MFM Bulletin: 005-2025

Date: March 12, 2025

Subject: FHA New Construction Elevation Requirements

FHA has issued a waiver of its New Construction Flood Elevation Requirements amended January 1, 2025. This waiver will expire February 20, 2026.

Effective immediately, the President has issued a waiver of the requirement that the lowest floor of the lowest floor of the property improvements, including the basement, must be built at least **two (2) feet** above the FEMA determined Base Flood Elevation (BFE).

Instead, the previous requirement will now be in place: **A residential structure located in a Special Flood Hazard Area or a FEMA designated "coastal high hazard area," would still need to be constructed such that the lowest floor is above the base flood elevation.** An Elevation Certificate documenting the above is still required.

Please contact the MFM Underwriting Dept. (underwriting@memberfirstmortgage.com) if you have any concerns pertaining to guidelines and/or eligibility.

Thank you