



FACT SHEET for: Adjacent Neighbors Land Acquisition Program (ANLAP)

The Adjacent Neighbors Land Acquisition Program (ANLAP) allows homeowners within the city of Chicago to purchase vacant city-owned lots for less than market value if the parcel meets certain criteria established by law.

Eligibility Criteria for purchasing an ANLAP parcel are:

- Purchaser must provide proof of ownership and occupancy of the property (the lot your home is on) immediately adjacent to the ANLAP parcel. Proof must be provided in the form of a deed, title policy, utility bills, etc.
- The ANLAP parcel must be zoned Residential (RS, RT, or RM districts). The city will determine the zoning.
- The appraised fair market value (FMV) of the ANLAP parcel must not exceed \$50,000. All appraisals will be purchased and provided by the City of Chicago.
- Minimum bids for parcels with the FMV of \$10,000 or less must be \$1,000.
- Minimum bids for parcels with the FMV of \$10,001 to \$20,000 must be \$2,000.
- Minimum bids for parcels with the FMV of \$20,001 or more must be \$2,000 + 50% of the FMV exceeding \$20,001.
- Purchaser must not be delinquent in payment of real estate taxes and/or other debts to the city of Chicago.
- A letter of support from the alderman and City Council approval will be required for all purchases.
- Purchase of the ANLAP parcel must be finalized within six months of City Council approval.

FEES: Are non-refundable, and payment must be in the form of a certified or cashier's check only.

- Application fee: \$150.00
- Earnest Money/Good Faith Deposit: 10% of the purchase price is due within sixty days of City Council approval.

Restrictions of the ANLAP parcel are below:

1. Buyer can only purchase one parcel via ANLAP.
2. Buyer cannot sell the ANLAP parcel separate from the adjacent property.
3. The ANLAP parcel must be improved within six months of conveyance. Improvements to the ANLAP parcel are limited to a garage, integrated home addition to adjacent property, and/or landscaping.
4. The restriction(s) listed above will expire ten years after the date of conveyance.

By signing below you are indicating that you fully understand the terms and conditions of the ANLAP real estate transaction. You must submit this signed sheet with your completed application and other supporting documents.

X _____ Date: _____
Print Name:

X _____ Date: _____
Signature

ANLAP parcel address: _____

ANLAP parcel Property Index Number (PIN #): _____ Ward: _____
(can be provided by the City if needed)