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Your Ref:

Our Ref: 2023/0090/SBD/01

F.A.O. Oliver Martin

Date: 19th October 2023

Dear Oliver

Secured by Design – Varey Street and Cross Lane

Thank you for your Secured by Design application in relation to the above development.

The following checklist forms the site-specific requirements for this scheme to achieve the Secured by Design award. A final inspection of the scheme will be required (which I advise is carried out 1-2 weeks before handover), upon which the items within the checklist can be verified. Other items which relate to technical information (door specifications for example) must be satisfied through the production of product test certificates, or SBD supplier certificates (if the supplier is an SBD-registered company).

Should you have any queries regarding the contents of this letter and attached checklist, or the availability of Secured by Design compliant products, please do not hesitate to contact me.

Yours faithfully

Patrick Babb

Consultant

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Secured by Design Checklist

2023/0090/SBD/01

Land at Varey Street and Cross Lane

1 Physical Security

1.1 Layout

- The proposed layout is compliant with Secured by Design standards.

1.2 Doors

- The front and rear door sets must be compliant with and certified to BS PAS 24, STS201, LPS 1175 SR2, LPS 2081 SR B, or STS 222. The front doors should have fixed external handles or split spindles, meaning access is only possible with a key.
- Any external French/bifolding/double doors, sliding doors or bifolding doors must be compliant with and certified to BS PAS 24.
- Front doors should have either fixed sidelights or door viewers.
- Letterboxes should be located a minimum of 400mm away from internal handle and locking hardware.
- Dusk 'til dawn lights, operated by photoelectric cell/daylight sensor, should be installed to all external doors.

1.3 Windows

- Ground floor windows must be compliant with and certified to BS PAS 24, LPS 1175 SR2, LPS 2081 SR A, STS 204, or STS 222.
- Ground floor and easily accessible opening lights (escape requirements permitting) must be key-lockable, and have fixed/lockable opening restrictors (not releasable from the outside) limited to 100mm.

1.4 Glazing

- Glazing to a height of 2400mm (or if otherwise accessible) must incorporate an internal pane of glass with a 1.5mm PVB interlayer (e.g. 7.5mm laminated glass), or a glass rated as P1A under EN 356. The remaining external pane in a double glazed unit may be toughened glass.

1.5 Alarms

- If an alarm is installed then it should comply with either:
  - BS EN 50131 and PD 6662 for wired systems
  - BS 6799 for wireless systems
- A spur fuse for future alarm installation should be provided if an alarm is not installed.

1.6 Boundaries

- The proposed boundaries are compliant with Secured by Design standards (drawing VS-BTP-00-SP-DR-A-3810_107 Rev A).

1.7 Lighting

- External lighting must be provided to the front and rear of dwellings, operated by photoelectric cell/daylight sensor (manual override is also permissible). PIR security lighting is not recommended for these locations and should not be employed unless advised.
- Where car parking is provided at the side/rear of a dwelling additional lighting should be provided.

- Dusk-til-dawn lighting should be installed on gable ends of properties where parking spaces are located at the sides of properties.
- Fittings should produce ‘white’ light, as opposed to yellow/orange light. Metal halide (or bulbs with a comparable output) should be used, as these offer superior colour rendition over alternatives such as high and low pressure sodium bulbs.

1.8 Other

- Utility cupboards should be located externally towards the front of the properties, to deter bogus callers.
- Low planting should not exceed 1000mm in height, and tree canopies should fall no lower than 2m from the ground. This is in order to allow people to see their surroundings better.