

Cornwall Community Land Trust

Extracted from <https://cornwallclt.org/>



What is a Community Land Trust?

A CLT is a not for profit, community based organisation run mainly by volunteers that develop housing at permanently affordable levels or other assets for long term community benefit.

Who is Cornwall CLT?

Cornwall Community Land Trust Limited (Cornwall CLT) was established in April 2006 as a result of the Cornwall Community Land Trust Project which became a nationally acclaimed pilot scheme. Cornwall Community Land Trust was registered as an independent Industrial and Provident Society with charitable rules in 2007. It is one of the most progressive and successful community land trusts in England, delivering or enabling more than 260 affordable homes and has more projects in the pipeline.

How is it funded?

Initial revenue funding was provided by Cornwall County Council and the Tudor Trust, with top up funding from DEFRA and the Charities Aid Foundation. Cornwall Rural Community Charity provides fully serviced office facilities and support to Cornwall CLT. Based in Penzance we have [professional staff members](#) and a [Board of voluntary Members](#).

Affordable homes

Affordable housing includes social rented, affordable rented and intermediate housing (both for rent and sale) provided to eligible households whose needs are not met by the open market. Eligibility is determined with regard to local incomes and local house prices, and detailed guidance about eligibility is published by Cornwall Council.

The Planning Authority (CC) uses planning conditions and legal agreements (known as section 106 agreements) to ensure affordable homes remain at an affordable price for future eligible households. In some cases, homes can be bought and sold at full market value but only if the increase in value is recycled to provide more affordable homes.

Cornwall CLT delivers affordable homes, mainly for sale and some for rent, tailored to the needs of local communities. In addition, we can provide the following range of services:

- Advice, technical assistance and development agency services to constituted local community groups and small housing associations on a consultancy basis
- Guidance and technical advice to new community-led groups interested in providing homes throughout Cornwall and the Isles of Scilly
- Advice and assistance on how to protect, save or manage other community assets.

How are homes allocated?

Priority is always given to local families.