

End-of-year event



Celebrating RICS' Professional Group Panels 2025 in review

2 December 2025, RICS London



"The member insight that we gain from all of you in this room, those of you online ... and others who weren't able to make it this evening is so valuable and underpins all the work that my wonderful team do."

-Charlotte Neal, Director Professional Practice & Research



2025 Success and Highlights

Presented by Paul Bagust,
Principal Head of Professional
Practice

This presentation has been updated to include additional details on publications and conferences, and images from the event.

Global media hits

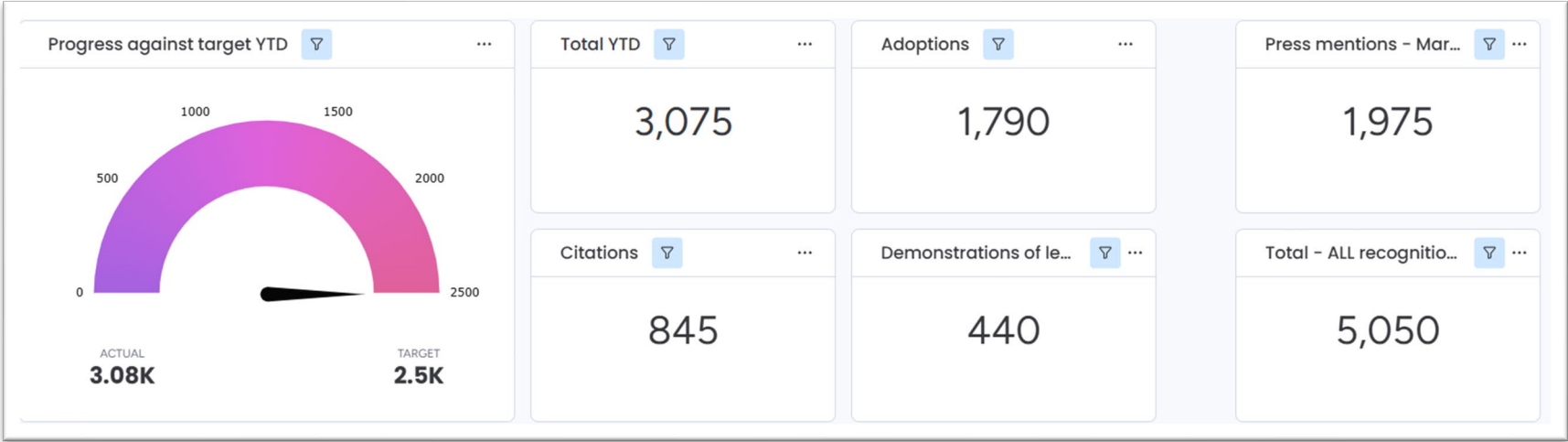
22.7% increase in coverage referencing RICS globally this year

2025: 18,685

2024: 15,223

UK Residential Survey frequently covered in major national outlets including the Financial Times, The Times and the Guardian. 100+ pieces of consistent trade coverage such as Property Week and CoStar.

Adoptions and citations



Prime Minister's Questions

The UK Residential Survey was referenced by Peter Bedford MP at Prime Minister's Questions in October:

"Business confidence has fallen for five consecutive quarters, and the Royal Institution of Chartered Surveyors has said that there are significant concerns in the housing market."



Peter Bedford MP

Sharing expertise at Westminster and beyond

- Richard Fitton and Faraz Baber gave evidence in a record year for RICS select committee appearances
- Richard Fitton presented at the Labour Party Conference alongside Energy Security and Net Zero Committee Chair Bill Esterson MP
- Members joined a private session with the Lords Built Environment Committee alongside Acting President Nick Maclean and Director of Professional Practice and Research Charlotte Neal on new towns and investment
- Roundtable last month on home buying and selling reforms with 12 PGP members in attendance



Faraz Baber (centre), giving evidence

Shaping standards and guidance

- RICS Valuation: Red Book
 - RICS Responsible use of AI standard
 - Service charges in commercial property, 2nd ed
 - Digital risks in buildings paper
 - Home Survey Standard
 - Residential retrofit standard
 - Secured lending valuation of properties with cladding
 - Bank lending and property value guidance
 - Flooding and its impact for property professionals practice information
 - Land agreements for development purposes
 - Damp and mould consumer guide
 - Design & specification guidance
- 30 members across a number of PGPs supported the Global Construction Standards (GCS) public consultation

Conduct: Responsible Use of AI

Members from the six PGPs contributed to the RICS Responsible use of AI standard including:

Nella Pang, Commercial PGP

Chris de Gruben, Valuation PGP

James Garner FRICS, Construction PGP

Poppy Martin MRICS, Land and Natural Resources PGP

Craig Ross MRICS, Building Surveying & Building Control PGP

Malcom Webb, Residential PGP



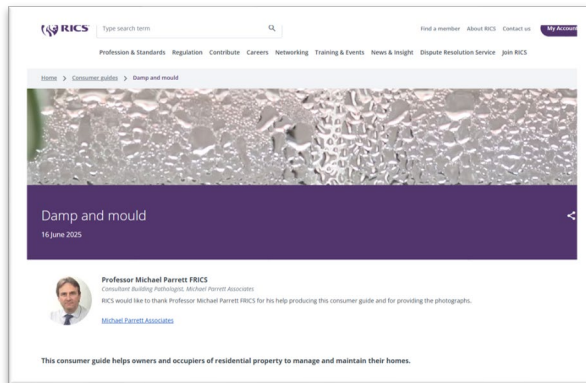
Damp consumer guide and Design & specification guidance

Joanne Williams, Building Surveying & Building Control PGP, helped review the **Damp and mould consumer guide**. A comprehensive online resource available on RICS.org

Mike Palmer, Building Surveying & Building Control PGP, reviewed old standards and guidance notes and helped to identify what needs updating.

As a result, **Design & Specification Guidance** update is now in progress.

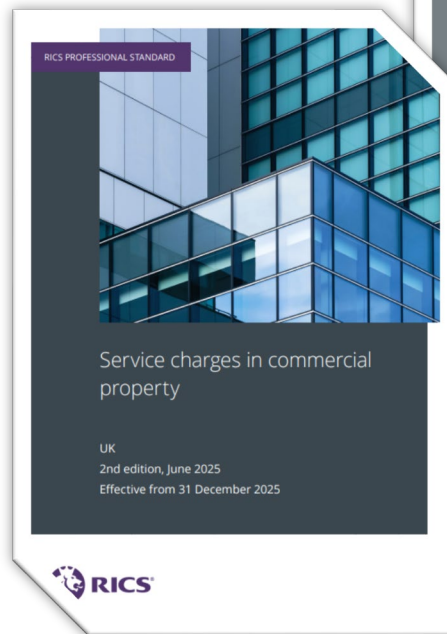
In 2026 Contract Administration and Client Agents will also be updated.



Digital risks & Upward only rent review

The Commercial PGP, were involved with the Digital risks in buildings paper, and Commercial Service Charge code 2nd Edition.

Members also serve on the Landlord & Tenant Review group, Upward only Rent Review Group and Entry & Assessment review groups



Land agreements standard and flooding paper

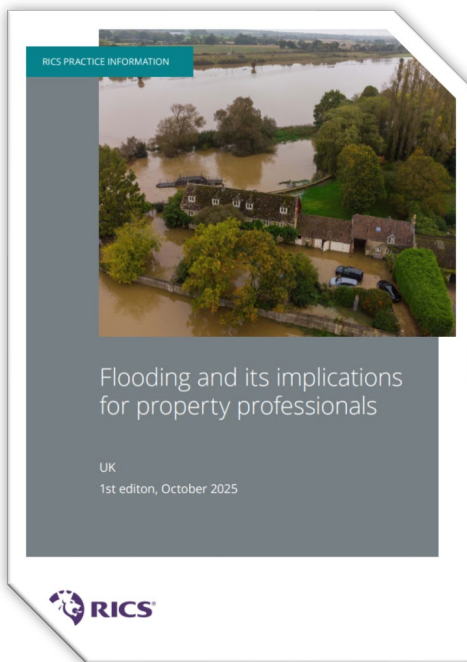
Land Agreements:

Kevan Carrick, Land & Natural Resources PGP, chaired the 'Land agreements for development purpose' PS Expert Group which has completed this professional standard launched in November 2025.

Flooding:

James Ginley, Residential PGP, was amongst the authors.

Mike Peerson, Land and Natural Resources PGP was part of the peer review group.



Home survey & Retrofit standards

Kate Charrington and Prof. Richard Fitton, Residential PGP, are members of the Home Survey Standard and Residential Retrofit expert working groups.

Kate has been proactive in supporting the development of the Home survey standard and engaging with members on social media and at events such as SAVA.

Richard has supported the development of the retrofit standard, training and pathway, as well as the retrofit consumer guide.



Secured lending & Bank lending guidance

James Ginley, Residential PGP, was part of the Expert Working Group for the Secured lending valuation of properties with cladding. The new edition will be published later in December.



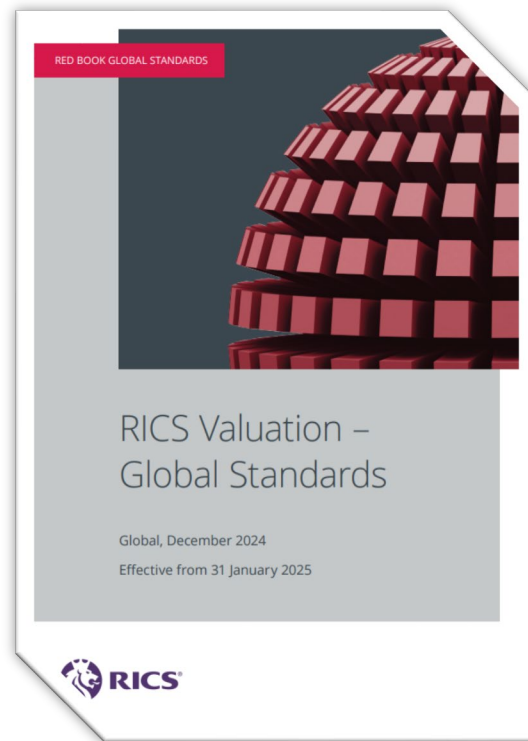
Cate Agnew, Valuation PGP, played a key role in developing and reviewing the **Bank Lending and Property Value Guidance** – feedback from Cate stated it was a highlight of her career to date to be involved in such an important document.

Red Book global standard

Alva Beander (Arts and Antiques) and Sam Hinder (Plant and Machinery & Business Valuation), from the Valuation PGP, played a key role in **reviewing asset class** sections of the Revised Red Book.



Launch event



Supporting the skills pipeline

New pathways

- sustainability advisory
- residential retrofit

Curriculum working groups

Entry and Assessment

Podcast highlights

- Helen McKeown MRICS, Rosemary Silver FRICS and Neil Wotherspoon FRICS on building safety, standards and the next generation.
- Maria Wiedner MRICS, Nella Pang on sustainability, AI and data and commercial property demand.
- James Garner FRICS, Natasha Orange MRICS, Jeevani Subasinghe MRICS on digitisation and strong transport infrastructure.
- Bilal Virji MRICS, Poppy Martin MRICS, Mark Hurrell MRICS on biodiversity, carbon credits and natural capital, renewable energy and housing targets, and rural development.
- Daniel Underwood MRICS, Chris Hall MRICS, Vanessa Griffiths MRICS, Professor Richard Fitton MRICS on standards, decarbonisation and AI.
- Mona Shah FRICS, Alvah Beander FRICS, Joshim Uddin MRICS on capital investment, prudent value, pension funds and REITS, bank valuation, support for housing markets and trust and standards.

Driving conferences

- Over 350 attendees at the Building Surveying conference **chaired by Helen McKeown**
- UK&I QS & Construction conference **chaired by Roger Esson** with a CSAT score of 92%
- Sell out Commercial Property conference **chaired by Nella Pang**. Delegate bookings doubled from 2024 at RICS HQ
- UK&I Residential Property conference **hosted by Professor Richard Fitton** at the University of Salford and in 2026 at Hatfield House **thanks to Philip Brimley**
- A virtual UK&I Valuation conference **chaired by Nick Night** with a 22% increase in attendance
- Over 140 attendees at the RICS Minerals and Waste conference **chaired by Kate Young**
- A brilliant UK&I Planning and Development conference **chaired by Faraz Baber** with a keynote from Chris Curtis MP
-

RICS Building Surveying Conference and QS and construction conferences



Helen McKeown at the podium

- This year's **Building Surveying Conference** was particularly successful attracting **over 350 attendees**.
- **Helen McKeown**, Building Survey and Building Control PGP Interim Chair, made for a great chair for the day. As the largest in person conference in the UK we had 29 speakers on the day.

- The **Construction PGP** were heavily involved in the **UK&I QS & Construction conference** this year with **Roger Esson**, Construction PGP Chair, taking a lead role in chairing the day.
- The feedback for the event has been exceptionally positive with a **CSAT score of 92%**



Photo courtesy of Roger Esson

RICS Commercial Property and Valuation conferences



- Commercial Property PGP — Roddy Houston Chair, Jonathan Theobald Vice Chair, Nella Pang and Yulia Pak Worked with the Portfolio Manager on the RICS Commercial Property Conference with Nella Chairing on the day.
- With a longer lead time and joint effort on speaker outreach, content and promotion, the team built real momentum which resulted in the event **selling out for the first time in recent years, with delegate bookings more than doubling from 2024.**



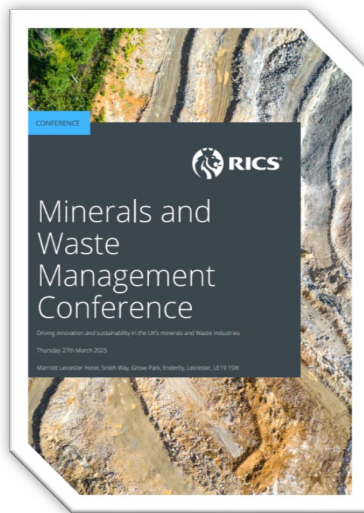
- The UK&I Valuation Conference this year ran as a digital conference Chaired by **Nick Knight**, Valuation PGP Chair.
- **We achieved a 22% year on year increase in attendance.** This has given us the confidence to continue this product as a digital offering , with the goal to grow this audience further next year.

RICS UK&I Planning and Development and Minerals and waste conferences



Photo courtesy of Faraz Baber

- Faraz Baber, Land and Natural Resources PGP, chaired the annual **UK&I Planning and Development conference**, which returned to RICS HQ in 2025.
- The programme delivered a stellar line-up of expert speakers, with Chris Curtis MP as our keynote speaker and representation from key member firms.

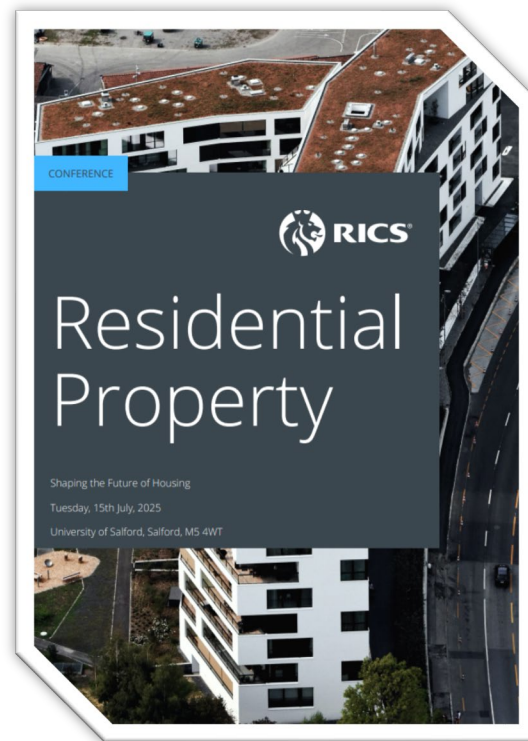


- The Land and Natural Resources PGP was engaged with the **RICS Minerals and Waste Conference**; they were involved in the programme development and **Kate Young** chaired the day.
- It was held in March 2025 and had over 140 paying delegates attending.

RICS UK&I Residential Property Conference

We were hosted by **Richard Fitton**, Residential PGP, this year at the University of Salford. Delegates were given the chance to tour the Universities groundbreaking research and testing facilities.

2026 will be at Hatfield House thanks to **Philip Brimley**, Residential PGP.



Supporting policy development

Policy inquiry and consultation responses such as:

- Law Commission consultation on compulsory purchase
- Law Commission review on the Landlord and Tenant Act 1954
- Land Use Framework consultation
- New Towns
- Brownfield developments
- Local plans
- Affordable housing provision
- Retrofit

Our working groups on:

- Landlord and Tenant Act
- Upward only rent reviews
- Entry and Assessment review



" ... the majority of the people who give of their time don't get paid for it. They do it because they fundamentally believe in this institution and it seems to me, therefore, that we need to remind ourselves that you're all volunteers and you do a splendid job."

- Nick MacLean, RICS President

Helen McKeown, Building Surveying & Building Control PGP Interim Chair

Helen stepped in when the former Chair was unavailable and eventually stepped down. She has taken on the mantle of Interim Chair facilitating meetings and taking all the responsibilities of the Chair showing great resilience and leadership.

“For stepping up and leading the charge when she didn't have too and for always making sure equality is recognised. ”

-Anonymous

“Helen has provided an outstanding contribution to the PGP since its inception.” – Mike Palmer



Roddy Houston, Commercial Property PGP Chair

“Roddy is an inspiration and a wonderful chair to pull everyone together. He makes sure everyone point is heard.” - Anonymous

“I think the PGP is so very lucky to have Roddy Houston as a Chair. His strategic steer and oversights of the objectives and impact of the Panel have been instrumental in growing it from formation 2 years ago to becoming an active and engaged panel with a good diversity of areas of expertise and geographic locations...” – Yulia Pak

“Took effort to reach out to non-UK member, appreciate that touch point.” Tek Chew



Jonathan Theobald, Vice Chair & Roddy Houston, Chair

Roger Esson, Construction Property PGP Chair

"We are so very fortunate to have Roger Esson as a chair for the construction group. I feel that his vision , leadership, enthusiasm and appreciation of the skill set within the group have enabled it to evolve to cover a wide range of professional expertise." – Lindsay Richards

"Roger is an outstanding chair. He goes far above and beyond what is required and inspires the rest of the group to do what we do." – James Garner

"Roger is very dedicated and passionate about the profession. Easy going but uber professional" – Dave Hull



Grace Prowse, Vice Chair
Land and Natural Resources

Grace has stepped in while we go through the recruitment process for a new Chair. She recently helped the Professional Practice team lead a strategy workshop with the PGP to create two canvases for proposal as potential papers in 2026.

"Grace has done a great job after unexpectedly becoming Chair and has done so in a positive and enthusiastic manner." - Anonymous



Emma Fletcher, Residential PGP Chair

"Emma is super positive, always bringing creative ideas/solutions to the table. She always listens and has the interest of RICS members and professionals at the heart of what she does..."

– Anonymous

"Emma is an absolute powerhouse of a chair - she's a great ambassador for both the RICS & the Resi PGP." – Chris Hall

"Emma is engaging and forward thinking. She is very proactive and not afraid of a challenge. She has been and is the best person to lead the PGP."
– Vanessa Griffiths



Nick Knight, Valuation PGP Chair

“Nick Knight exemplifies mindful leadership, ensuring every sector and region has a voice, running meetings with precision and purpose, and keeping members consistently informed.”
– Alvah T Beander, PGP Member

“Nick runs the meetings extremely well, recognising the efforts and hard work that contributors have put into the sessions. He keeps the pace and attention of the group on teams which is not always easy. He tackles the harder / trickier issues exceptionally well. ” – Anonymous



Joanne Williams

Building Surveying and Building Control PGP

“Joanne is a stalwart member of the PGP for Building Surveying and Building Control. She brings a wealth of knowledge to the group on historic buildings and also retrofitting of older buildings. Joanne makes a proactive contribution to the group and RICS in general...” - Rosemary Silver



Nella Pang Commercial PGP

“Nella has demonstrated commitment and leadership as a member of the RICS Commercial PGP. She has been instrumental in enhancing communication and engagement within the panel, proactively setting up and managing the LinkedIn communications channel for the Commercial PGP...” - Anonymous



Collin McCarthy Construction PGP

"I would like to nominate Colin for his exceptional contribution to the construction group .His experience and insights are always invaluable!"

– Lindsay Richards



Faraz Baber

Land & Natural Resources PGP

“Faraz has been very supportive to the PGP and is a great champion for Land and Natural Resources and has helped advance the work of the PGP on social media.” - Anonymous



Professor Richard Fitton

Residential PGP

“Richard exemplifies what it means to be both a member of the RICS and the PGP. His knowledge and experience is a credit to the profession, and his dedication and time spent advancing and advocating for the industry, institution, and other members, seems to know no bounds. ”

– Daniel Underwood



Rachel Wright Valuation PGP

“Rachel is very engaging with all areas that the PGP group covers and contributes a wide range of effective and pragmatic solutions” - Anonymous



A sincere thank you to all
our PGP members and
other volunteer members
across RICS.