



Hampshire Constabulary

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Your ref: APP/14/01255

28th October 2015

Dear Mr. Weaver,

MARKET PARADE DEVELOPMENT SITE, MARKET PARADE, HAVANT

Thank you for your letter of the 12th October 2015 and the opportunity to comment upon the application. Having considered the application I have the following comments to make with reference to crime prevention.

The National Planning Policy Framework makes clear the Governments 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".

The National Planning Policy Guidance gives the following advice;

Planning should address crime prevention

1. Designing out crime and designing in community safety should be central to the planning and delivery of new development. Section 17 of the Crime and Disorder Act 1998 requires all local authorities 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 prevention of crime and the enhancement of community safety are matters that a local authority should consider when exercising its planning functions under the Town and Country Planning legislation. Local authorities may, therefore, wish to consider how they will consult their Police and Crime Commissioners on planning applications where they are Statutory Consultees and agree with their police force how they will work effectively together on other planning matters.
2. Crime should not be seen as a stand alone issue, to be addressed separately from other design considerations. That is why guidance on crime



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has been embedded throughout the guidance on design rather than being set out in isolation.

3. It is important that crime reduction-based planning measures are based upon a clear understanding of the local situation, avoiding making assumptions about the problems and their causes. Consideration also needs to be given to how planning policies relate to wider policies on crime reduction, crime prevention and sustainable communities. This means working closely with the police force to analyse and share relevant information and good practice. Further information can be obtained from the [Police.uk](https://www.police.uk) website.

Havant town centre is a place that suffers from crime and anti-social behaviour. It is against this background that my comments are made.

The ground floor contains the access to the apartments, commercial / retail plots and the cycle and bin stores. From the plans it appears possible to access the rear access of the commercial units from the residential corridors and vice versa. Such an arrangement compromises the security of both the apartments and the commercial units. In the past within Havant Town Centre there have been burglaries from one property to another via the internal walls and therefore, I recommend that this arrangement is changed so that access between the apartments and the commercial units is entirely separate.

There is a very large residential cycle store is on the ground floor. Theft of pedal cycles is prevalent offence within the police area. To reduce the opportunities for this crime I recommend that the cycle store is sub-divided into five or six small stores each with its own robust door fitted with a lock to BS8621. Lighting and cycle anchor points should be provided within each cycle store.

The proposal will create a building with multiple residents to provide for their safety and security I recommend:

- a. All external access doors (including those within the underground car park) are third party certificated to LPS1175 SR2 (or better)
- b. Apartment front doors are third party certificated to PAS24:2012 (or better)
- c. Doors providing connectivity between the commercial units and the residential areas are third party certificated to LPS1175 SR2 (or better)
- d. An audio visual access control system is installed, this should extend to those doors within the underground car park.

The proposal provides an underground parking area containing 58 parking spaces and a number of cycle stores. Within an underground car park there is very little natural surveillance. To provide for the safety of those within the parking area and the security of the motor vehicles and pedal cycles I recommend:



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- a. Shutters are fitted at the road access to prevent unauthorised access
- b. A closed circuit television system should be installed within the building with cameras deployed within the underground car park
- c. Pedal cycles should be stored within secure cycle stores
- d. A high level of lighting should be fitted within the car park

The building will contain one hundred and thirty apartments but only fifty eight parking spaces are provided. On street parking within the area is already restricted and we would be concerned if this scheme placed more pressure on the current on street parking provision. I recommend that consideration is given as to how additional parking can be provided for the residents of this building.

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

Yours sincerely,

S York
Crime Prevention Design Advisor

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 the Hampshire Constabulary take any other legal responsibility for the advice given.