

DATE
09 · 12 · 2024

CLIENT
GLENBROOK PROPERTY

PROJECT #
11483

OUR STUDIO

ACCURATE VISUAL REPRESENTATION (AVR) DOCUMENT



OUR STUDIO

OUR STUDIO - AVR PROJECT INFORMATION

VISUALISATION TYPES				PHOTOGRAPHY	NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline Level 3 - Fully Rendered
				Method used to establish the camera location (e.g handheld GPS/GNSS, GNSS/RTK, survey point, visual reference)	Tripod photography in GPS system
				Likely Level of accuaracy of location (#m, #cm etc)	Better than 10cm
				If lenses other than 50mm have been used, explain why a different lens is appropriate	N/A
				Written description of procedures for image capture processing	See methodology
				If panoramas used: make and type of Pano head and equipment used to level head	N/A
				If working outside the UK, geographic co-ordinate system (GCS) used	N/A
				3D MODEL / VISUALISATION	
				Source of topographic height data and its resolution	GPS point data & OS plan
				How have the model and camera locations been placed in the software?	Based on survey coordinates
				Elements in the view used as target points to check the horizontal alignment	Existing buildings, landscape & GPS data
				Elements in the view used as target points to check the vertical alignment	Existing buildings, landscape & GPS data
				3D Modelling / Rendering Software	3DSMax & Corona
				If working outside the UK, geographic co-ordinate system (GCS) used	N/A
				GENERALLY	
				Any limitations in the overall methodology for preparing of the visualisations?	

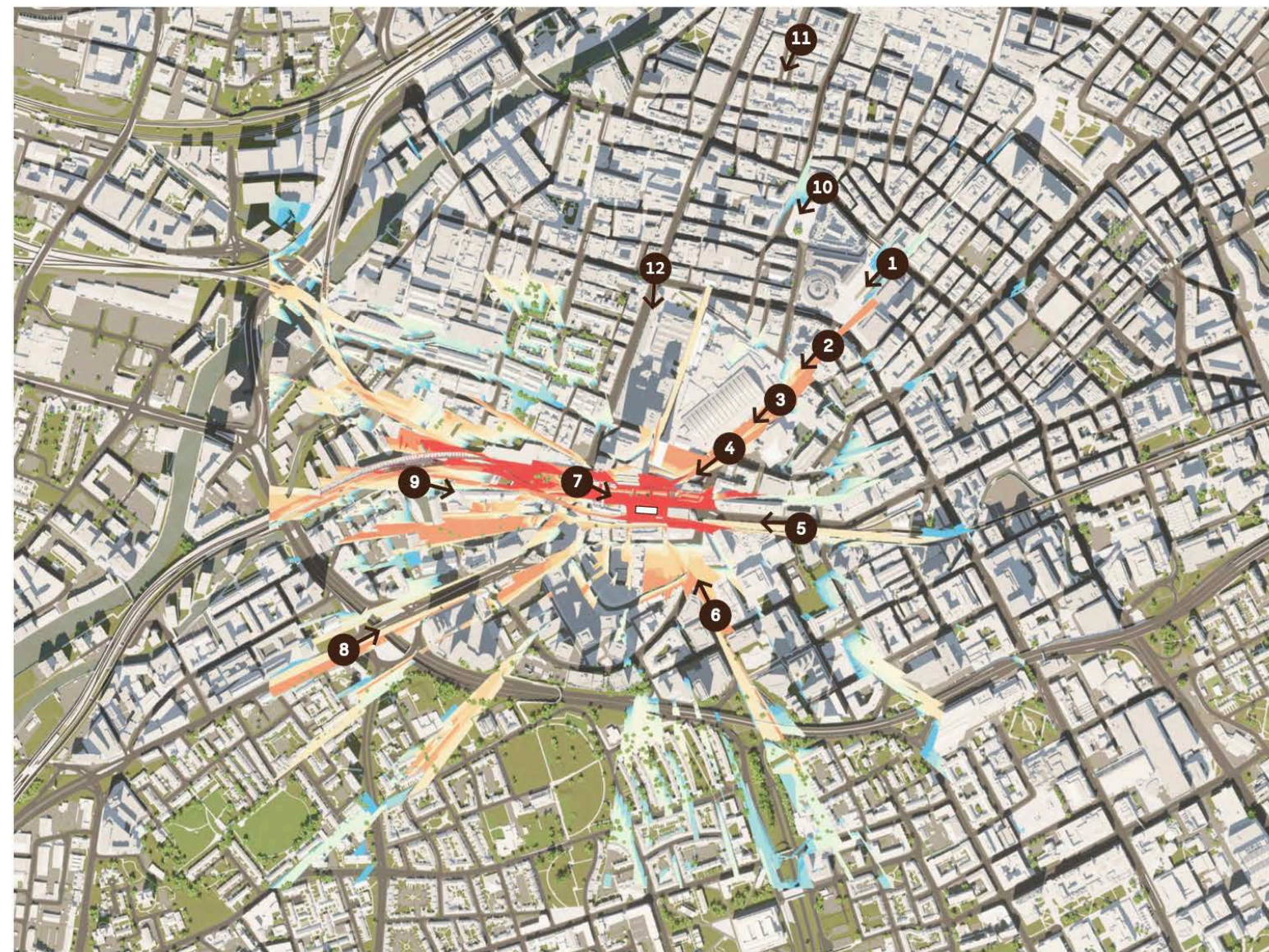
OUR STUDIO

VIEWPOINT LOCATIONS

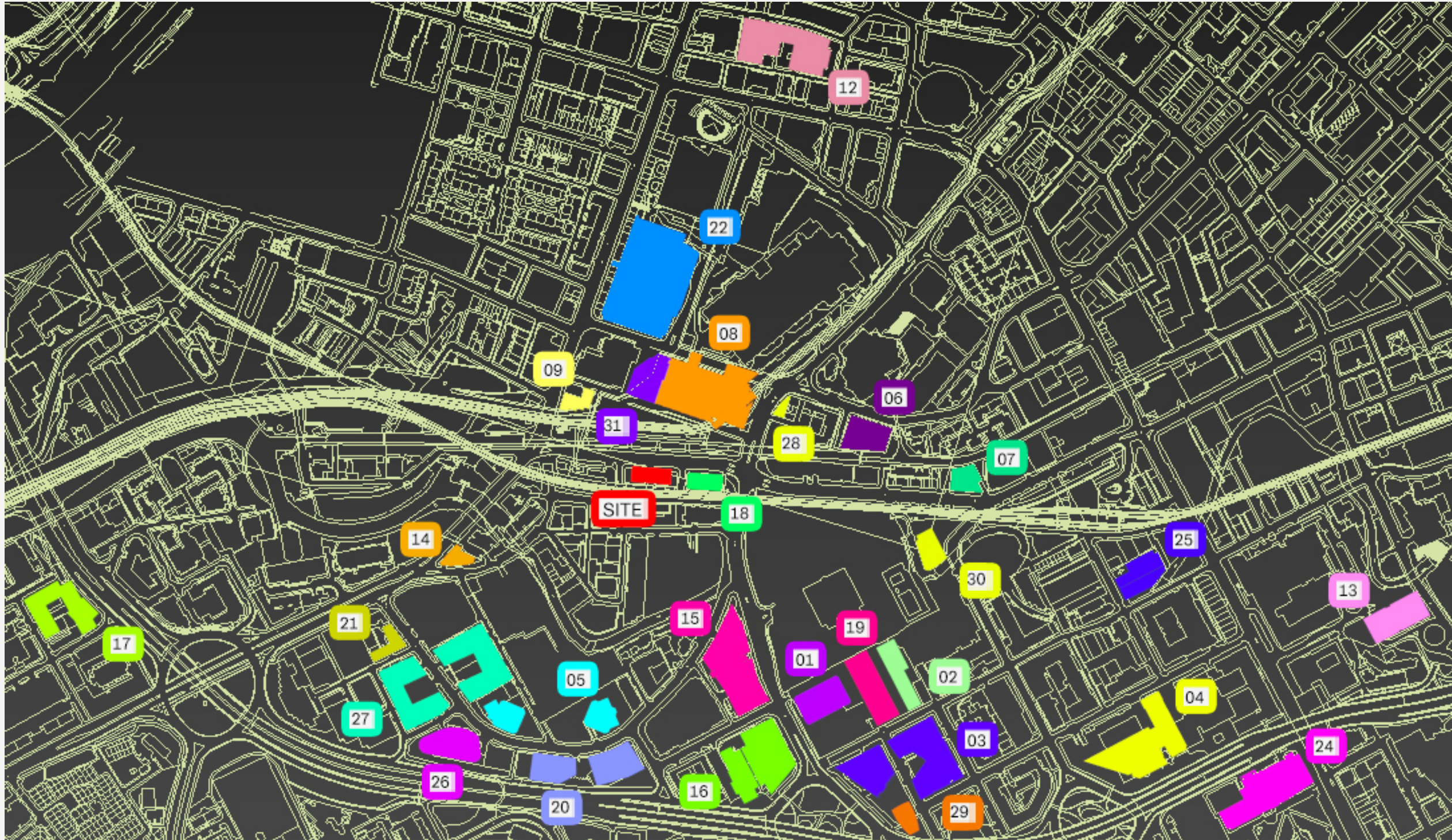
Verified Views

Proposed Viewpoints

1. St Peter's Square
2. Midland Hotel Lower Moseley St
3. Manchester Central
4. Briton's Protection
5. Whitworth Street- East
6. Medlock Street
7. Whitworth Street-West
8. St George's Church Chester Rd
9. Castlefield
10. Albert Square
11. St. Anne's Square
12. Junction of Deansgate & Quay Street



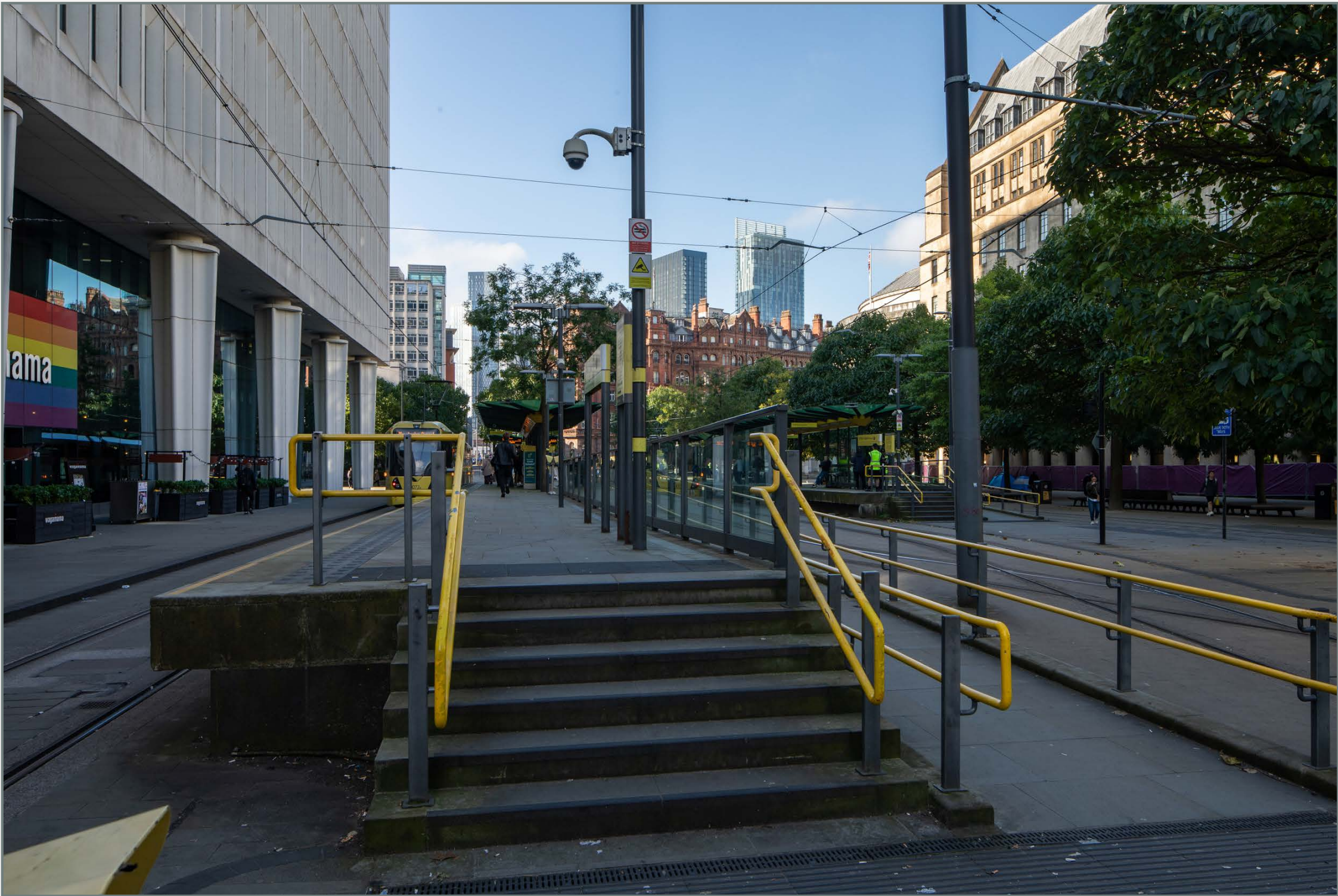
OUR STUDIO COMMITTED SCHEMES



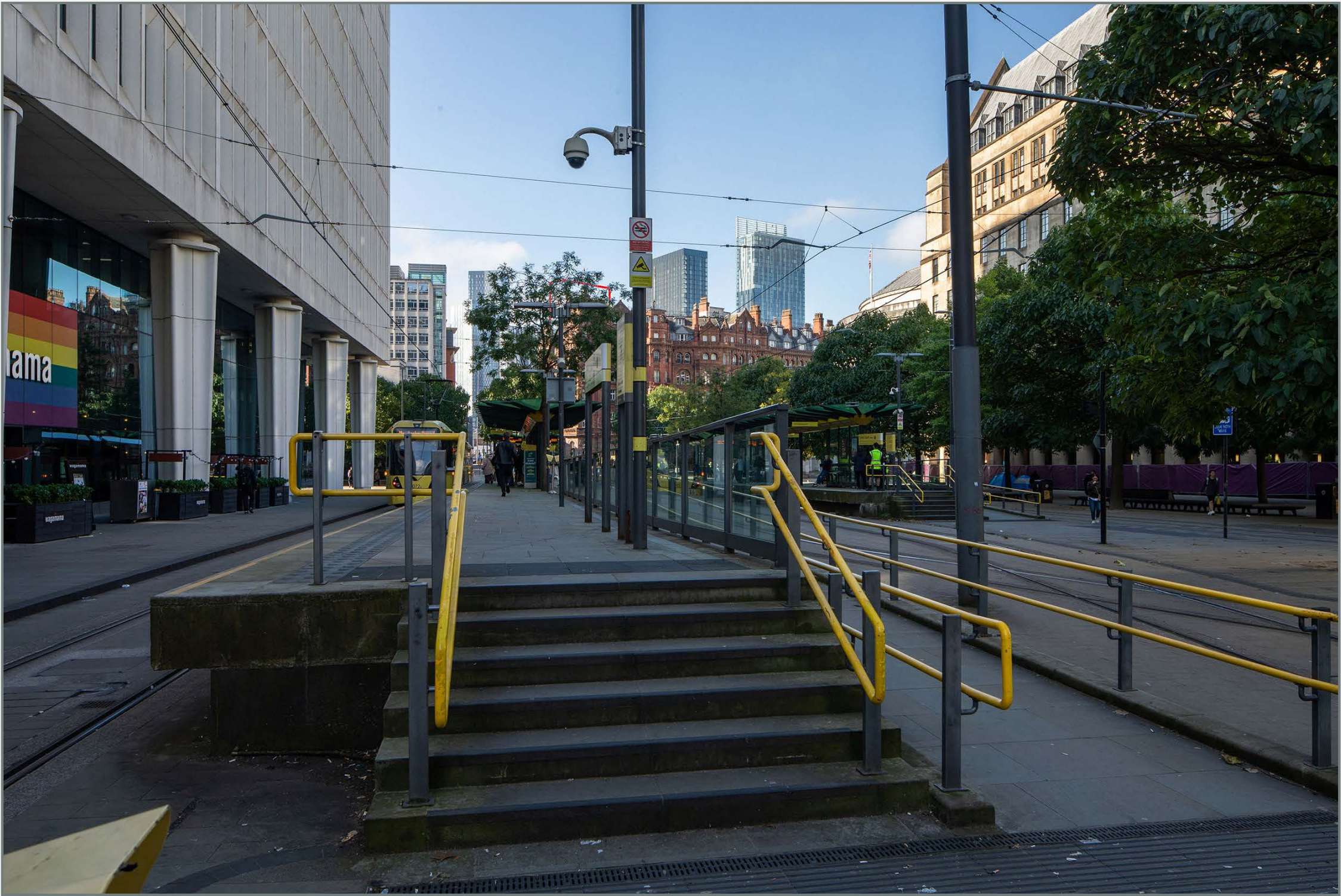
VIEWPOINT 01

OUR STUDIO - AVR VIEWPOINT INFORMATION

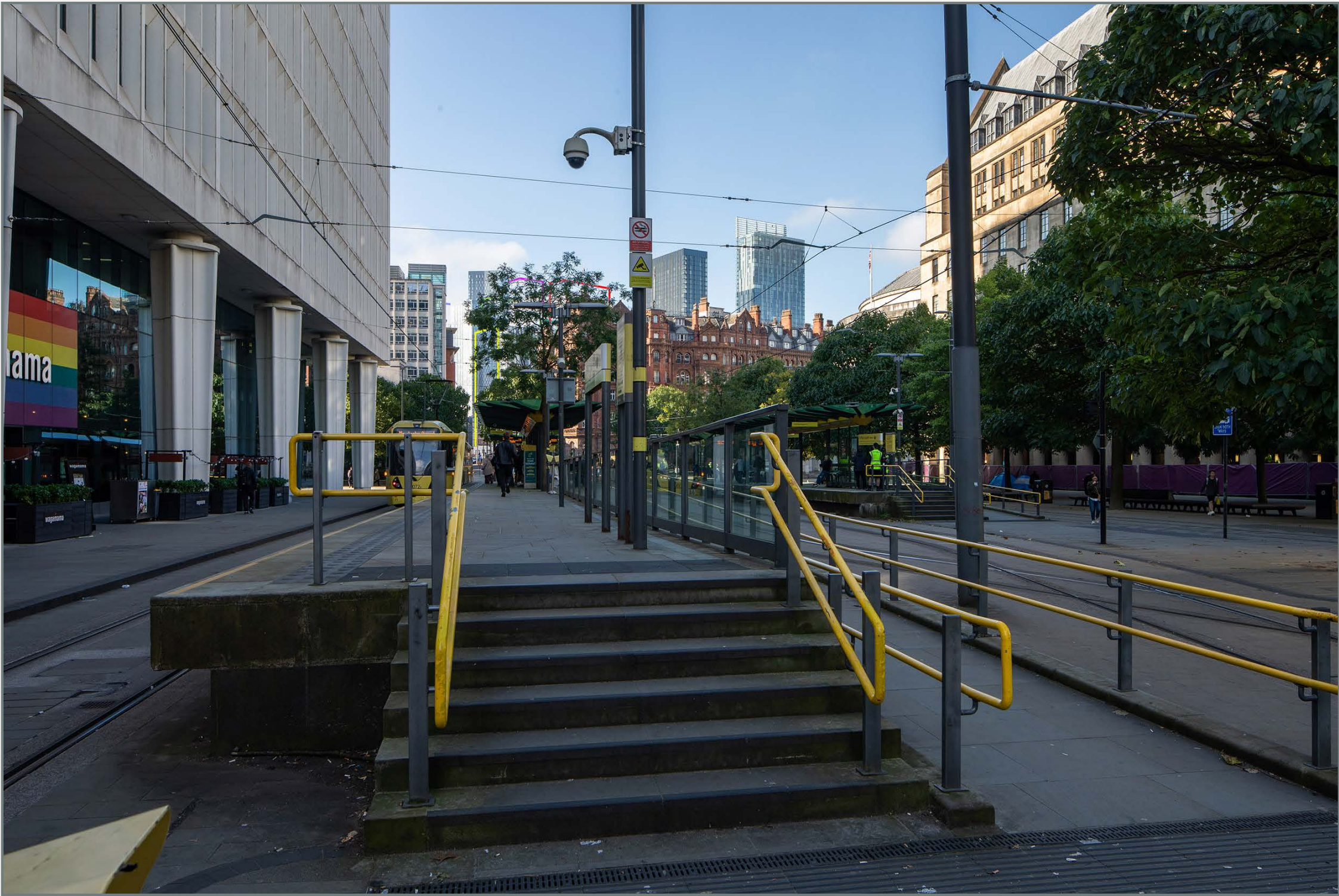
VISUALISATION TYPES				VIEW 01 PHOTOGRAPHY	VIEW 01 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 10.09
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 384005.329 Northing: 398007.141 Level: 41.57
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 01
BASELINE PHOTOGRAPHY



VIEWPOINT 01
FINAL



VIEWPOINT 01
CUMULATIVE SCHEMES

VIEWPOINT 02

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 02 PHOTOGRAPHY	VIEW 02 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 3 - Fully Rendered
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 10.33
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383859.243 Northing: 397821.393 Level: 39.605
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 02
BASELINE PHOTOGRAPHY



VIEWPOINT 02
FINAL



VIEWPOINT 02
CUMULATIVE SCHEMES

VIEWPOINT 03

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 03 PHOTOGRAPHY	VIEW 03 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 3 - Fully Rendered
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 11.00
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383792.124 Northing: 397767.967 Level: 39.779
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 03
BASELINE PHOTOGRAPHY



VIEWPOINT 03
FINAL



VIEWPOINT 03
CUMULATIVE SCHEMES

VIEWPOINT 04



OUR STUDIO

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 04 PHOTOGRAPHY	VIEW 04 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 11.29
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383705.32 Northing: 397639.745 Level: 37.753
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 04
BASELINE PHOTOGRAPHY



VIEWPOINT 04
FINAL



VIEWPOINT 04
CUMULATIVE SCHEMES

VIEWPOINT 05



OUR STUDIO

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 05 PHOTOGRAPHY	VIEW 05 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 12.12
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383775.611 Northing: 397510.099 Level: 32.872
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 05
BASELINE PHOTOGRAPHY



VIEWPOINT 05
FINAL



VIEWPOINT 05
CUMULATIVE SCHEMES

VIEWPOINT 06

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 06 PHOTOGRAPHY	VIEW 06 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 3 - Fully Rendered
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 13.35
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	North West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383659.161 Northing: 397312.362 Level: 31.487
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 06
BASELINE PHOTOGRAPHY



VIEWPOINT 06
FINAL



VIEWPOINT 06
CUMULATIVE SCHEMES

VIEWPOINT 07 DAY

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 07 DAY PHOTOGRAPHY	VIEW 07 DAY NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 3 - Fully Rendered
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 16.00
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	East
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383376.379 Northing: 397575.211 Level: 32.821
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 07 DAY
BASELINE PHOTOGRAPHY



VIEWPOINT 07 DAY
FINAL



VIEWPOINT 07 DAY
CUMULATIVE SCHEMES

VIEWPOINT 07 NIGHT



OUR STUDIO

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 07 NIGHT PHOTOGRAPHY	VIEW 07 NIGHT NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 3 - Fully Rendered
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 20.09
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	East
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383376.379 Northing: 397575.211 Level: 32.821
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 07 NIGHT
BASELINE PHOTOGRAPHY



VIEWPOINT 07 NIGHT
FINAL



VIEWPOINT 07 NIGHT
CUMULATIVE SCHEMES

VIEWPOINT 08

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 08 PHOTOGRAPHY	VIEW 08 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 14.39
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	North East
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 382906.207 Northing: 397258.227 Level: 32.837
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 08
BASELINE PHOTOGRAPHY



VIEWPOINT 08
FINAL



VIEWPOINT 08
CUMULATIVE SCHEMES

VIEWPOINT 09

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 09 PHOTOGRAPHY	VIEW 09 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 15.19
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	East
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383036.141 Northing: 397560.451 Level: 25.747
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 09
BASELINE PHOTOGRAPHY



VIEWPOINT 09
FINAL



VIEWPOINT 09
CUMULATIVE SCHEMES

VIEWPOINT 10



OUR STUDIO

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 10 PHOTOGRAPHY	VIEW 10 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 09.47
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383871.626 Northing: 398158.502 Level: 40.203
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 10
BASELINE PHOTOGRAPHY



VIEWPOINT 10
FINAL



VIEWPOINT 10
CUMULATIVE SCHEMES

VIEWPOINT 11



OUR STUDIO

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 11 PHOTOGRAPHY	VIEW 11 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 1 - Wireline
				Projection	Planar
				Date and Time of captured Photography	18/09/2024 09.20
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South West
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383805.368 Northing: 398411.148 Level: 36.768
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 11
BASELINE PHOTOGRAPHY



VIEWPOINT 11
FINAL



VIEWPOINT 11
CUMULATIVE SCHEMES

VIEWPOINT 12

OUR STUDIO - AVR VIEWPOINT INFORMATION

VISUALISATION TYPES				VIEW 12 PHOTOGRAPHY	VIEW 12 NOTES
1	2	3	4		
				Visualisation Type	Type 4 Level 3 - Fully Rendered
				Projection	Planar
				Date and Time of captured Photography	05/11/2024 14.58
				Make and Model of camera, and it's sensor format	Canon EOS 5D Mark IV Sensor size 36 x 24mm
				Make, focal length of the camera lens(es) used	Lens is 24mm
				Angle of View of photograph / visual	Horizontal Angle of View - 73.7 deg.
				Direction of View: bearing from North (0°) or Compass Direction	South
				Camera location grid coordinates: eastings and northings to relevant accuracy; height of ground in mAOD	Easting: 383532.421 Northing: 397991.108 Level: 34.522
				Height of the camera lens above ground level and, if above 1.65m or below 1.5m, why?	1.6m
				ADDITIONAL IMAGERY	
				Baseline Photography	
				A composite view generated by overlaying multiple layers of image data: the photography, 3D model of terrain (LiDAR DTM) and / or 3D model oif LiDAR DSM, 3D model of proposed development, 3D model of landscape mitigation. This can explain how the photomontage has been generated.	GPS point cloud data
				A photograph of the tripod location to confirm the camera / tripod location	



VIEWPOINT 12
BASELINE PHOTOGRAPHY



VIEWPOINT 12
FINAL



VIEWPOINT 12
CUMULATIVE SCHEMES

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