This routemap supports community groups in engaging with tenants and residents on new housing projects. The outlined activities are linked to the three briefing papers listed below. Click on the links to read more.

01/ Getting together
Establish a group that share common values and objectives. A visioning workshop will help define your aims and address any differences at an early stage.

02/ Gearing up
Strong foundations are key to building successful structures and systems. Develop your constitution and explore legal structures to protect your group from unforeseen challenges. Do not proceed without completing a feasibility study.

03/ Project planning
Once your project is proven feasible, explore suitable housing models, write your business plan and measure your potential for long-term viability.

04/ Designing
To develop your design brief, seek professional advice and training on good design. Run workshops to strengthen your group’s design understanding and capacity.

05/ Consolidating
When finalising your design brief and preparing for a planning application, ensure everyone understands all design outcomes. Do not proceed until the site and capital funds have been secured.

06/ Building
To support the construction process, strengthen your group’s governance and carefully monitor each stage of the development.

07/ Moving in
To ensure the project’s long term viability, continue to evaluate your financial planning. Enjoy your new community and share the success of your project with others. Set some fresh objectives for the future.
Community-led Development Routemap

Understanding and testing the options, objectives, and constraints of the development and its design.

Briefing all professionals involved based on feedback from residents and consider procurement options for design and construction.

People are likely to move into their new homes in staggered phases, presenting the opportunity to adapt the design in response to early tenant feedback.

03/ Scoping the project parameters
- Discuss technical issues with residents
- Explore opportunities through themed workshops

04/ Briefing
- Agree on resident role in selecting developers and architects
- Consult on options, through exhibitions, drop-ins, and discussions
- Identify future residents
- Co-create a planning and design brief

07/ Completion and monitoring
- Communicate regularly through project updates
- Discuss future management arrangements
- Monitor design quality
- Explore potential for community-led temporary uses of the site

01/ Project start up
- Run resident housing audit
- Identify an available site or housing need and start a dialogue with residents.

02/ Project set up
- Do a community audit
- Run a design visioning workshop
- Design for everyone: a guide to the design process

05/ Planning and design
- Build capacity with local people
- Write an engagement plan
- Visit other recent housing projects for ideas

06/ Construction phase
- Set up management and maintenance arrangements that involve or are led by residents
- Monitor the build process and quality from the initial stages and throughout the process.