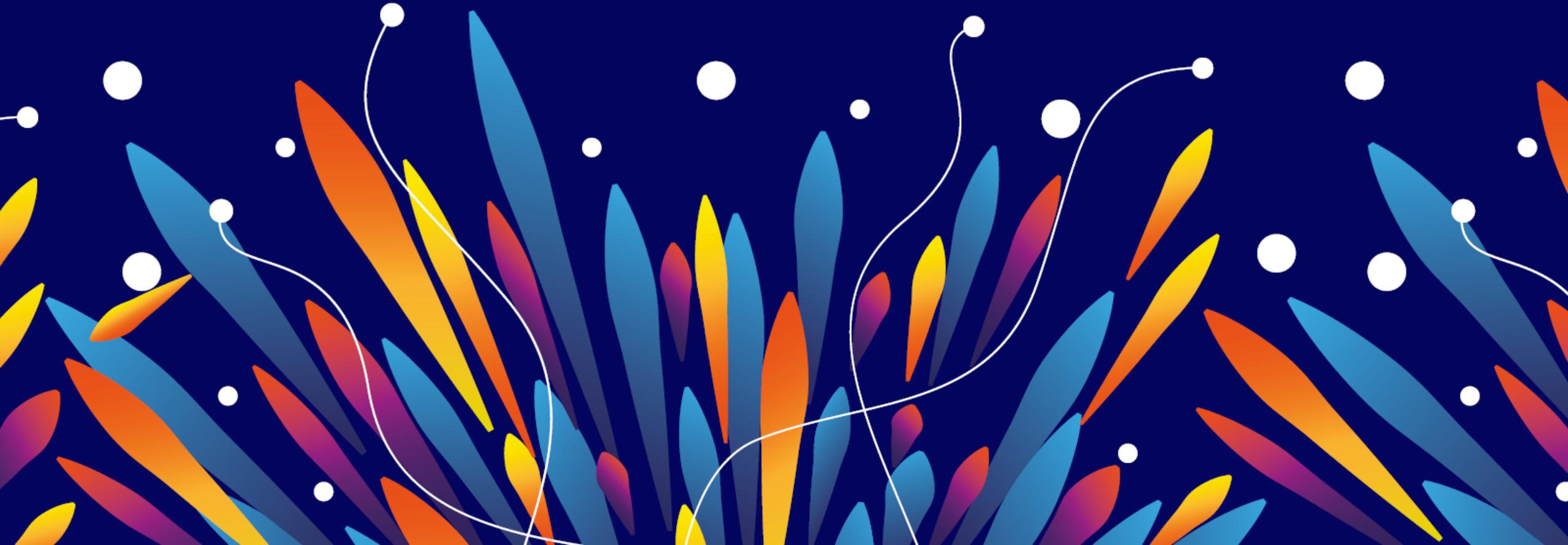


SCOTLAND'S
HOUSING
FESTIVAL





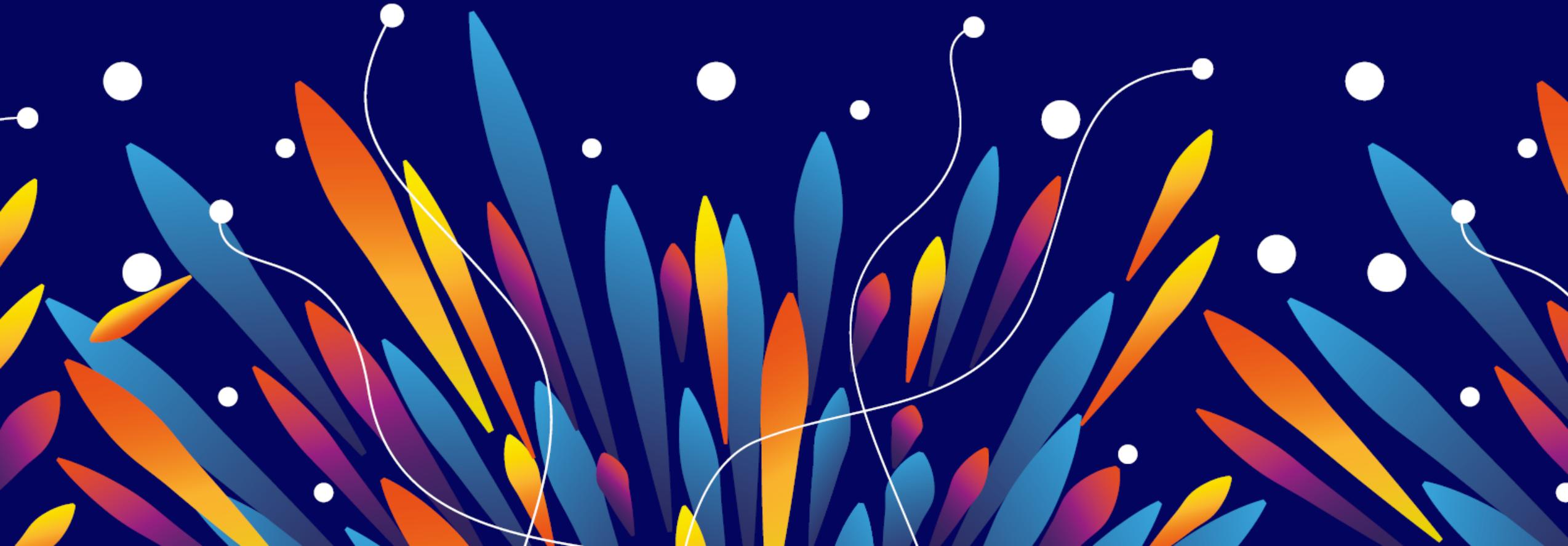
Conference welcome

Gillian McLees

director Scotland,
Chartered Institute of Housing



SCOTLAND'S
HOUSING
FESTIVAL



The Housing Emergency: In conversation

Prof. Duncan MacLennan
emeritus professor in urban
economics,
University of Glasgow

Vanessa Taaffe
news reporter,
ITV & STV

Sabir Zazai
chief executive officer,
Scottish Refugee Council



Gail Porter: My Experience of Homelessness

Gail Porter

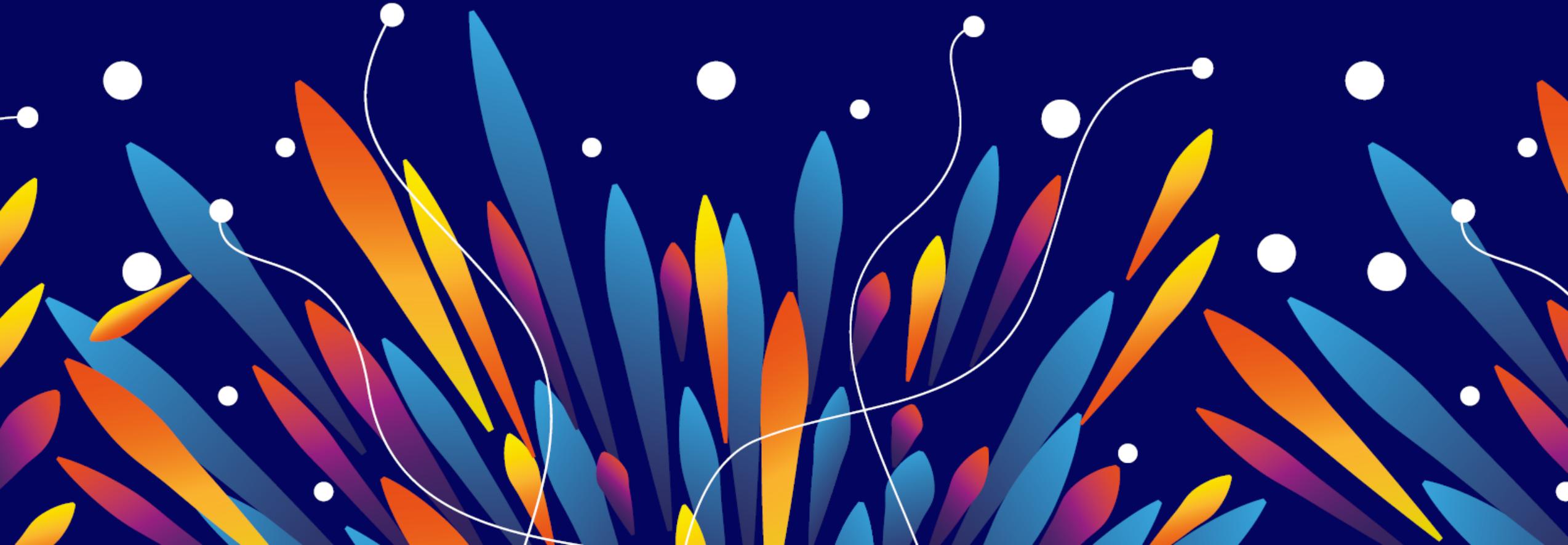
broadcaster and
homelessness activist

Vanessa Taaffe

news reporter,
ITV & STV



SCOTLAND'S
HOUSING
FESTIVAL



International Insight: Housing for an Ageing Population

Jeremy Porteus
chief executive officer,
Housing Learning
Improvement Network

Angela Currie
chief executive officer,
Hanover (Scotland) Housing
Association

Vanessa Taaffe
news reporter,
ITV & STV





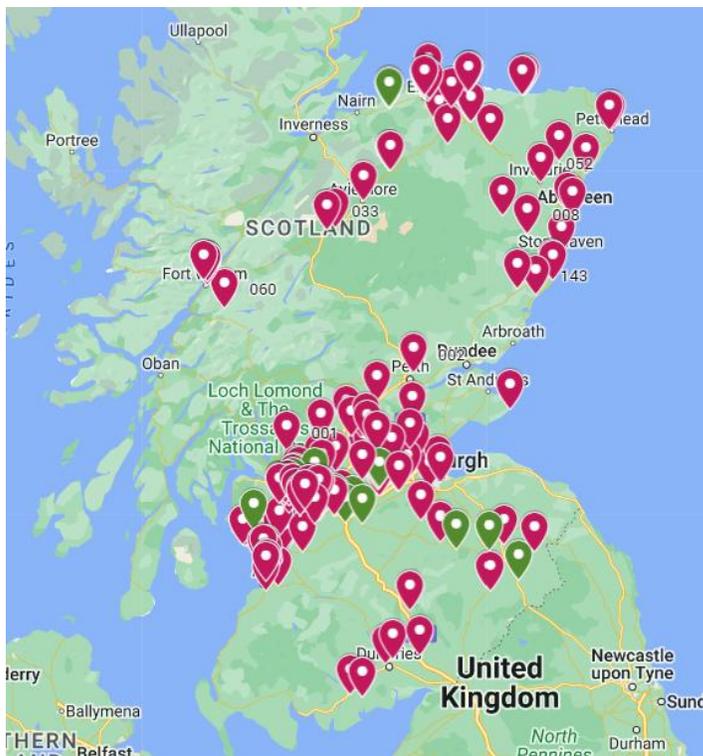
Angela Currie

Chief Executive

March 2026



Older People's Specialist





A Hidden Emergency

Housing Emergency – all about homelessness



SCOTLAND'S HOUSING EMERGENCY
 'Beyond belief': Scotland spends £720m putting homeless in housing limbo



HOUSING EMERGENCY REPORT CARD

Name: Scottish Government

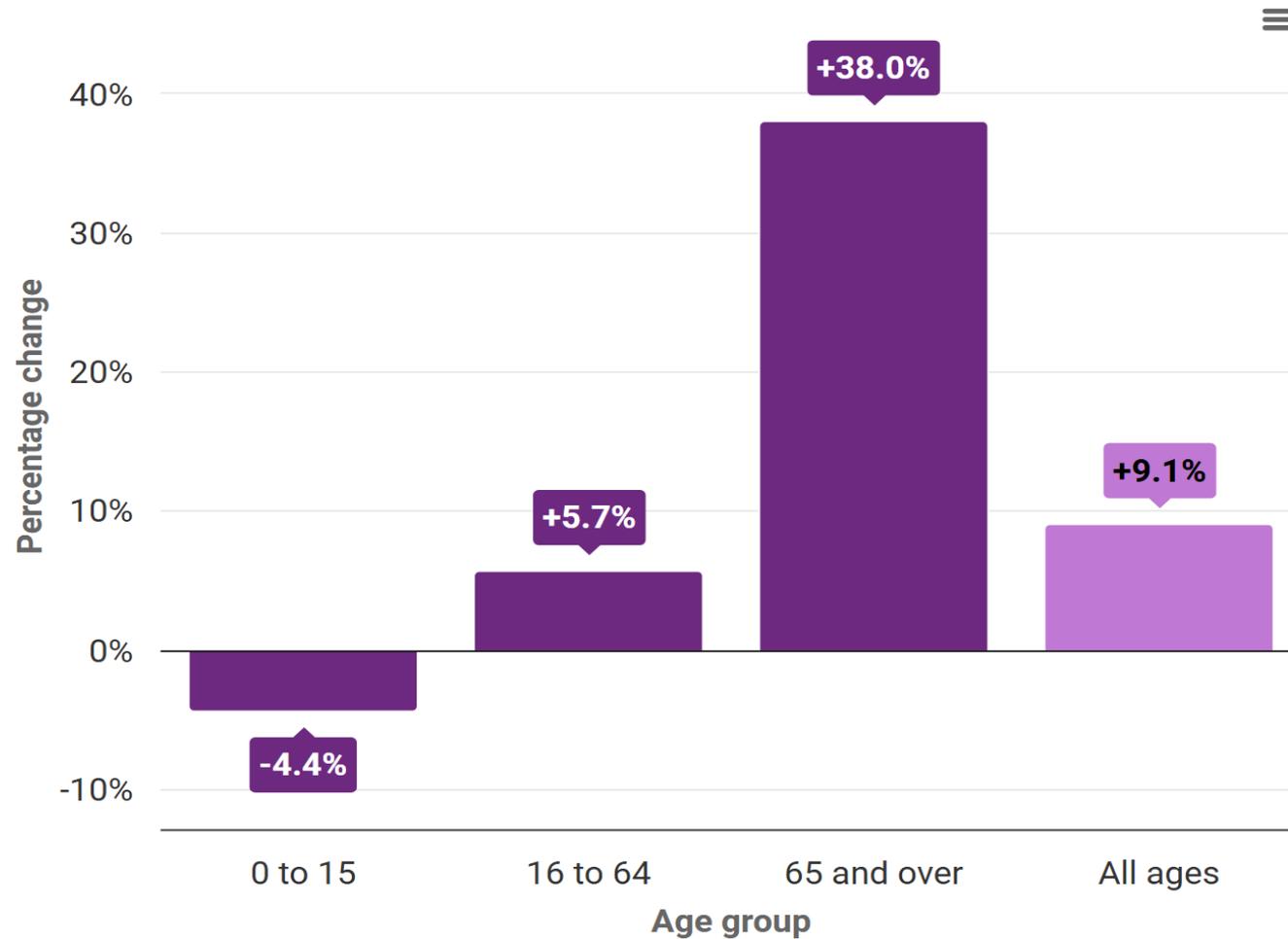
Date: June 2023

HOMELESSNESS		
Open homeless applications	UP	●○○○
Households that have slept rough	DOWN	○○●○
Households becoming homeless	UP	●○○○
TEMPORARY ACCOMMODATION		
Households trapped in temporary accommodation	UP	●○○○
Children trapped in temporary accommodation	UP	●○○○
Average time spent in temporary accommodation	UP	●○○○
SOCIAL HOUSING		
Scottish Government social housing budget	-16%	●○○○
Scottish Government has committed to deliver 77,000 social homes by 2032, equivalent to 7,700 per year.	Actual social homes delivered from 23 March to 31 March 2023: 9,121	○○●○

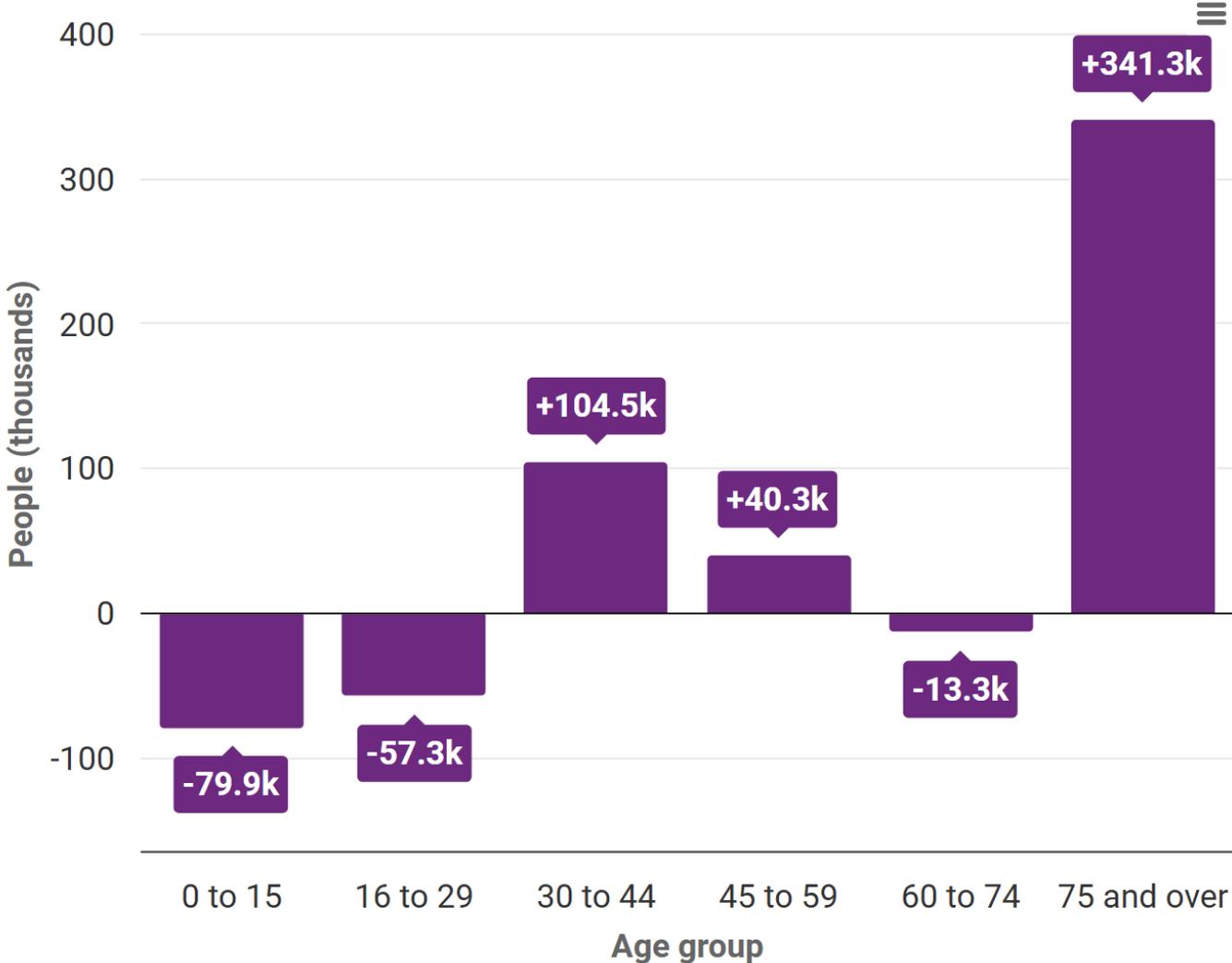
Sources: Affordable Housing Supply Programme - More homes - gov.scot (www.gov.scot), Homelessness in Scotland: update to 30 September 2022 - gov.scot (www.gov.scot), Homelessness in Scotland: 2021/22 - gov.scot (www.gov.scot), Housing Statistics for Scotland Quarterly Update: New Housebuilding and Affordable Housing Supply (published 27 June 2023)(www.gov.scot).

An Emergency Hiding in Plane Sight

Percentage change in age group, Scotland, 2004 to 2024



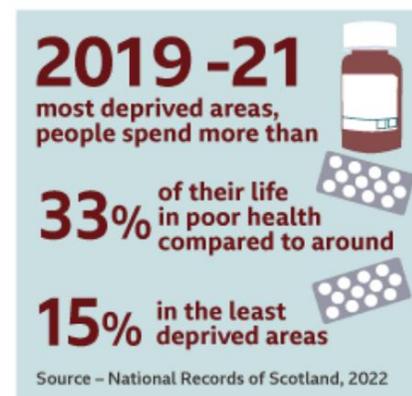
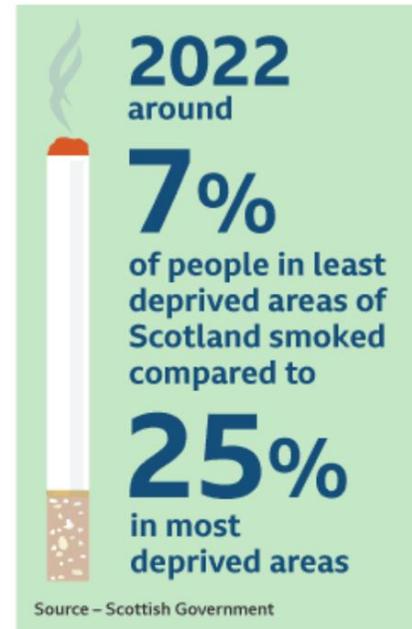
Projected Increase in Older People by 2047



Multiple conditions,
higher support needs

Health inequalities in Scotland

- Scotland has the **widest health inequalities** in Western Europe
- the gap between rich and poor is **widening**
- Life expectancy is, on average, 12 years lower in the most deprived areas
- The gap in healthy life expectancy is even larger
- Access to accessible, affordable homes is more important than ever in these areas



Alcohol related deaths were

4.3

times more common in the most deprived areas of Scotland compared to the least deprived areas



Source – National Records of Scotland, 2022

Life expectancy in Scotland 2020-22

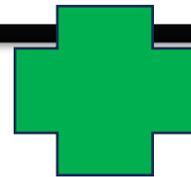
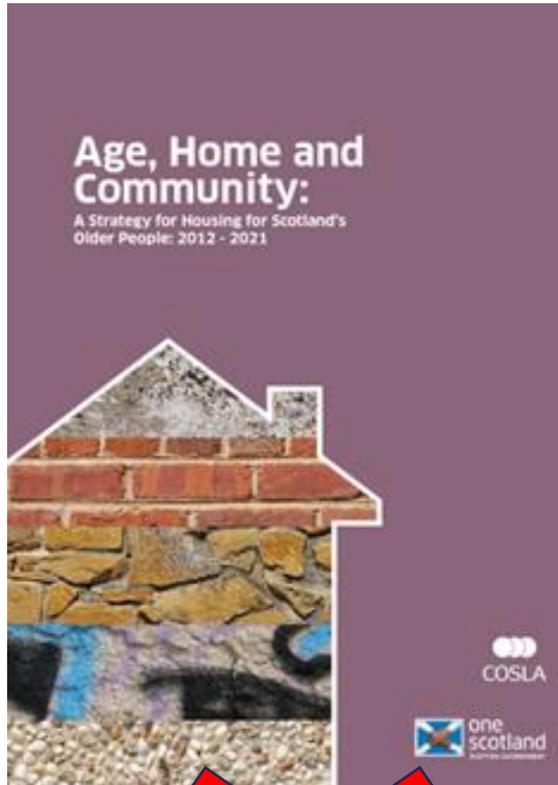


Source – National Records of Scotland, 2022



Scotland's Approach

Do We Have a Strategy to Deal with the all the Implications?



No real understanding of size and scale of the gap

No strategic national focus on older people

No targeted funding priorities in the Affordable Housing Supply Programme

Last Cabinet re-shuffle –some positive signs from SG



New Cabinet Position
Cabinet Secretary for
Housing - Mairi McAllan

SNP predicted to be
win Scottish
elections but may
need to share power
to have a majority...

- More security around new build funding
- Commitment to secure adaptations funding
- Announcement of More Homes Scotland – new agency
- But only ambition is to ‘build more’ not struggling to see a focus on the right types of housing, in the right place to meet the changing needs of society

Is the Market Responding?

- We have little data on what size or types of homes are built each year for older or disabled people
 - In the wider housing market we are generally building family sized homes
 - The growth in **single person** households in the older age group is significant
 - Smaller sized properties are harder to make financially viable – scale is important but harder to justify in more rural settings
 - Are we building enough in the areas with the greatest levels of deprivation?
- People have little choice to ‘**right size**’ in the areas they live
 - 35% of owners have 2 or more spare bedrooms
 - This is also fuelling the housing emergency by clogging up the system





Hanover's Response

Hanover's Work



New Build Passivhaus for Older People –
Scottish Home Award 2023

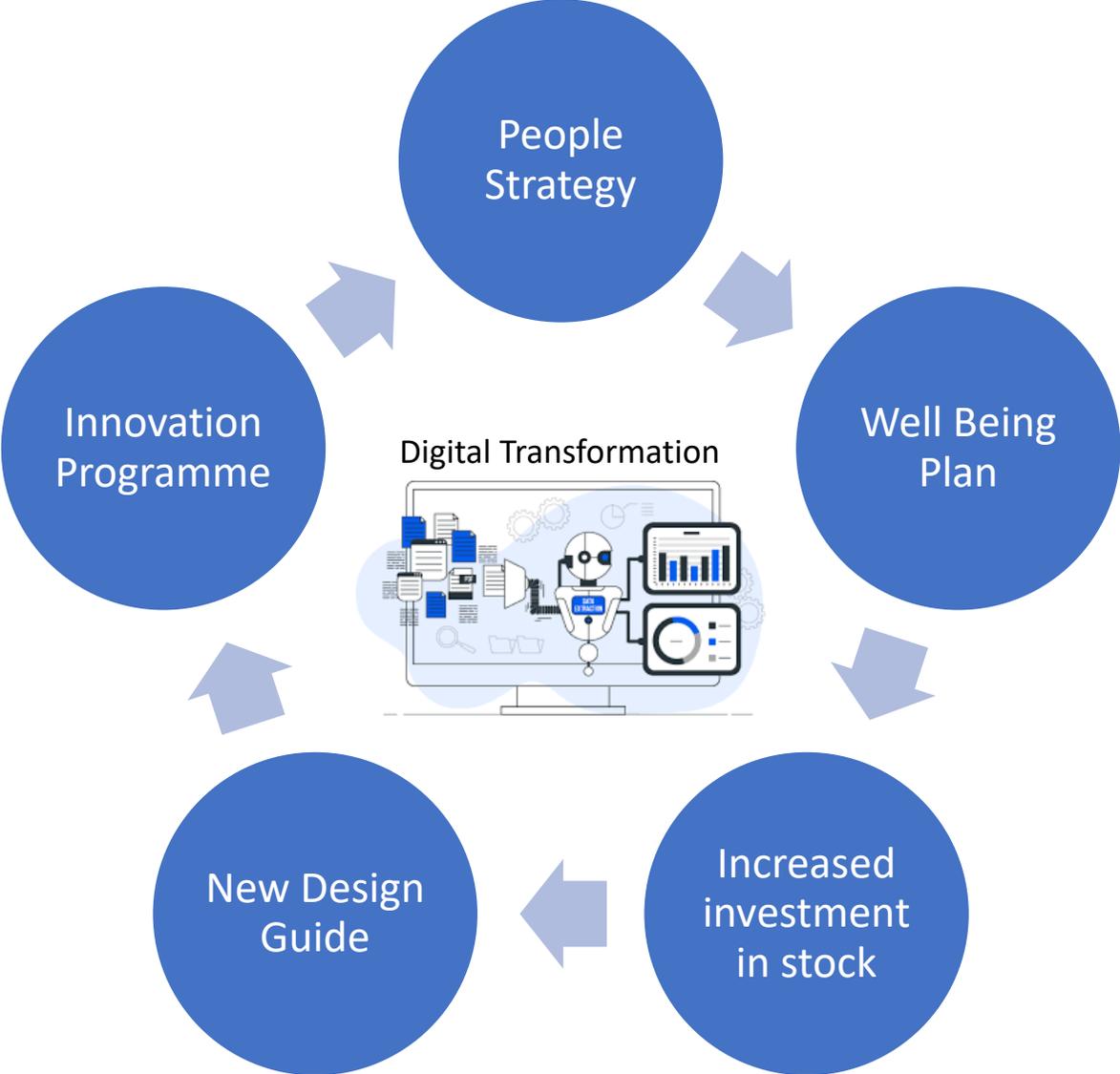


Retrofit of Older Sheltered Housing –
Scottish Energy Efficiency Award 2025

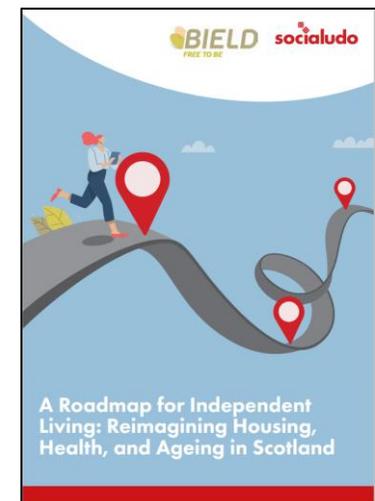
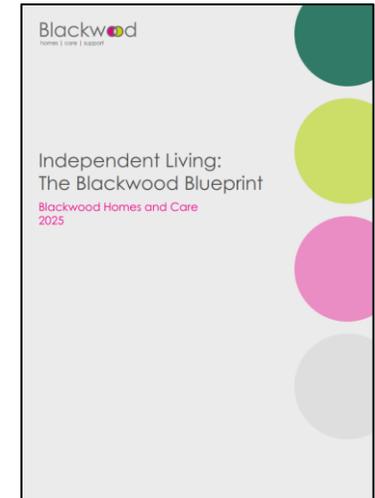
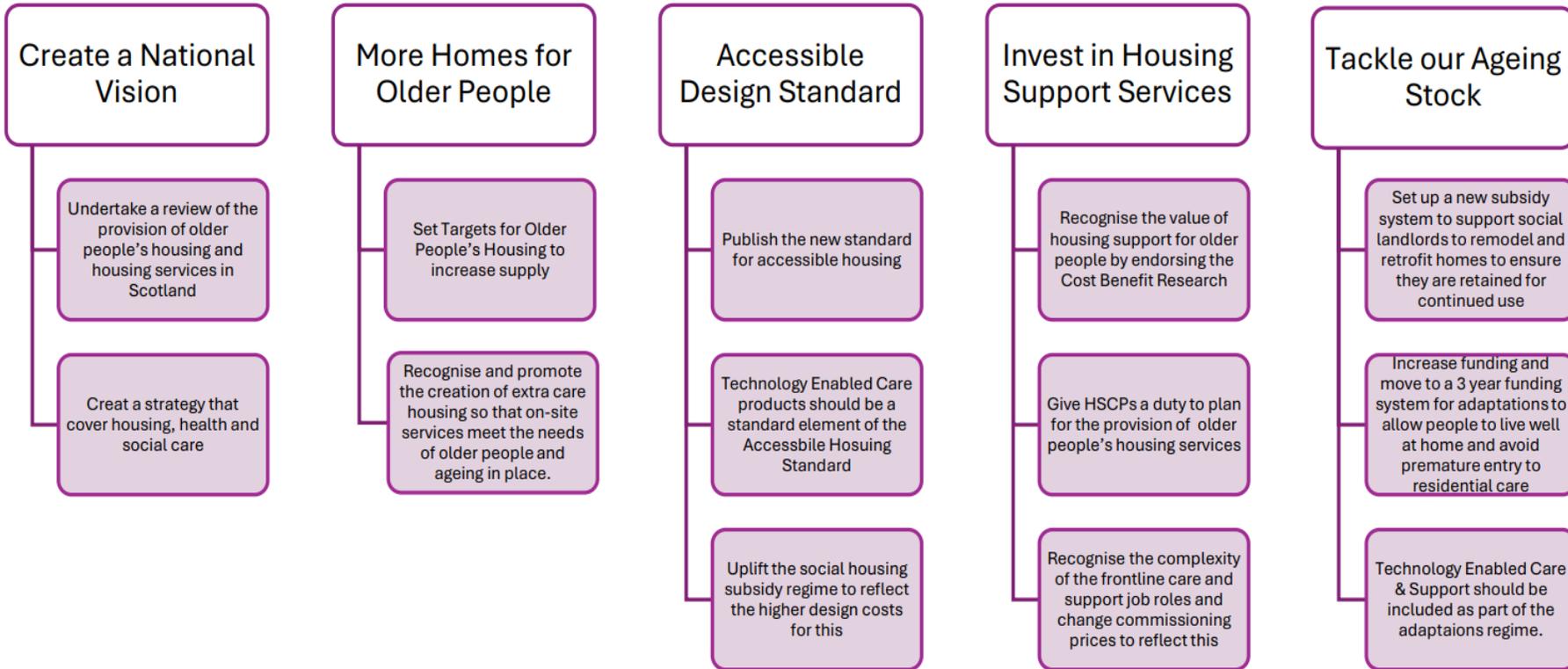
Telecare Digital Transition & Proactive Calling Research



Focus on the Enablers to Meet Changing Needs



Hanover's Key Manifesto Asks



Specialist Providers Coming Together.....



What Is Your Organisation Doing.....?

To plan for an increase in older and disabled people who will need a different home or more help to live in their current home?

To manage the impact this is going to have on your existing stock, and what will you build next

Independent Living

How will the level of demand on your services evolve, have you asked your ageing tenants what they need?

How will you recruit, retain and train the workforce to meet these changes?

SCOTLAND'S
HOUSING
FESTIVAL

