

Exploring the
LMI-Low to Moderate Income Housing Programs



Am I a Nevada resident, builder, or landlord who qualifies?

The City supports three LMI housing assistance programs, through funds collected from TIF revenues. The three programs include one for builders/developers of low- to moderate-income new housing, one for property owners who supply low- to moderate-income rental housing, and one for qualified home buyers.



New Single-Family Housing Program

Provides financial assistance to builders/developers to encourage construction of affordable, owner-occupied homes. May provide up to 10 percent of the sale price, not to exceed \$29,999 per home for homes sold at or below \$299,999.



Rental Rehab Program

Offers grants of up to \$10,000 per unit to property owners for eligible improvements to existing rental housing. May include interior renovations, mechanical upgrades, safety improvements, code compliance projects, etc. Property owners must agree to maintain rent levels at LMI threshold for five years. Currently, that threshold is at or below 80 percent of the fair market rate. An example of 2026 fair market rates is \$1,026 for a 1-bedroom apartment.



Homebuyer Assistance Program

Available to income-qualified homebuyers who purchase an existing home within Nevada's city limits. May be eligible for up to \$15,000 in assistance if household incomes are at or below the 80 percent of median income, which would be \$97,900 for a household of four.

Learn More

Housing programs and grants in general can be confusing, and we are here to help! Reach out today!

Contact Jennifer Luengas-Otto, Executive Director of the NEDC



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