

St Minver CLT. Rock, Cornwall		Cornwall District Council	
 <p>Source: Google Earth (2019)</p>		 <p>Source: Google (2019)</p>	
Housing Need Survey Result	Very high value area, lots of holiday and 2 nd homes. Outpricing local people.		
Size			
Scheme	12 bungalows		
Homes	Resale covenant fixes prices at 1/3 open market value, sold to people with strong local connection.		
Benefits	Enabled local people to meet own housing need through self-build. Partnership with LA and local community.		
History	Local Parish Council, Mr Bill Dingle led the scheme and it is named after him.		
Legal Incorporation	Charitable Company Ltd by Guarantee here		
Funding Model	Mix of grant and repayable loans from LA and the generosity of the land owners. Private mortgages repaid the LA loan.		
Democracy	Stewardship	Affordability	
All residents the community are eligible to be members of the CLT and be part of its decision making process. All decisions are democratic and transparent through the work of the management boards.	The CLT jointly own the equity with the owners. The CLT has a second charge against the property in case the owners default on their mortgage.	The homes are covenanted to be sold at no more than 1/3 of open market value to local people.	
Further information	https://www.the-self-build-guide.co.uk/st-minver-community-land-trust/		