



Cllr. Tahmina Saleem
Leader of Luton Borough Council

Dear Tahmina,

I trust this letter finds you well.

I am writing in response to the new Scoping Consultation on the Luton Local Plan.

For communities in Mid Bedfordshire, Luton plays an important role in the lives of local people and our local communities – often as a place to work, spend time or travel from.

Mid Bedfordshire and Luton Borough will share a number of common challenges over the coming years. The community of Bushmead in Streatley and the potential future occupiers of a North of Luton development will rely on a wide range of services provided within Luton Borough.

As Luton Borough Council develops its new Local Plan, I hope that the Mid Bedfordshire perspective in this letter, which largely replicates representations I have made to Luton Borough Council previously, will help to ensure that we can work closely together to deliver for people right across our communities.

I want to start by emphasising the importance of Luton meeting its housing targets through urban regeneration and sites within the Borough as much as possible. Previous Local Plan documents have sets out the Council's desire for urban regeneration and I believe that – particularly given Luton's strong transport links (a direct train to London, a major international airport, and a future link to Oxford and Cambridge through East-West Rail) there are significant opportunities for densification in the Borough to deliver the housing target that the Government has asked of you.

I believe that developing industrial sites and previously developed land should be a top priority – particularly where mixed use, dense development would allow the retention of employment uses alongside new residential dwellings.

Central Bedfordshire committed to deliver 7,350 homes for Luton as part of its previous Local Plan. With significant pressures of our own, including the delivery of the new town of Tempsford, and more limited opportunities for urban densification, any further housing unmet by Luton that is met in Central Bedfordshire will likely be more urban sprawl into our countryside, reducing the access to green spaces that both of our residents rely on. I believe that for both Luton and Central Bedfordshire this would be a sub-optimal outcome.

Our county is set to be home to significant growth. The expansion of Luton Airport, which I have supported, will play a key role in the local transport mix; but we will need to ensure that it is well-integrated into the local transport networks. We will also be home to the new Universal UK theme park. To make the most out of that opportunity, we will need to build suitable overnight accommodation across Bedfordshire – including in Luton.

I trust that this response is helpful and I look forward to continuing to work together for the benefit of people across our communities.

Yours sincerely,



Blake Stephenson MP
Member of Parliament for Mid Bedfordshire