

To: East Dunbartonshire Housing, Health and Care Forum

Lenzie Community Development Trust (LCDT) consists of X members and a Board of elected trustees. Our remit is to

The Trust is interested in introducing Senior Cohousing into the community.

1. **Cohousing** is an 'intentional group of neighbours', who live in private homes but share some facilities. Residents come together to design, fund and manage their community, usually in groups of ten-to-40 households.

It is:

- **AFFORDABLE** - an option for everyone, irrespective of financial circumstances.
- **SUSTAINABLE** - it invests in long-term social and environmental resilience.
- **COMMUNITY-LED** - the values, decisions and responsibilities are held by the residents and not imposed upon them
- **INCLUSIVE** - for diverse physical and cognitive abilities who want to be neighbours.
(For further information see: <https://www.cohousing.scot/what-is-cohousing>)

Senior Cohousing would provide lifetime homes for over 55's. LCDT's ambition is to help create the choice of inclusive, sustainable housing, that responds to the needs of local residents and puts decision making back into their hands.

2. We believe a Senior Cohousing development in Lenzie would support the aims of both the Council and the Scottish Government.

HOUSING

The consultation report for **EDC's Framework for improving the Health, Wellbeing & Care of Older People in East Dunbartonshire (2013 - 2023)**, states that "People raised the need to provide a range of housing options to meet the diverse needs of older people."

The document concludes that, "The growth in the older population necessitates an on-going requirement to identify and invest in housing and support options that enable older people to maintain independence, Given the high levels of outright home ownership in East Dunbartonshire, it is likely that the current and emerging older population may have property equity that could facilitate a move to a more appropriate or sustainable house types if the right product were available or developed in the private housing market.

The Scottish Government's document, **HOUSING TO 2040** states its aim is to take a place-based approach so that homes and places work together seamlessly and people can live in communities that meet their needs and support their health and wellbeing.

It commits the government to:

"Take action in the housing market so it operates fairly and provides affordable housing options and choices in all communities".

"We will focus on where people want to live too.....the planning system will shift to be more directive about the quality of places,.....

"Ensure new buildings are fit for the future so those living in them can have confidence that they will not need to be retrofitted later.

"More opportunities for 'Custom Self-Build'.

"Community participation in the design and generation of new housing development and schemes of regeneration."

This is one of several Scottish Government policies identified as conducive to Cohousing. See analysis at <https://bit.ly/sgpolicies>.

HEALTH

A strategic priority in the **EDC Framework for Improving the Health, Wellbeing & Care of Older People...** is to "embed a re-ablement model of care across health and social care services. ... an important aspect is to support individuals to build resilience to sustain independence and prevent or reduce reliance on services."

CARE

LCDT is a place based organisation, open for free to all who share our values

On Delivering Priorities, the **EDC Framework** says, “The aim must be to shift the main focus of care and support away from intervention at the point of crisis to a more pro-active and preventative model centred on improved well-being, with greater choice and control for individuals.”

3. **Campsie View School site, Boghead Road, Lenzie G66 4DR; a vision for Senior Cohousing**

Campsie View School is a place that makes you feel good as you pass by. Our vision is to secure that feel good factor and social value for the community of Lenzie by introducing senior cohousing on the site when it is vacated. The location would continue to benefit the wider community by

- ensuring the residents would continue to contribute to the area instead of having to leave it
- grandchildren would remain in contact with their elderly relatives for their mutual benefit
- larger properties being released for younger families
- the middle aged having the choice of remaining in Lenzie in the knowledge that there was a provision for them in later year
- improving the vibrancy of the community
- creating a ‘Ceilidh House’ which would be used for community purposes and lead to intergenerational contact.
- providing a theatre space [in addition to the Ceilidh House?], communal gardens, [living?] space for carers, links to schools.

4. **An Opportunity for EDC**

Cohousing is widely adopted and supported in many countries including northern Europe, USA, Canada and further afield. The UK Cohousing Network (<https://cohousing.org.uk>) brings together the precedents throughout the UK and Cohousing Scotland (<https://cohousing.scot>) provides a similar advocacy role north of the border. East Dunbartonshire could be the first Council in the region to host such an innovative development.

5. **Next Steps**

Lenzie CDT has submitted a Note of Interest in a Community Asset Transfer to the council. If things progress as we hope, LCDT seeks funding of around £10k to employ the services of a Project Officer to facilitate a deliberative democratic process leading to a full Options Appraisal, on the feasibility of such a project and the appropriate delivery partners. Our hope is that the project would be a co-production initiative with East Dunbartonshire Council.

Contact the Trust at XXXXX

Ruth Daubney, trustee, 18 January 2023 - endorsed by the LCDT trustees