

DIRT CAPITAL IS AN EXPERIENCED AND CREATIVE REAL ESTATE PARTNER FOR BEST-IN-CLASS REGENERATIVE FARMERS AND RANCHERS

FARMER PARTNERS

- Restore and steward ecosystems
- Prioritize soil health
- Increase biodiversity and promote wildlife on their farms
- Diversify by integrating livestock and crop rotations
- Replenish water and other natural resources
- Serve as leaders in their communities
- Collaborate with their peers, sharing knowledge and best practices



*Bread & Butter Farm
Shelburne, VT
Fund: Dirt 2018*

DIRT CAPITAL

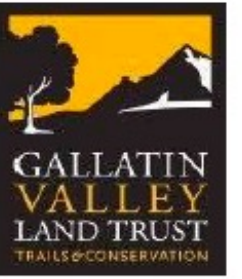
- Guides complex land acquisitions
- Creates customized deal structures tailored to each project
- Negotiates conservation easements to preserve working farmland in perpetuity
- Develops layered revenue streams (easement sales, renewable energy leases, limited subdivision)
- Provides ongoing technical assistance related to real estate and business development
- Brings in other financing and technical assistance partners

WE ACTIVELY COLLABORATE WITH A NATIONAL NETWORK OF VALUES-ALIGNED PARTNER ORGANIZATIONS

Capital Providers



Conservation Organizations



Buyers & Marketing Cooperatives



Farm and Business Technical Assistance Providers





21 TRACKED IMPACT OUTCOMES

Our Impact Framework includes 21 Key Outcomes that we look to advance across the four impact themes.



Ecological Stewardship

- Farmland Conservation
- Soil Health
- Biodiversity
- Water Conservation
- Healthy Livestock Management
- Climate Resilience
- Renewable Energy



Farmer Equity

- Equitable Land Access & Security
- Farmer Wealth Building
- Profitability, Expansion, & Diversification
- Farmer Housing & Amenities
 - Non-Farm Revenue Diversification

Impact Outcomes



Community Benefits

- Local Food Economies
- Community Outreach & Engagement
- Racial Equity
- Farmer Networks



Field-Building

- Innovative Finance Models
- Replicability
- Investor Education
- Farmer Capacity Building
- Catalytic Partnerships

