

	Latest Update	Valuations	Mortgage Payment Holidays	Lending Issues	Current Products available
	<p>01/06/2020 - Bluestone are pleased to be extending their product range to include AAA, AA, A & BBB up to 75% LTV on their residential and Buy-to-Let product ranges. This includes re-launching the 'Sapphire range' through selected packagers, such as impact. This includes the relaunch of Help to Buy.</p>	<p>By using alternative valuation methods, we can now progress qualifying applications through to offer. AVM's available on property valued up to £600k. Physical valuations now also available</p>	<p>Yes</p>	<p>Max 75% LTV - Now accepting applications across all tiers (Clear, AAA, AA, A & BBB) to a maximum LTV of 75% - AVM's available on qualifying loans in Clear category, valued up to £600,000 - No credit scoring - Up to 4 defaults & 3 CCJ's allowed in the last 3 years per applicant (unsatisfied) - Up to 4 missed mortgage payments in months 13-24, none in months 0-12</p>	<p>cont.. - Ignore all CCJ's & Defaults under £300 - Up to 2 missed payments per unsecured credit in the last 6 months - Minimum 1 years self-employed - Use the latest years accounts for affordability - Fee free remortgage products available - Consumer Buy to Let & First-time landlords accepted. SAPPHIRE RANGE exclusives available via IMPACT including HTB, IVA & BANKRUPTCY PRODUCTS</p>
	<p>Not currently accepting new applications</p>	<p>To be confirmed</p>	<p>Yes</p>	<p>Not currently accepting new applications</p>	<p>Not currently accepting new applications</p>
	<p>24/6/2020 - some product LTVs increased to 75% LTV. For new cases we will instruct valuations as normal and the valuers will then either do a desktop if possible, or place the instruction on hold until they are able to view the property.</p>	<p>The parameters where a desktop may be accepted are: the loan does not exceed 60% of property value, which must not be estimated at more than £500,000, or the loan does not exceed 50% of property value, which must not be estimated at more than £750,000, or £1m inside London.</p>	<p>We're offering a mortgage payment holiday to all mortgage members.</p>	<p>Clients can temporary switch to Interest Only for 3 months rather than Payment Holiday if they wish</p>	<p>24/6/2020 - Please note that our LTVs have increased, Residential from 60% to 75% LTV and BTL from 60% to 65% LTV. We have also added a new 2 year fix rate for IO as previously we were only offering a 5 year fix rate.</p>
	<p>09/06/2020 - On Wednesday 10th June we are launching a new range of products up to 75% LTV with rates starting at 3.39% for 60% LTV. This is a significant step as markets begin the steady climb back to a new BAU position.</p>	<p>Physical valuations are once again possible and our panel manager is now taking instructions</p>	<p>A payment holiday is available to customers who are up to date with their payments but have lost income as a result of Covid 19</p>	<p>New business levels will be carefully monitored in partnership with our funders, and we are confident that permissible volumes will climb over time back to a BAU position. New applications will strictly be processed in the order received where all relevant fees have been paid, and we will constantly keep both you and advisers notified as lending appetite increases.</p>	<p>Standard BTL, Limited Company BTL, HMO and Multi Unit to 75% LTV (subject to valuation). Rates Start from 3.39% at 60% LTV IMPORTANT - New COVID-19 valuation rules</p>
	<p>11/06/2020 - NEW PACKAGER BTL EXCLUSIVES: HMO and Large HMO / MUBS up to 8 beds / 10 units Up to 75% LTV Rates from 3.34% Max £1.5m loan 2% fee added NO ERCs</p>	<p>This follows the news that our valuer partners will be instructing valuations again.</p>	<p>Yes we do however, I would highly recommend that the customer speak to their mortgage adviser first before contacting the lender to see if a payment holiday is the right choice for them</p>	<p>18/6/2020 - Updates: new residential rates and increased loan to values on their existing range: • Re-introduction of 5 year fixed products across all credit tiers • The extension of LTV for F1 products to 80% • ERC free discount rates up to 80% LTV • First time buyer products (2 & 5 year fixed) on the F1 product range at 80% LTV • Extension of fixed deal end dates to 31st October</p>	<p>11/06/2020 - NEW PACKAGER BTL EXCLUSIVES: HMO and Large HMO / MUBS up to 8 beds / 10 units Up to 75% LTV Rates from 3.34% Max £1.5m loan 2% fee added NO ERCs</p>
	<p>08/06/2020 - Hampshire Trust Bank has launched a new five year product, with two year ERCs. It allows brokers to offer the best of both worlds to their clients. The borrower can get the certainty and leverage provided by a five-year fix with the flexibility of a two year ERC. This enables more control in managing their portfolio as plans change and opportunities arise. Products are available up to 75% LTV. 11/6/2020 - HTB will increase their lending rates for both Buy to Let and Semi Commercial products by 0.25% on Monday 15th June.</p>	<p>Up to 65% LTV - All BTL, HMO and Semi Commercial deals are eligible for 65% LTV providing they meet our standard criteria. Up to 70% LTV - As per 65% but with the following additional restrictions: • Maximum loan size of £3m • Increased ICR hurdles by 10% e.g. 125% for Ltd Company borrower becomes 135% - OR 6-months' worth of interest is to be placed on account for the first 12 months of the loan • The borrower must have a BTL track record and have taken no payment holidays across their portfolio</p>	<p>Speak to the customer service team</p>	<p>It is more important than ever that we continually review our lending criteria as more information comes to light. With immediate effect we are increasing our maximum LTV to 75% for the right type of deals - the right properties, the right yields and the right borrowers. During this period, we continue to scrutinise the quality of property income on each deal and, therefore, as a temporary measure we continue to have no appetite to rely on income in the form of commercial rents, short term lets, corporate lets or student accommodation.</p>	<p>See Valuations + Up to 75% LTV - As per 65% but with the following additional restrictions: Maximum loan size of £550k (or £750k inside M25) / Increased ICR hurdles by 15% e.g. 125% for Ltd Company borrower becomes 140% / The borrower must have a BTL track record and have taken no payment holidays across their portfolio. The property must have been used as a rental property recently / Excludes New builds (including heavily refurbished properties) and studio flats / For purchase deals or minimum capital / raise refinances only. NEW - Five-year fix with the flexibility of a two year ERC - 11/6/2020 rate increases due 15/06/2020</p>
	<p>We are still fully operational. Our mortgage team are functioning and equipped to help you during the current circumstances and uncertainty</p>	<p>Currently we are looking at alternatives to help our existing and new applications progress and for transactions to continue. Updates will be provided in due course. The option of completing 'drive bys' to view properties to complete valuations has been discussed, and is now not deemed practical owing to the restrictions imposed by the Government's advice.</p>	<p>If concerned about making mortgage payments during this time, you should contact us at the earliest possible opportunity to discuss the options available. There are options available for members, ranging from reducing payments to payment holidays.</p>	<p>We have not made any changes to, or removed any of our products. We want to assure you about the continuity of our services. We aim to be flexible during this difficult time for you, and our mortgage team and BDMs can help on this</p>	<p>Residential, BTL, Holiday Let, Self Build, Holiday Homes, Guarantor, Later Life Lending, Self Employed, Contractors, Professional, Development and Residential Bridging</p>

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	<p>08/06/2020 - InterBay Commercial is now accepting HMO and MUFb applications on properties of up to 20 bedrooms/units.</p>	<p>Please note: physical property valuations are only available across England. We can progress applications in Wales up to valuation stage.</p>	<p>If our mortgage clients are facing difficulty, we will support customers that are experiencing issues with their finances as a result of COVID-19</p>	<p>75% LTV products to support your high-value buy to let cases - On Large HMOs, max 70% LTV. Please note that additional underwriting may apply, as portfolios will need to be assessed to understand liquidity position, tenant profiles will need to be examined and additional information may be required</p>	<p>Key buy to let criteria include:</p> <ul style="list-style-type: none"> • Rates from 4.24% • Up to 75% LTV • Two and five-year fixed products • Minimum loan £100k • Maximum loan £3m • Portfolio landlords and HMO remortgages accepted • We're happy to accept applications from companies and individuals in receipt of bounce back loans and CBILs but please note we won't accept them as a source of deposit. • NEW - InterBay Commercial is now accepting HMO and MUFb applications on properties of up to 20 bedrooms/units. Key criteria: - LTV up to 70% Max loan size 1.5m (higher amounts considered by referral) Available as purchase or remortgage
	<p>03/06/2020 - RESIDENTIAL</p> <ul style="list-style-type: none"> • NEW 80% rates across our Select, Core, Young Professional and Heroes ranges • Reinstated New Build applications • Reintroduced HTB with 75% LTV <p>BUY TO LET</p> <ul style="list-style-type: none"> • Resuming purchase applications 	<p>The Kensington Property Valuation involves a combination of Desktop Valuations, AVMs in addition to their own data and property experts. This will now enable them to value properties and take cases from application, to offer, to completion. These updates are as a result of Government guidance allowing physical valuations in England. Please bear in mind that Scotland and Wales will continue to use our non-physical valuation while Residential LTVs will remain at 75% and BTL will be limited to remortgages only.</p>	<p>It is an option, we will discuss all potential solutions / options with customers</p>	<p>We have also updated included the re-introduction of 80% LTV rates - included for both Residential (purchase and remortgage applications) and 75% LTV Buy to Let (purchase and remortgage applications only).</p>	<p>RESIDENTIAL</p> <ul style="list-style-type: none"> • NEW 80% rates across our Select, Core, Young Professional and Heroes ranges • Reinstated New Build applications • Reintroduced HTB with 75% LTV <p>BUY TO LET</p> <ul style="list-style-type: none"> • Resuming purchase applications
	<p>16/6/2020 - Shared Ownership Launched - Key criteria:</p> <ul style="list-style-type: none"> • Rates from 3.89% • Up to 75% LTV (full market value) • Furlough income considered • £125k minimum property value • Up to 100% share value available • One year self-employed considered 	<p>Please note: physical property valuations are only available across England. We can progress applications in Wales up to valuation stage.</p>	<p>If our mortgage clients are facing difficulty, we will support customers that are experiencing issues with their finances as a result of COVID-19</p>	<p>New buy to let criteria:</p> <ul style="list-style-type: none"> • Rates from 3.59% • Up to 75% LTV • Maximum loan £3m • HMOs with up to six bedrooms accepted – remortgage only • Multi-unit freehold blocks accepted • Where the landlord has income that's unrelated to buy to let, and is in receipt of furlough/SEIS income, the application can be considered. • Bounce back loans and coronavirus business interruption loans aren't acceptable as a source of deposit. • At this stage we continue not to accept applications requiring the use of personal income. 	<p>New residential criteria:</p> <ul style="list-style-type: none"> • Rates from 3.69% • Up to 75% LTV • Loans starting from £50k • Maximum loan size £1m • Two and five-year fixed products • Furlough income accepted - 80% of income to a maximum of £2,500 along with any evidenced employer top-up over and above this amount. • For those on the Self Employed Income Support Scheme (SEIS), current income will be used for affordability purposes where evidenced. • Bounce back loans and coronavirus business interruption loans aren't acceptable as a source of deposit.
	<p>With effect from 01/06/2020 Landbay will be launching a new product range which includes lending up to 75% LTV.</p>	<p>Physical valuations are once again possible.</p>	<p>A payment holiday will be available to customers who are up to date on their mortgage payments, and who have lost income because of the impact of Covid-19.</p>	<p>Restrictions - New Build Properties- Maximum Loan to value 70%. Maximum advance on a new build is £750,000 within the M25 and £500,000 outside of the M25. - HMO /MUFb - Maximum loan £750,000. Maximum Loan to Value 70%. - Properties above commercial. Maximum loan £750,000. Maximum Loan to Value 70%.</p>	<p>These include:</p> <ul style="list-style-type: none"> - New Build, Small HMO/MUFb and Large HMO/MUFb. - Standard BTL now to 75% LTV - Rates starting from 3.39%. - New range of New Build products - Lifetime Tracker with no ERC - Physical valuations.
	<p>23/06/2020 - We've made a change to our bridging products to reflect the current environment. Our minimum loan has increased from £100,000 to £200,000. / We're introducing AVMs for:</p> <ul style="list-style-type: none"> • First charge residential purchase / • BTL remortgage / • BTL purchase <p>We're also increasing our maximum AVM loan levels for:</p> <ul style="list-style-type: none"> • Residential remortgage - 12/5/2020 - Max loan increased to £350,000 	<p>BRIDGING - AVM and Driveby considered for LTVs 60% and under. Otherwise 50% LTV Max. RESIDENTIAL - AVM FIRST CHARGE REMO AND PURCHASE - Up to max of £1m Value, Min Confidence level 5 - Max loan £350k and 65% LTV - Min Confidence level 6 - Max loan £350k and 65% LTV. NEW - BTL - AVM FIRST CHARGE REMO AND PURCHASE - Up to max of £1m Value, Min Confidence level 5 - Max loan £250k and 65% LTV - Min Confidence level 6 - Max loan £250k and 65% LTV. T&CS and Exclusions apply.</p>	<p>Anyone who has been financially impacted by the coronavirus</p>	<p>We'll also be reviewing all pre-offer applications to assess the customer's long term affordability in view of COVID-19. Mortgage offers that have already been issued remain valid.</p>	<p>LIMITED EDITION - Key features</p> <ul style="list-style-type: none"> • No standard legal fees • No lender fee • No application fee • Free valuation, where possible we'll use an AVM 1) Residential First Charge 2-Year Fixed Remortgage / • Rate: 3.59% • Minimum loan £40,000, max loan £350,000 • LTV up to 65% • Low ERCs - 2% yr 1, 1% yr 2. 2) Residential First Charge 5-Year Fixed Remortgage • Rate: 3.99% • Minimum loan £40,000, max loan £350,000 • LTV up to 65% • Low ERCs - 2% year one, 1% years two to five
	<p>We are continuing to support residential and semi-commercial transactions in the non-regulated sector up to 65% LTV, on both a first and second charge basis. Commercial lending is capped at 55%.</p>	<p>We still have a reasonable selection of surveying firms available to continue to inspect properties with coverage throughout England and Wales. However, if there is an existing report available from within the last three months we are happy to assess them individually to see if a retype would be acceptable. This might require an audit from one of our panel surveyors.</p>	<p>Any issues arising from the current pandemic with regards payment holiday or extensions are looked at on a case by case basis.</p>	<p>All our loans are looked at on an individual basis from a risk perspective which allows us to maintain the flexibility and commerciality bridging is built upon.</p>	<p>We are continuing to support residential and semi-commercial transactions in the non-regulated sector up to 65% LTV, on both a first and second charge basis. Commercial lending is capped at 55%.</p>

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	<p>Still lending across all of our current product range</p>	<p>We do still require valuations and we have a good selection of valuers that can still visit where a property is vacant (new builds or refurbishment projects) and even some that will visit where a property can be vacated for the duration of the inspection. In addition we can use some historic valuations and we will arrange to have this underwritten by our current panelled surveyors. We will update when we have alternative solutions to this</p>	<p>We are offering mortgage payment holidays and on new BTL loans we are retaining the first 6 months payments to allow relief for the borrower from having to make payments regardless of them receiving rent or not.</p>	<p>We currently have no lending issues but have decided to temporarily suspend lending on Land With Planning and Part Built Refurbishment Projects</p>	<p>We are currently 65% LTV max on residential products (Bridges, Refurbishments include 100% of works up to 65% LTGDV, BTL and Developer Exit Loans) and maximum 50% LTV on some Commercial assets but not High Street Retail which we have also temporarily suspended. Most of our Application process is electronic and we have arranged with our solicitors to allow borrowers to receive advice from their solicitor via SKYPE and to have documents witnessed by an independent person before posting the originals directly to our solicitors home address</p>
 	<p>10/06/2020 - We continue to see an increased demand across our range from a growing number of customers with complex circumstances. These changes will allow us to offer simple solutions for many, whilst balancing our current credit risk and volume appetite to enables us to maintain a high level of service.</p> <p>From Tuesday 16 June we'll be accepting purchase applications on HMOs and multi-unit properties. 03/06/2020 - We know that many of your customers will have been placed on the furlough scheme, and may be concerned about how this will affect their suitability for mortgage applications.</p> <p>As part of our ongoing commitment to supporting you during these unprecedented times, here's how we can help your residential and buy to let customers receiving furlough income.</p>	<p>We will be instructing full physical valuations (England Only) for pipeline cases and new business from 9am on Tuesday 26th May. This will be done via internal inspections, a full risk assessment will be carried out to ensure the safety of our applicants and surveyors before any physical valuation takes place. We won't be using AVMs or desktop valuations.</p> <p>Further enhancements to our range of first charge products following the return of physical valuations in England (in accordance with the recently announced government guidelines)</p> <p>- Applications for properties in Wales and Scotland continue to be welcomed. However, until physical valuations are available we will be unable to process these cases fully</p>	<p>Yes</p> <p>Each case to be assessed on a case by case basis</p>	<p>We do not accept applicants who are: - Currently in receipt of Coronavirus Job Retention Scheme (CJRS) - Currently in receipt of the Self Employment Income Support Scheme - On a mortgage payment holiday with their current lender: - Applying for a Buy to Let purchase product - Applying for a Let to buy product</p> <p>RESIDENTIAL - Options for capital raising (including debt consolidation) / Consider both the employed and self-employed / Unsecured arrears are not counted but may affect the customer's credit score / Adverse considered - please see the product guide for details • Furlough income accepted - 80% of income to a maximum of £2,500, along with any evidenced employer top-up over and above this amount. • For those on the Self Employed Income Support Scheme (SEIS), current income will be used for affordability purposes where evidenced.</p>	<p>10/06/2020 - Here are the headlines of the changes: Launch of a new Pepper Light range for customers with no CCJs and withdrawal of all Pepper 6 products / Full range re-price with rates now starting from 3.70% and withdrawal of all Free Valuation Products and all 0 completion fee options / Withdrawal of payable legal options on remortgages where our free standard legal package is available. / Withdrawal of all 75% max LTV products from Debt Management Plan range / Residential completion fees now £1,295 / Withdrawal of Ltd Edition BTL ranges for Standard and Ltd Company Landlords / Maximum £2.5k total value of CCJs per app and no unsecured missed/late payments accepted in the last 12 mths</p> <p>BUY TO LET - 6 bed HMOs purchase and remortgages considered / Multi-unit BTLs (MUBs) considered / Portfolio lending available / Joint tenancy or tenants in common accepted / Bespoke ICRs / 125% ICR available for limited company BTL / Adverse considered - please see the product guide for details • Where the landlord has income that's unrelated to buy to let, and is in receipt of furlough / SEIS income, the application can be considered. • Bounce back loans and coronavirus business interruption loans aren't acceptable as a source of deposit. • At this stage we continue not to accept applications requiring top slicing.</p>
	<p>13/5/2020 - At present we are unable to meet the requirements of many Saffron Building Society members who come to us for mortgages, leading to us turning them away. This will change this week as we extend our offering to include mortgage broking.</p>	<p>For any applications fully submitted before 7/4/2020 that are above 80% loan to value we will be adopting the following process: • Once the case has been assessed we will instruct an internal desktop valuation • On receipt of an acceptable desk top valuation a non-binding mortgage offer will be issued. • A full physical valuation will be carried out as soon as this is possible and on receipt of an acceptable valuation the case will be reviewed to ensure there have been no material changes</p>	<p>To be confirmed</p>	<p>All products above 80% loan to value have been temporarily withdrawn from sale. Where cases meet eligibility criteria* applications up to 80% loan to value we will be instructing a desktop valuation.</p>	<p>Residential, BTL, Holiday Let, Self Build, Holiday Homes, Guarantor, RIO, Self Employed, Contractors</p>
	<p>14/05/2020 - Physical inspections on HMO properties can now be completed with full cooperation from the landlord • We will complete desktop valuation reinspections first, in date order of fees paid • Valuations instructed both before and after the lock-down date, will now progress based on the date they were received • We will continue to support and encourage desktop valuations where appropriate, e.g. for less complex assets • Please bear in mind that some valuers' offices may need time to source PPE and reappoint furloughed teams. This may impact timescales of valuation instructions</p>	<p>See <i>Latest Update</i> to the left. PLUS We currently use AVM for single dwellings up to 75% LTV. An enhancement that adds Desktop commentary on cases that may not meet the AVM requirements. Please note that Desktop Assessment will be restricted to an upper value of £1m in London (within M25), and £500,000 for all other locations. <i>Residential Flat</i> (4 storeys) - AVM & Desktop - if sufficient, no further valuation requirement. <i>Small HMO/Semi Commercial</i> - no AVM, Desktop completed and formal offer subject to Re-inspection before completion. <i>Large HMO / MUB / HMO Conversion / Commercial</i> - No AVM or Desktop - Formal offer subject to Full Valuation before completion.</p>	<p>To be confirmed</p>	<p>NEW - Payrate DSCR Cover (5+ year fixed rate on 10+ yr term only) • Personal applications: Increased from 175% to 195% • Ltd Company applications: Increased from 150% to 165% Stress Rate DSCR Cover (All variable term loans up to 30 yrs & all fixed rate up to 5 yrs total term) • Personal applications: Increased from 160% to 180% • Ltd Company applications: Increased from 150 to 165%</p>	<p>See <i>Latest Update</i> - PLUS With immediate effect, all products will be capped at 75% LTV. All applications over 65% LTV will be subject to additional assessment. Specialist Residential Buy to Let, Short Term, Refurbishment, Development Finance, Commercial & Semi Commercial, Bridging Finance - All subject to valuation conditions</p>

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	<p>20/5/2020 - TML confirm HMOs and MUBs are back! Purchase and Remo to 75% LTV available to Individuals, Ltd Companies and ExPats. No limit on background portfolio. 1/6/2020 - lower fees on large loans</p> <p>Not currently accepting new applications on residential.</p>	<p>We are now live with Desktop valuations up to 75% LTV on both new and pipeline cases. We will be utilising Desktops where possible, whilst the government's current measures around Covid-19 are in place that mean physical valuations are not possible. Where a property isn't suitable for a desktop assessment or AVM, we'll put the case on hold until government advice allows valuers to begin physical inspections again.</p>	<p>A payment holiday can be granted to customers who are impacted directly or indirectly by the Covid-19 outbreak a payment holiday of up to 3 months</p>	<p>Capital Raising - Whilst we are happy with Capital Raising on cases to 65% LTV, we would offer the following guidelines above 65%; • Capital Raise limited to 10% of loan • Clear evidence required e.g. proof of onward purchase, home improvements, debt consolidation Loans Above £1.5m - Please refer all cases above £1.5m prior to DIP</p>	<p>TML confirm HMOs and MUBs are back! Purchase and Remo to 75% LTV available to Individuals, Ltd Companies and ExPats. No limit on background portfolio. 01/06/2020 - Here's the latest: reduced completion fees on larger loans! - Available on loans from £500k to £1.5m with a lower completion fee from 0.5% - Completion fee can be added to loan - Affordability from 125% at 3.59%</p>
	<p>02/06/2020 - house purchase exclusives up to 85% LTV: - 1.99% 2 year fixed rate - £999 arrangement fee / 2.29% 5 year fixed rate - £999 arrangement fee. 20/5/2020 - Changes include the introduction of two new remortgage fixed rates available up to 75% and 85% respectively. We have increased the cashback contribution towards legal fees from £150 to £250 across all our remortgage products.</p>	<p>Desktop valuations can now be completed for house purchase and remortgage for applications up to 70% LTV. All mortgage offers above 60% LTV will include a requirement for a physical valuation to be completed prior to release of funds. We do, however reserve the right to re-validate the value of the security for any application if considered appropriate, this will be detailed within the offer document. We continue to accept residential applications above 70% LTV (up to 90% LTV) but offers will not be released until a physical valuation has been completed.</p>	<p>While every customer will have individual needs and challenges, one of the ways we will be supporting them over the short term will include offering payment holidays allowing for a period of flexibility. We'll listen to their situation and work with them to look at what steps we can put in place, we're here to help and they can contact us</p>	<p>6/5/2020 - As a consequence of a reduction in residential business volumes due to the ongoing Covid-19 lockdown, we must now temporary withdraw our BTL product range to manage our exposure limits. Existing, approved DIPs will continue to be honoured and can progress to application but no new enquires will be accepted at the current time.</p>	<p>Residential, Self Build, Holiday Homes, Guarantor, Later Life Lending, Self Employed. NEW - We have revised our criteria relating to Later Life lending to introduce a downsizing option, upon the death of either borrower. 03/06/2020 - house purchase up to 85% LTV: - 1.99% 2 year fixed rate - £999 arrangement fee - 2.29% 5 year fixed rate - £999 arrangement fee. 10/6/2020 - All 90% LTV products withdrawn.</p>
	<p>10/06/2020 - As one of the largest non-bank lenders it remains unclear when capital markets will reopen and therefore all of our decisions are made with a view to protecting our existing customers and offered cases. We would like to thank you for your support over the past two weeks in helping assess the readiness of customers within our personal and commercial pipelines.</p>	<p>Not currently accepting new applications</p>	<p>To be confirmed</p>	<p>10/6/2020 - In the spirit of being open and transparent, we want to share with you our approach to pipeline over the coming months: 1. All cases that have received a binding offer and are still wishing to proceed will be reviewed in light of Covid-19 with enhanced focus on valuation, affordability and plausibility of exit where a bridging case. 2. All other cases in our commercial and pre-offer regulated pipeline will be cancelled. We hope this notification will allow you the opportunity to place these customers elsewhere.</p>	<p>Not currently accepting new applications 10/6/2020 - While we focus on our binding offer pipeline and our existing £4.3 billion loan book over the coming months, we will also continue with further automation of our systems and streamlining our processes so that when we return to the market with our new lending criteria we will do so in a strong position to support you and your customers.</p>
	<p>18/5/2020 - We have been in contact with the Surveyor firms on our valuation panel who have confirmed they are beginning to bring staff back from furlough and will be recommending both Drive-By and Full Internal valuations from next week, in accordance with the government guidance regarding PPE and social distancing.</p>	<p>We have been in contact with the Surveyor firms on our valuation panel who have confirmed they are beginning to bring staff back from furlough and will be recommending both Drive-By and Full Internal valuations, in accordance with the government guidance regarding PPE and social distancing.</p>	<p>Our servicing team is available to provide support to any customers who already have a UTB loan. We will prioritise those customers in the most urgent need of our help.</p>	<p>This should allow many loan applications previously placed on hold to now recommence, typically allowing us to progress more applications at larger loan sizes up to £400k, and up to the maximum 75% LTV in our current product range.</p>	<p>RESIDENTIAL - Purchase - Gifted Deposits / Equity, Undervalue, Next time movers, various property types. Remortgages - Flats above commercial, Self Employed, Balcony access. BRIDGING - First & Second Charge Bridging LTV to be capped at 60% / First Charge Bridging on Commercial/Mixed capped at 50% / Property Improvement Loans capped at 60% of initial LTV and 60% of GDV</p>
	<p>Not currently accepting new applications</p>	<p>We only accept physical Valuations and are unable to accept Desktop / AVMs</p>	<p>Yes</p>	<p>Not currently accepting new applications</p>	<p>Not currently accepting new applications</p>
	<p>10/6/2020 - Key criteria highlights • Standard products available up to 75% LTV, with Max Loan size of £1m to 70% LTV and £750k to 75% LTV • Specialist products available up to 70% LTV, with Max Loan size of £750k – including New Build properties within the M25 (Max Loan size for New Build properties outside the M25 is £500k)</p>	<p>Zephyr are now able to instruct full physical property valuations - so we are open for business to support you and your clients. Alongside taking new instructions, we will be working through our pipeline with our panel surveyors as quickly as possible and have contacted brokers with applications in progress. At present, we are offering mortgages of up to 75% LTV, with a maximum individual loan limit of £1m</p>	<p>They can get in touch and request a payment holiday of up to three months if they have been financially impacted by the COVID-19 situation through their tenant not making rent payments.</p>	<p>If they do need to speak to us, please remember that our call wait times are likely to be longer than normal.</p>	<p>10/6/2020 - • Rates start from 3.19% (2yr Fixed Standard to 60% LTV) / • No upfront application fees across our entire product range (other fees and costs apply) / • HMO, MUFb, FAC and New Build products available / • No minimum income for Standard applications, £25k gross for professional landlords / • Physical property valuations via Connells. Buy to Lets - Standard, Specialist - HMO 6 beds / MUFb 6 units, New Builds/Flats Above Commercial - All to a max of 75% LTV</p>

NOTE - This is purely to be used as a quick reference guide relating to recent updates from lenders on the impact panel. All information is updated as best we can and you should call the impact team to find out more, verify recent criteria changes or to discuss a new enquiry or application.

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