Community Land Trusts

- Community land trusts are nonprofit organizations (often 501(c)(3) nonprofits) that separate land ownership from building ownership
- The trust owns the land, while individuals or other entities own the buildings located on that land
- The trust enters into agreements with building owners that establish:
  - Responsibilities for maintaining the land and buildings
  - Conditions for future resales of homes on community land trust-owned land

Photo courtesy of Casa Familiar

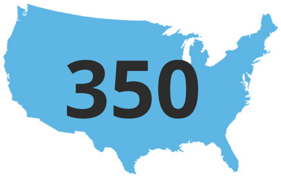
What are the benefits?

- **Help reduce housing costs by**:
  - Providing access to land at below-market rates
  - Requiring resale agreements that cap the maximum sale price
- **Community land trusts' resale agreements can**:
  - Maintain homeownership affordability over time for low- and moderate-income households relative to market-rate housing
  - Protect working people from getting priced out of their community
- **Allow people to build wealth by**:
  - Spending less money on housing
    - Allowing homeowners to invest in other opportunities or increase their savings
  - Selling their home back to the trust to recover costs

Who can own the bulidings on the land?

- Individual Homeowners
- Housing Cooperatives
- Owners of Multiple Home Developments
- Condominium Owners

How many community land trusts are operating today?



IN THE U.S.

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Local examples include:

- Tierras Indigenas Community Land Trust
- Avanzando Community Land Trust
- Mundo Gardens Community Land Trust