

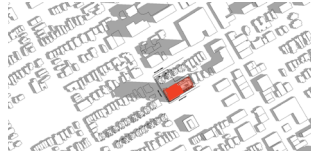
JUNE 21



7:00 AM



8:00 AM



9:00 AM



10:00 AM



11:00 AM



12:00 PM



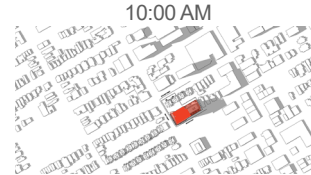
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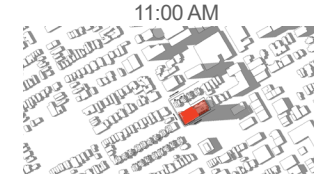
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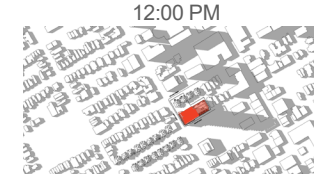
3:00 PM



4:00 PM



5:00 PM



6:00 PM

MARCH/SEPTEMBER 21

FULL SHADOW COVERAGE,
TIME NOT APPLICABLE



8:00 AM



9:00 AM



10:00 AM



11:00 AM



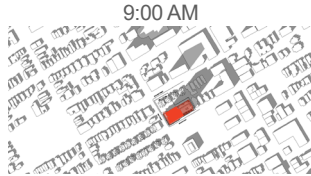
12:00 PM



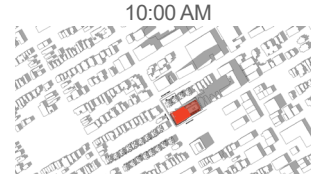
1:00 PM



2:00 PM



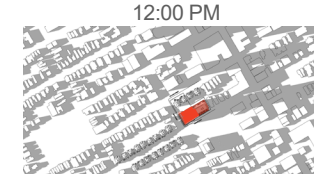
3:00 PM



4:00 PM



5:00 PM



6:00 PM

DECEMBER 21

FULL SHADOW COVERAGE,
TIME NOT APPLICABLE



8:00 AM



9:00 AM



10:00 AM



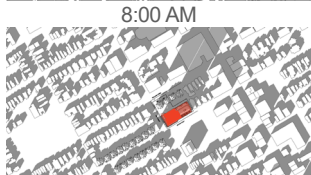
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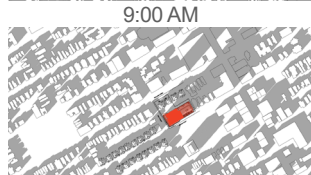
12:00 PM



1:00 PM



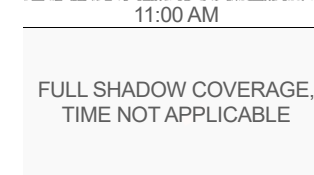
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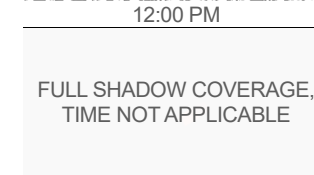
3:00 PM



4:00 PM



5:00 PM



6:00 PM

FULL SHADOW COVERAGE,
TIME NOT APPLICABLE

FULL SHADOW COVERAGE,
TIME NOT APPLICABLE

Legend:

- Proposed Development
- Public Space
- As-of-Right Shadow Outline
- Arterial Mainstreet
- New Net Shadow



359 KENT STREET Top-View Shadow Analysis

Scale: 1:20,000
Application No.: D01-01-21-0015
Date: March 10, 2023





Legend:

- Proposed Development
- Public Space
- As-of-Right Shadow Outline
- Arterial Mainstreet
- New Net Shadow



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 7:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

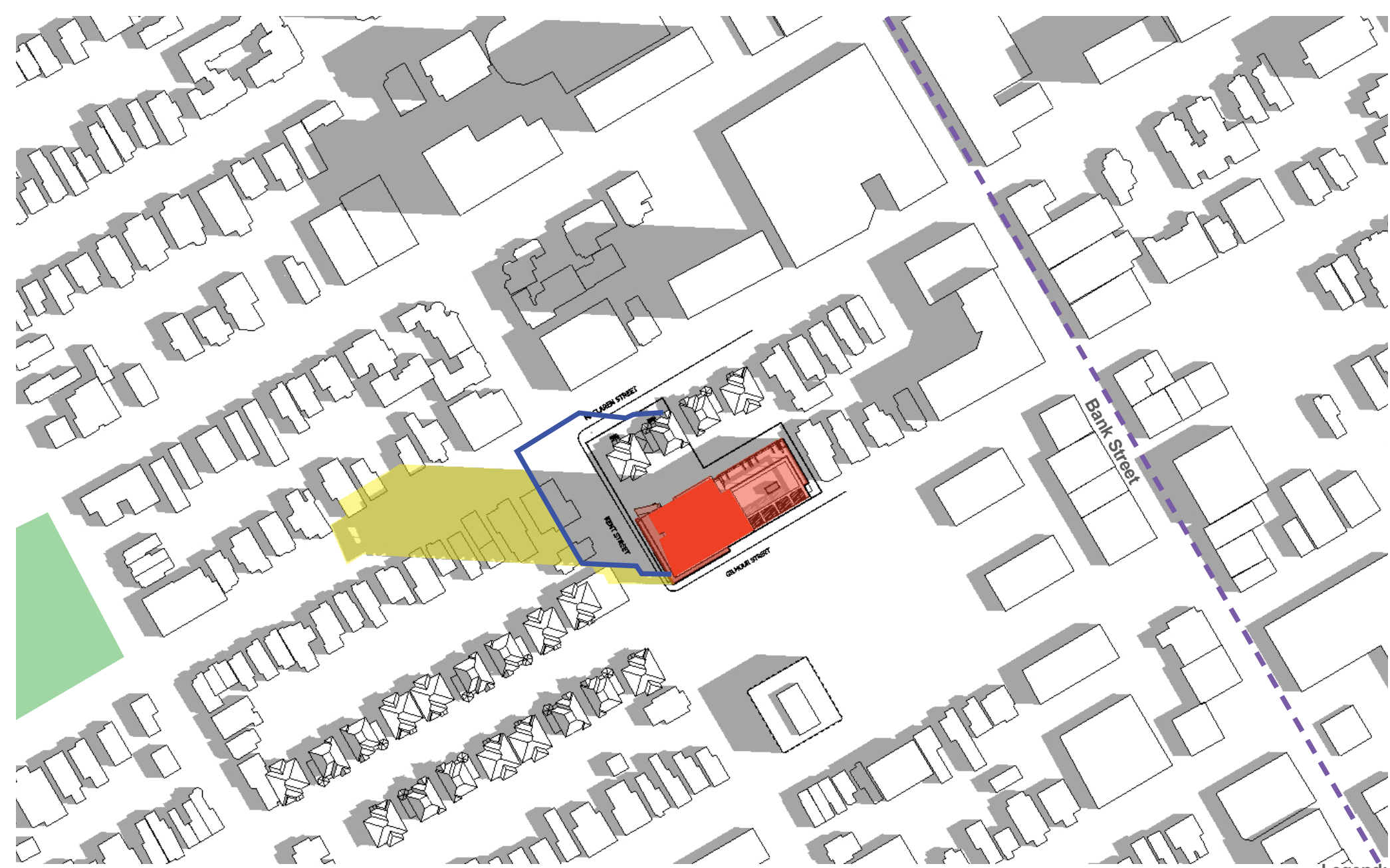


359 KENT STREET
 Top-View Shadow Analysis

Scale: 1:2000
 Application No.: D01-01-21-0015
 Date: March 10, 2023

JUNE 8:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

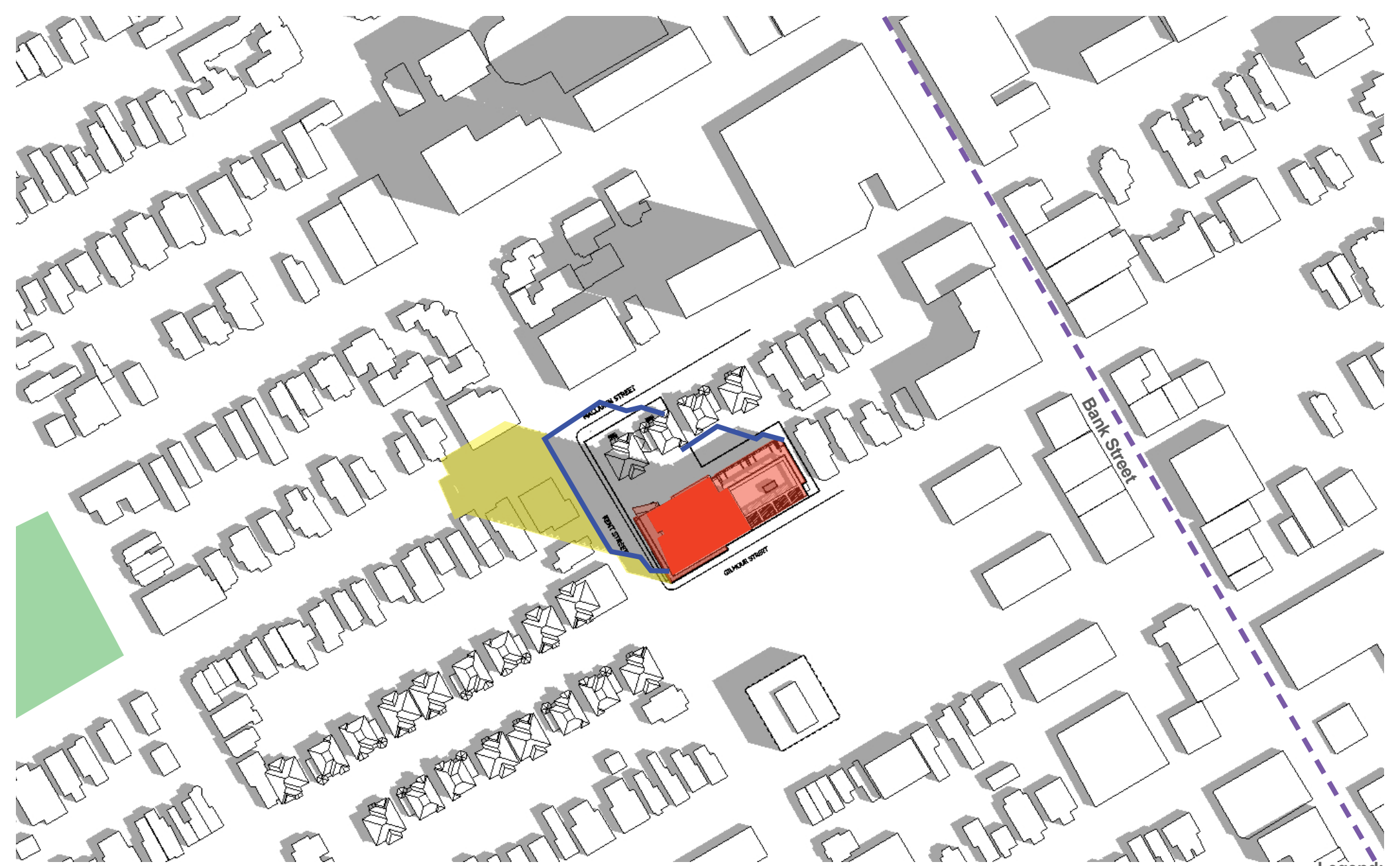


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 9:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

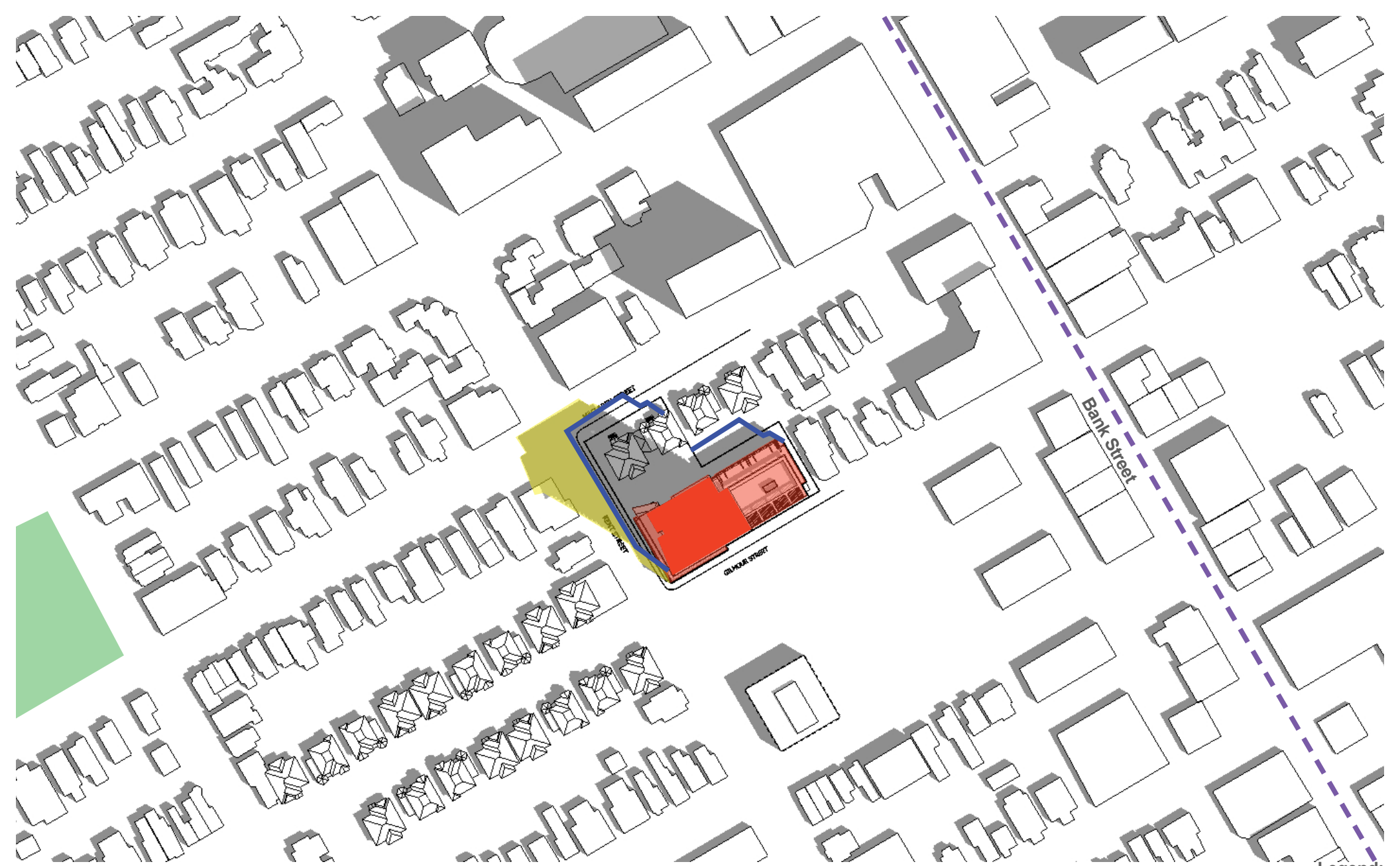


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 10:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

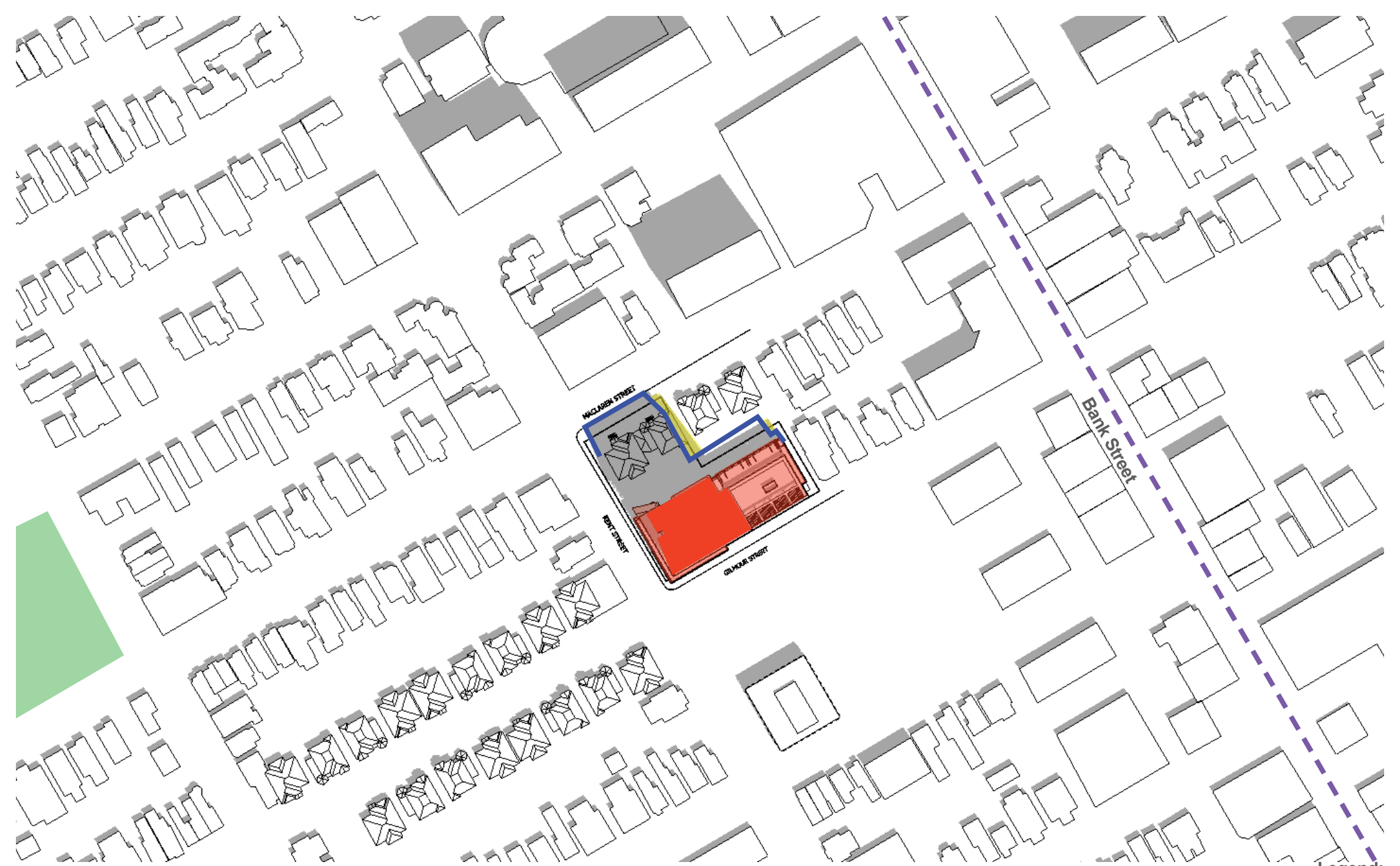


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 11:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

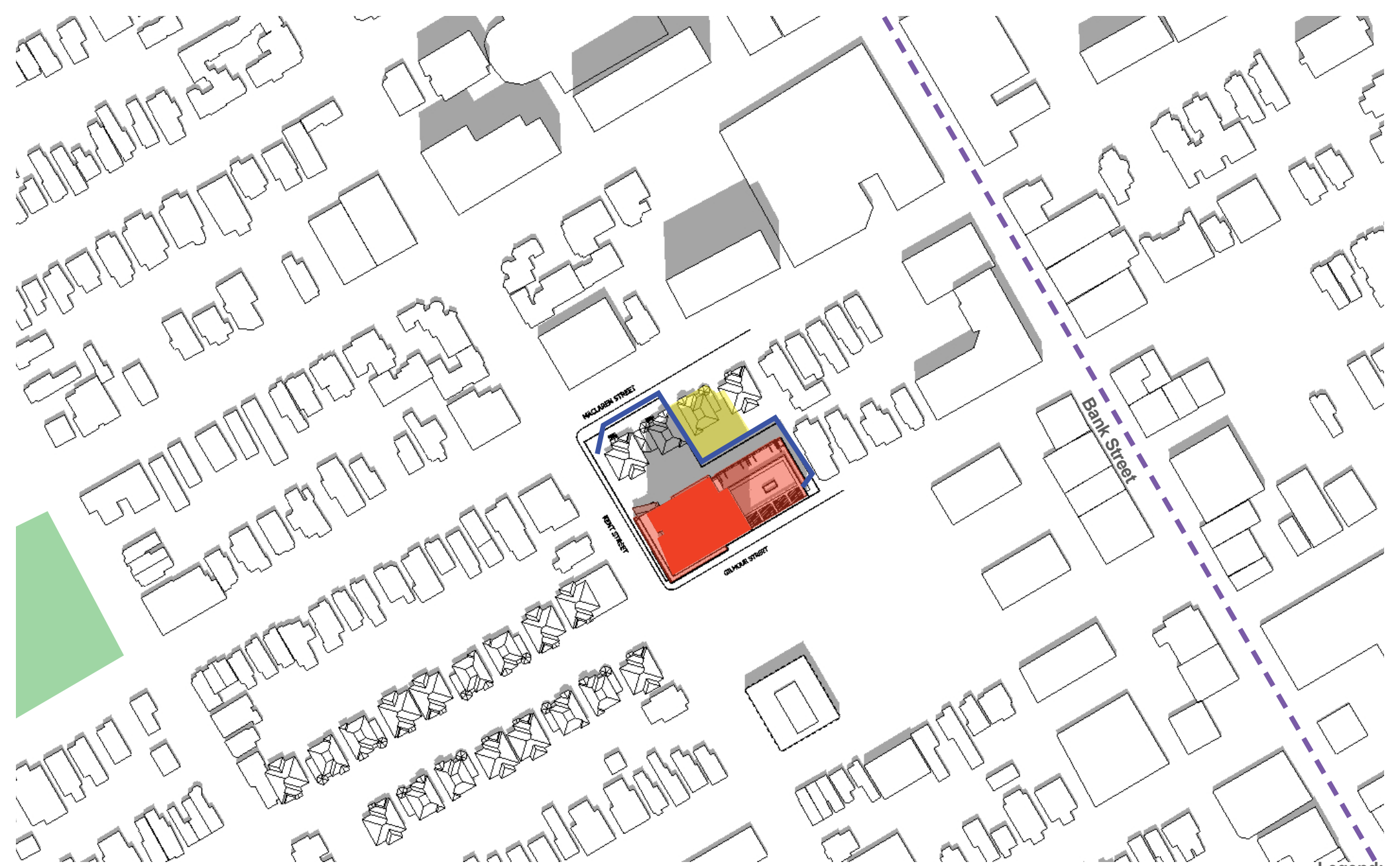


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 12:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 1:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

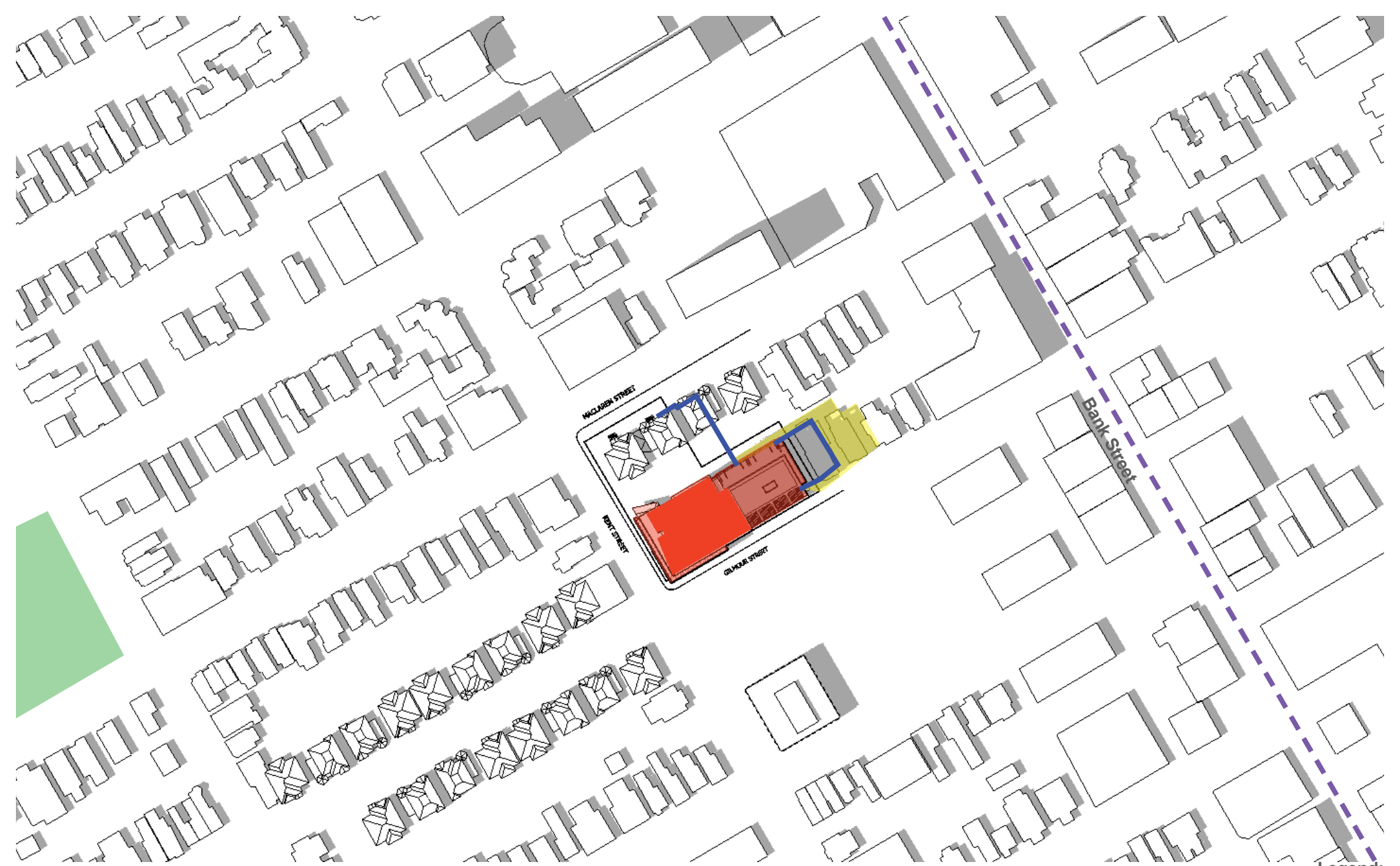


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 2:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

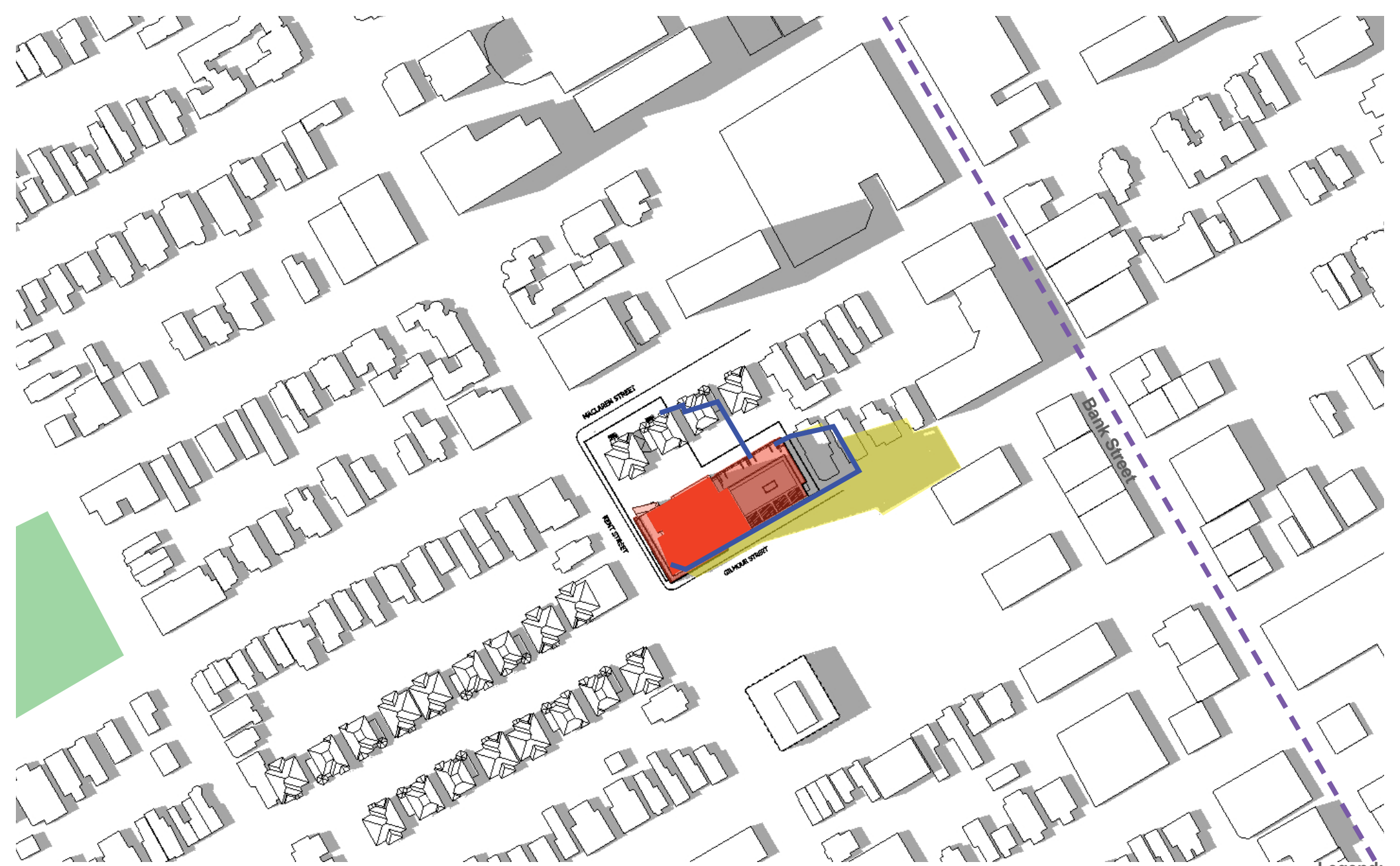


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 3:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

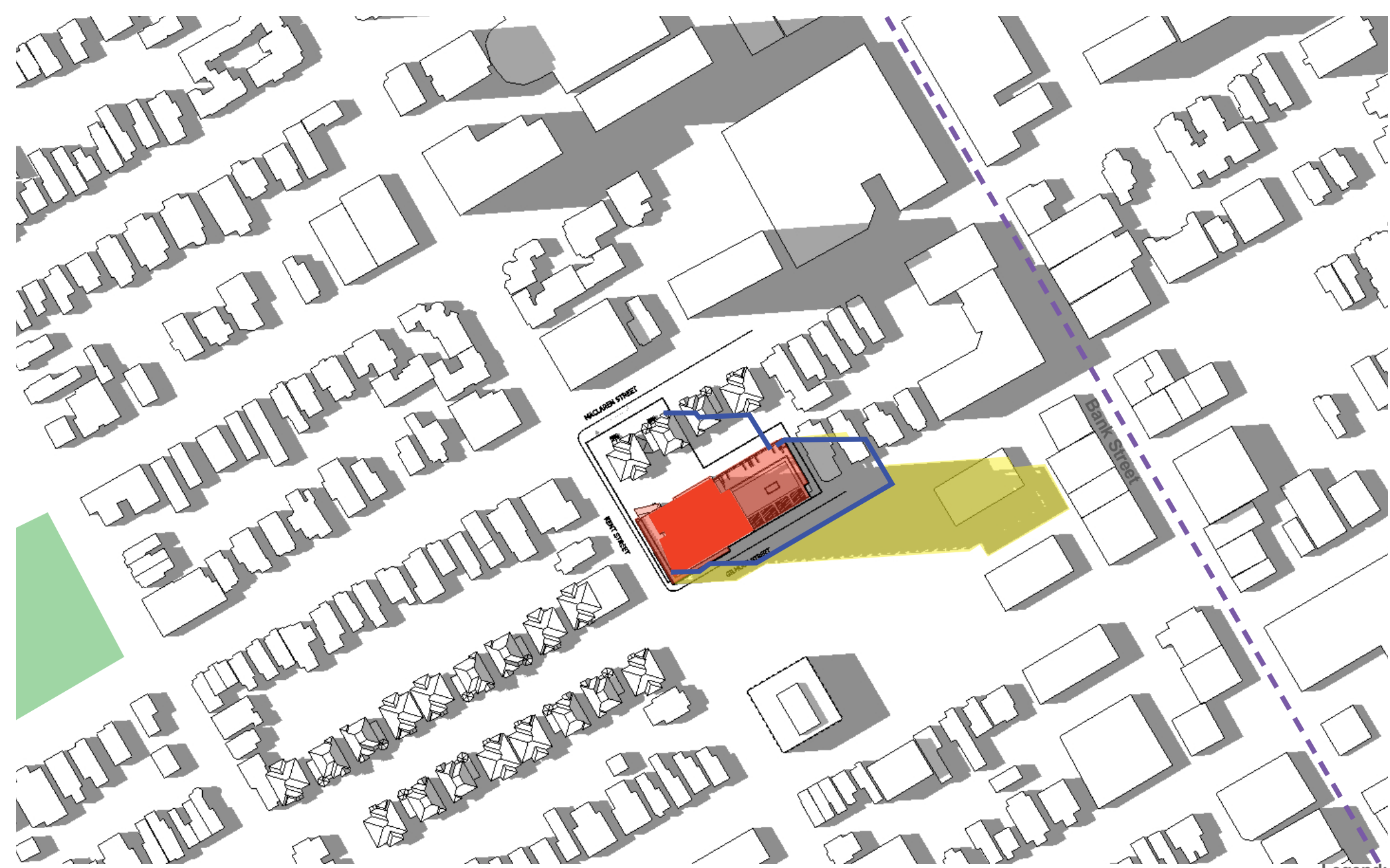


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 4:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

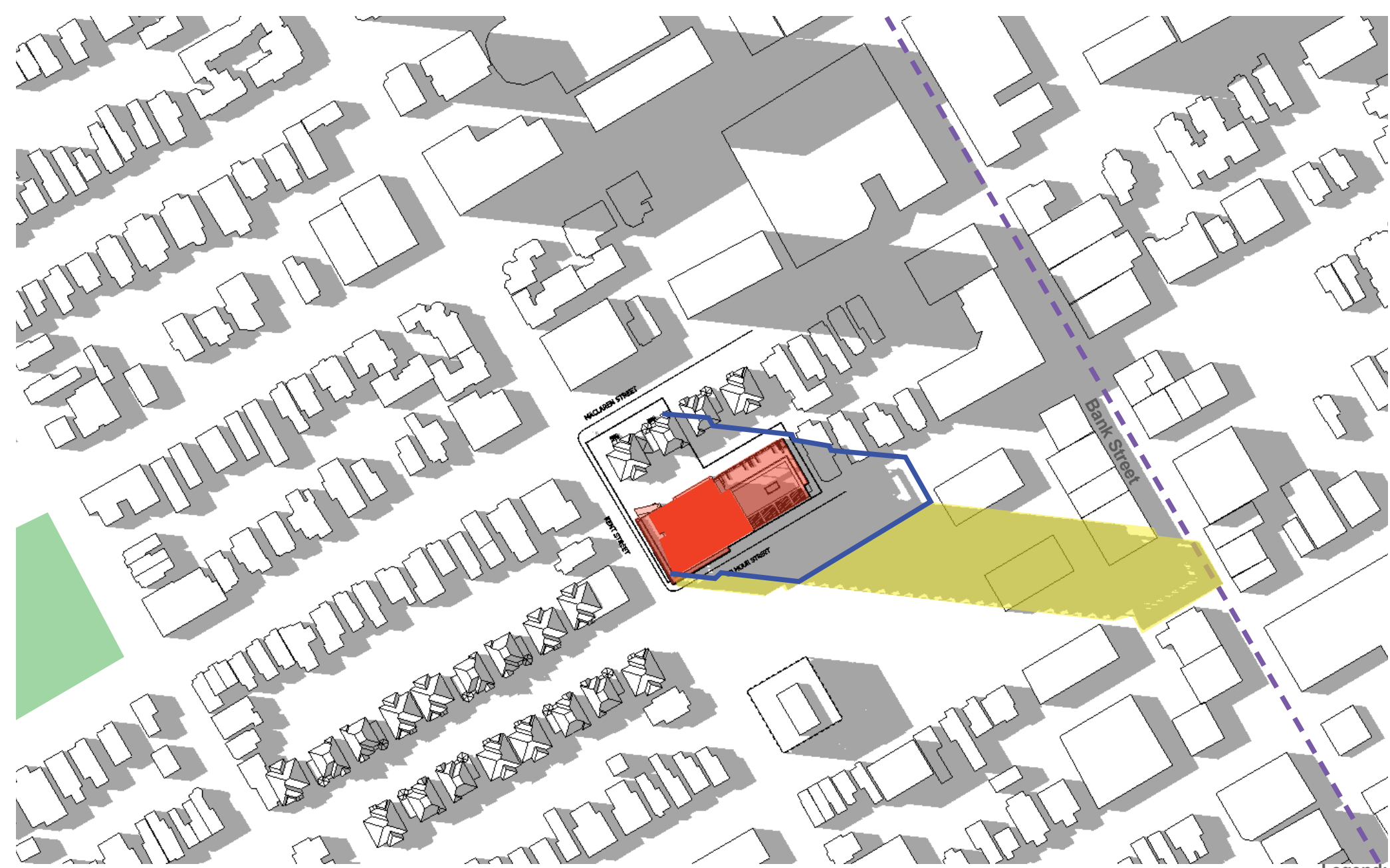


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 5:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

JUNE 6:00pm



**FULL SHADOW COVERAGE,
TIME NOT APPLICABLE**

Bank Street

Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 7:00am





Legend:

- Proposed Development
- Public Space
- As-of-Right Shadow Outline
- Arterial Mainstreet
- New Net Shadow

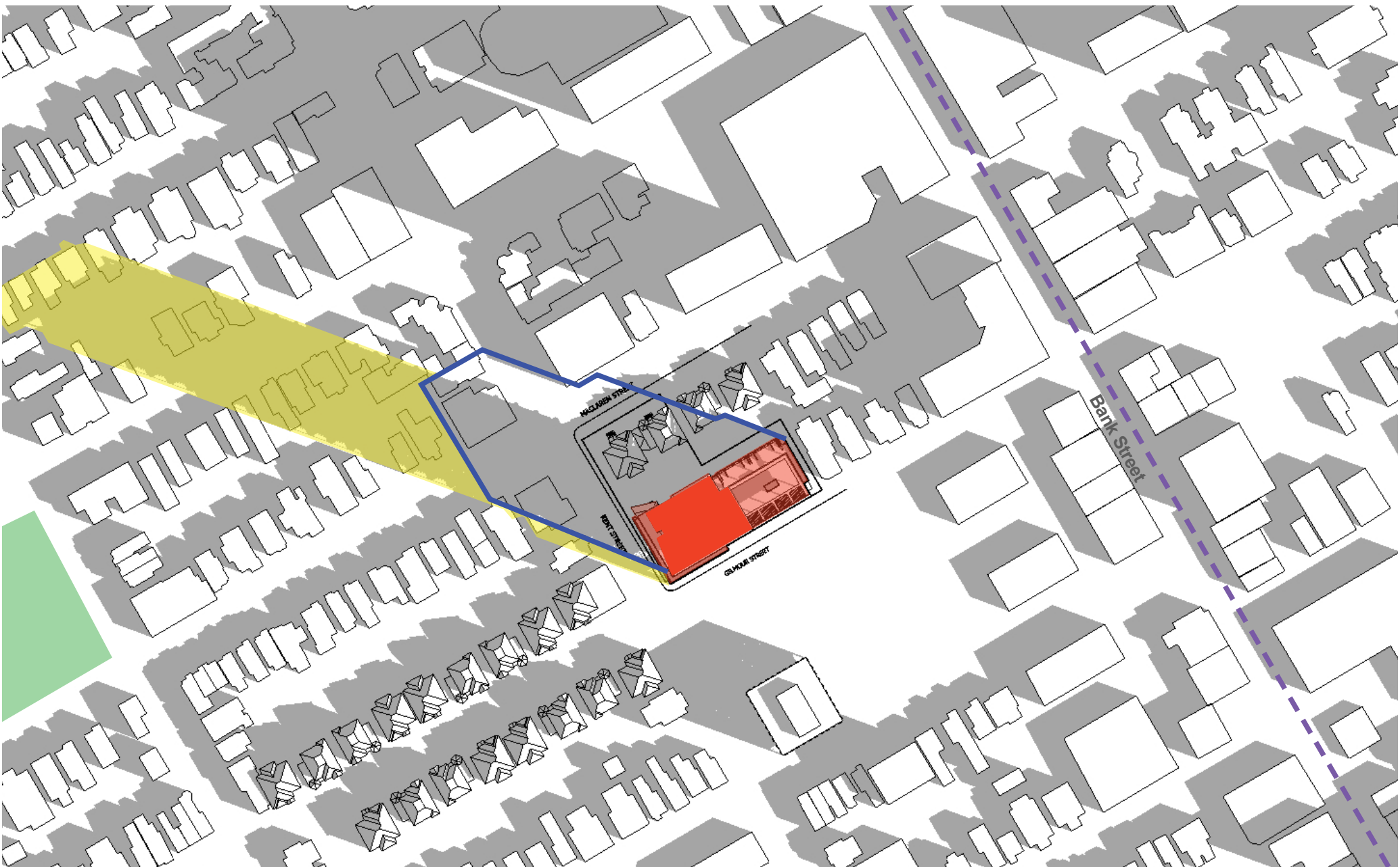


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 8:00am





Legend:

- Proposed Development
- Public Space
- As-of-Right Shadow Outline
- - - Arterial Mainstreet
- New Net Shadow

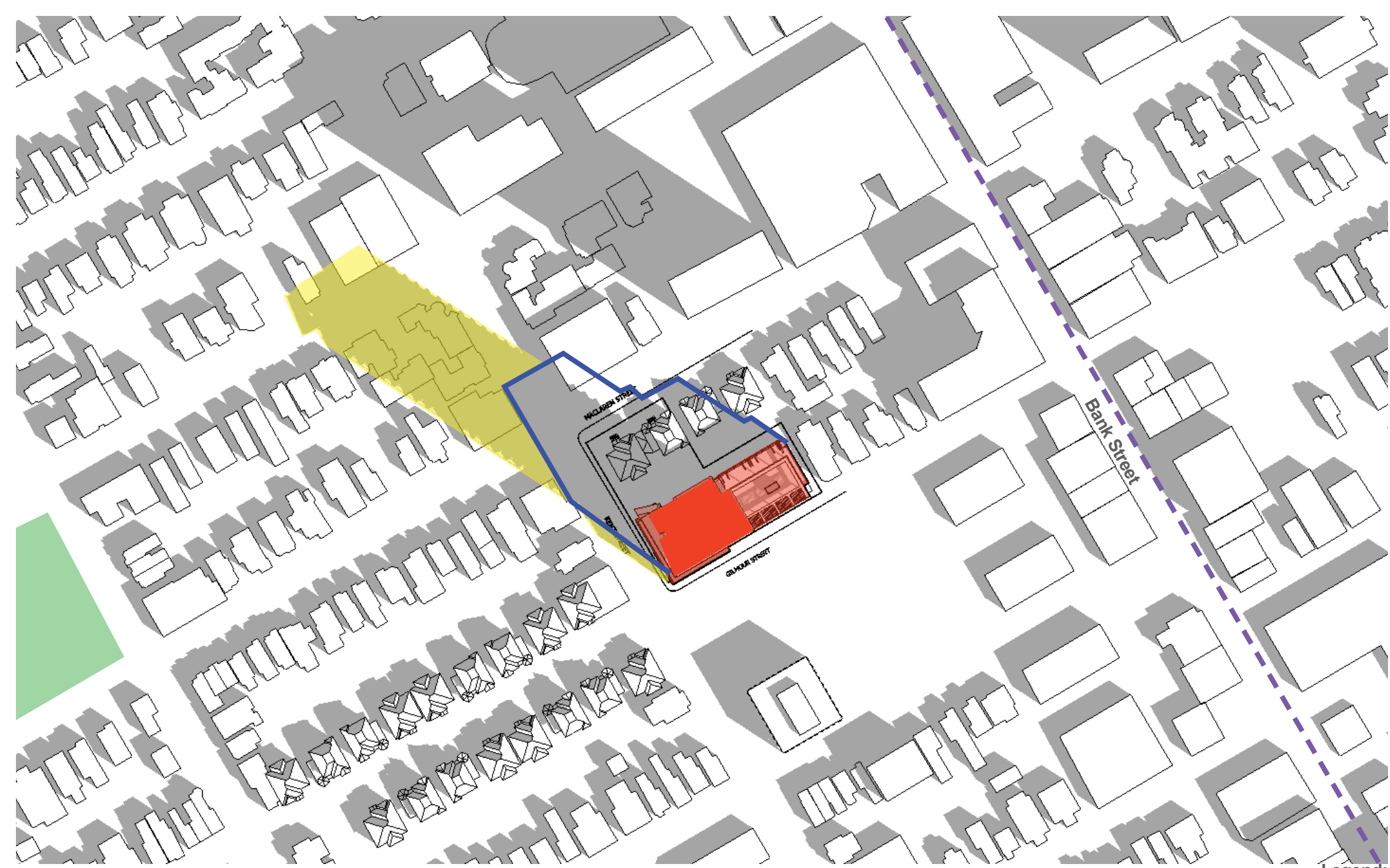


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 9:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 10:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

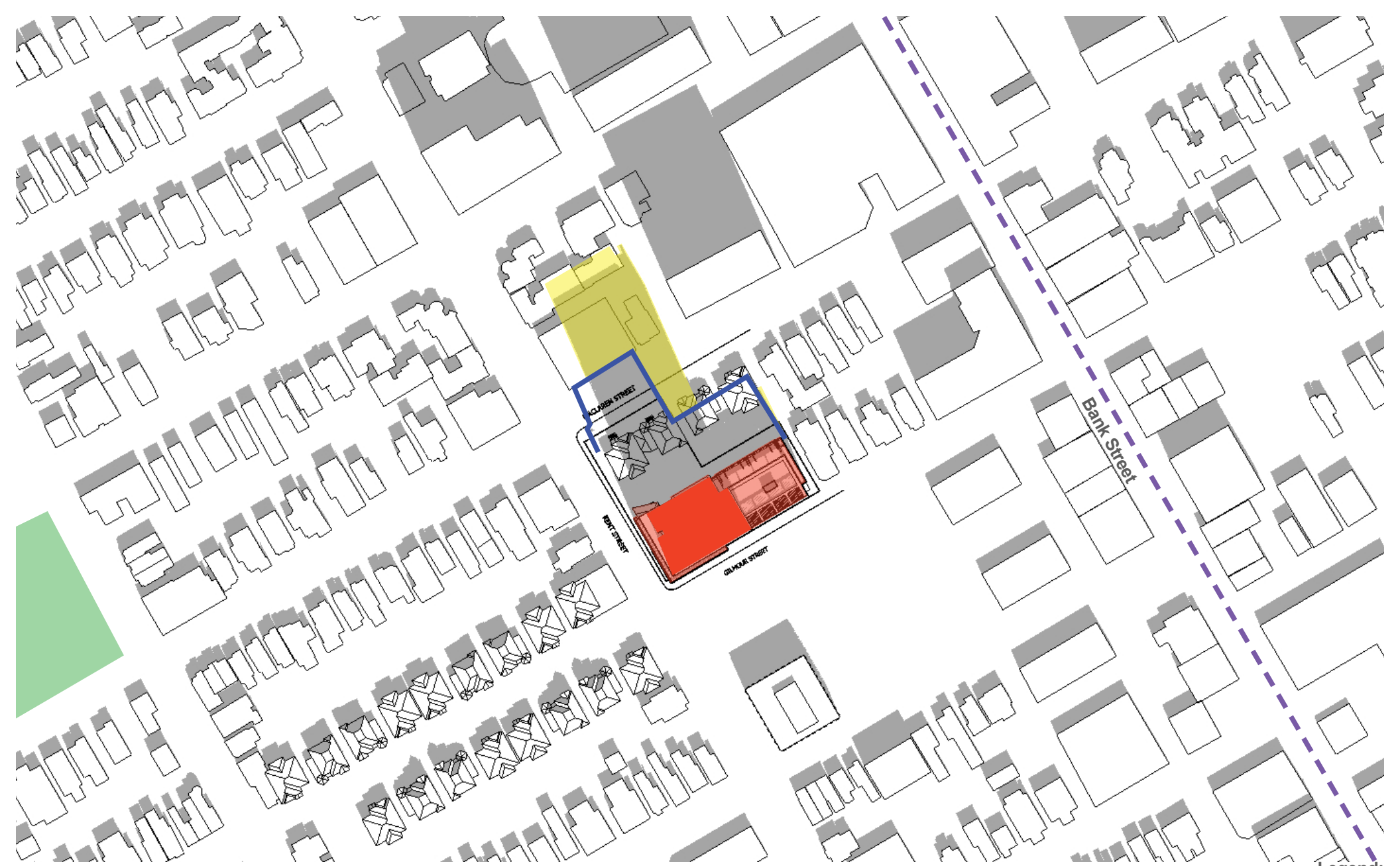


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 11:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 12:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 1:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 2:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 3:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

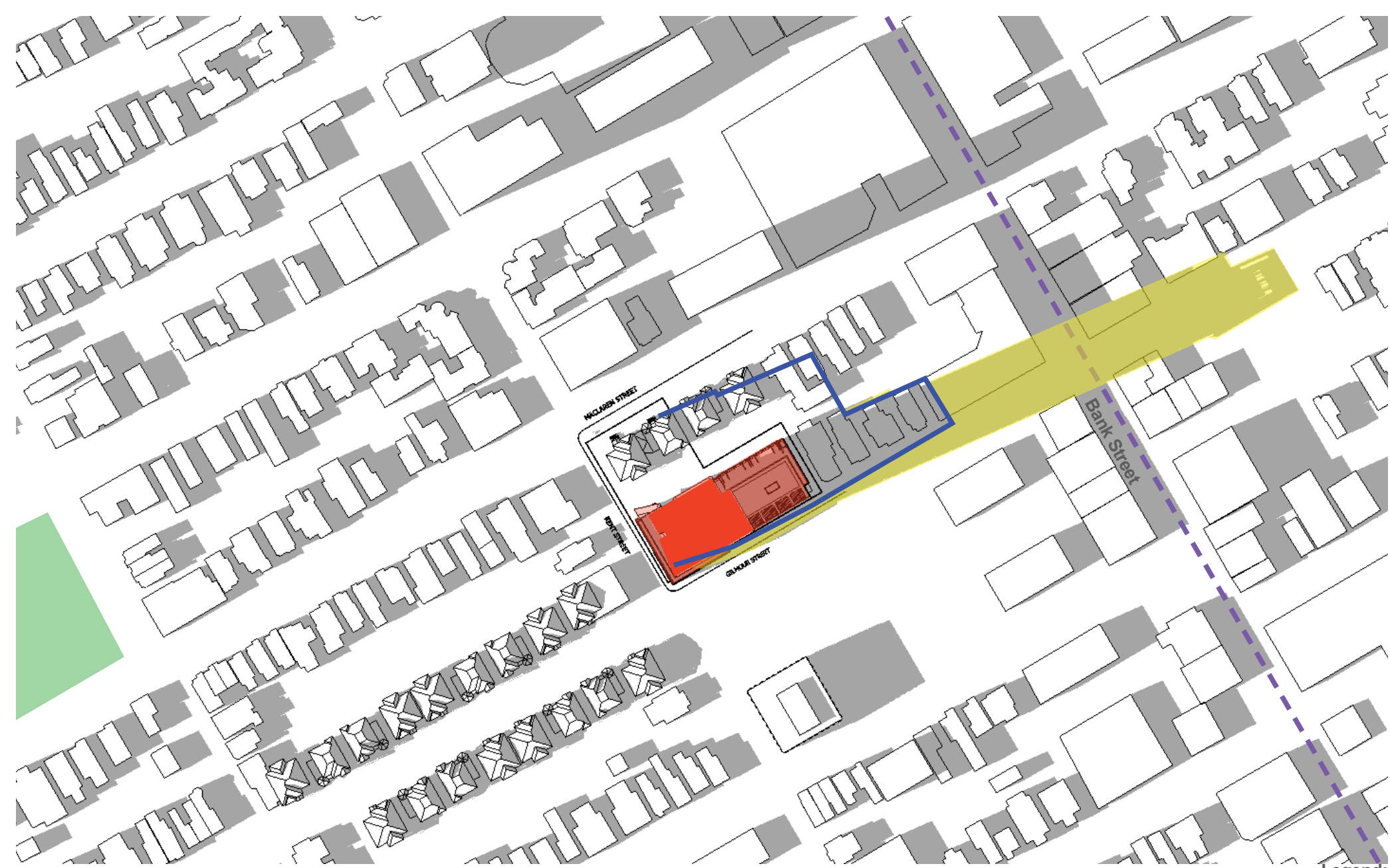


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 4:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

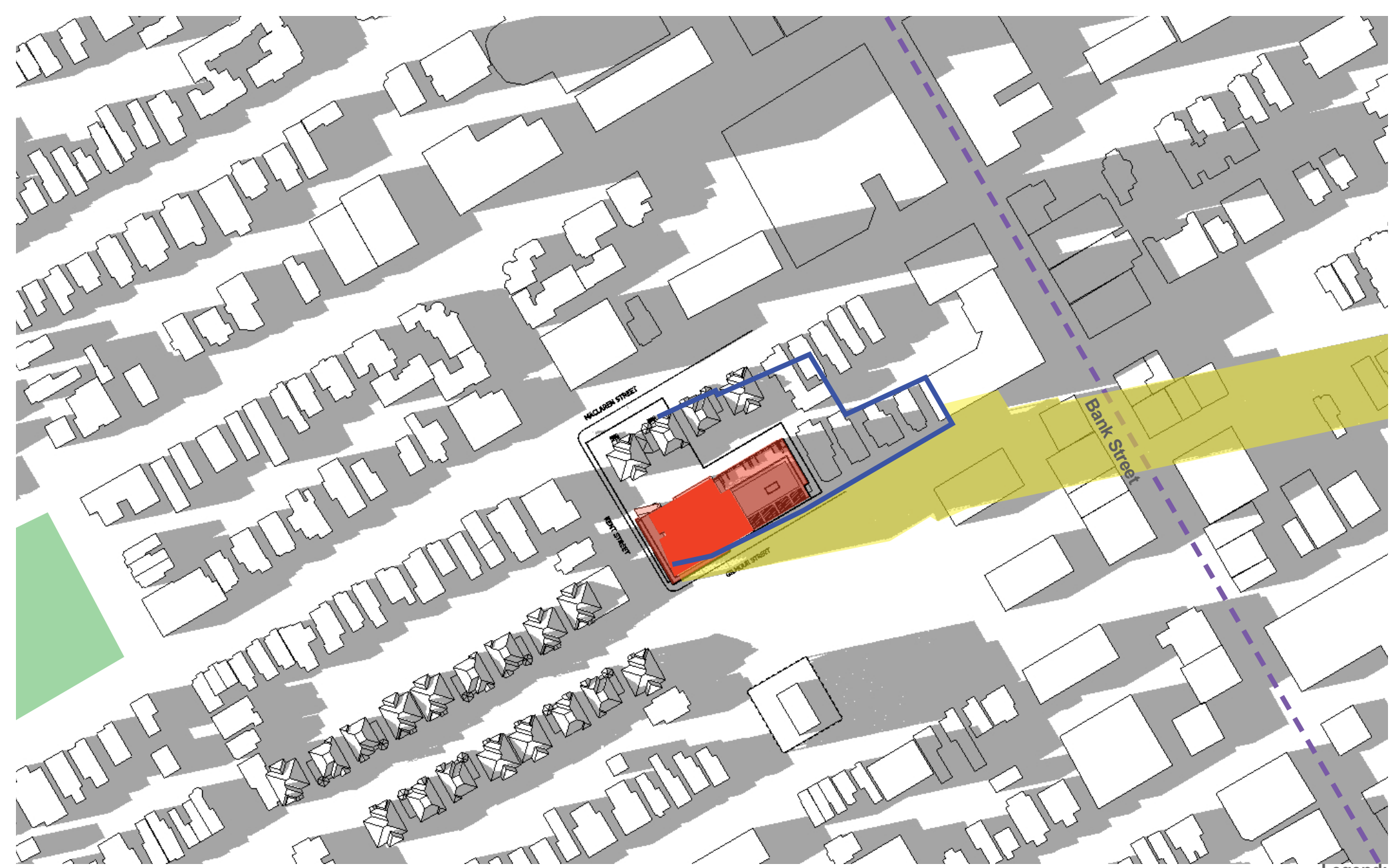


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 5:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

MAR/SEPT 6:00pm



**FULL SHADOW COVERAGE,
TIME NOT APPLICABLE**

Bank Street

Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 7:00am





Legend:

- Proposed Development
- Public Space
- As-of-Right Shadow Outline
- Arterial Mainstreet
- New Net Shadow



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 8:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET

Top-View Shadow Analysis

Scale: 1:2000
 Application No.: D01-01-21-0015
 Date: March 10, 2023

DEC 9:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET

Top-View Shadow Analysis

Scale: 1:2000
 Application No.: D01-01-21-0015
 Date: March 10, 2023

DEC 10:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



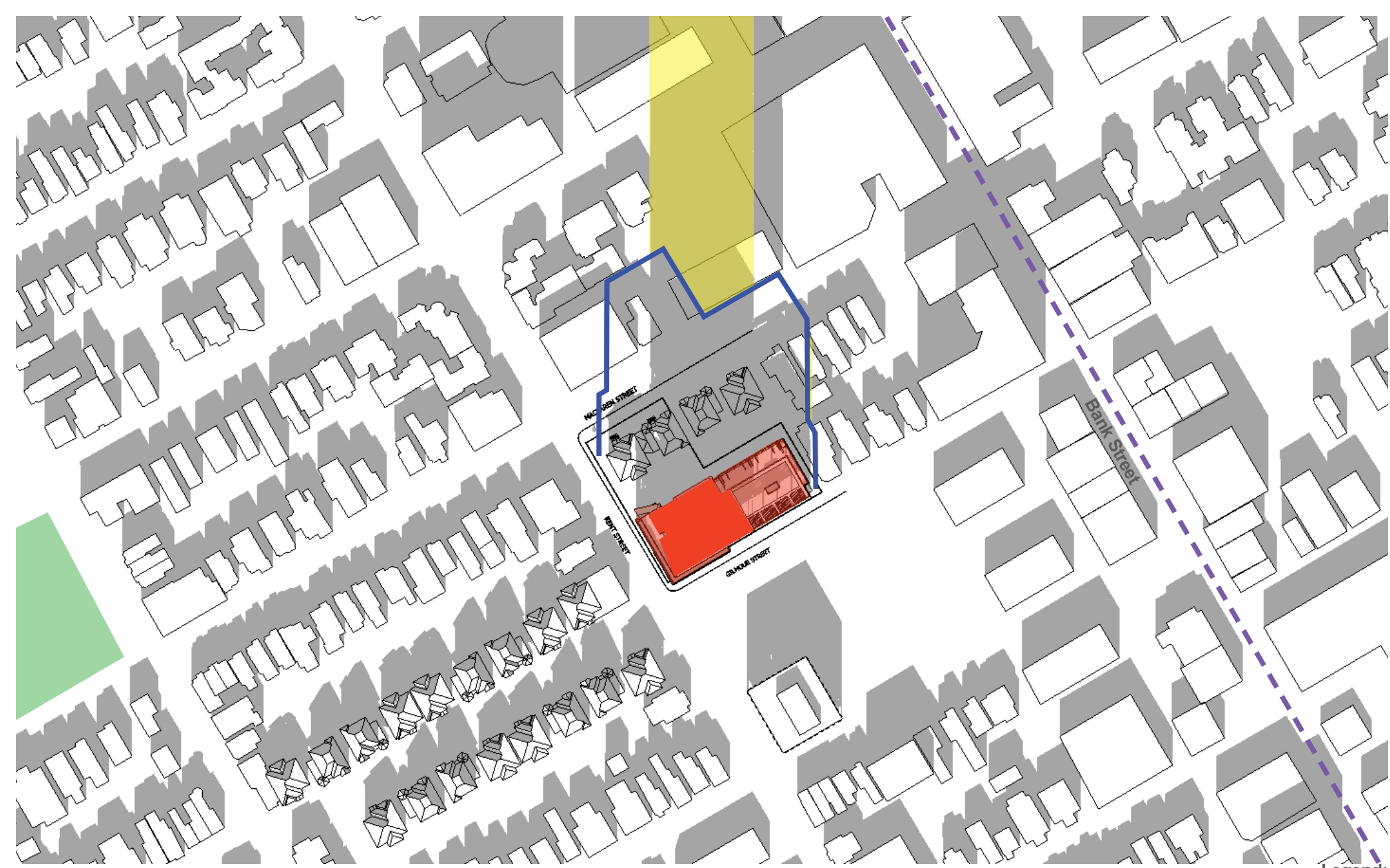
359 KENT STREET

Top-View Shadow Analysis

Scale: 1:2000
 Application No.: D01-01-21-0015
 Date: March 10, 2023

DEC 11:00am





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

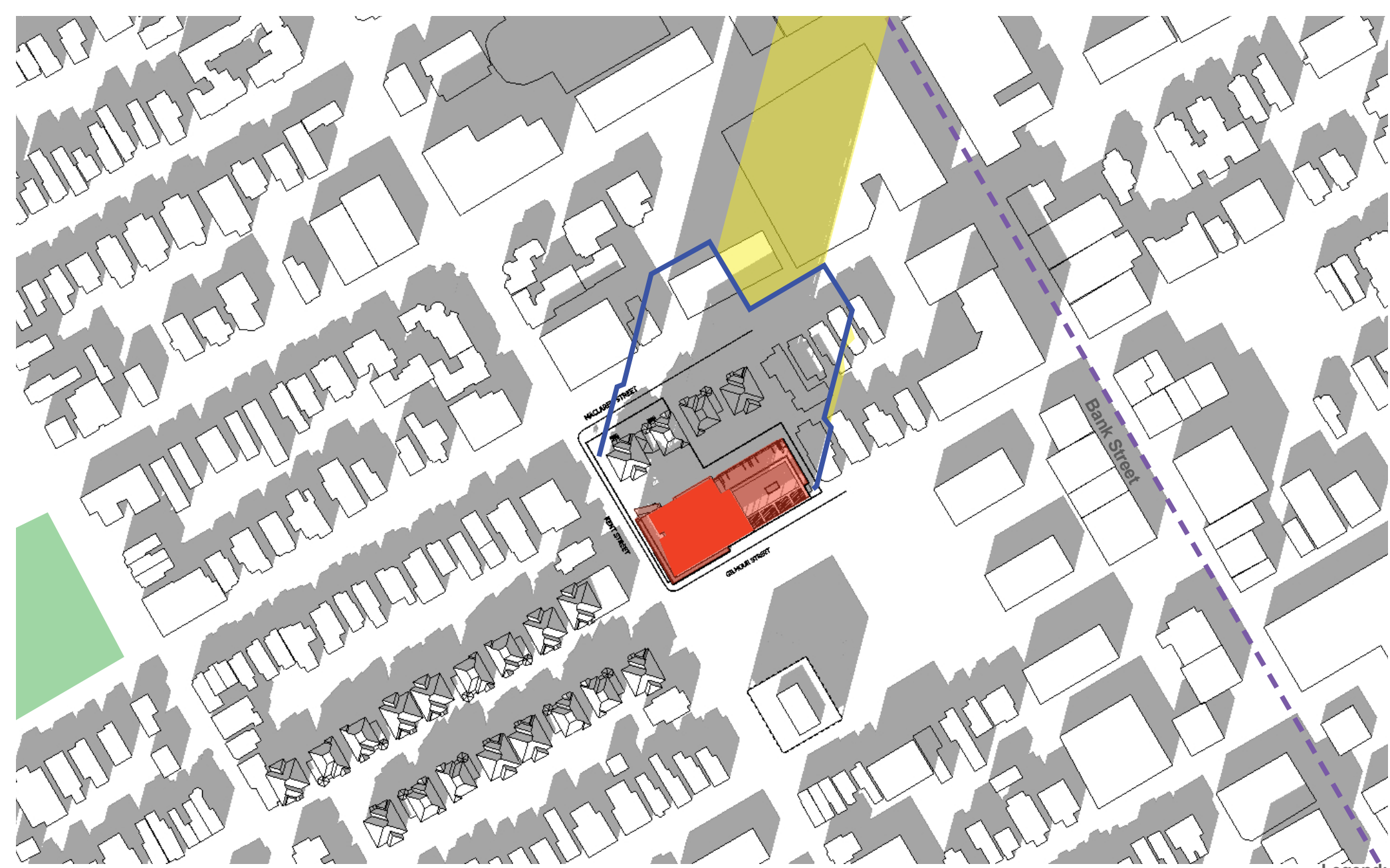


359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

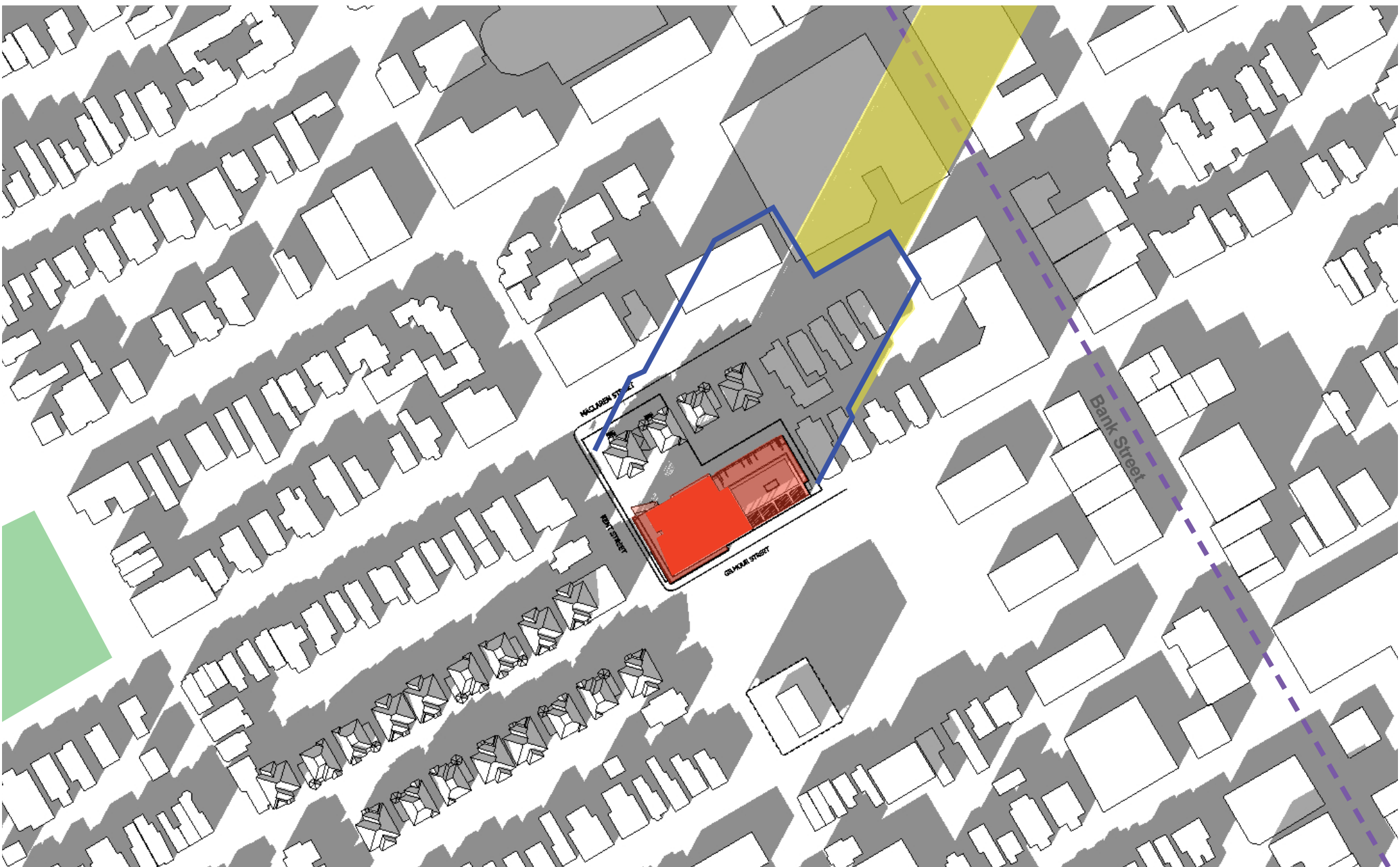
DEC 12:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 2:00pm





Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 3:00pm





Legend:

- Proposed Development
- Public Space
- As-of-Right Shadow Outline
- Arterial Mainstreet
- New Net Shadow



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 4:00pm



**FULL SHADOW COVERAGE,
TIME NOT APPLICABLE**

Bank Street

Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet



359 KENT STREET
Top-View Shadow Analysis

Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 5:00pm



**FULL SHADOW COVERAGE,
TIME NOT APPLICABLE**

Bank Street

Legend:

- Proposed Development
- As-of-Right Shadow Outline
- New Net Shadow
- Public Space
- Arterial Mainstreet

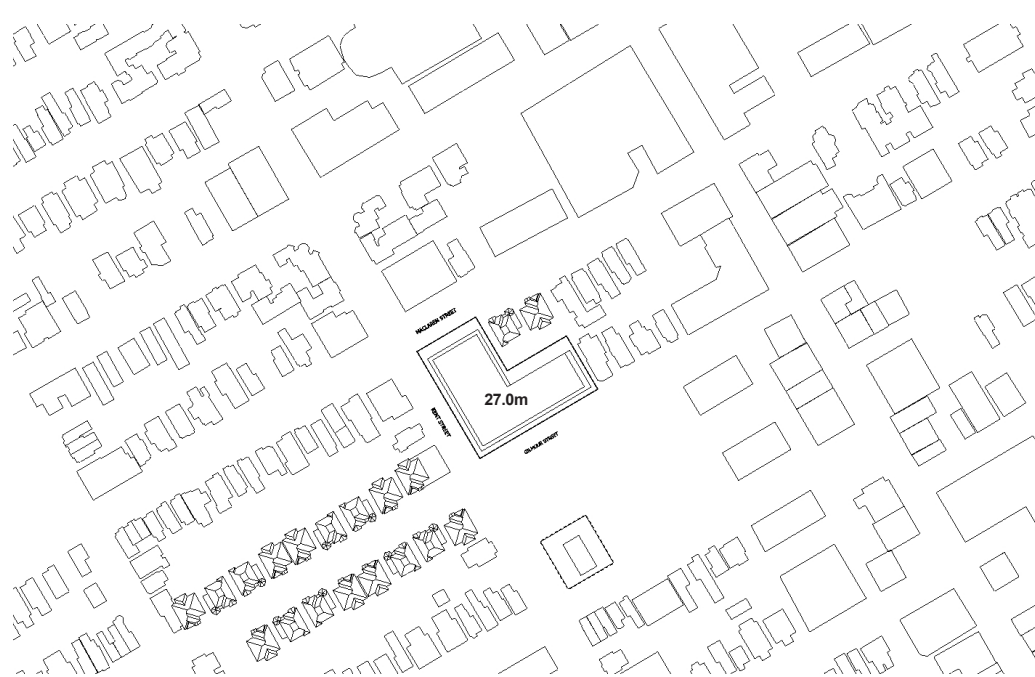


359 KENT STREET
Top-View Shadow Analysis

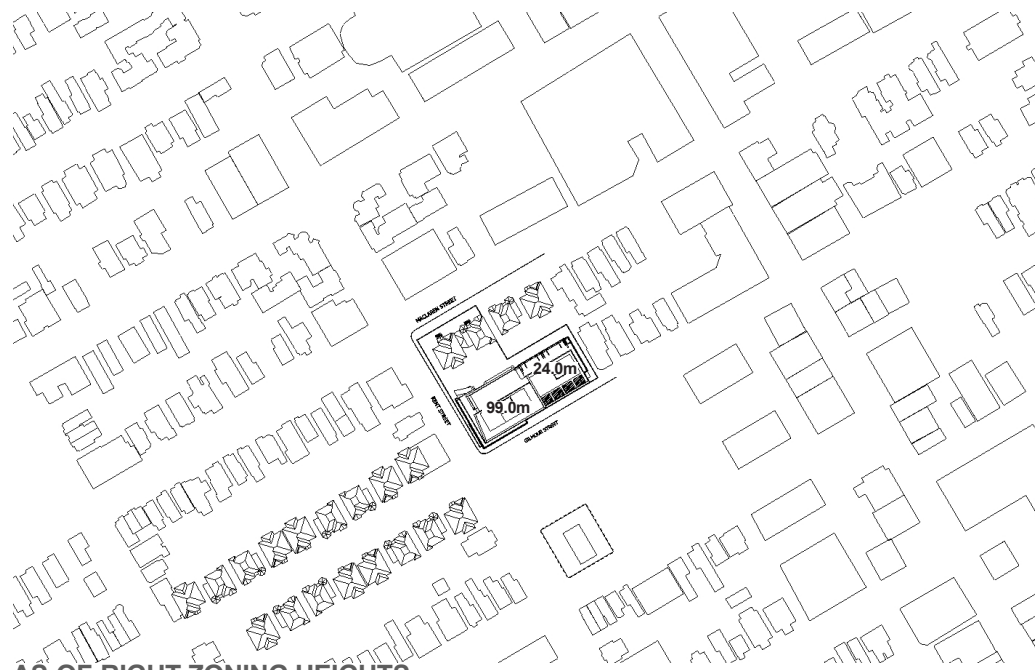
Scale: 1:2000
Application No.: D01-01-21-0015
Date: March 10, 2023

DEC 6:00pm





PROPOSED ROOF HEIGHTS



AS-OF-RIGHT ZONING HEIGHTS



359 KENT STREET
Shadow Analysis

Scale: 1:4000
Application No.: D01-01-21-0015
Date: March 10, 2023

HEIGHT SCHEDULE



Sun Shadow Analysis Written Summary

Shadow impacts:

Sensitive areas within the sun shadow analysis' study area include a Public Space (Dundonald park), and an Arterial Mainstreet (Bank Street). The sun shadow study represents the park space as a shaded green area and Bank Street as a purple dashed line.

The park space is not impacted by the criteria of any new net shadow resulting in an average of 50% of any public space being cast in shadow for 5 or more hourly interval times during the September test date.

The arterial mainstreet of Bank Street is not impacted by the criteria of a new net shadow in any one spot for more than 3 consecutive hourly test times of the sidewalk on the opposite side of the street, being cast in shadow during the September test date.

Latitude and Longitude of Site:

Lat: N 45°24'48.8"

Lng: W 75°41'49.53"