



# **Fresh Eyes on Future Homes**

Reflecting on progress and priorities

**Vicky Payne – Head of Place and Nature**

**September 2025**

# Setting the Scene



5<sup>th</sup> July 2024 – Kier Starmer's first day  
14 months ago

# Setting the Scene



5<sup>th</sup> July 2024 – Kier Starmer's first day  
14 months ago



5<sup>th</sup> August 2025 – My first day  
6 weeks ago





# Future Homes Hub



- Industry led partnership working with Government
- Support new homes sector to meet long term sustainability and housing goals
- Set up in 2021: Independent board with Government observers
- Homebuilder and supply chain members covering 70%+ of the industry
- Core activities:
  - Set the roadmap
  - Inform policy
  - Identify the core solutions
  - Share practice
  - Supporting SMEs



# One Plan



## The Challenge

### 1. A severe shortage of homes

- Population of UK set to increase by 4m by 2050
- Shortfall of 4.3m new homes built between 1955 and 2015

### 2. Facing catastrophic climate change

- Hottest 10 years in UK have occurred since 2010
- 17 % of carbon emissions from homes

### 3. Natural environment decline

- 43% decline in bird species since 1970
- 15% increase in water demand by 2050 coupled with 15% reduction in water availability

## The Opportunity

Comfortable and healthy to live in

Low energy bills and maintenance costs

Smart to manage

Planet friendly and planning friendly

Fit for the future

Designed for changing values

# How We Work



## Conditions for Delivery

The recipe for delivering affordable sustainable homes, cost effectively, safely, and at scale.

1. Coherence
2. Certainty
3. Customer focus
4. Consistency
5. Collaboration

## The Partnership Imperative

We will only achieve the vision of a generation of high-quality, affordable and sustainable homes and communities if we all work in partnership, playing our respective roles.

- Government
- Local government
- Finance
- Supply chain and infrastructure
- Home builders
- Other sectors

# Progress



- Future Homes Standard
- Whole Life Carbon / Embodied Carbon
- Water Ready
- Homes for Nature
- Biodiversity Net Gain



# Hub Areas of Work



## HOMES THAT ARE

ZERO CARBON  
IN USE

---

HEALTHY SAFE  
AND COMFORTABLE

---

WATER  
EFFICIENT

## PLACES THAT ARE

WELL DESIGNED,  
CONNECTED AND  
ACCESSIBLE

---

NATURE  
POSITIVE

---

CLIMATE AND  
WATER RESILIENT

## PRODUCTION AND CONSTRUCTION THAT IS

LOW EMBODIED  
AND WHOLE  
LIFE CARBON

---

RESOURCE AND  
WATER EFFICIENT

---

RESPONSIBLE

# My Area of Work



HOMES THAT ARE

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# Place and Nature Current Activities

## Place

Coding

Processes

Stewardship

## Nature

BNG

Homes for Nature

Water





Coding



# Processes





A photograph of a modern residential street. In the foreground, a grassy area features a wooden play structure made of logs. A blue rounded rectangle with the word "Stewardship" is overlaid on the image. In the background, there are modern houses with brick and dark wood siding, a paved path, a bench, and some trees.

Stewardship





BNG





Homes for  
Nature



A photograph of a modern residential development. In the background, a row of houses with white walls and red-tiled roofs is visible. The houses have large windows and some have small trees in front of them. In the middle ground, there is a green lawn and a flower bed with white daisies and yellow flowers. In the foreground, there is a pond with water reflecting the sky and the houses. The sky is blue with white clouds. A blue rounded rectangle with the word "Water" is overlaid on the image.

Water

# How to Get Involved

- Mailing list
- Working groups
- Conference – Thursday 13<sup>th</sup> November 2025

## **Future Homes CONFERENCE 2025**

The QEII Conference Centre, Westminster

📅 13 November ⌚ 9.45am - 4.30pm



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**Future  
Homes  
Hub**

**Thank you**