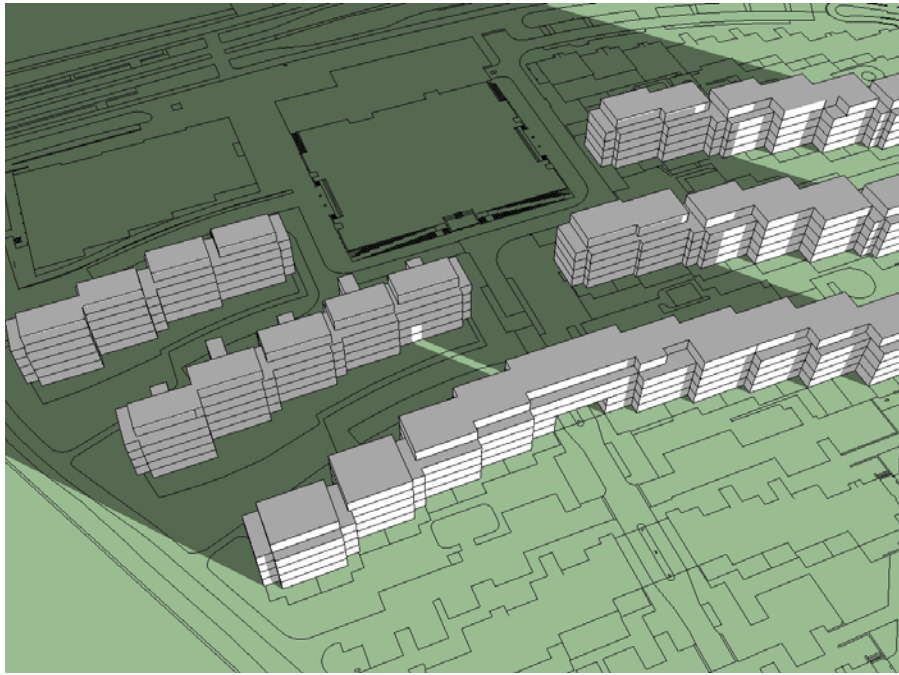


Bestemmingsplan 'Kop van Jut'

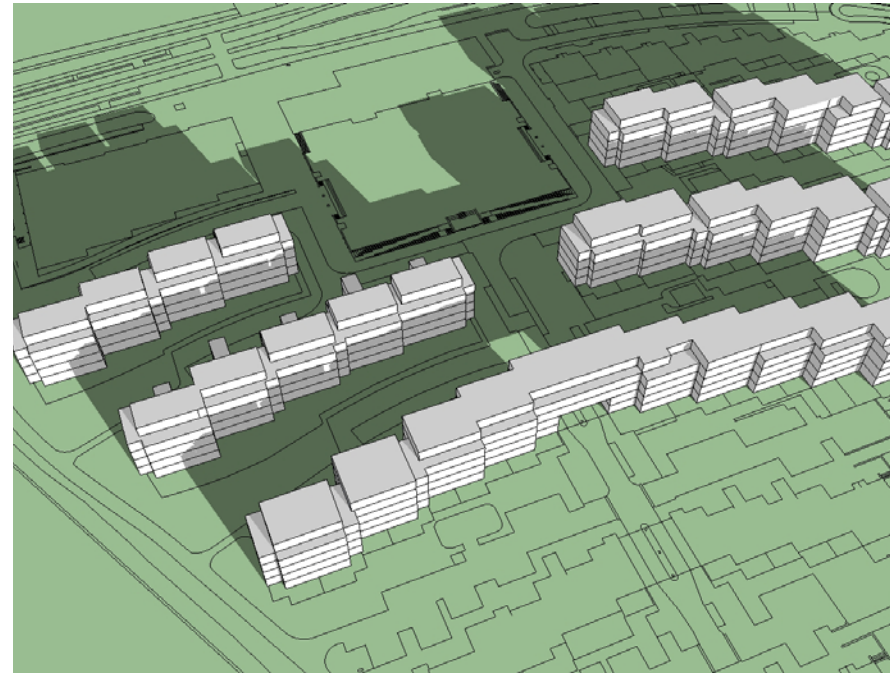
Bezonningsstudie ten behoeve van mogelijkheid dakopbouwen



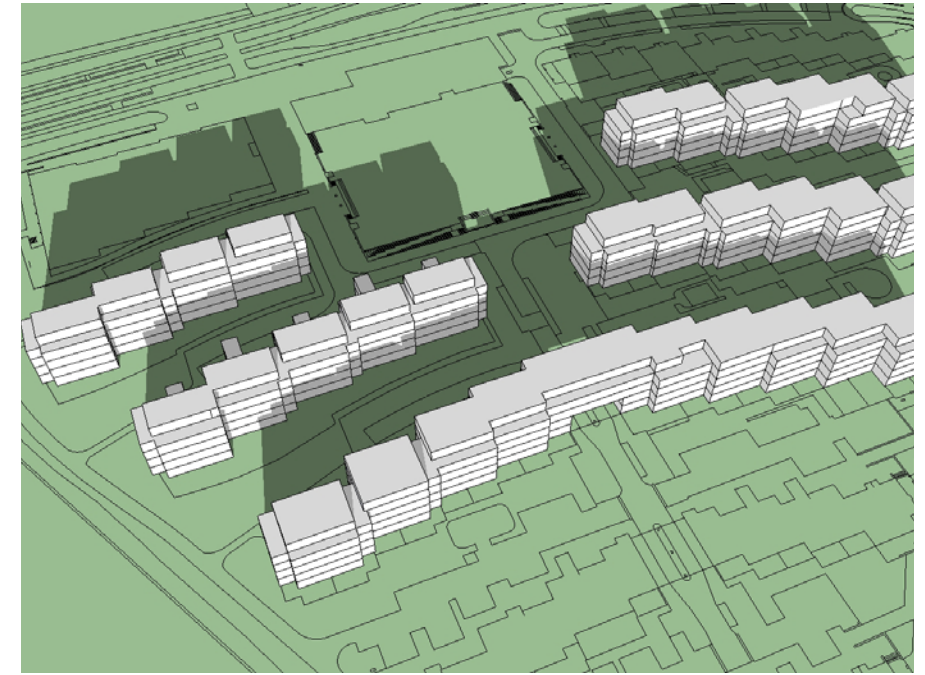
Bezinning huidige



22 december 09.00

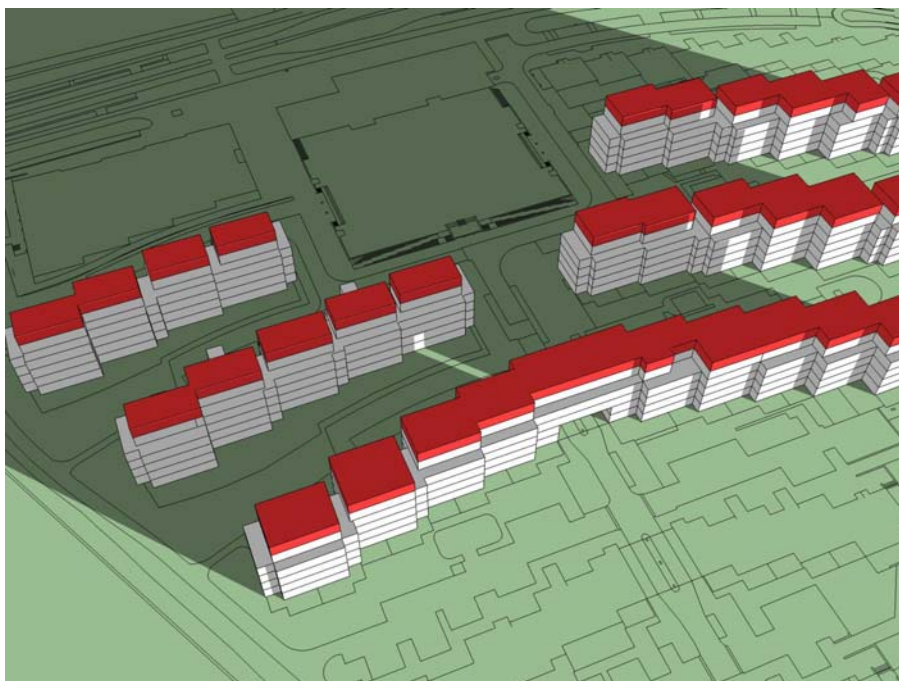


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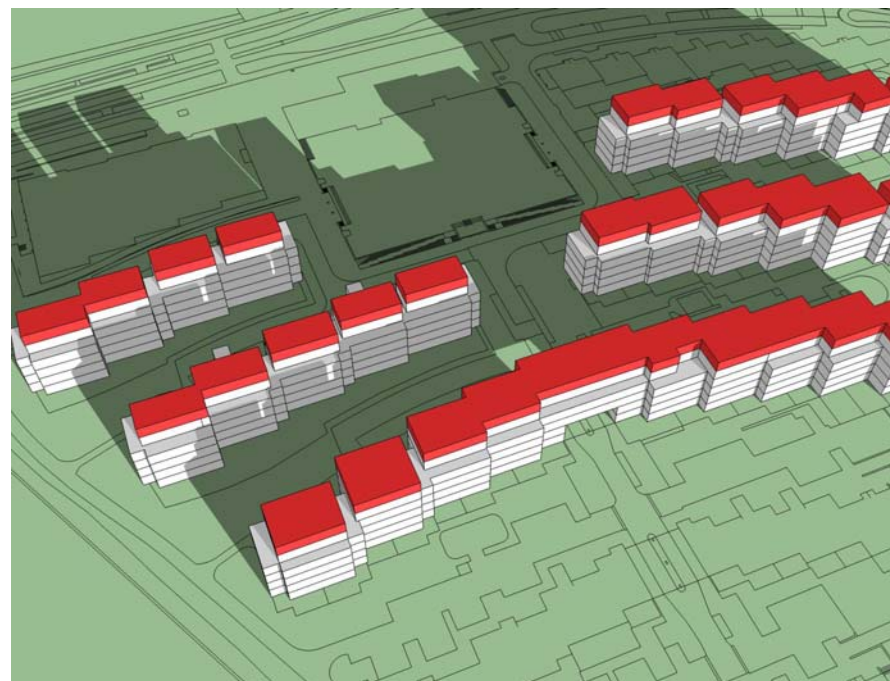


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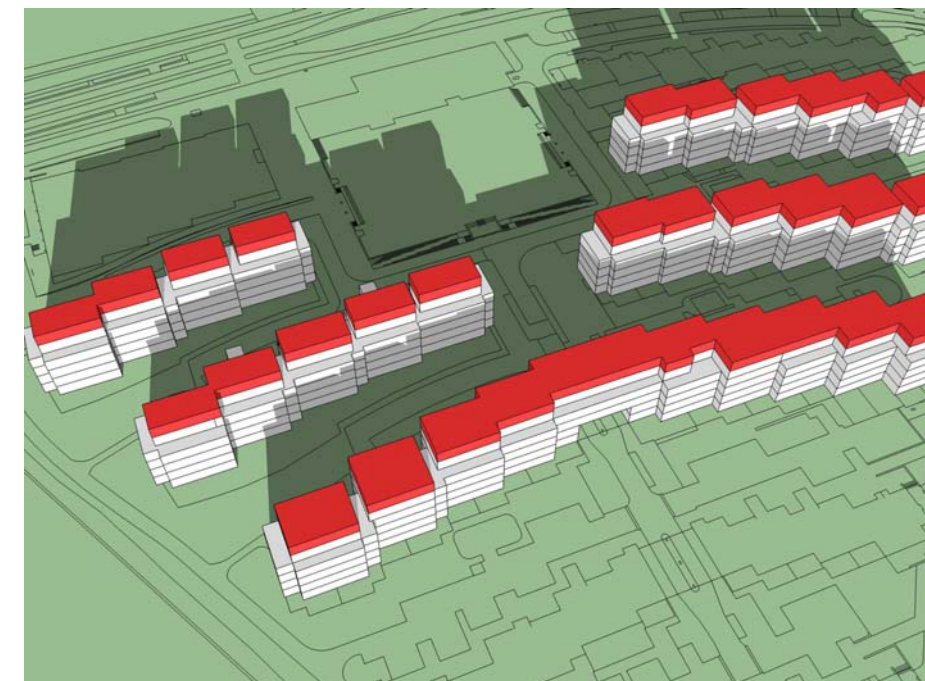
Bezinning met dakopbouwen



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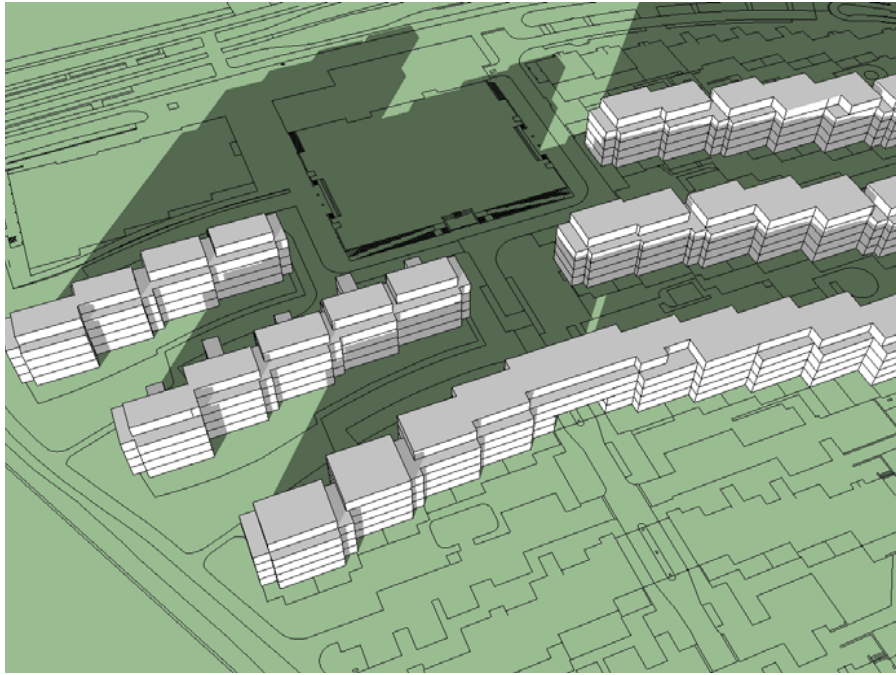


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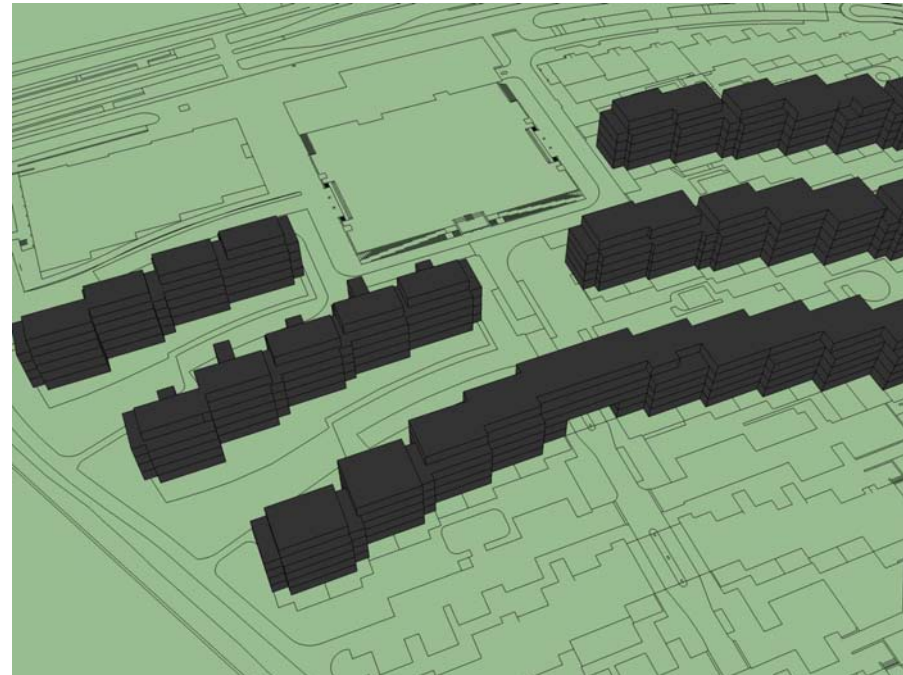


22 december 13.00

Bezinning huidige

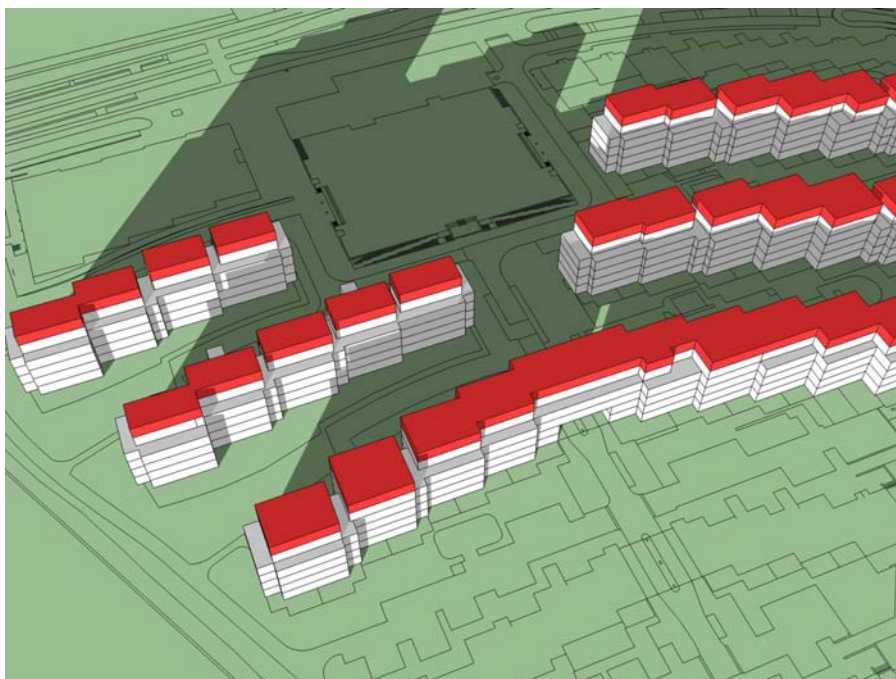


22 december 15.00

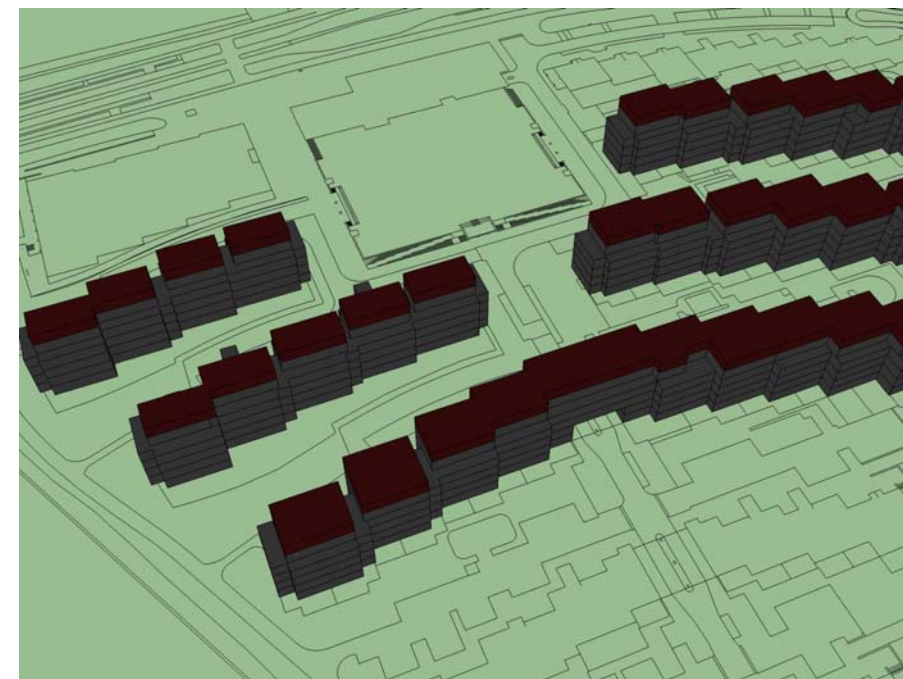


22 december 17.00

Bezinning met dakopbouwen

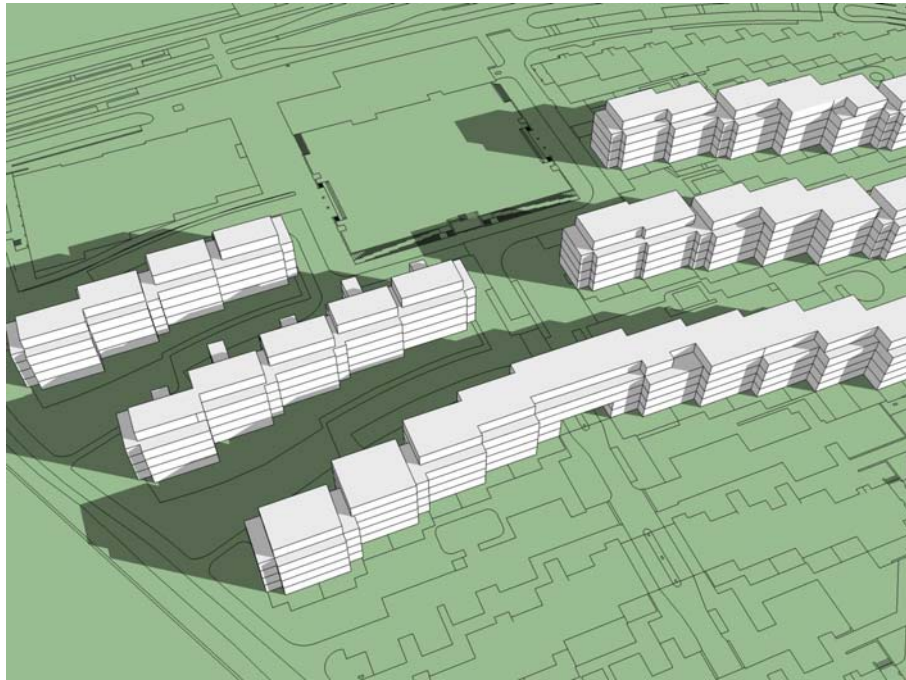


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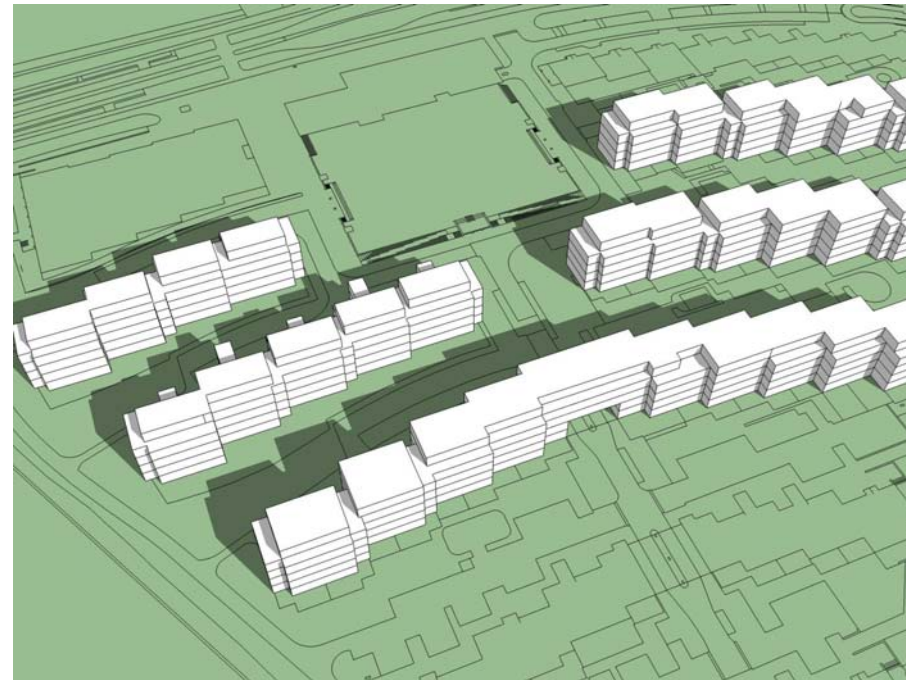


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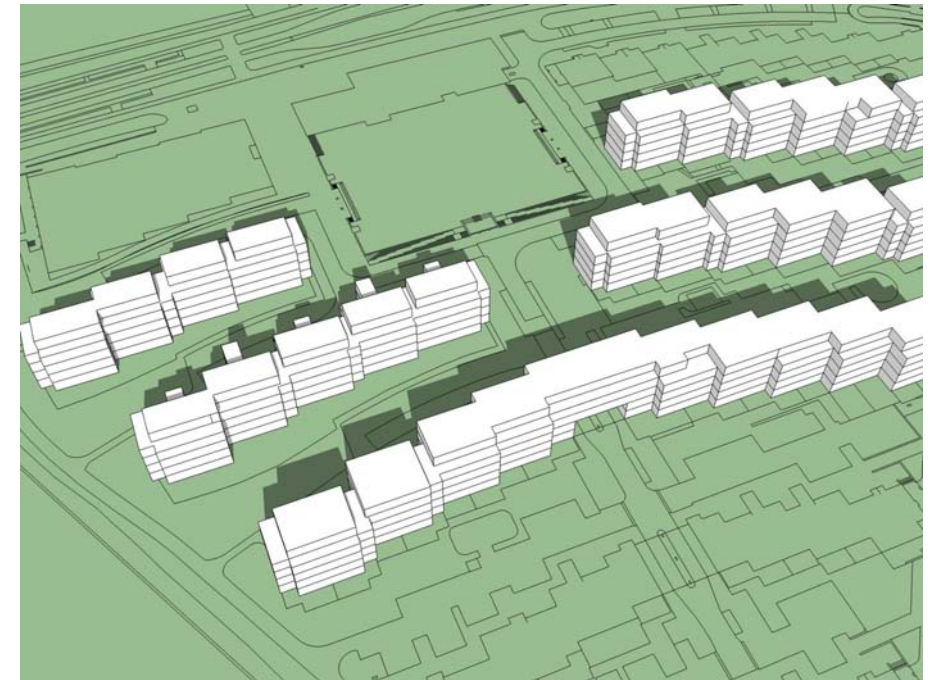
Bezinning huidige



21 maart 09.00

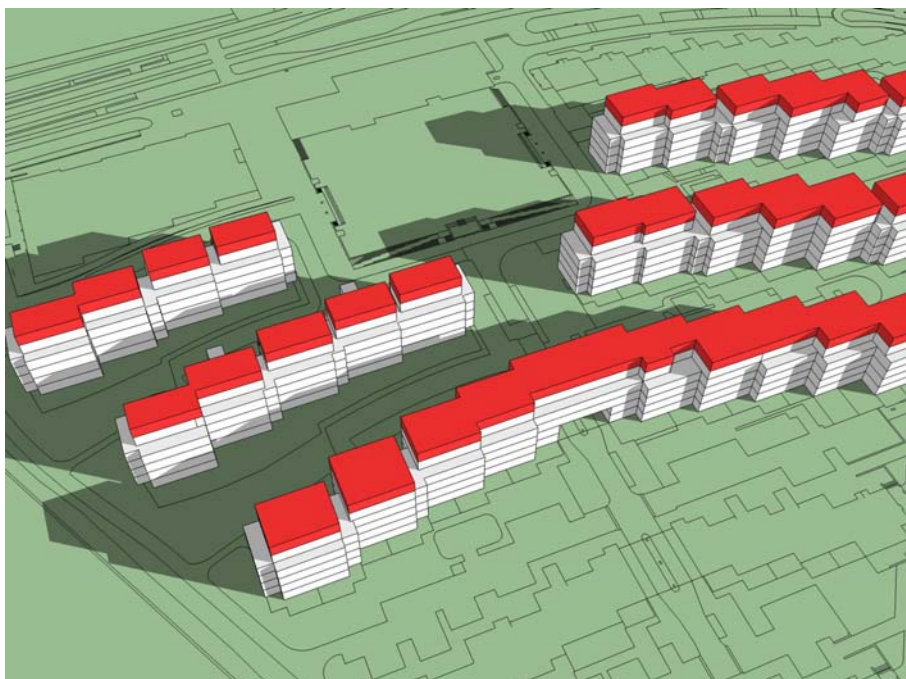


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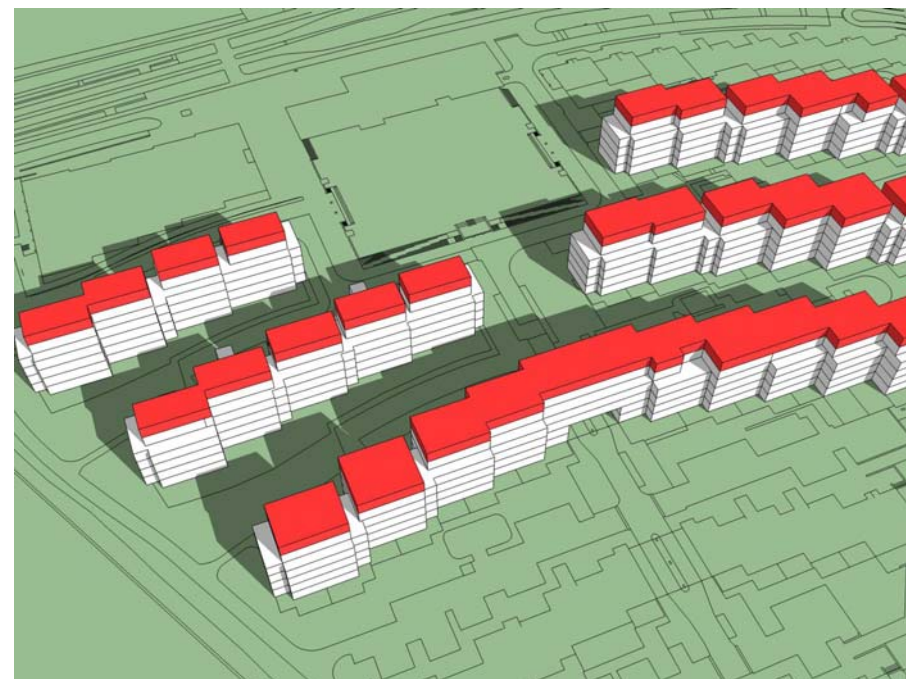


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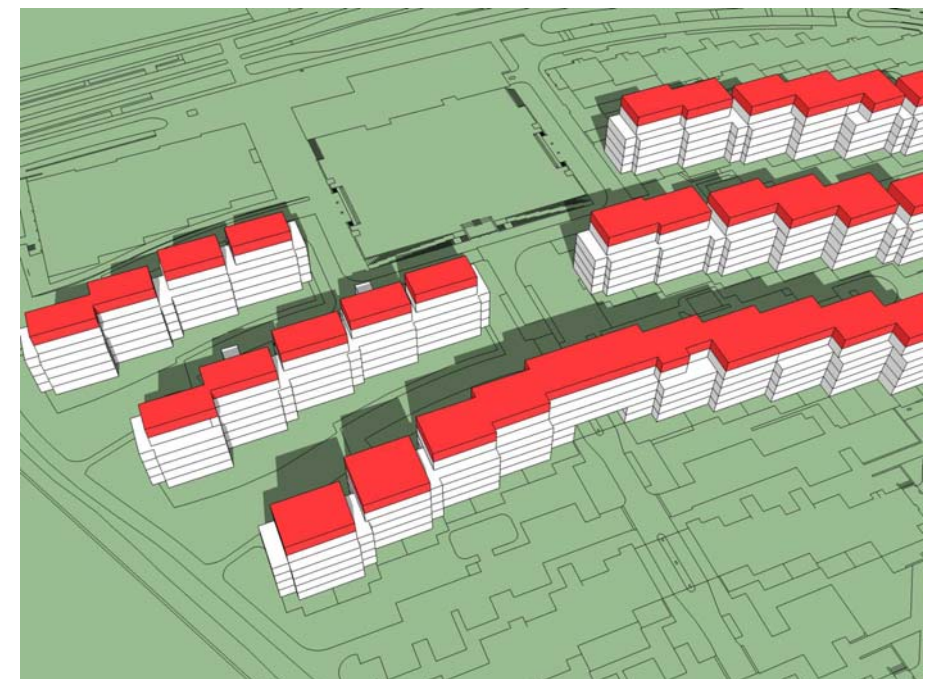
Bezinning met dakopbouwen



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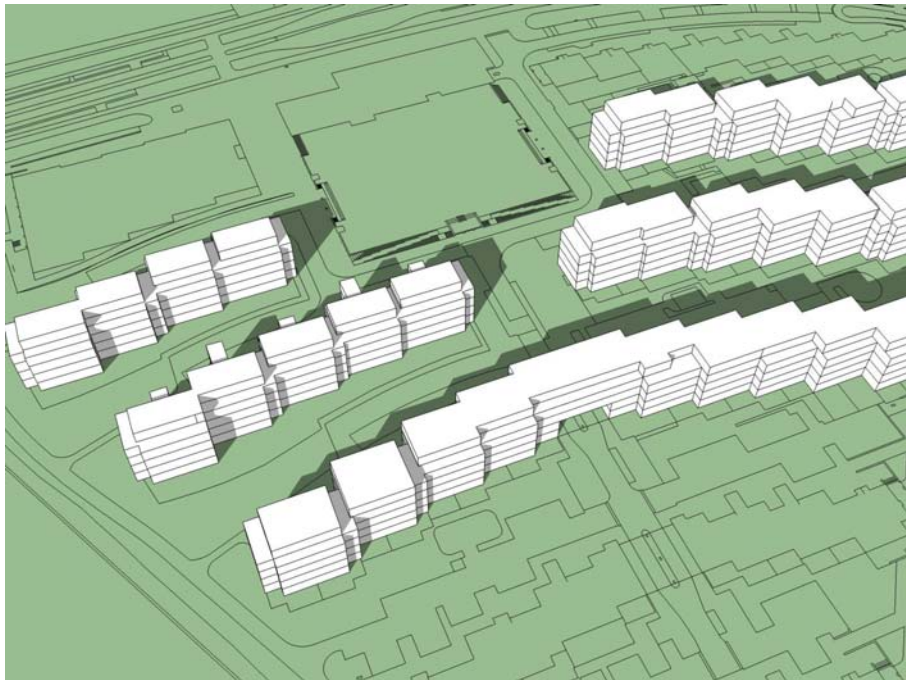


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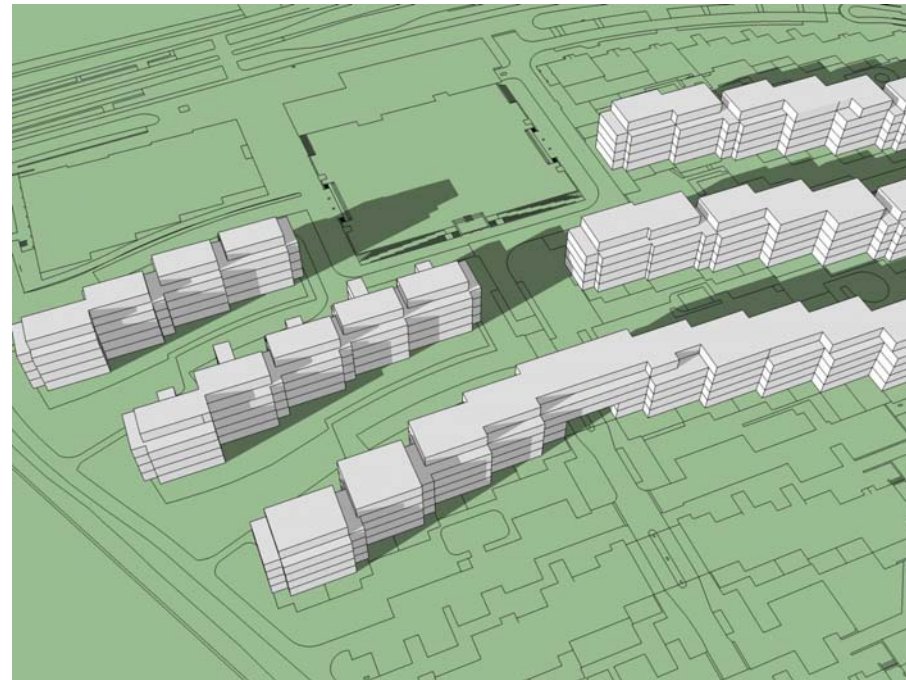


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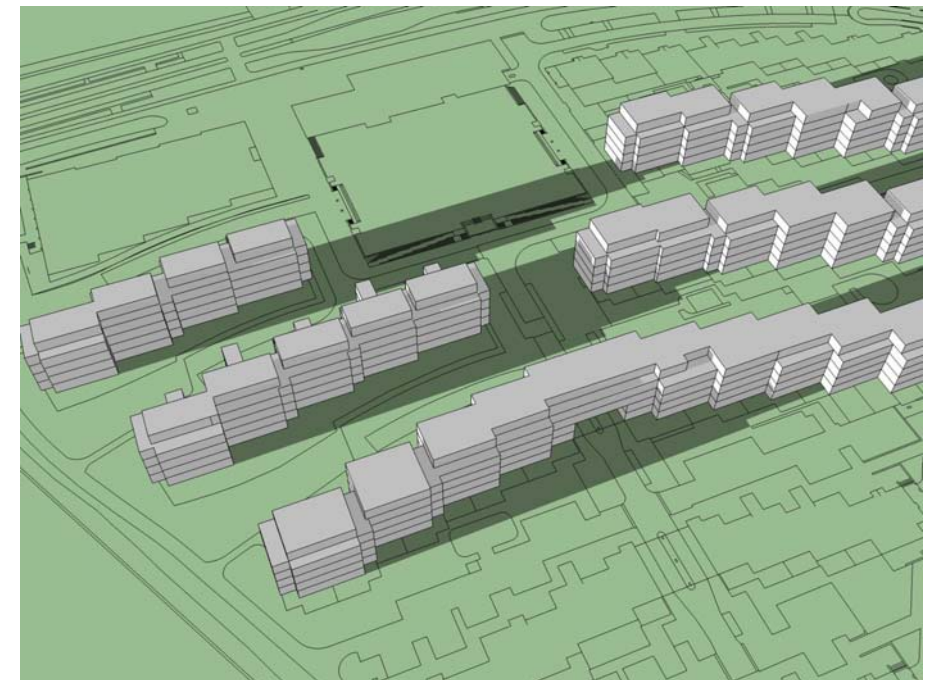
Bezinning huidig



21 maart 15.00



21 maart 17.00

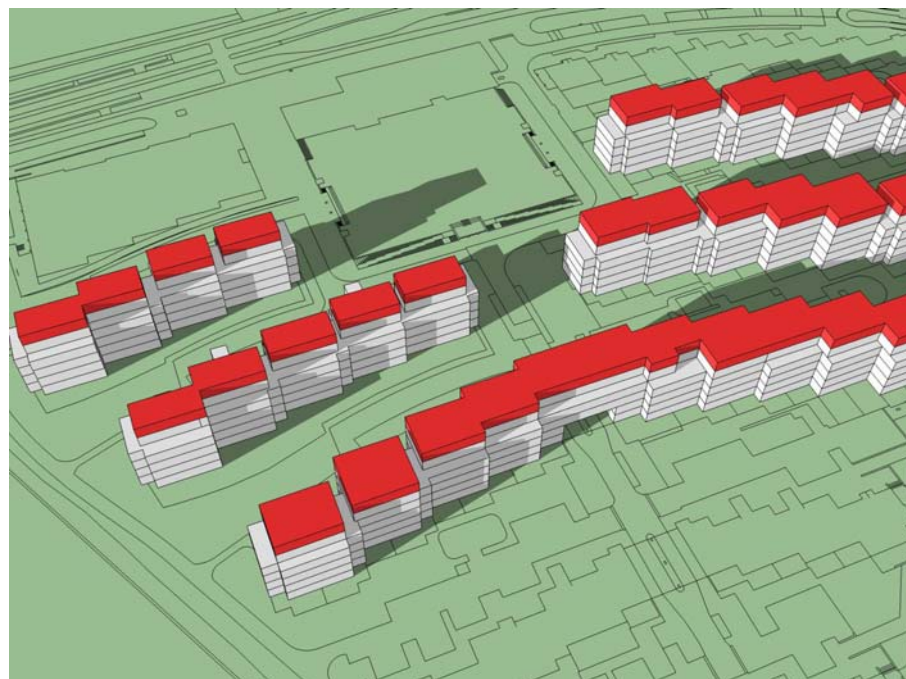


21 maart 18.00

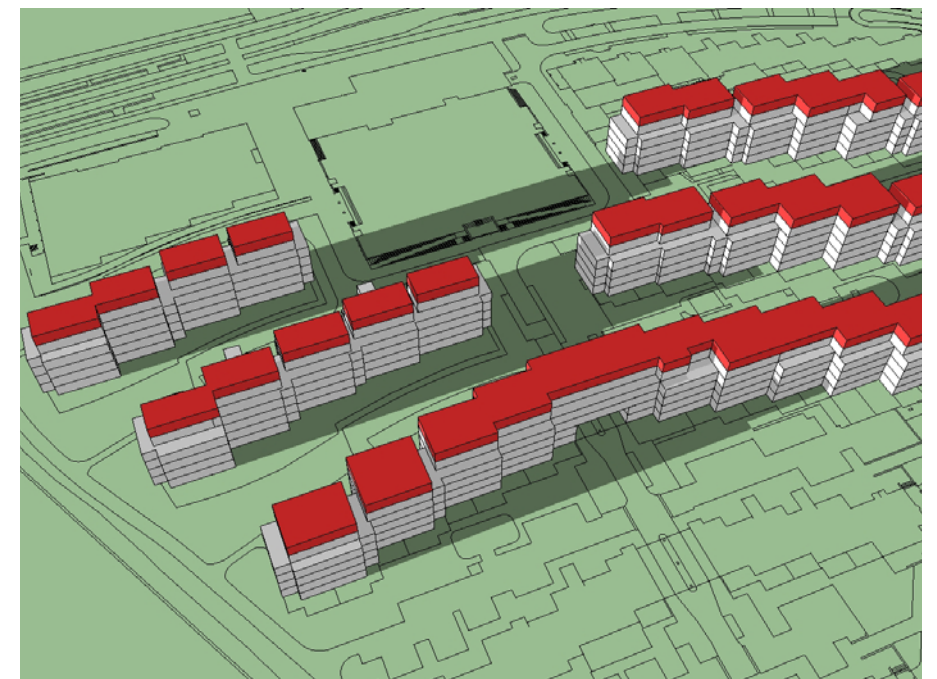
Bezinning met dakopbouwen



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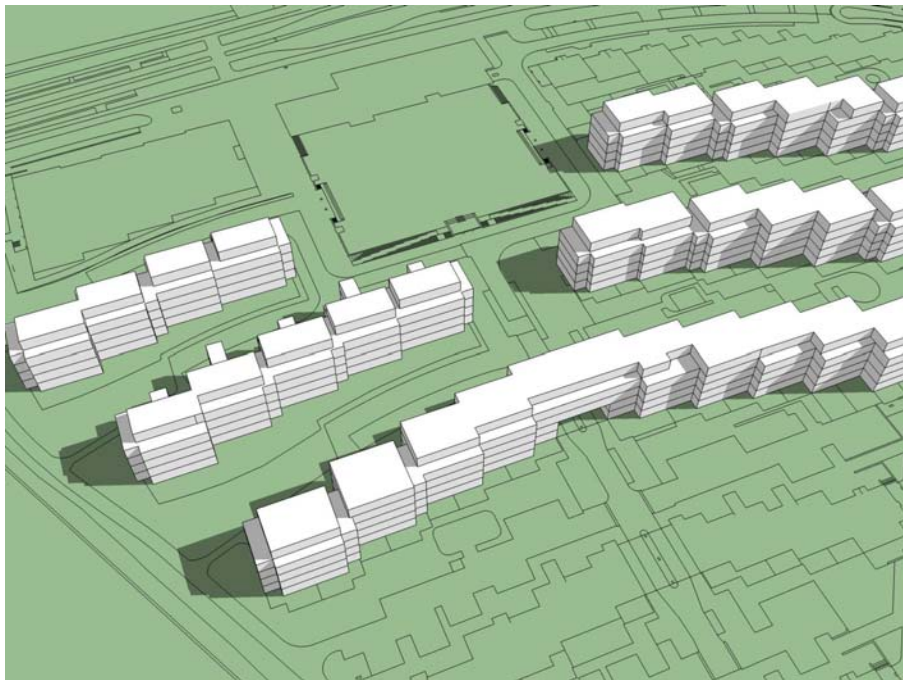


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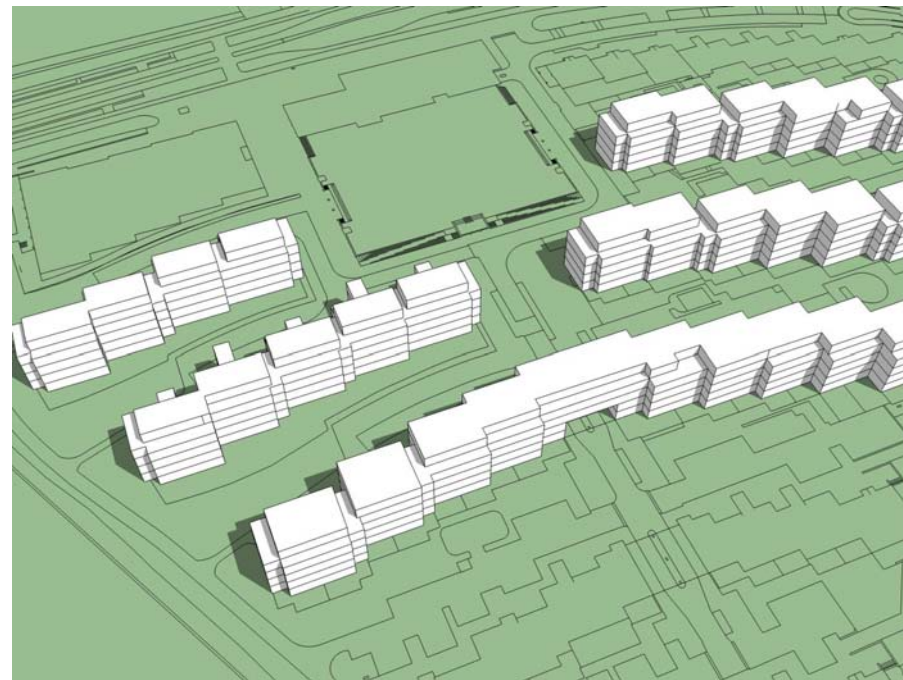


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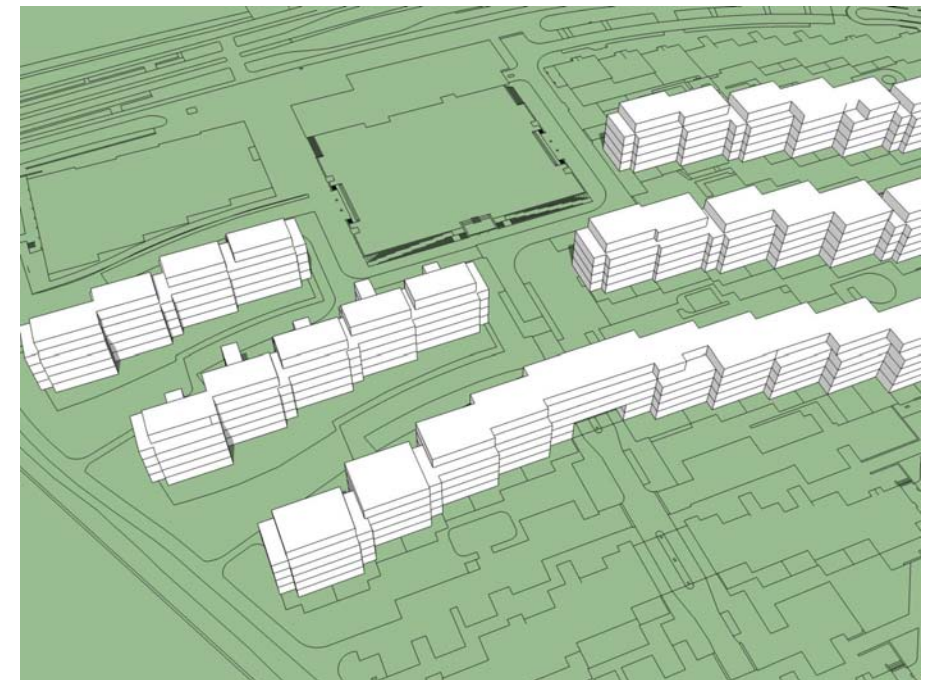
Bezinning huidige



21 juni 09.00

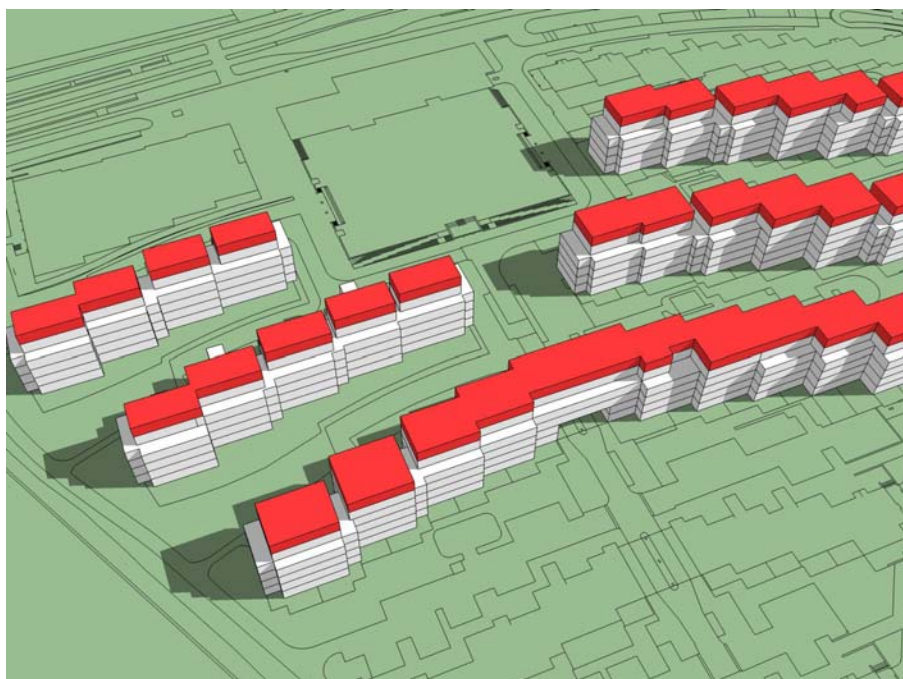


21 juni 11.00



21 juni 13.00

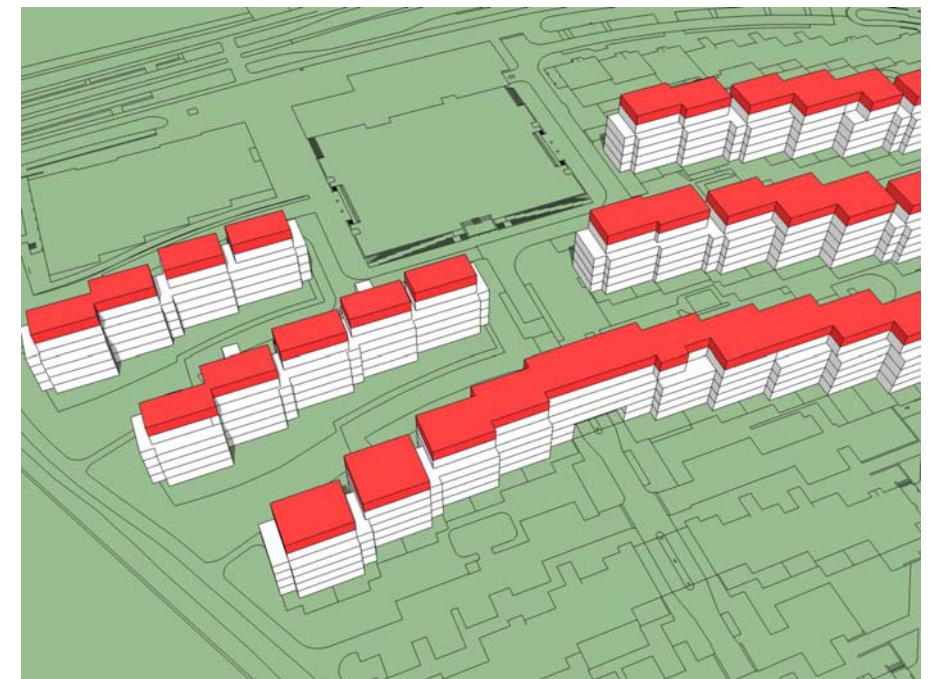
Bezinning met dakopbouwen



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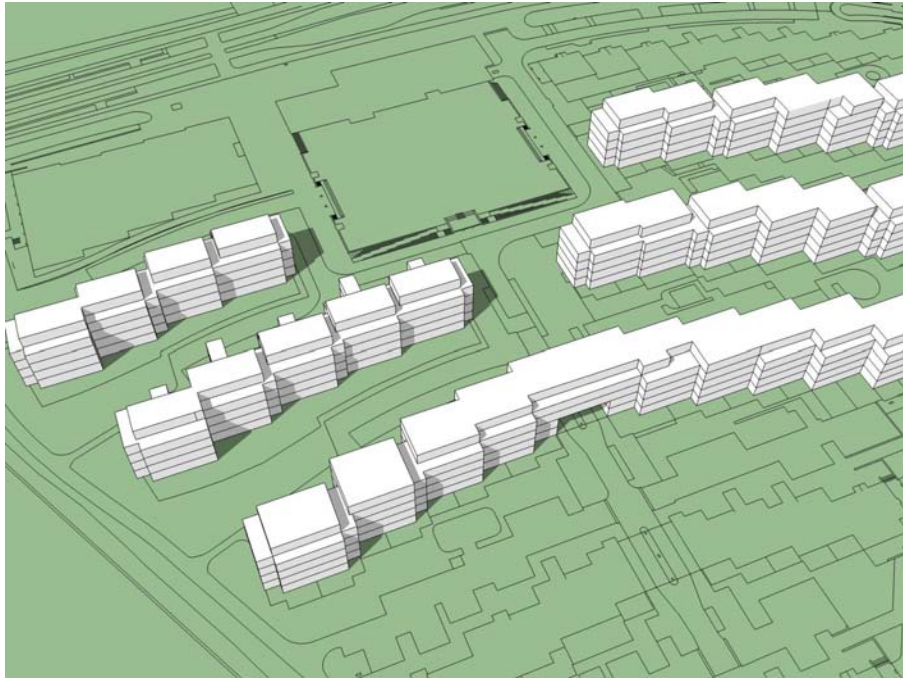


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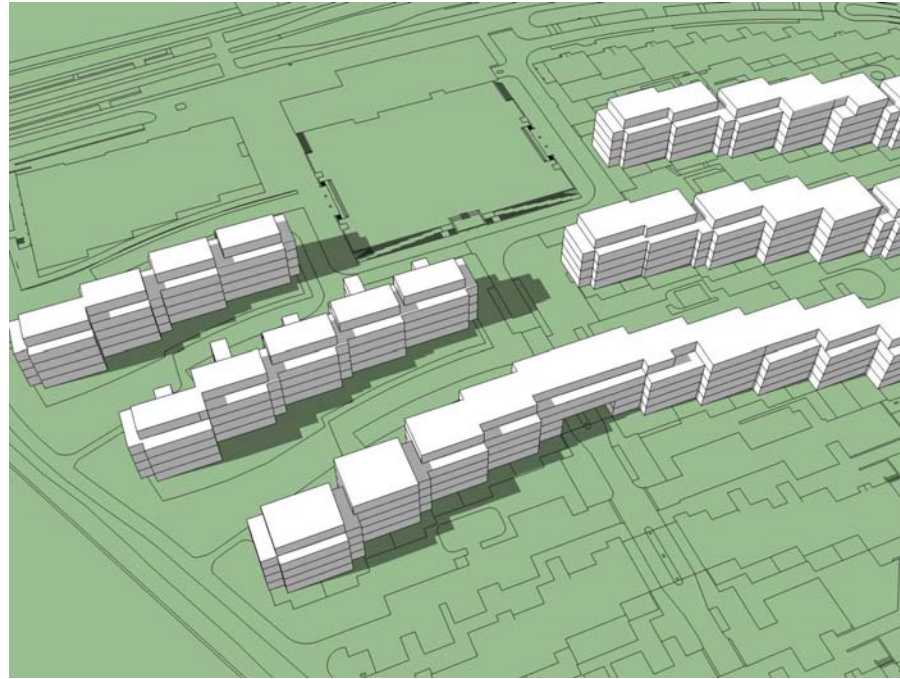


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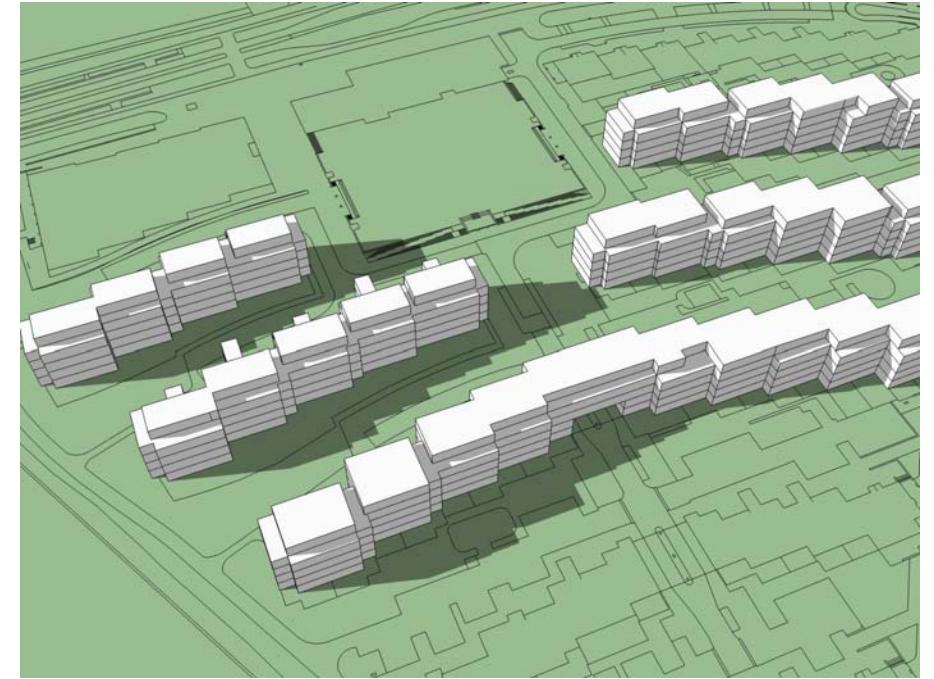
Bezinning huidige



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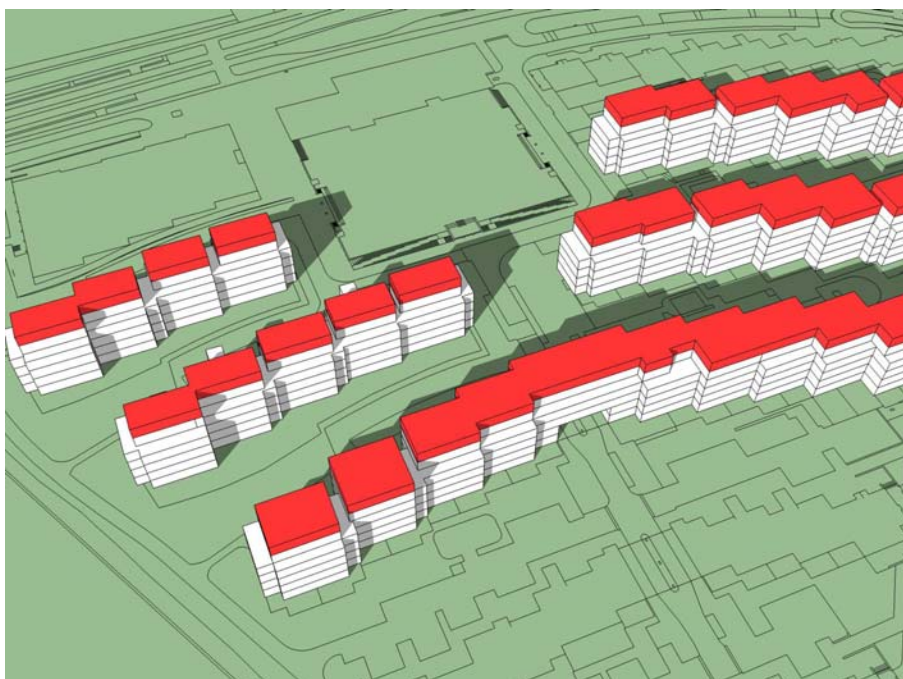


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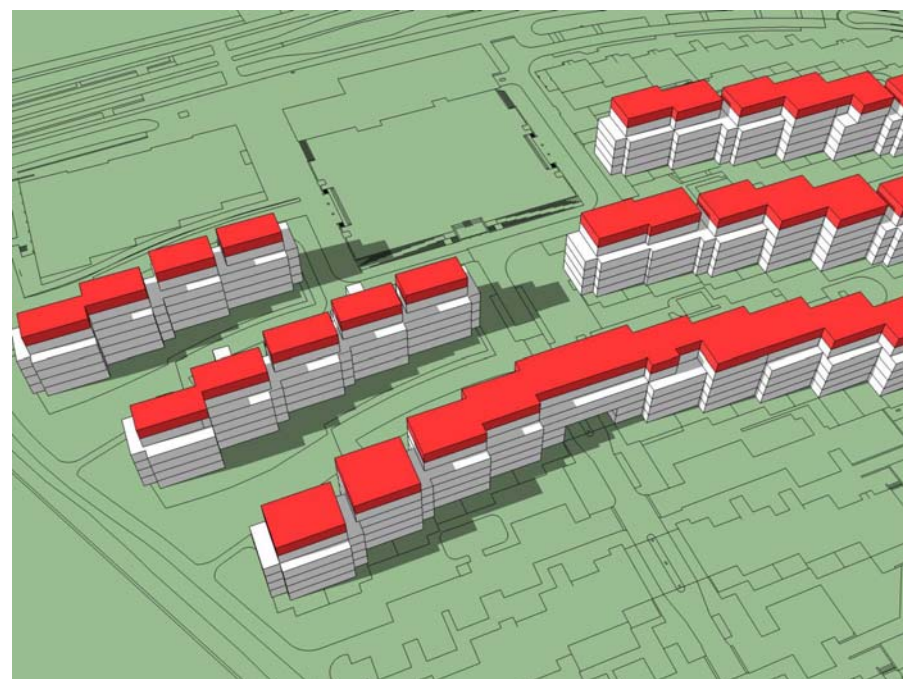


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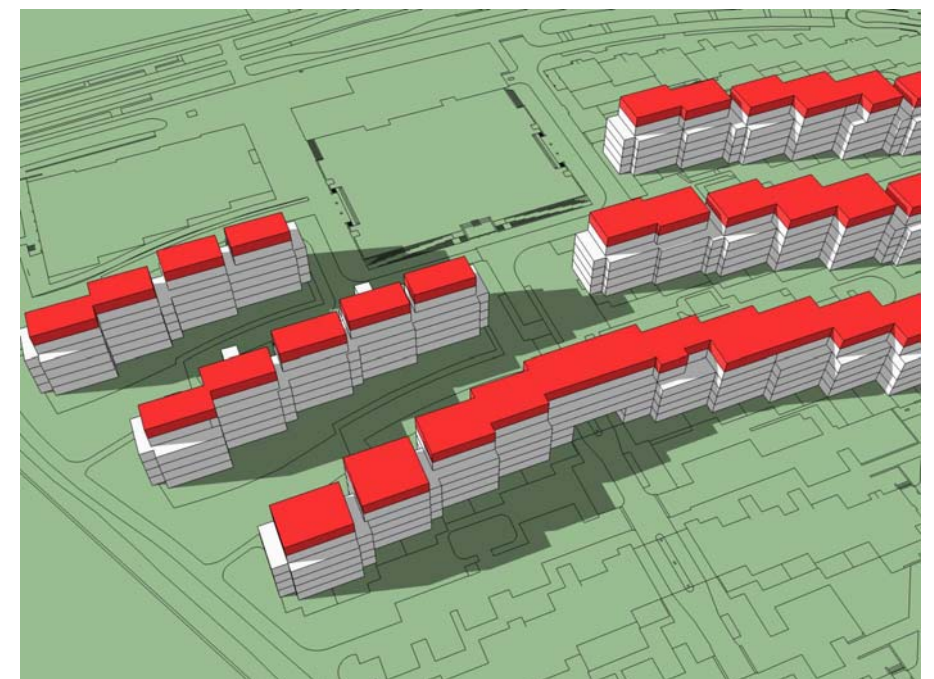
Bezinning met dakopbouwen



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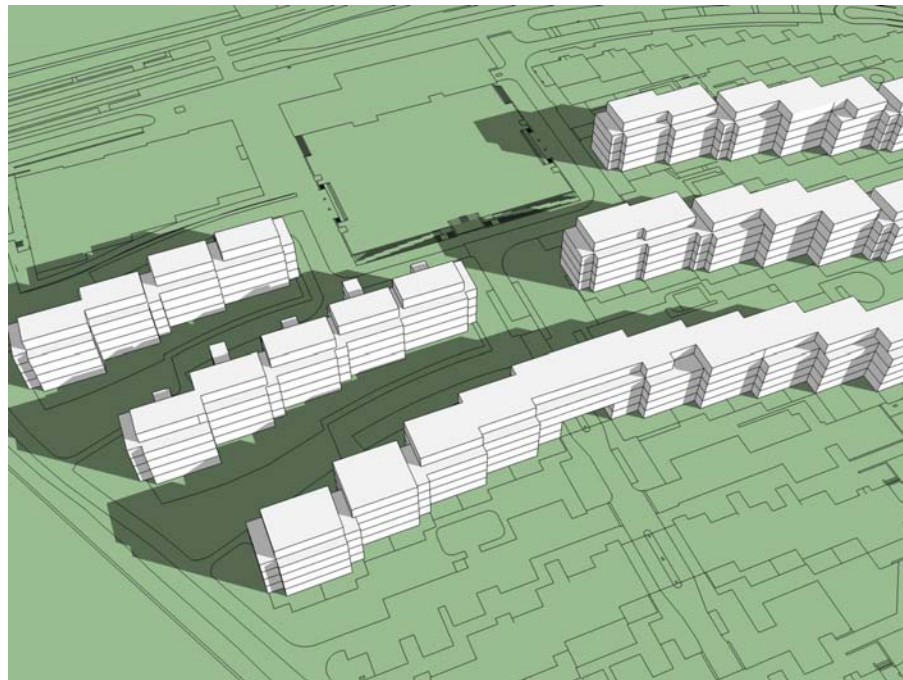


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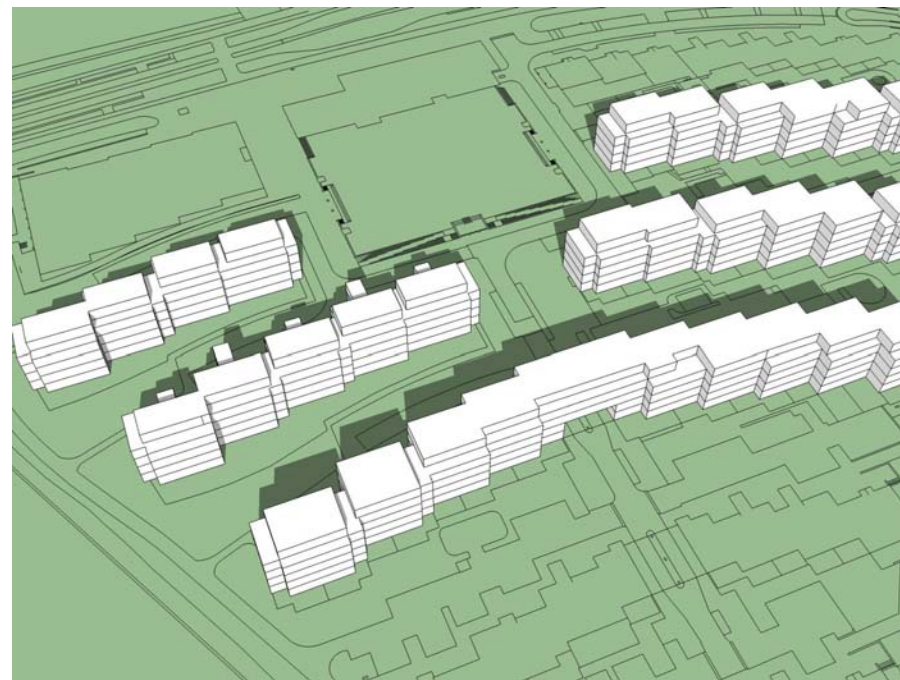


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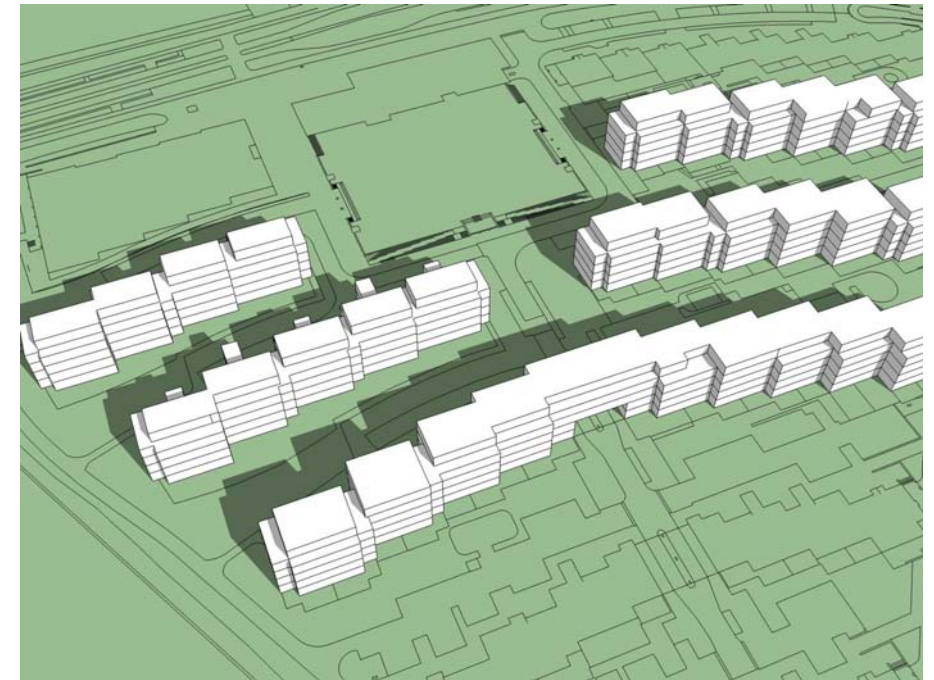
Bezinning huidige



21 september 09.00

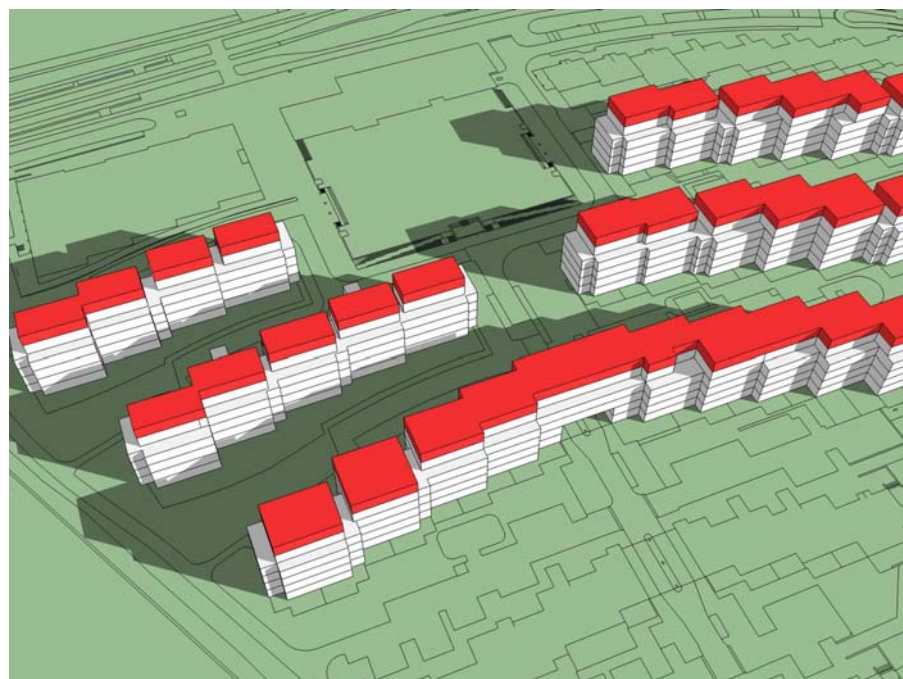


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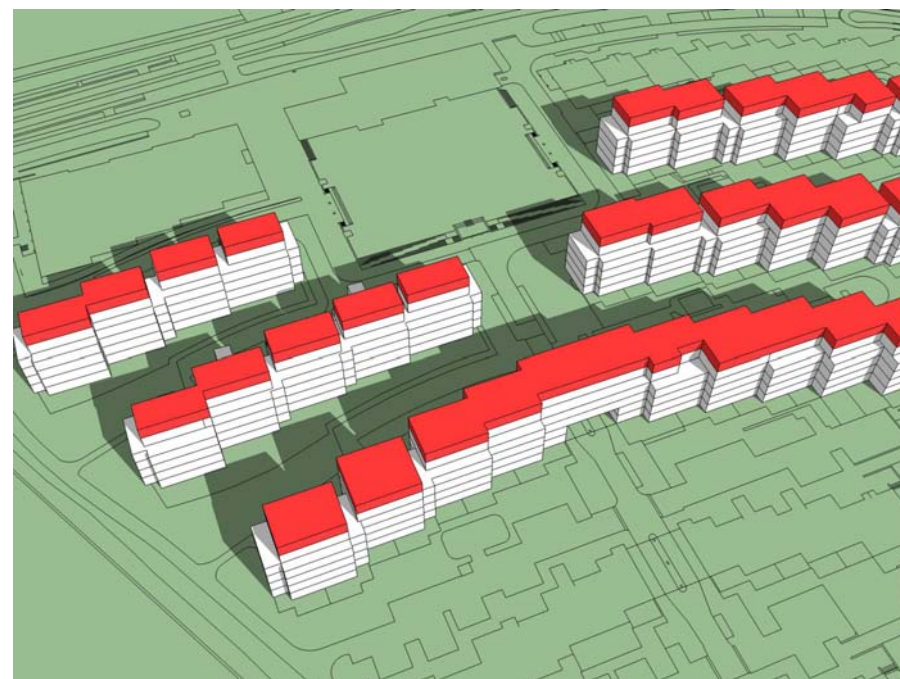


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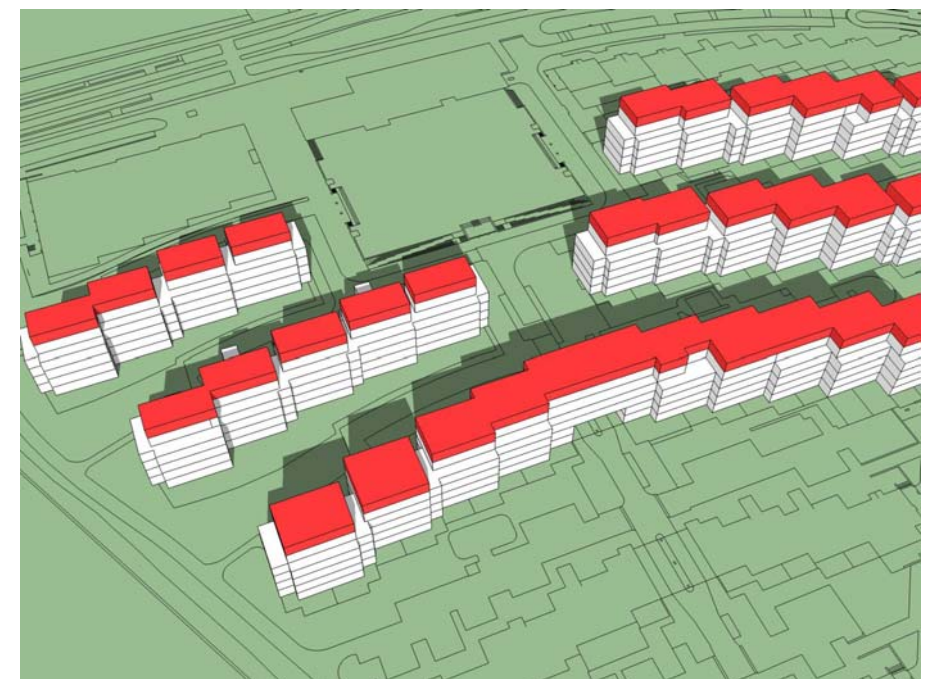
Bezinning met dakopbouwen



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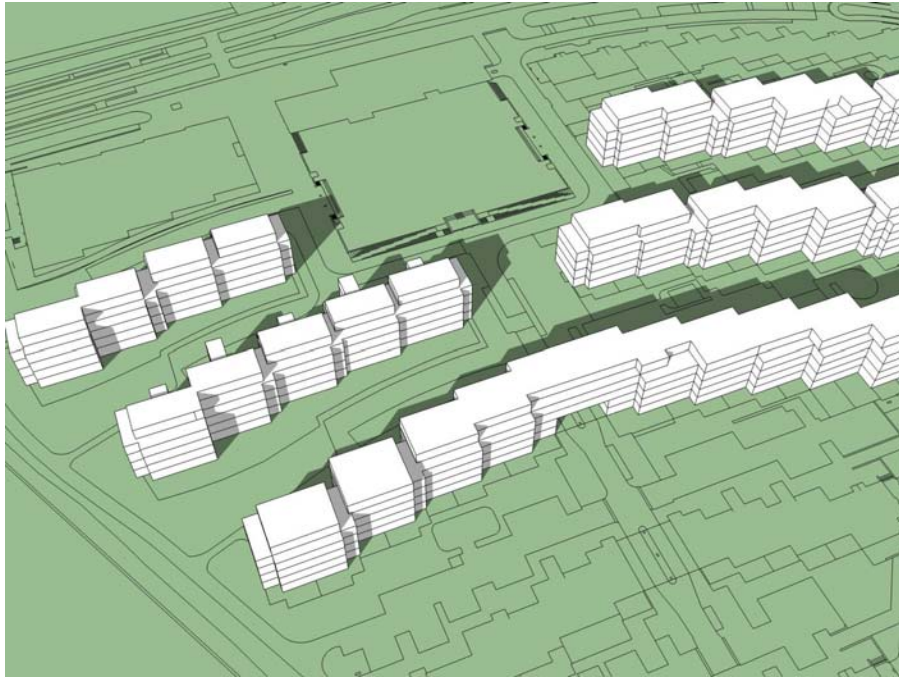


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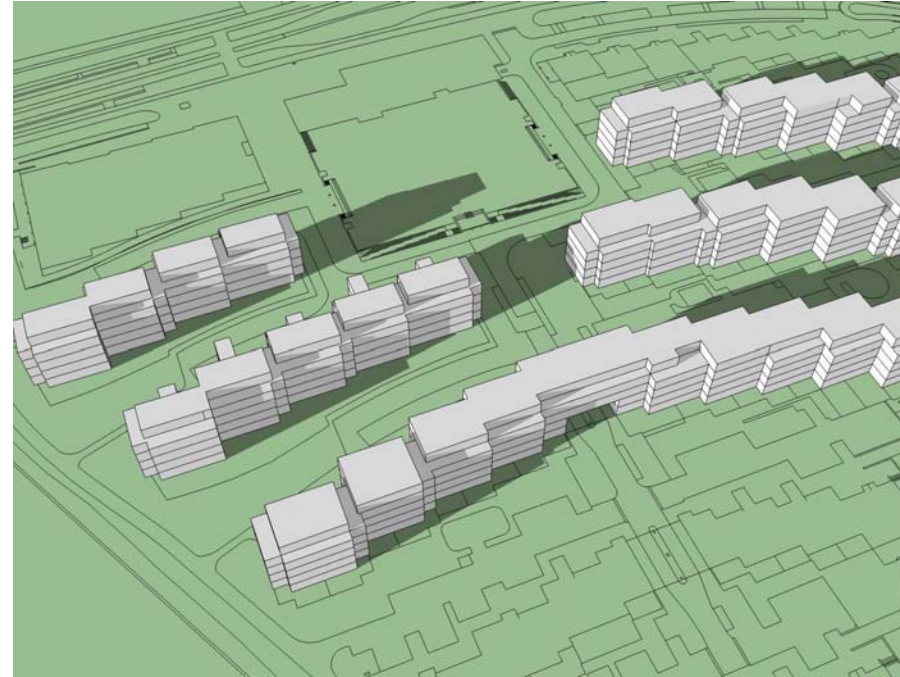


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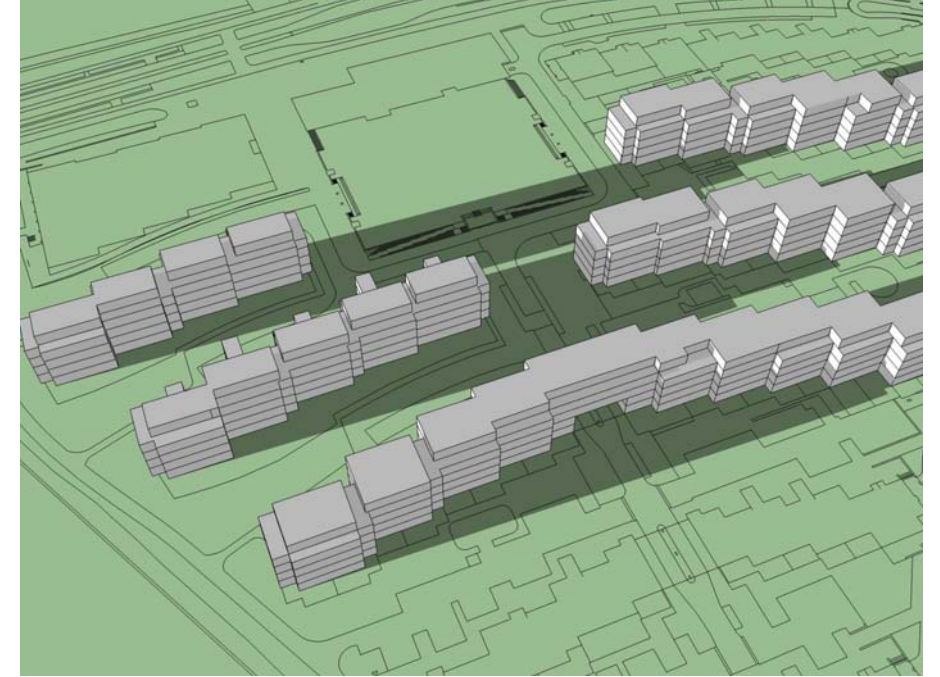
Bezinning huidige



21 september 15.00

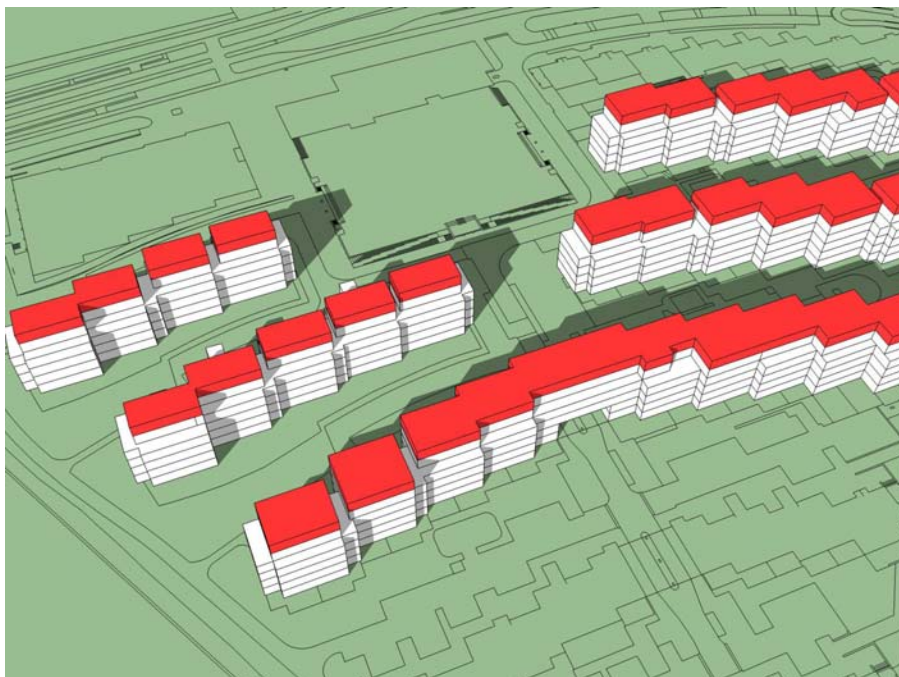


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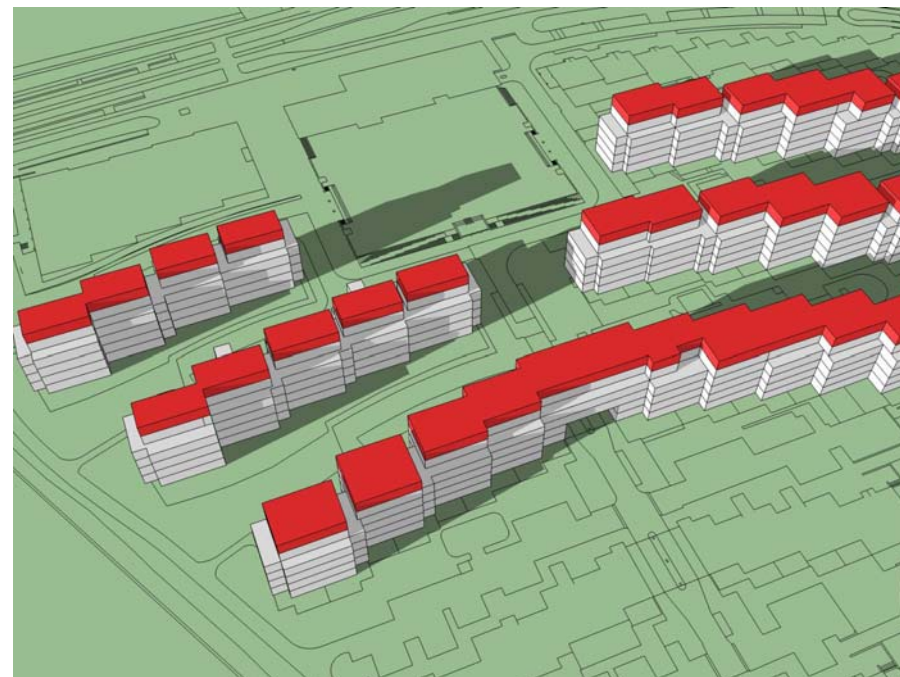


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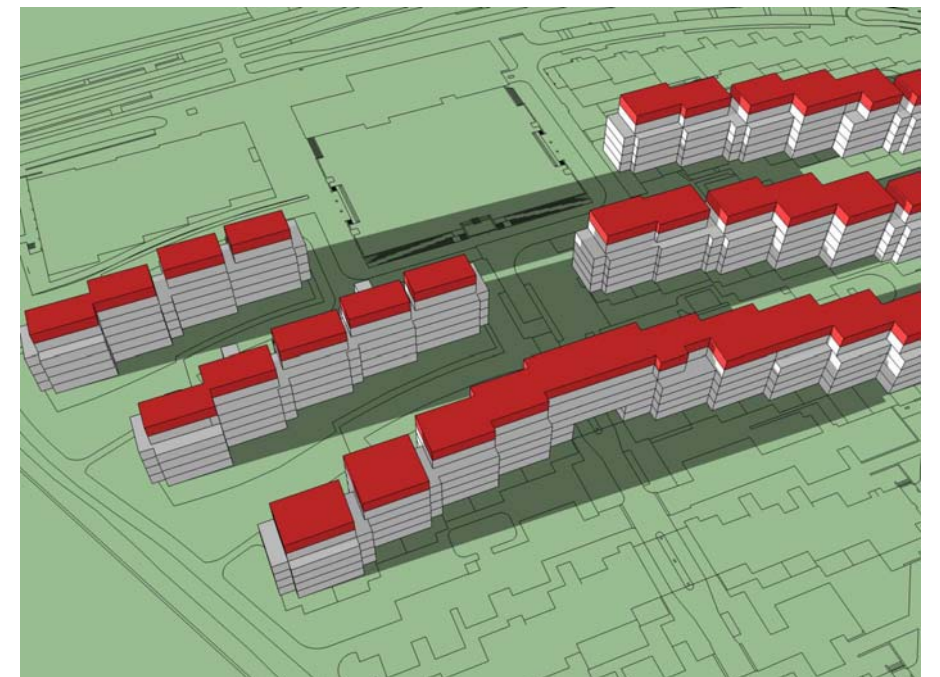
Bezinning met dakopbouwen



21 september 15.00



21 september 17.00



21 september 18.00

Conclusie

Ten behoeve van het bestemmingsplan Kop van Jut is onderzocht wat de gevolgen zijn van het optoppen van de bouwblokken op het Marcanti-eiland. In het bestemmingsplan is het mogelijk de woningen op te toppen: de maximale bouwhoogte van 15 meter mag met maximaal 3 meter worden overschreden. De totale bouwhoogte kan daardoor maximaal 18 meter worden. Voor deze schaduwstudie is gebruik gemaakt van Google Sketchup. De nieuwe situatie inclusief een extra verdieping van 3 meter is vergeleken met de huidige situatie.

Uit deze studie blijkt het volgende.

1. op de maatgevende data 21 maart, 21 september en 22 december heeft de nieuwe situatie nadelig schaduweffect op de achterliggende bouwblokken;
 - 21 maart in de vroege ochtend schaduwvorming op 1 bouwlaag extra.
 - 21 september in de vroege ochtend schaduwvorming op 1 bouwlaag extra.
 - 22 december zowel in de ochtend als middag schaduwvorming op bouwlaag extra, echter niet over de volledige breedte van de bouwblokken.
2. op de maatgevende datum 21 juni zijn er geen nadelige effecten op de achterliggende blokken.

15 januari 2014