

January 18, 2023

APM 23-02

MEMORANDUM FOR: All Participants in Ginnie Mae Programs

FROM: Alanna McCargo, President

SUBJECT: Extension of Temporary Relief from the Acceptable Delinquency Threshold Requirement

Due to the continuing impact of the COVID-19 Pandemic National Emergency on forbearance levels and delinquency rates, Ginnie Mae is continuing the exemptions that were originally announced in [APM 20-06: "Treatment of Mortgage Delinquency Ratios for Issuers Affected by COVID-19"](#), and most recently extended in [APM 22-05: "Extension of Temporary Relief from the Acceptable Delinquency Threshold Requirement"](#), from January 31, 2023 (December 2022 investor reporting) to July 31, 2023 (June 2023 investor reporting).

Ginnie Mae will continue to exclude any delinquencies occurring on or after April 2020 for the purposes of enforcing the provisions in Ch. 18, Part 3, §§ C & D. Ginnie Mae will provide this exclusion automatically through July 31, 2023, to Issuers that were compliant with Ginnie Mae's delinquency rate thresholds as demonstrated by their April 2020 investor accounting report, reflecting March 2020 servicing data. Issuers do not need to change any aspect of their monthly report to benefit from this exclusion and must continue to report loans in forbearance as delinquent in accordance with established procedures.

If you have further questions, please contact your Account Executive in the Office of Issuer and Portfolio Management directly.

