



The countryside charity
Bedfordshire

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Rt. Hon. Steve Reed OBE MP
Secretary of State for Housing Communities and Local Government

Submitted through the MHCLG website

18th February 2026

Your Reference: TO2026/03785

Dear Secretary of State,

**Re: Special Development (No.2) Order 2025 No. 1322 , 15 December 2025
Universal Entertainment & Resort Complex Bedford**

Thank you for the response to CPRE Bedfordshire's letter to you dated 1 February 2026, sent to us by the Correspondence Unit at the MHCLG on 10th February 2026.

CPRE Bedfordshire is very pleased to receive confirmation of the action that the MHCLG intend to take regarding Water & Sewage Treatment Resources, which was, as mentioned in the response, detailed in the "Statement of Reasons" (22 December 2025) for the above Special Development Order. It states, with regard to Schedule 3 that:

"... The conditions prevent any connection to potable / foul water supplies unless the Secretary of State has reviewed and approved the approach (having regard to effects on designated habitats, waterbody status, and wider supply considerations) and confirmed that sufficient capacity is available before any connection is made....."

In view of the importance of this matter to the success of the Universal Project, their suppliers and other major development programmes in Bedfordshire (e.g. New Towns, High Housing Targets to satisfy Ox - Cam Arc growth aspirations etc.).

CPRE Bedfordshire look forward to the MHCLG advising all interested parties at the earliest opportunity, of the manner by which it intends to determine the Water and Sewage Treatment Capacity in Bedfordshire and beyond, the scope and timescale of the investigation, and how the findings will be made available for Public Consultation".

We look forward to hearing from you in due course.

Yours faithfully

Paul Jenkins
Vice Chair CPRE Bedfordshire

Letter copied to all Bedfordshire MP's