

REPORT WRITER ENGINE 46.02.24 RELEASE NOTES

The following bug fixes have been applied as a part of the Report Writer Engine version 46.02.24 release.

ENHANCEMENTS

Template File Info

We've updated the field formats for Certification numbers to General to support the import of certification numbers that start or end with zeroes.

Template Market Area

We've updated the Demographic import for Valuation subscribers to support an easy update of current and projection year as well as automated analysis sentences and a key data points summary table.

Navigate

Import Demographics from .csv

Toggle Display

[?](#)

Demographics Import from Valuation - Research

1. Extract the 'All Files' attachment from the Research Project download associated with this subject
2. Click the Import button and browse to the 'Demographics.csv' file in the extracted file folder from Research
3. Select Analysis Area (Neighborhood) -> 5 Mile five-mile radius

A five-mile radius has been determined to represent the subject's relevant demographics.

4. Select Trade Areas to display -> Show Show Show Show

2010	
2020	
2023	-< Update to current year of Demographics data
2028	-< Update to projected year of Demographics data

Selected Demographics				
Category	1 Mile	3 Mile	5 Mile	CBSA
Trade Area				
Area (sq miles)	3.14	28.27	78.53	4,852.12
Density (pop/sq mile)	11,672.50	9,673.20	7,281.30	2,677.30
Population				
Population 2010 (census)	34,276	267,761	566,197	12,828,334
Population 2020 (census)	37,413	279,324	583,383	13,200,998
Population 2023 (current)	36,664	273,458	571,780	12,990,820
Population 2028 (5 yr proj)	37,748	281,525	588,657	13,398,316
% Change 2020-Current	-2.0%	-2.1%	-2.0%	-1.6%
% Change 5 Yr Forecast	3.0%	3.0%	3.0%	3.1%
% Change 2010-2020	9.2%	4.3%	3.0%	2.9%

Source: www.easidemographics.com

N1DemographicsDisplayTable

Population within a five-mile radius has declined by -1.99% since 2010. The area's population is projected to increase between 2023 and 2028, reflecting 2.95% positive change in annual population.

N1DemographicsPopulationSentence

Template Site

We've updated the Site worksheet with Unusable, Surplus and No. of Parcels new fields.

	Site Size Attributes
Gross Land Area (Sq Ft)	24,136
Gross Land Area (Acres)	0.5541
Excess Land Area (Sq Ft)	
Excess Land Area (Acres)	
Usable Land Area (Sq Ft)	24,136
Usable Land Area (Acres)	0.5541
Unusable Land Area (Sq Ft)	23,147
Unusable Land Area (Acres)	0.5314
Surplus Land Area (Sq Ft)	1,000
Surplus Land Area (Acres)	0.0230
Easement Land Area (Sq Ft)	
Easement Land Area (Acres)	

Template Cost

We've updated the Cost worksheet with terminology for "Replacement Cost New", wherever "Insurable Value" was present.

Template Summary

We've added double click to show/hide rows on the Summary worksheet.

Engine Subject Import

For subjects that have more than one sub parcel and more than one building, the import will appropriately set the columns in the Site and Improvements worksheets.

BUG FIXES

Engine Add/Arrange

We've corrected an issue where some templates would lock up after comparables were added.

WHAT'S NEXT?

The team at LightBox is working on the next set of great features to enhance your workflow:

- Market Analysis import