



WEST YORKSHIRE POLICE

**West Yorkshire Police
Kirklees District**

Architectural Liaison Officer

West Yorkshire Police
Kirklees Council Planning Services
Civic Centre 1
High Street
Huddersfield
HD1 2NF

Tel: 101
Council Offices: 01484 221000
Email:
richard.thornton@westyorkshire.pnn.police.uk

| | |
|-------------------|---|
| To: Rebecca Drake | Ref: 2019/90725 Date: 4 th April 2019 |
|-------------------|---|

Site Location: Busker Lane, Scissett, HD8 9JU

Application Type: Full – 9 Apartments

Dear Rebecca

Thank you for your request for consultation for the above outline application. Having read the available information, I would like to offer the following comments;

The '*National Planning Policy Framework*' makes clear that developments should create safe and accessible environments where crime and disorder, and the fear of crime, do not undermine quality of life or community cohesion.

Policy PLP24 of the Kirklees Local Plan 2019 supports the above statement and mentions that new developments should incorporate crime prevention measures to achieve:

Section (e). – "*the risk of crime is minimised by enhanced security, and the promotion of well – defined routes, overlooked streets and places, high levels of activity and well – designed security features*";

This is in pursuance of the Council's duty under **Section 17 of the Crime and Disorder Act 1998**.

West Yorkshire Police encourages applicants to seek to build / refurbish a development incorporating the guidelines of **Crime Prevention Through Environmental Design (CPTED)**, together with **Secured by Design (SBD)**, a crime prevention initiative operated by the Police Service and supported by the Home Office.

https://www.securedbydesign.com/images/downloads/HOMES_BROCHURE_2019.pdf

Layout of site

Referring to site plan job number 1414, drawing number 1110 dated 08/2018.

The proposed apartment block is to be situated in an excavated part of the western side of the site next to the main site entrance. The ground floor will be below natural ground level on the west and south aspects shielded from view by a retaining wall.

Boundary treatments

I would recommend defensible vegetation such as Pyracanthus or Berberis should be planted against the boundary fencing and maintained to a maximum height of 1m from the ground. The planting should be close together allowing for the bushes to bind together to form an additional security barrier.

Consideration should be given to making the west and south aspects of the building at ground level secure with lockable gates and fencing to 1.8m high. The fencing could be attached to the retaining wall with the gates flush with the building line at the front and angled from the south west corner of the building. This would protect the rear and side ground floor windows from forced entry by offenders.

External lighting

Lighting levels should conform to BS5489-2:2016 standard should provide good colour rendition of RA60 or above across the footpaths and car park areas.

External lighting such as low energy photoelectric cell or dusk until dawn lighting should be installed above all access doors of the building. Any fittings and wiring should be vandal resistant and located within inaccessible positions to deter any criminal attack.

Open space

There should be a management plan in place for the surrounding gardens. If this is to be a grassed or planted area, it is required to be maintained in the future. Any trees should have a canopy height maintained up to 2m from ground level. All low growing vegetation should be maintained to a maximum height of 1m. This would allow for maximum natural surveillance around the site.

Security measures

With reference to the Design and Access Statement Revision B dated Feb 2019, Section 04 Crime Prevention & Security. It is encouraged to install access control measures to the main entrance with audio and video feeds. It is essential for the building security, that staff training around rule setting is introduced around the closing and locking of external doors. Many of this type of property suffer with intrusion by offenders where doors are left propped open and not locked closed with the magnetic locking systems.

As per Building Regulations (Approved Document Q), doors and windows should be to one of the following standards;

Door sets:

PAS 24:2016 or
STS 201 Issue 7:2015 or
LPS 1175 Issue 7.2:2014 Security Rating 2+ or
LPS 1175 Issue 8:2018 B3 Security Rating 2+
STS 202 Issue 6:2015 Burglary Rating 2 or
LPS 2081 Issue 1.1:2016 Security Rating B

Bespoke wooden doors should be a solid or laminated timber with a minimum density of 600kg/m³ and to 44mm thickness and include a 5 lever mortice lock to standards BS 3621 with a night latch or rim lock which are tested to the same standards.

External fire doors should be PAS24 2016 rated. I would recommend that internal doors are also PAS24 2016 rated and subject to a security management programme. These door standards can be found on;

<https://www.securedbydesign.com/member-companies/accredited-product-search?view=cainfo&sbdoldcatid=70#advanced-search>

Particular attention is drawn to installing the best possible door locks on all new builds, especially the euro-profile cylinder lock types. Some of the door sets quoted above can include a minimum standard euro cylinder lock which meets BS EN 1303 standards and is 1 Star Rated and offers no resistance to crimes relating to lock snapping which is still a common method of burglary across West Yorkshire. **I would strongly recommend that any doors that include a euro cylinder lock are rated to standards; TS007 3 Star, STS 217 or Sold Secure Diamond Standards** which offer more resistance to this type of attack and will prevent crime.

Windows:

BS PAS 24-2016

LPS1175 Issue 7:2010 Security Rating 1

STS 204 Issue 3:2012

LPS 2081 Issue 1:2014 Security Rating A

Ideally laminated glazing should be installed and certificated to BS EN 356 P1A rating, so that if there are any attempts of entry the glass will remain intact.

CCTV

This is to be installed both internally and externally. I would like to refer you to the paragraphs below for guidance;

External warning signs should be installed all around the site stating that there is "MONITORED" CCTV recordings on site.

CCTV is not a universal solution to security problems. It can help deter vandalism or burglary and assist with the identification of offenders once a crime has been committed, but unless it is monitored continuously and appropriately recorded, CCTV will be of limited value in relation to the personal security of staff and visitors. That being said, the provision and effective use of CCTV fits well within the overall framework of security management and is most effective when it forms *part* of an overall security plan.

Developers of new premises and managers of existing premises that are considering the use of CCTV must be very clear about the objectives they wish to meet and establish a policy for its use and operation before it is installed. It is important to seek independent advice before approaching an installer and to develop a comprehensive operational requirement for the system, which can be supplied to installers during the tendering process. An operational requirement will be used for the design, performance specification and functionality of the CCTV system. In effect, it is a statement of problems, not solutions and will highlight the areas that must be observed by the system and the times and description of activities giving cause for concern. A useful reference to help achieve this goal is the *CCTV Operational Requirements Manual 2009 ISBN 978-1-84726-902-7 Published April 2009 by the Home Office Scientific Development Branch*

The CCTV system must have a recording capability, using a format that is acceptable to the local police. The recorded images must be of evidential quality if intended for prosecution. Normally this would require a full 'body shot' image of a suspect. It is recommended that fixed cameras are deployed at

specific locations for the purpose of obtaining such identification shots. An operational requirement must take account of this fact and decisions made as to what locations around the building are suitable for obtaining this detail of image. The recording of vehicle licence plates may also be practical and useful.

Whilst the location of cameras is a site specific matter it would be normal practice to observe the main entrance to the premises and the reception area. In high crime areas CCTV cameras may need protection within a vandal resistant housing. CCTV coverage is advised of any current areas of the site that are known by the staff to be problematic for criminal offences. Early discussions with an independent expert and potential installers can resolve a number of matters including:

- monitoring and recording requirements, including the secure siting of the recording equipment
- activation in association with the intruder alarm
- requirements for observation and facial recognition/identification
- areas to be monitored and field of view
- activities to be monitored
- the use of recorded images
- maintenance of equipment and the management of recording
- subsequent ongoing training of operatives

CCTV systems must be installed to BS EN 50132-7: 2012+A1:2013 *CCTV surveillance systems for use in security applications*.

The design of a CCTV system should be co-ordinated with the existing or planned lighting system for the buildings and the external grounds, to ensure that the quality of the lighting is sufficient to support the CCTV.

CCTV systems may have to be registered with the Information Commissioner's Office (ICO) and be compliant with guidelines in respect to Data Protection and Human Rights legislation. Further information is available at this website: www.ico.gov.uk

For guidance on the use of CCTV images as legal evidence see also BS 7958: 2009 *Closed circuit television (CCTV). Management and operation. Code of practice*. This document provides guidance and recommendations for the operation and management of CCTV within a controlled environment where data that may be offered as evidence is received, stored, reviewed or analysed. It assists owners of CCTV systems to follow best practices in gaining reliable information that may be used as evidence.

Remotely monitored detector activated CCTV systems must be installed in accordance with BS 8418: 2015 *Installation and remote monitoring of detector operated CCTV systems - Code of practice*

Intruder alarms

I would recommended installing an intruder alarm with contacts to each point of entry to the building. Fire escapes and other rooms such as mobility scooter stores etc., should be monitored to provide additional security. Suitable standards are to BS EN 50131 or PD6662 (wired alarm system) or BS 6799 (wire free alarm system).

This report is submitted in the interests of crime prevention, and addresses our collective responsibilities under Section 17 of the Crime and Disorder Act, 1998

Whilst there is no objection in principle to the application, West Yorkshire Police feel that the above recommendations would be beneficial to the security and safety of the site users. Therefore, it is advised that the points raised in this document should be implemented.

Yours sincerely
Richard Thornton
Designing Out Crime Officer

Telephone Police Non-Emergency – 101
Kirklees Planning Office – 01484 221000



For the latest news and updates:

Visit our website - www.westyorkshire.police.uk

'Like' us on Facebook - [westyorkshirepolice](https://www.facebook.com/westyorkshirepolice) 'Follow' us on Twitter - [@WestYorksPolice](https://twitter.com/WestYorksPolice)

'Watch' us on YouTube www.youtube.com/999tv

To report a crime, please ring 101. Always dial **999 in an emergency.**