



# TAH UPDATE

## 2023 Lending Cap Announced

Last Thursday, the Federal Housing Finance Agency (FHFA) announced that Freddie Mac’s multifamily loan purchase cap will be \$75 billion for 2023, with at least 50% of our loan purchases to be “mission-driven.”

Read [the FHFA press release](#) to learn more.

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## 2022 Business

Thank you for all the business you’ve brought us in just a short time — and for helping us deliver. We’re in a strong position as we head into the homestretch and are now focused on underwriting and purchase in this final push.

Deadlines reminder:

**Rate Lock in 2022 for TAH deals:** Submit a full and complete package to our Underwriting team by **Monday, November 14**.

**Fund in 2022:** Submit a final delivery package to our Purchase team by **Thursday, December 15**. Please note that pools must be discussed on an individual basis to confirm dates.

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## New Business

Remember that we're now returning to a more normalized approach to new business. Expect Freddie Mac energy, creativity and commitment, but also a healthy dose of discipline as we closely manage mission, risk and economics.

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## Forward Conversions: Meet Our Underwriting Team

We're turning up the volume on our forward business. We recently announced we've given you more opportunities for [forward commitments](#), including changes to our cap.

We heard you — conversions can be challenging and time consuming. We want to make it easier for you and your customers. So we've put together a new team of seasoned and skilled Freddie Mac underwriters, headed by [Carly Rodriguez](#), to help get forward commitments and conversions done for you and your borrowers.

## Affordability Test Now Available to Borrowers

We've now made our [Affordability Test](#) publicly available. This will make it easier for your borrowers to determine what is considered mission-driven and to estimate the overall affordability profile and Duty to Serve eligibility of properties.

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## New TAH Conflicts Check – Transaction Parties and Details

We've just published a new [TAH Conflicts Check – Transaction Parties and Details form](#) (TAH Conflicts Check Form) on our [Originate & Underwrite webpage](#).

**TAH Update: November 15, 2022**

A TAH Conflicts Check Form must now be completed for all Tax-Exempt Loans and Bond Credit Enhancements, then emailed to the TAH Production relationship manager and to [Guy Nelson](#) in TAH Legal.

The TAH Conflicts Check Form replaces the TAH Bond Credit Enhancement Mortgage Transaction Parties and Details form in Chapter 55 of the *Multifamily Seller/Service Guide* (Guide). The Guide will be revised in December to reflect this change.

Please contact [Guy Nelson](#) if you have any questions about the TAH Conflicts Check Form.

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## Our 2022 Impact Sponsors

Congratulations to BH, our 2022 Impact Sponsor of the year, and to all our award winners who are building communities and enriching lives.

[Learn More](#)

## New High Opportunity Areas Report: Duty to Serve

In the [High Opportunity Spectrum](#) report, we explore alternate methods of identifying areas that could provide economic opportunity to renters. And we recommend that opportunity be viewed as a spectrum rather than a binary choice.

[Read More](#)

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## It's Just a Minute!

Steve Johnson, interim head of Production, talks to Sadie McKeown, president of The Community Preservation Corporation, in our Mission Minute video series which features our affordable housing partners. Watch below.



## Meet Our Team: We Drafted an Oakland A's Outfielder!

Okay, it's not every day the World Series ends, and we get to intro a new employee **who was a former Oakland A's outfielder!**

A player profile card for Logan Farrar, set against a background of green grass. The card includes a circular photo of Farrar in an Oakland Athletics uniform. The text provides details about his hometown, professional team, childhood moments, future goals, and a walk-up song.

**Logan Farrar**

TAH Structured  
Production Analyst  
1<sup>ST</sup> YEAR WITH FREDDIE MAC

**HOMETOWN**  
Woodbridge, Virginia

**PRO-TEAM HE PLAYED FOR**  
Oakland Athletics

**FAVE CHILDHOOD MOMENTS**  
- Playing football under the lights on Fridays  
- Lead off home run against Miami in a Super Regional

**MOST LOOKING FORWARD TO**  
Being a part of a new team, new family with a different dynamic than teams I've been on in the past

**GAME-WINNING HITS**  
New goals, same mission. Looking forward to closing out the fourth quarter (game) strong with the structured team

**WALK UP SONG**  
"Public Service Announcement" – Jay Z

Freddie Mac  
MULTIFAMILY