



MANAGEMENT BULLETIN #470

DATE: December 21, 2017

TO: Mortgagors of Multifamily Housing Projects

FROM: Asset Management Department, IHDA

RE: 2017 Updates to Financial Reporting Guidelines

SUMMARY:

New [Financial Reporting Guidelines for Mortgagors of Multifamily Housing Projects](#) have been posted to the IHDA Website and can be accessed using the link above, or through IHDA's [Property Managers Page](#).

The new guidelines reflect IHDA's commitment to adopt a modern, enhanced compliance approach. Updates to the guidelines reflect:

- Results from IHDA's recent Owner / Agent Survey on Audit Submissions
- Informal consultations with accounting firms
- Better alignment with HUD guidelines and best practices in the industry

There will be no impact to legal documents that have been previously executed. However the new guidelines do include significant changes and simplifications to the 2017 financial statements, including:

- Roll out of an Excel-based form for direct input of Key Financial Metrics
- Clarified Surplus Cash computation to ensure consistent adherence to IHDA regulatory agreements and HUD guidelines
- Improved headers, terms and definitions
- Removal of requirements for Independent Auditor's report on Compliance with Affirmative Fair Housing Requirements

If you have questions about implementation of the new guidelines, please contact your IHDA Financial Analyst for clarification.

