



THE
ALMSHOUSE
ASSOCIATION

Housing LIN

Almshouses 21st Century

- Professionals
- Partners
- Funders
- Residents and the local community.

Spirit/Practice



The Almshouse Movement

- Status of the Almshouse Movement
- Challenges/Risks
- Strengths
- Opportunities
- Ambition for next 10 years



- 1700 Almshouse charities -Most 1634 members of TAA
- 36,000 live in Almshouses
- Unique legal status/1,000 year history/valued historic buildings
- 75% have less than 20 units
- 90% good or excellent accommodation
- 200 at risk – estimated 50 charities failing
- Anecdotal feedback points to Almshouses adding value to life – Research on going (Alison Pooley/Jenny Pannell) more is needed and underway (The Mercers Company)
- 65% don't know what almshouses are of those that **do** 78% think they are good and we should build more.



Challenges to Almshouse Charities

- Governance
- Buildings – maintenance/conservation
- Age/frailty residents
- Bureaucracy/Responsibility pre and post Covid
- Funding

Auction Norfolk sale Almshouses 2020 – inevitable challenge of costs against charitable objective



- Spirit - Compassion & Companionship
- Residents avoid isolation/creation micro community
- Architecture
- Legal Definition
- Exemptions – RTB etc.
- Value of the network
- Patronage
- 1,000 year history
- Affordability

- Awareness/Visible brand/Understanding
- Local and National Government (planning/social services)
- Research

Models –

- Inter generational
- Partnerships/Rural Exception Schemes
- CLT
- Carbon/Green
- Community

- 5,000 new Almshouse dwellings
- 10 new Almshouse charities
- 80% of people know Almshouses and know they are a good thing

- **Status of the Almshouse Movement**

Progressive/Historic/

- **Challenges/Risks**

Awareness/Governance/Buildings/Policies

- **Strengths**

Network/Spirit – Compassion & Companionship

- **Opportunities**

Awareness/Partners/Members

- **Ambition for next 10 years**

5,000 new dwellings/10 new charities



