Multifamily Mortgage Business Lender Letter 16-05

March 15, 2016

To: Multifamily Lenders
From: Robert Levin, Vice President and Chief Underwriter for Conventional Business
Subject: Updated Instructions and Templates for a Property Condition Assessment Report with a High Performance Building Module

HIGHLIGHTS

Effective April 1, 2016, Fannie Mae is updating the following related to High Performance Buildings:

- Instructions for Performing a Multifamily Property Condition Assessment ("PCA") (Form 4099), and
- Templates for a Property Condition Assessment Report (Form 4099.H).

Updates

To increase efficiency in performing the High Performance Building module required for Green Financing loans, the Instructions for Performing for a Multifamily PCA with a High Performance Building module (Form 4099), and the Templates for a Property Condition Assessment Report with a High Performance Building Module (Form 4099.H) are being updated.

The updated templates include:

- streamlined tables with a single data input tab; and
- more detailed output tables.

Effective Date

This Lender Letter is effective for Property Condition Assessments engaged on or after April 1, 2016.

Questions

Please contact your Fannie Mae Deal Team with any questions.

Associated Documents

The clean versions of the Forms are available at fanniemae.com/multifamily.

- Instructions for Performing a Multifamily Property Condition Assessment (Form 4099) (blackline)