



2023-2024 Annual Report

Finding answers in land



LINCOLN INSTITUTE
OF LAND POLICY



1200 G Street NW, Suite 240, Washington, DC The Lincoln Institute established a new office in Washington, DC, as a base for local staff members to engage in research and policy activities focused on housing, conservation, and other critical issues. *Source: LILP.*

Our Mission

The Lincoln Institute of Land Policy seeks to improve quality of life through the effective use, taxation, and stewardship of land. A nonprofit private operating foundation whose origins date to 1946, the Lincoln Institute researches and recommends creative approaches to land as a solution to economic, social, and environmental challenges. Through education, training, publications, and events, we integrate theory and practice to inform public policy decisions worldwide.

With locations in Cambridge, Massachusetts; Washington, DC; Phoenix, Arizona; and Beijing, China, we organize our work around three impact areas: land and water, land and fiscal systems, and land and communities. We envision a world where stewardship of land and water resources ensures a livable future; where prosperous cities and regions provide essential public goods and services through coordinated land use planning and public finance; and where equitable allocation of limited land resources supports thriving communities.

MESSAGE FROM THE CHAIR OF THE BOARD AND PRESIDENT

Navigating Our Vision

Land policy is complicated, and the work we do at the Lincoln Institute takes many shapes and forms. But whether our staff members are focused on the nuances of the property tax or the climate solutions offered by land conservation, everyone at our organization is working toward the same goal: improving quality of life for people around the world. This fiscal year, we reorganized our work into three areas that more clearly reflect our impact: Land and Water, Land and Fiscal Systems, and Land and Communities.

This structure, which is reflected in our recently relaunched website, is meant to clarify the breadth and depth of our work for both internal and external audiences. We've also launched a Research and Cross-Cutting Initiatives program (RxI) that works across these impact areas, keeping an eye on what we're learning and where to look next.

This new approach to our work allows us to better focus on some of the broader and more interdisciplinary projects happening at the Lincoln Institute in recent years, such as the burgeoning body of work around homeownership access—including considerations of financing, community ownership, affordability, and more—highlighted on page 15. The framing also extends to newly launched degree and certificate programs developed with Claremont Lincoln University, most notably the Lincoln Vibrant Communities Program (see page 11).

Likewise, projects housed at the Center for Geospatial Solutions (see page 10) offer new routes for finding answers in land: Who Owns America® incorporates ownership records, usage, tax assessments, and more for every parcel of land in the country. And the Internet of Water



will collate and curate disparate data on all waterways, water bodies, and water systems in the country and make that data publicly available for the first time.

Importantly, our new approach also enables us to better acknowledge and respond to the enormity and urgency of the climate crisis by establishing a full institutional commitment to build upon our singular strengths in land use planning, resilience, and land-based financing.

This natural and necessary evolution puts the Lincoln Institute on a path to thrive and grow, including under eventual new leadership, and to continue leading on the global stage when it comes to finding solutions in land to improve quality of life.

KATHRYN J. LINCOLN *Chair of the Board and CIO*

GEORGE W. McCARTHY *President and CEO*



Our Impact: Land and Water

Stewardship of land and water resources ensures a livable future

As climate change leads to increasing temperatures, rising sea levels, and myriad other global effects, land and water policy can shape the built and natural environments to help communities and ecosystems better withstand its impacts. Approaches include reducing energy and water demand, transitioning to more sustainable practices, and creating more resilient and inclusive communities.

In exploring the necessary transformative and systemic change, the Babbitt Center for Land and Water Policy has shown how communities in the American West might address concerns about water security and live more sustainably within their watersheds. With Arizona State University's Arizona Water Innovation Initiative and the Lincoln Institute's scenario planning team, the Babbitt Center led an Exploratory Scenario Planning for Water-Resilient Agriculture workshop in Arizona's Sulphur Springs Valley. The September 2023 gathering guided diverse community stakeholders toward finding common ground to envision and plan for an uncertain future that depends on their sustainably managing limited groundwater and other resources.

Two regionally focused Growing Water Smart workshops in Utah, in October 2023 and May 2024, helped community teams build cooperation into programs and policies to



A September 2023 gathering held by the Lincoln Institute and Arizona State University used exploratory scenario planning to consider more sustainable management of groundwater and other limited resources in Arizona. *Source: LILP.*

reduce water demand and connect local governments to planning and policy implementation tools that better integrate water and land use planning. The inaugural US-MX Border Growing Water Smart initiative workshop, held between the cross-border cities of Nogales, Arizona, and Nogales, Sonora, in June 2024, also furthered attendees' understanding of transboundary water management in the Upper Santa Cruz River Watershed.

Top: Humber River Trail and Sarenhes Bridge in Boyd Conservation Park, Woodbridge, Vaughan, Canada. *Source: jimfeng/iStock/Getty Images Plus.*

The Babbitt Center also released *Agriculture in the Colorado River Basin States: Challenges and Implications for the Future*, a December 2023 report for which authors Nike Opejin, Faith Sternlieb, and Catherine Van Dyke interviewed farmers and ranchers throughout the Colorado River Basin and examined common challenges and planning approaches related to drought, urbanization, labor, legal frameworks, and water policy.

The International Land Conservation Network (ILCN) collaborated with Professor Oswald Schmitz and Matteo Rizzuto of the Yale School of the Environment on a June 2024 paper that explores how restoring specific wildlife populations can enhance carbon sequestration and accelerate ecosystem restoration, especially on Mexico's Yucatán Peninsula. The ILCN also continued its partnership with the Nature Conservancy to identify key policy-enabling conditions for private and civic land conservation in Latin American countries in a June 2024 report.

The ILCN's second Large Landscape Peer Learning Exchange cohort informed "Building a Landscape Conservation Approach: The Potential for Regional Conservation and Climate Partnerships in Canada."



In May 2024, the Ambos Nogales Growing Water Smart workshop united stakeholders from the sister cities of Nogales, Arizona (shown here), and Nogales, Sonora, Mexico. *Source: JeffGoulden/iStock/Getty Images Plus.*



Kootenay is a region of British Columbia represented in Canada's Regional Conservation and Climate Partnerships, the subject of a recent Lincoln Institute working paper. *Source: laughingmango/Getty Images E+.*

That August 2023 working paper builds upon the Centre for Land Conservation's experience in the exchange and in an ILCN-led November 2023 study tour of New England to inform potential Regional Conservation and Climate Partnerships (RCCPs) across Canada. Author Sarah Winterton concludes that the RCCP model should expand to directly include climate goals as well as to strengthen and accelerate conservation outcomes.

"The Lincoln Institute has brought together competent, solid individuals to achieve results once thought impossible. Our efforts now champion rural communities across our great state, serving as an example of how the most difficult challenges in water across the Southwest can bring great minds together."

– Ed Curry, President, Curry Farms, and Member, Arizona Governor's Water Policy Council



Our Impact: Land and Fiscal Systems

Prosperous cities and regions provide essential public goods and services through coordinated land use planning and public finance

Land-based financing tools and responsible property taxation fund a full range of public services, from social housing to climate resilience measures, and fulfill the crucial public role inherent in private landownership, as described by nineteenth-century American economist Henry George. To that end, numerous Lincoln Institute programs and convenings connect public officials with the tools and training to improve community welfare through fiscal policy.



The National Land Value Capture Programme in South Africa helped realize the creation of a new inclusionary zoning policy in the town of Stellenbosch. *Source: natrass/Getty Images E+.*

The three-year National Land Value Capture (LVC) Programme concluded in late 2023 with a celebration in Johannesburg, South Africa, marking a successful partnership among the Lincoln Institute, South Africa's National Treasury, and the Development Action Group. The partnership was designed to strengthen the capability of large-city officials to efficiently implement innovative land value capture tools and strategies. The program's achievements included a framework to promote inclusionary housing in the Western Cape, the advancement of an inclusionary housing policy in Cape Town, and an unprecedented inclusionary zoning overlay district in Stellenbosch. The National Treasury of South Africa has since secured funding for a second phase of the program.

Closer to home, the Lincoln Institute hosted the September 2023 National Conference of State Tax Judges in Phoenix, Arizona, with presentations by members of the Arizona Tax Court, the Arizona Court of Appeals, and the Arizona Supreme Court. Our Cambridge, Massachusetts, office was the venue for both a March 2024 seminar on assessment improvement for New England state officials responsible for property tax oversight and the April 2024

Top: Medellín, Antioquia, Colombia. *Source: Getty Images For Unsplash+.*



The Lincoln Institute hosted the 2023 National Conference of State Tax Judges in Phoenix, Arizona. The event featured several presentations by state government officials. *Source: miroslav_1/iStock/Getty Images Plus.*

Urban Economics and Public Finance Conference. The September 2023 launch of the Vertical Equity App further supported assessment offices by providing a new tool for easy analysis and effective communication.

New publications included the *50-State Property Tax Comparison Study: For Taxes Paid in 2022*, an annual report copublished in August 2023 with the Minnesota Center for Fiscal Excellence; and “State Requirements Under Truth in Taxation Laws for Property Taxes” by Yonhui Um, a June 2024 working paper that highlights strategies to ensure that spiking home prices do not automatically lead to increases in property taxes. Research by C. Lowell Harriss Dissertation Fellows ranged from exploring the results of school bond elections to the fiscal impacts of zoning, to improving mass appraisal in the Republic of Moldova.

The Lincoln Institute also sent a delegation to the December 2023 Property Tax Policy and Practice Conference in The Hague, Netherlands, sponsored by the Netherlands Council for Real Estate Assessment and the International Property Tax Institute in cooperation with the Netherlands Ministry of Finance and the Property Valuation Services Corporation of Nova Scotia. Experts participated in a panel discussion on best practices for property taxation and presented on tax base and rate policy to representatives from 20 countries.

“Over the last five years, the National LVC programme has enabled South Africa’s development initiatives to move toward understanding land value capture’s potential for advancing spatial transformation and climate-resilient urban development.”

– Helen Rourke, Programme Director,
Development Action Group



Together with colleagues from the Netherlands Council for Real Estate Assessment, the Lincoln Institute presented a plenary session at the annual International Association of Assessing Officers (IAAO) conference exploring the challenge of applying best practices for assessment in the real world of property taxation. *Source: IAAO.*



Our Impact: Land and Communities

Efficient and equitable allocation of limited land resources supports thriving communities

A community's human, economic, and natural resources shape and are shaped by the management and use of land, making inclusive and sustainable planning practices and policies essential for poverty reduction, equitable urban greening, and climate mitigation and adaptation measures. Effective civic infrastructure, planning institutions, and community-led decision-making—built upon critical capacity building at the local level—undergird these and other positive societal and environmental outcomes.

To that end, the Legacy Cities Initiative's Community of Practice brought together teams of government and civic leaders from St. Louis, Missouri; Buffalo, New York; Reading, Pennsylvania; Toa Baja, Puerto Rico; and Villa Altigracia, Dominican Republic, to build cross-sector connections within and across cities. The 20-month cohort program, which concluded in the summer of 2024, provided city teams with access to Lincoln Institute and outside experts, as well as financial support for a local project coordinator, and peer support through virtual and in-person meetings. Through its partnership with the Greater Ohio Policy Center, the initiative also piloted its LegacySP process in Hamilton and Cleveland Heights, Ohio, to help smaller legacy cities use scenario planning to tackle key questions about their futures and to build out the Lincoln Institute's library of use cases.



The second cohort of the Legacy Cities Community of Practice toured the Delmar Corridor in St. Louis, Missouri. Source: LILP.

Having previously attained status as official observer to the United Nations Framework Convention on Climate Change, the Lincoln Institute engaged hundreds of global audience members at the December 2023 28th Conference of the Parties (COP28) in Dubai, United Arab Emirates, in discussions on the intersections of climate, housing, and the built environment—and on the role of land policy in the development of inclusive, resilient communities—at the Multilevel Action and Urbanization Pavilion.

Top: Detroit, Michigan. Source: pawel.gaul/Getty Images E+.

In March 2024, the Lincoln Institute collaborated with the University of Massachusetts Amherst to convene the first known workshop of multisectoral and multidisciplinary experts on climate mobility and displacement in the United States. Attendees developed recommendations for how receiving communities can prepare for population changes driven by the impacts of climate change.

Leaders from across local economic and community development ecosystems also gathered in June 2024 to review a draft framework for “well-being growth,” as part of the Remaking Local Economies research initiative. Building on a January 2024 working paper by Haegi Kwon, “Moving Beyond Conventional Economic Development Practice: An Asset-Based Framework for Sustainable Communities,” the event’s 30 attendees considered how to balance conventional economic development with an expanded set of activities that specifically target people and places historically underserved—or even harmed—by more traditional approaches.

Other notable working papers included “Toward the Next Mode of Practice for Climate Urbanism: Understanding and Preventing Greening-Induced Displacement” by James J.T. Connolly, Isabelle Anguelovski, and Emilia



The first Remaking Local Economies convening gathered 30 practitioners at the Lincoln Institute in June 2024 to consider how to leverage economic development activities for greater well-being. *Source: LILP.*

Oscilowicz in October 2023 and “Local Solutions: Financing Climate Action through Land Value Capture” by the Lincoln Institute’s Patrick Welch, Enrique Silva, Martim Smolka, and Amy Cotter in February 2024, both of which inspired accompanying presentations. Director of Urban Sustainability Amy Cotter further showcased the role of land policy in urban sustainability at the June 2024 ICLEI World Congress in São Paulo.



Lincoln Institute experts spoke at seven events during the December 2023 United Nations Framework Convention on Climate Change’s 28th Conference of the Parties (COP28) alongside partners, government officials, and community leaders in Dubai, United Arab Emirates. *Source: LILP.*

“With its timely focus on well-being economies, the Lincoln Institute is ensuring we can reimagine a better future that improves both life and livelihood. Being part of a generative discussion on well-being has changed my thinking as a teacher and researcher.”

– Nichola Lowe, author of *Putting Skill to Work: How to Create Good Jobs in Uncertain Times*



CENTER FOR GEOSPATIAL SOLUTIONS

“Everyone says they love data, but few can translate it to inform actionable policies. CGS excels at making high-level technical expertise into data products that are accessible to the public and best used by policymakers to change the status quo.”

– *Shay Chan Hodges, Ahupua'a Investment Project*

Center for Geospatial Solutions

Advanced data analysis can undergird essential policy-making. The Center for Geospatial Solutions (CGS) crafts decision-support tools that turn complexity into clear, actionable intelligence to inform affordable housing efforts, water security measures, and more. The center's February 2024 visualization work with New America, for example, resulted in an interactive map illustrating segregation by race and poverty level across America's school districts.

The Who Owns America® project has expanded to a national analysis engine that can trace US property ownership in mere hours and has already helped dozens of communities tackle housing challenges. CGS was also able to build a public “Tax Relief Calculator” for the Ahupua'a Investment Project to help community members impacted by the December 2023 Maui wildfires examine lost tax revenue and explore future scenarios by filtering properties by land use classification. Likewise, with the

Lynch Foundation, CGS analysis found that underutilized land owned by faith-based organizations in Massachusetts could support up to 85,000 affordable housing units.

CGS also continues to champion the Internet of Water, a bold initiative to transform US water data infrastructure. The center began a five-year, \$2.5 million cooperative agreement in March 2024 with the United States Geological Survey to accelerate the development of Geoconnex, a first-of-its-kind open-source system for data publishers to index information to more than 12 million reference features representing real locations to allow Google-style searches of water data. As of January 2024, it was already being leveraged for the American West in partnership with the Bureau of Reclamation.

Augmenting those efforts is a CGS project with the Arizona Water Company in Casa Grande, Arizona; launched in May 2024, the new decision-support dashboard fuses water and housing data to inform more responsible construction.

Top: A water usage map of the greater Casa Grande area of Pinal County, Arizona, created by the Center for Geospatial Solutions.
Source: LILP.

Visit CGSearch.org.



Claremont Lincoln University

Amid exciting new partnerships and celebrating its 675th graduate, Claremont Lincoln University launched the long-awaited Lincoln Vibrant Communities Program. Designed specifically for public sector leaders, this joint initiative with the Lincoln Institute equips participants with the capacity and conviction to address complex social, economic, and environmental challenges while engaging citizens and restoring trust in local government.

This new model of higher education unbundles traditional course curricula into modules and centers both team-based and individual learning on workplace priorities as participants work toward an advanced practice graduate certificate. Both the fellows' and teams' curricula leverage the Lincoln Institute's research and resources in novel ways through CLU's distinctive ethical leadership model. Also, instructors can tap into a rich network of resources, peers, and experts to further expand the experience and deepen connections among participants and practitioners beyond the virtual classroom.

The inaugural Fellows Program received three times the number of applicants than seats available by June 2024. Fifty-four participants were selected for the September 2024 kickoff, with additional cohorts planned for 2025. The pilot Teams Program selected four cities and one county agency (representing three additional cities) in CLU's home state of California for its August 2024 launch.

In addition to Vibrant Communities, CLU also created the Integrated Policing Studies bachelor's program with subject-matter expertise from multiple police chiefs. The program integrates foundational leadership skills with key competencies such as de-escalation tactics, situational awareness, and resilience, to ensure participants can meet new requirements of policing.

Beyond the classroom, CLU also forged strategic alliances with the Government Finance Officers Association, the National Association of Counties, and the National League of Cities, among other national public sector organizations. In addition to presenting at several major gatherings, a joint CLU–Lincoln Institute team used these relationships to develop customized graduate certificate programs that align with members' professional needs.

Visit claremontlincoln.edu/partnerwithlincoln.



The inaugural Lincoln Vibrant Communities program launched in 2024 with an in-person celebration that featured Claremont Lincoln University and Lincoln Institute leadership, as well as workshops including a scenario planning exercise with the new fellows. *Source: LILP.*



China and Asia

Researching land policy and training practitioners in China and elsewhere in Asia

Since celebrating its 15th anniversary in 2022, the Peking University–Lincoln Institute Center for Urban Development and Land Policy (PLC) has continued to inform urban and land policy reform in China and other Asian countries through research, trainings, and other notable contributions.

Among these were several landmark publications. PLC researchers translated the Lincoln Institute’s 2019 book *Design with Nature Now* into Chinese and published *China Municipal Fiscal Development Report 2023*, the first book focusing on municipal fiscal health issues in China. In addition, the team delivered a five-day municipal finance training course for urban planners, which was adapted from the Lincoln Institute–University of Chicago Professional Certificate in Municipal Finance training program.

PLC researchers also completed two new papers. Authors Jingyi Liu and Yufei Wang propose methods for natural resource asset valuation in “Ecological Asset Accounting Method and Its Application Based on Remote-Sensing Satellite Data,” which was published in *Ecological Economy* (in Chinese) in August 2023. In “Urban Regeneration Under National Land Use Control: Guangdong’s ‘Three-Old’ Redevelopment Programme,” published in the *China*

Top left: Cherry Organic Tea Mountain, China. Source: ma li/Getty Images E+. Top right: Colors of the coastline, Antofagasta, Chile. Source: OrusAngle/iStock/Getty Images Plus.



First published in English in 2019, *Design with Nature Now* is now available in both simplified and traditional Chinese. Source: LILP.

Quarterly in October 2023, Zhi Liu, Zhiji Huang, Zihan Yin, and Lixin Zhang summarize the main findings of a PLC study on the 10-year pilot experiment of redeveloping blighted urban neighborhoods, outdated industrial plants, and dilapidated villages in Guangdong Province.

Held in cooperation with the Nature Conservancy China, Shanshui Conservation Center, Turen Design, and Global Environmental Institute in July 2023, the weeklong Training the Trainers course covered the theory and practice of land conservation and drew 41 participants from universities and institutes across China. PLC also organized two thematic dialogues at the September 2023 China Urban Planning Society’s annual conference in Wuhan; the first concerned municipal finance issues in urban planning and drew more than 300 attendees, and the second, co-organized with Peking University’s Shenzhen Graduate School, covered affordable housing policy and planning for megacities.



Latin America and the Caribbean

Promoting the use of land-based financing tools to expand urban infrastructure and social housing and to mitigate informality, climate change impacts, and poverty

Throughout 2024, the Latin America and the Caribbean team (LAC) facilitated cutting-edge courses, trainings, and other programs for professional urban planners from every part of the region.

Beginning in September 2023 and culminating in July 2024, LAC organizers collaborated with the Institute of the National Housing Fund for Workers (Instituto del Fondo Nacional de la Vivienda para los Trabajadores, or INFONAVIT) in Mexico City, Mexico, to create a capacity building program that led to the integration of expert recommendations into more than 50 urban planning instruments financed by INFONAVIT.



Participants in the Lincoln Institute's joint course on urban finance and land policy at the Universidad de los Andes visit TransMiCable, the public gondola system in Bogotá, Colombia. *Source: LILP.*

In April, instructors partnered with Universidad de los Andes in Bogotá, Colombia, to host an in-person professional development course for 40 participants on land-based finance for transportation infrastructure and affordable housing, centered on experiences from Colombian municipalities and offering transferable lessons for attendees from across Latin America.

The LAC team also mobilized quickly following fires in the Viña del Mar-Valparaíso, Chile, metropolitan region that destroyed more than 4,500 housing units in January 2024. Just a few months later, experts from the LAC network and the Lincoln Institute's scenario planning team joined local officials for a field visit and provided technical assistance to the Chilean Ministry of Housing and Urban Planning on the reconstruction process in May.

“I look forward to applying this deep understanding of land management and land value redistribution, which is essential to address complex urban challenges, in my role as a public official. This course enhanced my analytical skills to evaluate and apply land-based financing and planning instruments and to participate in the creation of public policies that promote sustainable urban development.”

– Javier Muñoz Reyes, Planning Secretary, Municipality of La Calera, Colombia



Research and Cross-Cutting Initiatives

Research-informed practice and evidence-based analysis generate stronger land policy applications and interventions

Planning Practice and the Consortium for Scenario Planning

The Lincoln Institute's new Research and Cross-Cutting Initiatives work includes the first unit dedicated to planning practice, which also houses the thriving Consortium for Scenario Planning (CSP) and its community of practice. CSP offers access to technical assistance, educational resources, and a network of fellow innovators. These include the popular three-day professional education course at the University of Michigan co-taught by Associate Professor of Urban Planning Rob Goodspeed and Director of Planning Practice and Scenario Planning Heather Hannon.

Through its annual Request for Proposals process, the consortium produced four toolkits in 2024 on exploratory scenario planning for housing availability. The toolkits cover pathways initiatives in a border community in San Diego, California; shifting perspectives on rural housing in Hatfield and Amherst, Massachusetts; affordability and resilience for the Triboro Ecodistrict in western Pennsylvania; and an exploratory scenario planning game from a Portland, Oregon, consulting firm.

The 2024 Consortium for Scenario Planning Conference, co-organized with Cascadia Partners, welcomed 81 attendees to Portland, Oregon, from January 31 through February 2 for 15 sessions that included the launch of the American Planning Association's annual *2024 Trend Report for Planners*, a Lincoln Institute-supported project. Attendees also explored topics including neighborhood development in Egypt, gamifying the scenario planning process, integrated water management, and long-range planning for Vancouver, British Columbia, Canada.

Two major collaborations with other Lincoln Institute program areas or teams marked an especially exciting year. The Babbitt Center and its partners at Arizona State University engaged the consortium to host a September 2023 exploratory scenario planning (XSP) workshop with farmers and agricultural experts in Cochise County, Arizona, addressing the impacts of local groundwater depletion. Then, in May 2024, consortium and LAC staff traveled to Valparaiso, Chile, to lead an XSP workshop on municipal wildfire resilience for government officials including Chilean Minister of Housing and Urban Planning Carlos Montes, planning experts, and other stakeholders.



“The Lincoln Institute offers tremendous resources for our policy work, and we know we can rely on the analyses and issue identification to meaningfully engage with the US government on better and more equitably serving historically underserved people, places, and housing types.”

– Andrew Jakobovics, Vice President for Policy Development, Enterprise Community Partners

Spotlight on Housing

For generations, homeownership has been a critical element of building wealth—but pathways to it remain fraught, especially for lower-income households and rural families. In recent years, the Lincoln Institute has housed several initiatives that promote and support homeownership opportunities, financing, and other structural resources.

Founded in 2021, the Underserved Mortgage Markets Coalition (UMMC) holds Fannie Mae and Freddie Mac accountable for bringing housing finance opportunities to American families traditionally underserved by the private market. This group of affordable housing organizations worked with the Federal Housing Finance Agency beginning in fall 2023 to advocate for better tenant protection policies on multifamily property loans, culminating in the agency’s July 2024 commitment to applying standard lease protections on loans purchased by either Enterprise. In February 2024, UMMC also published its “Blueprint for Impactful Duty to Serve Plans,” outlining policies to further expand lending.

The Innovations in Manufactured Homes (I’m HOME) Network addresses homeownership hurdles in the United States by promoting manufactured housing as a secure and affordable path to homeownership. In September 2023, the I’m HOME team and the Center for Geospatial Solutions launched an interactive database examining the influence of private equity, which continues to expand. The network also hosted its second annual conference in Chicago, Illinois, for 140 homeowners, housing organizations, researchers, and policymakers in August 2023.

Held in partnership with TD Bank and Harvard University’s Joint Center for Housing Studies, the November 2023 Journalists Forum likewise centered on housing with the theme “Innovations in Affordability.” Thirty journalists from the *New York Times*, *Boston Globe*, *Los Angeles Times*, and other outlets, along with freelancers, podcasters, and Substack authors, spent two days in Cambridge, Massachusetts, discussing zoning reform, home financing, and the land tax.

RxI programming includes the annual Consortium for Scenario Planning Conference (left) and other urban planning work (center), as well as multilateral approaches to expanding homeownership in the United States, such as in Baltimore, Maryland (right). Sources: LILP, EyeEm Mobile GmbH/iStock/Getty Images Plus, and ferrantraite/Getty Images E+.



“The important story of Burlington’s Old North End has been documented with great skill and complexity. Many communities will no doubt have the benefit of being inspired by this short but meaningful film.”

– Tony Pickett, Chief Executive Officer, Grounded Solutions Network

Learning Design

Offering case studies, courses, and tools in a variety of formats that apply research learnings and recommendations

The Lincoln Institute’s Learning Design team not only produces online courses that showcase current research in land policy, it also creates award-winning case studies that expand interest in and understanding of developing issues and cutting-edge innovations worldwide.

For the second year in a row, Lincoln Institute videos earned national recognition. Standing out amid more than 13,000 entries, the case study video “Still the ONE: Preserving Affordable Housing in Burlington’s Old North End” won a Gold Telly Award in the 45th Annual Telly Awards in two categories, Documentary: Short Form and Education & Training.

Other achievements included the September 2023 Infrastructure Development and Planning course, held in partnership with the International Center for Land Policy Study and Training in Taiwan, which reverted to in-person

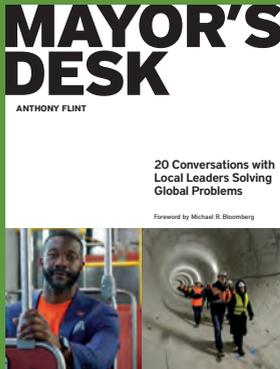
meetings after having offered them online. Fourteen students from 10 countries examined the impact of climate change on cities and people and used scenario planning to design adaptive policy solutions.

Closer to home, two new 24-week Claremont Lincoln University courses were launched as part of the Lincoln Vibrant Communities initiative; both courses offer graduate credit and support the university’s newest leadership cohorts as they strengthen the skills needed to solve intractable local problems.

“Agriculture & Water in the West: A Community Takes Charge,” a May 2024 video produced in collaboration with Arizona State University’s Arizona Water Innovation Initiative, followed an Exploratory Scenario Planning for Water-Resilient Agriculture workshop in Arizona’s Sulphur Springs Valley. The video tracks a collection of farmers, ranchers, residents, business leaders, and public officials in Cochise County as they grapple with shrinking ground-water supply and consider adaptive strategies.

The Learning Design team produced an award-winning case study video on the Old North End neighborhood in Burlington, Vermont (left), and ran its annual infrastructure course at the International Center for Land Policy Study and Training in Taiwan (right). Source: LILP.

New Publications



BOOK

MAYOR'S DESK: 20 CONVERSATIONS WITH LOCAL LEADERS SOLVING GLOBAL PROBLEMS

by Anthony Flint, with a foreword by Michael Bloomberg and afterword by Angela D. Brooks, collects 20 interviews with mayors from five continents on their strategies for making their cities more healthy, functional, fiscally sound, and sustainable places. These enterprising leaders prove that local governments are the real engines of global change. *November 2023*

PANEL

EQUITABLE REVITALIZATION IN POSTINDUSTRIAL CITIES: MAYORS' PANEL

Senior Fellow and *Mayor's Desk* author Anthony Flint moderated a conversation with several mayors, including the host city's Jacob Frey, at the National Planning Conference in Minneapolis, Minnesota. *April 2024*



POLICY DOWNLOAD

FROM THE HOUSE TO THE GROUND: INSIGHTS INTO THE CHALLENGES OF IMPLEMENTING STATE HOUSING POLICIES

by Jenny Schuetz, Julia Gill, Semida Munteanu, and Sydney Zelinka, shares some of the unprecedented legislative actions states have taken in recent years to reform land use practices, boost housing production, and improve affordability. It also delves into the challenges of implementing housing reform, including the time it can take to see results. *September 2023*



PODCAST

LAND MATTERS

the Lincoln Institute's in-house podcast hosted by Senior Fellow Anthony Flint, launched its fifth season with episodes including "COP28 and the Future of the Planet," "Reclaiming Black-Owned Land," and "Puzzling Out the Housing Crisis."



POLICY DOWNLOAD

STRATEGY CONSIDERATIONS FOR GREENHOUSE GAS REDUCTION FUNDING

by R.J. McGrail, argues that the Greenhouse Gas Reduction Fund offers an important opportunity for US climate actors to begin tackling the multitrillion-dollar global problem of climate change. Grant applicants pursuing federal funding cannot, however, consider this their only solution and should build on private capital alongside this initial public investment. *September 2023*

VISIT

www.lincolnst.edu/publications

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Partnerships

Thanks to our supporters who have helped us **expand our reach and impact** during the past year:

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Catena Foundation

Centre for Land Conservation

Conscience Bay

Duke University

Environmental Policy Innovation Center

Gates Family Foundation

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Maine Connectivity Authority

Mighty Arrow Foundation

NeighborWorks America

New America Foundation

Oak Ridge National Laboratories

Planet Women

Robert Wood Johnson Foundation

Salt Lake County Office of
Regional Development

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Natural Resources

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The Brookings Institution
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The Funders of the Water
& Tribes Initiative

The Lynch Foundation

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Town of South Bethany, Delaware

University of Pittsburgh

US Geological Survey

Walton Family Foundation

Western Resource Advocates

Financial Summary

Fiscal Year July 1, 2022–June 30, 2023, and Fiscal Year July 1, 2023–June 30, 2024*

Assets	FY2023	FY2024	Revenues	FY2023	FY2024
Operating Cash	2,060	1,576	Net Investment Revenue	126,275	68,839
Investments	711,813	732,127	Gifts/Grants Received	5,661	5,585
Buildings and Equipment	34,443	32,851	Contract Revenue	1,536	2,046
Grants and Project Receivables	3,604	1,850	Publications and Other Revenue	49	59
Prepaid Expenses	691	444			
Operating Lease Right-of-Use Asset	0	179			
Other	421	196			
TOTAL ASSETS:	753,032	769,223	TOTAL REVENUE:	133,521	71,529

Liabilities			Expenses		
Line of Credit for Capital Improvements	38,826	38,826	Program	38,165	37,232
Deferred Excise Tax	2,754	3,028	Operations and Administration	5,190	5,365
Accrued Expenses and Other	2,710	3,076	Fundraising	839	978
Post-Retirement Medical Insurance	6,429	6,473	Investment Oversight	329	496
Deferred Compensation Reserve	469	610			
Operating Lease Liability	0	183			
TOTAL LIABILITIES:	51,188	52,196	TOTAL EXPENSES:	44,523	44,071

Net Assets			Change in Net Assets for the Year		
	702,313	717,027		88,998	22,746

Total Liabilities and Net Assets			Net Assets, Beginning of Year		
	753,501	769,223	Net Assets, End of Year	702,313	717,027

*Numbers in USD rounded to thousands.

This information is based on preliminary numbers that are subject to audit.



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Front cover: In collaboration with the Netherlands Council on Real Estate Assessment, the Lincoln Institute produced a series of research papers on property taxation in the European nation and participated in the 2023 Property Tax Policy and Practice Conference there. *Source: pidjoe/Getty Images E+.*

Back cover: The Colorado River cuts through Glen Canyon National Recreation Area in Arizona, which, along with six other states, 30 tribes, and two countries, must determine how to share the river's scarce water for agricultural, commercial, residential, and other uses. *Source: simonkr/iStock/Getty Images.*

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