

DIRECTION UNDER THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015

Modification of the Article 4 direction made by Rushmoor Borough Council on 4th March 2022 in relation to development consisting of Class M – change of use of certain uses to dwellinghouses (Class C3); Class MA – change of use from commercial, business and service (Class E) use to dwellinghouses (Class C3); and Class N – change of use of specified sui generis uses to dwellinghouses (Class C3)

The Secretary of State for Levelling Up, Housing and Communities, in exercise of the powers conferred by paragraph 1(13) of Schedule 3 to the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) and of all other powers enabling him in that behalf, makes the following direction:

Interpretation

1. In this Direction-

"General Permitted Development Order" means the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended);

"Use Classes Order" means the Town and Country Planning (Use Classes) Order 1987 (as amended); and

"Article 4 direction" means the Direction made by Rushmoor Borough Council under Article 4 of the General Permitted Development Order on 4th March 2022 in respect of development permitted by:

- Class M of Part 3 of Schedule 2 to the General Permitted Development Order, namely a change of use of a building in certain uses (launderette, betting office, pay day loan shop, hot food takeaway, or a mixed use combining use as a dwellinghouse with a launderette, betting office or pay day loan shop) to a use falling within Class C3 (dwellinghouses) of Schedule 1 to the Use Classes Order; or such development together with building operations reasonably necessary to convert the building to a use falling within Class C3 (dwellinghouses),
- Class MA of Part 3 of Schedule 2 to the General Permitted Development Order, namely a change of use of a building and any land within its curtilage from a use falling within Class E (commercial, business and service) of Schedule 2 to the Use Classes Order to a use falling within Class C3 (dwellinghouses) of Schedule 1 to that Order, and
- Class N of Part 3 of Schedule 2 to the General Permitted Development Order, namely a change of use of a building and any land within its curtilage from specified sui generis uses (an amusement arcade or centre, or a casino) to a use falling within Class C3 (dwellinghouses) of Schedule 1 to the Use Classes Order; or such development together with building operations reasonably necessary to convert the building to a use falling within Class C3 (dwellinghouses).

The Article 4 direction relates to sites within the Borough of Rushmoor.

Direction

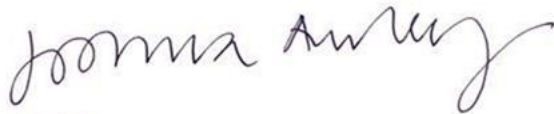
2. The Secretary of State hereby directs that the Article 4 direction is modified as follows:
3. Instead of the Article 4 direction applying to land described in the Second Schedule to that direction, comprising sites within the Borough of Rushmoor, it shall apply only to the land specified in this Direction.
4. The specified land is the areas edged and hatched red on the attached maps, relating to the following sites:
 - Aldershot Town Centre
 - Farnborough Town Centre
 - North Camp District Centre
5. For the avoidance of doubt, this Article 4 Direction does not apply to any land outside the areas edged and hatched red.

Entry into force

6. This Direction comes into force in accordance with paragraph 1(18) of Schedule 3 to the General Permitted Development Order.

Signed for and on behalf of the Secretary of State for Levelling Up, Housing and Communities

On: 04 July 2023

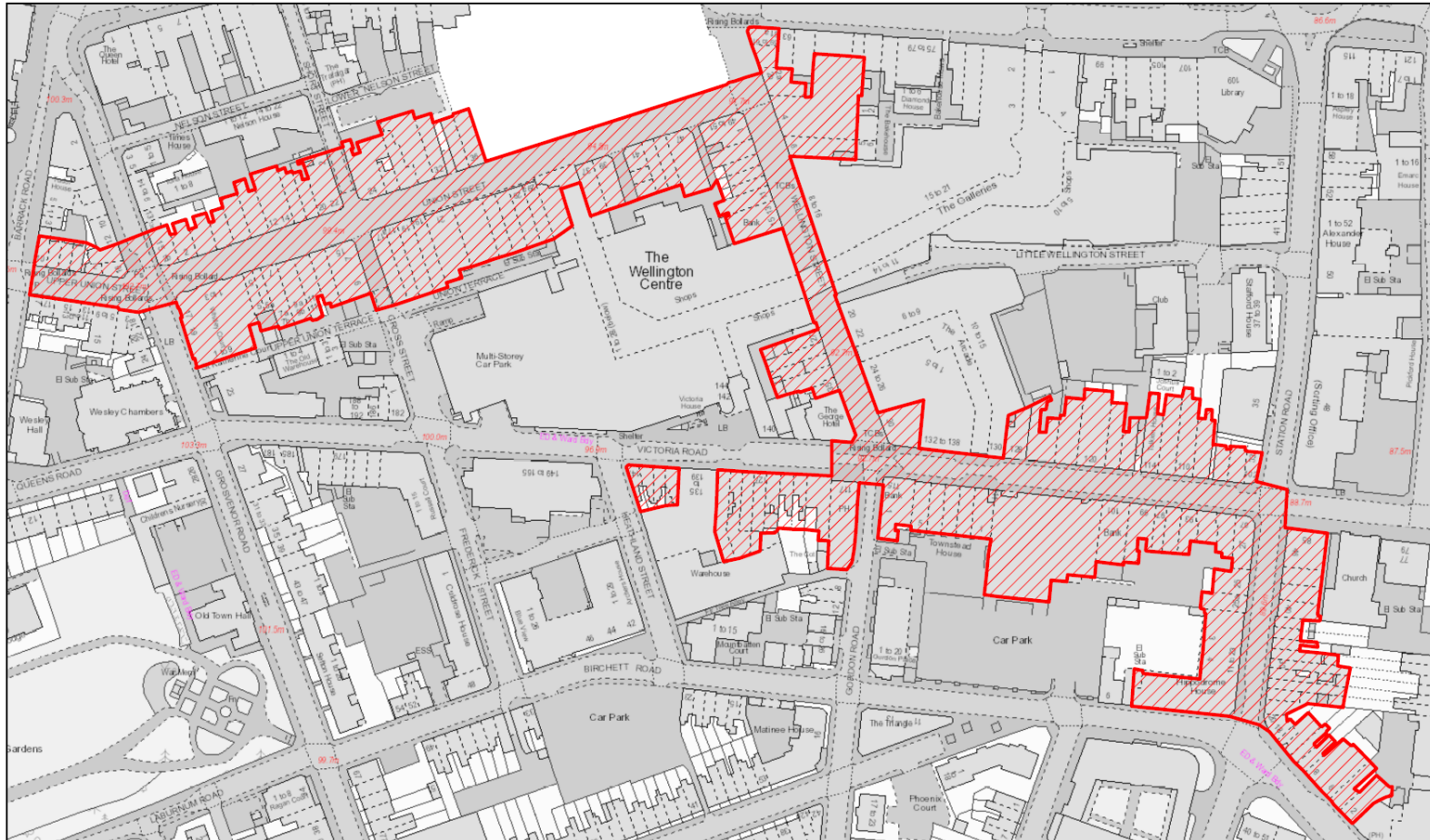


Joanna Averley
Chief Planner

Maps showing Article 4 Direction coverage

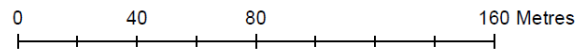


Aldershot Town Centre

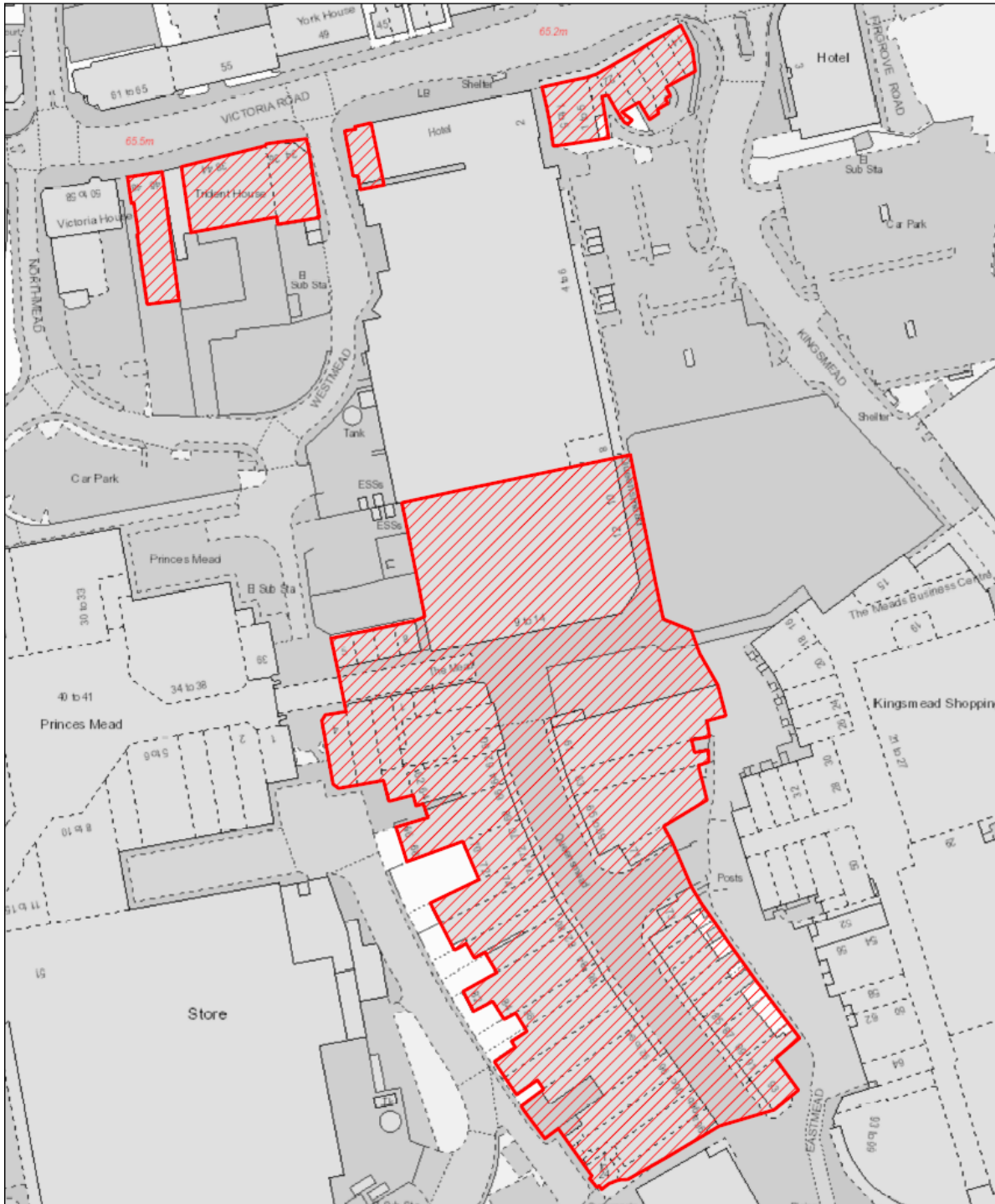


Legend

 Area to which Article 4 Direction applies

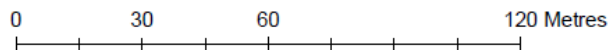


© 2023 Rushmoor Borough Council
© Crown copyright and database rights
2023 Ordnance Survey 100024264

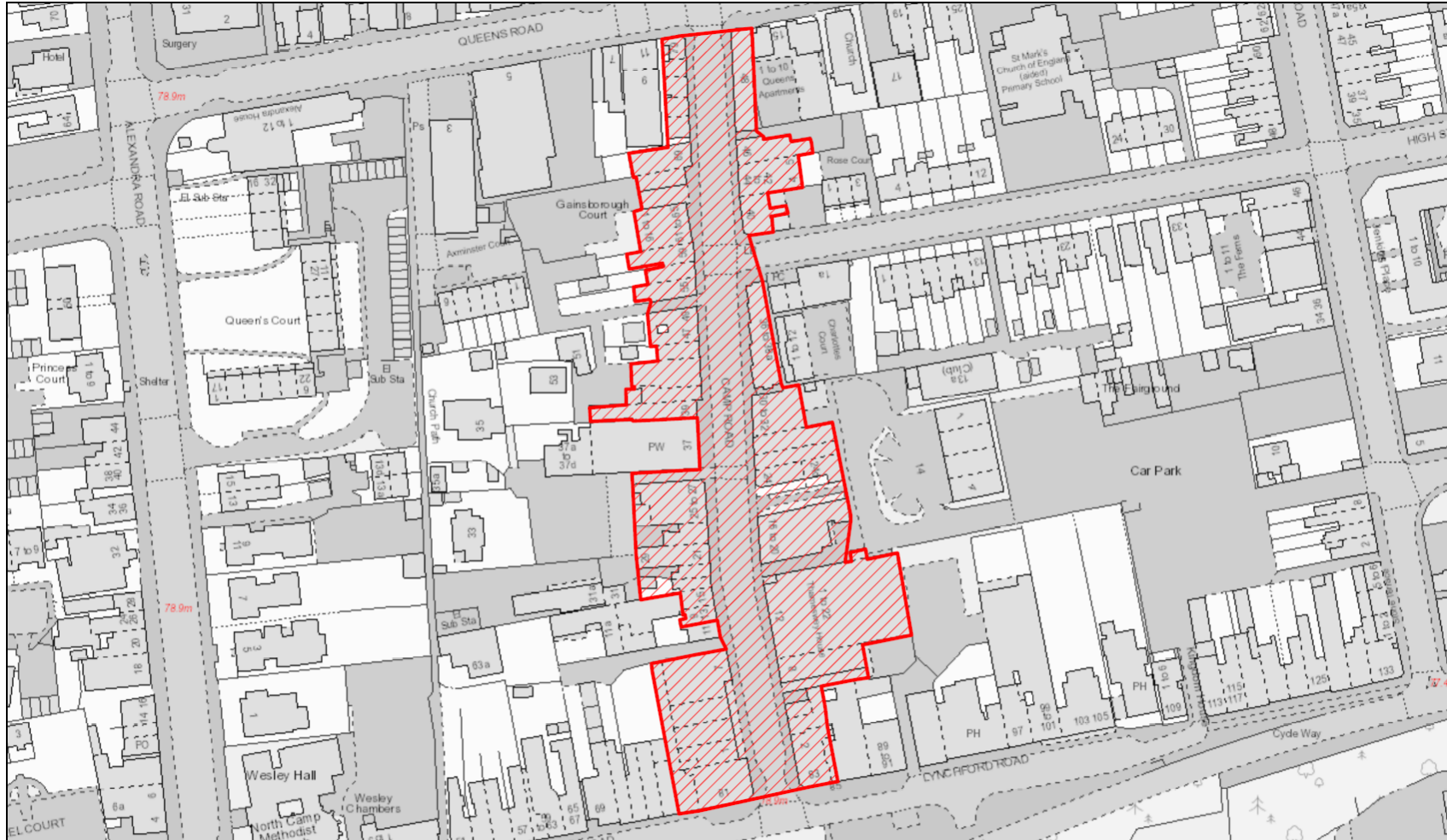


Legend

 Area to which Article 4 Direction applies

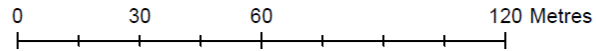


North Camp District Centre



Legend

 Area to which Article 4 Direction applies



© 2023 Rushmoor Borough Council
© Crown copyright and database rights
2023 Ordnance Survey 100024264