

06 November 2023

Our ref: Charnwood Local Plan 23 – Revised Capacity housing sites

Dear Sir/Madam,

Charnwood Local Plan

Thank you for the opportunity to comment on the revised capacity of housing sites within the Charnwood Local Plan. Below you will find our assessments on the allocations you provided and the relevant Wastewater Treatment Works for the Charnwood area.

Please keep us informed when your plans are further developed when we will be able to offer more detailed comments and advice.

Position Statement

As a water company we have an obligation to provide water supplies and sewage treatment capacity for future development. It is important for us to work collaboratively with Local Planning Authorities to provide relevant assessments on the impacts of future developments and to provide advice regarding policy wording on other relevant areas such as water efficiency, Sustainable Drainage Systems (SuDS), biodiversity, and blue green infrastructure. Where more detail is provided on site allocations, we will provide specific comments on the suitability of the site with respect to the water and sewerage network. In the instances where there may be a concern over the capacity of the network, we may look to undertake modelling to better understand the potential risk. For most developments there is unlikely to be an issue connecting. However, where an issue is identified, we will look to discuss in further detail with the Local Planning Authority. Where there is sufficient confidence that a development will go ahead, we will look to complete any necessary improvements to provide additional capacity.

Wastewater – Network

We have undertaken a high-level review of each of the site allocations provided and I have attached an Excel sheet that contains the full site-by-site breakdown of our assessments highlighting where sewerage capacity improvements are likely to be required.

Each site has been assessed for a Foul and a Surface Water assessment, and given two corresponding RAG statuses, the RAG status can be interpreted as,

Key	Potential impact on sewerage infrastructure (Foul / Surface Water)
Low Risk	Capacity Improvements are not anticipated to be required to accommodate the development.
Medium Risk	Capacity improvements may be required to accommodate the proposed development.
High Risk	Capacity Improvements are likely to be required to accommodate the proposed development.

Several sites had previously been assessed in 2019 as part of the Sewer Capacity Assessment (SCA) process during our review of the Local Plan. Where applicable we have included a comparison of the potential risk at the two assessment stages, the comparison symbology is noted below:

Key	Potential impact on sewerage infrastructure (Foul / Surface Water)
▼	Risk level has decreased for the 2023 assessment. I.e. 2019 – Medium and 2023 - Low
◄►	Risk level has remained unchanged. I.e. 2019 – Medium and 2023 - Medium
▲	Risk level has increased for the 2023 assessment. I.e. 2019 – Medium and 2023 - High
◆	No Comparison available because the site allocation is new, or no assessment was previously completed
	No assessment was carried out due to development size/scale

Sites proposed for less than 20 dwellings have not been assessed because we would not anticipate any significant impacts on the sewerage network, provided the surface water from the site is managed sustainably and discharged in accordance with the Drainage Hierarchy. Where plans for these sites develop and a proposed discharge of surface water to the sewerage network is proposed further consultation should be held with our Asset Protection Department at net.dev.west@severntrent.co.uk.

As mentioned, along with this response, we have attached a high-level assessment of the allocations provided to us which identifies the potential impact on the sewerage infrastructure and, should the site need to connect to the network*, the potential impact of surface water on the sewerage infrastructure. It must be noted that the purpose of the desktop-based assessments is to indicate where proposed development *may* have a detrimental impact on the performance of the existing public sewerage network, considering the size of the development proposals. These are desktop assessments using readily available information and have not been subjected to detailed hydraulic modelling. I have produced a summary of the sites and their respective risks below, with further detail available in the Level 1 SCA assessment file. We request that consultations / discussions are initiated as early as possible so we can perform more detailed assessments of the sites and their potential impact(s).

*See the 'Surface Water' section further on in this letter.

LPA Ref	Site Name	Development Type	Gross Size (ha)	Dwellings (Nr)	WwTW Catchment	Potential impact on sewerage infrastructure	
						Foul	Surface Water
HA01	Land south east of Syston	Residential	81.88	960	Wanlip	High ◄►	High ▲
HA02	Barkby Road, Syston	Residential	11.09	251	Wanlip	High ▲	Medium ▲
HA03	Land north of Barkby Road, Syston	Residential	8.38	195	Wanlip	High ▲	Medium ▲
HA04	Queniborough Lodge, Syston	Residential	7.96	125	Wanlip	Medium ◄►	Medium ◄►
HA05	Land at Melton Road, Syston	Residential	1.46	28	Wanlip	Low ◄►	Low ◄►
HA06	Brook Street, Syston	Residential	0.25	15	Wanlip		
HA07	Land at Barkby Thorpe Lane, Thurmaston	Residential	18.55	180	Wanlip	Medium ▼	Low ◄►
HA08	Woodgate Nurseries, Barkby Lane, Thurmaston	Residential	2.09	46	Wanlip	Low ◆	Low ◆

LPA Ref	Site Name	Development Type	Gross Size (ha)	Dwellings (Nr)	WwTW Catchment	Potential impact on sewerage infrastructure	
						Foul	Surface Water
HA09	Works opposite 46 Brook Street, Thurmaston	Residential	0.24	7	Wanlip		
HA10	Works adjacent 46 Brook Street, Thurmaston	Residential	0.16	5	Wanlip		
HA11	Rear of Manor Medical Centre, Melton Road, Thurmaston	Residential	0.29	20	Wanlip	Low ◄	Low ◄
HA12	Land at Gynsill Lane & Anstey Lane, Anstey	Residential	20.41	260	Wanlip	Medium ▲	Low ◄
HA13	Park View Nursery Site off Gynsill Lane, Glenfield	Residential	1.20	40	Wanlip	Low ◆	Low ◆
HA14	Land off Cliffe Road/Henson Close, Birstall	Residential	7.73	35	Wanlip	Low ◆	Low ◆
HA15	Land south of Loughborough	Residential	48.94	723	Loughborough	High ▲	Medium ▲
HA16	Laburnham Way, Loughborough	Residential	34.49	422	Loughborough	High ◄	Medium ▲
HA17	Moat Farm, Land south west of Loughborough.	Residential	20.61	205	Loughborough	Medium ▲	Low ◄
HA18	Land rear of Snellâ€™s Nook Lane, Loughborough	Residential	7.47	120	Loughborough	Medium ▲	Low ◄
HA19	Park Grange Farm, Newstead Way, Loughborough	Residential	0.50	15	Loughborough		
HA20	Land off Beacon Road, Loughborough	Residential	1.50	30	Loughborough	Medium ◄	Low ◄
HA21	Part of Baxter Gate Opportunity Site, Loughborough	Residential	0.75	210	Loughborough	Low ◄	Medium ◄
HA22	Devonshire Square, Loughborough	Residential	0.22	39	Loughborough	Low ◄	Low ◄
HA23	Market Street, Loughborough	Residential	0.33	72	Loughborough	Low ◆	Low ◆
HA24	Southfields Council Offices, Southfield Road, Loughborough	Residential	1.21	163	Loughborough	Low ◆	Medium ◆
HA25	138-144 Kingsthorpe Road, Loughborough	Residential	0.35	15	Loughborough		
HA26	Former Limehurst Depot, Limehurst Avenue, Loughborough	Residential	0.75	138	Loughborough	Medium ◆	Low ◆
HA27	Former Main Post Office, Sparrow Hill, Loughborough	Residential	0.08	16	Loughborough		
HA28	Land off Derby Square, Loughborough	Residential	0.22	43	Loughborough	Low ◄	Low ▼
HA29	Southfields Road Car Park, Southfield Road, Loughborough	Residential	0.13	33	Loughborough	Low ◄	Low ▼
HA30	Land off Fairway Road, Shepshed	Residential	11.92	100	Shepshed	Medium ◄	Low ◄
HA31	Land North of Ashby Road, Shepshed	Residential	10.75	210	Shepshed	High ▲	Low ◄
HA32	Land off Tickow Lane (South), Shepshed	Residential	27.49	325	Shepshed	High ◄	Low ◄

LPA Ref	Site Name	Development Type	Gross Size (ha)	Dwellings (Nr)	WwTW Catchment	Potential impact on sewerage infrastructure	
						Foul	Surface Water
HA33	Land at Oakley Road, Shepshed	Residential	7.42	204	Shepshed	High ▲	Low ◄►
HA34	Land at Tickow Lane (North), Shepshed	Residential	21.18	394	Shepshed	High ▲	Low ◄►
HA35	Land north of Hallamford Road and west of Shepshed	Residential	16.69	250	Shepshed	Medium ◄►	Low ◄►
HA36	20 Moscow Lane, Shepshed	Residential	1.98	49	Shepshed	Medium ▲	Low ◄►
HA37	Land rear of 62 Iveshead Road, Shepshed	Residential	3.73	63	Shepshed	Medium ▲	Medium ▲
HA38	Land rear of 54 Iveshead Road, Shepshed	Residential	0.10	5	Shepshed		
HA39	Land fronting Ashby Road & Ingleberry Road, Shepshed	Residential	11.06	151	Shepshed	Medium ◆	Medium ◆
HA40	Land west of the B591/Ingleberry Road and north of Iveshead Lane, Shepshed	Residential	9.30	200	Shepshed	Medium ▲	Medium ▲
HA41	Land south of Ashby Road Central, Shepshed	Residential	1.97	50	Shepshed	Medium ◆	Low ◆
HA42	32 Charnwood Road, Shepshed	Residential	0.23	15	Shepshed		
HA43	Land west of Anstey	Residential	47.59	714	Wanlip	Low ◄►	Low ◄►
HA44	Fairhaven Farm, Anstey	Residential	2.51	47	Wanlip	Low ◆	Low ◆
HA45	Land south of Melton Road, Barrow Upon Soar	Residential	6.94	130	Barrow & Quorn	High ▲	Low ◄►
HA46	Land off Melton Road, Barrow Upon Soar	Residential	6.35	135	Barrow & Quorn	High ▲	Low ◄►
HA47	Land adjoining 84 Melton Road, Barrow Upon Soar	Residential	0.74	18	Barrow & Quorn		
HA48	Land off Willow Road, Barrow Upon Soar	Residential	9.72	220	Barrow & Quorn	High ◆	Low ◆
HA49	Land off Cotes Road, Barrow Upon Soar	Residential	20.42	220	Barrow & Quorn	High ◆	Low ◆
HA50	East of Loughborough Road, Quorn	Residential	5.65	105	Barrow & Quorn	Medium ▲	Low ◄►
HA51	Land south of Rothley	Residential	2.35	40	Wanlip	Medium ▲	Low ◄►
HA52	971 Loughborough Road, Rothley	Residential	1.00	9	Wanlip		
HA53	Land off Barnards Drive, Sileby	Residential	11.56	228	Wanlip	Medium ◄►	Low ◄►
HA54	Homefield Road, Sileby	Residential	1.83	55	Wanlip	Medium ◆	Low ◆
HA55	Rear of The Maltings, High Street, Sileby	Residential	0.47	13	Wanlip		
HA56	Land off Kendal Road (South of Butler Way & Gray Lane), Sileby	Residential	1.36	24	Wanlip	Low ◄►	Low ◄►
HA57	36 Charles Street, Sileby	Residential	0.38	11	Wanlip		
HA58	9 King Street, Sileby	Residential	0.42	9	Wanlip		

LPA Ref	Site Name	Development Type	Gross Size (ha)	Dwellings (Nr)	WwTW Catchment	Potential impact on sewerage infrastructure	
						Foul	Surface Water
HA59	Land rear of Derry's Garden Centre, Main Street, Cossington	Residential	9.29	130	Wanlip	High ◄	Low ◄
HA60	Land off Melton Road, East Goscote	Residential	17.54	256	Wanlip	Medium ◄	Low ◄
HA61	Land to the rear of 89 Loughborough Road, Hathern	Residential	1.69	29	Loughborough	Medium ◄	Low ◄
HA62	The Leys, Hathern	Residential	0.20	6	Loughborough		
HA63	Land off Zouch Road, Hathern	Residential	2.57	56	Loughborough	Medium ▲	Low ◄
HA64	Land at Threeways Farm, Queniborough	Residential	10.37	160	Wanlip	Medium ◄	Low ◄
HA65	Land off Melton Road, Queniborough	Residential	6.23	85	Wanlip	Medium ◄	Low ◄
HA66	Land off Gaddesby Lane, Rearsby	Residential	2.47	65	Wanlip	High ▲	Low ◄
HA67	44 Hobby Road, Thrussington	Residential	2.04	30	Wanlip	Medium ◆	Low ◆
HA68	Land off Old Gate Road, Thrussington	Residential	3.17	60	Wanlip	Medium ◆	Low ◆
HA69	The former Rectory & Land at Thurcaston	Residential	1.23	19	Wanlip		

The revised housing trajectories provided in Exam 58B will be used to update our database to inform future capacity assessments and long-term asset planning.

Wastewater – Treatment

We have also assessed the spare capacity at each Wastewater Treatment Works (WwTW) along with any potential constraints that would prevent the WwTW from being expanded should there be a requirement to. The assessment gives a risk score of Low – Very High according to the below key.

Key	Estimated Spare Capacity (RAG)	Expansion constraints
Low	WwTW Capacity improvements are not likely to be required in the short-term to accommodate the population increases.	There are no known constraints that we anticipate could cause prevent the expansion of a WwTW.
Medium	WwTW Capacity improvements are likely to be required in the long-term to accommodate the population increases.	There are some constraints within the receiving watercourse, geographical constraints, and current technologic limitations, that could impact on our ability to develop a solution.
High	WwTW Capacity improvements are likely to be required in the medium-term to accommodate the population increases.	There is limited scope of providing additional capacity within the receiving watercourse, geographical constraints, and current technologic limitations, as such a solution is likely to be difficult to develop.
Very High	WwTW Capacity improvements are likely to be required in the short-term to accommodate the ONS* population increases.	There is no scope of providing additional capacity within the receiving watercourse, geographical constraints, and current technologic limitations, as such a solution is likely to be difficult to develop.

*ONS = Office for National Statistics population forecasts.

Wastewater produced in Charnwood Council's region is treated by nine wastewater treatment works (WwTW) – Barrow & Quorn, Beeby – Barkby Road (RBC), Blackbrook, Burton on the Wolds, Hoton, Long Whatton, Loughborough, Shepshed and Wanlip – with the majority of flow being treated by Wanlip WwTW.

As desktop assessment has been carried out on each of these WwTW sites to assess their current capacity to accommodate growth. It must be noted that, whilst sewage treatment works may not have sufficient spare capacity to accept the levels of development being proposed in its catchment area, this does not necessarily mean that development cannot take place. Under Section 94 of the Water Industry Act 1991 sewerage undertakers have an obligation to provide additional treatment capacity as and when required. Where necessary, we will discuss any discharge consent implications with the Environment Agency. If there are specific issues which may prevent or delay the provision on additional capacity these have been described further below.

Sewerage Treatment Works Name	Estimated Spare Capacity	Watercourse Constraints	Any other Comments
BARROW & QUORN	Low	Low	AMP7 quality scheme in progress
BEEBY - BARKBY ROAD-RBC	Low	Non-Numeric	No risk identified for this site
BLACKBROOK	Low	Non-Numeric	No risk identified for this site
BURTON ON THE WOLDS	Low	Low	AMP7 quality scheme in progress
HOTON	Low	High	No risk identified for this site
LONG WHATTON	Very High	High	AMP7 quality scheme in progress which will address likely growth in the catchment
LOUGHBOROUGH	Low	High	No risk identified for this site
SHEPSHED	Low	Low	AMP7 quality scheme in progress
WANLIP	Very High	Very High	AMP7 enhancement scheme underway. AMP8 schemes planned with quality and growth drivers to contribute towards treatment capacity enhancement and environmental compliance

For your information we have set out some general guidelines and relevant policy wording that may be useful to you.

Wastewater Strategy

We have a duty to provide capacity for new development in the sewerage network and at our Wastewater Treatment Works (WwTW) and to ensure that we protect the environment. On a company level we have produced a Drainage and Wastewater Management Plan (DWMP) covering the next 25 years, which assesses the future pressures on our catchments including the impacts of climate change, new development growth and impermeable area creep. This plan supports future investment in our wastewater infrastructure and encourages collaborative working with other Risk Management Authorities to best manage current and future risks. More information on our DWMP can be found on our website <https://www.severntrent.com/about-us/our-plans/drainage-wastewater-management-plan/>.

Where site allocations are available, we can provide a high-level assessment of the impact on the existing network. Where issues are identified, we will look to undertake hydraulic sewer modelling to better understand the risk and where there is sufficient confidence that a development will be built, we will look to undertake an improvement scheme to provide capacity.

Surface Water

Management of surface water is an important feature of new development as the increased coverage of impermeable area on a site can increase the rainwater flowing off the site. The introduction of these flows to the public sewerage system can increase the risk of flooding for existing residents. It is therefore vital that surface water flows are managed sustainably, avoiding connections into the foul or combined sewerage system and where possible directed back into the natural water systems. We recommend that the following policy wording is included in your plan to ensure that surface water discharges are connected in accordance with the drainage hierarchy:

Drainage Hierarchy Policy

New developments shall demonstrate that all surface water discharges have been carried out in accordance with the principles laid out within the drainage hierarchy, whereby a discharge to the public sewerage system is avoided where possible.

Supporting Text:

Planning Practice Guidance Paragraph 80 (Reference ID: 7-080-20150323) states:

“Generally, the aim should be to discharge surface water run off as high up the following hierarchy of drainage options as reasonably practicable:

1. into the ground (infiltration);
2. to a surface water body;
3. to a surface water sewer, highway drain, or another drainage system;
4. to a combined sewer.”

Sustainable Drainage Systems (SuDS)

Sustainable Drainage Systems (SuDS) represent the most effective way of managing surface water flows whilst being adaptable to the impact of climate change and providing wider benefits around water quality, biodiversity, and amenity. We therefore recommend that the following policy wording is included within your plan regarding SuDS:

Sustainable Drainage Systems (SuDS) Policy

All major developments shall ensure that Sustainable Drainage Systems (SuDS) for the management of surface water run-off are included, unless proved to be inappropriate.

All schemes with the inclusion of SuDS should demonstrate they have considered all four areas of good SuDS design: quantity, quality, amenity and biodiversity.

Completed SuDS schemes should be accompanied by a maintenance schedule detailing maintenance boundaries, responsible parties and arrangements to ensure the SuDS are managed in perpetuity.

Supporting Text:

Sustainable Drainage Systems (SuDS) should be designed in accordance with current industry best practice, The SuDS Manual, CIRIA (C753), to ensure that the systems deliver both the surface water quantity and the wider benefits, without significantly increasing costs. Good SuDS design can be key for creating a strong sense of place and pride in the community for where they live, work and visit, making the surface water management features as much a part of the development as the buildings and roads.

Blue Green Infrastructure

We are supportive of the principles of blue green infrastructure and plans that aim to improve biodiversity across our area. Looking after water means looking after nature and the environment too. As a water company we have launched a Great Big Nature Boost Campaign which aims to revive 12,000 acres of land, plant 1.3 million trees and restore 2,000km of rivers across our region by 2027. We also have ambitious plans to revive peat bogs and moorland, to plant wildflower meadows working with the RSPB, National Trust, Moors for the Future Partnership, the Rivers Trust, National Forest and regional Wildlife Trusts and conservation groups.

We want to encourage new development to continue this theme, enhancing biodiversity and ecology links through new development so there is appropriate space for water. To enable planning policy to support the principles of blue green Infrastructure, biodiversity and protecting local green open spaces we recommend the inclusion of the following policies:

Blue and Green Infrastructure Policy

Development should where possible create and enhance blue green corridors to protect watercourses and their associated habitats from harm.

Supporting Text:

The incorporation of Sustainable Drainage Systems (SuDS) into blue green corridors can help to improve biodiversity, assisting with the wider benefits of utilising SuDS. National Planning Policy Framework (2021) paragraph 174 States:

“Planning policies and Decisions should contribute to and enhance the natural and local environment by:

- a) protecting and enhancing valued landscapes, sites of biodiversity or geological value and soils (in a manner commensurate with their Statutory Status or identified quality in the development plan);*
- b) recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services – including the economic and other benefits of the best and most versatile agricultural land, and of trees and woodland;*
- c) maintaining the character of the undeveloped coast, while improving public access to it where appropriate;*
- d) minimising impacts on and providing net gains for biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures.”*

Green Open Spaces Policy

Development of flood resilience schemes within local green spaces will be supported provided the schemes do not adversely impact the primary function of the green space.

Supporting Text:

We understand the need for protecting Green Spaces, however open spaces can provide suitable locations for schemes such as flood alleviation schemes to be delivered without adversely impacting on the primary function of the open space. If the correct scheme is chosen, the flood alleviation schemes can result in additional benefits to the local green space through biodiversity and amenity benefits.

Water Quality and Resources

Good quality watercourses and groundwater is vital for the provision of good quality drinking water. We work closely with the Environment Agency and local farmers to ensure that the water quality of our supplies are not

impacted by our operations or those of others. Any new developments need to ensure that the Environment Agency's Source Protection Zones (SPZ) and Safeguarding Zone policies which have been adopted by Natural Resources Wales are adhered to. Any proposals should take into account the principles of the Water Framework Directive and River Basin Management Plan as prepared by the Environment Agency.

Every five years we produce a Water Resources Management Plan (WRMP) which focuses on how we plan to ensure there is sufficient supply of water to meet the needs of our customers whilst protecting our environment over the next 25 years. We use housing target data from Local Planning Authorities to plan according to the projected growth rates. New development results in the need for an increase in the amount of water that needs to be supplied across our region. We are committed to doing the right thing and finding new sustainable sources of water, along with removing unsustainable abstractions, reducing leakage from the network and encouraging the uptake of water meters to promote a change in water usage to reduce demand.

New developments have a role to play in protecting water resources, we encourage you to include the following policies:

Protection of Water Resources Policy

New developments must demonstrate that they will not result in adverse impacts on the quality of waterbodies, groundwater and surface water, will not prevent waterbodies and groundwater from achieving a good status in the future and contribute positively to the environment and ecology. Where development has the potential to directly or indirectly pollute groundwater, a groundwater risk assessment will be needed to support a planning application.

Supporting Text:

National Planning Policy Framework (July 2021) Paragraph 174 states:

“Planning policies and decisions should contribute to and enhance the natural and local environment by:

- e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability. Development should wherever possible, help to improve local environmental conditions such as air and water quality, taking into account relevant information such as river basin management plans;”*

Water Efficiency Policy

We are supportive of the use of water efficient design of new developments fittings and appliances and encourage the optional higher water efficiency target of 110 litres per person per day within part G of building regulations. Delivering against the optional higher target or better provides wider benefits to the water cycle and environment as a whole. This approach is not only the most sustainable but the most appropriate direction to deliver water efficiency. We would therefore recommend that the following wording is included

New developments should demonstrate that they are water efficient, incorporating water efficiency and re-use measures and that the estimated consumption of wholesome water per dwelling is calculated in accordance with the methodology in the water efficiency calculator, not exceeding 110 litres/person/day.

for the optional higher water efficiency standard:

Supporting Text:

National Planning Policy Framework (July 2021) Paragraph 153 states:

“Plans should take a proactive approach to mitigating and adapting to climate change, taking into account the long-term implications for flood risk, coastal change, water supply, biodiversity and landscapes, and the risk of overheating from rising temperatures. Policies should support appropriate measures to ensure the future resilience of communities and infrastructure to climate change impacts, such as providing space for physical protection measures, or making provision for the possible future relocation of vulnerable development and infrastructure.”

This need for lower water consumption standards for new developments is supported by Government. In December 2018, the Government stated the need to a reduction in Per Capita Consumption (PCC) and issued a call for evidence on future PCC targets in January 2019, with an intention of setting a long term national target. The National Infrastructure Commission (NIC) has already presented a report including recommendations for an average PCC of 118 l/p/d. In Wales, the 110 l/p/d design standard was made mandatory in November 2018. In 2021 the Environment Agency classed the Severn Trent region as Seriously Water Stressed – [link](#).

We recommend that all new developments consider:

- Single flush siphon toilet cistern and those with a flush volume of 4 litres.
- Showers designed to operate efficiently and with a maximum flow rate of 8 litres per minute.
- Hand wash basin taps with low flow rates of 4 litres per minute or less.
- Water butts for external use in properties with gardens.

Water Supply

For the majority of new developments, we do not anticipate issues connecting new development, particularly within urban areas of our water supply network. When specific detail of planned development location and sizes are available a site-specific assessment of the capacity of our water supply network could be made. Any assessment will involve carrying out a network analysis exercise to investigate any potential impacts. If significant development in rural areas is planned, this is more likely to have an impact and require network reinforcements to accommodate greater demands.

Developer Enquiries

When there is more detail available on site-specific developments, we encourage developers to get in contact with Severn Trent at an early stage in planning to ensure that there is sufficient time for a development site to be assessed and if network reinforcements are required that there is time to develop an appropriate scheme to address the issues. We therefore encourage developers to contact us, details of how to submit a Developer Enquiry can be found here - <https://www.stwater.co.uk/building-and-developing/new-site-developments/developer-enquiries/>

We hope that this information has been useful to you and we look forward to hearing from you in the near future.

Yours Sincerely,
Emma Newton

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