

T: 0300 244 4000
E: scottish.ministers@gov.scot

Deirdre Campbell
lenziecohousing@gmail.com

Our Reference: 202300380137

06 November 2023

Dear Deirdre Campbell,

Thank you for inviting Paul McLennan MSP, Minister for Housing, to meet with Lenzie Co-Housing Group to discuss Co-housing in general in Scotland as alternative housing for older people aged 55 plus.

The Scottish Government is very supportive of the objective of co-housing and recognises housing is much more than just bricks and mortar. We fully appreciate co-housing can enhance people's sense of wellbeing and promote better physical and mental health by bringing people together in groups to share common aims and activities, while having their own self-contained accommodation. Each resident of a co-housing community can therefore have their own individual home, designed for independent living and/or be part of a communal facility, in the form of a common building. This can include the delivery of affordable homes for rent or sale through new build, refurbishment of empty homes or conversion of non-residential buildings. We strongly believe where groups of people wish to come together to live in a co-housing model they should be free to do so.

While the concept of co-housing appears relatively simple, there is considerable diversity in terms of the type of private and shared accommodation that residents look for as well as a range of models and management structures which can be used. While the motivating concept for co-housing is therefore often similar, the funding and delivery path is likely to vary and be specific to the circumstances, objectives and nature of each individual project.

However, it is the responsibility of local authorities through their Development Plan and Local Housing Strategy to determine the appropriate housing required in their area, informed by their Housing Need and Demand Assessment (HNDA). A HNDA is undertaken every 5 years and estimates current and future need for housing. The HNDA evidence base informs a Local Housing Strategy (LHS) that sets out the local authority's priorities and plans for the delivery of housing and housing related services. A local authority should consider the number, location, type, size and tenure of housing required to address the need in their communities.

The Scottish Government is committed to delivering 110,000 affordable homes by 2032 of which 70% will be for social rent and 10% in remote, rural and island areas. Within the affordable housing sector there is a tradition of community led housing through Registered

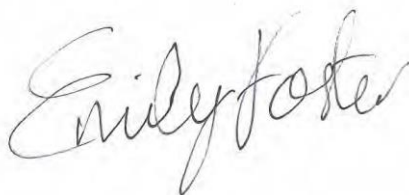
Social Landlords (RSL's), such housing association and housing co-operatives, where the tenants manage and control the housing in which they live and have an equal say in decision-making.

The Affordable Housing Supply Programme (AHSP) is available as a source of funding support for this purpose. However, to access this funding organisations must be a Registered Social Landlord (RSL). The involved community group do not necessarily have to become a Registered Social Landlord (RSL), they could choose to partner with an RSL. However, specific proposals would need to be discussed and agreed as a priority housing need with the local authority as the statutory housing authority and set out in their Strategic Housing Investment Plan (SHIP), which reflects and aligns with the local authority's Local Housing Strategy (LHS).

Should you wish to discuss any of the above further please contact Caryn McDade caryn.mcdade@gov.scot More Homes Division, Glasgow and Clyde Area Team Manager, who is responsible for the Affordable Housing Supply Programme (AHSP) within East Dunbartonshire.

I hope that you find this information helpful.

Yours sincerely,



EMILY FOSTER
PRIVATE SECRETARY