

CASE STUDY TITLE: MAJOR DEVELOPMENT AGENCY THESSALONIKI

AUTHOR: UOM

THEME: WRITE DOWN ONE OF OUR 4 THEMES: SUSTAINABLE HOUSING,

Case study (350 - 500 words in total divided in the following elements)

Case study description:

Major Development Agency Thessaloniki S.A. is an enterprise operating in the wider area of Thessaloniki with the purpose of developing a coherent “STRATEGIC SUSTAINABLE URBAN DEVELOPMENT OF THE MAJOR INTEGRATED SPATIAL INVESTMENT OF URBAN METROPOLITAN THESSALONIKI”.

As such, MDT relies on EU financial mechanisms, as well as other National, European and International financial – lending or donation instruments.

Based on the above, the Company aims at the design and implementation of business planning and development projects, as a development mechanism of public interest of the bodies of the urban metropolitan Municipality of Thessaloniki for the production and dissemination of design and methodological tools at the local and supra-local planning level covering all the areas in which the Local Government directly or indirectly exercises policy and intervenes during the exercise of its development planning and project implementation.

In more detail, the organization attempts to exploit better the funds that are available for the municipalities and prefectures in Central Macedonia, which up to that point could not be absorbed (due to reasons beaurocracy, missing manpower etc.). However, MDT attempts to do so by assisting with technical and financial consulting in development projects that would benefit the cities.

Consequently, MDT designs urban sustainability projects related to infrastructure, education, vocational training etc. that are beneficial for citizens. Within these projects, various activities are carried out that have effects on:

Environmental and/or social effects:

- Sustainable urban development
- Social inclusion and services
- Social and affordable housing

The following factors constitute important environmental and social effects for MDT

- Social and affordable housing
- Network of stakeholders
- Collaboration with local authorities

The organization is a private company of “special purpose” according to Greek Law, which means that the shareholders are municipalities and prefectures in Central Macedonia. However, contrary to typical companies, the aim is not to maximize profits for the shareholders but to help distribute the available funds for the benefit of citizens without of course incurring losses. This type of company is not typical in general in Greece, nonetheless it is one that is being used by municipalities in order to have dedicated people that could assist in utilizing EU and national funds for the benefit of citizens. The difference of MDT



compared to the other agencies of the same kind, is that MDT has a large shareholders' network and collaborates with many municipalities in Central Macedonia, Greece.

Regarding metrics that the organization uses, the main source of revenue is by funds. (either European or national) while the main costs are from personnel and expenses related to the various projects. However, due to the nature of all those projects these cannot be grouped in just a few categories: there could be construction costs (in social housing), travel expenses, funds for training available for people who cannot afford it etc. Finally, the main metric of success of the company is twofold: 1) The incurrence of no losses for any given year with 2) the concurrent maximization of benefit for the maximum number of citizens

Closure, with focus questions arising from the case / problem:

The company relies on financing either from EU level or national and local levels. As such, in order for any social housing developments to continue to be successful, continuous funding is necessary. Furthermore, the appropriate legislative framework needs to be in place for the particular business model to succeed. Finally, the latest international developments (will) have an effect on the development of new social projects.

STAKEHOLDERS: (1) MDT (2) LOCAL AUTHORITIES (3) EU BODIES (4) CONSTRUCTORS

ETHICAL ISSUES (**POSITIVE**, NEGATIVE) IN RELATION TO THE SCENARIO: (1) RELIANCE ON EXTERNAL FUNDING (2) SOCIAL HOUSING (3) SUSTAINABLE HOUSING – EFFECT: DESPITE THE RELIANCE ON EXTERNAL FUNDING THE OVERALL IMPACT OF THE ORGANIZATION CAN BE CONSIDERED POSITIVE AS IT ATTEMPTS TO MAXIMIZE BENEFITS FOR CITIZENS

GREEN SKILLS ADDRESSED: (KEEP RELEVANT ONES FROM THE LIST: CITY PLANNING SKILLS, LANDSCAPING SKILLS, FINANCIAL SKILLS

SDGS ADDRESSED: GOAL 11: SUSTAINABLE CITIES AND COMMUNITIES

