

ANNUAL REPORT 2020

YEAR ENDING
APRIL 30, 2020



NASCO



THE NORTH AMERICAN STUDENTS OF COOPERATION'S VISION IS TO ACHIEVE A SOCIALLY AND FINANCIALLY RESPONSIBLE NORTH AMERICAN COOPERATIVE ECONOMIC SECTOR FOR ALL PEOPLE AND ORGANIZATIONS INTERESTED IN APPLYING THE PRINCIPLES AND PRACTICES OF COOPERATION.

NASCO PROGRAMS

NASCO COOPERATIVE EDUCATION AND TRAINING INSTITUTE Our flagship annual conference of cooperators from across the continent

STAFF AND MANAGERS CONFERENCE A conference tailored to the unique needs of group-equity housing cooperative staff and member leaders

COOPERATIVE INTERNSHIP NETWORK Summer internship placement service connecting future co-op leaders with cooperative career opportunities

TRAINING AND EDUCATION Cooperative education workshops

CONSULTING Technical assistance tailored to member co-op needs

PROPERTY LEASING NASCO Properties, a "co-op of co-ops," is a system of properties across the US with the houses supporting one another with finances and information

DEVELOPMENT NASCO Development Services provides technical assistance to cooperatives who are working to form, expand, or stabilize

ONLINE SHARED RESOURCE LIBRARY Free online templates, trainings, videos, policies, and technical resources

LINKING AND NETWORKING NASCO acts as the organized voice of the North American cooperative housing movement and the youth cooperative movement

MONTHLY NEWSLETTER Reports on recent NASCO activities as well as the greater cooperative movement globally

MEMBER COOPERATIVES

ACTIVE MEMBER CO-OPS

- 4th Street Co-op
- Bitternut Collective
- Boulder Housing Coalition
- Brook Avenue
- Chateau Student Housing Cooperative
- Cole Townhomes
- College Houses
- Community Housing Expansion of Austin
- Community of Urbana Cooperative Housing
- Franklin Student Housing Cooperative
- Horizontal Housing
- ICC Ann Arbor
- Interfaith Committee for Detained Immigrants
- Kalamazoo Collective Housing
- Madison Community Co-op
- Marcy Park
- Marquette Climbers' Cooperative
- Marshall
- MATCH
- MOSAIC Co-op
- Nickel City Housing Co-op
- Picklebric
- Portland Collective Housing
- Providence East Association of Cooperative Housing (PEACH)
- Queen City Cooperative
- Qumbya Housing Cooperative
- Red Clover
- River City
- Rosewood
- Santa Barbara Student Housing Cooperative
- Solar Community Housing
- Student Cooperative Organization (SCO)
- Students Cooperative Association
- Students' Coop, Inc.
- The Midden
- The Slade Ecological Cooperative
- UKSHA (pictured)
- Waterloo Cooperative Residence Inc
- Whitehall



CO-OP EDUCATION & TRAINING INSTITUTE

The annual NASCO Cooperative Education and Training Institute held on November 8-10, 2019 in Austin, TX saw over 350 cooperators converge for a weekend full of programming centered around the conference theme "Cooperate Locally."

Highlights included a keynote presentation by Dr. Tane Ward titled "How Housing Can Heal Us All," identity-based caucuses, screenprinting, cooperative game night, and a tour of campus co-ops in Austin.

82

SESSIONS

67

SPEAKERS

42

SCHOLARSHIPS
PROVIDED

197

GUESTS HOSTED BY
LOCAL CO-OPS



COOPERATIVE LEADERSHIP DEVELOPMENT

THIRD THURSDAY CO-OP STAFF CALLS

NASCO hosted monthly calls for housing co-op staff to share goals, challenges, and resources. Topics included Finance: Budget Season!, Facilities/Maintenance: Planning for summer projects, Membership: Managing Summer Occupancy, General Management: Staff Development & Self Care, Development, and Membership: New member orientation.

CO-OP INTERNSHIP NETWORK

NASCO's summer internship placement program placed six interns in paid internships positions at cooperatives. Interns focused on co-op maintenance, fundraising and grant writing, outreach, education, membership, and administration.

STUDENT HOUSING COOPERATIVE LEADERESHIP CONFERENCE



The Student Housing Cooperative Leadership Conference was held June 20-June 22, 2019 and included **roundtables, peer consultations, networking sessions, and workshops geared towards staff and member leaders at student housing cooperatives.** Solidarity housing was provided by NASCO members Waterloo Cooperative Residence Inc. (WCRI).

WORKSHOPS, TRAINING & CONSULTING

CO-OP WORKSHOPS

This year, NASCO staff created and updated the following workshops which were **offered to member co-ops and community members in-person and online:**

- Board Roles & Responsibilities Beyond the Basics
- Meeting Facilitation Beyond the Basics
- Staff Evaluations
- Co-op Member Debt and Finance Policies
- Co-op Maintenance
- Membershopping
- Budget Fluency
- The Fair Housing Act and Your Co-op
- Managing Member Debt
- Housing Co-ops 101
- Building Blocks to a Functional Community

NASCO staff visited 15 co-ops in-person for direct training prior to the COVID-19 outbreak and continued to offer workshops and training online to member co-ops and non-member co-ops in crisis.



CONSULTING

NASCO's consultation services were refined to offer in-depth **support to cooperatives beyond the scope of a single workshop or training session.** Consultation offerings include:

- Policy and Operations Design
- Financial Planning
- Team and Community Building
- Co-op Governance Assessment
- Staff Relations
- Expansion, Development, and Real Estate Projects
- Co-op Health Assessments

NASCO PROPERTIES



NASCO Properties is a “co-op of co-ops” which serves as a property holding and management corporation to assist new housing cooperatives with financing and management.

16 PROPERTIES
250 MEMBERS



Following the unemployment crisis resulting from the COVID-19 pandemic, NASCO Properties **supported members by collecting data and creating financial projections to negotiate deferred payments on loans and mortgages.**

NASCO Properties expanded capacity by negotiating the **exchange of one current property in Providence, RI for two comparably sized and located properties in better condition** (pictured).

CO-OP DEVELOPMENT

NASCO Defines "Co-op Development" as: "Any activity that increases or preserves the amount of cooperative housing stock, improves that housing stock physically, or improves the standing of housing cooperatives financially."
This year, NASCO Development Services:

Supported MATCH Cooperative in Minneapolis, MN with developing policies, bylaws, and an expansion plan.

Helped Boston Community Cooperatives in Boston, MA develop policies that separate the house vs. corporate responsibilities of the organization as a multi-house cooperative.

Assisted HAUS in Houston, TX (pictured) with an application for CDBG funding to purchase and renovate their buildings.



Provided additional consultation to

- Bloomington Cooperative Living (BCL), Bloomington, IN
- Unitarian Universalist Community Cooperatives (UUCC), Boston, MA
- Student Cooperative Association (SCA), Athens, OH
- Evergren Co-op, Chicago, IL
- Horizontal Housing, Baltimore, MD
- Foster Village, Portland, OR

COVID-19 RESPONSE

MAPPING THE LANDSCAPE

NASCO **conducted an economic impact survey** at the onset of lockdown in March 2020 to get a birds-eye view of the economic implications of COVID-19 on housing cooperatives. We received survey responses from 33 cooperatives, finding

- On average, 45% of co-op members had been laid off or are out of work because of COVID-19
- On average, 19% of co-op members had moved out because of COVID-19
- 60% of responding co-ops had halted evictions for non-payment, waived rents, or taken similar measures

LOAN APPLICATION SUPPORT

NASCO **hosted loan application co-working sessions** for housing cooperatives and **provided direct loan application assistance** to co-ops.

COLLECTING AND SHARING RESOURCES

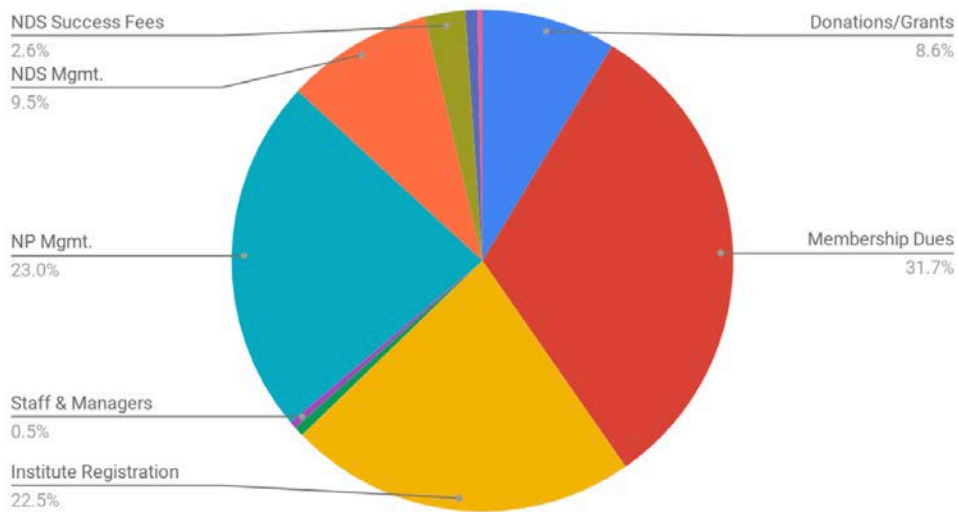
NASCO **collected and shared COVID-19 Resources for cooperatives on our website** which included frequently updated resources for cooperative living health and safety protocol, economic resources and funding, mutual aid, advocacy, social justice wisdom, campus organizing, and working in teams remotely.

BUILDING SOLIDARITY

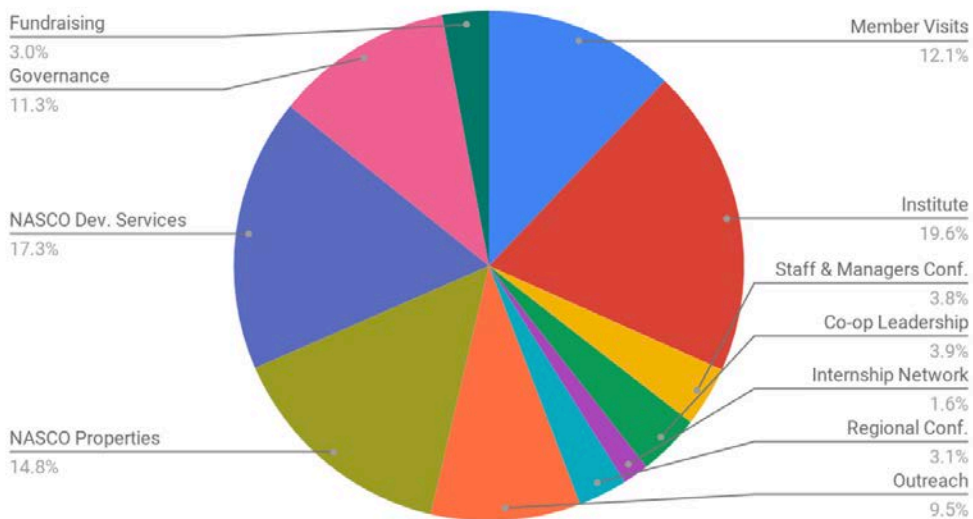
NASCO **hosted a series of Solidarity Social events** online to offer space for co-ops from across the US and Canada to come together in solidarity and in practice of community care. Solidarity Social themes included Lifting Spirits, Move-ins and Move-outs, Mapping our Social Change Roles, and Anti-racism.

INCOME & EXPENSES

Sources of Funding



Expenses



NOTE: These graphics reflect the income and expenses of NASCO and do not include NASCO Properties and NASCO Development Services. Full financial statements will be added here once our audit is complete.

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THANK YOU TO OUR PARTNERS AND DONORS FOR MAKING NASCO'S WORK WITH HOUSING COOPERATIVE EDUCATION, CARE, MANAGEMENT, AND DEVELOPMENT POSSIBLE!

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