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June 10, 2022

City of Guelph
Planning Services
1 Carden Street
Guelph, ON
N1H 3A1

To Whom it May Concern:

**Subject: 1242-1270 Gordon Street and 9 Valley Road, Guelph
Sun Shadow Study Summary Letter**

This letter is to confirm that the proposed development meets the requirements for consecutive sunlight as noted in the Richmond Hill Sun & Shadow Study Terms of Reference.

Project Description

The proposed development is two 10 storey buildings, located at 1242-1270 Gordon Street and 9 Valley Road in Guelph. The mechanical penthouse has been setback to reduce shadow impact.

Summary of Requirements

A summary of the evaluation of requirements as required by the City of Guelph is provided in the table below. Please refer to the architectural drawing set for a visual representation of the shadows at the required test times.

Requirements	Project Impact
1. Shadows from proposed development should not last for more than one hour per day on areas such as yards, desks, and (rooftop) patios and pools on April 21, June 21, and Sept 21.	No impact in areas such as yards, desks, and (rooftop) patios and pools on April 21, June 21, Sept 21.
2. Sun Access Factor is at least 50 per cent on each April 21, June 21, Sept 21, Dec 21 between 10:00 a.m. – 2:00 p.m. at school yards, tot-lots, play areas and park features.	Sun Access Factor at park is at least 50 per cent on each April 21, June 21, and Sept 21 except during winter, meeting 38%.
3. 3.1. Public Realm including sidewalks, open spaces and plazas to maximum their use during the shoulder (spring and fall) season. Sun Access Factor of at least 50% on public spaces and plazas.	Sunlight with minimal shadow at opposite sidewalk on Sept 21 between 9 a.m. – 5 p.m. the opposite sidewalk. Sun Access Factor at park is at least 50 per cent on Sept 21.

3.2 Development should also be designed to provide Sun Access Factor at least 50 % on public open spaces and plazas on Sept 21.	
4. Community gardens, and turf and flower gardens in public parks. (March – October with at least 6 hours of direct sun on Sept 21.	Park is in sunlight for at least 6 hours of direct sun on Sept 21.
5. Cultural Heritage Resources Impact	Woodlot to the east of the development receives sunlight for at least 5-7 hours per season.

Sincerely,

Kasian Architecture Ontario Incorporated



James Rice

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