


Program	Who is Eligible?	What are the Requirements?	How do I find a Property?	I've identified an Eligible Property. What's Next?
Side Lot City of Kalamazoo: Homeowners can purchase vacant lots next door to their home for \$250. Townships & Villages: Homeowners can purchase vacant lots next door to their home for 50% of land value.	Homeowners that live next door to a vacant residential lot that is not of sufficient size for a new home to be built.	<ul style="list-style-type: none"> Current on taxes on all properties owned Own & live in their home <i>If Homeowners are not current on their taxes they can work with the land bank to adopt a lot to provide time for them to build a plan to become tax current .</i>	If there is a property next door that is vacant you can call the Land Bank at 269.762.6191 to find out if the Land Bank owns the lot, and if it is available through the program.	Fill out an application found online at KalamazooLandBank.org (under Programs-Apply for a Property), or call 269.762.6191 to make an appointment to fill out or be sent an application.
Adopt-A-Lot Vacant land leased to a neighbor or community group for \$20/year to provide temporary activation and care until the lot can be redeveloped. 	Neighbors or residents that wish to care for a lot for a year in return for being allowed to use the lot for a garden, gathering space or other zoning compliant community use.	<ul style="list-style-type: none"> Zoning compliant temporary planned use Carry liability insurance for the property for the period of the lease 	If you have a vacant property in mind, call the Land Bank at 269.216.6191 to find out if it is in their inventory and if it is available through this program. If you do not have a vacant lot in mind, but would like to be involved in a community garden visit commongroundkalamazoo.com and click on find a garden.	* Same as above 
Transform this Property: Vacant Land & Structures Property is priced at market value as determined by the Assessors calculations. Where structures are present, this program allows an applicant to support the transformation so that it can be occupied again. The Land Bank can consider offers below market value if a property has been listed on the Land Bank's website for 30 days.	Individuals or small developers wishing to pursue redevelopment of vacant land or existing structures with a use that supports Imagine Kalamazoo, neighborhood or municipal plans. Where structures are present, applicants need to have the capacity to make the needed repairs to ensure the property can obtain a Certificate of Occupancy in a timely fashion.	<ul style="list-style-type: none"> Zoning compliant planned use/ plan for renovation and repairs or new construction. Proof of financing for purchase, needed repairs, proposed new construction Current on taxes on all properties owned 	If you are interested in a vacant parcel call the Land Bank at 269.762.6191 to see if they own it and if it is available for purchase. The Land Bank does not hold many parcels that have structures. Those that are available are listed on the Land Bank's website; KalamazooLandBank.org	Speak with Land Bank Staff and complete an application. Staff can guide you through the process of getting "development ready" for a vacant parcel, and connect you to City resources that might assist 
Sales to Non-Profit to Support Affordable Housing: Vacant Land & Structures The Land Bank offers vacant land to established non- profits to build new affordable housing at a discounted rate of \$500 The Land Bank offers property to non-profit entities to renovate structures for affordable housing at a discounted rate of 50% of the market value.	Non-profit entities with a plan to build new affordable housing, or non-profit entities with a plan to renovate an existing building for affordable housing. 	<ul style="list-style-type: none"> Zoning compliant planned use/ plan for renovation and repairs or new construction. Proof of financing for purchase, needed repairs, proposed new construction Current on taxes on all properties owned 	If you are interested in a vacant parcel call the Land Bank at 269.762.6191 to see if they own it and if it is available for purchase. The Land Bank does not hold many parcels that have structures. Available parcels are listed on the Land Bank's website; KalamazooLandBank.org	If you have a property in mind, call the Land Bank to inquire if it is available through this program. Fill out a property application. Land Bank staff will work with you on the process which includes ensuring zoning compliance, and providing budgets and proof of financing. 
Homeownership Opportunities Pricing of homes is assigned based on a brokers price opinion or comparative market analysis.	Individuals or families interested in a homeownership opportunity. Income limitations may vary depending on project.	<ul style="list-style-type: none"> Current on taxes on all properties owned Proof of financing for purchase and any needed repairs. 	Opportunities are listed on the Land Bank's website, KalamazooLandBank.org , and the Multiple Listing Service as they are available.	Interested purchasers should contact the realtor listing the opportunities. The realtor will show the property and work with you or your realtor on the purchase.