

FULL CHANGES OF THE USE CLASSES SYSTEM - 21ST JULY 2020

On 21st July 2020, five separate pieces of planning legislation were announced by the Government, including radical changes to the Use Classes Order.

Changes made to the Use Classes Order through the Town and Country Planning (Use Classes) (Amendment) (England) Regulations 2020 include the revocation of Use Classes 'A', B1 and D, and the introduction of new Use Class E (Commercial Business and Service) and F.1 (Learning and non-residential institutions) and F.2 (Local Community Uses). All Uses to be revoked (and replaced with the new Use Classes) include:

USE	USE CLASS TO BE REVOKED (31ST AUGUST 2020)	USE CLASS FROM 1ST SEPTEMBER 2020
Retail shop - not more than 280 sqm (net sales area) mostly selling essential goods, including food and at least 1km from another shop	A1	F.2
Retail shop	A1	E
Financial and Professional Services	A2	E
Café or restaurant	A3	E
Pub/Drinking Establishment	A4	Sui-Generis
Hot Food Takeaway	A5	Sui-Generis
Office (to carry out any operational or administrative functions)	B1a	E
Research and development of products or processes	B1b	E
Any Industrial Process (which can be carried out in any residential area without causing detriment to the amenity of the area)	B1c	E

USE	USE CLASS TO BE REVOKED (31ST AUGUST 2020)	USE CLASS FROM 1ST SEPTEMBER 2020
Clinics, health centres, creches, day nurseries, day centres	D1	E
Schools, non-residential education and training centres, museums, public libraries, public halls, exhibition halls, places of worship, law courts	D1	F.1
Cinemas, concert halls, live-music performance venues, bingo halls and dance halls	D2	Sui-Generis
Gyms, indoor sport, recreation or fitness not involving motorized vehicles or firearms, principally to visiting members of the public	D2	E
Hall or meeting place for the principal use of the local community	D2	F.2
Indoor or outdoor swimming baths, skating rinks, outdoor sports or recreation grounds (not involving motorised vehicles or firearms)	D2	F.2

For more information about these changes please contact us on:

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