



Community LAND Trusts

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National CLT Network

Community Land Trust (CLT)

A non-profit that owns and stewards land permanently for the common good, providing:

- Affordable housing
- Commercial spaces
- Urban and rural agriculture
- Natural land and parks



Community control of land



Stewardship

Permanent affordability



Resident betterment

Dual Ownership



Individual owns improvements (home) & leasehold right



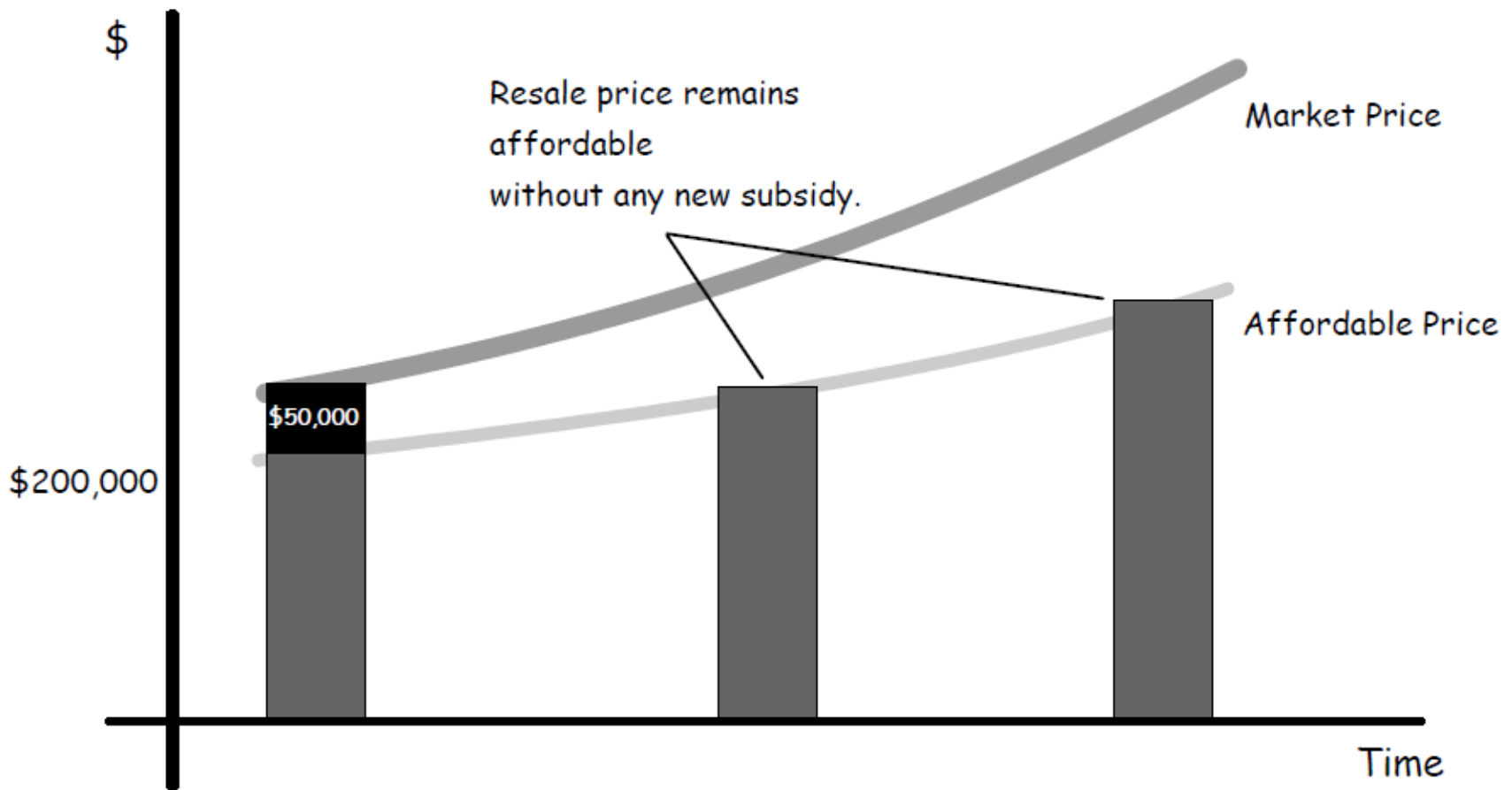
Community Land Trust owns land

Dual Ownership



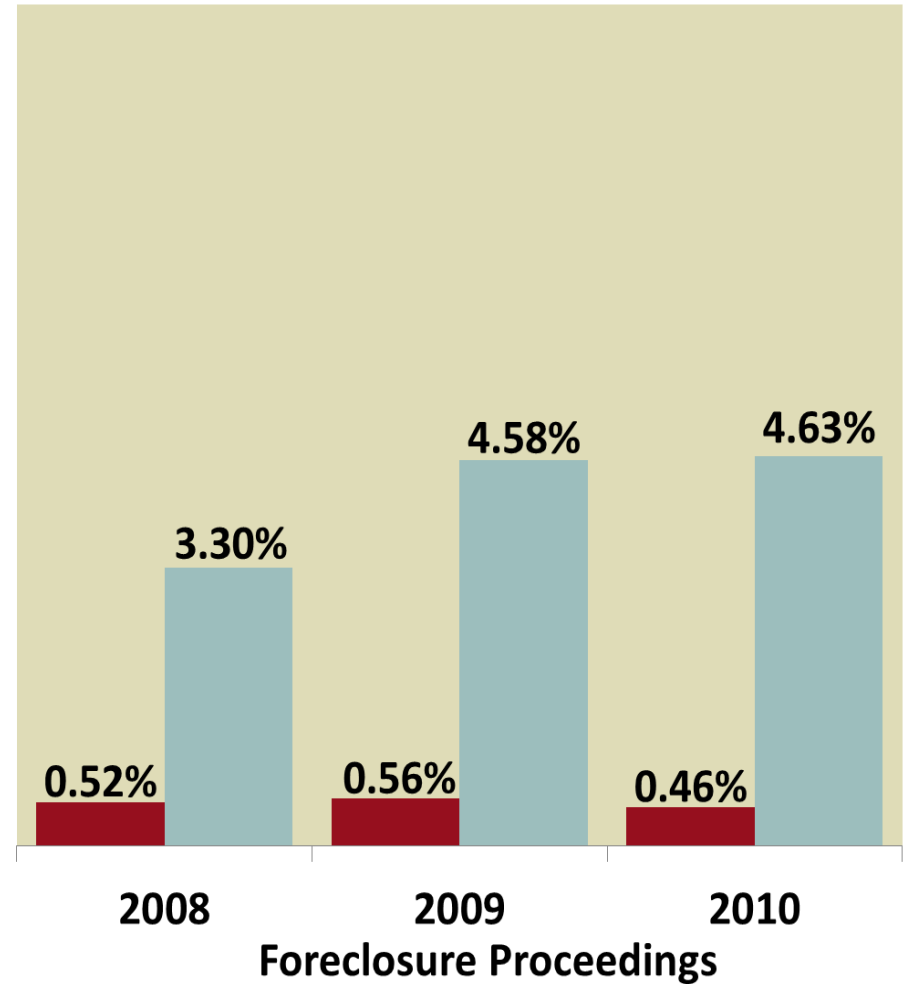
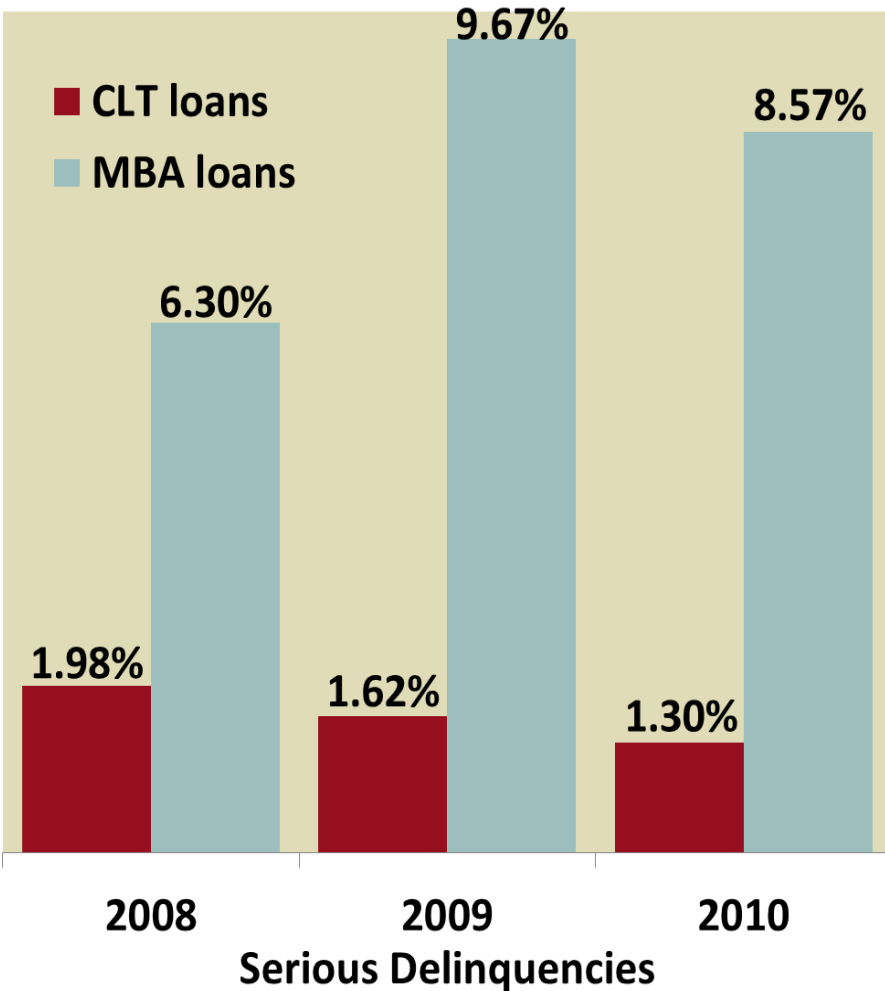
Ground Lease ties improvements & land together

Affordable in “hot” markets



Sustainable in “cold” markets

■ CLT loans
■ MBA loans



Stabilizer for the housing market



“CLTs provide an opportunity for a segment of housing to be **protected from changes in the housing market**, and that’s in everyone’s best interest---not just those who live there.”



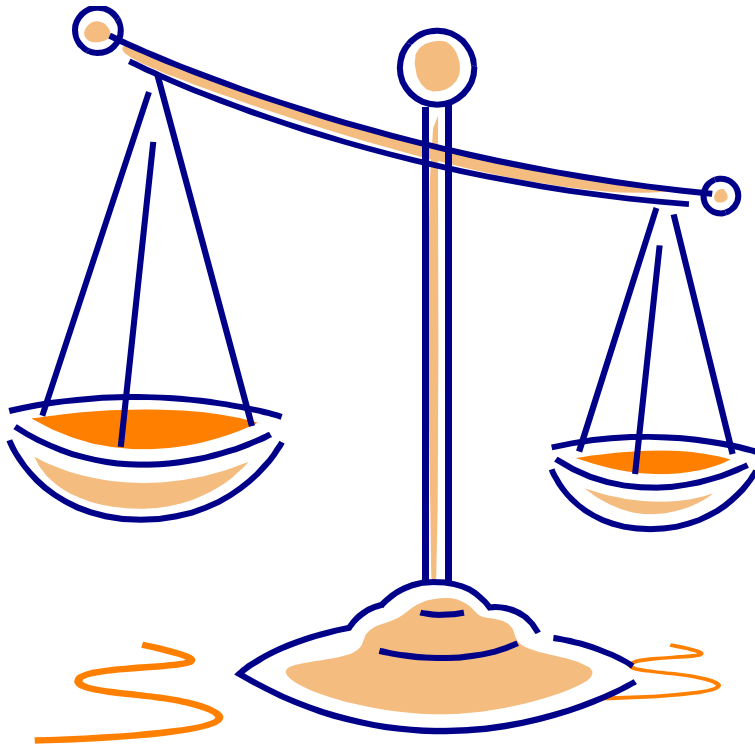
Roundtable 3: Democratic Governance



Community LAND Trusts

Brenda Torpy
Champlain Housing Trust

Balancing Interests



Individual interest
Community interest
Public interest

Community Membership



Dues-paying individuals in CLT service area

Represented on CLT's board of directors



Members vote on changes to:

- Bylaws
- Resale-formula
- Disposition of land

Tripartite Board Structure

