

# Richmond Police Department

Patrol Services Bureau • 401-27<sup>th</sup> Street • Richmond, CA. • 94804



## CPTED Premise

CPTED is an acronym for Crime Prevention Through Environmental Design—an approach to reducing crime and the fear of crime by teaming planners, designers, landscapers and police to create safe surroundings within our constructed environment. The premise of CPTED is that proper design and use of the human environment can create a reduction in the incidence and fear of crime, and an increase in the quality of life. Four basic, overlapping premises form the foundation of CPTED:

**Natural Surveillance:** Criminals don't want to be seen. Placing physical features, activities, and people in ways that maximize the ability to see what's going on discourages crime. Barriers such as bushes, sheds, or shadows make it difficult for people engaged in legitimate use of the property to observe criminal activity. Landscaping and lighting can be planned to promote natural surveillance from inside a home or building and from the outside by neighbors or people passing by.

**Territorial Reinforcement:** The use of objects such as buildings, fences, signs, walls, and pavement to express ownership. Property owners and legitimate users develop a sense of territorial control while potential offenders, perceiving this control, are discouraged. The concept includes features that define property lines and distinguish private spaces from public spaces using landscape plantings, gateway treatments, and signage.

**Access Control:** Access control is a design concept directed at decreasing crime opportunity by denying access to crime targets and creating a perception of risk for offenders. It is the physical guidance of people coming and going from a space by the judicious placement of entrances, exits, fencing, locks, speed bumps, landscaping and lighting. Design elements are used to clearly indicate public routes and discourage access to private areas and structural elements.

**Maintenance:** The more dilapidated the area, the more likely it is to attract unwanted activities. The maintenance and the "image" of an area can have a major impact on whether it will become victimized. A regular program of maintenance or street clean-ups can go a long way to making an area unattractive to offenders.

For more information, please contact the City of Richmond Crime Prevention Program. At (510) 620-6538, or at [mmilam@richmondpd.net](mailto:mmilam@richmondpd.net)