

Loan Product Advisor[®] (LPASM) release notes provide updates on LPA enhancements to help you streamline the way you work and offer a summary of feedback messages.

LPA ChoiceSM

Effective October 13

We're implementing enhanced feedback messages to deliver unprecedented, actionable information so you don't miss opportunities to turn Cautions to Accepts for new submissions on or after October 13. For certain loans that receive a Caution risk class, LPA Choice feedback messages offer information about our purchase requirements and actionable feedback that can help you make faster, informed decisions about how to proceed. If you can provide the information identified in the messages and resubmit to LPA, the loan is more likely to turn into an Accept.

The LPA Choice messages use dynamic data points for three specific loan characteristics:

- Debt-to-income (DTI) ratio
- Loan-to-value (LTV) ratios
- Reserves

Review the [new feedback messages](#) and [FAQs](#). Learn more about how LPA Choice can help you run with opportunity in this [article](#).

Non-arm's Length Employment Message Update

Effective October 27

We're implementing a [new feedback message](#) (FEI0329) to inform you of documentation requirements when the LPA submission indicates that the borrower is employed by an interested party to the transaction or family. This message supports the recent policy update announced in *Single-Family Seller/Service Guide Bulletin 2024-10*.

New Defaults for Self-Employed Field

Effective October 27

For the Self-Employed field (*UID-297.00 Employment Borrower Self Employed Indicator*), **we're defaulting values** to prevent hard stops for submissions if a value is not provided. If the self-employment income is provided or if the Percent Ownership (*UID-305.00 OwnershipInterestType*) is greater than 25%, the indicator will default to "true." Otherwise, the indicator will default to "false."

A [new message](#) (FEI0330) will be returned to let you know when the defaulting has occurred. With the implementation of this default, we're also retiring several data quality messages related to self-employment indication.

You can begin testing this update in the customer test environment (CTE) on September 20.



Technical Update for Feedback Certificate PDF

Effective October 27

We're committed to continuous improvements to the LPA feedback certificate that will help you consume important information faster and easier, so you can make more loans. As part of these efforts, LPA will move away from using a code-based development to produce the feedback certificate PDF and will instead use a template to create the PDF. This technical change will allow for future updates to LPA that will display more readable feedback as well as new and enhanced features.

You can begin testing this technical update in CTE starting on September 23.

Reminder: New Condo Project Advisor® PAR Status Integration Messages

On September 29, we're integrating additional Condo Project Advisor Project Assessment Request (PAR) statuses for condo projects directly into LPA. This integration will give you earlier insight into why a particular condo project status has been assigned. A message will alert you when the condo project may be eligible for a Project Certified submission. These [new messages](#) will apply to all condo loans and aren't limited to new LPA submissions.

If the project isn't found in the Condo Project Advisor database, you'll receive a message that the address cannot be matched. In addition, we're adding another message to support the update to the condo project policy announced in Guide [Bulletin 2023-24](#).

You can start testing with the message updates in CTE now.

Full October Feedback Message Updates

Review the full list of [October feedback message updates](#) or visit the [Loan Advisor Resources & Learning webpage](#) – bookmark it for quick access to the latest updates for all of the tools you use.

