

**Meeting Between Federal Reserve Staff
and Representatives of Community Banks
December 16, 2010**

Participants: Elizabeth Eurgubian, Anne Grochala, Ron Haynie and Elizabeth Deal (Independent Community Bankers of America); Terry Jorde (CountryBank USA, ND); J. David Williams (HCSB, A Stating Banking Association, TX); Jack Hopkins (CorTrust Bank National Association, SD); Donald Queenin (Northern Bank & Trust Company, MA); and Joe Pierce (Farmers State Bank, IN)

Maureen Yap, Catherine Henderson, Lorna Neill, Nikita Pastor, Paul Mondor, Jamie Goodson, Virginia Gibbs, Larry Rufrano, John Colwell, William Treacy, Glenn Canner and Shane Sherlund (Federal Reserve Board)

Summary: Staff from the Federal Reserve Board had a conference call with representatives of community banks to discuss the ability to repay and qualified mortgage provisions of the Dodd-Frank Wall Street Reform and Consumer Protection Act. The community bank representatives described their underwriting procedures. The representatives then shared their views on certain specific provisions, including those related to income, mortgage obligations, non-mortgage obligations, debt-to-income ratios and residual income, points and fees, refinancing of a hybrid loan, and term.