

EFFECTIVE  
3/8/26

**2026 PROGRAM CHANGES:**  
**LOWER SECURITY DEPOSIT**  
**NEW SUBSIDIZED RENT SCHEDULE**  
**EXPANDED WORK REQUIREMENTS**

Available now!

1 bdrm/1 bath apartment  
Market rate \$875/month,  
but as low as \$445/month with subsidy

Available April 1

Large Efficiency apartment  
Market rate \$825/month,  
but as low as \$445/month with subsidy

710 Kellogg Avenue in Ames - *all utilities plus internet included*  
Rent subsidies are income-based

Applications due 3/16/26

**No application fee.**

**All apartments are furnished**, which includes linens, cookware and tableware  
**Off-street parking**    **Computer**/printer usage    **Coin-operated** washer and dryer  
**No smoking**, vaping e-cigarette or drug usage on property    **Guest** visitation policy  
**Animals** allowed on a case-by-case basis.    **Non-refundable pet fee** of \$150  
**Security cameras** in common areas    **24/7 locked** exterior doors  
**CyRide** Routes #1,#2, #5, and #8 two blocks away

**Multi-level** building with stairs. **No elevators, lifts or ramps**, and narrow interior doorways; building is not wheelchair accessible.

Apartments are offered as part of Home Allies, Inc.'s *Headed2Home Rental Housing & Tenant Education Pilot Program*. *Tenants must participate in the program --see back of flyer for eligibility requirements*

- Headed2Home is for people who can't get approved for rental housing due to:
- # Income less than three times rent
  - # Frequent changes in jobs or addresses
  - # No or negative rental history
  - # Criminal record
  - # Flight from domestic abuse or violence
  - # Past eviction or foreclosure
  - # No or negative credit history
  - # Other (you tell us)

**ELIGIBILITY REQUIREMENTS**

- Head of Household or Co-Head of Household:
  - 6 months living in Story County OR 1 year working in Story County while living in a contiguous county (residency area may be expanded if there is a lack of applicants)
  - Membership in one of these priority population groups:
    - + Parent(s) of minor children
    - + Substance abusers sober 30 days or more
    - + Offender(s) with non-violent criminal record(s)
    - + US Military and Iowa National Guard veteran
    - + Displaced worker(s) enrolled in a post-secondary trade program
    - + Young adults transitioning out of foster care
    - + Survivors of domestic abuse or violence
    - + Person with non-debilitating disability
- All 18 and older in household :
  - Must be employed, and remain so, for at least 25 hours/week, or, if unemployed, must spend at least 20 hours/week actively pursuing employment and obtain employment within 45 days of lease signing.
  - Household income must  $\leq$  50% of Ames Area Median Income (AMI).
  - Students attending a post-secondary academic program must be a member of two priority groups.

Month-to-month leases  
– a **maximum of 12**  
months in  
Headed2Home  
program.

**Maximum Household Income Limits to meet 50% AMI eligibility requirements**

	<b>50% AMI</b>
1 person	\$43,400 year / \$3,617 month
2 people	\$49,600 year / \$4,133 month
3 people	\$55,800 year / \$4,650 month

★ **First month’s rent payment is the full fair market rate quoted.** Several local agencies and some churches will provide money to help you cover this cost. Contact Story County General Assistance for a list of security deposit and first month rent providers. Home Allies must receive the payment from any agency or organization prior to move-in unless delayed payment is approved by Home Allies in writing. Any pledge not fulfilled within three weeks will be considered the tenants responsibility as past due and handled the same as late monthly rent payments.

★ **Monthly rent subsidies.** Home Allies has a limited amount of grant money and donations from individuals to subsidize tenants’ monthly rent. The grant from Story County ARPA funds, which has allowed households to only pay rent equal to a maximum of 30% of their total household income, is now ending. Effective March 1, 2026, new tenants will pay a minimum amount of \$445/month plus 15% of their household income in excess of \$1000/month, with a maximum payment of the market rate. Any amount not paid by the tenant is paid by subsidy money Home Allies continues to have. For example, a household with income of \$1200/month would pay \$445 + \$30 = \$475/month, and the subsidy would pay the remainder of the market rate rent.

★ **Security deposit** is \$700 (which MUST be paid by tenants, service agency, or private third party) due at lease signing, plus another \$700 which may be payable for qualified applicants from the limited Home Allies/SCHT revolving security deposit fund. Applicants for Home Allies’ security deposit assistance must complete a one-page supplemental application.

**DOWNLOAD APPLICATION AT HOMEALLIES.ORG.**

**EMAIL COMPLETED APPLICATION TO INFO@HOMEALLIES.ORG OR PLACE COMPLETED ENVELOPE IN BOX ON PORCH AT 710 KELLOGG AVE.**

**CALL 515-766-0538 TO SCHEDULE INTERVIEW AND VIEW APARTMENT.**