



## SMALL BALANCE LOAN UPDATE

### Freddie Mac Staff:

The email below will be sent externally to Multifamily customers and others who are subscribed to our news emails. You are receiving this email for information purposes only, and you may [update your email preferences](#) at any time.

### Programmatic Exceptions and Credit Risks Update

We recently updated our [Programmatic Exceptions and Credit Risks resource](#) to include the following additions.

- MAE and Corporation have been added to item #1 of the Programmatic Exceptions
- The T12 occupancy statement has been added to #14 and will require a prescreen if it is unavailable
- Cash out greater than 15%, within 3 years of acquisition, has been added as #30
- Delegated Property Inspection is not policy-compliant and has been added as #31
- Commercial Income Vacancy drivers are now added to page 2 in reference to Programmatic Exception #25

### Property Inspections

The more the merrier! Please keep in mind that *all* units inspected must be entered in to **Optigo Happy**, even if the number of units inspected are above the minimum required. When documenting the units inspected in **Optigo**

**Happy**, remember to include photos of the inspected units and note any material items observed on site.