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## EXPLANATORY NOTE

*(This note is not part of the Order)*

This Order amends the Town and Country Planning (General Permitted Development) Order 1995 (“the GPDO”).

Article 3 of, and Schedule 2 to, the GPDO confer permitted development rights in respect of certain developments. Where such rights are conferred, an application for planning permission is not required.

Article 3 of this Order amends paragraph A.2(c) of Part 3A of Schedule 2 to the GPDO (temporary building and changes of use for public health emergency purposes). Where paragraph A.2(c) applies, the timeframe for removing the development is amended so for those developments which begin before 10 April 2021, the period is extended from twelve to eighteen months. For those developments which begin on or after 10 April 2021, the period remains twelve months. In each case, the time begins from the date on which the development began.

Article 4 of this Order amends paragraph A.1(b) of Part 12A of Schedule 2 to the GPDO (emergency development by local authorities). Where paragraph A.1(b) applies, the timeframe for removing the development is amended so for those developments which begin before 30 March 2021, the period is extended from twelve to eighteen months. For those developments which begin on or after 30 March 2021, the period remains twelve months. In each case, the time begins from the date on which the development began.

The Welsh Ministers’ Code of Practice on the carrying out of Regulatory Impact Assessments was considered in relation to this Order. As a result, a regulatory impact assessment has been prepared as to the likely costs and benefits of complying with this Order. A copy can be obtained from the Welsh Government at Cathays Park, Cardiff, CF10 3NQ and is published on the Welsh Government website at [www.gov.wales](http://www.gov.wales).