



Hedgehog Self build Co-op		Brighton and Hove District Council	
 <p>Source: https://unofficialculture.wordpress.com/2015/06/15/self-build-iii-self-build-for-social-rent-hedgehog-co-op-and-the-segal-method/</p>		 <p>Source: Google 2017</p>	
Housing Need Survey Result	Applicants taken off housing register who in priority need		
Size	10 homes		
Scheme	Bespoke layouts depending on family size. Properties built to same design and size.		
Homes	Wood frame, self-build cooperative		
Benefits	The Cooperative model brought the families together to live and work alongside each throughout the build. They have learned to deal with disagreements. The community was formed prior to completion. The homes are rented at considerably cheaper rents than affordable rents.		
History	The scheme was led by a group of 4 families who had lived in insecure housing. They formed a coop and sought a piece of land to undertake a self-build scheme. They won the support of their local council and a housing association who led the actual build.		
Legal Incorporation	Owned and managed by the South London Family Housing Association		
Funding Model	All the risk was taken by the housing association. Funding was via central government grant and private loans.		
Democracy	Stewardship	Affordability	
The self-builders were part of the design and decision making process from the beginning.	The homes are owned by SLFHA but are set up as a cooperative and therefore protected from the right to buy.	All rents are at 30% below normal (social rent levels) due to the 'sweat equity' each household put into their home. A premium will be given when people move out.	
Further information	https://www.uk.coop/directory/location/brighton-diggers-self-build-housing-co-operative-limited-r004155		