

Eastington Community Land Trust Foundation Meeting

17th October 2013

- **Introduction & Welcome**
Andrew Niblett
- **What is a CLT?**
- **How are CLT's working elsewhere to deliver community needs ?**
*Ian Crawley – Director of Gloucestershire Land for People
– National CLT Network Technical Advisor.*
- **Feedback from Housing Needs Survey [HNS]**
Tom Low
- **Public Discussion and Questions**
- **Foundation of Eastington Community Land Trust [E-CLT]**
Sign up for just £1
- **Foundation of Steering Group for E-CLT**
- **Close**

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Introduction

(Andrew Niblett)

“The design and size of homes in the past generally met the need of local people but more recently the ‘system’ has failed to provide appropriate size and style of houses wanted in Eastington”

TWO parallel processes can give control to Parishioners of Eastington

- a Community Land Trust
- a Neighbourhood Plan

Preparing the facts and needs:

from Parish Plan to feedback of Housing Needs Survey and beyond.....

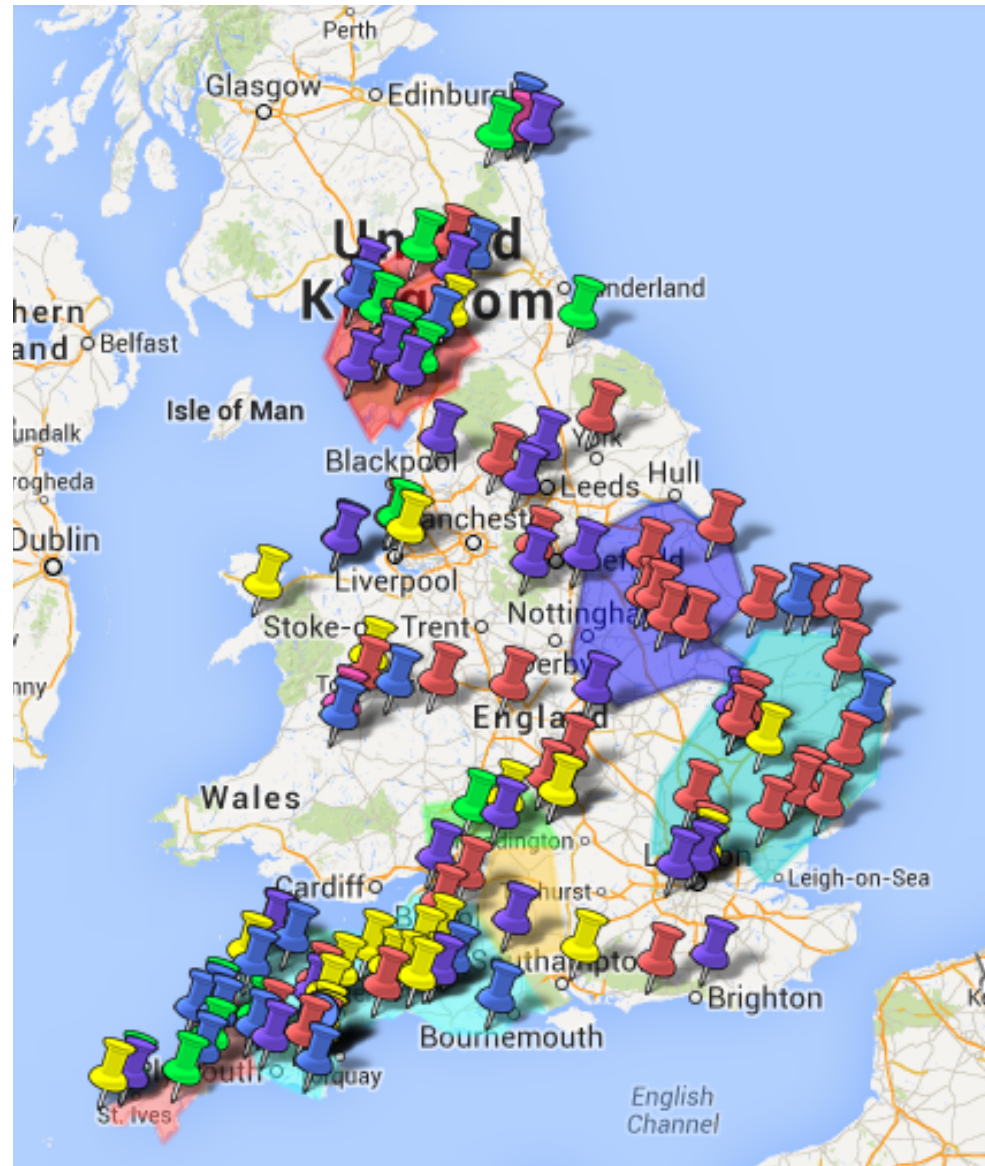
How are CLT's are working elsewhere to deliver communities needs ?

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Community owned and controlled

A growing CLT movement



Lyvennet [near Shap] CLT



Housing

Our Scheme

- 20 houses
 - 10 rented
 - 2 shared ownership
 - 8 self build
- Village green
- Local Occupancy

Circa £2m



Lyvennet [near Shap] CLT



The Site

- Old Stone Works
- Bats
- Asbestos
- Planning issues
- Slurry Pits
- Edge of Flood plain
- Foul Drainage
- Surface water



Lyvennet [near Shap] CLT



Stoneworks Garth



Funding

- HCA - £660k
- Mortgage - £500k
- Sale self-build plots - £600k
- Grants - £50k
- CAF - £330k loan
- Charity Bank Loan - £1.5m
- Fundraising £8k



Lyvennet [near Shap] CLT



July 2012



Lyvennet [near Shap] CLT



Outcome

- 12 homes + 2 under construction + 3 planned
- Further plots to sell
- 13% increase in primary school roll
- Our rents 66% of ave. open market
- 8 homes with children
- 15% increase in village population