

VSCLT ANNUAL REPORT

2023

VIRGINIA STATEWIDE
COMMUNITY LAND
TRUST



Prepared by
HDADVISORS





Thank you to our Board of Directors for their service to and in support of VSCLT:

(Current members)

Michelle Winters, *Winters Community Strategies LLC*

Tom Bartkiewicz, *Fauquier Habitat for Humanity*

Ivy Johnson, *Habitat for Humanity of DC & NOVA*

Overton McGhee, *Habitat for Humanity of Virginia*

Marcia Joseph, *Habitat for Humanity of Virginia*

Brian Cameron, *University of Virginia School of Law*

Jim Russell, *Loudoun Habitat for Humanity*

Melanie Burch, *Fauquier Habitat for Humanity*

John McCarthy, *Piedmont Environmental Council*

(Former members)

Darryl Neher, *Former Board Chair,*

Noemi Riveira, *Former Board Vice Chair*

Tiffany Parker, *Former Board Treasurer*

Matthew Weinstein, *McGuire Woods*

Steve Hicks, *Fauquier Habitat for Humanity*

Thank you to our valued individual donors!

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Thank you to our partner Habitat for Humanity affiliates, who founded the VSCLT with driven community advocates in 2020 and 2021, and continue to invest time, expertise, and monetary support to VSCLT's ongoing mission and growth.



A WORD FROM VSCLT BOARD LEADERSHIP

Dear Friends,

2023 was a year of profound transformation for our board and organization. In the span of months, we journeyed from understanding how the community land trust (CLT) model works to championing perpetually affordable homeownership throughout Virginia. A highlight for me was presenting at the American Planning Association Virginia conference in Roanoke with our CEO, Amelie Rives. We turned conventional housing policy on its head, measuring families served instead of attainable units built. Furthermore, we noted that 70-80% of CLT homeowners graduated to market-rate housing. This step up is an opportunity for another family currently renting to build equity, thereby increasing the scale of our impact and helping to repair the local housing ladder. In 2024, we are looking forward to partnering with more stewards of permanent affordability, expanding the reach of the Virginia Statewide Community Land Trust.

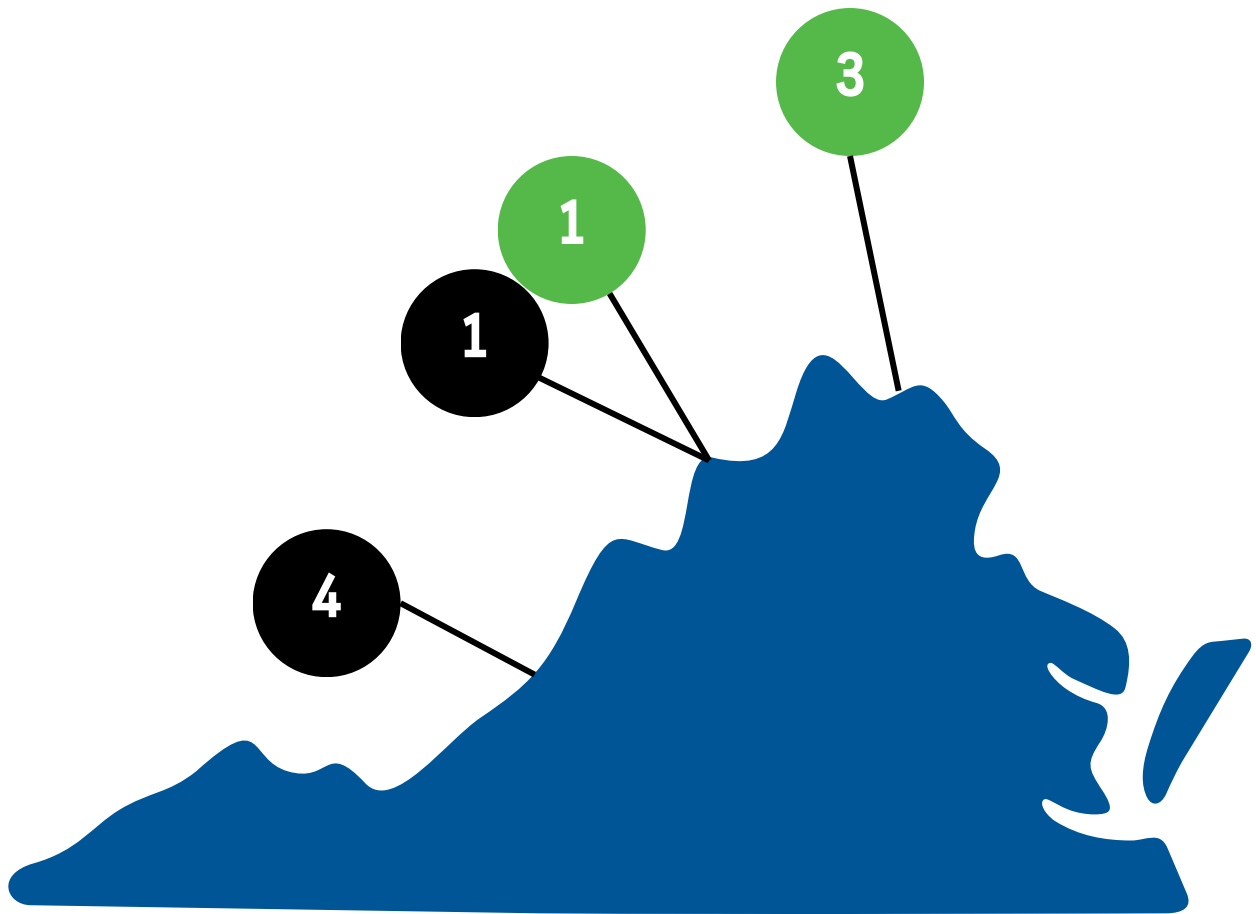
Executive Committee:

Marcia Joseph, Vice-Chair

Brian Cameron, Secretary

Ivy Johnson, Treasurer


JIM RUSSELL
CHAIR



OUR HOMES TODAY

\$197K

AVERAGE PURCHASE
PRICE OF VSCLT HOMES

- 4 Homeowners in Fauquier
- 1 Homeowner in Loudoun
- By 2023 year end, **3 new buyers** will be closing in Fairfax County and **1 new buyer** will be closing in Fauquier County!



STEWARDSHIP UPDATES

A fundamental element of all CLTs is stewardship. Underneath the affordable homes we assist in creating, CLTs care for the land. As an emerging CLT and statewide organization in 2023, this means that VSCLT has worked to establish support systems and policies to support our homeowners!

The guiding mission behind all new *stewardship* actions is to create policies that support homeowners and protect the long-term affordability of the homes as a *community asset*.

The VSCLT Policy and Programs subcommittee has been hard at work to ensure more clear policies are in place for homeowners and developer partners.

Check out our website at www.vsc.lt.org for the upcoming homeowner portal!

Homeowner guidance will be found there for all to see.



2023 FY SPONSORSHIP & FINANCIALS

We are growing and plan to expand with your support!

Homeowners

4 New Households

19 Total people housed

\$50,300

Average household
income of VSCLT
homeowners

Contributions

Individuals	\$ 225.00	1%
Grants	\$ 36,485.00	84%
Foundations	\$ 500.00	1%
Developer Fees	\$ 6,032.67	14%

THE YEAR AHEAD

2023 has demonstrated the immeasurable worth of our alliances and partners, who undertake both routine and creative projects to guarantee that every Virginia community has access to long-term, affordable homeownership opportunities!

Working side by side with volunteers, homeowners, and Board members who are as much a part of the VSCLT team as Maria, Erica, and I has been an honor.

Our alliances and partners will be even more crucial to our efforts in 2024 to help Virginians find stable, reasonably priced housing. Above all, we are happy to have almost 15 new homeowners join our VSCLT community next year! (if not more!)

VSCLT is proud to have developed relationships and weathered storms together as a team with our Board members, volunteers, lenders, supporters, and most importantly our homeowners.

VSCLT is a catalyst for lasting affordability across the state and I know our partnerships are paramount for making this growth possible. In 2024, I look forward strengthening relationships with homeowners and reaching communities unserved by permanent affordability models.

Going into 2024, VSCLT looks forward to your commitment to lasting affordability for your community, not just for the next year, but the next 99 years and beyond!



Amelie Rives, CEO





Virginia Statewide Community Land Trust

Thanks for a great year!



Fauquier

Habitat
for Humanity®



Habitat
for Humanity®
Washington, D.C. &
Northern Virginia

Virginia
Housing



Loudoun

Habitat
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