

Guide to use class changes

The table below shows property classes both before (OLD), and after the change (NEW) on 1st September 2020.

ALEX MARTIN
COMMERCIAL
020 7100 2348
WWW.ALEXMARTIN.CO.UK

- No Change
- Class E (Commercial, business and service uses)
- Class F.1 (Learning and non-residential institutions)
- Class F.2 (Local community uses)
- Sui Generis (In use class of its own)

PROPERTY USES	OLD	NEW	PROPERTY USES	OLD	NEW
Shop not more than 280 sq m mostly selling essential goods, including food and at least 1km from another similar shop	A1	F.2	Hotels, boarding and guest houses	C1	C1
Shop	A1	E	Residential institutions	C2	C2
Financial and professional services C2a (not medical)	A2	E	Secure residential institutions	C2a	C2a
Café or restaurant	A3	E	Dwelling houses	C3	C3
Pub or drinking establishment	A4	Sui Generis	Use of a dwelling house by 3-6 residents as a 'house in multiple occupation'	C4	C4
Take away	A5	Sui Generis	Clinics, health centres, crèches, day nurseries, day centre	D1	E
Office other than a use within Class A2	B1a	E	Schools, non-residential education and training centres, museums, public libraries, public halls, exhibition halls, places of worship, law courts	D1	F.1
Research and development of products D2 or processes	B1b	E	Cinemas, concert halls, bingo halls and dance halls	D2	Sui Generis
For any industrial process (which can be carried out in any residential area without causing detriment to the amenity of the area)	B1c	E	Gymnasiums, indoor recreations not involving motorised vehicles or firearms	D2	E
Industrial	B2	B2	Hall or meeting place for the principal use of the local community	D2	F.2
Storage or distribution	B8	B8	Indoor or outdoor swimming baths, skating rinks, and outdoor sports or recreations not involving motorised vehicles or firearms	D2	F.2

Changes of use within the same class are not development. Use classes prior to 1 September 2020 will remain relevant for certain change of use permitted development rights, until 31 July 2021.