



Leicestershire
Police
Protecting our communities

Date: 20/06/2026

Contact Megan Wood - Designing Out Crime Officer

Email: DOCO@leics.police.uk

Mobile No: 07970241354

Dear Alex Jelley

Application Ref – 25/00990/FUL

Site – Land off Station Road, Bagworth

Proposal – Erection of 46 dwellings, formation of access, associated landscaping and attenuation Pond

Thank you for consulting Leicestershire Police on the application referenced above. Available crime statistics indicate that Bagworth has a lower crime rate in comparison to other areas around Leicestershire. That being said, there are instances crime including anti-social behaviour and burglary. It is important that crime is taken into consideration within the designs should the application be successful, in order to reduce the risk of crime escalating in and around the Bagworth area.

I have reviewed the amended documentation and have the following advice and recommendations make.

Boundary Treatments

Where properties adjoin open green or public spaces, rear boundary fencing should incorporate a weak trellis on top. This design makes climbing more difficult and due to its fragility, increases the likelihood of creating noise if tampered with, which can act as a deterrent. Particular attention should be given to plots 2, 3, 4 and 21-24 as their proximity to open space raises additional security concerns.

In addition, the rear garden boundaries of plots 41 and 36 back onto the informal play area. This raises concerns regarding the potential for anti-social behaviour and possible neighbour disputes. It is important that public and private spaces are clearly defined to promote a sense of ownership and responsibility.

It is therefore recommended that robust boundary treatments are installed to clearly delineate these areas, alongside appropriate defensible space measures to reduce opportunities for unauthorised access and minimise the risk of conflict between residents and users of the play area.



Lighting

There are currently no details of lighting. All street lighting for adopted highways and footpaths, private estate roads, unadopted roads and car parks must comply with BS 5489-1:2020. Lighting is required to illuminate all elevations containing a doorset, car parking and footpaths leading to the

dwellings. Overall Lighting Uniformity (Uo) levels should be no lower than 0.25. External public lighting should be mast mounted white lighting with dusk till dawn sensors.

Doors

Doors should meet PAS24:2022 standards. Unfortunately, lock snapping remains a national issue as a means of gaining entry to commit burglary. Doors fitted with cylinder locks should conform to TS007 3 star, STS 217, or Sold Secure Diamond Standards, offering enhanced resistance to this type of attack.

Majority of the properties as indicated on the elevations have been designed to include patio doors, these are often targeted as a means to gain entry to properties and should be installed with laminated glass.

Parking

Whilst the majority of parking is located to the front or side of dwellings, benefiting from natural surveillance and providing a deterrent to vehicle crime, plots 1, 5, 6, 7 and 8 include parking to the rear. Rear parking areas should be avoided where possible, as they can create poorly observed spaces, provide access to rear garden boundaries, encourage loitering, and leave vehicles more vulnerable to crime.

At this stage, there are no specific objections, I encourage the designers to consider these recommendations carefully in order to create safe, and resilient communities now and future years to come.

The following document has been developed by Secure by Design; it provides valuable information about crime prevention for new builds. Please see the following link.

[sbd_residential_guide_2025_250312.pdf](#).

I have no further comments to make at this time, should you require any further information. Please do not hesitate to contact me.



Leicestershire
Police
Protecting our communities

Yours sincerely



Miss M. Wood
Designing out crime Officer
Leicestershire Police

This assessment is based on the information you provided and current crime trends. While I can suggest measures that might reduce the risk of crime, there is no guarantee that these measures will prevent crime. The advice is offered without any intention of forming a contract. Leicestershire Police do not assume any legal responsibility for the advice given