



CONFEDERACIÓN
DE COOPERATIVAS
DE VIVIENDAS Y
REHABILITACIÓN DE ESPAÑA



Housing Europe Committee Meetings Spanish Proposal 2016



Tuesday 14 June 2016

www.concovi.org



1.- PROJECTS:

1.1.- INTEGRAL REHABILITATION OF PUBLIC BUILDINGS PROMOTED BY BOTH, THE ADMINISTRATION AND THE SOCIAL ECONOMY USING A COOPERATIVE HOUSING MODEL.

1.2.- IMPLEMENTATION OF A NETWORK OF HOUSES IN PUBLIC LAND FOR OLDER PROMOTED BY EUROPEAN HOUSING COOPERATIVES

3.- CONCLUSIONS

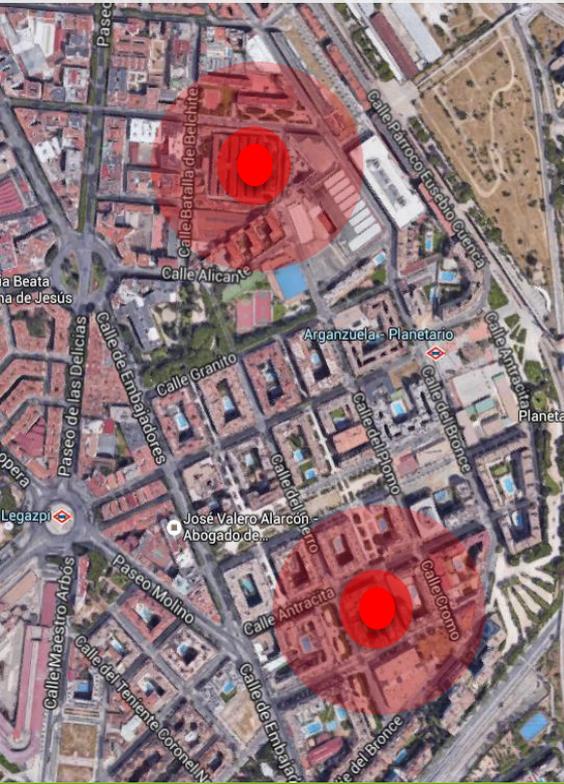




INTEGRAL REHABILITATION OF PUBLIC BUILDINGS PROMOTED BY BOTH, PUBLIC ADMINISTRATION AND THE SOCIAL ECONOMY USING A COOPERATIVE HOUSING MODEL



PROJECT 1.1



INTRODUCTION:

1. In Spain there are, today, hundreds of public underused and disused buildings.
2. This generates degradation :
 - Social
 - Urban
 - Environmental
3. In addition, there is a public demand of :
 - Employment
 - First home access (Youth)
 - Sustainable development



BEFORE



LEGAL FRAMEWORK:

A management agreement which guarantees the joint exploitation of these public buildings protected by the Land Law 7/2015, that allows the following

MANAGEMENT MODEL:

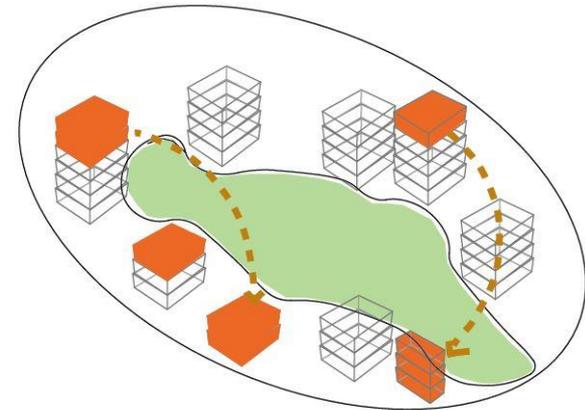
- 1.- The Public Owner (AVS) **grants the use of the building.**
- 2.- The intervention of the social economy (CONCOVI), through the **cooperative housing system**, develops, both, its **rehabilitation** as well as the area or **distric** thereabout.



DEVELOPMENT:

ACTIONS ON NON-RESIDENTIAL LAND

Increase of uses



1. Market and building research
2. Cooperative set up
3. Agreement AVS & CONCOVI
4. Project drafting
5. Funds search
6. Integral building rehabilitation
7. Public area regeneration
8. Buildability extension
9. Use changes (Residential, Commercial, ...)



PROJECT 1.1



AFTER



OBJECTIVES OF THE MODEL:

The objective of this management model is to meet public demand and regenerate the social and urban situation (district):

1. Direct job creation
2. First home access for youth
3. Increase of working population in the district
4. Activation of local trade
5. Activation of social services (Education, Health, Transport)
6. Growth and Sustainable Development



IMPLEMENTATION OF A NETWORK OF HOUSES IN PUBLIC LAND FOR OLDER PROMOTED BY EUROPEAN HOUSING COOPERATIVES



PROJECT 1.2



INTRODUCTION:

1. In Spain there is unused or underused non-residential land (community services, public facilities, plots for public uses).
2. This generates degradation:
 - Social
 - Urban
 - Environmental
3. In addition, there is a public demand of :
 - Employment
 - Homes for elderly
 - Sustainable development



PROPOSAL :

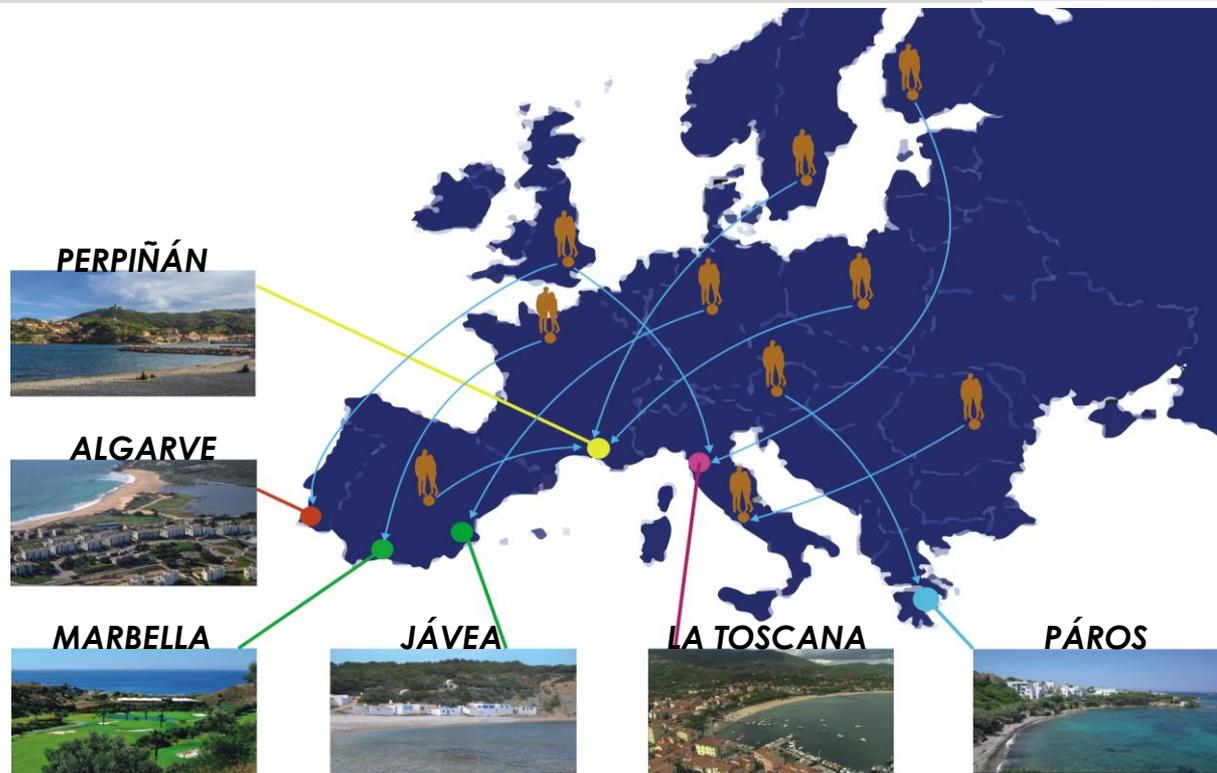
1. Housing for the elderly, through an European network of housing and consumers cooperatives.
2. The intervention of the social economy
E.g.: CONCOVI + PORTUGAL + ITALY + FRANCE + GREECE
through the cooperative system develop the draft European new residential construction and complementary services.





MANAGEMENT MODEL:

The Public Owner grants the use of the non-residential land at strategic points in Europe, entering into service public assets which would be promoted and developed through a joint action (public/private).





DEVELOPMENT:

1. Market and land research
2. European Cooperative set up
3. Inter-European Agreement
4. Project drafting
5. Funds search
6. New construction carrying out
7. Public area regeneration
8. Delivery of new housing to the cooperative members



OBJECTIVES OF THE MODEL:

1. Coverage the housing demand for elderly (accessibility, confort, services)
2. Direct job creation
3. Urban strenghtening of neighbourhood
4. Activation of local trade
5. Activation of social services (Education, Health, Transport)
6. Growth and Sustainable Development
7. Encouraging mobility and cultural exchange between citizens of EU members



2.- CONCLUSIONS



This management model pursues similar objectives with those of the EU and in particular with the priorities of the European Investment Bank:

- Environmental Improvement
- Regional development
- Investments in Youth

Spain's proposal is to replicate this model of cooperation between public administrations (AVS) and the social economy (CONCOVI) defended by cooperative systems.



“From a minor action, the cooperation, a greater benefit is obtained”



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