Metro Home Improvement Program

An Owner-Occupied Rehabilitation Program

The cities below have entered into a cooperative agreement with the purpose to preserve the existing affordable housing stock in their communities.

ALTOONA · city of Ankeny · Bondurant Life Connecting · City of Grimes · Polk City | IOWA A City for All Seasons · City of Urbandale · The City of West Des Moines · Windsor Heights the heart of it all

Who is eligible for the Metro Home Improvement Program?

- The property must be located within the participating cities and Polk County.
- The assessed value of the home must be at or below $300,000 (includes both land and building value per the Polk County Assessor).
- The property must be a single-family residence, condominium or townhouse. *Houses being purchased under contract are not eligible.
- The property must be the owner-occupied.
- Property taxes, mortgage payments and homeowner's insurance must be current.
- Income limits of the household must fall at or below 80% of the area median household income, which is based on HUD Annual Income as Defined in 24 CFR Part 5. (see chart below)

Number of Persons in Household	1	2	3	4	5	6	7	8+
Maximum Total Gross Household Income for Program	$63,300	$72,350	$81,400	$90,400	$97,650	$104,900	$112,100	$119,350

What are the financial implications to the homeowner?

- The work is paid for by the Program through funding from the Polk County Housing Trust Fund and the participating cities.
- The financial assistance will be in the form of a forgivable loan with a maximum loan amount of $16,820 and a minimum loan amount of $500.
- The loan will be recorded as a mortgage on the property with a term of five (5) years, decreasing 20% each year, and bearing no interest.
- The loan only comes due if the homeowner sells within the five years following the time of participation.

Program Eligible Activities Include:

Basic structural repairs:
(a) Exterior Walls (b) Roof and roof structure
(c) Foundation (d) Floor joists and ceilings

Building Systems:
(a) Electrical (b) Plumbing (c) Heating

Weatherization:
(a) Insulation (b) Windows (c) Siding

Handicap Accessibility:
(a) Exterior ramp (b) Bathroom facilities

Sump pump installation & connection to storm sewer

HOME inc — Creating Housing Opportunities

Program General Contractor

Home, Inc. is a non-profit agency from Des Moines.

To apply, scan the QR code or visit
https://portal.neighborlysoftware.com/midiowaplanning/Participant

Questions?
Call (515) 304-3524 or email
housing@midiowaplanning.org