

UK co-operative housing Taking back control of housing?



UK co-operative housing

- the history of our sector
- what it now includes
- the history and work of the Confederation of Co-operative Housing
- current programme
- the future?





UK co-operative housing - history

- garden cities early experiments?
- development of housing co-ops in the 1970s and 1980s
- co-ownership society model imported from Scandinavia – but limited co-operative understanding
- about 450 "par value" co-ops set up in England with grant funding and a network of secondary co-ops
- urban areas Liverpool and London
 aimed at people on low incomes





UK co-operative housing – history contd.

- 47 housing co-ops set up in Scotland (21 in Glasgow)
- growth of tenant management, leading to a legal Right to Manage for Council tenants
- about 200 TMOs set up in the 1990s largely as an alternative to a failing council housing sector





UK co-operative housing – history contd.

- loss of some 200 par value co-ops (now only 19 in Scotland) decline of secondary co-ops
- limited growth of tenant management as council housing provision improved
- transfers to housing associations meant less opportunity for tenant management
- CCH introduction of Community Gateway leading to 12 mutual housing associations in England and Wales
- some small scale private co-op developments but otherwise still all "social housing"



A new sector?

- 2009 Commission for Co-operative & Mutual Housing
- 0.6% of housing supply
- positive research and ongoing political support
- housing on the political agenda
 200,000 homes per annum
- growth of "community-led housing" – community land trusts/co-housing/hybrid models
- 2012 Welsh Government support





The history of the CCH

- founded in 1994 as the sector started to decline
- a former body reliant on Government subsidy



Confederation of Co-operative Housing

- a voluntary organisation with a byzantine constitution
- some success it helped to stabilise the sector
- it kicked beyond its weight particularly in the tenant sector
- but it was fundamentally weak



The history of the CCH

- 2012 external review
- membership offer
- recruited Board
- staffing arrangements
- more effective governance
- able to do more
- growing membership (now 190 member organisations)
- growing reputation





Where we are now A centre for excellence

- Code of Governance
- governance and management guidance
- training & development programmes
- updated model rules
- bespoke advice and support





CCH

Where we are now New development

- cross tenure development
- bespoke solutions
- the Welsh programme
- Community Housing Fund
- partnerships across community-led housing
- CCIN Housing Commission
- Northern Ireland/Scotland

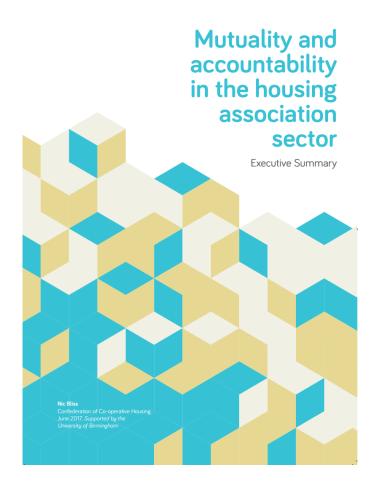




www.cch.coop/newcoophomes www.cch.coop/1001co-ophomes

Where we are now Mutual Housing Associations

- the value of mutual housing associations
- debate on housing association accountability
- partnership with 7 CCH mutual housing association members





Where we are now The UK and co-operative housing?

- UK politics are volatile at the moment
- Brexit 48% : 52%
- 2017 General Election 42% : 40%
- people especially those under 40 want different solutions
- the economy, inflation, growth, interest rates?
- no one would design our current housing system
- change following Grenfell Tower?
- will people take back control of housing?

