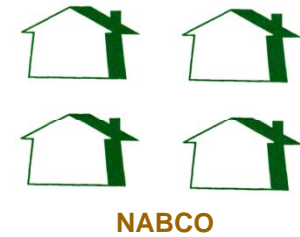


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***NATIONAL ASSOCIATION OF BUILDING CO-OPERATIVES***



***Information about Co-operative Housing in Ireland***

***Northern Ireland Co-operative Forum Conference***

***Bernard Thompson***  
***(Chief Executive Officer)***

***Trinity College, Dublin***

***Friday 30<sup>th</sup> July 2010***

***National Association of Building Co-operatives***

***33 Lower Baggot Street, Dublin 2.***

***Tel: 01 6612877 Fax: 01 6614462***

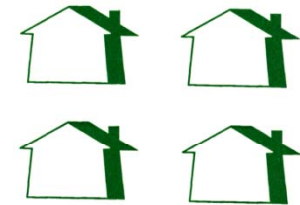
***Email: [admin@nabco.ie](mailto:admin@nabco.ie) Website: [www.nabco.ie](http://www.nabco.ie)***

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## ***NATIONAL ASSOCIATION OF BUILDING CO-OPERATIVES***

*the federation serving the Co-operative Housing Movement*



**NABCO**

- **formed in 1973 by representatives of local housing co-operatives**
- **a co-operative of co-operatives**
- **jointly owned by affiliated co-operative housing societies**
- **represents the common interests and concerns of the co-operative housing sector in Ireland.**

Registered as a not-for-profit, federated co-operative society with limited liability status under the Industrial & Provident Societies Acts 1893 – 1973.

Approved housing body under Section 6, Housing (Miscellaneous Provisions) Act 1992.

Recognised as being formed for community benefit charitable purposes by the Revenue Commissioners.

Affiliated to the International Co-operative Alliance (ICA) and CECODHAS ~ Housing Europe.



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# ***THE CO-OPERATIVE IDEA ....***

**SELF – HELP**

**COMMON NEED**

**JOINT EFFORT**

**MUTUAL BENEFIT**

**Working Together to Provide and Manage Housing  
for members and their communities**

**Not-for-profit business enterprises**

**Building Better Communities**



**CO-OP**

# *Co-operative Housing in Ireland*

- Started by small self-help societies building group schemes of affordable ownership houses for their members.



- Local Authorities have been key providers of building sites and mortgage loans.

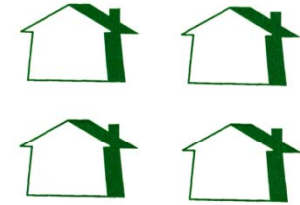
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## *Co-operative Housing Sector:*

- 3500 + dwellings built in co-operative home-ownership group schemes around the country.
- 1200 dwellings in local co-operative rental housing developments.
- Mixed tenure co-operative rental and ownership housing developments.
- District/Area Co-operative Housing Societies with management boards representing member/user residents.
- Contributing to socially balanced communities with good quality, well managed rental housing in not-for-profit, co-operative communal ownership.
- Management of apartment buildings and services for member/user residents.
- Developing co-operative neighbourhood social services for community benefit.



# NATIONAL ASSOCIATION OF BUILDING CO-OPERATIVES



NABCO

## Membership Structure / Affiliation

### Member / Shareholders ~ Residents

Local  
**Co-operative Housing Developments**

Group Schemes ~ ownership and/or rental tenures  
Housing Estates/Apartment Buildings

District / Area  
**Co-operative Housing Societies**

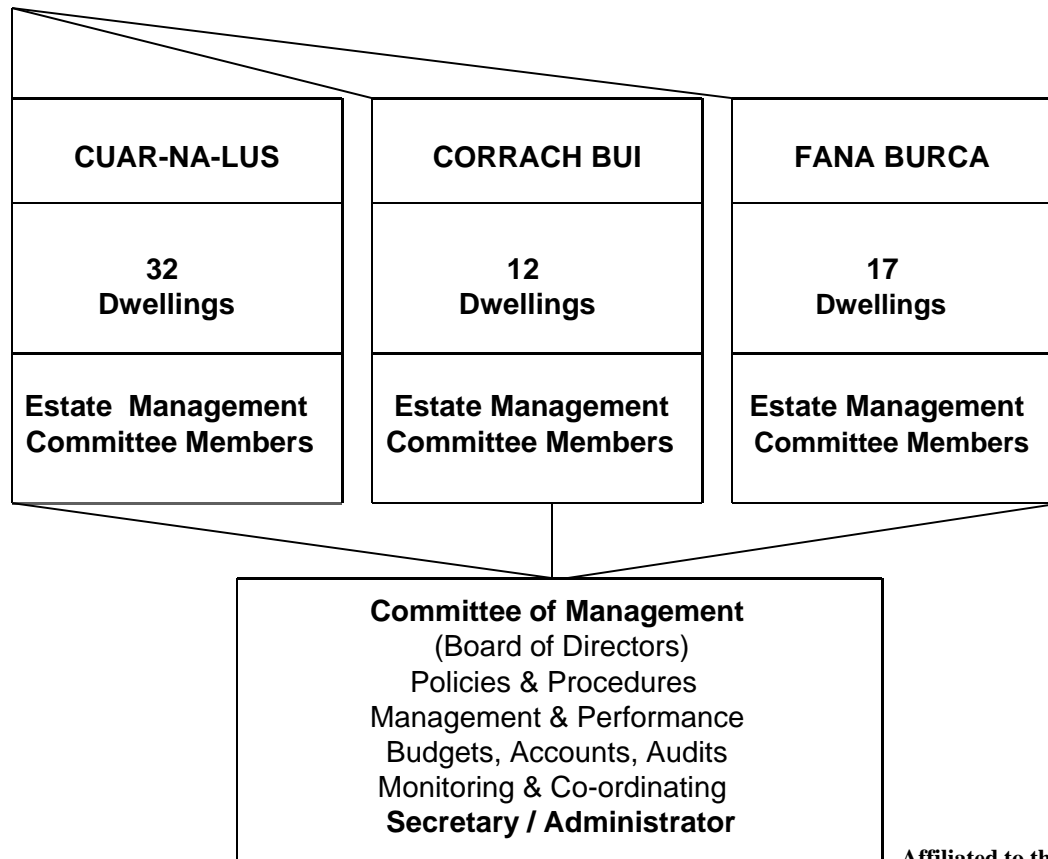
management boards represent member/users  
housing development, management & services  
caretaking, repairs and maintenance  
co-operative neighbourhood social service activities

**National Association of Building Co-operatives  
(NABCo)**

representation, promotion, development  
co-operative housing planning, financing, construction & acquisition  
co-operative management performance standards and guidelines  
information, advice, training and other support services

# *GALWAY CO-OPERATIVE HOUSING DEVELOPMENT SOCIETY LTD.*

## MEMBER / RESIDENTS



*Cuar-na-Lus*

Affiliated to the National Association of Building Co-operatives (NABCo)



# *Co-operative Housing Developments*



*Parslickstown  
Fingal Co-operative Housing Society*



*Sycamore, Dundrum  
Dublin Co-operative Housing Society*



*Cardy Rock, Balbriggan  
Newtown Co-operative Housing Society*



*Rathcormac, Co. Cork  
Munster Co-operative Housing Society*





# *Dublin South City Co-operative Housing Society*

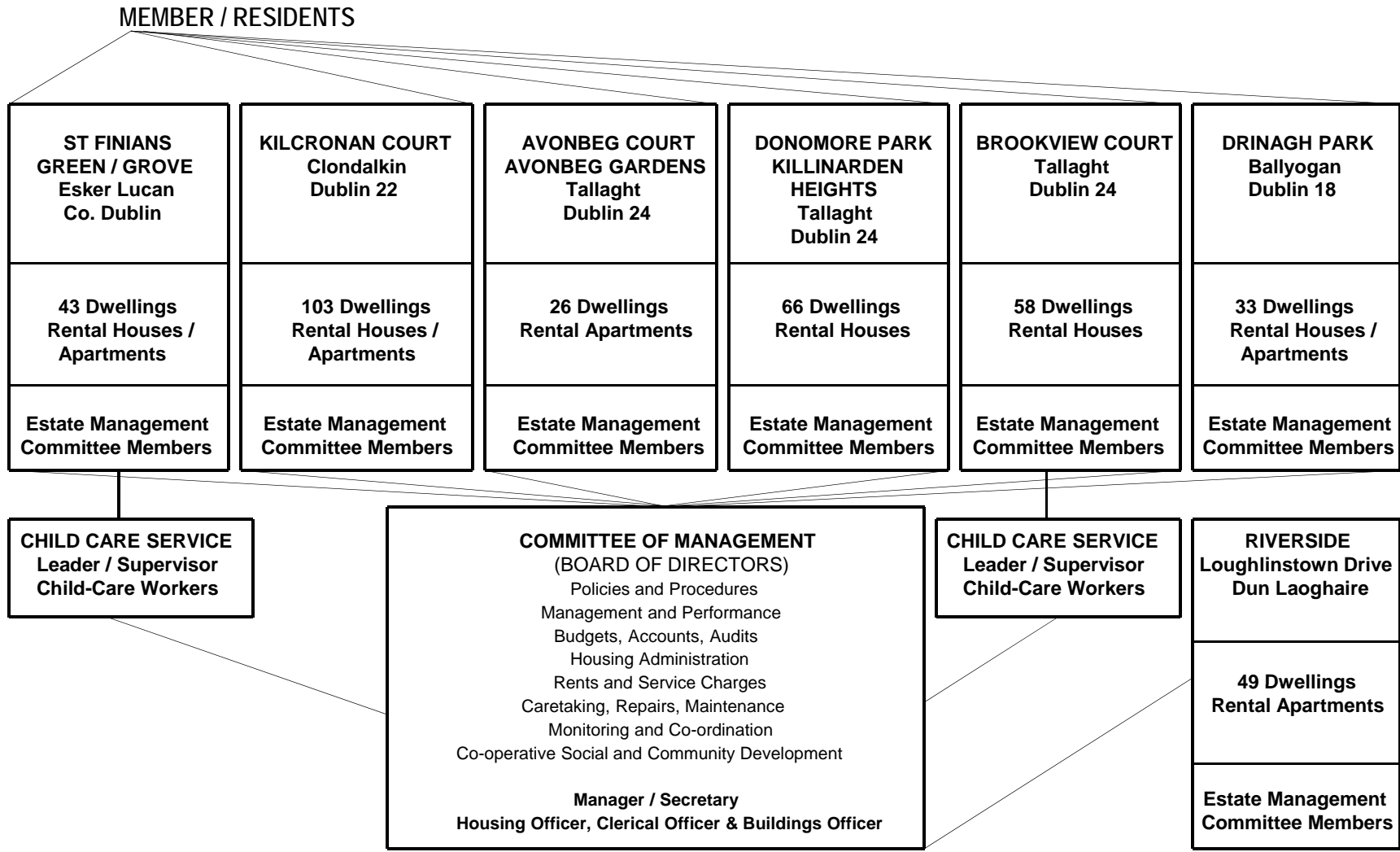
## *Family and Single Person Housing*



- Allingham Street/Summer Street - 40 houses and apts.
- South Earl Street - 20 apartments
- McCleans Court - 6 apartments
- Westcourt, Upper Basin Street - 45 houses and apts.
- Newcourt, New Street - 57 apartments



***SOUTH COUNTY CO-OPERATIVE HOUSING SOCIETY LTD.***



Affiliated to the National Association of Building Co-operatives (NABCo)

## *Key Characteristics of Co-operatives:*

- Housing Co-operatives are not-for-profit, business enterprises, working to relieve housing needs for the benefit of members and their communities.
- The Co-operative members are the “users” of the housing services provided by their co-operatives.
- The members are represented on the management committees or boards of directors of their co-operatives and share responsibility for their effective management.

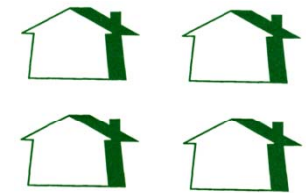
### National Association of Building Co-operatives

*serving the Co-operative Housing Movement*

- representation, promotion, co-ordination.
- services to support the organisation, management and performance of affiliated co-operative housing societies.
- co-operative housing development/sites, planning, finance, construction, acquisition.



*Newtown Co-operative Housing Society  
Rental & Ownership*



NABCO

## Co-operative Housing Movement

*Building on the Past .....*

*Looking to the Future :*

*United Nations International Year of Co-operatives : 2012*

# *Co-operative Housing and Apartments*

## *Family and Single Person Housing*



NABCO