



Heddlu De Cymru
Pencadlys Heddlu
Heol y Bont-faen
Penybont
CF31 3SU

South Wales Police
Police Headquarters
Cowbridge Road
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Cadw De Cymru Yn Ddiogel

Keeping South Wales Safe

Neath Police Station
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Neath
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17th February 2026

Merthyr Planning

Dear Kate Glover

Re.: Planning Application NumberP/26/0019.

In respect of the above planning application, I would have the following observations to make:

(i). CCTV.

I would ask for the front of the commercial properties, the vehicle parking bays, entrances into the buildings and hotel, and the bike and bin stores to be protected by CCTV.

The CCTV cameras should be in elevated positions. Ideally the CCTV would be monitored.

The images produced must be admissible in a court of law and the General Data Protection Regulations (GDPR) must be complied with.

Reason - To detect and prevent crime.

(ii). Signage.

Signs should be sited advertising the fact that CCTV cameras are operating in the area if CCTV is installed.

Reason – To deter crime. To comply with GDPR.

Prif Gwnstabl | Chief Constable Jeremy Vaughan

www.south-wales.police.uk

Rydym yn croesawu gohebiaeth yn Gymraeg ac yn Saesneg. Byddwn yn ymateb yn eich iaith o ddewis.
We welcome correspondence in Welsh and English. We will respond in your language of choice.



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(iii). Lighting.

The whole of this development, especially the vehicle parking areas, should benefit from lighting that meets the British Standard 5489.

The lighting must be effective and enhance CCTV coverage if installed.

The lighting must be situated in elevated positions to prevent vandalism and be protected in vandal proof housings.

Reason – To enhance CCTV coverage and deter crime.

(iv). Vehicle parking areas.

Vehicle parking areas must be well lit, ideally the lighting meeting the British Standard 5489. All vehicle parking bays should be protected by monitored CCTV.

Reason – To prevent vehicle crime.

(v). Bicycle stores.

Bike stores must be secure, lit and overlooked (please visit www.securedbydesign.com for more information).

Reason – To prevent bike crime.

(vi). Bin stores.

Bin storage areas should be secure areas protected by solid doors/gates. Access into these areas should be controlled by access control.

Reason - To prevent arson.

(vii). Intruder alarm systems.

The commercial property should be alarmed when unoccupied, with the alarm system linked to a central monitoring station. All rooms where there is valuable



equipment or information stored should be alarmed and any alarm wires should be protected.

Reason – To deter and detect intruders.

(viii). Access control.

Access into the hotel and from public areas into semiprivate and private must be controlled via access control e.g., fob, swipe card etc.

Entry into all rooms where valuable equipment is sited should also be controlled and these rooms must be kept locked when not in use.

Access control should meet Secured by Design (SBD) standards and specifications.

Reason – To control access into the building and to prevent opportunist crime.

(ix). Door security.

The external doors of the buildings, those separating public and private areas, and those protecting rooms where valuable property or information is stored should meet where possible the standards PAS 24 2022 or equivalent and be third party tested and certificated.

The bedroom doors in the hotel must be solid and have access control fitted.

Fire doors should not have external door furniture fitted and be up to SBD standards. They must also be alarmed. Doors that are described as fire doors, or where fire performance is declared or implied, are required to have third-party certification for smoke, security and fire performance.

Glass in door panels or adjacent to door panels should be laminated.

Doors in recesses of more than 600mm should be avoided.

Reason – To prevent unlawful entry.





(x). Window security.

All vulnerable external windows should meet the standard PAS 24 2022 or equivalent and be third party tested and certificated.

All glass in vulnerable windows within this development should be laminated.

Consideration must be given to fitting security shutters to vulnerable windows that meet the standard LPS 1175 SR1.

Reason – To prevent unlawful entry.

Further detailed information can be found on the Secured by Design website at www.securedbydesign.com.

If you or the developer requires any further information or to discuss any of the points raised in this report, please do not hesitate to contact me.

Yours Sincerely

Mike Harvey

Designing out Crime Officer

Mae Heddlu De Cymru yn croesawu derbyn gohebiaeth yn Gymraeg a Saesneg. Byddwn yn ateb gohebiaeth a dderbynnir yn Gymraeg yn Gymraeg ac ni fydd gohebu yn Gymraeg yn arwain at oedi.

South Wales Police welcome's receiving correspondence in Welsh and English. Any correspondence received in Welsh will be answered in Welsh and corresponding in Welsh will not lead to a delay in responding.





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