

# Sponsor Speed Reads



Welcome to *Sponsor Speed Reads*, a monthly summary of news, research and product highlights from Freddie Mac Multifamily. Is there content you'd like to see in future issues? [Give us feedback](#). Know a sponsor who'd like to be on this email list? They can [sign up here](#).

## Q1 Pulse

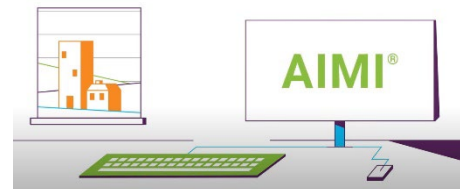
Steve Johnson, senior vice president of Production & Sales, shares his insight on where we're at in the first quarter and his team's strategy for the year.



[Read the Article](#)

## Q4 2023 AIMI® Update

The Freddie Mac Multifamily Apartment Investment Market Index® (AIMI) decreased in the fourth quarter of 2023, but increased over the full year, with the annual gain indicating that investment conditions



Send Date: April 9, 2024

were better in the fourth quarter compared with one year prior.

[Read More and Use the Tool](#)

## Bridging the Gaps with Diverse & Emerging Sponsors

We recently hosted our 2024 Diverse & Emerging Sponsor Forum to continue bridging the knowledge, relationship and financing gaps within the multifamily industry. The event included an open forum where we discussed key challenges these borrowers are facing in the market and ideas on how to overcome the steep entry barriers.

We plan to continue meeting with the 2024 cohort throughout the year, both in-person and virtually, to uncover ways the industry can support increasing opportunities for diverse and emerging sponsors.

## Making an Impact in Rural Communities

Affordable housing, along with economic opportunity, is key to the future of rural communities. We help [finance USDA Section 515 rental properties](#) in rural areas — for very low- to moderate-income families, the elderly and people with disabilities.

Many of these properties are in need of recapitalization and preservation — with new first mortgage debt in front of USDA 515 loans.

Our [Tax-Exempt Loan](#) and [Cash Loan for Affordable Housing Preservation](#) can help preserve this vital, at-risk housing stock. Nearly one-third of rural and small-town renters live below the poverty level. And one in four rural renters spends more than 50% of their income on housing.

## Making Home Possible

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We recently celebrated an amazing milestone with one of our largest sponsors: We've funded over \$1 billion loans with Dominion for new construction of deeply affordable housing, supporting 55 properties with a combined 10,767 housing units across 11 states.



Plus, we have an additional \$1.5 billion+ in commitments outstanding for additional new deeply affordable buildings — making a grand total of over 25,000 new units either under construction or recently built — affordable at 60% AMI or less. This is truly moving the needle in our pursuit to make home possible!

## Cutting through the Challenges in Workforce Housing Preservation

In this *GlobeSt* article, Meg McElgunn, vice president and co-head of Conventional Production, discusses the financing solutions we have to help preserve workforce housing and how it's a triple win for all involved.



[Read the Article](#)