



HAMPSHIRE

CONSTABULARY

Gosport NPT Neighbourhood Police Office

Town Hall
High Street
Gosport
Hampshire
PO12 1EB

Telephone

101

Direct Dial

023 8047 8566

Fax

01962 874201

Text Relay

18001 101

Email Address

stuart.york.17529@hampshire.pnn.police.uk

Mr. L. Oliver
Planning Services
Havant Borough Council
Public Services Plaza
Civic Centre Road
Havant
Hampshire
PO9 2AX

Our ref: app/21
Your ref: APP/21/00814

3rd September 2021 —

Dear Mr. Oliver,

5-7 EAST STREET, HAVANT

Thank you for your letter of the 16th August 2021 and the opportunity to comment upon the application. Having considered the application I have the following comments to make with reference to the prevention of crime and disorder (Anti-Social Behaviour (ASB)).

The National Planning Policy Framework makes clear the Government's continuing commitment to "create safe and accessible environments where crime and disorder, and the fear of crime, do not undermine quality of life or community cohesion and resilience".

National Planning Practice Guidance advises, that planning has a role in preventing crime and malicious threats. It reminds Local Authorities of their obligations under Section 17 of the Crime and Disorder Act 1998 (as amended), specifically "to exercise their functions with due regard to their likely effect on crime and disorder, and to do all they reasonably can to prevent crime and disorder."

The guidance advises: "Planning provides an important opportunity to consider the security of the built environment, those that live and work in it and the services it provides." It continues, "Good design that considers security as an intrinsic part of a masterplan or individual development can help achieve places that are safe as well as attractive, which function well and which do not need subsequent work to achieve



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or improve resilience.” “Good design means a wide range of crimes from theft to terrorism are less likely to happen by making committing those crimes more difficult.”

Clear definition of the different spaces within the development reduces the opportunities for crime and disorder.

Access to the elevations of the ground floor dwellings from the public realm must be prevented. All dwellings must sit within an area of private space. It is possible to access the windows (annotated W04 to W06) from the public realm, this increases the opportunities for crime and disorder. To reduce the opportunities for crime and disorder an area of private space must be provided to protect these windows. This space should be enclosed within by a robust boundary treatment at least 1.2m high. Hampshire Constabulary cannot support this application if the dwellings do not have this basic level of protection. This would be consistent with policies CS8 and CS16 of the Core Strategy.

A number of cycle anchor points are provided. These do not appear to be within a secure cycle store. Given that there is very little natural of the cycle store from the dwellings and it lies on the rear access route, cycles within this store will be very vulnerable to crime. To reduce the opportunities for crime secure cycle storage should be provided. To provide for the use of the cycle store during the hours of darkness lighting must be provide within and without the cycle store. This would be consistent with policy DM11 of the Havant Core Strategy.

An electronic access control system should be installed within the building. This should provide for fob access for residents and audio and visual access control for visitors. Given that visitor cycle parking is provided to the rear of the building the system should installed at both access doors.

The plans do not show an internal bin store, so I can only conclude that external bins are to be provided. This is not ideal, loose wheelie bins can be moved to gain access to balconies or windows, additionally they can be used to cause anti-social behaviour. To reduce the opportunities for crime and disorder a secure, lockable bin store should be provided. This would be consistent with policy CS16 of the Havant Core Strategy.

To provide for the safety and security of residents and visitors lighting throughout the development should conform to the relevant sections of BS 5489-1:2020. This would be consistent with policy CS8 of the Havant Core Strategy.

I note that it is not clear how post it to be delivered.



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If I can be of any further assistance please do not hesitate to contact me.

Yours sincerely,

S York
Designing Out Crime Officer

DISCLAIMER

This survey is based on information supplied by yourself and the current crime trends. I can only give a view on what measures might reduce the risk of crime and there can be no guarantee that the measures will prevent crime. The advice is given free with no intention of creating a contract. Neither the Home Office or Hampshire Constabulary take any other legal responsibility for the advice given.



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