



Table 1: Typical high street uses and potential changes to permitted development rights*

*Please note that this is a complex area of changing legislation. This table has been produced in the spirit of helpfulness and does not constitute professional planning or legal advice. Sources consulted include:

https://www.planningportal.co.uk/info/200130/common_projects/9/change_of_use/2 and https://www.planningportal.co.uk/info/200130/common_projects/9/change_of_use (accessed 14/1/21)

<i>Type of use</i>	<i>Can it change to housing under PD now?</i>	<i>Will it be able to change to housing under proposed new PD rights?</i>
Shop	Yes (up to 150 sq.m) (until 31 July 2021?)	Yes
Bank	Yes (up to 150 sq.m) (until 31 July 2021?)	Yes
Estate agency	Yes (up to 150 sq.m)	Yes
Offices	Yes (until 31 July 2021?)	Yes
Restaurant	No	Yes
Café	No	Yes
Gym	No	Yes
Creche/day nursery	No	Yes
Day centre	No	Yes
Community centre/hall	No	No
Doctor's surgery/health centre	No	Yes
Dentist	No	Yes
Hairdresser's	Yes (up to 150 sq.m)	Yes
Pub	No	No
Hot food takeaway	No	No
Library	No	No
Post office	Yes (up to 150 sq.m)	Yes
Bookmaker's	Yes (up to 150 sq.m)	Not clear
Charity shop	Yes (up to 150 sq.m)	Yes
Beauty salon	No	No
Travel agent	Yes (up to 150 sq.m)	Yes
Solicitor's	Yes (up to 150 sq.m)	Yes
Hotel	No	No
Pharmacy	Yes, if primarily a shop e.g. Boots (up to 150 sq.m)	Yes
Launderette	Yes?	Not clear
Takeaway food (cold)	Yes (up to 150 sq.m)	Yes
Funeral director's	Yes (up to 150 sq.m)	Yes
Optician's	Yes, if primarily a shop? (up to 150 sq.m)	Yes
Florist	Yes (up to 150 sq.m)	Yes
Coffee shop	No	Yes
Off licence	Yes (up to 150 sq.m)	Yes
Cinema	Yes (up to 150 sq.m)	No