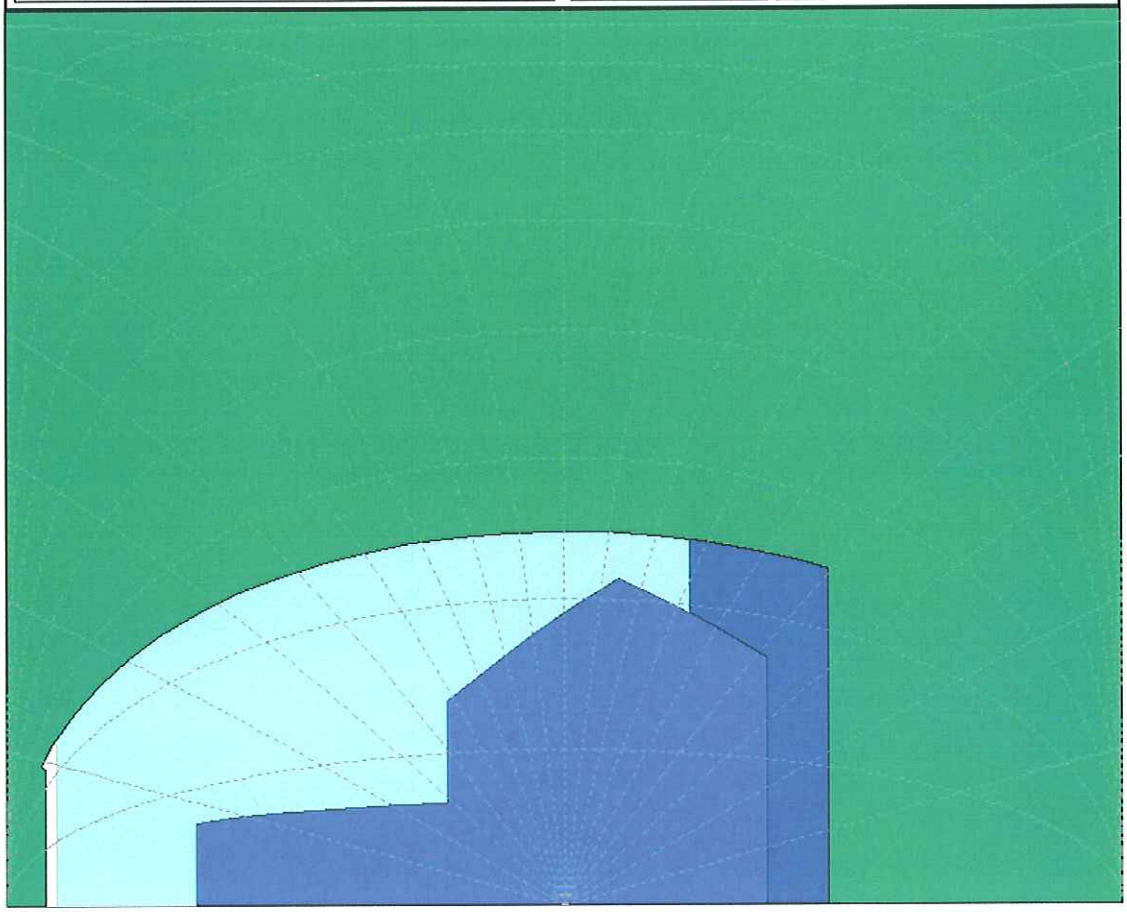


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W3 2nd floor

VSC: Existing 0.06
Proposed 4.64

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

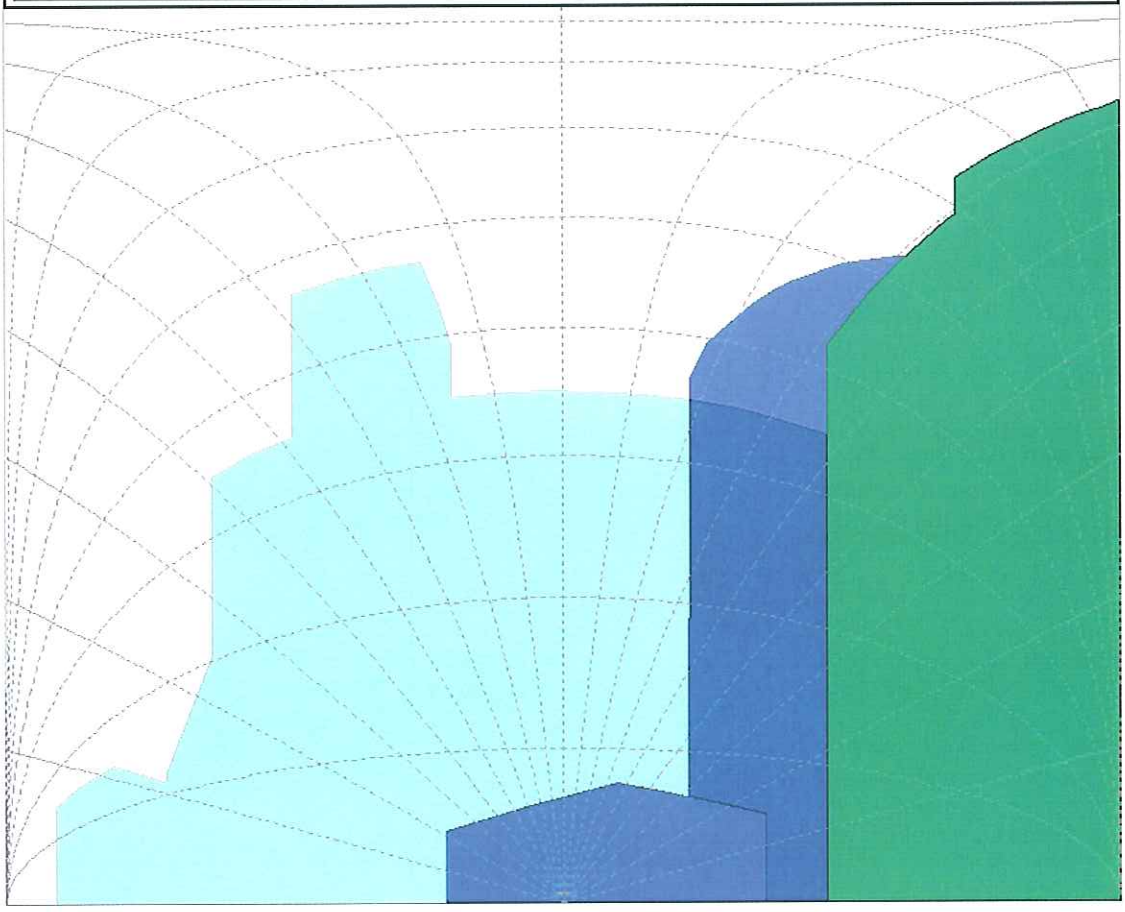


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W3 3rd floor

VSC: Existing 17.67
Proposed 27.05

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

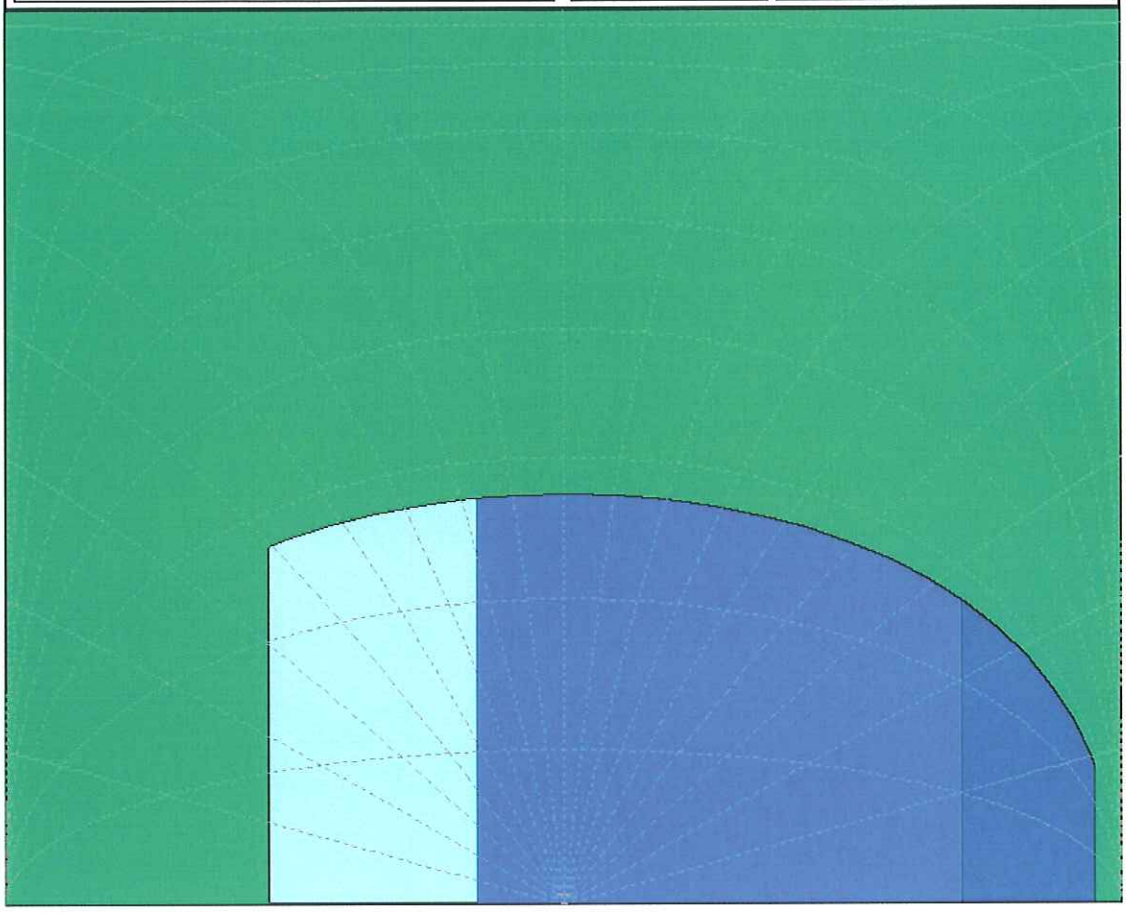


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W4 GF

VSC: Existing 0.00
Proposed 3.17

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a

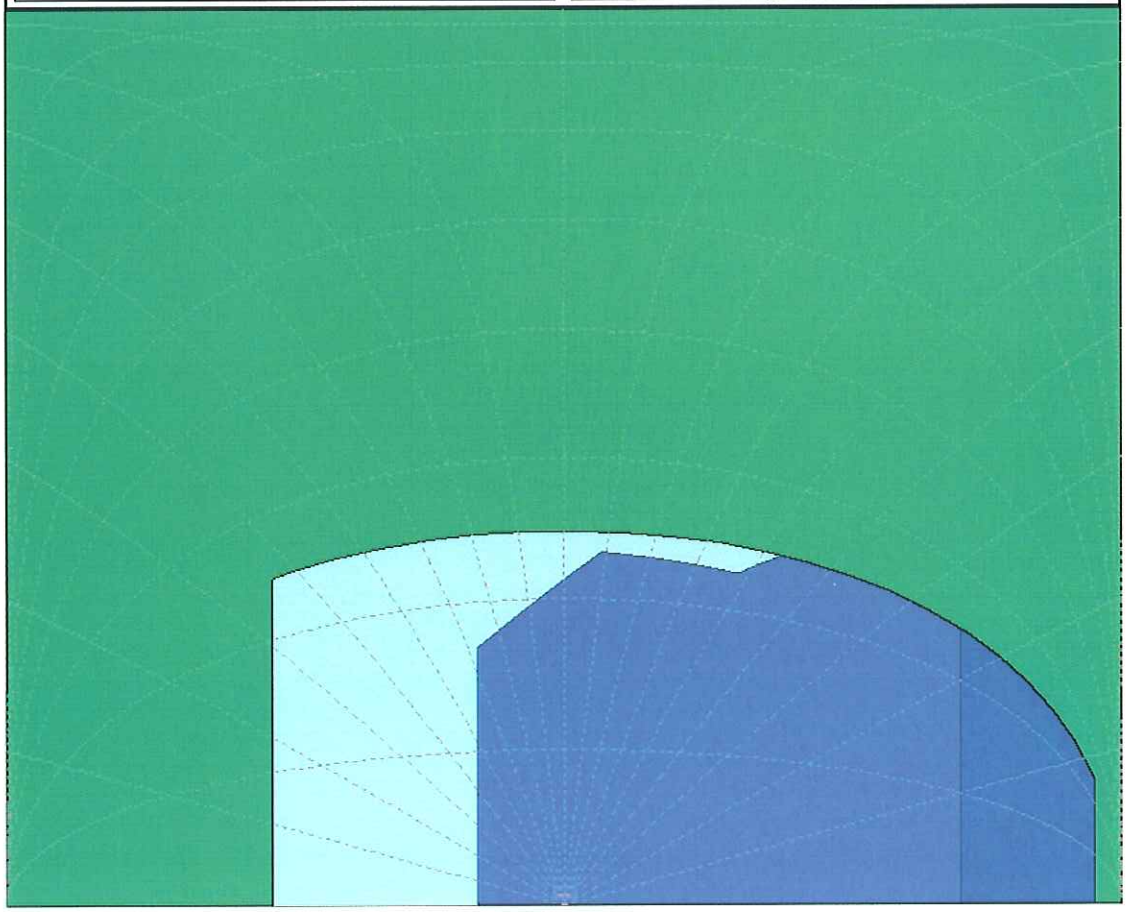


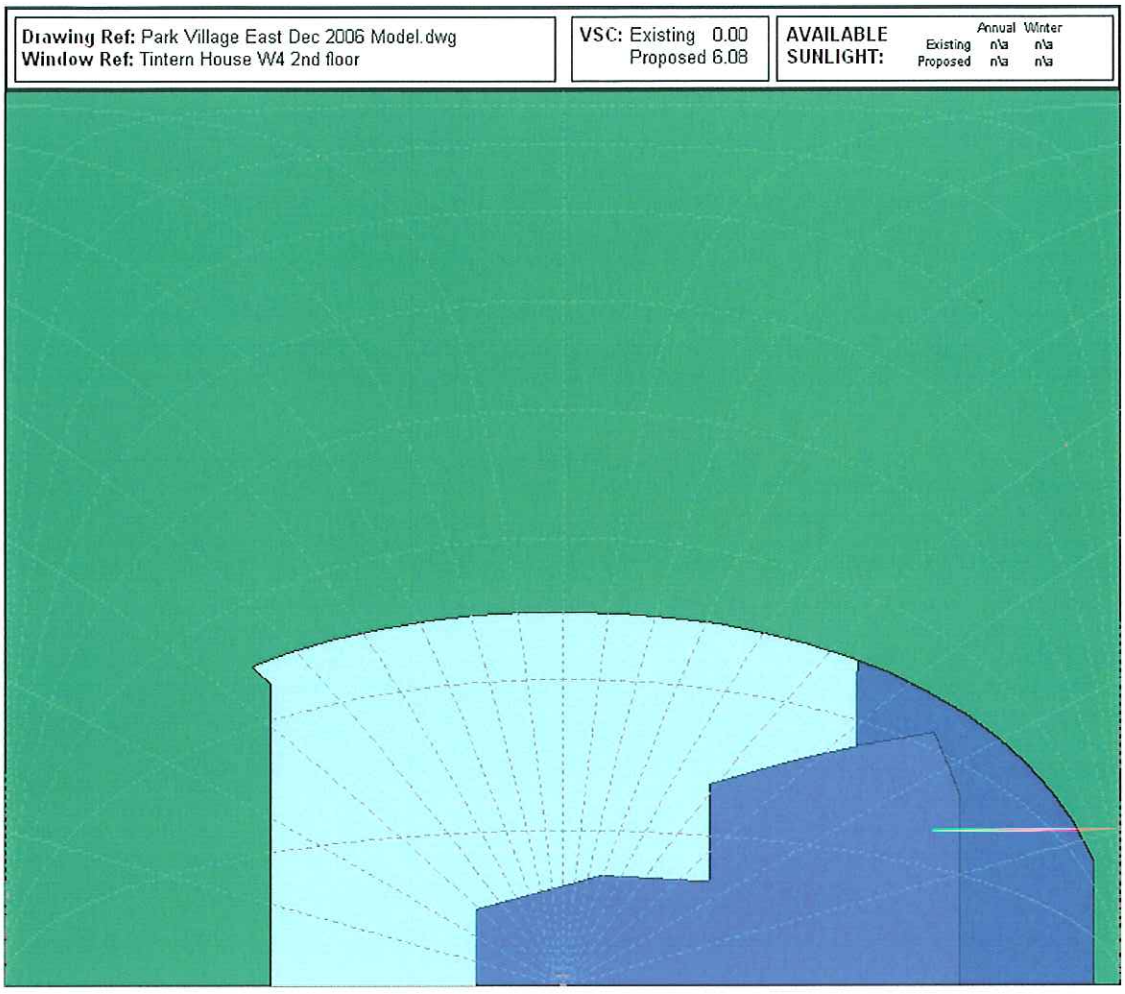
Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W4 1st floor

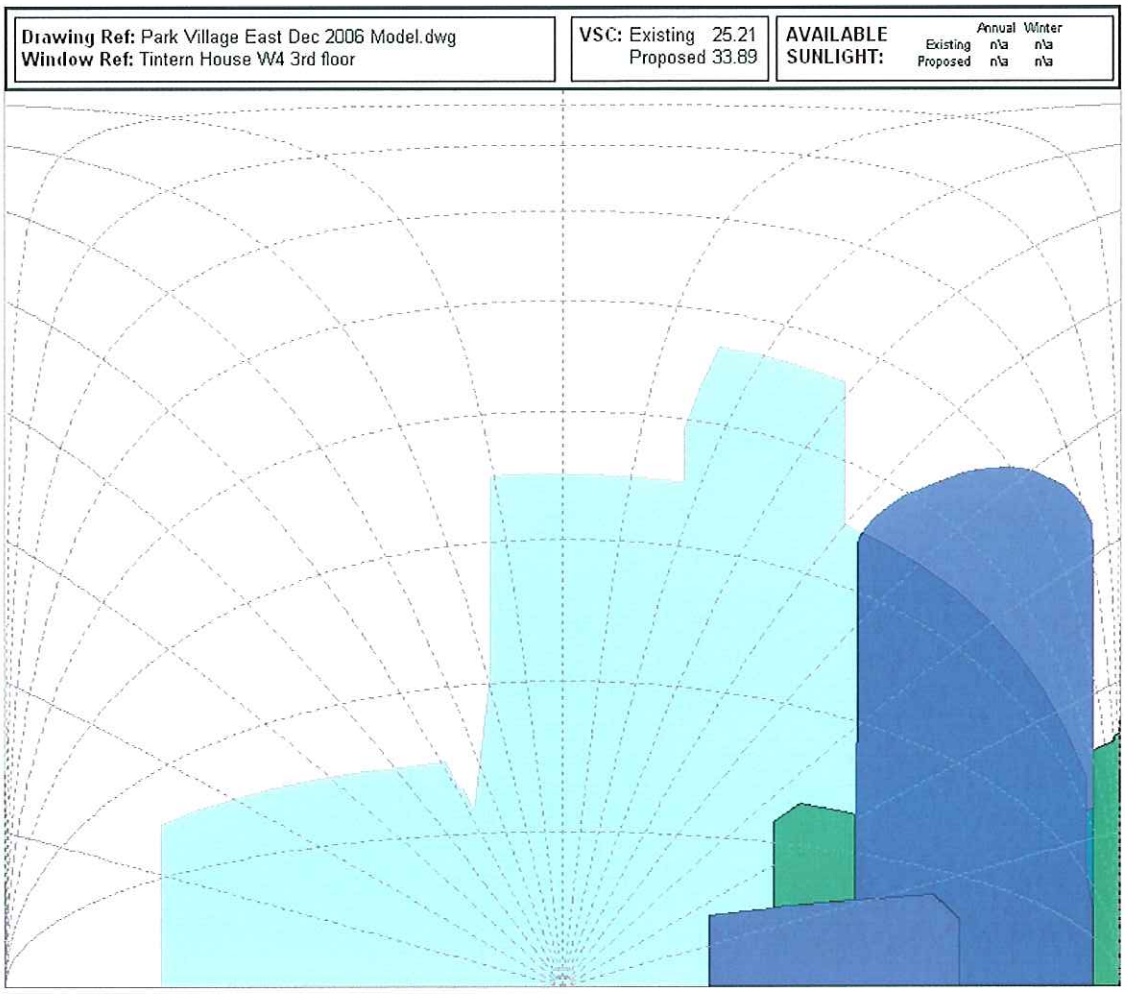
VSC: Existing 0.00
Proposed 3.33

AVAILABLE SUNLIGHT:

	Annual	Winter
Existing	n\a	n\a
Proposed	n\a	n\a




Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W4 2nd floor
VSC: Existing 0.00
Proposed 6.08
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a


Drawing Ref: Park Village East Dec 2006 Model.dwg
Window Ref: Tintern House W4 3rd floor
VSC: Existing 25.21
Proposed 33.89
AVAILABLE SUNLIGHT:
Annual Winter
Existing n\a n\a
Proposed n\a n\a

APPENDIX 4

CREDENTIALS

JOHN CARTER FRICS 2007

A Founding Partner of Brooke Vincent + Partners in 1974 and a Fellow of the Royal Institution of Chartered Surveyors since 1981.

Professional experience covers most aspects of a Chartered Building Surveyor's workload but currently, boundary related matters including, Rights To Light, Daylighting, Party Wall legislation disputes, etc., and building surveys of a wide variety of building styles and ages.

Past Chairman of the Pyramus & Thisbe Club (a club for surveyors advising on boundary related disciplines) and now Honorary Secretary. Previously a member of two of the Institution's skills panels (residential surveys and geodetics) and a consulting member to the boundaries panel.

Whilst with the residential survey panel, co-opted onto the working party responsible for revising and extending the RICS Good Practice Note for Residential Building Surveys and thereafter scripting and presenting an educational tape on the same subject.

A frequent speaker on light, party wall and survey matters and an independent assessor of candidates undertaking their RICS Assessment of Professional Competence.

In 1999, received CEDR accreditation as a mediator and became a member of the RICS panel of mediators.

Clients - Rights to Light and Daylight/Sunlight

Akeler Developments Limited
Alburn Limited
Antler Homes
Associated Newspapers
Barratt Homes
Bee Bee Developments Limited
Berkeley Homes
Bryant Homes
Cala Homes
Canon Estates Limited
City North Group Plc
City & Thames
Credit Suisse
Crest Nicholson
Galliard Homes Limited
Grainger Trust Plc.
Heritage Group
Ipsus Developments Limited
J.G. Land + Estates Limited
Londonewcastle
Michael Shanley Homes
Morris Homes
Pinnacle Estates Limited
Quintain Estates & Development Plc
Redrow Homes Limited
Reit Asset Management
Rialto Homes
Rushbond Group
Shaftesbury Plc
St. James Homes Limited
St. James's Investments
St. John's College, Oxford
Swan Hill Properties
Tesco Stores Limited
The Trustees of Charterhouse London
Ward Homes
Wilson Bowden
Windmill Properties Limited