

REFIT

OR



FOR

RE

**Retrofit  
or ruin**

Planning for the  
future of heritage

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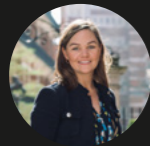
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# Introduction

Climate adaptation is no longer a distant prospect. It is a present and accelerating challenge. Heatwaves, rising energy costs and extreme weather are already testing the resilience of our buildings and communities.



While intentionally evocative, the title of this report reflects the gravity of the moment and the urgency of establishing a clear, workable pathway forward to secure a sustainable future for millions of heritage buildings across the country.

The long-term conservation of historic buildings depends on their ability to adapt - to remain warm, usable and relevant. Buildings that cannot be heated affordably or maintained sustainably risk falling into disuse and decay, undermining the very heritage values the protection system seeks to safeguard.

Retrofitting historic buildings creates three mutually reinforcing benefits for the country: strengthening the economy, safeguarding irreplaceable cultural assets, and delivering meaningful carbon benefits.

This reality is now widely recognised across the property sector, among policymakers and within the conservation community. Across the country, exemplary projects

demonstrate leadership and innovation, with historic buildings adapted with skill and sensitivity and communities, public bodies and local authorities working together to show what heritage-compatible retrofit can achieve.

The national conversation has also evolved markedly, supported by welcome guidance from Historic England emphasising that mitigating climate change and conserving historic buildings are compatible goals, alongside proposed planning policy reforms that echo this sentiment.

Yet while this balance is broadly accepted in principle, the current system's structure and resourcing mean it is unable to deliver this consistently at scale. The planning and heritage frameworks that govern adaptation remain complex, inconsistent and risk-averse, limiting progress at the scale now required. Until retrofit becomes routinely deliverable for listed buildings, properties in conservation areas and other heritage assets, policy ambition will remain rhetoric rather than reality.



This report argues that heritage protection must evolve - from a system focused predominantly on control to one that enables adaptation - making more ambitious and effective use of existing policy levers while safeguarding what is special about the past and supporting the transition to a low-carbon, climate-resilient future.

Achieving this requires clear leadership at the national level, delivered through confident local implementation. National policy should set direction, define appropriate limits of flexibility and provide clarity on acceptable change, enabling local authorities to tailor solutions to their context rather than reinventing the system for each decision.

In setting out this case for change, our intention is to prompt a national conversation about how the system must evolve. The climate emergency is already reshaping the

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**The planning and heritage frameworks that govern adaptation remain complex, inconsistent and risk-averse, limiting progress at the scale now required.**

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built environment, and the heritage sector cannot afford to stand still. This is not a question of whether change occurs, but how it is shaped to ensure that the country's heritage is safeguarded for generations to come.

**Tor Burrows**  
Chief Sustainability Officer  
Grosvenor

# Heritage retrofit in numbers



# 350,000

England has approximately **350,000** listed dwellings<sup>1</sup>.

# c. 2.8m

There are **c. 2.8 million** homes in conservation areas<sup>1</sup>.

# 87%

**87%** of historic building owners see the UK's planning system as a major barrier to decarbonising their property<sup>2</sup>.

# 16%

Only **16%** of local authority staff feel very confident making decisions about retrofit<sup>3</sup>.

# 93%

Whilst **93%** of listed building consent applications are successful, only a third are determined in the required eight-week timeframe<sup>4</sup>.

# £35bn

Retrofitting the UK's historic buildings could generate **£35bn** of economic output a year<sup>5</sup>.

# 30%

Fabric improvements to listed buildings and properties in conservation areas could generate carbon savings equivalent to **30%** of the UK's Sixth Carbon Budget per annum<sup>6</sup>.

# 30,000

Streamlining listed building consent applications could save local planning authorities **30,000 hours** and £1m a year<sup>7</sup>.

# Recommendations



## Principal recommendations

### 1. National Listed Building Consent Order

The Government should introduce a National Listed Building Consent Order (NLBCO) for Grade II listed buildings to establish a national baseline of consent for low-risk, high-benefit energy efficiency and retrofit measures.

The Order should draw on existing professional consensus and guidance, such as Historic England's welcome Advice Note 18: Adapting Historic Buildings for Energy and Carbon Efficiency, to identify works that are demonstrably compatible with the protection of historic significance.

The Government should publish accompanying technical and procedural guidance - developed jointly by MHCLG, Historic England and heritage sector bodies to illustrate good practice for each permitted measure, set out the evidence base for risk assessment, and ensure consistent implementation across local authorities.

### 2. Local Development Orders

The Government should introduce a national model Local Development Order (LDO) for retrofit, drawing directly on the measures and conservation principles established under the National Listed Building Consent Order (NLBCO).

The model should set out clear technical standards and visual design parameters for energy efficiency improvements in historic and traditional buildings, including those within conservation areas, while allowing for local adaptation to reflect character and context.

## Enabling recommendations

### 3. Planning Policy

Government should take forward its proposed reforms and continue to consider opportunities to more explicitly frame climate adaptation as a positive and necessary component of the long-term conservation and stewardship of heritage buildings.

### 4. Enabling local planning authorities

Government should introduce a Heritage Capacity and Skills Programme to ensure that all local planning authorities have access to at least one qualified conservation specialist, supported by a structured national training offer on heritage retrofit. This should be funded through a ring-fenced capacity grant, administered alongside the implementation of the NLBCO and model LDO framework, to guarantee consistent and confident decision-making across England.

### 5. Legislative changes

As set out in Chapter five revisions to primary and secondary legislation are needed to unlock and maximise the potential of NLBCOs and LDOs.

# The limits of the current heritage and planning framework



The responsibility for caring for most heritage buildings lies with their owners, not the state. While the state regulates how these buildings are managed and altered, the actual work of maintaining, repairing, and adapting them rests with private, commercial, charitable and public owners.

These owners invest considerable time and resources - for their benefit as well as for wider society, who enjoy the cultural, historic and environmental value these buildings provide.

However, the current heritage protection and planning systems can make it difficult to carry out even modest energy efficiency improvements. This is the result of overlapping regulation, constrained local capacity, and inconsistent decision-making. The effect is to deter investment and slow adaptation. Over time, this could threaten the continued use of buildings that could otherwise remain vibrant parts of their communities.

#### The growing urgency of adaptation

Climate adaptation and the transition to low-carbon living are now essential to the long-term survival of heritage buildings. Increasing regulation of rented properties, alongside rising energy costs, means that sensitive retrofit is no longer optional but fundamental to maintaining viability. Yet, owners who seek to upgrade their buildings often face a complex, risk-averse, and resource-intensive consent process that can delay or discourage improvements.

#### Navigating dual consent systems

Owners of listed buildings must navigate two distinct but overlapping regimes: heritage protection and planning control. The Planning (Listed Buildings and Conservation Areas) Act 1990 governs the protection of heritage assets and requires Listed Building Consent (LBC) for works that affect a building's special interest, while the planning system controls broader matters of use, design, and impact on character.

**England has approximately 350,000 listed dwellings, and c. 2.8 million homes in conservation areas.**

Although these regimes pursue complementary objectives, they operate through separate consent processes in practice. Applicants must determine whether proposals require LBC, planning permission, or both, creating parallel assessment pathways that can introduce complexity and uncertainty.

Furthermore, national government has expanded Permitted Development Rights (PDR), granting planning permission by statutory order for certain classes of development, including heat pumps and solar panels. However, these fast-tracked routes are often unavailable to owners of designated heritage buildings. Many PDR do not

### 87% of historic building owners see the UK's planning system as a major barrier to decarbonising their property.

apply to listed buildings, while unlisted buildings in conservation areas benefit from a narrower range of PDR under national policy, with further limitations applied through local Article 4 Directions where incremental change is considered to pose a risk to historic character.

This reflects not opposition to retrofit, but the absence of clear national parameters defining what constitutes acceptable, low risk change in a heritage context. In their absence, decisions are pushed down to the local level, resulting in a patchwork of approaches in which the same intervention may be supported in one area but resisted in another.

Historic England's 'Advice Note 18: Heritage and Climate Change' represents an important and welcome step in addressing this challenge, particularly in relation to listed buildings<sup>8</sup>. By clearly articulating the principles for assessing energy efficiency and carbon reduction measures in a heritage context, it provides much-needed clarity on how the listed building consent regime can support well-designed retrofit. Advice Note 18 has helped accelerate the

conversation away from whether change is acceptable towards how change can be delivered sensitively, proportionately and with proper regard to significance.

As set out in this report, this guidance should now provide the foundation for a streamlined, nationally consistent consent mechanism capable of giving effect to these principles at scale. Doing so would reduce inertia and complexity in the current system, enabling thousands of low risk retrofit measures in historic buildings to be delivered, cutting avoidable emissions and supporting progress towards local and national net zero goals.

#### A system under pressure

Local Planning Authorities (LPAs) sit at the centre of this challenge. They are tasked with delivering both climate and conservation objectives, often without sufficient resources, specialist expertise, or clear national policy. As casework increases and specialist staff decline, there is a risk

### Only 16% of local authority staff feel very confident making decisions about retrofit.

that the system becomes ever more cautious and variable. Whilst some local variation is unavoidable, inconsistent interpretations that result in proposals receiving entirely different outcomes can lead to frustration and inefficiency.

A lack of clarity and capacity leads to regulatory inertia. Officers are understandably reluctant to approve innovative or unfamiliar measures without explicit national endorsement. The result is a system that will struggle to deliver the scale of outcomes needed to respond to the climate emergency.



# Planning for the future of heritage



The heritage protection and planning systems were designed in an era when the primary challenge was the loss of historic fabric to demolition, neglect, or insensitive development. Their structures reflect that purpose: strong safeguards, procedural scrutiny, and cautious disposition towards change.

Today, the challenge is different. The threat to significance no longer comes chiefly from development pressure but from climate vulnerability, functional obsolescence, and energy inefficiency.

## Retrofitting the UK's historic buildings could generate £35bn of economic output a year.

Meeting the UK's carbon commitments, maintaining viable housing, and keeping historic buildings in active use all require a system that can manage change positively.

Reform therefore needs to achieve three strategic shifts:

- 1. From control to clarity** — moving away from case-by-case negotiation towards clear, nationally understood parameters for low-risk works.
- 2. From fragmentation to coherence** — aligning the planning and heritage systems so that climate adaptation and conservation objectives are pursued together, not in tension.
- 3. From protection to resilience** — redefining good conservation as the ability of historic buildings to adapt and continue to serve their communities.

A reformed system must still uphold rigorous heritage standards, but it should do so through predictability and trust, not procedural repetition. Streamlining consent, clarifying national guidance, and empowering local authorities with the right tools and expertise would together create a framework that is both protective and enabling - capable of delivering the UK's climate goals without diluting its cultural heritage.

# 1. A new national baseline

We are proposing that the government introduce a National Listed Building Consent Order (NLBCO) for Grade II Listed Buildings to establish a new national baseline of consent for a defined set of low-risk, high-benefit retrofit measures that have been shown to have negligible or reversible impact on historic significance.

In determining what measures could form a NLBCO, we have drawn on guidance in Historic England's Advice Note 18 Adapting Historic Buildings for Energy and Carbon Efficiency, and applied our own test of reversibility, visibility and fabric integrity to determine appropriate conditions.

These measures are set out in the table below alongside conditions we believe would be appropriate to apply within the order.

## What is a Listed Building Consent Order?

A Listed Building Consent Order (LBCO) is a legal mechanism allowing certain types of work to listed buildings to be carried out without the need for individual listed building consent applications, provided those works meet specific conditions.

These orders can be implemented locally or nationally, granting consent for any kind of work which might be granted listed building consent work in the normal way.

While several Local Planning Authorities (LPAs) have begun to use Local Listed Building Consent Orders (LLBCOs) to facilitate energy efficiency improvements, which is a welcome step, legal obstacles have meant that there are currently no National Listed Building Consent Orders (NLBCOs) in force (see chapter five).

## Retrofit measure

## Suggested conditions

**Draught proofing of windows and doors**

Use breathable, reversible materials; retain all historic frames and ironmongery; no change to external appearance.

**Installation of secondary glazing to windows**

Must be internally mounted; primary frames and glass retained; fixings to be non-invasive and fully reversible; minimal visual intrusion when viewed externally.

**Installation of slim-profile or vacuum double-glazing within historic frames**

Original frames retained and repaired; glazing bar profiles and sightlines to match originals; glazing type to meet recognised conservation standards.

**Replacement of windows which do not contribute to the architectural or historic interest of a building with double-glazed windows of appropriate material and pattern**

Replacement only where existing windows demonstrably lack historic or architectural value (e.g. later poor-quality insertions); new units to match original material, pattern, and opening detail; photographic record retained.

**Loft insulation**

Works to avoid blocking eaves ventilation; breathable materials only; historic finishes and decorative ceilings not to be disturbed.

**Insulation between, or under, floors**

Installation must avoid damage to decorative finishes; use vapour-permeable, reversible materials; maintain underfloor ventilation.

**Changing boilers, heating and hot water systems to low carbon alternatives such as heat pumps**

External units to be located on rear or secondary elevations, or within outbuildings; minimal visual and acoustic impact; fixings and penetrations reversible.

**Installation of photovoltaic and solar thermal panels hidden from view or on roof slopes of less prominence**

Panels to be installed on roof slopes not visible from principal public viewpoints; fixings reversible; historic roof coverings retained where possible.

**Installation of solar slates**

Allowed only where colour, texture, and dimensions match adjacent traditional slates; full roof slope to be treated consistently; minimal change to roofline.

## There were 5,700 listed building consent applications for retrofit works in the twelve months to June 2025<sup>9</sup>.

Given 93% of listed building consent applications are approved every year, these interventions are routinely granted by planning and conservation officers across the country. The NLBCO would therefore simply codify that professional consensus at a national level. It would remove the need for thousands of applications each year.

For this new approach to be successful, it must be accompanied by clear and practical guidance. Reforming consent is only half the task. The other half is ensuring that those responsible for implementation (conservation and planning officers, contractors, and property owners) have the confidence and information to use it well.

This guidance should illustrate what good practice looks like for each permitted measure, drawing on existing technical expertise and real-world examples from heritage retrofit projects. It should

be written for a broad audience, from professional practitioners to householders, using accessible language and visual case studies.

To maintain trust across the heritage sector, the guidance should clearly explain the evidence base behind each permitted intervention: how risk to significance was assessed, what conservation principles apply, and what materials or details are most appropriate. This transparency would reassure both professionals and the public that the baseline of consent is grounded in robust conservation reasoning.

## Streamlining listed building consent applications could save local planning authorities 30,000 hours and £1m a year.

In practice, guidance would act as the operational manual for the NLBCO, defining the conditions and good practice that make this new national baseline credible. By creating a single, trusted baseline of pre-consented works, the NLBCO would signal a crucial shift from gatekeeping to enabling, and from protecting the past from change to managing it through change.

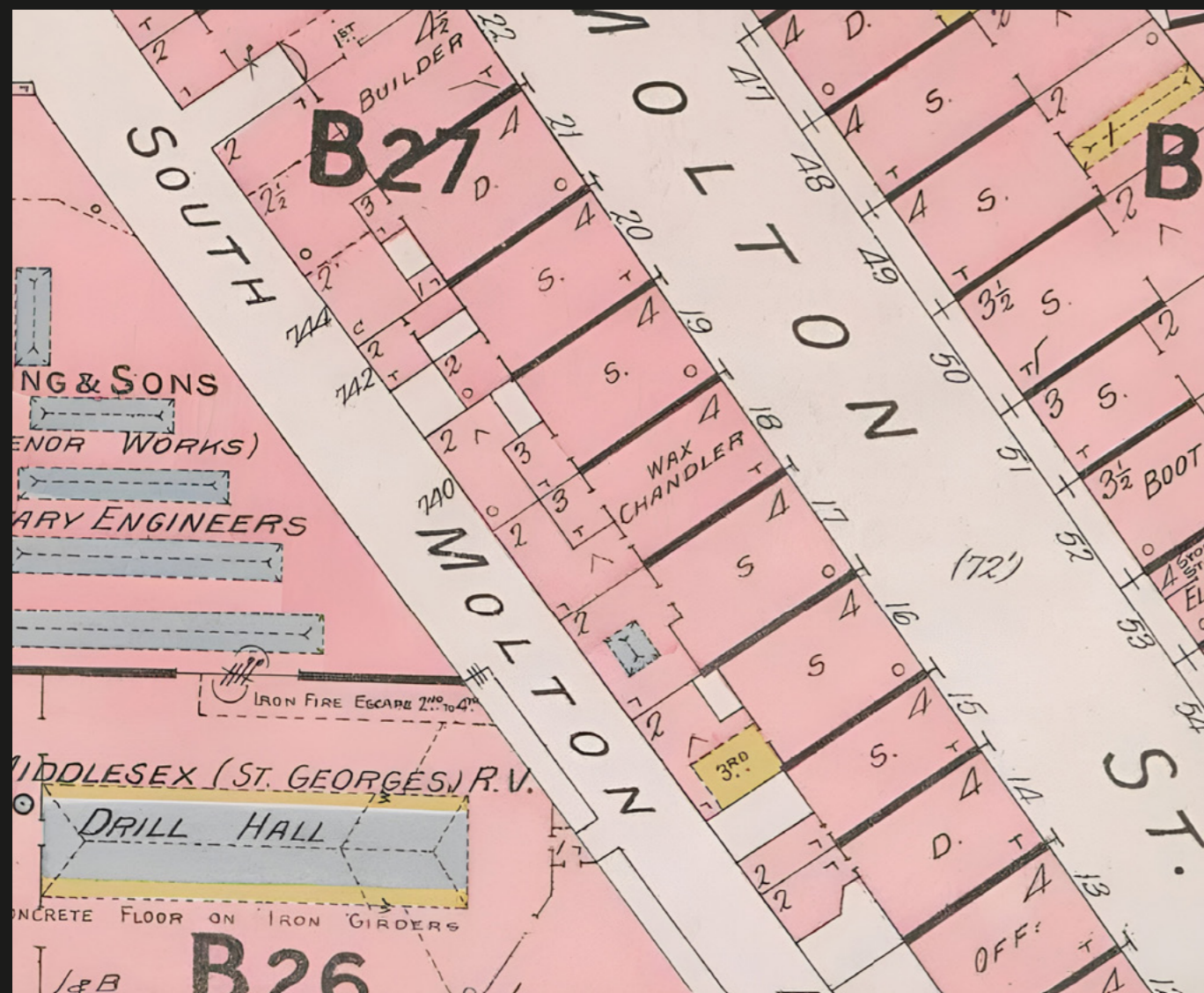
### Recommendation 1: National Listed Building Consent Order

The Government should introduce a National Listed Building Consent Order (NLBCO) for Grade II listed buildings to establish a national baseline of consent for low-risk, high-benefit energy efficiency and retrofit measures.

The Order should draw on existing professional consensus and guidance, such as Historic England's *Advice Note 18*, to identify works that are demonstrably compatible with the conservation of historic significance.

The Government should publish accompanying technical and procedural guidance - developed jointly by MHCLG and Historic England alongside heritage sector bodies - to illustrate good practice for each permitted measure, set out the evidence base for risk assessment, and ensure consistent implementation across local authorities.





## 2. Local Development Orders: Scaling retrofit at the local level

While a NLBCO would establish a clear and consistent baseline for retrofit within the heritage consent regime, an equivalent mechanism is needed on the planning side of the system to accelerate change across the wider historic environment, particularly in conservation areas.

An LDO provides that opportunity. Introduced under the Town and Country Planning Act 1990, an LDO allows a local planning authority to grant planning permission for specific forms of development within a defined area, without requiring individual applications. In the context of building retrofit, an LDO could be used to grant pre-approval for energy and fabric improvement measures that have been demonstrated to pose negligible harm to local character or amenity.

### A National Model LDO Framework

To be effective, this should not rely on every local authority starting from scratch. Instead, government should develop a national model LDO for retrofit. The model would:

- Draw directly on the measures and conditions established in the NLBCO, ensuring alignment between heritage and planning regimes.
- Provide a nationally endorsed evidence base, reducing the burden on local authorities to justify permitted works individually.
- Set out template clauses and technical guidance that councils can adopt or adapt to local context, such as conservation area character, prevalent building typologies, and landscape sensitivity.

**Fabric improvements to listed buildings and properties in conservation areas could generate up to 4.6 – 7.7 MtCO<sub>2</sub> per year of carbon savings per annum, equivalent to 30% of the UK's Sixth Carbon Budget.**

### Application to Conservation Areas

In conservation areas, a model LDO offers a particularly effective mechanism for unlocking low-risk retrofit measures that are already accepted in principle under national policy - such as insulation, renewable technologies and associated minor alterations, but which are routinely drawn into full planning applications by national restrictions or Article 4 Directions. These measures would, in most cases, mirror the scope of works expected to fall within a NLBCO, reinforcing consistency across heritage consent regimes.

As with the NLBCO, a model LDO should codify the circumstances in which retrofit measures are demonstrably low impact in a conservation area context, translating general planning principles into clear, enforceable conditions. By setting out specific parameters - such as limiting works to non principal elevations, requiring reversibility of fixings, retaining historic fabric, or ensuring that visual change is minimal or not perceptible from key public viewpoint, the LDO would give statutory clarity that these interventions do not harm local character when undertaken within defined boundaries.

In effect, the NLBCO would define what can be done safely; the national model LDO would define how and where it can be scaled. Taken together they would establish a single national baseline of trusted measures and conditions, providing clarity for owners, consistency for professionals and efficiency for local authorities.

We are proposing this approach as a pragmatic first step in favour of reforming PDR. Whilst this would offer the promise of national consistency, it would not directly address local barriers that can still lead to inconsistent outcomes. By contrast, a nationally endorsed model LDO - aligned with the principles of an NLBCO can provide sufficient consistency and confidence to prompt local action, while allowing measures to be implemented quickly within the existing framework. This approach depends on meaningful uptake by LPAs and should be accompanied by clear implementation expectations and a credible backstop, including PDR reform.

**Whilst 93% of heritage-related applications are successful, only a third are determined in the required eight-week timeframe.**



**A sympathetically retrofitted Victorian terrace will emit significantly less carbon by 2050 than a new building, when factoring in the embodied carbon emissions<sup>10</sup>.**

#### **Recommendation 2: Local Development Orders**

The Government should introduce a national model LDO for retrofit, drawing directly on the measures and conservation principles established under the national Listed Building Consent Order (LBCO).

The model should set out clear technical standards and visual design parameters for energy efficiency improvements in historic and traditional buildings, including those within conservation areas, while allowing for local adaptation to reflect character and context.

MHCLG, working with Historic England, should support implementation through a coordinated capacity-building programme - including guidance, templates, and training - to enable local authorities to adopt LDOs swiftly and confidently.



# 3. Embedding retrofit in national planning policy

In December 2025, the Government published a consultation proposing further reforms to the planning system<sup>11</sup>.

**We would recommend further strengthening the policy framework by more explicitly positioning climate adaptation.**

The proposed reforms represent a welcome step forward in supporting the adaptation of heritage buildings to climate change, including through the explicit recognition of energy efficiency and low-carbon heating measures as public benefits in the determination of development proposals.

In welcoming this progress, we would reiterate a core principle of this paper: that climate risk constitutes one of the most significant threats to the long-term sustainability of heritage buildings. The proposed changes should support more informed and balanced decision-making, particularly when the National Planning

Policy Framework is read as a whole. However, it remains the case that references to energy efficiency and adaptation measures are located within sections framed around potential harm to heritage assets.

As the reforms are taken forward, we would recommend further strengthening the policy framework by more explicitly positioning climate adaptation as an integral part of the conservation and stewardship of historic buildings, supporting consistent and confident decision-making at the local level.

**Recommendation 3:  
National Planning Policy  
Framework and NDMPs**

Government should take forward its proposed reforms and continue to consider opportunities to more explicitly frame climate adaptation as a positive and necessary component of the long-term conservation and stewardship of heritage buildings.

# 4. Building capacity

Whilst our reforms aim to streamline resourcing needs and create efficiency through greater consistency, the effectiveness of any reformed consent system will still depend on the capacity and confidence of local planning authorities—particularly to adopt a national model LDO.



Even the most streamlined national frameworks cannot succeed if local authorities lack the people, skills, or time to apply them effectively.

Decades of resource constraints have left conservation and planning teams under severe pressure, with estimates that the number of conservation specialists has halved since 2006, resulting in workloads rising and experienced officers increasingly stretched across complex casework<sup>12</sup>.

Our research indicates that the creation of a NLBCO for low-risk energy efficiency works would save LPAs over one million pounds a year. Implementing such a reform would create the opportunity for these savings to be directed towards capacity building<sup>13</sup>.

## A modernised system of heritage management must therefore be matched by investment in local capability.

Further research to understand whether capacity benefits have been realised by Local Authorities who have implemented local LBCOs would add to this evidence base.

We would underline that a more streamlined consent process is not a solution to under-resourcing. Building conservation capacity is essential for heritage led redevelopment, implementation of our proposals and to account for more technical proposals that may sit outside of our recommendations.

A modernised system of heritage management must therefore be matched by investment in local capability. This should include apportioning dedicated resource from national planning capacity funding, alongside specialist training to build shared understanding of retrofit principles across planning, building control, and sustainability teams.

Central government, in partnership with Historic England and relevant professional bodies should develop a national training and accreditation programme to equip officers with the skills needed to assess energy and carbon performance interventions in historic buildings confidently. Progress has been made in this space through training offers led by Historic England to raise awareness of its HEAN 18 advice note and offers a model for raising awareness of significant changes to the heritage protection system.

### Recommendation 4: Heritage Capacity and Skills

Government should introduce a Heritage Capacity and Skills Programme to ensure that all local planning authorities have access to at least one qualified conservation specialist, supported by a structured national training offer on heritage retrofit.

This should be funded through a ring-fenced capacity grant, administered alongside the implementation of the NLBCO and model LDO framework, to guarantee consistent and confident decision-making across England.



## 5. Parliamentary procedure and legislative flexibility

### National LBCOs

Successfully implementing and maintaining a NLBCO will require changes to the parliamentary procedure by which they are approved.

Under current legislation, any statutory instrument creating a LBCO must be approved by both Houses of Parliament through the affirmative resolution procedure. This process, designed for significant or sensitive measures requires explicit parliamentary approval.

A proposed NLBCO for the Canal & River Trust, consulted on by Historic England and MHCLG has remained unadopted since 2019 despite broad professional support.

To overcome this issue, the Government should bring LBCOs into line with how changes to PDRs are approved by parliament - allowing them to be introduced under the negative resolution procedure, following engagement with Historic England and public consultation.

This would retain parliamentary oversight, streamline the process and better enable government to expand its scope as new technologies and conservation approaches emerge.

#### Recommendation 5a:

The government should amend the Planning (Listed Buildings and Conservation Areas) Act 1990, allowing national Listed Building Consent Orders to be subject to the negative resolution procedure.

### Combining LBCOs and LDOs

The use of LBCOs and LDOs together offer an impactful way of simplifying the consent process for area wide heritage retrofit projects and have been shown to be compatible when used together.

We are aware of concerns amongst local planning authorities that the LDO regulations could be worded more clearly to clarify how LDOs interact with listed buildings.

Given the importance of LBCOs and LDOs working successfully in tandem, we believe it is appropriate to remove this uncertainty and revise the LDO regulations.

#### Recommendation 5b:

Revise Article 38(12) The Town and Country Planning (Development Management Procedure) (England) Order 2015 to clarify the use of LDOs as they relate to listed buildings.

## Glossary

### Listed Building

A 'listed building' is a building, object or structure that has been judged to be of national importance in terms of architectural or historic interest and included on a special register, called the List of Buildings of Special Architectural or Historic Interest.

### Conservation Area

A conservation area is an area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance.

### Listed Building Consent

Listed Building Consent is a type of planning control, which protects buildings of special architectural or historical interest. These controls are in addition to any planning regulations which would normally apply.

### Planning permission

Planning permission is the legal process of determining whether proposed developments should be permitted.

### Permitted Development Rights

Permitted development rights allow householders to improve and extend their homes without the need to apply for planning permission where that would be out of proportion with the impact of works carried out.

### Article 4 Direction

An Article 4 Direction is an order made by a local planning authority to remove certain permitted development rights in all, or part of, its area. When adopted, the effect of the Article 4 Direction is that planning permission is required for certain types of development that would not otherwise require an application for planning permission.

### Local Listed Building Consent Order

A Listed Building Consent Order (LBCO) is a legal mechanism allowing certain types of work to listed buildings to be carried out without the need for individual listed building consent applications, provided those works meet specific conditions.

### Local Development Order

Local Development Orders (LDOs) provide permitted development rights for specified types of development in defined locations.

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This report has been authored by Matthew O'Connell on behalf of Grosvenor, informed by independent analysis from Capital Economics.

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