

HR 1498

Prompt Decision for Qualification of Short Sale Act of 2011

Congress: 112 (2011–2013, Ended)

Chamber: House

Policy Area: Housing and Community Development

Introduced: Apr 12, 2011

Current Status: Referred to the Subcommittee on Financial Institutions and Consumer Credit.

Latest Action: Referred to the Subcommittee on Financial Institutions and Consumer Credit. (May 2, 2011)

Official Text: <https://www.congress.gov/bill/112th-congress/house-bill/1498>

Sponsor

Name: Rep. Rooney, Thomas J. [R-FL-16]

Party: Republican • **State:** FL • **Chamber:** House

Cosponsors (51 total)

Cosponsor	Party / State	Role	Date Joined
Rep. Andrews, Robert E. [D-NJ-1]	D · NJ		Apr 12, 2011
Rep. Heinrich, Martin [D-NM-1]	D · NM		May 10, 2011
Rep. Frank, Barney [D-MA-4]	D · MA		May 11, 2011
Rep. Speier, Jackie [D-CA-12]	D · CA		May 11, 2011
Rep. Gerlach, Jim [R-PA-6]	R · PA		May 12, 2011
Rep. Green, Gene [D-TX-29]	D · TX		May 12, 2011
Rep. Harper, Gregg [R-MS-3]	R · MS		May 12, 2011
Rep. Hunter, Duncan D. [R-CA-52]	R · CA		May 12, 2011
Rep. Mica, John L. [R-FL-7]	R · FL		May 12, 2011
Rep. Bilirakis, Gus M. [R-FL-9]	R · FL		May 13, 2011
Rep. Blackburn, Marsha [R-TN-7]	R · TN		May 13, 2011
Rep. Rush, Bobby L. [D-IL-1]	D · IL		May 13, 2011
Rep. Schiff, Adam B. [D-CA-29]	D · CA		May 13, 2011
Rep. Sherman, Brad [D-CA-27]	D · CA		May 13, 2011
Rep. West, Allen B. [R-FL-22]	R · FL		May 13, 2011
Rep. Woolsey, Lynn C. [D-CA-6]	D · CA		May 13, 2011
Rep. Costa, Jim [D-CA-20]	D · CA		May 23, 2011
Rep. Doggett, Lloyd [D-TX-25]	D · TX		May 23, 2011
Rep. Pastor, Ed [D-AZ-4]	D · AZ		May 23, 2011
Rep. Towns, Edolphus [D-NY-10]	D · NY		May 23, 2011
Rep. Lowey, Nita M. [D-NY-18]	D · NY		May 25, 2011
Rep. Noem, Kristi L. [R-SD-At Large]	R · SD		May 25, 2011
Rep. Rivera, David [R-FL-25]	R · FL		May 25, 2011
Rep. Eshoo, Anna G. [D-CA-14]	D · CA		Jun 1, 2011
Rep. McNerney, Jerry [D-CA-11]	D · CA		Jun 1, 2011
Rep. Upton, Fred [R-MI-6]	R · MI		Jun 1, 2011
Rep. Young, C. W. Bill [R-FL-10]	R · FL		Jun 2, 2011
Rep. Posey, Bill [R-FL-15]	R · FL		Jun 3, 2011
Rep. Deutch, Theodore E. [D-FL-19]	D · FL		Jun 13, 2011
Rep. Grijalva, Raúl M. [D-AZ-7]	D · AZ		Jun 13, 2011
Rep. Petri, Thomas E. [R-WI-6]	R · WI		Jun 13, 2011
Rep. Schrader, Kurt [D-OR-5]	D · OR		Jun 13, 2011
Rep. Davis, Susan A. [D-CA-53]	D · CA		Oct 4, 2011
Rep. Thompson, Mike [D-CA-1]	D · CA		Dec 13, 2011
Rep. Hahn, Janice [D-CA-36]	D · CA		Feb 29, 2012
Rep. Honda, Michael M. [D-CA-15]	D · CA		Feb 29, 2012
Rep. Higgins, Brian [D-NY-27]	D · NY		May 16, 2012
Rep. King, Peter T. [R-NY-3]	R · NY		May 16, 2012
Rep. LoBiondo, Frank A. [R-NJ-2]	R · NJ		May 16, 2012
Rep. Rothman, Steven R. [D-NJ-9]	D · NJ		May 16, 2012
Rep. Tonko, Paul [D-NY-21]	D · NY		May 16, 2012

Cosponsor	Party / State	Role	Date Joined
Rep. Crenshaw, Ander [R-FL-4]	R · FL		Jun 6, 2012
Rep. Davis, Danny K. [D-IL-7]	D · IL		Jun 6, 2012
Rep. Griffin, Tim [R-AR-2]	R · AR		Jun 6, 2012
Rep. Hinchey, Maurice D. [D-NY-22]	D · NY		Jun 6, 2012
Rep. Johnson, Henry C. "Hank," Jr. [D-GA-4]	D · GA		Jun 6, 2012
Rep. McGovern, James P. [D-MA-3]	D · MA		Jun 6, 2012
Rep. Michaud, Michael H. [D-ME-2]	D · ME		Jun 6, 2012
Rep. Peterson, Collin C. [D-MN-7]	D · MN		Jun 6, 2012
Rep. Waxman, Henry A. [D-CA-30]	D · CA		Jun 6, 2012
Rep. Sánchez, Linda T. [D-CA-39]	D · CA		Nov 15, 2012

Committee Activity

Committee	Chamber	Activity	Date
Financial Services Committee	House	Referred to	May 2, 2011

Subjects & Policy Tags

Policy Area:

Housing and Community Development

Related Bills

Bill	Relationship	Last Action
112 HR 6153	Related bill	Oct 1, 2012: Referred to the Subcommittee on Financial Institutions and Consumer Credit.
112 S 2120	Related bill	Feb 16, 2012: Read twice and referred to the Committee on Banking, Housing, and Urban Affairs.

Summary (as of Apr 12, 2011)

Prompt Decision for Qualification of Short Sale Act of 2011 - Amends the Truth in Lending Act to consider approved a mortgagor's written request to a mortgage loan servicer for a short sale of a dwelling or residential real property if the mortgagor has not received, within 45 days after the servicer's receipt of the request, a written notification of whether the request has been approved, specified changes are required, or additional information is required.

Declares this Act inapplicable to certain residential mortgages entered into before enactment of this Act which explicitly provide a procedure or terms for a short sale approval.

Actions Timeline

- **May 2, 2011:** Referred to the Subcommittee on Financial Institutions and Consumer Credit.
- **Apr 12, 2011:** Introduced in House
- **Apr 12, 2011:** Referred to the House Committee on Financial Services.