

In Single-Family Seller/Servicer Guide (Guide) [Bulletin](http://app.infofreddiemac.com/e/er?s=325135053&lid=20173&elqTrackId=59E94FB3C65E51A6726815243D011D75&elq=adb6d5f221934e1284d6fea212fe28e9&elqaid=15208&elqat=1) [2024-7](http://app.infofreddiemac.com/e/er?s=325135053&lid=19594&elqTrackId=97FADA7ED70CB3A972843A50F58C8CEE&elq=adb6d5f221934e1284d6fea212fe28e9&elqaid=15208&elqat=1) , Freddie Mac announced that when a flood insurance policy on a mortgaged premises shows both a full risk premium and a discounted premium, the full risk premium plus any fees and surcharges must be used to calculate the housing expense-to-income and debt payment-to-income ratios.

To give Sellers additional time to implement this change, we’re extending the effective date from note dates on or after September 5, 2024, to note dates on or after April 1, 2025.

The Guide will be updated with this change in the September 4 Guide Bulletin.