



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.

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.

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.

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.

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.

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](#)

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 is divided into two main sections. The left section features a circular photo of Farrar in an Oakland Athletics uniform. The right section contains text about his background and preferences.

Logan Farrar

TAH Structured
Production Analyst
1ST 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

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MULTIFAMILY