



## Multifamily Mortgage Business Lender Letter 19-06

June 14, 2019

To: Multifamily Lenders  
From: Bob Simpson, VP, Multifamily Affordable and Green Business  
Subject: Lender Letter 19-06 | Updated Form 6241 for Green Mortgage Loans

### HIGHLIGHTS

Effective June 14, 2019, Fannie Mae will update the Modifications to Multifamily Loan and Security Agreement (Green Mortgage Loan) (Form 6241), required for all Green Mortgage Loans.

### Form Loan Document Update for Green Mortgage Loans

Form 6241 is being updated:

- for all Green Mortgage Loans, to require the Fannie Mae Green Measurement and Verification Service be used to track and report the Property's energy and water consumption and costs;
- for all Green Rewards Mortgage Loans, to require:
  - all Green Reward Repairs be included on Schedule 6 to the Loan Agreement using the new Addendum to Schedule 6 that is now included with the Form 6241, and also attaching to the Addendum to Schedule 6 the table titled "Energy and Water Efficiency Measures Selected for Implementation" from the "Lender Validation" tab of Form 4099.H;
  - all Green Rewards Repairs be maintained by the Borrower throughout the term of the Mortgage Loan; and
  - the Green Measure and Verification Service be used to confirm that all Green Reward Repairs were installed in accordance with the HPB Report and Form 4099.H; and
- for all Green Mortgage Loans with a Green Building Certification recognized by Fannie Mae pursuant to [Form 4250](#), the Borrower to deliver a release to the Lender authorizing the green building organization to release the final certification scorecard or equivalent documentation for the granting of the Green Building Certification.

### Effective Date

This Lender Letter is effective for all Green Mortgage Loans with a confirmed Commitment on or after June 14, 2019.



## Contact Us

Please contact Karyn Sper at [karyn\\_sper@fanniemae.com](mailto:karyn_sper@fanniemae.com) or (202) 752-1023, or Molly Simpson at [molly\\_simpson@fanniemae.com](mailto:molly_simpson@fanniemae.com) or (202) 752-3231, with any questions.

## Associated Documents

On the Effective Date, the revised Form Loan Document will be available on the [Loan Documents page](#) on fanniemae.com.

- Modifications to Multifamily Loan and Security Agreement (Green Mortgage Loan) (Form 6241 – [blackline](#))