

**From:** [Chris Morris](#)  
**To:** [#FHFA.REG-COMMENTS](#)  
**Subject:** [EXT] Subject: Public Comment - New Product Notice for Freddie Mac Second Mortgage Proposal  
**Date:** Tuesday, May 14, 2024 12:25:55 PM

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Hello,

The new second mortgage proposal from Freddie Mac is very exciting and I'd like to make some recommendations.

**Higher maximum loan values:**

I am a homeowner and would be eager to use this product to access equity in my home and build an Accessory Dwelling Unit (ADU). In my region, ADU construction and related fees often add up to \$650,000 so I hope that the max loan value will be conducive. There are many homeowners in my position who have equity in our homes but can't access it without refinancing our first position mortgages. If you allow for high maximum loan values, this product will be very appealing and will help create more missing middle housing around the country.

The risks should be mitigated by the LTV limit of 80%.

**Provide secondary loans for owners whose primary loan is not owned by Freddie Mac:** I am a homeowner who would love to use this but my first loan isn't owned by Freddie Mac - I hope you'll encourage Fannie and create a broader secondary market that will help us all.

Regards,

Chris Morris

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