

119TH CONGRESS
1ST SESSION

S. 1932

To amend the National Housing Act and the Housing and Community Development Act of 1992 to include information regarding VA home loans in the Informed Consumer Choice Disclosure required to be provided to prospective FHA borrowers and to require a military service question on the Uniform Residential Loan Application, and for other purposes.

IN THE SENATE OF THE UNITED STATES

JUNE 3, 2025

Mr. VAN HOLLEN (for himself and Mr. BOOZMAN) introduced the following bill; which was read twice and referred to the Committee on Banking, Housing, and Urban Affairs

A BILL

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

1 **SECTION 1. SHORT TITLE.**

2 This Act may be cited as the “VA Loan Informed
3 Disclosure Act of 2025” or “VALID Act of 2025”.

4 **SEC. 2. FHA INFORMED CONSUMER CHOICE DISCLOSURE.**

5 (a) INCLUSION OF INFORMATION RELATING TO VA
6 LOANS.—Subparagraph (A) of section 203(f)(2) of the
7 National Housing Act (12 U.S.C. 1709(f)(2)(A)) is
8 amended—

9 (1) by inserting “(i)” after “loan-to-value
10 ratio”; and

11 (2) by inserting before the semicolon the fol-
12 lowing: “, and (ii) in connection with a loan guaran-
13 teed or insured under chapter 37 of title 38, United
14 States Code, assuming prevailing interest rates”.

15 (b) RULE OF CONSTRUCTION.—Nothing in the
16 amendments made by subsection (a) shall be construed to
17 require an original lender to determine whether a prospec-
18 tive borrower is eligible for any loan included in the notice
19 required under section 203(f) of the National Housing Act
20 (12 U.S.C. 1709(f)).

21 **SEC. 3. MILITARY SERVICE QUESTION.**

22 (a) IN GENERAL.—Subpart A of part 2 of subtitle
23 A of the Federal Housing Enterprises Financial Safety
24 and Soundness Act of 1992 (12 U.S.C. 4541 et seq.) is
25 amended by adding at the end the following:

1 **“SEC. 1329. UNIFORM RESIDENTIAL LOAN APPLICATION.**

2 “Not later than 6 months after the date of enactment
3 of this section, the Director shall require each enterprise
4 to—

5 “(1) include a military service question on the
6 form known as the Uniform Residential Loan Appli-
7 cation; and

8 “(2) position the question described in para-
9 graph (1) above the signature line of the Uniform
10 Residential Loan Application.”.

11 (b) RULEMAKING.—Not later than 6 months after
12 the date of enactment of this Act, the Director of the Fed-
13 eral Housing Finance Agency shall issue a rule to carry
14 out the amendment made by this section.

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