



A NEW COHOUSING PROJECT in Wisewood, S6 4TW

About Cohousing

This is when a group of people collectively own and manage a site and the housing and utilities there, and then they buy or rent their own unit from the group. As well as the individual homes, there are shared indoor and outdoor spaces. Cohousing is something growing across the UK as a way of returning to greater social interaction as well as reducing our environmental impact through greater sharing.

For more information about cohousing:
www.cohousing.org.uk

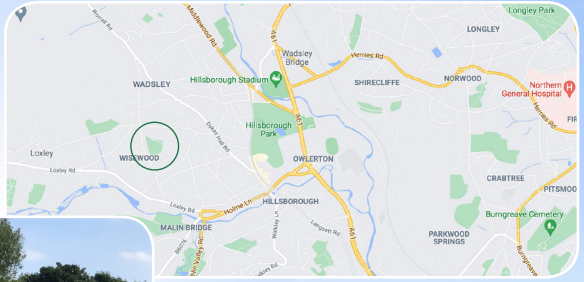
The story so far

The top of Spider Park, off Sevenfields Lane, off Ben Lane, in Wisewood, Sheffield S6, is being sold off by the City Council for housing and, in July 2020, planning permission was granted for a housing scheme there.

Now, Five Rivers Cohousing and timber-frame construction company Oakworth Homes, both Sheffield-based, are developing plans for a custom-build cohousing project there, all built to high environmental standards and respecting the surrounding open space.

Location

The site is about 1.2 acres, framed by open grassland and mature trees, with lovely views as the open space falls southwards. It is close to the Wadsley and Loxley Commons, and the amenities and transport Interchange of Hillsborough. It's easy to get into town via the regular 52a bus or tram, and equally easy to get into the countryside.



About Five Rivers Cohousing

We are a Limited Company set up by some Sheffield residents in 2012 to develop a cohousing project in the city. Over the past ten years, we have bid for various sites but without success, particularly when competing with private developers. Meanwhile, we have done a lot of background work on our aims and vision, building our membership, the design of our scheme, financing, and promoting cohousing among Council officers and members.

In 2020, we were awarded grants by Homes England, enabling us to hire a Development Consultant, Financial Consultant, Employers' Agent and solicitors. Along the way, we have also benefited from collaborating with students at the University of Sheffield School of Architecture.

As of mid-2021, we have a core group of eleven Members who all contribute and work together to develop the scheme. There is also a thread of creativity running through our group – many of us enjoy singing, dancing and writing, as well as gardening and walking in the countryside.

We are looking forward to welcoming fellow cohousers to help us complete the scheme. Our intention is to create a diverse and multi-generational community, enjoying and promoting a more sustainable and neighbourly way to live.



Our plan for the site

Our scheme will have 22 units, ranging from 1-bed and 2-bed apartments to 2-bed and 3-bed houses, along with shared facilities – notably a substantial Common House with space to meet and socialise, as well as a laundry and guest bedrooms. All will be built to high environmental standards.

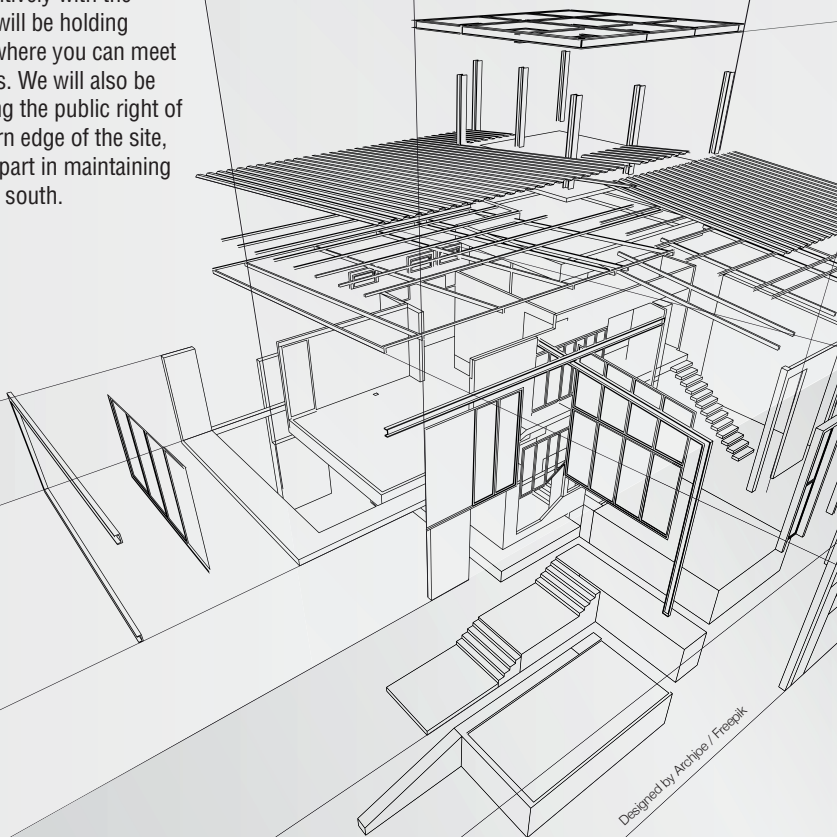
Outside shared space will include communal growing areas, wildlife friendly spaces, a bike shed, and play areas. We plan to have as few cars as possible, with a car share scheme of electric ones, and encourage the use of bikes and public transport whenever possible.

We aim to interact positively with the local community, and will be holding information sessions where you can meet us to discuss our plans. We will also be retaining and respecting the public right of way across the northern edge of the site, and will play an active part in maintaining the public space to the south.

“There is no other area of the city I would rather live. Close by is a pleasant community café, good pubs, a Methodist Church and Community Rooms, a convenience store with a Post Office, and an excellent fish and chip shop. Buses go to the city (via the Hillsborough shops, Broomhill, Hallamshire Hospital, the University and West Street) every 10 minutes or so, running to quite late at night.

Nearby Hillsborough is well-served by doctors, dentists, a Library and a shopping centre. There are two sport and leisure centres within easy reach. Sheffield Wednesday’s ground is nearby. For kids, there’s Hillsborough Park down the hill, and an ambitious playground and community space is being created alongside the local primary school. It’s a safe place to live and the folk are extremely friendly.”

A Five Rivers member, who is already a local resident





Funding the scheme

We now need to get the finance in place to pay for the land purchase and build costs. This means we welcome - and need! - more people willing to join us and able to finance the purchase of their dwelling. Prices will be generally in line with those in the local area, taking into consideration that all who live there will also have access to a lot of shared spaces and facilities. We aim to offer a small number of units to rent as well.

We are also in talks with a sympathetic ethical lender, and we welcome loans from anyone who would like to support our scheme.

If you are interested in joining our community and/or lending us some money, please get in touch and we will send you fuller information.

Please also pass on our details to anyone you think might be interested in joining or supporting our project.

Thank you!

Timescale

Once planning permission has been granted, the build will most likely take some 52 to 60 weeks. So we could be moving in there in early to mid-2023.

Management of the scheme

The scheme will be owned and managed by Five Rivers Cohousing Co. Ltd., and democratically controlled by all those living there.



Contact Us:

For more information about our Wisewood project, please email us or check us out on the Internet and Facebook.

Website: www.fiveriverscohousing.org.uk

Email: info@fiveriverscohousing.org.uk

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