



Wavendon Parish Council

Update from your Unitary Councillor – September 2025



Welcome back after the summer break.

It's time to contemplate what we can expect over the coming few months in terms of government announcements and how they will impact our local community. I was reading a piece in a national newspaper over the summer setting just how the development of Universal Studios near Kempston Hardwick will fundamentally alter our local economy here in MK transforming it into very much of a Leisure based economy offering both opportunities and challenges for us all in the coming decade.

The 2050 Local Plan (MK2050)

MK City Council comments that in the light of the many responses to the Regulation 18 plan and ongoing evidence base work, they have moved the consultation back to November - December 2025. A delegated decision to consider approving the final draft (Regulation 19) consultation and the subsequent submission of the MKCP is planned for 28 October 2025. The city council still intend to submit the plan in March 2026.

We can expect an announcement from MK City Council in late September / early October and of particular interest to Woburn Sands will be ...

1. Will site 3000 dwelling designation for land east of Newport Road be retained (with an extensive parkland area) but not developed before 2038 .
2. What designation might the city council place on the Greensand Ridge to protect its integrity and amenity value.
3. Will the expansion areas include the expansion site south and west of Caldecotte and Bow Brickhill be included and for how many more houses.

East West Rail

The government has announced that it will be making an announcement (via the East West Rail company) in November regarding much more detail relating to the project and the associated infrastructure.

It maintains that it is aware of the concerns of local people regarding the future of local stations and whether Bow Brickhill station will survive, the actual position of local stations, possible closures of level crossings and the development of bridges etc. However, being aware and listening to local people may be two different things as the terms of the Infrastructure and Planning Bill make their way towards becoming legislation ...

The Infrastructure and Planning Bill

The government maintains that the purpose of the Planning and Infrastructure Bill (PIB) is to speed up and streamline the delivery of new homes and critical infrastructure projects across England and Wales by reforming the planning system. Key aims include accelerating housing approvals, minimizing delays for infrastructure, enhancing planning transparency, creating a nature restoration levy, and strengthening the powers of development corporations. The bill also seeks to address issues like water and nutrient neutrality, which have stalled development in certain areas.

In effect, the Planning and Infrastructure Bill will significantly reduce opportunities for public consultation on major infrastructure projects by removing the statutory pre-application consultation requirements for Development Consent Orders (DCOs), which include projects like roads, railways, and windfarms. This change aims to streamline the planning process, speed up delivery, and reduce opportunities for legal challenges, though it has raised concerns about reduced environmental protections and democratic accountability.

What this means in real terms is fewer opportunities to comment on planning issues, especially strategic planning issues such as East West Rail and the Local Plan.



Highways officers are offering a drop-in session for MKCC ward councillors in advance of the next MKCC Full Council meeting on Wednesday 17 September so if WPC members have highways issues they wish me to raise please let me know in advance of the meeting.

LOCAL PLANNING STRATEGY

MK City Plan 2050

Following the consultation on the draft Milton Keynes City Plan 2050 (MKCP 2050) that took place between July and October 2024, we have been reviewing the comments received and updating and finalising our evidence base to shape the final draft MKCP 2050.

We received around 7,000 comments on the Regulation 18 Plan and are continuing to work with stakeholders as the MKCP 2050 is being finalised. We are also checking and refining the proposed policies and allocations in the MKCP 2050. MKCP 2050 must be based on comprehensive and up to date evidence, and we cannot progress without this. As we are still awaiting completion of our transport modelling, we have had to reconsider the timings for the next stages.

Previously we intended to consult on a final version of the MKCP 2050 between September and October 2025, before submitting the Plan for independent examination in March 2026. While the intended submission date has not changed, we are now planning to consult on the final draft MKCP 2050 between November and December 2025.

A delegated decision to consider approving the final draft (Regulation 19) consultation and the subsequent submission of the MKCP is planned for 28 October 2025. Please see the Council's Forward Plan for more information: Forward plan- Executive Decisions (including Key Decisions). (1 August 2025) Onwards Milton Keynes City Council <https://milton-keynes.moderngov.co.uk/mgListPlanItems.aspx?PlanId=242&RP=154&>

This means that we have had to rearrange the event that we had planned to hold on 10 September, **this will now be held on 5 November**. This event is open to both MKCC Councillors and Town and Parish Councils. The session will cover details about the final draft of the MK City Plan and its consultation. Informed by comments made during the draft Plan (Regulation 18) stage and the finalised evidence, the final draft MK City Plan 2050 (also known as Regulation 19, or 'proposed submission') will be published for consultation for six weeks.

Due to capacity, as before spaces will be limited to 2 attendees per Town & Parish Council, more details will be sent out nearer the time including how to register for the session.

The Bedford & Milton Keynes Waterway

Linking the Grand Union Canal to the River Great Ouse



Council agrees to release £4.5million developer cash to begin work on Bedford to Milton Keynes Waterway

Bedford Borough Council has agreed to release £4.5 million in developer funding to begin work on the long-planned Bedford to Milton Keynes Waterway.

At a meeting of the Executive on September 10, councillors considered an update report which set out progress on the scheme and confirmed that costs are now estimated at £475 million, with the Bedford section accounting for around £117 million.

A business case prepared by consultants AECOM shows a positive benefit–cost ratio of more than two.

The council's portfolio holder for corporate services, councillor Marc Frost (Conservative, Wixams and Wilstead) told colleagues the project, first proposed many years ago, was now moving into a tangible phase.

"I'm really delighted to be able to say tonight that this is about taking the first step on a project which has been an aspiration and talked about for many, many, years and starting to deliver something which is a bit more tangible," he said.

He confirmed that Section 106 funding of £4.5m was about to be released which is ringfenced for the Waterway and "can't be used on anything else." The first works are expected to include towpath improvements.

Councillor Frost also urged caution over some elements of the scheme, including proposals for a new footbridge at Mill Lane in Kempston. "Whilst that is a worthy

recipient, it is a little bit premature,” he said, explaining that surveys would need to establish water levels before any bridge design could be considered.

On governance, he argued for the creation of a Special Purpose Vehicle (SPV) to protect the council from future liabilities. “It distances this council from future liability,” he said, adding that while other partners were not ready to join immediately, they could do so later.

The report also highlights wider potential benefits of the Waterway, including opportunities for biodiversity, flood management and water transfer between regions, as well as complementing the proposed Universal Destinations theme park and East West Rail.



Planning Applications and Notifications

Application Number: PLN/2025/1724 - Approval of details reserved by a condition

Location: WAVENDON MANOR, 18 CROSS END, WAVENDON, MILTON KEYNES, MK17 8AQ

Proposal: Approval of details required by condition 5 (roof materials) and condition 6 (panel of brickwork) of permission ref. 24/01769/HOU

Case Officer: Yu Ling Wong

Consultation Expiry: 2025-09-25

Application Number: PLN/2025/1787 - Prior notification: Demolition

Location: 51 NEWPORT ROAD, WAVENDON, MILTON KEYNES, MK17 8UQ

Proposal: Prior approval for the demolition of existing 'Bungalow' that has been most recently used as Office and Premises

Case Officer: Sonia James

Consultation Expiry: 2025-09-23

Application Number: PLN/2025/1513 - Removal/variation of conditions

Location: Land At The Gables, Lower End Road, Wavendon

Proposal: Variation of condition 1 (approved plans) seeking to add a single storey infill extension between the garage and the house on Plot 15 (relating to permission ref.

16/03354/FUL for the variation of the wording of conditions 10 and 11 and minor material

amendments to the architectural detailing of various plots of planning permission 15/01492/FUL for the erection of 34 x dwellings with relocated site access and associated infrastructure and landscaping works).

Case Officer: Nathan Makwana

Consultation Expiry: 2025-10-03

Notification of decision PLN/2025/1538

Application Ref: PLN/2025/1538

Proposal: Consultation from Central Bedfordshire Council on application ref.

CB/18/01969/OUT for the additional documents relating to the Outline Application

(EIA): development for up to 5,000 5,000 new Specialist Residential Accommodation, up to 30ha of employment land, retail, community, open spaces, leisure and sport uses, hotel uses, four lower schools, two middle schools, one upper school, woodland planting, waterbodies and waterway links, ecological areas, accesses, cycle and pedestrian routes, supporting infrastructure, ground remodelling, landscaping and demolition works at Land between Brogborough, Lidlington and Marston Moretaine

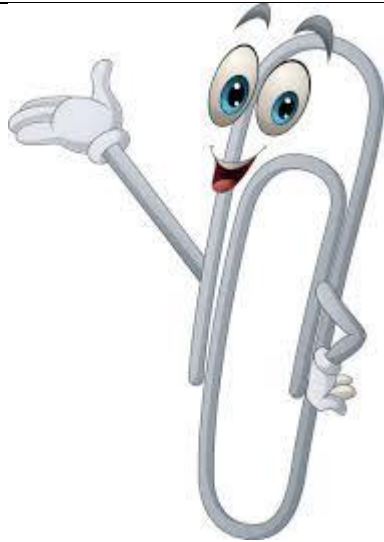
Please find attached the Council's decision on the above application.

A copy of the Officer Report on the application (where relevant) is published online at <https://www.be.milton-keynes.gov.uk/pr/s/detail/a0lWS000001pYK1>.



There will be a meeting of the SEMK Stakeholders Group at the Memorial Hall in Woburn Sands on 12 November, starting at 5.30 pm.

The meeting will be chaired by Paul Thomas - Director of Planning and Placemaking at MKCC. Representatives of the five Danesborough Parishes will be invited.



Snippets

- WWFC have raised concerns regarding the state of the pitches around the Hub. Cllr Hill has kindly responded on behalf of the PC (I understand your frustrations and your determination to get something positive achieved. The Parish Council have and been working hard with both WWFC and MKCC to find solutions for some time. I would encourage you to pass on your concerns to MKCC- Cllr.Mick Legg is the Cabinet Member with the relevant responsibility: - mick.legg@milton-keynes.gov.uk . The Parish Council will continue to assist WWFC with accessing funding and seeking MKCC assistance, however much as I would like to provide a more direct and quicker fix, that is not something WPC can offer. As a former Chair of WWFC, I'm very familiar with issues like this at multiple locations. The reality is that solutions can be achieved but take time to put in place. The only way to achieve rapid results is volunteers coming together under the guidance of the Club. Long term solutions will be found, but I appreciate you're seeking something more immediate. – WPC is meeting with MKCC later in the month and this will form a part of the discussions.
- There were comments on Facebook about Dott/ Lime bikes and scooters, and some information that they are being dumped because of a £10 charge once in Woburn Sands. The recent situation is because of a mistake by MKCC and Dott/ Lime to change the accessibility to WS without actually consulting with WSTC. That is why there currently is not a place to park and position bikes/ scooters, but WSTC are working on clarifying this situation.
- **Household Support Fund – funding for Parishes. MKCC has made a funding offer to WPC of £2000.**



Research Request

The Diffley Partnership is conducting research in Milton Keynes for a project on behalf of Santander UK and with in-kind support from MKCC. Details of the project can be found here - City Council and Santander partner to help residents improve energy efficiency | Milton Keynes City Council <https://www.milton-keynes.gov.uk/news/2025/city-council-and-santander-partner-help-residents-improve-energy-efficiency>

There are several elements top the research commission over 2025:

1. A large-scale public survey with Milton Keynes residents- completed in April
2. Forming a panel of Milton Keynes residents- we have over 80 MK residents in the Tomorrow's Homes Panel
3. Research activities including in-person, online focus groups and surveys to the panel
4. Helping with a wider open day (tbc October/ November)
5. Stakeholder interviews

The Diffley Partnership would like to hear from people interested in taking part in stakeholder interviews. Some further information below

What is the research about?

This research aims to understand key barriers and potential solutions to building decarbonisation in Milton Keynes. As part of this, we are speaking to local stakeholders about these issues including members or the business community, third sector, service providers and political representatives.

Who is funding the research?

This research is funded by Santander UK and supported in-kind by Milton Keynes City Council

Who is conducting this research?

Santander UK has commissioned Diffley Partnership – an independent research organisation - to conduct this research. You can find out more about them on their website- <https://diffleypartnership.co.uk/>. Their research adheres to the Social Research Association's Research Ethics Guidance. (SRA Home | Social Research Association)

What will I be required to do?

Take part in an online or telephone interview of approximately 45 minutes to discuss your views on energy efficiency and related issues in Milton Keynes.

What happens to my information?

Diffley Partnership will analyse all the stakeholder interviews and include key themes in their final project report. All information will be anonymous, and you will not be identifiable from any of the reporting.

When?

Between now and November, Diffley Partnership would set up a time that suits you.

How to I take part?

Please contact Diffley Partnership directly on research@diffleypartnership.co.uk to make arrangements with you.

Know Your Numbers Week

Know Your Numbers Week (8 – 14 September) is an annual campaign to raise awareness of knowing and understanding blood pressure.

Getting a blood pressure check can help prevent heart attacks, strokes and other illnesses. Around a third of people in the UK have high blood pressure (hypertension), but most don't know it. There are no symptoms so the only way to find out is to check your blood pressure.

This factsheet below contains more helpful information and resources for MKCC Councillors

https://content.govdelivery.com/attachments/UKMK/2025/09/12/file_attachments/3386233/HW%20Cllrs%20Bulletin%20September.pdf



Delays

The National Infrastructure and Services Transformation Authority has issued their annual report for 2024/25 having reviewed progress on Government projects.

The DfT spent £175.3m on East West Rail against a budget of £90.2m - a 94.3% overspend. EWR was assessed as amber with significant issues to be resolved and slower progress than anticipated and uncertainties about deliverability and funding from the Treasury. The next stages from Bletchley to Cambridge are costed at £3.97b with completion in 2030 although a Development Consent Order needs to be obtained.

The current scheme from Bicester to Milton Keynes spent £125m against a budget of £118m. There are concerns over the delays to the start of services. This was due to the delay in awarding the contract to run the services to Chiltern Railways and for agreement with the trade unions on the operation of the service which has delayed driver training. It is hoped services can still start in 2025.

(Summarised in New Civil Engineer magazine 20/8/25)



**Hidden Toil Behind Shiny Fronts:
experiences of living in a new housing area with little income
OU Research Report published in July 2025**

In a bid to resolve the UK's housing crisis, the government is planning to build 1.5 million homes by 2029 and establish up to 12 New Towns before the next election. The OU sponsored research in Milton Keynes, one of the fastest growing cities and one that is often hailed as one of the most successful New Towns, reveals that new housing areas offer a two-tiered experience with low-income residents often drawing the short straw. The research draws on experiences of residents in Glebe Farm and Eagle Farm South, amongst others.

To avoid the city bursting at its seams and new housing areas trapping low-income residents in a life of precarity rather than move them out of it, the report calls on national government and local authorities to work with developers and other stakeholders to:

- Prioritise the establishment of vital services, including schools, health facilities and shops, to serve new and existing residents within reasonable distance;
- Ensure that public transport links are established as soon as new housing areas are being developed to offer affordable and viable ways of travelling around the city;
- Construct community buildings with ample capacity to meet communities' needs, and ensure temporary facilities are provided until permanent facilities are available;
- Invest in community development to build an inclusive and thriving community;
- Hold housing associations to account for lack of responsiveness or inadequate response to faults or complaints;
- Meaningfully enable the participation of voluntary, community organisations and resident groups before and throughout the development of new housing areas to understand the needs of all residents, and especially those on lower incomes.

A copy of the full report is attached.



MK City Council Local Transport Plan

Officers have been preparing the new Local Transport Plan 5 document for the last 18 months, in response to a Department for Transport (DfT) call for all local authorities to update their transport plans in the light of new national focus on public transport, active travel and the decarbonisation of transport.

The draft document has been developed in the context of the Council's own plans and policies, including MK:2050 Strategy, the Sustainability Strategy and the Local Plan and in the context of wider national guidance on transport policy, such as Decarbonising Transport, and the emerging Integrated Transport Strategy.

The LTP has an extensive evidence base, which sets out our current baseline in terms of modal share and use of the transport system in MK and has also been informed by an extensive public consultation exercise which commenced in Summer 2024 which received over 5,000 responses covering all aspects of our transport system. This information, along with the councils own MK strategies and national policy guidance have been used to inform the suggested policies in the LTP5 document.

The consultation will run for a period of 12 weeks and will start in the first week of September.

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Following the consideration of the draft LTP5 document by the Environment and Place Scrutiny Committee in June, an accessible summary document for public consultation has now been prepared and is attached.

The agreement to proceed to consultation will be made on Tuesday of next week and then an eight week consultation will commence.

Some headlines emerging from the briefing to parishes perhaps include...

- Link to MK2050 Local Plan
- The city can no longer rely on country lanes
- The network is decaying – especially bridges
- Stronger parking enforcement is planned
- All parking surplus monies will be invested in transport
- Plan to reduce grid road speeds
- Plan to introduce average speed cameras
- MKCC will obtain camera enforcement powers in November of this year
- Car cruising is a major issue – operation Chromium addressing the issues with TVP
- MK Metro network in place by 2030 (see slide above and the document itself)
- MK Connect will have driverless vehicles in the near future with enormous cost savings enabling expansion of the network
- New Towns Taskforce discussing with MKCC funding of the new MK Connect Services
- Council planning to take on transport franchising powers can offer cross subsidised services
- Smart ticketing is coming
- And finally chord ... which is apparently the project that will enable trains coming from MK Central to join the East West Rail network without reversing or people having to change trains (Denbigh Hall Junction project)

Details attached.

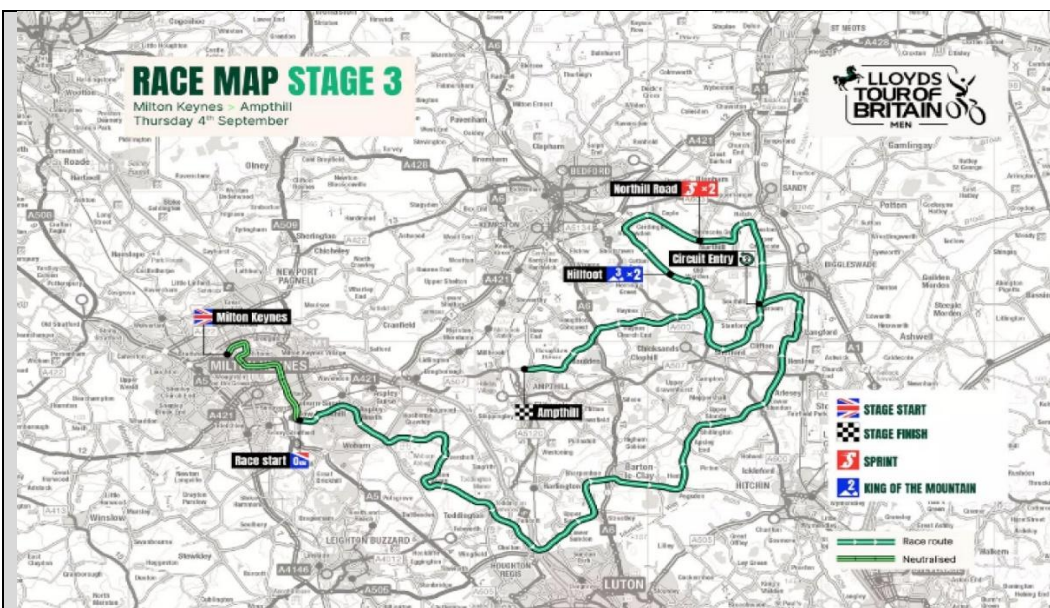
Online Planning Enforcement Drop In Session

We have reintroduced our quarterly Planning Enforcement drop in sessions, these are a great opportunity to meet with the team and discuss general planning enforcement topics and to learn more about what planning enforcement can investigate and how investigations are carried out. The next drop in session will be on 17 September 18.00-19.00.

These sessions are open to Ward Members and Town & Parish Councils. We are however unable to discuss specific cases due to the confidential nature of enforcement investigations.

No need to book, simply [click here](#) to join.

https://teams.microsoft.com/dl/launcher/launcher.html?url=%2F%20%2F%2Fmeetup-join%2F19%3Ameeting_NW15MDdjMzUtZGJiZi00M2IxLWE2Y2EtMGJiMGQ3NTcxMDQ4%40thread.v2%2F0%3Fcontext%3D%257b%2522Tid%2522%253a%2522d508f700-8ad2-4677-8f96-36e1c252fa76%2522%252c%2522Oid%2522%253a%252251ea6695-a4d1-4ab2-9525-9cfe70ce69f7%2522%257d%26anon%3Dtrue&type=meetup-join&deeplinkId=e37b7882-4a7c-4a6b-a2c4-287dea0767ff&directDl=true&msLaunch=true&enableMobilePage=true&suppressPrompt=true



Tour of

Britain Cycle Race

The Lloyds Tour of Britain is the largest free-to-attend sporting spectacle in the UK. Thursday 4 September saw stage three of Britain's biggest professional cycle race starting in Milton Keynes; a 122.8-kilometre (76.4-mile) leg from Milton Keynes to Ampthill, that took in Bow Brickhill, Woburn Sands, Toddington, Barton-le-Clay, and Shefford, and include a spectator friendly double-loop around Northill and Old Warden.

Stage three begun at Milton Keynes' Midsummer Boulevard at 11:30, where special activities will be happening for spectators, crossing Campbell Park before heading south on grid roads, leaving the H7 Chaffron Way for a long stretch on the V10 Brickhill Street, passing the Open University headquarters and the Oracle Red Bull Racing Formula One technology campus before racing to Woburn Sands and on into Central Bedfordshire. The stage finished in Ampthill town centre at around 14:40.

In celebration of the Tour, local cycling firm Madison is offering two adult and two child Ridgeback bikes worth over £1,700.

To enter, you'll need to share your favourite photo of cycling in MK here:
www.destinationmiltonkeynes.co.uk/cycling-photography-competition/.



International Day of Older Persons

Older Persons' Champion Councillor Ansar Hussain invites you to join the Older Persons' Board in observing United Nations International Day of Older Persons on Wednesday 1 October.

To mark the occasion, there will be a short event at MK Rose from 1pm, featuring speeches on healthy and inclusive ageing, and the benefits of walking and cycling for older people.

Organisations and individuals with an interest in social connection or wellbeing for older people are very welcome to attend.



Heritage Open Days Milton Keynes

Free Events 12 - 21 September 2025

A reminder that 2025 is the 19th year that the Milton Keynes area has celebrated Heritage Open Days. In 2006 there were 15 events held across MK – this year we have 250 events to showcase our distinctive and world class heritage, arts and culture. The national theme this year is Architecture, and this icon highlights the 109 events.

From the 12th to the 21st of September there are TEN DAYS of unmissable events taking place, including many activities for children and families. There are opportunities to come along to exhibitions, workshops, walks and tours, open days, craft events and performances. Suitable for all ages. And all events will be FREE.

For further details visit: Events Archives - Living Archive

<https://www.livingarchive.org.uk/events/category/events>



"Sssshhhh!"

Parishes Forum
Online via Microsoft Teams
11 September 2025
18.00 – 20.00

I attended the Parishes Forum on Thursday 11 September.

1. Welcome and Apologies 18:00
 - 1.1 Apologies for absences
 - 1.2 Notes from previous meeting
2. Milton Keynes University Hospital 18.05
Lui Straccia (Membership and Engagement Manager)
3. Drug and Alcohol Family Support (DAFS) 18.35
Lynn Fox
Valerie Forsey

4. Early Years / Youth Services and Family First 19.00

Garry Lake (Strategic Lead for Early Help)

5. Parish Successes 19.40

(Delia Shepherd – Clerk, Bletchley and Fenny Stratford Town Council)

6. Good News and Hot Issues 19.55

7. Date of Future Meetings

- 4 December 2025
- 12 March 202

Cllr David Hopkins - Representing Wavendon at MK City Council (September 2025)