



# stonewall housing

## Advice Service Factsheet

### Co-op Housing - Information and Contacts

#### **What is a Housing Co-op?**

Housing co-operatives include different types of housing which is jointly managed and controlled by the people who live in it.

To join a co-op you must be willing to take part in the running of the co-op, as well as being in housing need (some state that you need to be on a low income as well)

You may be asked to help with repairs, book keeping, and policy making or collecting rents. Many co-ops employ people to carry out these tasks, although each tenant is encouraged to play an active role.

A management committee that is elected by co-op members usually runs co-ops. Help is given to people who may not be used to managing their own housing. This means that together with other members you are in control of your own housing.

All co-ops that are registered with the Housing corporation (a government body) should operate an equal opportunities policy.

#### **Different Types of Co-ops**

##### *Short-life Housing*

Short-life means that the co-op does not own the property but has only a licence which allows it to rent the property for a limited period (one to five years). The owners of the property (usually the local authority or housing association) can ask for the property back at any time so the status of the tenancy is limited. Co-ops may not be able to guarantee to rehouse you once the property is handed back.

##### *Permanent Housing*

These co-ops own and manage their own properties. They usually obtain funding from the Housing Corporation, which they have to register with. These properties are usually decorated and modernised to a good standard. As long as you continue to participate in the running of the co-op and are good tenant you should be able to stay as long as you want.

A member cannot buy the property from the co-op.

## **Shared or Self-Contained**

### *Self-contained*

This means you get accommodation with your own bedroom, bathroom, living room, kitchen and front door.

The co-op may offer shared accommodation initially, with a transfer to self-contained housing at a later date, if they have this type of accommodation available.

### *Shared*

This means you get your own room in a house but you have to share the kitchen, bathroom and living room with other people (usually two or three people).

## **Is a Co-op right for you?**

### *Possible Advantages*

- Living in a community.
- Control over your housing conditions.
- Learning new skills and gaining confidence.
- Making new friends
- Rents are relatively cheap (approx. £50 to £65 per week).

### *Possible Disadvantages*

- Having to rely on other people.
- Working to keep the co-op going.
- Co-operating with people you may not like as well as those you do.
- Attending meetings & actively participating in the running of the co-op.
- Accepting democratic decisions whether you agree with them or not.

## **How to join a co-op**

There are three ways of joining a co-op

1. By contacting the co-op directly and completing an application form
2. Via your councils housing advice centre.
3. Being referred by an agency such as Stonewall.

The co-op will invite you to attend a number of management committee meetings and if the co-op decides you are appropriate for a vacancy then it may call you for a more formal interview.

## What can Stonewall offer?

Before making a referral to a co-op, an adviser will have made an assessment of your housing situation and any support you may require from any housing provider. Most co-ops will only be able to provide low support therefore those clients who have higher needs are unlikely to be referred to a co-op.

Once your housing situation has been assessed the advisor will then see if there are any vacancies available or waiting lists open. If any of these are appropriate, you will be invited to attend a surgery to complete an application form with the assistance of an advisor.

There is no guarantee that the co-op will house you, as they will receive a number of applicants. If the co-op does not house you this does not prevent you from applying to another.

It is important that you remain in regular contact with us whilst waiting for the results of your application as it may take several months before you are housed by the co-op.

## List of Co-ops

Although we have done our best to ensure that his list is up to date, details of Co-ops often change. We cannot therefore guarantee that these co-ops are still open, or that their waiting lists are open.

Co-op Name	Address	Phone number	Info
Phoenix Housing Co-operative Ltd	119 Roman Road London E2 0QN	020 8980 1069	Apply directly. This is short life shared accommodation. Minimum stay is six months. This is usually extended at least once.
Hackney Housing Co-operative	117 Rendlesham Road London E5 8PA	020 8986 4479	
Mace Housing Co-operative	The Print House 18 Ashwin Street London E8 3DL	020 7254 9560	They have five bed housing . The accommodation is usually shared in Hackney, Tower Hamlets. They accept nominations but candidates need the following: 2 written character references, (one of which needs to be a past landlord or parent or guardian if young), 2 passport photos, proof of benefit, 4 weekly pay slips or 2 monthly pay slips. 2 forms of ID, and an NI card. (not just the number)

Unit Eleven Housing Co-operative	The Print House 18 Ashwin Street London E8 3DL	020 7241 3679	The list is currently closed but should re-open again in September 05, but the council are taking back properties so the future is not bright.
Riverlink Housing Co-operative	94 Bowes Road Palmers Green London N13 4NP	020 8368 4995 020 8888 7342	Temporarily closed as council are taking back property.
Harecourt Community Housing Association	63 Pyrland Road London N5 2JA	020 7359 1861	
Quadrant-Brownswood Tenant Co-operative	43-45 Mountgrove Road London N5 2LX	020 7359 9360	3-4 year waiting list. First come first serve. Direct referrals.
Pan African Housing Co-operative	49 St. Pancras Way London NW1 0DQ	020 7388 0759	
Camden People's Housing Co-operative	2 Carol Street London NW1 0HU	020 7267 8302	
Fairhazel Housing Co-operative	23 Compayne Gardens London NW6 3DE	020 7624 1098	All housing stock is permanent. 50% of stocks are one-bed flats of which 25% are allocated to local housing allocations. All 2 / 3 / 4-bed flats go to local council.
Brent Community Housing	13 Lonsdale Road London NW6 6RA	020 7624 3168	
Kilburn Housing Co-operative	67c Willesden Lane Corner of Douglas Road London NW6 7RL	020 7328 0210	Half the vacancies go to Brent Council. They only get one vacancy every 3-4 years.
West Hampstead Housing Co-operative	82 Kingsgate Road London NW64LA	020 7328 8956	Takes referrals
The Co-operative Development Society [trading as CDS Co-operatives]	3 Marshalsea Road London SE1 1EP	020 7397 5700	The accommodation is in Colchester, Welling Garden City and Milton Kenes.
Mulberry Housing Co-operative	c/o CDS ltd 207 Waterloo Road London SE1 8XW	020-7401-3131	Part of the above co-op

Edward Henry House Co-operative	23 Edward Henry House Cornwall Road London SE1 8YE		Part of the above co-op
New Venture Housing Co-operative	26 Venture Court 3 Horncastle Road Lee London SE12 9LJ	020 8851 6090	They only take over 55's who have lived their life in Lewisham. 2 vacancies in the last 5 years.
Brockley Housing Co-operative	249 Lewisham Way London SE4 1XF	020 8691 5898	Waiting list will re-open on 6 <sup>th</sup> September 2005
Deptford Housing Co-operative	16 Rochdale Way Deptford London SE8 4EY	020 8692 4141	Property is rooms in shared houses. Waiting list is months.
Brixton Housing Co-operative	56 Barnwell Road London SW2 1PW	020 7737 4945	
Mitali Housing Co-operative	2nd Floor 148 Cambridge Heath Road London E1 5QJ	020 7790 5052	
Woodgrange Park Village Housing Co-operative.	Estate Office, Bluebell Avenue Manor Park London E12 6UJ	020 8503 5041	
Everbrook Housing Co-operative	117 Rendlesham Road London E5 8PA	020 8985 8023	Contact Brent Housing Co-op are their administrators.
Wick Village Tenant Management Co-operative	Anchor House, 25 Meadow Close Hackney London E9 5NZ		
Clissold Housing Co-operative	5 Clissold Road London N16 9EX		
INFIL Housing Co-operative	51 Chalcot Road London NW1 8LY		
Cyron Housing Co-operative	6 Bridge House Chamberlayne Road London	020 8964 5700	

	NW10 3NR		
Arneway Housing Co-operative	The Designworks Park Parade Harlesden London NW10 4SL		
Willesden Green Housing Co-operative	c/o 20 Grosvenor Gardens London NW2 4QP	0208 450 3914	
Belpark (One) Housing Co-operative	106b (Basement) Haverstock Hill London NW32 2BD	020 7267 6128	
Camden Teachers Tenants Co-operative	2-4 Ospringle Road London NW5 2JE		
Tenants Association of North Camden Co-operative	106 Malden Road, (1st Floor) London NW5 4DA		
La Gaitana Housing Co-operative	Docklands Enterprise Centre 11 Marshalsea Road London SE1 1EP		
Nimbus Housing Co-operative	63 Conington Road Lewisham London SE13 7LH		
Nettleton Road Housing Co-operative Ltd	8 Nettleton Road New Cross London SE14 5UJ	020-7277-8434	
Flame Housing Co-operative	184 Malpas Road Brockley London SE4 1DH	020-8469-0303 this is a fax number	
Wandsworth Community Housing Co-operative	51 Oldridge Road Balham London SW12 8PP		

Southward Housing Co-operative	3 Lydden Grove Wandsworth London SW18 4LJ	020 8871 3578	
Skylight Housing Co-operative	43a The Broadway Wimbledon London SW19 1QD		
Cetra Housing Co-operative	5 Victoria Rise Cedars Estate Clapham London SW4 0PB	020 7720 2023	
Park Hill Housing Co-operative	13 Allard Gardens Briarwood Road London SW4 9QA	020 7622 4295	
Vine Housing Co-operative	37 Bonnington Square Vauxhall London SW8 1TF	020 7793 7564	
Holland Town Tenant Management Co-operative	91a Brixton Road London SW9 6EE		
Seymour Housing Co-operative	20a Seymour Buildings 153/155 Seymour Place London W1 5TQ	020 7723 3202	
Portobello Housing Co-operative	79 Tavistock Road London W11 1AR		
Notting Dale Housing Co-operative	35 Stoneleigh Street London W11 4DU		
Monmouth Road Housing Co-operative	34 Monmouth Road London W2 4UT		
Co-operative Home Services (Home Counties)	Thanet House 191 High Street Brentford, Middlesex TW8 8LB	020 8568 4112	
Seven Dials Housing Co-operative	10-14 Shelton Street London WC2H 9JR	020 7379 3534	

Sanford Housing Co-op	The Office, 11 Sanford Walk New Cross London SE14 6NB	020 8692 7316	
--------------------------	---	---------------	--