

Eastington Community Land Trust Limited AGM (2023-2024)



Thursday 6 February 2025





EASTINGTON COMMUNITY LAND TRUST (ECLT) LIMITED

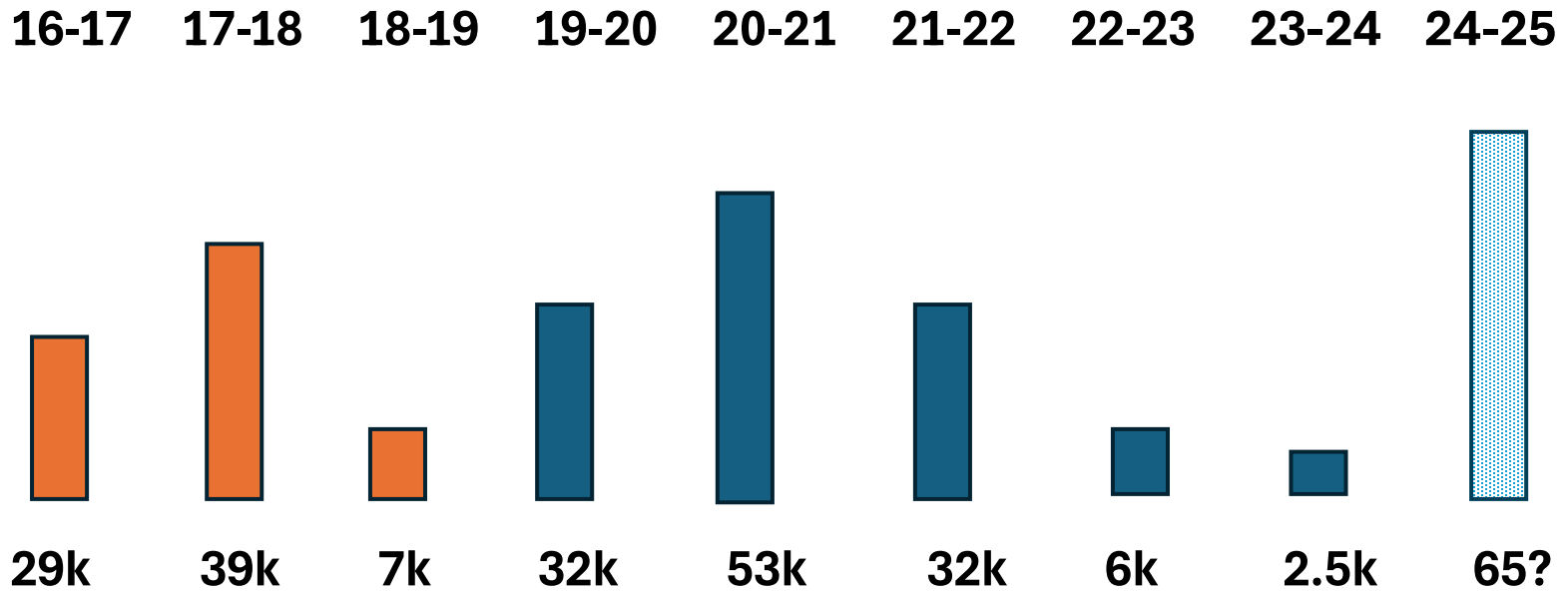
Treasurer's Report for 2023 - 2024

- Another quiet year on the finance front
- Lowest expenditure since incorporation - £ 2,111
- Misleading position at year end – excitement after 30th September
- After Land purchase, another low-spending year expected



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Variation in Expenditure 2016 - 25





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Treasurer's Report for 2023 - 2024

- Misleading position at year end, 30th September 2024
 - Savings Account still holding £54,000 for land purchase
 - At least we earned £800 interest!
 - With Current Account, £ 62,332 at year end



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Treasurer's Report for 2022 - 2023

- Misleading position at year end, 30th September 2024
 - Savings Account still holding £54,000 for land purchase
 - At least we earned £800 interest!
 - With Current Account, £ 62,332 at year end
- Land purchase in late October 2024
 - Current Account now £ 1,435.57
 - Savings Account now £ 7,846.22
- Forecast balance at 30th Sept 2025: £ 3,150

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Summary

- Eastington Community Land Trust Limited (“ECLT”) has now been operating as a Community Benefit Society for 8+ years
- Fullers Close
 - National Media Coverage
 - Upgrade Works Ongoing
- Homeground
 - Land Purchase Completed
 - Lease granted to Two Rivers
 - Works commenced on site
- Looking Forward
 - Housing Needs Survey, Neighbourhood Development Plan and Local Plan Review will drive any future development in Eastington

Fullers Close

- National media coverage of the development in the Sunday Times and Radio 4 (Farming Today)
- Discussions with Aster to upgrade permissive path and grassed areas.



Community Land Trusts turn nimbys into yimbys

Britain has more CLTs than any other country — the initiative is empowering more and more people to live in the place they call home

Lucinda Brocklehurst and her children, Poppy and Jasper, in their new home at Fullers Close, a CLT development in Eastington, nine miles from Gloucester

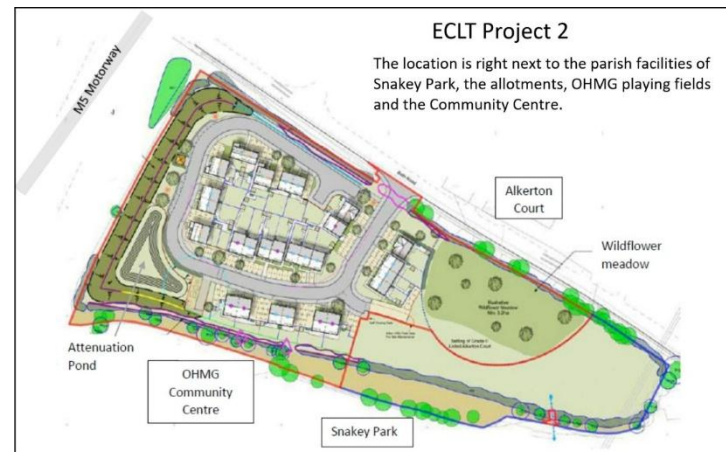
BRAD WAKEFIELD FOR THE SUNDAY TIMES



Homeground - Lease and Purchase Completed!!

- ECLT’s purchase of Homeground completed on 28 October 2024
- Western Portion let on 995-year lease to Two Rivers to carry out development of 31 affordable homes
- Eastern Portion retained by ECLT for future projects

Working #Twogether with Eastington Community Land Trust



Homeground – Commencement of Works

- Signage erected in December 2024
- Works commenced on 4 February 2025
- Target Practical Completion in March 2026



Looking Forward

- ECLT lobbying government for more support for community-led affordable housing in rural areas
 - 3x parliamentary questions submitted to Matthew Pennycook via Dr Simon Opher MP and responses fed back to National CLT.

- ECLT will support Parish Council in preparation of Neighbourhood Development Plan.
 - ECLT & Parish Council met with SDC Strategic Planning team on 5 February 2025 to discuss allocation of housing under Local Plan.

- **Housing Needs Survey to be undertaken in Spring 2025.**
 - Housing Needs Survey will feed into later stages of NDP Review
 - GRCC approached to facilitate survey (possible alternatives)

Questions

