



September 18, 2013

The Honorable Jeb Hensarling
Chairman
Committee on Financial Services
House of Representatives
2129 Rayburn House Office Building
Washington, DC 20515

The Honorable Maxine Waters
Ranking Member
Committee on Financial Services
House of Representatives
B301C Rayburn House Office Building
Washington, DC 20515

Re: Full Committee Hearing on "The Terrorism Risk Insurance Act of 2002"

Dear Chairman Hensarling and Ranking Member Waters:

Thank you for holding the important hearing September 19th to highlight the need to reauthorize this vital legislation. On behalf of our over 250 members, we are fully supportive of Congressional efforts to extend the current legislation. Further, we also appreciate your attention to this issue at present, so as to minimize near certain disruption to finance markets in the waning days before expiration next year.

The CRE Finance Council is the collective voice of the entire \$3.1 trillion commercial real estate finance market. Our principal missions include setting market standards, facilitating market information, and providing education at all levels. Because our membership consists of all constituencies across the entire CRE finance markets, the CRE Finance Council has been able to develop comprehensive responses to policy questions that promote increased market efficiency and investor confidence.

The continued availability of terrorism risk insurance is critical to the health and liquidity of the commercial real estate finance markets. Terrorism insurance is a near universal requirement for CMBS and portfolio loans alike and has been since TRIA's inception. The federal program created under the Terrorism Risk Insurance Act of 2002 after the attacks of 9/11 helped avoid economic dislocation and paralysis in our industry by providing a framework whereby the insurance industry could continue to offer terrorism risk insurance. Better yet, TRIA does this while providing taxpayers assurance that if an event did happen, we would have in place prior to any event the mechanisms to deal with the claims and recoup most, if not all, federal outlays.

Our members and their respective borrowers are keenly aware that TRIA will expire in 2014, and believe this successful program must be renewed to maintain the continued availability of terrorism risk insurance. This is an issue that affects not just large metropolis centers, but all communities throughout our nation. We urge the Committee to move quickly to renew the terrorism risk insurance program, and look forward to working with you and your committee staff on this effort.

Sincerely,

Stephen M. Renna
President & CEO