

GUIDE TO USE CLASSES ORDER IN ENGLAND IN FORCE 6 APRIL 2016



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The table below is intended as general guidance only. Reference needs to be made to the Town and Country Planning (Use Classes) Order 1987 (as amended) and The Town and Country Planning (General Permitted Development) Order 2015 (as amended), for limitations (e.g floorspace maxima), restrictions, conditions and details of any requirements for any application for determination as to whether the prior approval of the local planning authority will be required, (which may include the prior approval of building operations).

USE CLASS	USE	PERMITTED CHANGE
A1 SHOPS	Shops, retail warehouses, post offices, ticket and travel agencies, sale of cold food for consumption off premises, hairdressers, funeral directors, hire shops, dry cleaners, internet cafés	<p>Permitted change to or from a mixed use as A1 or A2 & up to 2 flats</p> <p>Temporary permitted change (2 years) for up to 150 sqm to A2, A3, B1 (interchangeable with notification)</p> <p>Permitted change of A1 or mixed A1 and dwellinghouse to C3 (subject to prior approval)</p> <p>Permitted change to A2</p> <p>Permitted change to A3 (inclusive of buildings and other operations subject to prior approval)</p> <p>Permitted change to D2 (subject to prior approval)</p>
A2 FINANCIAL & PROFESSIONAL SERVICES	Banks, building societies, estate and employment agencies, professional services (not health or medical services)	<p>Permitted change to A1 where there is a display window at ground floor level.</p> <p>Permitted change to or from a mixed use for any purpose within A2 and up to 2 flats and for A1 and up to 2 flats, where there is a display window at ground floor level</p> <p>Temporary permitted change (2 years) for up to 150 sq.m to A1, A3, B1 (interchangeable with notification)</p> <p>Permitted change from A2 or mixed A2 and dwellinghouse to C3 (subject to prior approval)</p> <p>Permitted change to A3 (inclusive of buildings and other operations subject to prior approval)</p> <p>Permitted change to D2 (subject to prior approval)</p>
A3 FOOD & DRINK	Restaurants and cafés	<p>Permitted change to Class A1 and Class A2</p> <p>Temporary permitted change (2 years) to A1, A2, B1 (interchangeable with notification)</p>
A4 DRINKING ESTABLISHMENTS	Public houses, wine bars or other drinking establishments	<p>Permitted change to A1, A2 or A3 subject to building not being an Asset of Community Value</p> <p>Temporary permitted change (2 years) to A1, A2, A3, B1 (interchangeable with notification/written request to LPA whether building has been nominated as an Asset of Community Value)</p>
A5 HOT FOOD TAKEAWAYS	For the sale of hot food for consumption off the premises	<p>Permitted change to A1, A2 or A3</p> <p>Temporary permitted change (2 years) to A1, A2, A3, B1 (interchangeable with notification)</p>

USE CLASS	USE	PERMITTED CHANGE
B1 BUSINESS	<p>a) Office other than a use within Class A2</p> <p>b) Research and development of products or processes</p> <p>c) For any industrial process which can be carried out in any residential area without causing detriment to the amenity of the area</p>	<p>Permitted B1 change to B8</p> <p>B1(a) office permitted change to C3 (subject to prior approval)</p> <p>B1(c) light industry permitted change to C3 (subject to prior approval between 01.10.17 and 30.09.20)</p> <p>Temporary permitted change (2 years) to A1,A2,A3 (interchangeable with notification)</p> <p>Permitted B1 change to state-funded school or registered nursery (and back to previous lawful use) (subject to prior approval)</p>
B2 GENERAL INDUSTRY	Industrial process other than that falling within Class B1	Permitted change to B1 and B8
B8 STORAGE OR DISTRIBUTION	Use for storage or as a distribution centre	<p>Permitted change to B1.</p> <p>Permitted change to C3 (subject to prior approval and until 15 April 2018)</p>

C1 HOTELS	Hotels, boarding and guest houses (where no significant element of care is provided)	Permitted change to state-funded school or registered nursery (and back to previous lawful use) (subject to prior approval process)
C2 RESIDENTIAL INSTITUTIONS	Residential accommodation and care to people in need of care, residential schools, colleges or training centres, hospitals, nursing homes	Permitted change to state-funded school or registered nursery (and back to previous lawful use) (subject to prior approval process)
C2A SECURE RESIDENTIAL INSTITUTIONS	Prisons, young offenders' institutions, detention centres, secure training centres, custody centres, short term holding centres, secure hospitals, secure local authority accommodation, military barracks	Permitted change to state-funded school or registered nursery (and back to previous lawful use) (subject to prior approval process)
C3 DWELLINGHOUSES	<p>Use as a dwellinghouse (whether or not a main residence) by</p> <p>a) A single person or by people to be regarded as forming a single household</p> <p>b) Not more than six residents living together as a single household where care is provided for residents; or</p> <p>c) Not more than six residents living together as a single household where no care is provided to residents (other than use within Class C4)</p>	Permitted change to Class C4
C4 HOUSES IN MULTIPLE OCCUPATION	<p>Use of dwelling house by 3-6 residents as a 'house of multiple occupation' (HMO)</p> <p>NB Large HMOs (more than 6 people) are unclassified therefore sui generis</p>	Permitted change to Class C3

USE CLASS	USE	PERMITTED CHANGE
D1 NON-RESIDENTIAL INSTITUTIONS	Clinics, health centres, crèches, day nurseries, schools, non-residential education and training centres, museums, public libraries, public halls, exhibition halls, places of worship, law courts	Temporary permitted change (2 years) to A1, A2, A3, B1 (interchangeable with notification)
D2 ASSEMBLY & LEISURE	Cinemas, concert halls, bingo halls, dance halls, swimming baths, skating rinks, gymnasiums, other areas for indoor and outdoor sports or recreations not involving motorised vehicles or firearms	Permitted change to state-funded school or registered nursery (and back to previous lawful/use) (subject to prior approval) Temporary permitted change (2 years) to A1,A2,A3,B1 (interchangeable with notification)

SUI GENERIS USES WHICH DO NOT FALL WITHIN THE SPECIFIED USE CLASSES ABOVE	Includes theatres, large HMO (more than 6 people sharing), hostels, petrol filling stations, shops selling and/or displaying motor vehicles, scrap yards, retail warehouse clubs, nightclubs, launderettes, taxi or vehicle hire businesses, amusement centres, casinos, funfairs, waste disposal installations, betting office, pay day loan shop	Casino to A3 (subject to prior approval) Casino to D2 Amusement centre or casino to C3 (subject to prior approval) Laundrette to C3 (subject to prior approval) Betting office or pay day loan shop to A1 or mixed use A1 and up to two flats (if a display window at ground floor level), A2 or mixed A2 and up to two flats, A3, D2 (subject to prior approval), C3 (subject to prior approval), or mixed use betting office or pay day loan shop and up to two flats Mixed use betting office or pay day loan shop and dwellinghouse to C3 (subject to prior approval) Mixed use betting office and up to two flats to A1 (if a display window at ground floor level), A2 or betting office Temporary permitted change (2 years) from betting office or pay day loan shop to A1, A2, A3 or B1
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OTHER CHANGES OF USE	Agricultural buildings	Flexible changes to A1, A2, A3, B1, B8, C1, D2 (subject to limitations and prior approval process): new use is sui generis Permitted change to C3 (subject to prior approval) Permitted change to state-funded school or registered nursery (subject to prior approval)
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NB: Any building in any Use Class (with limitations and conditions) can be used as a state-funded school for 1 academic year (Class A4 building must not be an Asset of Community Value; written request has to be made to LPA whether building has been nominated as Asset of Community Value)

NB: Where planning application made after 5 December, 1988, permitted development rights allow the use to be changed to another use granted permission at the same time for a period of ten years from the date of planning permission, unless consisting of a change of use to a betting office or pay day loan shop: GPDO (2015) Schedule 2 Part 3 Class V