



Release Notes – 1.8.0

12/08/2017



VERSION

1.8.0

The following feature enhancements and bug fixes have been applied as a part of the Narrative1 version 1.8.0 release on 12/08/2017

New Features and Enhancements

Income & Expenses

Income & Expenses Instances

The Income & Expenses functionality in N1-Web has been expanded and redesigned to facilitate multiple instances (subsets) of Income & Expense data. It is now possible to create, copy, edit and delete actual and proforma I&E instances. Preexisting actual and proforma records are available as instances.

Income & Expenses

Save ← Prev 1 of 1 Next →

Parcel ID 2 21 North Main Street

Edit Create Copy Delete

Instance Select: 1) Actual: 10-27-2017 ▼

Survey Date: 10/27/2017

Survey Type: Actual

Status: Set as active?



Financial Data Summary

The Financial Data section on the General tab in N1-Web is no longer editable. A drop-down menu has been added, allowing the user to select a specific instance.

Financial Data	Instances:	4) Actual: 11-16-2017	\$/SF	\$/Unit
PGI PGIM			\$0.00	\$0
VAC. %		.00%		
EGI EGIM			\$0.00	\$0
EXP %		.00%	\$0.00	\$0
NOI CapRate			\$0.00	\$0

Record Mgmt. CBSA Name and Submarkets

Fields for Submarket and CBSA (Core-Based Statistical Area) have been added to the General tab in N1-Web. It is also possible to search by Submarket, CBSA Name, and CBSA ID on the Search Properties page. These values are available in Word and Excel.

Parcel ID 21 North Main Street

Name: The other Smith Street

Property Major Type: Sports & Entertainment

Property Type: Theatre/Performing Art

Property Sub Type: Drive-In Theatre

Address: 21 North Main Street

City: Concord

County: Merrimack

State/Prov.: New Hampshire

Zip/Postal: 03264

Submarket:

CBSA: Claremont-Lebanon

Expense Reimbursement Details

On the Rent Detail grid for commercial lease information in N1-Web, a field has been created for Expense Reimbursements. It is a text field with no character limit.

Override Rent Detail

Rent Detail							
Tenant/Lessee	Size	Eff. \$/SF	Eff. \$/SF/MO	Floor Level	Lease Type	Exp. Reimbursements	Escalations
<input type="checkbox"/> Tenant 3	1,100	\$5.4545	\$4.545				
<input type="checkbox"/> Tenant 4	1,200	\$4	\$3.333				
<input type="checkbox"/> Vacant	900	\$	\$				
<input checked="" type="checkbox"/> Tenant/Unit Name	500	\$16.8	\$1.4				



Vacancy Rate on Rent Survey

In N1-Web, a Vacancy Rate field has been added to the Overview section of Multifamily Lease.

Parcel ID 48 1040 Johnson Ave	
Overview:	
Survey Date	05/18/2017
Rent Type	
Vacancy Rate	
\$/Mo. Range	\$800 \$3,500

Buildable Square Footage

A Buildable Square Footage field has been added to the Site tab in N1-Web.

Site	
Save Save and Add Another	
Parcel ID 91 1135 Auburn Road	
Zoning	No Zoning
Acres	144.38
Land SF	6,289,192.8
Usable Acres	
Usable Land SF	
Buildable SF	



Verification Field

A Verification Source field has been added to the Multifamily Lease tab in N1-Web.

Parcel ID 1 11 O'Neal Main Street

Overview:

Survey Date	MM/DD/YYYY	
Rent Type	Test Rent Type RHa	
Vacancy Rate	45.50%	
\$/Mo. Range	\$500	\$1,900
\$/SF Range	\$0.70	\$0.86
BRs Range	1	19
Size Range	610	2,200
Concessions	concessions	
Project Style	garden	
Verification Source		
MultiFamily Project Amenities	proj. amenities	
MultiFamily Unit Amenities	unit amenities	



Jobs Manager **View Jobs Button**

A View Jobs button has been added to the Property Information panel in N1-Web. Click to open a new browser tab and see a list of all Jobs associated with the Property.

Property Information

South Pacific Ocean

Address : 21 North Main Street
City : Concord
State : NH
Price : \$24,354
Acre : 11
Land SF : 479,159.00
GBA : 17,200
Price SF : \$1.42
Price Acre : \$2,214
Date : 10/27/2017

View Multifamily Rents
View Commercial Rents
View Jobs

Type	Year Built	Tax	Area	Quality
ment	1995	NH-CON-19-0090	33,370	Good

Advanced Job Search

An Advanced Search feature has been added to the Job Search page in N1-Web. Users can search by Job Status or Property Type values.

Search Job

Advanced Search

Search Criteria: Select

Search Export Excel Export PDF

Add New Job



Bug Fixes and Usability Improvements

Record Mgmt.

Fixed: Theatre/Performing Art Property Type

A bug prevented entries made in the Theatre/Performing Art Property Type category in N1-Web from saving. This bug has been fixed.

Excel Import

Fixed: Percentages

A bug caused inconsistencies between percentages in N1-Web and percentages in N1-Excel. The following fields were impacted:

- Equalization Ratio
- Cap Rate
- Expense Ratio
- Occupancy
- Percent Office
- Vacancy
- Job Percent Complete

This bug has been fixed and percentages for all fields remain consistent between N1-Web and N1-Excel.

