

THE ECOBLOCK COMMUNITY LAND TRUST

The EcoBlock CLT creates common spaces with botanical beauty, ecological stewardship, and integrated energy systems as social infrastructure for the mixed-income community

ECOLOGY & ENERGY

Integrate renewable energy systems for a net zero community using



INCLUSIVITY

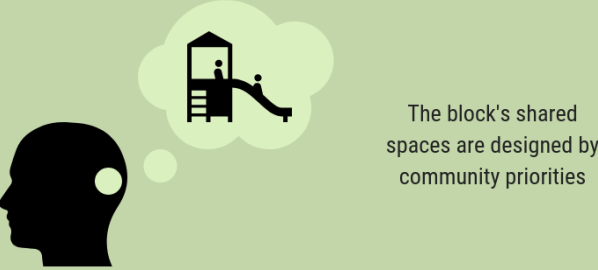


COMMONS

Commons are shared spaces and resources at the center of the community creating a safer neighborhood



COMMUNITY DESIGN



The block's shared spaces are designed by community priorities



Re-imagining the urban block as an ecological, social, and economic unit to facilitate equity, efficiency, and democracy

"A trust is for land that can serve a social purpose other than a subdivision." -Pat Cox

please visit our website at urbanecoblock.org



Community Land Trust

A solution to housing disparities in urban communities



WHAT IS A COMMUNITY LAND TRUST?

A Community Land Trust (CLT) is an organization that owns land in order to provide lasting affordable housing and improved quality of life through community ownership of land

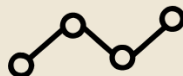
HOW IT STARTS



Funding is secured from grants, subsidies, private investors, etc.



The organization uses this money to buy land and establish a Community Land Trust



The CLT **creates affordable housing** and protect from land speculators

OWNING A HOME



Residents purchase and **own their homes** at an affordable cost



The **CLT owns the land** under the home and maintains it



The owner contributes to the CLT which provides services and upkeep

SELLING A HOME

Current owners earn **money for their home**, according to a resale formula



The CLT retains ownership of the land the house sits on



New owners buy their house at a **price kept affordable** by the CLT

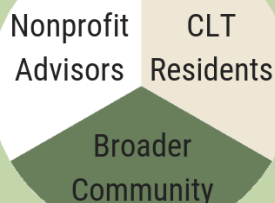


The new resident agrees to the same rules of the CLT

KEEPING IT RUNNING



The CLT is operated by a community council composed of equal parts



Urban Housing Issues

Disinvestment from low income communities

Gentrification of existing communities

White flight and outmigration from inner city communities

Increased vacancies

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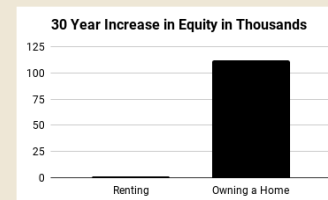
WHY USE A COMMUNITY LAND TRUST?

Community Land Trusts (CLTs) are designed to create equity for mixed income households by protecting the land from the speculative market

BUILD EQUITY

Homeowners typically build equity, while renters do not

CLTs allow people to own homes and gain some equity



KEEP AFFORDABILITY



CLTs allow housing to stay affordable for multiple generations as the home is sold to different owners

They also protect property from land speculators

REDUCE MARKET RISKS

During hard times, CLTs offer aid to residents to prevent foreclosure

The foreclosure rate of CLTs was 0.52% compared to 3% for the rest of the US at the end of 2008



COMMON AMENITIES



Shared spaces available to community



Community planned activities