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SINCIL BANK

H O U S I N G S T R U C T U R E S

INTRODUCTION

How can city design effect the bonds between people? This is the question that this document will discuss. This document will outline different ways in which design can effect the bonding ties between people in a community, evaluating Sincil bank as a constant case study.

To begin, it is important to define Social Capital; It is not a physical thing, or something that one can quantifiably measure, but a construct that evolves over time, boosted and facilitated by social interaction. Every social interaction counts, from simple small talk to long term volunteering; it all helps build social capital and create a sense of cohesion in the community.

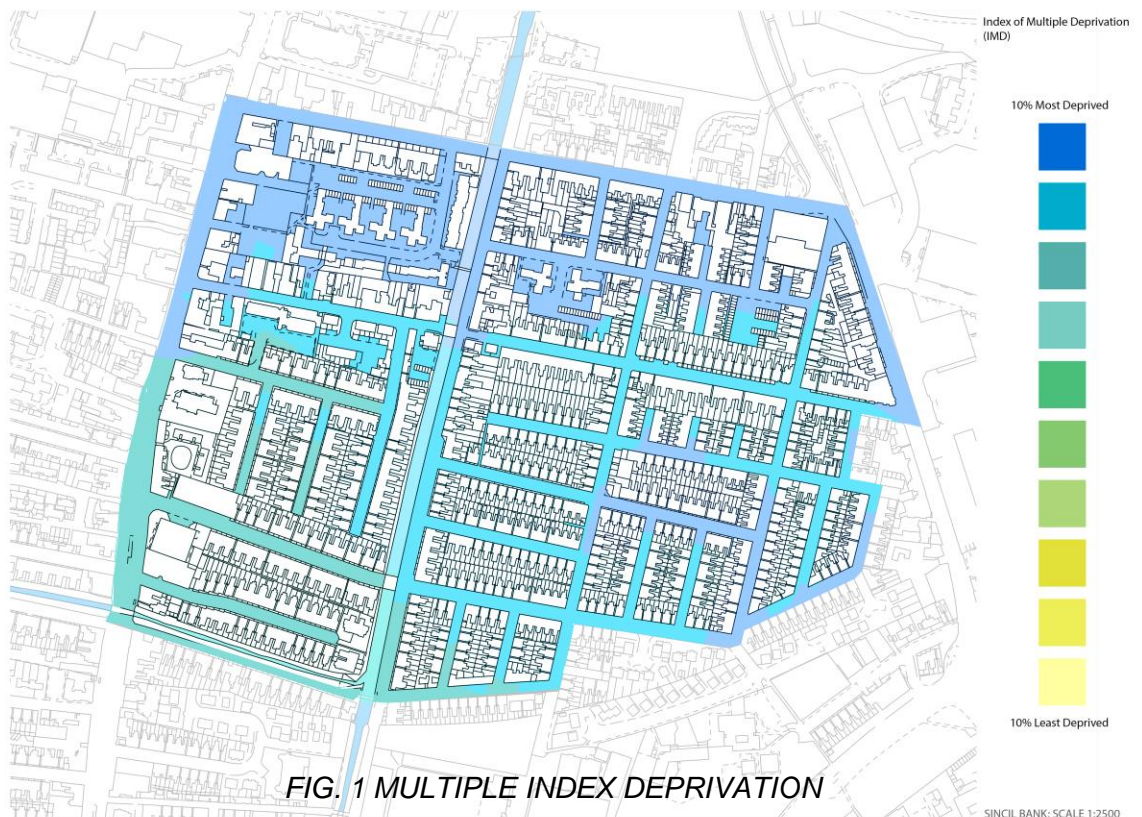
Social Capital is influenced by context, movement structure, local facilities, mixed use land, mixed tenure, life cycle needs, ownership and personalisation, lifestyle differences, public space and natural surveillance. This document will address each of these points with reference to case studies and Sincil bank.

DESIGN AND SOCIETY 16:17: HOUSING STRUCTURES

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Primali Paranagamage

CONTEXT

Sincil Bank was hurriedly constructed to house industrial workers when industry thrived in the local area. In recent times, industry has largely moved away from the UK and has left Sincil Bank without purpose. Landlords have swept in and rented the properties at rock bottom prices to students and migrants, both typically associated with shorter tenures. Below is a map showing the Index of Multiple Deprivation. A government statistic that assesses several key aspects of deprivation such as income, employment, health, disability, education, living environment and crime. As you can see Sincil Bank falls in the lower end of the spectrum, between 30% and 10% most deprived.

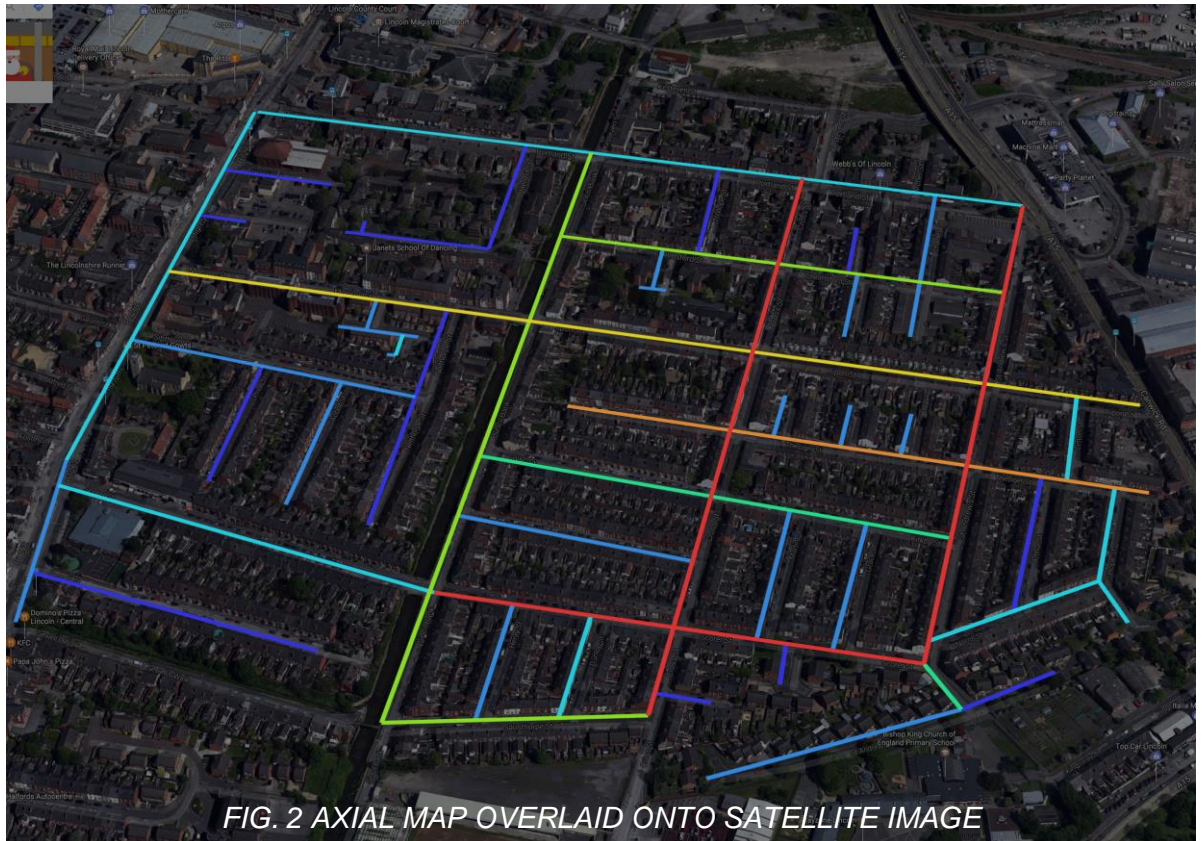


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1: MOVEMENT STRUCTURE [CONNECTIVITY]

Below is an Axial map of Sincil Bank. The colours of the lines represents the connectivity of each street. Red streets are well connected and blue streets are not so well connected. Streets that are well connected provide opportunity for social capital by providing means for repetitive interaction. However the neighbourhoods need to be walkable for this to occur. Walkable neighbourhoods have well connected streets with short and direct routes; contributing to the presence of people on the streets. This creates a sense of community through repeatable random interaction.



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1: MOVEMENT STRUCTURE [ACCESS & FOOTPATHS]

Sincil Bank has a lot of potential to be a walkable neighbourhood, which comes with the benefits of increased social capital and community as supported by studies outlined by French et al (2014, 679). As you can see below there is an efficient grid layout of footpaths with good access from the outside area, however these are perhaps underutilised due to the lack of facilities; People are forced to use cars to access essentials such as shops, schools and community centres. Car dependence takes people off the street and reduces the opportunity for people to build bonding ties within their community and thus reduces social capital. The images to the right show a well connected and a closed off street. The difference is staggering. The disconnected close is not very walkable at all, but the well connected street provides a pathway right into the city and thus will facilitate social capital.

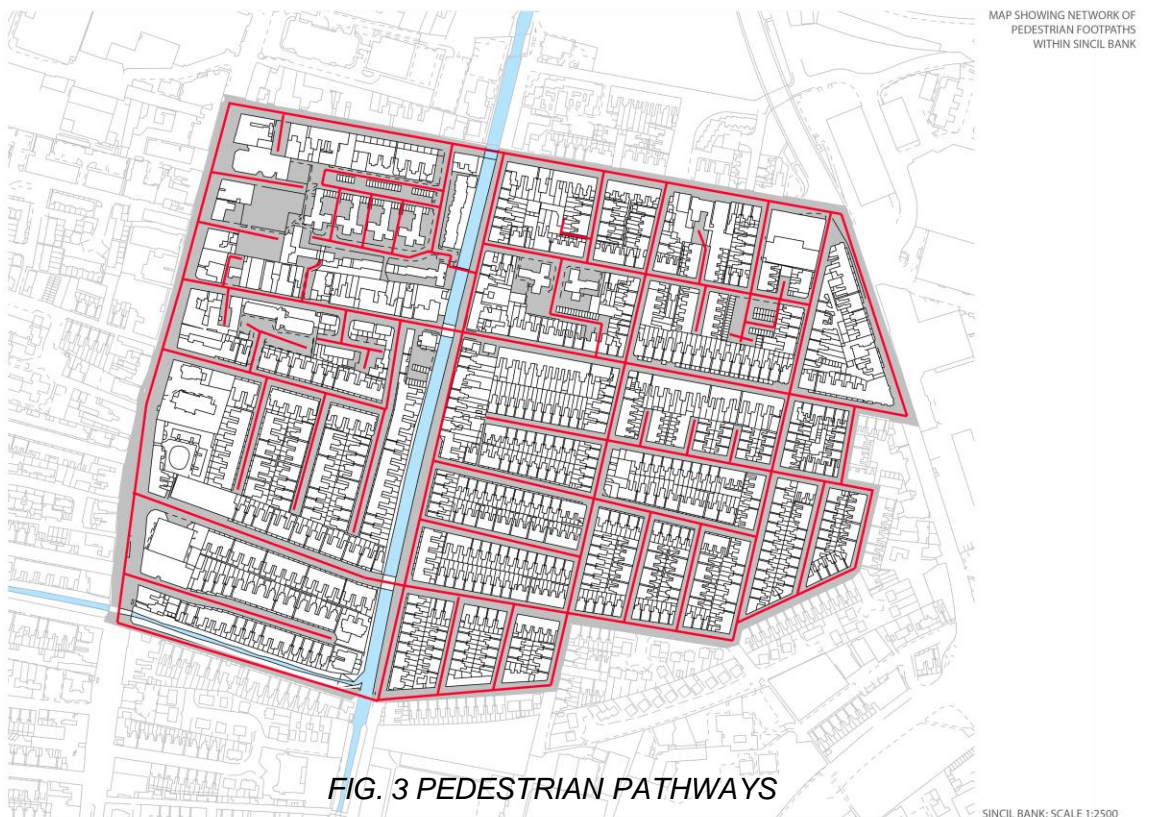


FIG. 3 PEDESTRIAN PATHWAYS

SINCIL BANK: SCALE 1:2500

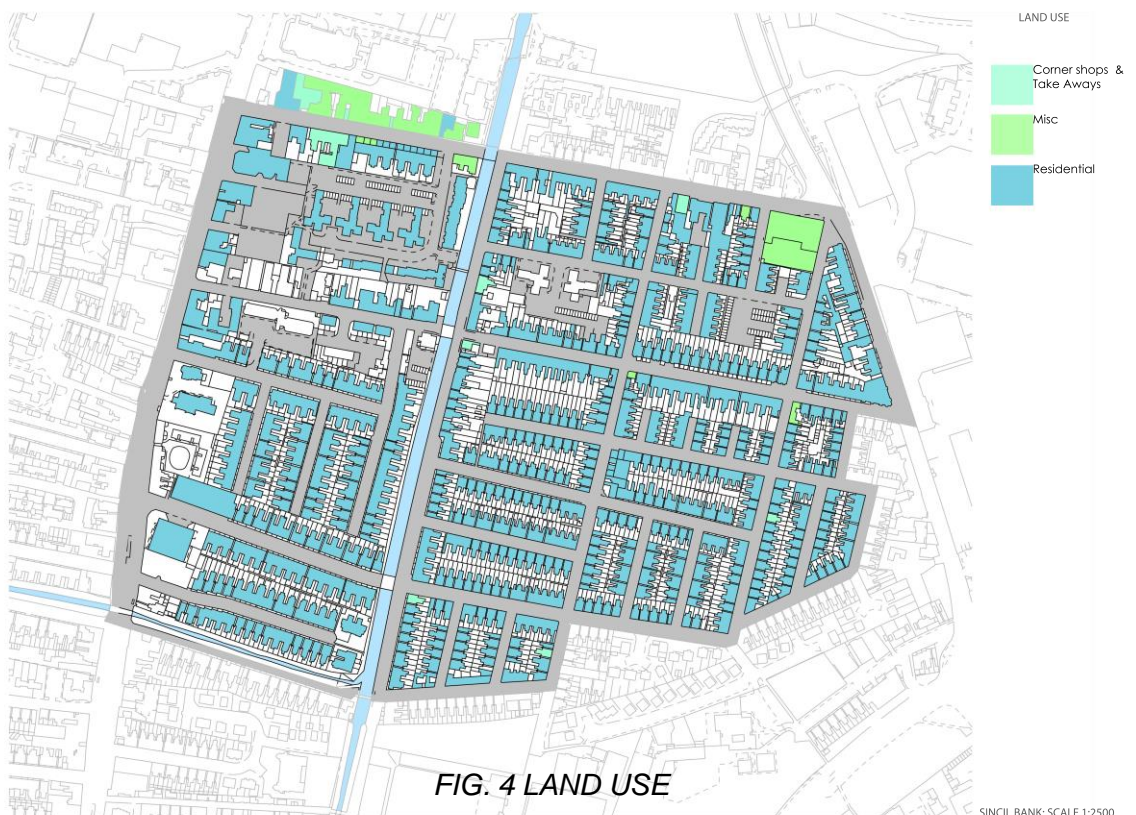
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2: MIXED USE



The three images above are from Portland Street, a well connected street to the north of Sincil Bank. There is a good range of shops targeted towards different ethnic groups: Portland Street is a good example of a mixed use street; This will foster community and build social capital. On the other hand, the rest of Sincil Bank is different. Any corner shops that do exist are mostly targeted towards Polish residents. This diversity is good, however the large proportion of Polish shops may isolate other ethnic groups, causing them to use cars to visit their preferred shops, reducing the amount of people walking in the area for certain people and reducing social capital.



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2/3: MIXED USE/LOCAL FACILITIES



FIG. 5 MAP OF SCHOOLS IN LINCOLN

The map on the previous page shows the location of corner shops in Sincil Bank. As you can see, Sincil bank is fairly well covered for corner shops. There is a positive relationship between the use of local shops and more spatial bridging ties. (Cabrera, 2012, 259) In terms of schools Sincil Bank is not very well catered for. The map above shows the location of schools within Lincoln: as you can see there is two schools within walking distance of Sincil Bank, This can separate neighbours and reduce the opportunity for bonding ties to develop. On the other hand schools have been shown to be very good at connecting people due to the repeat picking up & dropping off of children. Preciado et al. (2012, 30) notes that “friendships get less probable as distances increase, however the importance of living nearby decreases when there are other social foci such as the joint attendance of a school”.



Fig. 6: Lincoln Minister School



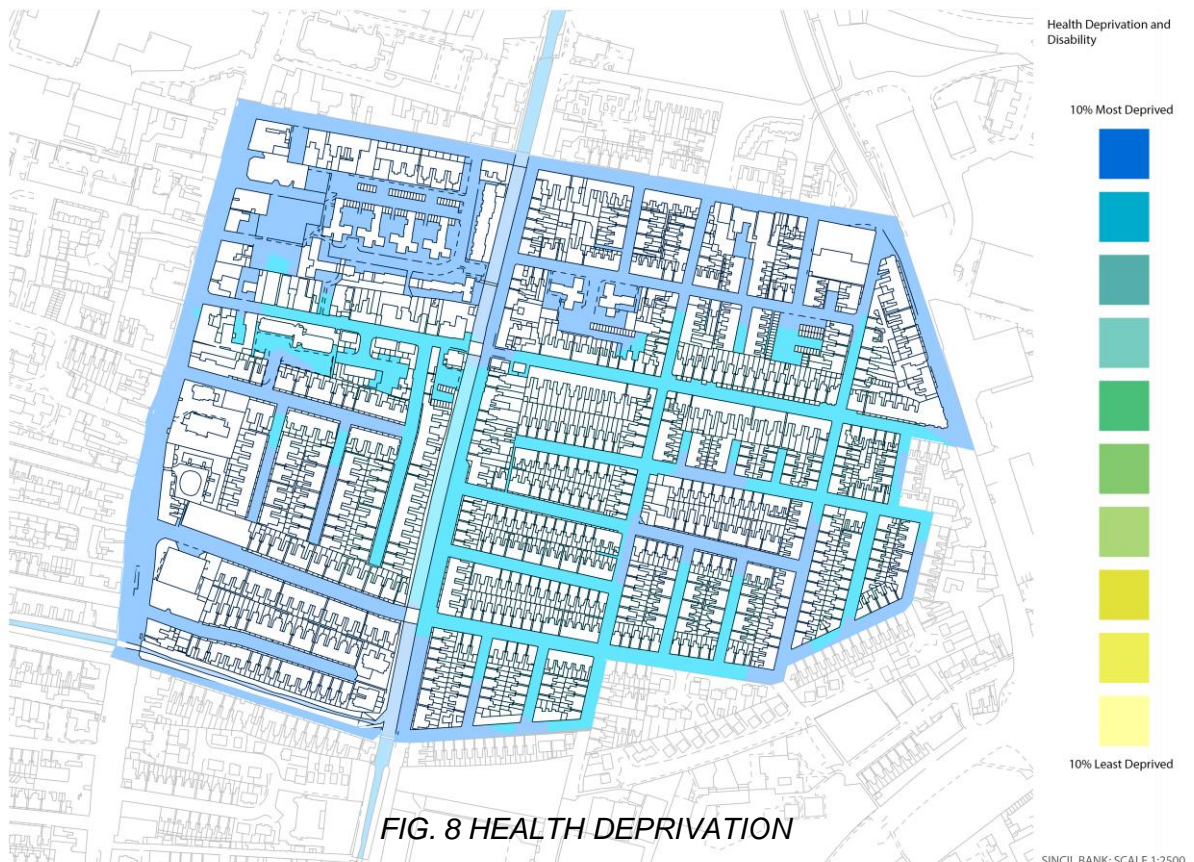
Fig. 7: Lincoln Minister School

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Lifestyle Differences

Research suggests that designing for differences in lifestyles is beneficial, because bad design tends to affect certain groups of people more than others e.g. disabled people, minority cultures, elderly etc. (Inclusion by design; Equality, diversity and the built environment, 2008)

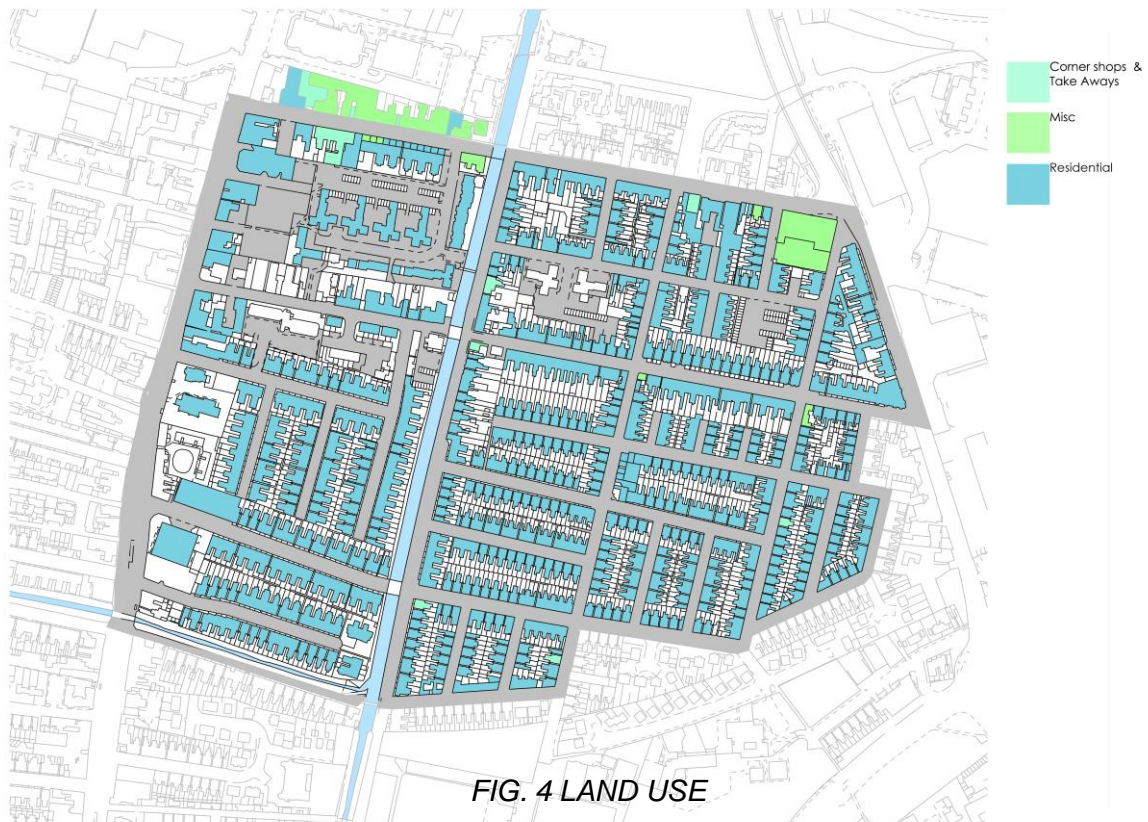


The graph above shows how the Sincil Bank area is highly deprived in terms of health deprivation and disability. This could be due to a lack of consideration for these groups of people when designing the area. If the Sincil Bank area was to successfully accommodate different lifestyle differences, it would need a variety of different amenities and resources (Learning to design for social sustainability through the synthesis of two approaches, n.d.) however, it has very few facilities scattered amongst the residential buildings, This is shown in figure 4 on the next page.

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Public Space



This map shows how Sincil Bank has a high density of housing but no public space for people to socialize. This leads to people feeling confined in their own homes and not connecting with the community.

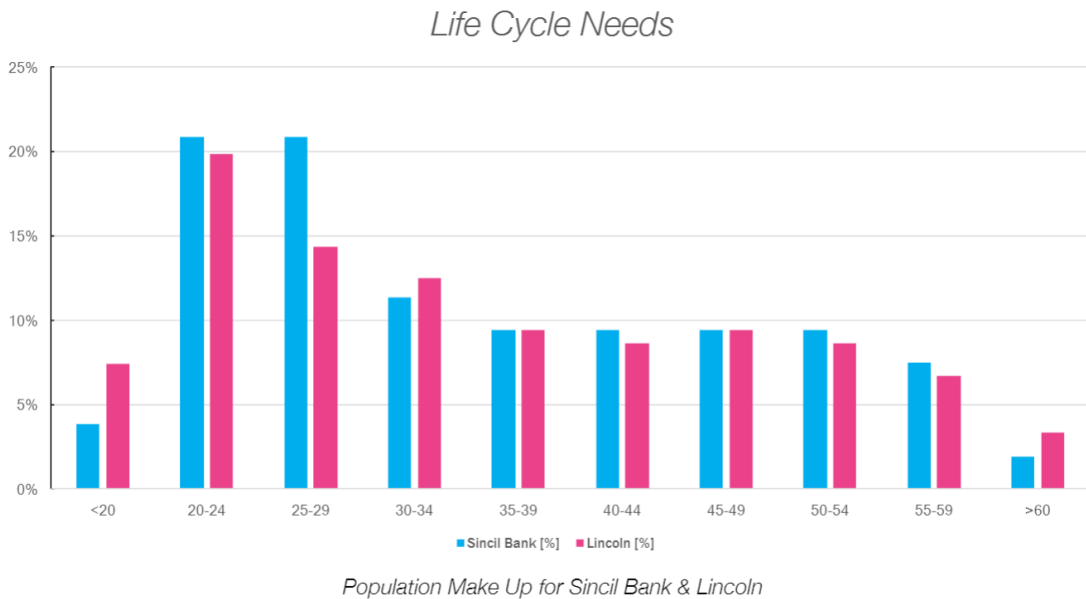


(Paranagamage et al., 2010) The only park in the Sincil Bank area is not used. It has been vandalized and is an area where there is a lot of waste. This leads to a lot of antisocial behavior and crime in the area. On the other hand There is a successful allotment in Sincil Bank. This is great for the community, it promotes social interaction and increases the social capital by repetitive interaction. (Paranagamage et al., 2010)

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Life cycle needs



Good housing has the ability to facilitate change. This could be to accommodate the elderly or a family. Sincil Bank has few facilities for the elderly, for young children there is only one small primary school and one dance school. If there were more clubs/activities for them then it would promote social interaction increasing the social capital. The transient population at Sincil Bank means that fewer families will want to live there which creates a low diversity of people in the area. (Paranagamage et al., 2010)

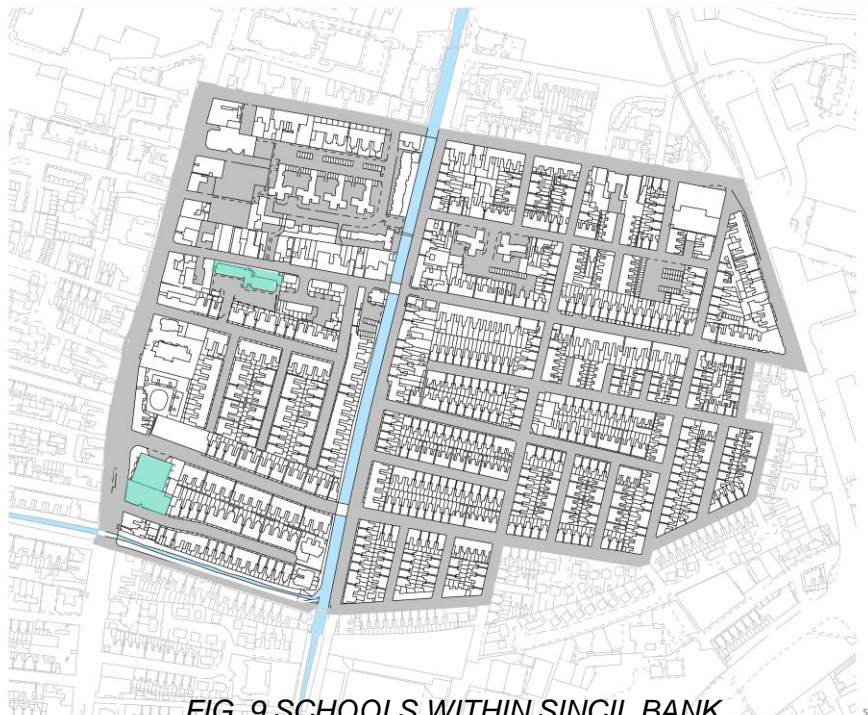


FIG. 9 SCHOOLS WITHIN SINCIL BANK

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Ownership - Parking

Pros:

People like to park near their home. Parking on the road can also have a traffic calming effect. (Better places to live, 2001)

Cons:

Each home has an allowance of 3 vehicles on the road side. This means that many cars will want to compete for the same space. Meaning that they will need to park further away. (Better places to live, 2001)



FIG. 10 PARKING IN SINCIL BANK

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Ownership – Graffiti and Litter



Does litter and graffiti result from a decreased sense of ownership?

Left over and ill defined spaces promote antisocial behaviour. (Better places to live, 2001)

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Ownership – Home ownership



Most of the housing in Sincil Bank has large windows that look out onto the street. This is good for the interiors, it lets in lots of light to the front rooms but this large connection to the street reduces the privacy. This could leave the owners feeling like they have less ownership over the property. (Better places to live, 2001) Houses are often seen with blinds closed and curtains drawn.

Some of the houses are set back a meter from the street. This one metre set back allows space for a bin and a fence or hedge, and can give a house a little more privacy than just facing directly into the street. A larger set back of three to five meters can provide much greater privacy for the front rooms giving a greater sense of ownership.

The larger setbacks on properties also allows space for personalisation. This could be a front garden for example this increases social capital on the street. However the majority of houses in the Sincil area that open out straight onto the street.

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Personalisation



The residents of Sincil Bank have the option to personalise their properties in the form of gardens and other miscellaneous items around the house. However due to the problems with ownership, people in the community aren't able to personalise their houses, or even keep them well maintained. People living in rented homes and student houses can only personalise the property if permission is granted from the landlord, and since the nature of these tenants is to move in and out quickly, often no care is given. The transient population of Sincil Bank makes these issues especially prominent because many more people rent in Sincil Bank than areas in Lincoln with a better sense of community (Better places to live, 2001)



Personalisation



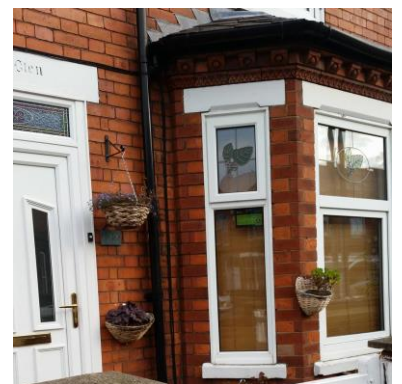
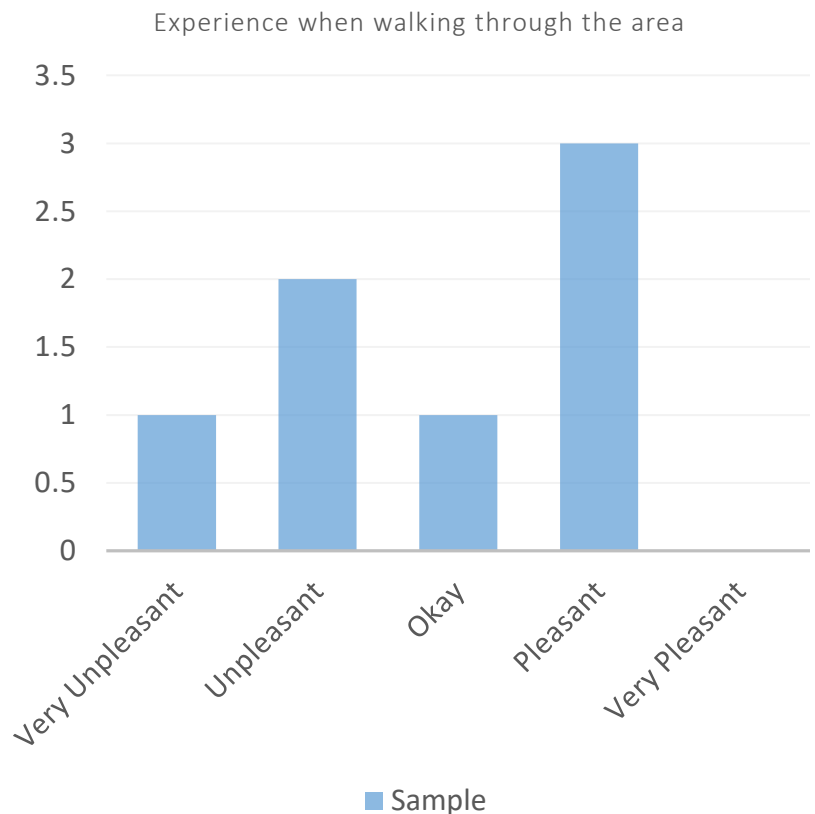
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Questionnaire: Movement Structure

Participants who described their experience when walking through the area as pleasant all come from the more “appealing” streets in Sincil Bank (e.g. Scorer Street). As opposed to the people who expressed negativity to the question, were mostly from the high street or the more undesirable region of the area, like Portland Street and Arthur Street.

When asked which streets or routes they prefer to avoid they expressed negativity towards Portland Street and the Sincil Bank canal area, where anti-social behaviour statistically saturates. The negativity towards Portland Street is more based towards stigma and known statistics, whereas, in Arthur Street it is less known for this case. However, Arthur street has much less connectivity with the local facilities than Portland Street, which could also explain it's unpleasant nature.

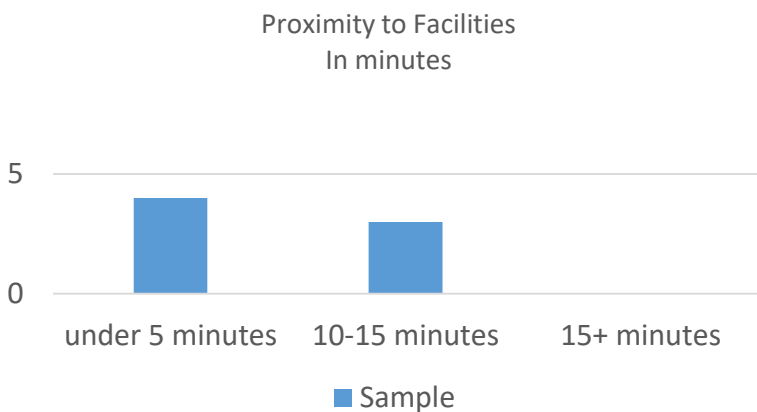
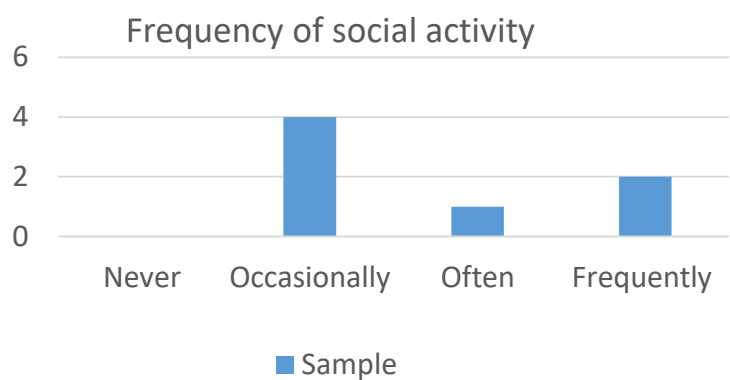


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Questionnaire: Mixed Use

The higher rate of social activity mainly applies with the students who reside in the area. However, the social activity with this group stays within it's circle, which is also the case for the other groups. Unanimously, there is a lack of interaction between groups according to the results. We can infer that the higher rate of social activity with the university students is the cause of having a facility which encourages social activity i.e. the university campus. Despite it's distance, it is attended frequently during the week, which creates a breeding ground for interaction. According to this graph, participants also have quick access to the facilities which would mean they are more susceptible to visiting these facilities that encourage opportunities for social activity. Although this would naturally apply, in the findings however, it



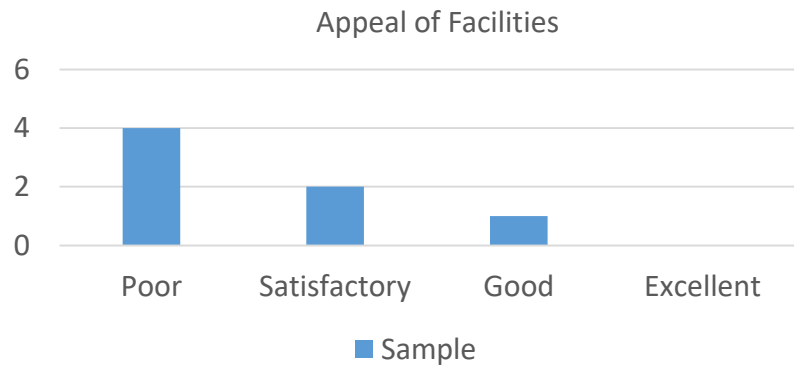
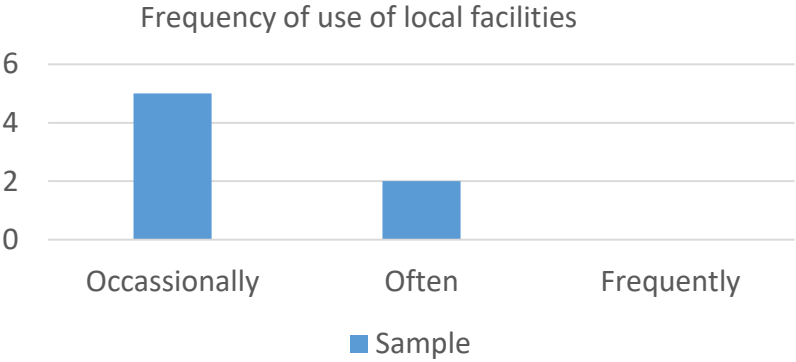
also suggests that participants find no appeal in these facilities, which therefore reduces opportunity of interaction despite it's close proximity. One participant also claimed that the facilities in the area are not of a good standard, inhibiting them from using these facilities.

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Questionnaire: Local Facilities

The results reveal that the participants only visit these facilities occasionally, this may be because of the lack of facilities and variety available. Most commercial activity is saturated in the main Lincoln high street, where well known commercial shops are concentrated. This diverts a lot of traffic from the independent business and food outlets in Sincil Bank. However, the main road leading up to the high street consists of the independent stores and food outlets in the area, allowing opportunity for social capital. Having said this, most of the participants also stated that they are able to reach the facilities under 5 minutes; but despite this, the issue regarding their lack of interest is not affected by the fact that these facilities are not within a convenient and accessible distance.



It can also be inferred from the results that the lack of appeal of these local facilities may contribute to the reduced interest from the community. Overall, Sincil Bank does not have the substantial standard of facilities that could compete with the neighbouring high street. Therefore, reducing opportunity for social capital within the community.

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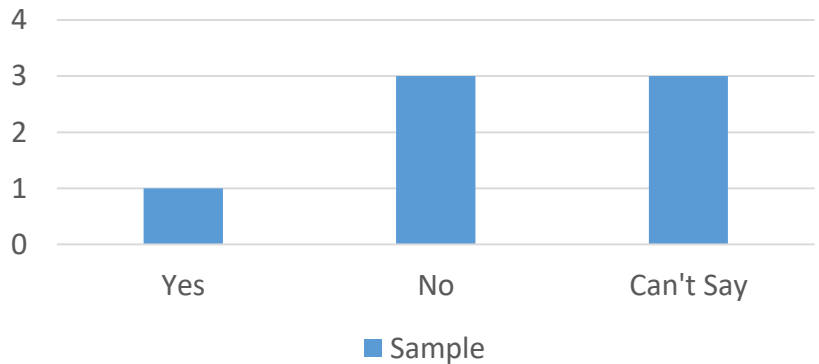
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Questionnaire: Ownership

There is an equal result between the no's and the can't say's for question 12, which may indicate that question may need to be rephrased as it may not have been clearly understood. What can be inferred from this data is that the feeling of ownership has declined for most of the participants either because of the arrangement of the homes in their area or that the participants possess a joint tenancy which could create a grey area for the question.

The question initially asks whether or not the building itself has clearly defined territorial lines. One participant who answered no for this question resides in Portland Street where the terraced houses have no front curtilage which could indicate the spaces which belong to each household,

Feeling of ownership based on defined territorial spaces

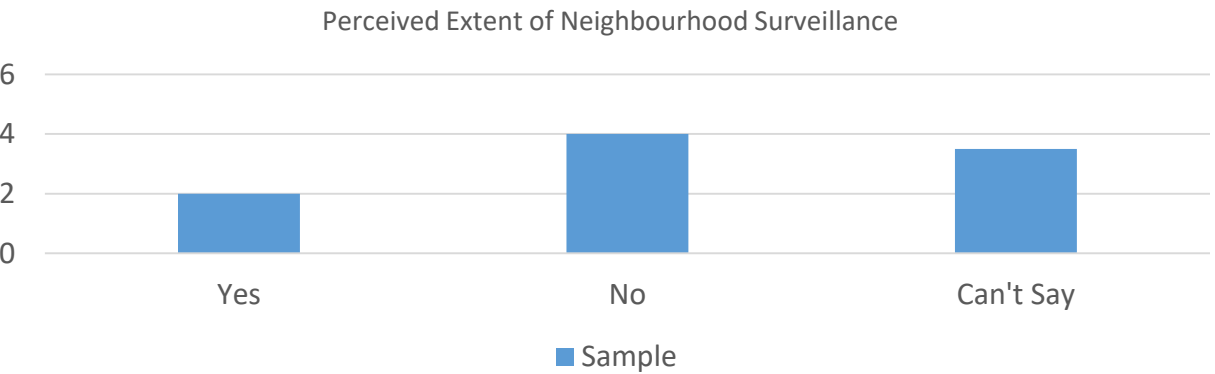


Therefore the ownership of space is blurred. Based on statistics, the lack of ownership may be a correlation to the high numbers of crime revolving in that street, as referenced in the crime map.

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Questionnaire: Natural Surveillance



When asked about the extent of neighbourhood surveillance that occurs in their street, the most ticked answer was no. The participants who answered yes live in areas where there are bay windows. As mentioned earlier in the document, Bay windows encourage better natural surveillance because of it's viewing advantage on the external area of the dwelling. However, this does not directly conclude that this area has better surveillance due to one urban element.

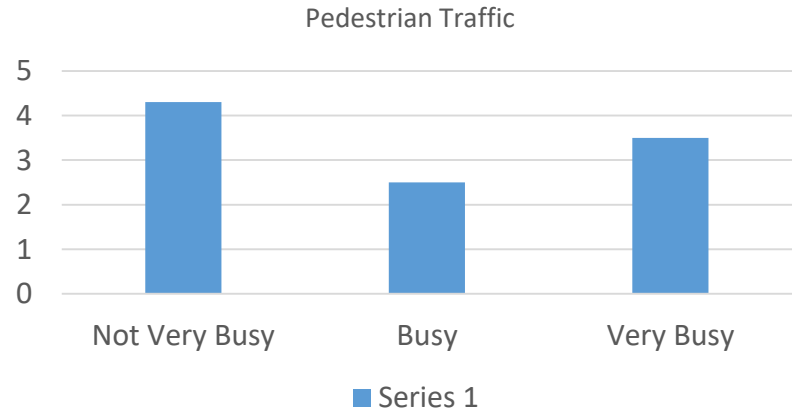
The participants who ticked no, either resided in the high street where there is a lesser sense of community, or live in

narrow streets with closed blinds.

Because these streets tend to have their blinds drawn, it suggests that surveillance is hindered by the need for privacy due to the narrow space between the windows and pavement.

The results from the graph (located to the right) also reveals that areas where there is a good amount of pedestrian traffic

the participants chose no for the previous question. According to Jene Jacobs, continuous pedestrian flow would result in better natural surveillance within the community, however, the results from this questionnaire gained a different result. We may infer that perhaps the reason for this is the lack of trust the residents have for the citizens circulating the area.



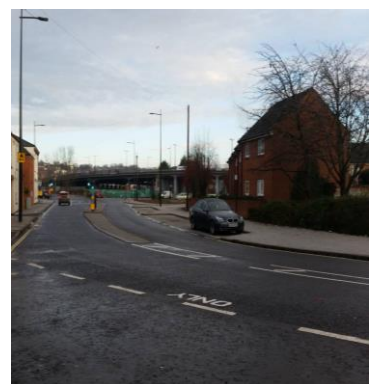
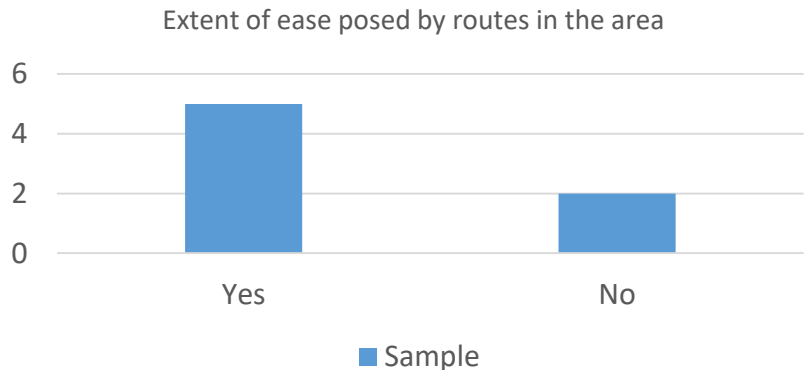
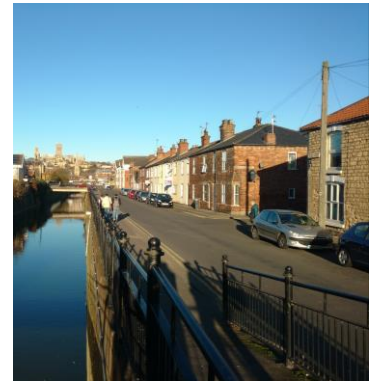
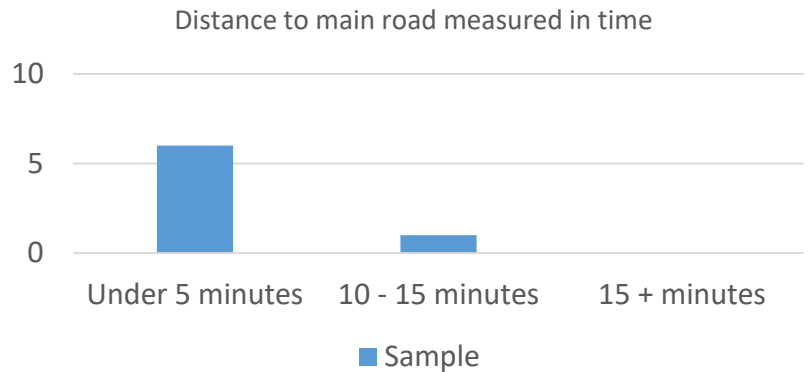
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Questionnaire: Access and Footpaths

The graph suggests that the majority of the participants have quick access to the main road. Which would mean that they have good access to the local facilities in the high street, encouraging them to gain more social capital. However, based on the results on the previous questions, the participants have stated that they do not often use the facilities in the Sincil Bank area. Perhaps this suggests that the access to facilities may not be the problem for these residents but their lack of interest in the facilities in the area itself.

On the other hand, participants claim that the roads in their area does not hinder their daily route of commute. With an exception of one participant who uses a vehicle to mobilise around the area.



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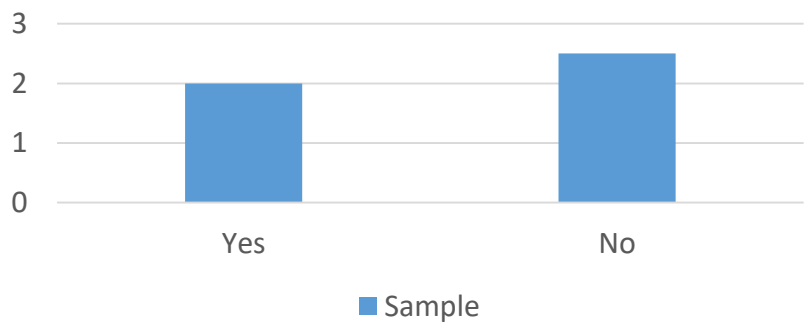
Questionnaire: Context

The findings in the result of this question suggests that the majority of the participants do not find the area desirable. The participants who answered yes, lives or has their business location in the considerably “more appealing” area of Sincil Bank.

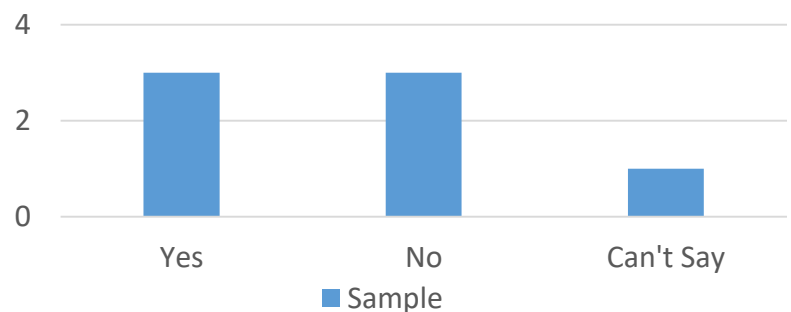
“The building is very interesting, it is almost 600 years old.” – business owner, high street.

The shop itself sold very niche items which complements the identity of the building very well. Hence this could influence the nature of appeal of the business in conjunction with the period architecture it resides in. Other participants who also ticked yes lived in more attractive area of Sincil Bank like Scorer Street where there exists more landscaping than the average Sincil Bank street.

Appeal of neighbourhood context



Influence of identity amongst the community



Inherently, participants who reside in less attractive areas stated that their neighbourhood does not appeal to them.

It can be inferred that the result of the lack of appeal of these streets has caused the residents not to identify with area, therefore dampening the neighbourhood rapport.

Another business owner describes the area as “becoming a no-go zone” in the comments and also states that the area should be “regenerated”. The same participant has also stated that they do not identify with the context of the area. Sincil Bank has a variety of buildings which does not follow a specific context which may contribute to the lack of interest within the community and their attitude towards the area.

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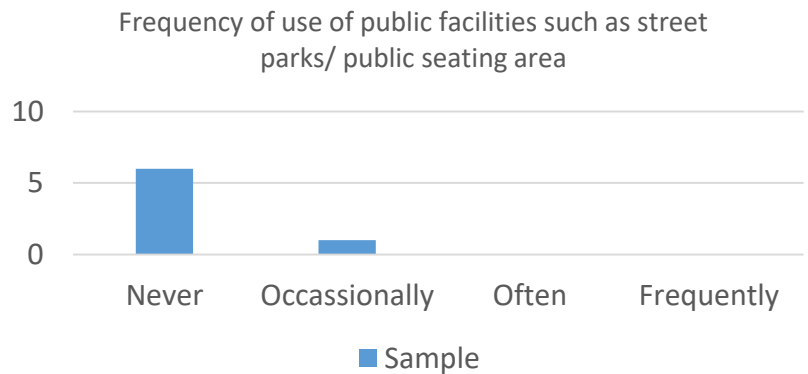
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Questionnaire: Public Spaces

The majority of the participants have stated that they never use public facilities such as street parks and public seating areas. This case may be supported by the fact that there is a big stigma regarding to the safety within the streets of Sincil Bank. However, this opinion might different if the survey had included younger residents in the sample.

The stereotype of youths using these spaces for social gatherings may contribute to lack of interest in using such public facilities. The social capital within the youth groups in the area may be higher than those of members from other demographics.

Also, the appeal of the area may prevent people in the area to use these facilities. Furthermore, the neighbouring facilities and parks near monks road and the cathedral have better appeal and therefore diverts the traffic from Sincil Bank.



When asked about the appeal of the public spaces in the area, most participants rated them as being of poor quality. This may be due to the large amounts of graffiti and vandalism surrounding the area.

Improving these areas could encourage people in the area to use these facilities and therefore increase chances of social interaction.



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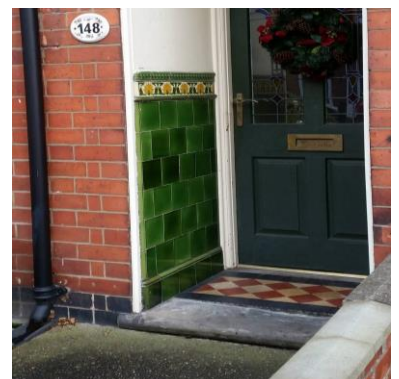
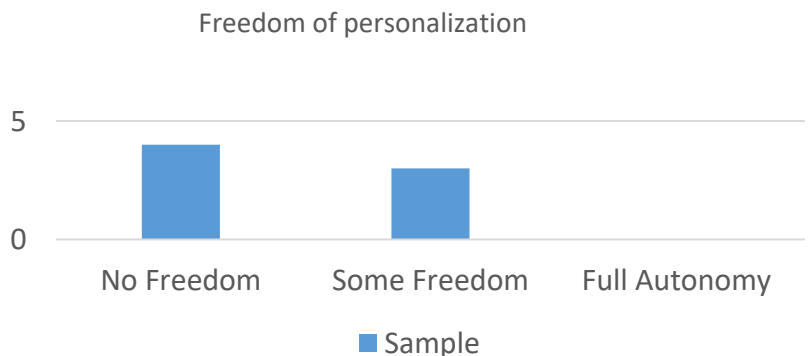
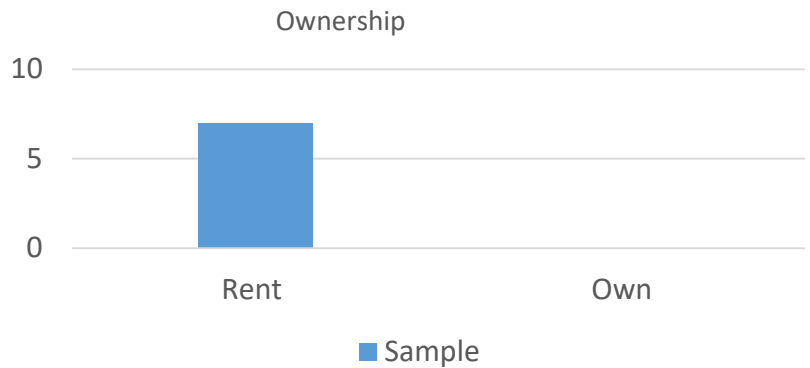
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Questionnaire: Personalisation

85% of the participants claim that they rent their home or business site. Naturally this limits the extent of personalisation within the premises.

However, when asked how much freedom they had in terms of renovating, redecorating or extending, the answers varied. The participants who claimed they had no freedom were business owners.

On the other hand, participants who stated that they had some freedom in personalising their dwelling, rented their property. This reduces social capital as it hinders the potential for each resident to personalise their homes, therefore inhibiting their sense of ownership. It also means they are less likely to identify with their home and area, which reduces the chances of them staying in the community permanently.



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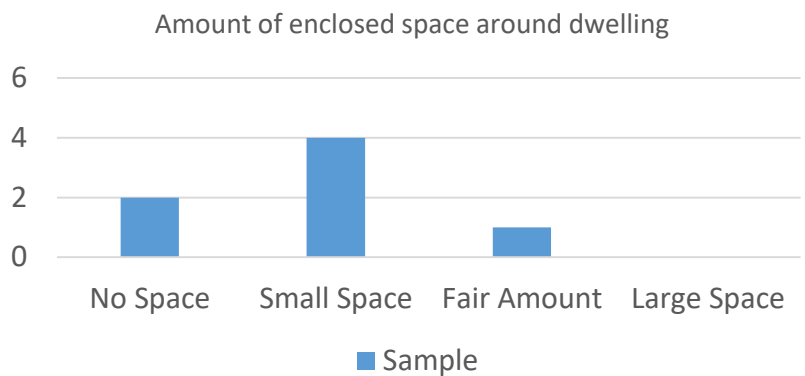
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Questionnaire: Life Cycle + Mixed Tenure

One of the main issues of housing in the Sincil Bank area is how little the urban design of the dwellings can accommodate for life cycle changes.

The graph shows that the majority of the participants in the survey claim that there is little space around their dwellings. This potentially creates a problem for growing families and or individuals experiencing social mobility/ increase in income.

This inhibits them from being able to extend or make changes to their home based on their changing circumstances, therefore, this in effect creates a limitation on building a permanent community as residents may need to move to larger or more convenient homes. This could also emphasise the transience of the community in Sincil Bank and how there is no sense of permanence.



A good example which acknowledges this concern and creating a solution is the Birmingham City Council Scheme by Shillam and Smith Architecture and Urbanism. In this scheme they consulted with the local community and uncovered that the main importance for these families were affordability of property and space. They designed property with 1/5 of its space larger than the original homes

and for the same price. The larger space meant that these families would be able to extend or redesign their property based on their life cycle needs. The structure of these homes were less complicated so that small construction work could be done by a local builder or by persons with some DIY experience/ ability. (Better places to live, 2001)

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Questionnaire: Lifestyle Differences

The majority of the participants who claimed that the reason they chose to reside in Sincil Bank is because of cheap rent and the close proximity it has to the university campus. A tenant commented that their choice of staying in Sincil Bank had no bearing on their future plans "Choosing to live in Scorer street seemed like the most convenient choice because of its cheap price.

Since it's not a permanent choice to live near Sincil Bank (only staying for university) not too concerned about the house or area itself." – Participant, Student.

When asked about the space available in the dwelling. Participants who said they have good amount of space in their dwelling lived in the higher priced areas in Sincil Bank. This space would accommodate the residents needs. Which would make them more likely to stay in the neighbourhood and build a relationship with the community.



Some participants also claimed that they did not own a vehicle, one for example is a participant who lives in Arthur street where parking space is not well accommodated for residents in the area. The space does not include a designated parking space for each home which disregards family with more than one vehicle. This does not accommodate for residents with lifestyle differences.

However, the participants who claimed had vehicles didn't use it often because they were within walking distance to their business or place of study.

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Questionnaire conclusion:

The results of this survey reveals that overall, Sincil Bank is lacking social capital. Despite our findings with the axial maps showing good connectivity around the local area, there is still low pedestrian circulation due to the negative stigma that revolves around Sincil Bank.

Moreover, the lack of appealing local facilities (according to the participants) in the area has inhibited citizens to spend time in Sincil Bank. With the competing high street adjacent to the area, pedestrian circulation is more saturation in that area because of its appeal. Since Sincil Bank has very few variety of local facilities, this could be an aspect for improvement.

This survey also found that there is a lack of trust demonstrated by the participants in the survey. They claimed that they

have very little privacy and there is a lack of surveillance in their area. This is expressed mostly by the participants who lives in streets where the depth to high ratio of the pedestrian walkway and the dwelling is disproportionate. Leaving the residents to keep their blinds shut to maintain privacy and therefore inhibiting the opportunity for natural surveillance within the neighbourhood.

Most of the participants in this survey are students which reflects the population ratio of the area. Because the large proportion of residents in the area are students, the area has gained the reputation of being a transient one. Other participants claimed they only chose Sincil Bank because of cheap rent and convenience. This suggests that people aren't willing to invest in the area, therefore inhibiting the creation of

a permanent society.

One of the drawbacks of this study is the representativeness of its sample. There are only 7 participants in the survey which means that the opinions of the participants may not reflect the whole community.

Another drawback is that the results of this survey only relies on quantitative data. I qualitative data i.e. interviews were included then the results would have more clarity as to why there is little pedestrian circulation around the area and why people don't invest time visiting the local facilities in Sincil Bank.

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Mixed Tenure

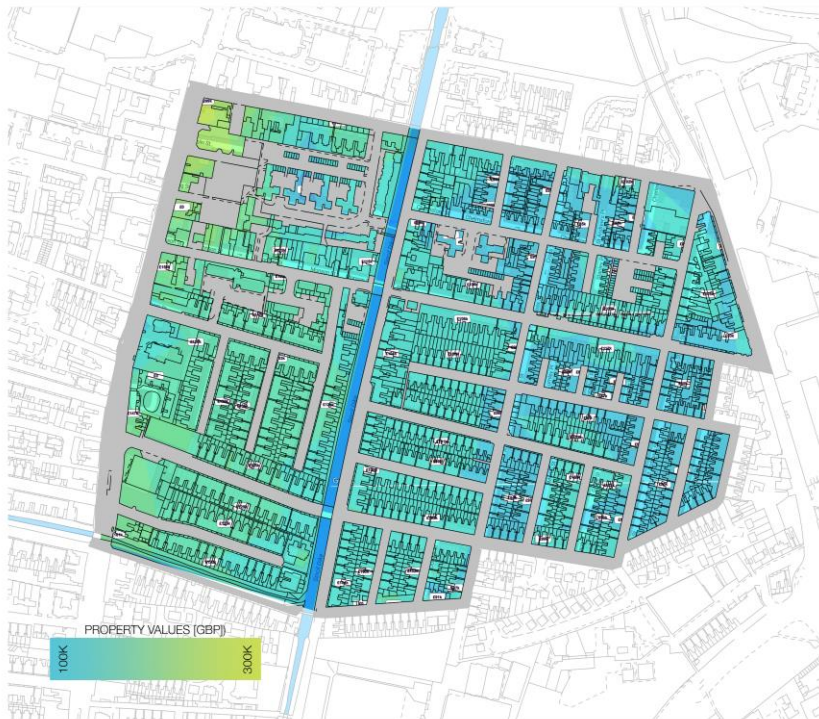


FIG. 11 PROPERTY VALUES IN SINCIL BANK



This map shows the property values in Sincil Bank. The more expensive properties are located closer to town, sitting at nearly £300K; however, the prices in the area remain much more consistently lower at £100K. This does not encourage socio-economic diversity as it inhibits people from certain economic backgrounds to purchase a home in the area and therefore prevents diversity. Comparing to the connectivity map (Figure 2) you can also see higher values on the more connected roads.

A way to encourage social capital is to have a wide range of housing sizes, creating a more diverse community and reducing the notion of exclusivity or marginalisation. Gated, more exclusive communities can create just as many problems as poorer, neglected ones. Furthermore, a mix of large housing in the area could be useful in terms of adaptable housing as it accommodates for life cycle needs and can also be redeveloped into flats to accommodate low income families or individuals. (JCHS Harvard, 2015, 11)

Moreover, according to the twelve points of social capital, shared streets with a mix of different priced housing and tenures could influence interaction between them, therefore creating more of a sense of inclusion within the community.

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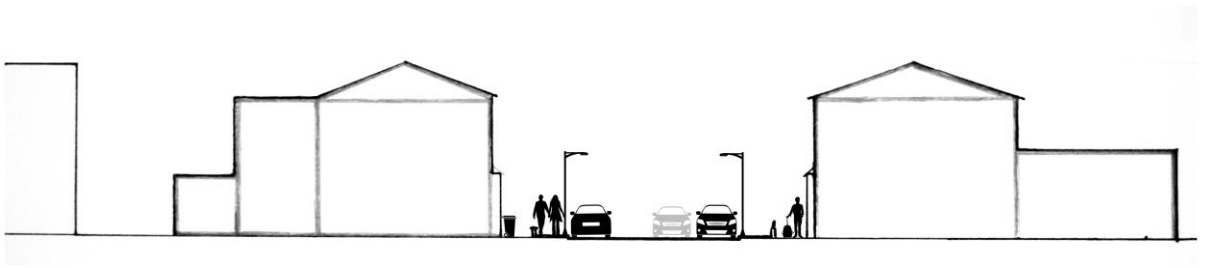


FIG. 12: DRAWN CROSS SECTION OF SINCIL BANK STREET

This arrangement depicted in the section allows better natural surveillance in the community as it allows good views to be able to overlook the street. Also the lack of walkways between the back to back gardens reduces opportunity for crime as it provides limit escape routes. Jane Jacobs: "There must be eyes on the street... It must be possible to look onto the street from the inside the building, which must be orientated onto the street." (designing out crime-creating safe + sustainable communities, 39, Ian C. 2004)

On the other hand, straight views on the street aren't the only factor which aid the natural surveillance within the community. Other factors would be the pedestrian traffic within the street. Busy traffic could decrease the amount of crime in the area as pedestrians form a natural surveillance Jane Jacobs: "The sidewalks must have users on them fairly continuously to add to the number

of effective eyes looking the street. This should result from a substantial quantity of shop, pubs, restaurants and other publically used buildings." (Designing Out Crime-Creating Safe + Sustainable communities, 39, Ian C. 2004)

Sincil Bank posses very little variety of local facilities of "substantial standard" as mentioned by Jacobs. The Sincil Bank area is saturated by suburban homes with a number of independent food outlets and lacks commercial facilities which would attract inhabitants in the area by the masses. Hence, in reference to the point the effect of natural surveillance is hindered upon because of the lack of continuous pedestrian circulation.

The arrangement also illustrates that the rear gardens should be back to back and that the entrance to the dwelling should be located at the front, parallel to the street (Designing Out Crime-Creating Safe + Sustainable Communities, 47, Ian C. 2004).

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Natural Surveillance



Another building element which could aid natural surveillance within the neighborhood are bay windows. These type of windows accommodates natural surveillance within the community as it allows home owners to be able to overlook the street and their vehicles. This builds better trust within the neighborhood. It also helps the home owner to get a sense of control over their property. This is essential for the community as it encourages safety and security amongst the citizens.

Another example of urban design which encourages natural surveillance in the community are cul de sacs. The circular arrangement aids the process of natural surveillance as it provides the residents with a wider view of the area, allowing them to overlook their property and their surrounding neighbors simultaneously.

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CONCLUSION

From our research and analysis we came to the conclusion that Sincil Bank performs poorly in terms of social capital and sense of community. However, some areas could more easily be improved than others:

Areas where Sincil Bank performs well in terms of improving social capital and creating a sense of community:

- Natural surveillance
- Access and footpaths
- Movement structure

Areas where Sincil Bank could most easily be improved in order to improve social capital and create a sense of community:

- Public space
- Local facilities
- Mixed use
- Life cycle needs

Areas where Sincil Bank performs poorly in terms of improving social capital and creating a sense of community:

- Context
- Ownership
- Personalisation
- Mixed tenure
- Lifestyle differences

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QUESTIONNAIRE

1. How would you rate your experience when walking around the streets in the area

- ☐ Very unpleasant
- ☐ Unpleasant
- ☐ Okay
- ☐ Pleasant
- ☐ Very pleasant

2. Do you take a preferred route when walking through the area?

- ☐ Yes
- ☐ No

3. Are there specific places in the area that you prefer to avoid?

- ☐ Yes
- ☐ No

4. If yes please state where:

5. Do you own a vehicle?

- ☐ Yes
- ☐ No

6. If yes how often do you use it?

- ☐ Occasionally
- ☐ Often
- ☐ Frequently

7. How often do you socialise with people in your area?

- ☐ Never
- ☐ Occasionally
- ☐ Often
- ☐ Frequently

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QUESTIONNAIRE

8. Do you socialise with different groups in the community? i.e. different age groups, ethnicities, class backgrounds etc

- ☐ Yes
- ☐ No

9. Is there a specific group or circle in the community that you prefer to socialise with more than others?

- ☐ Yes
- ☐ No
- ☐ Can't Say

10. If yes please state what type group (i.e. age, ethnicity, class):

11. Would you say Sincil Bank has a good range of local facilities? i.e. retail areas, pubs, corner shops, sporting grounds etc

- ☐ Yes
- ☐ No
- ☐ Can't Say

12. How often do you use these facilities?

- ☐ Never
- ☐ Occassionally
- ☐ Often
- ☐ Frequently

13. How long does it take you to get to these facilities from your home on foot?

- ☐ under 10 minutes
- ☐ 10 - 15 minutes
- ☐ 20+ minutes

14. How would you rate the appeal of these facilities?

- ☐ Poor
- ☐ Satisfactory
- ☐ Good
- ☐ Excellent

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QUESTIONNAIRE

15. Do you feel there are clearly defined territorial spaces between houses in the area?

- ☐ Yes
- ☐ No
- ☐ Can't Say

16. What is the pedestrian traffic like in your street?

- ☐ Not very busy
- ☐ Busy
- ☐ Very Busy

17. Do you feel like your street has good neighbourhood surveillance?

- ☐ Yes
- ☐ No
- ☐ Can't Say

18. Do the routes in your particular area allow ease to your daily commute?

- ☐ Yes
- ☐ No

19. How long does it take you to get to the main road from your house on foot?

- ☐ under 5 minutes
- ☐ 10 - 15 minutes
- ☐ 15 + minutes

20. Do you cycle?

- ☐ Yes
- ☐ No

21. If yes, how often do you cycle?

- ☐ Occasionally
- ☐ Often
- ☐ Frequently

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QUESTIONNAIRE

22. Does the uniform design/ layout of your area appeal to you? Houses, street landscape (if any) etc

- ☐ Yes
- ☐ No

23. Would you say you identify with the layout of your neighbourhood?

- ☐ Yes
- ☐ No
- ☐ Can't Say

24. Are there other places in your area where you go for social gatherings other than at the local facilities? i.e. street parks, public seating areas etc

- ☐ Yes
- ☐ No

25. How would you rate the privacy in your home in relation to your street of residence?

- ☐ No privacy
- ☐ Moderate privacy
- ☐ Very private

26. Do you rent or own your home?

- ☐ Rent
- ☐ Own

27. How much freedom do you have in personalising your home? i.e. redecorating, renovating, extending etc

- ☐ No freedom
- ☐ Some Freedom
- ☐ Full autonomy

28. How many bedrooms do you have in your home?

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QUESTIONNAIRE

29. How much curtilage (enclosed land) space is there around your residence?

- ☐ No space
- ☐ Small space
- ☐ Fair amount
- ☐ Large space

30. What made you choose to live in Sincil Bank?

31. Please state your street name

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