



PRE-APPLICATION FOR PURCHASE OF PROPERTY

Thank you for your interest in purchasing a property from the Land Bank Authority. The mission of the Land Bank Authority is to acquire underutilized properties and to return those properties to a productive use status in a timely manner. This allows for returning properties to a tax producing status, while improving neighborhoods and strengthening communities throughout Savannah and Chatham County. The Land Bank works with responsible buyers that can demonstrate a viable plan for the redevelopment of property.

Consideration will generally be given to organizations/Individuals whose intended property use, experience, and capacity to execute align most closely to Land Bank goals and provide the Land Bank the greatest level of confidence that property conveyed will be put to a productive use.

This Application must be completed in its entirety with **ALL** sections being completed and **ALL** required documentation submitted. Items on the Application Checklist must be submitted for consideration. Applications are accepted on a rolling basis or as part of an advertised Request for Proposals for specific properties. **Incomplete Applications will not be considered.**

Applicant Information:

Applicant Name: _____ Co-Applicant: _____

Company/Organization Name: _____

Address: _____

Phone Number(s): _____ Email: _____

Legal Name to which property will be titled: _____

(If property will be transferred to a business entity, please provide articles of incorporation and operating agreement. A resolution may be required authorizing the applicant to purchase property.)

Property Information:

Property Address: _____ Parcel ID #: _____

Offer Price: _____ Cash: _____ or Loan: _____

Has applicant previously had an ownership interest in the property requested? Yes No

Has the applicant previously purchased property from the Land Bank Authority? Yes No

Ownership History:

Please answer the following questions. If you answer yes to any of the questions, please submit an explanation on a separate attachment, providing complete, accurate, and current information. This information will be independently verified. Failure to answer honestly may result in the rejection of the application.

Have you, or any Company/Organization in which you hold an interest, ever failed to pay property taxes on time? Yes No

Have you, or any Company/Organization in which you hold an interest, ever received a notice from the City of Savannah that you are in violation of City Code, Ordinance or have an open property maintenance case on property you own? Yes No

Have you, or any Company/Organization in which you hold an interest, ever had a foreclosure filed or a judgement certified against you? Yes No

Have you, or any Company/Organization in which you hold an interest, filed for bankruptcy in the past seven (7) years? Yes No

Do you, or any Company/Organization in which you hold an interest, owe any income taxes, mortgage, or other debts? Yes No

Project Information:

Project Type:

- Renovation of an existing structure
- Redevelopment of a vacant parcel (new construction)
- Side Lot Acquisition located next to my residence

Intended Use After Project Completion:

- Single family home that applicant will occupy
- Single family home for sale to a homebuyer
- Single family home for rent to tenant
- Multi-family Residential (rental homeownership)
- Commercial Redevelopment, Type: _____
- Other: _____

If rental, what is the estimated monthly rent after completion? \$ _____

If home ownership, is the buyer identified at this time? Yes No

What is the estimated sales price after completion, if property is marketed for sale? \$ _____

For Commercial Projects:

- Will the commercial building be occupied by the applicant? Yes No
- Is there an end user identified for the commercial building? Yes No
- Will Commercial building be leased to tenants? Yes No
- Will commercial building be marketed for sale? Yes No

Other: _____

For all Projects:

Contractor Information: *All contractors must possess licenses required to obtain permits and perform work. Additional contractors may be listed on a separate page.*

Name: _____ Company: _____

Address: _____

Phone Number: _____ Email Address: _____

Website Address: _____

Signature (Required)

I have read and understand the information provided above and contained in this application.

1. All Information provided in the application is complete, accurate, and current.
2. I/We will maintain the property in accordance with all land use, zoning, and property maintenance laws and ordinances.
3. I/We agree that the Chatham County/City of Savannah Land Bank Authority may decline my offer to acquire this property for any reason. Sales may be subject to the approval of the Land Bank Authority Board of Directors.

Property Address: _____

Signature of Applicant: _____ Date: _____

Print Name: _____

Signature of Applicant: _____ Date: _____

Print Name: _____



MINIMUM DEVELOPMENT REQUIREMENTS:

The following items must be submitted to the Land Bank with the signed Application. Incomplete Applications will not be accepted or reviewed. Additional items may be requested.

- Project Description and Redevelopment Plan**-Describe in detail the redevelopment plan for the property you are requesting.
- Experience and Capacity.** Please provide a Company Description and list of comparable projects completed. If an individual, provide your experience in construction and/or rehabilitation of structures. Please give examples of similar projects you have completed. (This information will be kept on file for future reference)
- Redevelopment Plan**-Site plan(s), elevations, renderings, etc., as applicable. If new construction, provide the proposed house plans for the property, Scope of Work and detailed building specifications and materials.
- Rehabilitation/Improvement Specifications.** Describe in detail the repairs to be completed, estimated cost for each item, and name of contractor or person who will perform the construction work. Provide examples of comparable projects by contractor.
- A Project Timeline**- Provide the projected Start Date and Completion Date once property is transferred. If complete rehabilitation of the structure is not completed within the agreed upon time period, the property, with any and all improvements shall revert to the Land Bank Authority.
- Estimated Project Budget**- Provide an itemized breakdown pro forma that describes in detail the repairs to be completed, estimated cost for each item and shows all development costs including but not limited to acquisition price, soft costs, and hard construction costs. Include labor and materials.
- Project Financing.** Describe the source of funding available for the project. Documentation of financing is required. (Examples: Cash, bank statement, line of credit, mortgage preapproval, or similar funding, etc.). Funding should be in an amount to fund total development costs for the project. **Funding must be in place before acquiring a property from the Land Bank Authority.**