

Debbie Wetherill  
South Kesteven District Council  
Development Control  
Council Offices  
The Picture House  
St Catherine's Road  
Grantham  
NG31 6TT

**Our ref:** AN/2026/137576/01-L01  
**Your ref:** S25/1860  
**Date:** 11 March 2026

Dear Debbie

**Outline application for residential development  
Claypole Road, Newark, Stubton, NG23 5BU**

Thank you for consulting us on the above application, on 05 March 2026.

We have reviewed the submitted information that is relevant to our remit and set out our position and comments below.

**Environment Agency position**

Whilst we have **no objection** to this application, we would like to draw the applicant's attention to the following informative comments:

**Non-mains foul drainage**

We note the application form has selected both a package treatment plant and septic tank for the disposal of foul sewage.

The Building Regulations 2010 and Government Guidance contained within the [PPG for Water Supply, Wastewater and Water Quality](#) (paragraph 020 ID: 34-020-20140306) sets out a hierarchy of drainage options that must be considered and discounted in the following order:

1. Connection to the public sewer
2. Connection to a private sewer that drains to a public sewer
3. Package sewage treatment plant or septic tank
4. Cesspool

Foul drainage should be connected to the main sewer whenever it is feasible to do so. Where this is not possible, under the Environmental Permitting (England and Wales) Regulations 2016 any discharge of sewage or trade effluent made to either surface water or groundwater will need to either comply with [General Binding Rules for Small Sewage Discharges](#) or comply with a permit issued by the Environment Agency, additional to any planning permission that may be required. This applies to any discharge to ground, inland freshwaters, coastal waters or relevant territorial

waters. Further information about the permitting process can be found at [Septic tanks and sewage treatment plants: what you need to do](#).

Further advice is available at: [Septic tanks and treatment plants: permits and general binding rules](#)

Should you require any additional information, or wish to discuss these matters further, please do not hesitate to contact me using the details below.

Yours sincerely  
**Hannah Kelly**

**Planning Adviser, BSc (Hons), MSc, MRTPI**

✉ Ceres House, Searby Rd, Lincoln, LN2 4DW

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