



Date: 14/06/23

Your ref: 23/00432/OUT Our Ref: SD

Contact Mr Stephen Day-Designing out Crime Officer

Email: [St](#)

Mobile M

Dear Christopher,

I am writing to you in my capacity as the Leicestershire Police Designing out Crime Officer (DOCO). Leicestershire Police have no formal objections in principle to the application however we would like to make the following observations.

In relation to the Outline planning application for the erection of up to 475 dwellings, including public open space, land reserved for a primary school together with future expansion land (Use Class F1(a)), drainage landscaping and associated infrastructure.

Land North Of A47 Normandy Way And East Of Stoke Road, Hinckley, Leicestershire.

I have now visited, and have reviewed the proposed development. There is a vehicle entry point at Normandy Way to the west of the proposed development is via a traffic island with entry to the east side of it leading to a smaller traffic island with entry to the east side allowing access to the new development. To the north of the smaller island is a further entry road from the north.

The north access leads to the same vehicle entry road as the first entry point. As a result of this permeability is not an issue as there are no other access points and a single entry point off the smaller traffic island.

Access leads eastward before internal roads split to allow access to all areas of the proposed new development. Permeability is not an issue in this case in respect to the traffic island single access point. Emergency services access as a result is appropriate with all areas in close proximity to the central entry road including open space in the north, west and east side.

The proposed Primary School is located towards the north of the site which is north of the main internal road with safe access for all users and if Emergency Service access was required. To the west and east side are water attenuation areas which do include pedestrian access. The proposed open space areas are connected throughout the site by pedestrian walkways which should be included in lighting considerations across the whole site.

Lighting recommendations are to illuminate the main vehicle entry point and walkways as well as open space and any other key areas to BS5489. Also, special attention to primary routes to the Primary School should be illuminated to support attendance during the hours of darkness.



Vehicle parking is in curtilage to dwellings within the development and I would recommend consideration of gable end windows where possible to increase the possibility of natural observation available.

There will be communal parking in areas such as the Primary School site and associated activities related to it and in areas near to the open space. These areas should also be illuminated to BS5489.

A Section 38 Agreement is recommended to install an electrical spur to the nearest lamppost to the junction to site the CCTV camera. The remainder of the site is recommended to have general coverage of key areas including walkways, open space and any other vulnerable areas.

CCTV coverage of the area should include the vehicle access point with the capability to capture number plate images. Appropriate Data Compliant signage would also be required and consideration of coverage of other key areas, such as open space, walkways and communal parking areas should be considered. I recommend this should be reviewed prior to occupation due to the size of the proposed development.

Wheelie bin storage and cycles should be stored in secure areas where possible to avoid the potential for criminal use, as a ladder, mode of removal or arson risk for bins or mode of escape in respect to cycles.

Foliage is recommended to be to a height of 1m and trees are recommended to be trimmed to have no foliage lower than 2m from the ground. This will provide a 1m clear field of vision. Perimeter enclosure is recommended to be to a height of 1.2m at the front and 1.8m to sides and the rear in a material in keeping with the development.

I would like to make an expression of interest in respect to a S106 bid as a result of this development. This will increase the demand on policing resources within the area necessitating increased capacity to adequately prevent crime within this new area of development and make this application acceptable in planning terms.

General Recommendations

All door and window sets will be to PAS24 (2022) which is now included in building regulations. There are other considerations such as BS 6375 Security Locking and Fire Security and BS EN 50486 in relation to Audio and Video door entry systems. Consideration should be made to identify the most appropriate option for this site. Dwellings are recommended to have an Alarm System to BS7958, but there are other options on the Secured by Design portal which include BS6799 in relation to wire free alarm systems. Also, BS EN 50131 and PD 6662 in relation to wired systems.



1. Street lighting columns to BS 5489 are recommended.
2. Appropriate fencing should be used to enclose the perimeter and is recommended to be 1.8m in height. This can be via planting or manufactured fencing.
3. Key access points leading into the development should be considered for CCTV coverage supported by lighting to allow identification during day and night. This would allow vehicle and facial recognition in key areas. Appropriate signage should be in place to be compliant with the Data Protection Act.
4. Natural surveillance should be possible via ground level foliage being trimmed to 1m high and trees to have no foliage lower than 2m from the ground to allow a clear field of vision.
5. Vehicular parking is recommended to be in curtilage as part of the dwellings where possible. Communal parking should be supported by natural observation, lighting and be set in clearly defined areas to deter unauthorised access.
6. Consideration of Secured by Design principles is recommended and information in respect to the different standards is available on request.
7. Opportunities to explore the potential for S106/CIL funding should be undertaken with relevant parties if appropriate and will increase the demand on Policing within the area of the development.
8. Dwellings are recommended to have an Alarm System to BS7958 with coverage of garages included where applicable.
9. Commercial sites may benefit from smoke cloaking devices to deter access and reduce potential loss.
10. An electrical spur is recommended under a section 38 agreement at each vehicular entry point leading into the development.
11. Consideration of Park Mark accreditation should be considered in the event of appropriate communal parking within the application.
12. Consideration of Safe Routes through open space and walkways should account for the use of women and girls.

Should you require any further information please do not hesitate to contact myself and I will be happy to assist.

Kind regards



Mr Stephen Day,
Designing out Crime Officer &
Architectural Liaison Officer,
Leicestershire Police.