

New plan-making system: regulations come into force 25 March and content roadmap

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An update from MHCLG about the new plan-making system and content roadmap.

This week marks a major milestone for local plan-making in England. Minister of State for Housing and Planning Matthew Pennycook MP has signed into law the regulations to commence the new plan-making system, provided for by the Levelling-up and Regeneration Act 2023.

A package of five statutory instruments was laid in Parliament this week. The core procedural regulations — which replace the existing 2012 plan-making regulations — come into force on 25 March 2026.

Dual-running period

Both systems will run in parallel during 2026. Local planning authorities working under the existing system should note that the deadline for plan submission remains 31 December 2026. All other authorities will be able to commence preparation under the new system from 25 March, once the regulations are in force.

Guidance and resources

MHCLG has also published a roadmap for the Create or Update a Local Plan guidance, setting out the expected release programme for further resources throughout 2026 — including on plan timetables, data standards and community engagement. Further regulations on data standards and the plan housing requirement are expected within the coming weeks, with additional regulations to follow later in the year.

The Planning Inspectorate's role

The Planning Inspectorate will play a central role in the new system from Gateway 2 onwards. We will shortly be publishing the first edition of our Procedure Guide for local plans prepared and examined under the new system, with further guidance and digital services to follow throughout 2026.

Read the Create or Update a Local Plan roadmap: Roadmap of resources and support: new local plan-making system - GOV.UK

<https://www.gov.uk/government/news/new-plan-making-system-regulations-come-into-force-25-march-and-content-roadmap>