

The first project of the Herstmonceux CLT Ltd is to provide affordable housing for people with a strong local connection to the village. Future projects could involve taking on other assets important to the community.

Herstmonceux CLT Ltd is a Community Land Trust. There is a legal definition of a CLT. It must be-

- Owned by the Community
- Run by the Community
- For the benefit of that geographical Community
- Not for personal profit

Housing and Regeneration Act 2008 Part 2, Chapter 1, Clause 79.

To ensure the CLT achieves this, Herstmonceux CLT Ltd has been registered as a Community Benefit Society and it needs members to join and help achieve great things. Each member will have one, equal vote at general meetings, be able to put themselves forward as a board member and elect the board.

A Community Benefit Society is joined by members owning shares in it. Unlike a share in a company (such as British Gas) you will not 'own' part of the CLT and will not receive any payment from profits. The shares cannot rise in value but may lose value. You cannot sell them.

As a Community Benefit Society, as well as guaranteeing democracy and ensuring its assets are protected, Herstmonceux CLT Ltd will be able to raise large amounts of money through issuing shares. Currently, we just want share membership.

We are asking for those who want to support our initial goal of providing affordable housing for local people to invest £1 in shares and join us. Please retain this half of the form and return the application form opposite with your payment to the address below.

Herstmonceux CLT Limited is a Community Benefit Society Registration No. 7612
Registered Office: **The Village Information Centre, 2-3 The Old Forge,
Gardner Street, Herstmonceux, East Sussex BN27 4LG**



HERSTMONCEUX COMMUNITY LAND TRUST Ltd

Membership Application Form

I _____ (full name) support the objectives of the Herstmonceux Community Land Trust Limited (Herstmonceux CLT Ltd) and wish to apply to become a member.

I understand that:

- Persons under 16 may not be members
- Members each have one vote at general meetings regardless of how many £1 shares they hold.
- Shares will never be worth more than I pay for them, they may even reduce in value and there will be no dividend payable to shareholders.
- By acquiring at least one share, I am signing up to the governing documents of the CLT and any Standing Orders in force.
- If I act against the interests of the CLT I may have my membership cancelled.
- This is not a savings scheme and I may not get any or all my money back should I ever ask for this in the future.
- If I wish to leave the CLT, I must apply in writing to the Secretary at the Registered Office. The Board will consider whether my share money can be returned. The CLT cannot guarantee it will have sufficient funds.
- The shares are not backed by any compensation scheme or ombudsman.
- This application will be considered by the Board and may not be accepted.
- I enclose a utility bill or similar, which will be returned to me, confirming my name and address.

I have filled in the information box on the reverse and submit this application
for shares with my payment of £....., being £1.00 per share (cheques payable to 'Herstmonceux CLT Ltd').

Signed _____ Date _____

Membership of Herstmonceux CLT Ltd

Surname	
First Name(s)	
Title	
Postal address	
Post Code	
E-mail address Email is our preferred method of transmitting communications	
Telephone number	

To reduce cost, we ask you to agree and sign the following: **Until further notice I agree to receive all notices and communications by the CLT by email**

Signed.....

Please ensure that the CLT's secretary is informed of any changes to your personal details.

If you have a profession, trade or skill which may be of assistance to the development of the Herstmonceux CLT please indicate below

We will keep your personal details for the purposes of the Herstmonceux CLT and to keep you informed of matters related to it. We will not sell or distribute your data to third parties.

'Sustaining our Community'

A New Way of Doing Things

Community Land Trusts (CLTs) are being set up across the country to help provide affordable homes and services for local people. The community then has a financially viable Trust able to take on future projects for the benefit of that community. The main features about this new way of doing things are:

Land ownership. The CLT can secure the housing site **in perpetuity** for the community and have an influence over important things like layout, design and occupancy.

Affordable Homes for Local People. Those with a strong local connection – through living or working in the parish or having family there – have priority for the housing.

Access to grant funding. The creation of the CLT enables government grants to be obtained for community led housing schemes.

Financial viability. The CLT obtains an income from ground rents sufficient to cover the Trust's running costs and provide a small income for other projects. The Trust is therefore financially sustainable.

Potential for other projects.

The priority is land for affordable housing – using the current housing needs survey to establish number and mix. However, the scope of the Trust provides a vehicle for the Herstmonceux CLT Ltd to own, develop and protect other property and land.

Democratic. The Trust is a democratic organisation - **with membership open to anyone supporting its objectives.**

For more information and how we hold and manage your data under the General Data Protection Regulation 2018 visit www.herstmonceuxclt/community21