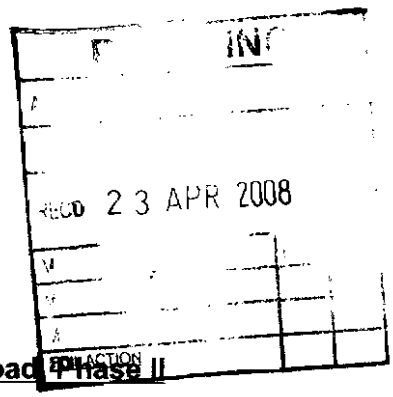
Architectural Liaison Unit

Walker Simpson Architects
33 Piccadilly
Manchester
M1 1LQ

Your Ref:

Our Ref: 1257/03/SBD/CM

F.A.O. Martin Boydell



When calling or telephoning please ask for Catherine McMullan and quote our reference.

16th April 2008

Dear Sirs,

Secured by Design.
MANCAT, Rochdale Road Phase II

Thank you for your request regarding Secured by Design advice for the above address. After an inspection of the plans I can make the following comments.

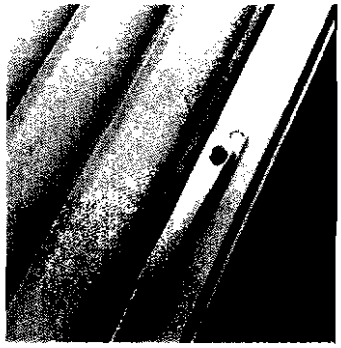
Windows

1. All new windows should be certified, if possible, to BS 7950. Where certification to this standard is not possible, the windows should conform to the following:
    a. The sections used in the construction of the windows should be to the relevant British Standards;
    b. They should be from a reputable manufacture who have ISO 9001; and
    c. Any ironmongery should be from an SBD registered supplier.

2. The windows facing directly onto the surrounding roads, especially in the listed building, are particularly vulnerable to attack. I would recommend security blinds for these rooms, which should be closed out of hours to hide any high value equipment, which maybe stored in these rooms from view. They do not create the fortress appearance that shutters can create, and are a highly effective security measure.

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Website www.gmp.police.uk

(Please see www.securedbydesign.com for SBD licensed companies/products).





3. I would recommend that the windows at ground floor should preferably be fixed or, if not, should only have small opening lights, which are lockable and have opening restrictors.

Glazing

4. All glazing, in both windows and doors, at ground floor level or easily accessible upper floors should be laminated to a minimum thickness of 9.5mm (on at least one pane in a double glazed unit).

Doors

5. All external doors should be fitted with multi point locking. I would recommend that the main entrance doors should open outwards and be fitted with hook bolts at 1/3rd points along the door edge. If it is not possible to installed laminated glazing to a thickness of 9.5mm in the main entrance doors I would recommend 6.8mm laminated glazing with internal security shutters.

6. All external solid doors should be certified to BS PAS 24 standard. All glazed doors at ground floor must be made by a competent manufacture with ISO 9001 and any ironmongery should be from a Secured by Design supplier.

7. All external fire escape doors should have no external ironmongery and have at least two point locking. The doors, which are to remain permanently closed, should also have no external ironmongery.

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8. Internal doors to rooms where high value equipment will be stored should be capable of being locked. Internal security to various areas of the buildings should be considered especially out of college hours when members of the public maybe using parts of the building.

External Features

9. I note that there is a link bridge at first floor from the existing building to the new proposal. As part of the proposal there will be fencing/railings and a gate installed under the link bridge, which can be locked out of college hours to prevent members of the public gaining access to the remainder of the college. This is an acceptable security measure. The main access gates from the surrounding road into the college grounds will also be lockable, which is acceptable.

10. A note that any new fencing installed will match the existing fencing at the site, this is acceptable.

11. Lighting must be provided to all entrances and movement routes. The lighting should be mounted at a height, which allows best spread of light (no shadows) and reduces vulnerability.

12. I note that the building will have a Security Alarm System.

13. Any vegetation proposed at the site should be kept to a maximum height of 1000mm and any foliage to trees should be at a height exceeding 2000mm, so as not to create potential hiding places for would be criminals to exploit or impede natural surveillance of and from the building.

Subject to the implementation of the above points I can see no reason why this scheme should not achieve Secured by Design certification. I would be please to receive a formal Secured by Design application should you wish to submit one.

Yours faithfully,

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