

Santa Cruz County Planning Department

Affordable Housing Programs

Selling a Measure J Home

Sales of a Measure J home typically follows this process:

- Measure J owner contacts the County and requests their Notice Of Intent To Sell (NOITS) packet.
- Owner reads, fills out and returns necessary forms from NOITS packet and is approved to sell.
- County does a sales inspection on the Measure J home.
- Seller pre-screens potential buyers, chooses buyer and signs a purchase contract.
- County certifies buyer.
- County sends Measure J documents to escrow. ([Sample escrow packet](#))
- The Measure J Sale fee may be paid out of escrow. ([Click here](#) for the fee schedule)
- Escrow closes.

It's important to remember that Measure J sales are private transactions and the County has two roles; to certify that the buyer qualifies to purchase the home and that the price does not exceed the Measure J maximum resale price.

The Measure J Program does not have a participating Realtor or a participating lender list.

For any questions, feel free to contact the Measure J Program staff at 831-454-2336.