

WESTCHESTER ETPA M&O SCHEDULES 2022

	BUILDINGS	%	BUILDINGS	%
TOTAL MAILED OUT			1536	
TABULATED			419	27%
TABULATED NO HEAT/HW			9	1%
<u>TOTAL NOT DATA ENTERED</u>			83	5%

RETURNED BY POST OFFICE	1	
NON-COMPARABLE	31	2%
NEW OWNERS (less than 3 years)	25	2%
PROBLEMATIC	27	2%

TOTAL SUBMISSIONS	511	33%
NOT SUBMITTED	1025	67%

TOTAL ETPA UNITS TABULATED	12,923
TOTAL REGISTERED ETPA UNITS	25,029
% TABULATED FROM M&O SURVEY	52%

2021

BLDGS	%	BLDGS	%
		1537	
		403	26%
		12	1%
		67	4%

0	
28	2%
17	1%
22	1%

483	31%
1054	69%

12,253
27,321
45%

Westchester County Apartment Status 2017-2021 (based on annual HCR registration)

	2017	2018	2019	2020	2021	Percentage Changes			
						2017-18	2018-19	2019-20	2020-21
Rent Stabilized									
RS	28,721	28,447	27,807	26,066	23,770	-0.95%	-2.25%	-6.26%	-8.81%
Vacant	1,027	1,063	880	833	908	3.51%	-17.22%	-5.34%	9.00%
Temp Exempt	480	460	396	422	351	-4.17%	-13.91%	6.57%	-16.82%
Rent Stabilized Sub Totals	30,228	29,970	29,083	27,321	25,029	-0.85%	-2.96%	-6.06%	-8.39%
Permanently Exempt									
High Rent Vacancy	150	201	257	55	0				
Coop/Condo	38	32	22	18	23				
Substantial Rehab	0	26	24	19	0				
High Rent/Income	2	0	2	0	0				
Other	23	22	51	70	59				
Commercial/Professional	0	0	0	0	0				
421-A Expired	0	0	0	0	0				
Perm Exempt Subtotals	213	281	356	162	82	31.92%	26.69%	-54.49%	-49.38%
Total Apartments	30,441	30,251	29,439	27,483	25,111	-0.62%	-2.68%	-6.64%	-8.63%
Avg Monthly Legal Rent	\$1,411	\$1,456	\$1,509	\$1,541	\$1,561	3.19%	3.64%	2.12%	1.30%

2022 ETPA M&O Survey (Westchester County)
Units Tabulated by Municipality

Municipality	% of Total RS Units
Mount Vernon	23%
New Rochelle	17%
White Plains	6%
Yonkers	41%
Total	87%

Westchester County Rent Stabilized Apartment Rents
based on 2021 HUTS Annual Registration

Apt Rent Range	Number of Apts	Percentage of Apts
\$1-\$499	196	1%
\$500-\$999	3,792	15%
\$1000-\$1499	8,810	36%
\$1500-\$1999	6,905	28%
\$2000-\$2499	3,494	14%
\$2500-\$2999	1,239	5%
\$3000 & above	316	1%
Total*	24,752	100%

* 25,111. Total RS Apts of which 24,752 have a registered dollar rent (not blank) a/o 6/1/22

2022 ETPA M&O Survey (Westchester County)

Number of Rental Buildings by Unit Count

Tabulated Buildings				Total Population			
Building Size (in units)	Number of Buildings	Percentage of Buildings	Percentage of ETPA Units	Building Size (in units)	Number of Buildings	Percentage of Buildings	Percentage of ETPA Units
6	42	10%	2%	6	326	21%	6%
7-12	105	25%	7%	7-12	517	34%	14%
13-20	65	16%	8%	13-20	256	17%	13%
21-35	75	18%	15%	21-35	184	12%	15%
36-50	48	11%	14%	36-50	89	6%	11%
51-99	63	15%	30%	51-99	114	7%	21%
100+	21	5%	24%	100+	50	3%	22%
ALL	419	100%	100%	ALL	1536	100%	100%

*Percentages may not total 100 due to rounding