Community Land Trust Working Group Meeting 1- Wednesday, May 30th Notes

Members present: Co-chairs Alderman Ewen-Campen and Teresa Vazquez-Dodero, Ben Baldwin, Fred Berman, Alex Bob, Alex Galimberti, Kevin Gatlin, David Gibbs, Liz Haney, Scott Hayman, Alderman JT Scott and Ellen Shachter

The first meeting of the Community Land Trust Working Group served as an introduction to the topic of CLTs, and allowed for a fruitful discussion regarding what decisions need to be made and questions answered in order to establish a CLT in Somerville by the end of 2018.

The list below is a compilation of the questions that arose most frequently throughout this discussion which have been grouped based on the overall issue-areas of funding, land acquisition, structure, and service area.

In addition, the need for extensive research was highlighted and a proposal to retain Technical Assistance from the Metropolitan Area Planning Council will be submitted by the deadline of June 15th. The topic of community engagement was also discussed, and will be a primary focus of meeting 2.

These initial questions will be answered at various stages of this process, and by no means can *all* be answered this early on in the process. Questions of this nature and others that will arise will assist in keeping the group focused on the concrete decisions that need to be made in order to establish the CLT and will help guide our thinking as this process proceeds.

The question of whether or not the group wanted to form subcommittees was also posed. The group agreed that more discussion needed to take place before any decisions could be made regarding whether or not sub-committees would be helpful and how to effectively form them if they are seen as a valuable tool to utilize. The possibility of sub-committees will remain open until the group reaches a consensus regarding how, if at all, to utilize them.

Initial Questions Posed:

- Service Area and Resources
    - What geographical area will this CLT serve?
    - What demographics will this CLT serve?
        - Who can buy property on CLT land and how will the CLT select applicants? Lotteries?
        - How will the CLT determine income limits?
            - Can higher fees be set for higher earners?
    - What services will be provided by the CLT?
        - Would the CLT have dedicated staff?
        - How will CLT determine service capacity?
- Funding
    - Where will seed money come from?
        - Operational and administrative funding sources?
    - Might the Community Choice designation have an impact on potential funding?
    - How do we prevent competition with SCC and other orgs that need funding?

- Land
    - How will this CLT acquire land?
        - Can the City purchase vacant land on its own?
        - Eminent domain?
        - How might SCC be involved, if at all?
    - Is anything available?

- Structure
    - Different areas have different needs, how do we weigh them all equally?
        - Each neighborhood needs a voice
            - Individual neighborhood CLTs would be competing for same funds
                - Board member from each Ward?
    - Will this CLT be created within an existing nonprofit?
    - Will it become a nonprofit of its own?
    - What will be the extent of City involvement?