

[REDACTED]

From: [REDACTED]
Sent: 06 March 2019 14:01
To: Planning
Subject: Planning Response - 2019/0525/P - Brierfield Community Centre, Three Fields Estate, Arlington Rd, NW1

FAO John Diver

Thank you for allowing me to comment on planning application 2019/0525/P which relates to the external alterations and refurbishment of the Brierfield Community Hall, Three Fields Estate, Arlington Road, NW1.

I have no objections to the proposal but have the following comments and recommendations to make in relation to the project.

Comments and Recommendations

- ∞ I would recommend that all doors being replaced be security rated to PAS24:2016.
- ∞ I would recommend that all windows which are on the ground floor or which are easily accessible (below 2 metres in height) and which are openable to be security rated to PAS24:2016.
- ∞ The main entrance gate I would recommend to be security rated to LPS 1175 SR1. It should be designed in such a way that the risk of climbing over it is eliminated... for example reducing the number of horizontal supports and reducing the width of the vertical bars to reduce the risk of creating hand and foot holds.
- ∞ The boundary surrounding the entrance way into the below ground entrance will also need to be addressed as there is easy access around the sides of the main gate by the wall not being of the same height. This is certainly the case of the brick pillar which is reduced in height and actually stops any benefits the current gate has.
- ∞ The foliage surrounding the boundary should be reduced in height to increase the natural light into the space and this will also mean that there should be more natural surveillance into and out of the area. The width of the foliage should be maintained though as it creates an extra barrier and the incorporation of prickly planting can be an extra benefit. Ideally height should match the current surrounding boundary.
- ∞ Any lighting for the area should provide a uniform coverage to prevent any dark spots being created, a constant low level light is proven more effective than PIR lights so it is recommended that they are placed on a 'dusk till dawn' sensor. Also consideration will be required to make sure that they cannot be easily reached to be damaged or tampered with.
- ∞ The wheel chair lift appears to correct and controlled with key operation to reduce the risk of it being misused when the community centre is not open.
- ∞ Not contained within the application but a serious concern which will affect the overall security of the building is the current positioning of the Camden Council recycling/rubbish bins. Due to them being on wheels they can easily be moved about and from the picture contained within the application show how they can actually be used as a climbing aid and actually assist in reducing the height of the current fencing. These bins need to be removed to a different location and effectively secured as they can be used to conceal items such as weapons and drugs. I think if the community centre is to be successful and encouraged to be used as a whole this needs to be addressed to make it look and feel a safer place to visit.

If the applicant wishes any further help or advice regarding any of the comments I have made then I will be more than happy to be contacted.

Kind regards

Jim



Jim Cope
Police Constable – Design Out Crime Officer
Metropolitan Police Service
Continuous Policing Improvement Command (CPIC)



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