

Approaches to planning for our
ageing population.
Insights into working within
localities to understand older
persons' housing preferences and
aspirations

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Introduction

- ▶ Our experience of working with localities to understand the housing preferences and aspirations of older citizens
- ▶ Evidence from older citizens
- ▶ What the evidence has highlighted
- ▶ Work supported by UKRI



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Work with localities

- ▶ Over the past 7+ years - worked with large number of local authorities and their partners/stakeholders in relation to planning for our ageing population.
- ▶ Worked through the Local Government Association's 'Housing Advisor Programme' to share learning and knowledge
- ▶ Shaped the LGA's 2022 report *Housing our ageing population*
- ▶ Mix of primary and secondary methods and data
- ▶ Engaged with over 2,000 older persons in England and Wales



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What has this evidence told us?

- ▶ Older people are a highly diverse group with different requirements and aspirations that influence where and how they wish to live in later life
- ▶ Range of housing options available needs to reflect this diversity
- ▶ Majority of older people would prefer to remain living in their existing homes rather than move
- ▶ Of those that wish to move, majority want to move to another 'mainstream' (non 'specialist') home that better suits their circumstances



What has this evidence told us?

More specifically, older persons are seeking a wide range of housing options and opportunities including:

- Staying put, with or without making adaptations
- Moving to other existing mainstream housing where this better suits needs in later life, with or without adaptations
- New build mainstream homes (for rent and for sale) that are better designed for ageing in place
- Moving to specialist age-designated housing, e.g. retirement housing; extra care housing
- Moving to other niche type/s of housing such as 'co housing'



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Issues highlighted by this evidence

- ▶ Mismatch between older persons' housing preferences and aspirations and what is often available
- ▶ Localities often don't have a robust and accurate evidence base
- ▶ Most housing 'need assessments' tend to focus exclusively on 'specialist' forms of housing/accommodation aimed at older people
- ▶ The evidence from older people indicates that understanding and meeting the future housing needs of our ageing population is more complex and nuanced.



What localities tell us they need

- ▶ Address gap in the current evidence base - *large scale, UK wide, comprehensive, primary research* with a representative sample of older people
- ▶ Derive the *full range of needs, requirements and preferences* for housing options in later life
- ▶ Evidence of the *future propensity* of older persons to remain living in their existing homes and/or to move to an alternative home, whether that is another type of mainstream housing or a specialist type of housing
- ▶ *Independent research* that provides a consistent and reliable evidence base, with scope for local adjustment, that can be used to inform housing and social care planning and Local Plans



Support from UKRI

Research: older persons' housing preferences

- ▶ Independent research to provide a comprehensive and accurate UK evidence base
- ▶ Draws on and informed by previous primary qualitative research by the Housing LIN
- ▶ A survey of a representative sample of older people aged 50+ living in the UK
- ▶ Sample of at least c.3,500 people, representative of the distribution of the 50+ population across the four UK nations.



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Next steps

- ▶ Publish research findings in the spring
- ▶ Findings dissemination events
- ▶ Use of the findings as basis for a primary research driven approach to the understanding of housing needs and preferences of older persons over time, for use by localities
- ▶ Engagement with a range of stakeholders, particularly with local authorities and their partners



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