H. R. 3141

To limit the collection of annual premiums under the FHA program for mortgage insurance for single family housing, and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

Mr. PHILLIPS introduced the following bill; which was referred to the Committee on

A BILL

To limit the collection of annual premiums under the FHA program for mortgage insurance for single family housing, and for other purposes.

Be it enacted by the Senate and House of Representa-
tives of the United States of America in Congress assembled,

SECTION 1. SHORT TITLE.

This Act may be cited as the “FHA Loan Afford-
ability Act of 2019”.

SEC. 2. ANNUAL PREMIUMS.

Paragraph (2) of section 203(c) of the National

Housing Act (12 U.S.C. 1709(e)(2)) is amended—
(1) in subparagraph (B)—

(A) in clause (i), by striking “For any” and inserting “Subject to subparagraph (D), for any”; and

(B) in clause (ii), by striking “For any” and inserting “Subject to subparagraph (D), for any”;

(2) in subparagraph (C)(i), by striking “In addition” and inserting “Subject to subparagraph (D), in addition”; and

(3) by adding at the end the following new subparagraph:

“(D) The Secretary may not collect any annual premiums under this paragraph with respect to a mortgage at any time that the remaining insured principal balance (excluding the portion of the remaining balance attributable to the premium collected under subparagraph (A)) is 78 percent or less than the lower of (i) the sales price of the dwelling at the sale in connection with which the mortgage was made, or (ii) the appraised value of the dwelling at the time of the origination of the mortgage.”.