



C&D Release Notes

Release 13.0

March 15, 2019

Multifamily Operations announces the release of Multifamily Committing and Delivery (C&D™) 13.0 on **March 30, 2019**, with the enhancements described below.

HIGHLIGHTS

The updates to C&D included in Release 13.0 include:

- new Property Collateral Attributes;
- new Bond Amortization Type;
- modifications on Underwriting Valuation Screens;
- modifications on Commitment Screens;
- Upload Template modifications; and
- additional C&D Modifications.

Effective April 1, 2019, C&D release 13.0 will include enhancements to support the collection of additional Property Collateral attributes in support of Duties to Serve. The release also includes other minor changes detailed below.

I. Property Collateral Screen

To support the collection of additional data for Manufactured Housing Communities and Affordable Housing Properties, the following 9 new data fields have been added to the “Property Data” and “Housing Goals and Rent Restrictions” sections on the “Property Collateral” screen:

- “Property Data” section:
 - MHC Ownership Type;
 - Units with Tenant Site Lease Protections (%);
 - Does Property Include Licensed Childcare?; and
- “Housing Goals and Rent Restrictions” section:
 - 100% of Median Income;
 - 120% of Median Income;
 - Is this Property subject to a Qualifying State or Local Government Affordable Housing Program?;
 - State or Local Program Name;



- o State or Local Program Type; and
- o Is this a HUD 202 Property?.

The new data related to a Manufactured Housing Community or to state and local Affordable Housing Program information will be required for any Property securing a Mortgage Loan that has not yet been purchased or securitized by Fannie Mae, regardless of when the Commitment was confirmed.

II. Upload Template

The “Property Collateral” tab of the Upload Template has been modified to include the following 7 new attributes (out of the 9 total), being added to the “Property Collateral” screen:

- MHC Ownership Type;
- Units with Tenant Site Lease Protections (%);
- Does Property Include Licensed Childcare?;
- 100% of Median Income;
- 120% of Median Income;
- Is this Property subject to a Qualifying State or Local Government Affordable Housing Program?; and
- Is this a HUD 202 Property?.

If you run any internal process to populate the Upload Template and load the data into C&D, please note the template has been revised.

III. Bond Information Screen

The “Partial Interest Only” option has been added to the “Bond Amortization Type” in the “Bond Criteria” section on the “Bond Information” screen.

IV. Underwriting Valuation Screens

The “Income/Expense Underwriting at Acquisition” section of each of the “Underwriting (Base)” and “(Senior)” screens has been modified to remove the ‘+’ symbol next to ‘Trailing Collection (T-1) (\$)’.

The ‘Trailing Collection (T-1) (\$)’ will no longer be required for Commitments applicable for a Small Mortgage Loan ‘Underwritten to Standards Described in the DUS Guide Pt. III B Chap. 9?’ or for a ‘Cooperative’ Property Type

V. Commitment Screens

Updated the language in the **Lender Certificate Agreement** sub-section of the Lender Certificate (Form 4527) section to specify that the transaction includes no indirect Broker/Correspondent fees.



Lenders will be required to acknowledge that no indirect Broker/Correspondent fees were paid in connection with the transaction.

Effective Date

C&D 13.0 changes are effective April 1, 2019.

Questions

Please contact the following with any questions:

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