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MEMORANDUM

DATE:	2020-07-09	**RWDI REFERENCE #:** 1901994
TO:	Joseph Harding	**EMAIL:** Joseph.Harding@berkeleygroup.co.uk
FROM:	David Hamlyn Andrew Proud	**Email:** David.Hamlyn@rwdi.com Andrew.Proud@rwdi.com
RE:	**RBC Responses** **Vastern Road** **Reading, UK**	

Introduction

During 2019 RWDI were retained by Berkeley Homes to conduct a pedestrian level wind microclimate assessment of the proposed Vastern Road development in Reading, UK (hereafter referred to as the 'Proposed Development'). Following a peer review of RWDI's methodology by BRE and subsequent response from RWDI, Reading Borough Council (RBC) have raised the below comments that this document seeks to provide a reply to.

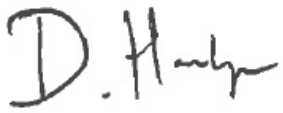
RWDI Responses

The following includes a list of issues considered outstanding by the BRE with associated responses from RWDI.

RBC Comment	RWDI Response
The justification put forward for not undertaking a full seasonal approach appears to be "RWDI has extensive experience of microclimate assessments within the administrative bounds of Reading Borough Council (RBC) using this approach". I don't consider this to be a particularly constructive response. Perhaps in the first instance you could provide me with such examples determined since the adoption of the Reading Local Plan (November 2019)? At the present time I would revert to my previous response sent to you on 11th June in relation to this matter, which still stands.	It should be noted that the Reading Local Plan adopted in November 2019 identified the requirement to use the guidelines laid out by the Lawson Criteria, but does not provide any further detail. The assessment undertaken conforms to the methodology laid out by Lawson and includes an assessment of winds throughout the year with safety exceedances being presented annually and pedestrian comfort being presented for the windiest season (either winter or spring depending upon individual probe locations) and the summer season, when amenity spaces are expected to be most frequently used.

	The utility of presenting dot plots for four seasons for pedestrian comfort is a long standing difference of opinion between RWDI and BRE and acknowledged (prior to this point) by both parties as not materially impacting the outcomes of the assessment.
In terms of the area around the café, the RWDI response states "The majority of the café seating area would be suitable for sitting use during the summer season. Standing use conditions at the northern edge of the café terrace are highly localised and would be expected to be eliminated by the introduction of landscaping to reduce mean flow velocity around the Site and the application of any balustrade required for safety on the northern edge of the terrace." I would have expected this to have been actually demonstrated through the provision of plans to evidence the actually proposed mitigation measures? I suggest that you consider this further.	A qualitative assessment of the proposed landscaping scheme has been included within the reporting. On demonstrating the mitigation and landscaping measures, it is common that when wind conditions exceed the desired conditions for the intended use by no more than one category, with no instances of safety exceedances, that likely suitability of wind mitigation measures are assessed qualitatively and further quantitative testing of measures is generally not required. In the report we note that the landscape plan referenced within the report as Fig 17 of Appendix B should provide the necessary level of mitigation at this area, and we have not recommended any further measures on top of the proposed landscaping.

Yours truly,



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