



CO-OPERATIVE PRINCIPLES

- VOLUNTARY AND OPEN. MEMBERSHIP
- DEMOCRATIC MEMBER CONTROL
- MEMBER ECONOMIC PARTICIPATION
- AUTONOMY AND INDEPENDENCE
- EDUCATION, TRAINING AND INFORMATION
- CO-OPERATION AMONG CO-OPERATIVES
- CONCERN FOR COMMUNITY

SACHA is a democratic, not-for-profit organization, which provides services to its members and other similar organizations and conducts business based on the Co-operative Principles as adopted by the International Co-operative Alliance.



WHAT IS SACHA?

SACHA grew from a base of volunteers who worked together coordinating the CHF Canada Annual Meeting held in Calgary in 1985. The group decided to incorporate and in the spring of 1989 officially became the Southern Alberta Co-operative Housing Association.

SACHA serves as the regional federation of housing co-operatives and is financed by membership fees and fees for services. Membership is open to housing co-operatives located in Southern Alberta (Red Deer and south), as well as other individuals and organizations, which support SACHA's aims and accept the responsibilities of membership. The Board of Directors is made up of individuals of member organizations. Directors are elected by the members at the Annual General Meeting. The Board with the aid of committees and staff supervises SACHA's activities and reports to the members.

SACHA's staff include the Executive Director, the Member Services Assistant, a team of Property Management Co-ordinators and a team of Consultants.

Consultants and certified CHF Canada instructors provide consulting services and governance and management courses.

SACHA has a sector membership agreement with CHF Canada, which requires membership in both organizations. Members enjoy complementary benefits and services provided by both.

SACHA, together with the members, form a community working toward the same goals and operating by the same principles. This partnership of working together, sharing information and supporting one another, ensures continuing success.

SACHA provides operational and educational services. Many are included with membership at no additional cost and some are offered for a fee that is discounted for members.



Southern Alberta Co-operative Housing Association

**Supporting Healthy, Diverse
and Inclusive Communities.**

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Membership Provides Protection, Security and Community

PROTECTION

Representation

Voice member concerns with municipal, provincial and federal governments

The Agency For Co-operative Housing

Advise and support members in matters involving CMHC

Lobbying

Represent the interests of housing co-ops with politicians at both the federal and provincial level

Referrals

- Legal, Auditors, Trades
- Inform the public about co-op housing
- Direct prospective members toward suitable accommodation

SECURITY

Financial Savings

- SACHIP – group banking plan
- SACHA's bulk purchasing programs
- Sector membership agreement
SACHA members receive a 10% discount on CHF Canada's dues
- CHF Canada's insurance services designed specifically for housing co-ops, their members and staff

Phone Consultations

Advice and referrals to members and individual members of housing co-ops

Effective Governance And Management

Meet with members to determine their needs and develop a plan for assistance in all areas of co-op governance/management

COMMUNITY

Sector Affiliation

- CHF Canada and other regional federations
- Member of Alberta Community and Co-operative Association (ACCA)
- Links with Rooftops
- Northern Alberta Co-operative Housing Association (NACHA)

Communication

- Encourage and facilitate communication among members
- Provide information and educational information in newsletters
- Helpful and informative website

Business and Social Events

- General Membership Meetings
- Annual Goldeye Conference
- Co-op Staff Networking Luncheons

VARIABLE FEES APPLY FOR:

BULK PURCHASING

Collective buying insures:

- Competitive Pricing
- Quality Control
- Accountability
- Saves your co-op time and money

EDUCATION SERVICES

- Developed specifically for co-ops
- Professionally delivered in group settings or to individual co-ops
- Workshops specific to: Good Governance, Sound Management, Building Community
- 2020 Compass Facilitation

ADMINISTRATIVE SUPPORT

- Financial – monthly financial statements, basic bookkeeping, invoice and cheque writing, deposits
- Move-in/out and annual unit inspections
- Temporary staffing for holidays
- Staff training

CONSULTING SERVICES

- Plain language document review
- Board orientations
- Assistance with committee functioning
- Meeting facilitation

CONFLICT MEDIATION

- Help resolve disputes among co-op members
- Consultants to facilitate difficult meetings

PROPERTY MANAGEMENT

- Peace of Mind
- Accountability
- Quality Control
- Expertise
- Staffing
- Supervision
- Financial Management
- HR Consulting

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