



# Staying Alive: A Community-Led Bid at the Heart of Chorlton

Chorlton Community Land Trust



Operate as a not-for-profit  
**Community Land Trust**,  
which is accountable to its  
membership.



Ensure **age-friendly design** and  
management principles are  
implemented



Raise funds to directly invest  
in the **community ownership**  
of permanently affordable  
homes, community spaces  
and buildings



Protect and enhance the natural  
environment through the **protection  
and creation of diverse habitats**,  
wildlife corridors and provision of  
sustainable drainage features



Promote the use of car free areas,  
car sharing initiatives, electric  
vehicle charging points and cycle  
infrastructure to **reduce traffic  
congestion** and improve air quality



Seek opportunities  
to **engage with other  
community organisations**  
and the wider community  
for mutual benefit



Create **shared community  
spaces** to foster increased  
neighbourliness,  
personal wellbeing, and  
environmental awareness



Invest in low and zero carbon  
technologies and building  
efficiency to **reduce impacts  
on climate change** and build  
in climate resilience



Provide a **variety of housing** types and  
tenures to meet the needs of the diverse  
local population, including cohousing



Prioritise the delivery of  
affordable homes, with an  
allocation policy that gives  
**priority to local people**  
affected by rising house prices

## Vision & aims

Our vision is that local people have  
**control of the design, development  
and stewardship of the places in  
which they live.**

We aim to...

# A Quick Recap...

- **March:** Co-op markets the site for sale
- **April:** Chorlton CLT submits Asset of Community Value nomination (rejected by Manchester CC in September)
- **May:** Co-op identifies preferred bid for demolition and residential redevelopment of the site
- **July:** Co-op Cluster Public Meeting attended by the Co-op...



# The Heart of Chorlton

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# A Community Asset?

- Originally a 1920s Picture House
- Elegant original façade to Nicolas Road remains
- A building of unique scale and prominent location
- Monthly markets in the surrounding public realm
- Local heritage value
- Excellent redevelopment potential
- Demolition would be a ... Tragedy!



# A Vision For The Heart of Chorlton



- A destination for retail, leisure and cultural activities to boost local businesses
- An economically, socially and environmentally sustainable Heart of Chorlton which builds on its current character
- A co-ordinated approach to the regeneration of multiple sites
- An opportunity for thriving high street & quality redesign
- Ensuring the long term vitality and viability of the district centre
- A celebration of cultural and heritage assets

# What have we been doing?

- Identifying a development partner
  - <https://generation.ltd.uk/>
  - Toast Rack, Fallowfield
  - Cheadle Trust Community Centre
- Engaging key local stakeholders
  - Chorlton Family Practice needs more space to meet current and projected demand
  - Opening dialogue with local traders
  - Meeting potential operators and tenants



# What Have We Been Doing?

- Negotiating with the Co-op over an alternative plan for the site
- Meeting Manchester City Council to discuss the plans and options
- Surveying the building
- Developing and costing the plans and proposals
- Establishing the deadline for the community-led bid: **8<sup>th</sup> November 2019**

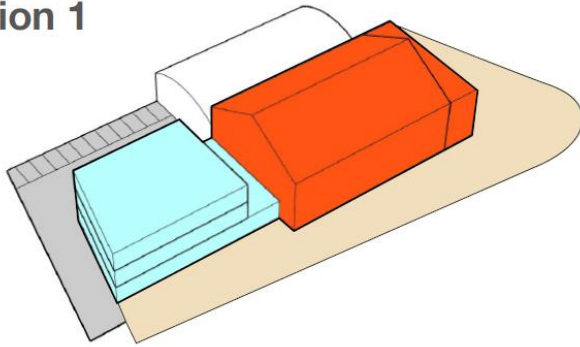


MANCHESTER  
CITY COUNCIL

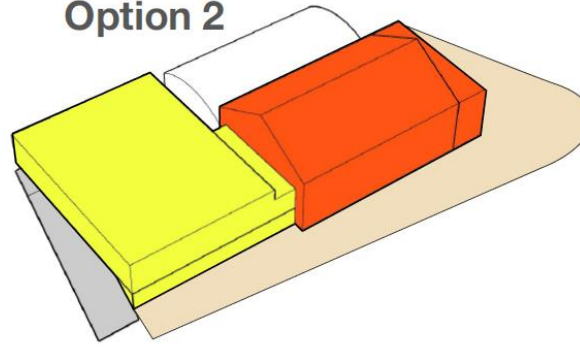


# Design Ideas

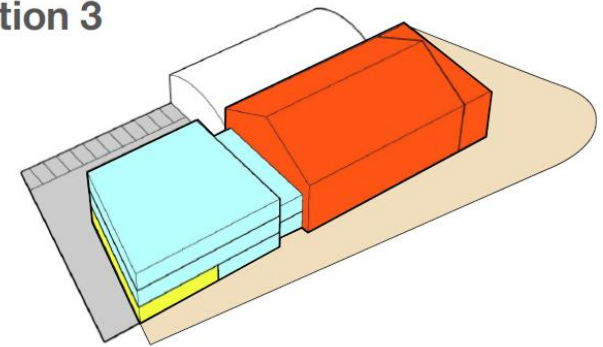
Option 1



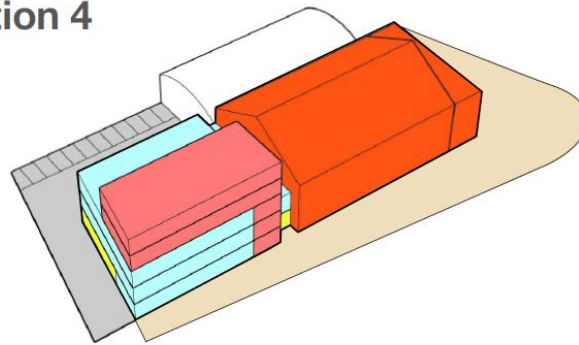
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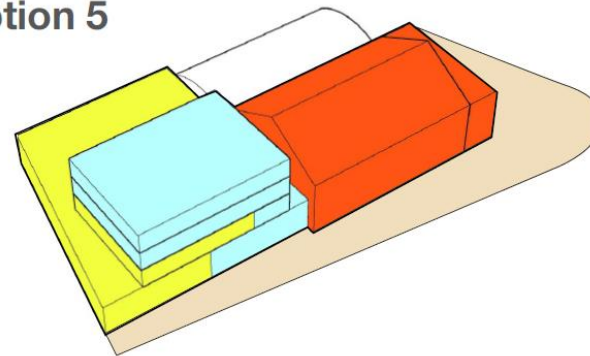
Option 3



Option 4



Option 5



## Key



Gym



Health Centre



Residential



Food and Makers  
Market



Parking

# The Key Parts of the Plan

- A Food Hall Market Space
  - Showcasing our Distinctive Local Traders
  - Hosting film, arts and cultural activities
  - Celebrating the Bee Gees Legacy
- New Health Centre for Chorlton Family Practice
- Office / Co-working / Gym
- Pedestrianised Public Square on Nicolas Road
  - Community Meeting and Events
  - Traditional Markets
- Solar PV Community Energy System
  - 200 roof mounted PV panels – saving 11.5t of CO2 per year!







Health  
Centre  
with Office  
or Gym  
above

The Picture  
House: Food  
Hall and Arts  
Space

Public / Market  
Square on  
Nicolas Road





# The Picture House

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# The Community Heart

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Chorlton  
Square?





# What next?



Keep working with potential tenants and occupiers



Meet local traders and community groups



Raise awareness through social media, leaflets, posters etc.



Prepare and submit a formal bid to the Co-op on 8<sup>th</sup> November



Fundraising....

# The **Stayin' Alive!** Crowd Funding Campaign - we need you!



- A rewards based crowdfunding campaign, including
  - Event tickets
  - Discount cards
- All pledges will be held by Crowdfunder in Escrow
  - If the community-led bid is successful, funds will be paid to the CLT to buy the site
  - If the community-led bid is unsuccessful, 100% of pledges will be refunded by Crowdfunder
- Support will prove community endorsement and social value of the project





# Recent Local Fund Raising Examples

Stretford  
Public Hall  
Community  
Share Sale:  
£255,000





Hulme  
Community  
Garden Centre  
Community  
Share Sale:  
£204,850



# How can you help?



Pledge your support through the Crowd Funding Campaign



Buy a £1 membership share in the CLT

Become an owner of the CLT and the project  
Have a real say in how the plans progress



Become a member of the Co-op and make your views known via the Co-op Member Pioneer



Spread the Word – get people involved!



Support the campaign. Do you have skills or time to offer?

# Thank you!

[www.chorltonclt.org](http://www.chorltonclt.org)

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@ChorltonCLT

