

Dear Erica

I am responding to this planning application on behalf of Warwickshire Police in relation to Crime Reduction and Community Safety matters as the assigned Design Out Crime Officer for Warwickshire. I have examined the plans submitted. I have examined the planning application, together with the plans submitted. This has been done with reference to the advice contained within National Planning Policy Framework para 91(b) and para 95(a)(b) the security requirements for dwellings as set out in Part Q of Schedule 1 to the Building Regulations however I would recommend that all doors meet PAS 24:2016 standard and are third party certified such as companies that achieve secured by design accreditation.

Warwickshire Police have no objections to this outline planning request however I would ask that the below be incorporated into the design as they will go some way to ensuring the residents do not become victims of crime or anti-social behaviour.

Residential

If the proposed development includes homes where there is rear access to multiple dwellings, evidence shows that the distribution of burglary in terraced housing with open rear access footpaths shows that up to 85% of entries occurred at the back of the house. Where there is rear access to multiple rear gardens this access needs to be gated at the front of the building line and with a self-closing spring, and a snap shut lock, that needs a key to release.

All perimeter fencing should be 1.8 metre high close boarded fencing however where it backs onto open space it should be topped with 0.2 trellis, so the overall height is 2 metres in height.

Lighting on adopted highways, footpaths, private roads and footpaths and car parks must comply with BS 5489-1:2020. A Uo value of 0.4 or 40% is recommended to ensure that lighting installations do not create dark patches next to lighter patches where our eyes would have difficulty in adjusting quickly enough for us to see that it was safe to proceed along any route.

Fencing or similar be considered along the open space areas and balancing pools, this will refrain vehicles driving onto the open space causing anti-social behaviour or injuring someone who is using the space for play

Footpaths and emergency routes that lead onto the development should have staggered bollards installed to stop motor bikes riding onto the site.

Community facilities

I have concerns that the community facilities will be used for unlawfully, I would make the following recommendations.

Only one access road leading to the facilities that has a height restrictor at the entrance and fencing or natural obstacles are in place to stop vehicles driving over the grass.

The applicant adopts the principles of secured by design for the build of the pavilion.

I would ask that the applicant/ agent adopts the principles of secured by design and evidence how they have designed in features to deter crime and anti-social behavior

https://www.securedbydesign.com/images/downloads/HOMES_BROCHURE_2019_update_May.pdf

https://www.securedbydesign.com/images/downloads/SBD_Commercial_2015_V2.pdf

Building sites and in particular, site offices and storage areas are becoming common targets for crimes such as theft of plant and fuel. These sites should be made as secure as possible. All plant and machinery should be stored in a secure area. Tools and equipment should be marked in such a way that they are easily identifiable to the company. Consideration should be given to the use of security patrols. Developers are now requested to inform the local Safer Neighbourhood Policing Team, which covers the area of the development that they have arrived on site and provide contact numbers of the site manager for us in the case of an emergency. A grid reference for the site should be provided. This will help to reduce the possibilities of a delayed response.

I hope the above comments are of use to you, they will help the development achieve the aims of the revised National Planning Policy Framework (NPPF) paragraphs

127F - create places that are safe, inclusive and accessible and which promote health and well-being, with a high standard of amenity for existing and future users⁴⁶; and where crime and disorder, and the fear of crime, do not undermine the quality of life or community cohesion and resilience.

If I can be of any further assistance please don't hesitate in contacting me.

Regards

Mark English

Design Out Crime Officer (5617)

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Changes to the English Planning and Building Control Regulations, following in-depth reviews by the Department for Communities and Local Government (DCLG), have underlined the importance of the Police advice delivered over the past 25 years, specifically in the form of the Secured by Design (SBD) initiative. Secured by Design welcomes the introduction of a security element within the Building Regulation. Approved Document Q goes some way to improving security in the residential built environment, but does not include many of the elements that have contributed to the improvements in security that Secured by Design has delivered in communities around the country.

Visit the '**Secured By Design**' web site for DOCO contact details, design guides, licence holders & application forms: www.securedbydesign.com
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