## NEW YORK CITY DEPARTMENT OF FINANCE

# DATA DICTIONARY FOR THE RPAD MASTER FILE FIXED PORTION ONLY CD-ROM FORMAT

AV-KEY FILE KEY, To uniquely identify each record of the AV Master
Key consists of BBLE, BORO, BLOCK, LOT & EASEMENT CODE

**AV-BBLE** 

Length 11 alphanumeric

Concatenation of AV\_BORO, AV\_BLOCK, AV\_LOT, AV\_EASEMENT, descriptions of which follow.

**AV-BORO** 

Length 1 numeric

BORO CODES.

1 = MANHATTAN

2 = BRONX

3 = BROOKLYN

4 = QUEENS

5 = STATEN ISLAND

**AV-BLOCK** 

Length 5 numeric

VALID BLOCK RANGES BY BORO

MANHATTAN 1 TO 2,255 BRONX 2,260 TO 5,958 BROOKLYN 1 TO 8,955 OUEENS 1 TO 16,350

STATEN ISLAND 1 TO 8,050

**AV-LOT** 

Length 4 numeric

UNIQUE # WITHIN BORO/BLOCK.

**AV-EASE** 

Length 1 alpha

IS A FIELD THAT IS USED TO DESCRIBE EASEMENT.

SPACE Indicates the lot has no Easement.

'A' Indicates the portion of the Lot that has an Air Easement

'B' Indicates Non-Air Rights.

'E' Indicates the portion of the lot that has a Land Easement

'F' THRU 'M' Are duplicates of 'E'.

'N' Indicates Non-Transit Easement

'P' Indicates Piers.

'R' Indicates Railroads.

'S' Indicates Street

'U' Indicates U.S. Government

#### AV-SECVOL

#### Length 4 numeric

## SECTION VOLUME NUMBER (2 DIGITS EACH)

- A Geographic subset of Boro comprised of a specific block ranges .

	SEC./VOL.		SEC./VOL.	
MANHATTAN	1 - 1	TO	8 - 04	
BRONX	9 - 1	TO	19 - 06	
BROOKLYN	1 - 1	TO	26 - 05	
QUEENS	1 - 1	TO	63 - 03	
STATEN ISLAND	1 - 1	TO	32 - 03	

#### **AV-DISTRICT**

Length 2 Character

Assessor district code

#### **AV-YEAR4**

Length 4 Numeric

Four digit year of the file. For example: if the year 4 = 2001 the current values are for the Fiscal year 2001/2002 assessments.

The Tentative and Final value contain the predicted values for the 2002/2003 fiscal year.

# MARKET VALUES

**AV-CUR-FULLVAL-LAND** Length 11 numeric (no decimals)

If not zero, Current year's total market value of the land

**AV-CUR-FULLVAL-TOTAL** Length 11 numeric (no decimals)

If not zero, Current year's total market value

**AV-NEW-FULLVAL-LAND** Length 11 numeric (no decimals)

If not zero, New market value of the land

AV-NEW-FULLVAL Length 11 numeric (no decimals)

If not zero, New Total Market Value of property

AV-FULLVAL-CHGDT Length 10 Character MM/DD/YYYY

Date of the latest on-line change to the AV-FULLVAL or AV-FULLVAL-LAND

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# ASSESSED VALUES (ACTUAL & TRANSITIONAL)

Contains the Assessed Values for the current fiscal year

**AV-CURAVL** Length 11 numeric (no decimals)

Current Transitional Assessed Land Value

**AV-CURAVT** Length 11 numeric (no decimals)

Current Transitional Assessed Total Value

**AV-CUREXL** Length 11 numeric (no decimals)

Current Transitional Exempt Land Value

**AV-CUREXT** Length 11 numeric (no decimals)

Current Transitional Exempt Total Value

**AV-CURAVL-ACT** Length 11 numeric (no decimals)

Current Actual Assessed Land Value

**AV-CURAVT-ACT** Length 11 numeric (no decimals)

Current Actual Assessed Total Value

**AV-CUREXL-ACT** Length 11 numeric (no decimals)

Current Actual Exempt Land Value

**AV-CUREXT-ACT** Length 11 numeric (no decimals)

Current Actual Exempt Total Value

## TENTATIVE ASSESSED VALUES

For the file available Jan 15<sup>th</sup>

these fields contain the Tentative Assessed Values for the next fiscal year as of Jan 5<sup>th</sup>.

For the file available May 25<sup>th</sup>

these fields contain the Tentative Assessed Values as of the end of the Change by Notice Period (Jan-April)

**AV-CHGDT** Length 10 date (mm/dd/yyyy)

Date of the last money change occurring during the Tentative Period

Or the date of the last money change made during the Change By Notice Period.

If the date contains 00/00/0000 then the tentative assessed values are the same as the current assessed values.

**AV-TENT-AVL** Length 11 signed numeric (no decimals)

Tentative Transitional Assessed Land Value

**AV-TENT-AVT** Length 11 signed numeric (no decimals)

Tentative Transitional Assessed Total Value

**AV-TENT-EXL** Length 11 signed numeric (no decimals)

Tentative Transitional Exempt Land Value

**AV-TENT-EXT** Length 11 signed numeric (no decimals)

Tentative Transitional Exempt Total Value

**AV-TENT-AVL-ACT** Length 11 signed numeric (no decimals)

Tentative Actual Assessed Land Value

**AV-TENT-AVT-ACT** Length 11 signed numeric (no decimals)

Tentative Actual Assessed Total Value

**AV-TENT-EXL-ACT** Length 11 signed numeric (no decimals)

Tentative Actual Exempt Land Value

**AV-TENT-EXT-ACT** Length 11 signed numeric (no decimals)

Tentative Actual Exempt Total Value

## FINAL ASSESSED VALUES

For the final file available May 25<sup>th</sup>

these fields contain the Final Assessed Values for the next fiscal year beginning July 1.

For the tentative file available Jan 15<sup>th</sup>

the Final Assessed Values will contain the same values as the Tentative Assessed Values.

**AV-FCHGDT** Length 10 date (mm/dd/yyyy)

Date of the last money change occurring during the Final

If the date contains 00/00/0000 then the final assessed values are the same as the tentative values

**AV-FINAL-AVL** Length 11 numeric (no decimals)

Final Transitional Assessed Land Value

**AV-FINAL-AVT** Length 11 numeric (no decimals)

Final Transitional Assessed Total Value

**AV-FINAL-EXL** Length 11 numeric (no decimals)

Final Transitional Exempt Land Value

**AV-FINAL-EXT** Length 11 numeric (no decimals)

Final Transitional Exempt Total Value

**AV-FINAL-AVL-ACT** Length 11 numeric (no decimals)

Final Actual Assessed Land Value

**AV-FINAL-AVT-ACT** Length 11 numeric (no decimals)

Final Actual Assessed Total Value

**AV-FINAL-EXL-ACT** Length 11 numeric (no decimals)

Final Actual Exempt Land Value

**AV-FINAL-EXT-ACT** Length 11 numeric (no decimals)

Final Actual Exempt Total Value

# PROPERTY DESCRIPTIVE INFORMATION

This section contains the descriptive data for the property.

```
AV-TAX-CLASS
                      Length 2 Character
           Current Property Tax Class Code (NYS Classification)
     VALID VALUES -
          TAX CLASS 1 = 1-3 UNIT RESIDENCES
          TAX CLASS 1A = 1-3 STORY CONDOMINIUMS
                          ORIGINALLY A CONDO
          TAX CLASS 1B = RESIDENTIAL VACANT LAND
          TAX CLASS 1C = 1-3 UNIT CONDOMINUMS
                          ORIGINALLY TAX CLASS 1
          TAX CLASS 1D = SELECT BUNGALOW COLONIES
          TAX CLASS 2 = APARTMENTS
          TAX CLASS 2A = APARTMENTS WITH 4-6 UNITS
          TAX CLASS 2B = APARTMENTS WITH 7-10 UNITS
          TAX CLASS 2C = COOPS/CONDOS WITH 2-10 UNITS
          TAX CLASS 3 = UTILITIES (EXCEPT CEILING RR)
          TAX CLASS 4A = UTILITIES - CEILING RAILROADS
          TAX CLASS 4 = ALL OTHERS
```

NOTE - There is a direct correlation between the Building Class and the 1<sup>st</sup> position of the Tax Class. If the Building Class is known the Tax Class can be generated.

TAX CLASS	BLDG. CLASS	
'1'	A0 - A9, B1 - B9, C0, G0, R3, R6, R7, S0 - S2, V0, V2, V3, Z	0
'2'	C1 - C9, D0 - D9, R0, R1, R2, R4, R8, R9, S3, S4, S5, S9	
'3'	U1 - U2, U4 - U9	
'4'	ALL OTHERS	

### **AV-OLD-TAX-CLASS** Length 2 Character

Contains the Tax Class at the Beginning of the Fiscal Year

### **AV-CBN-TAX-CLASS** Length 2 Character

During the final period, contains the tax class from the CBN period.

#### **AV-BLDGCL** Length 2 Character

Building Class - See form listing a description of all codes.

Position 1 = ALPHA & Position <math>2 = NUMERIC.

There is a direct correlation between the Building Class and the Tax Class

### **AV-EXMTCL** Length 2 Character

Exempt Class used for fully exempt properties only.

'X1 - X9'. See Building Class Form for a description of the codes.

### **AV-OWNER** Length 21 Character

The Owner's Name.

#### **AV-HOUSENUM-LO** Length 12 Character

contains the lowest house number of the property, right justified

padded with leading zeros, except when blank

#### **AV-HOUSENUM-HI** Length 12 Character

contains the highest house number of the property

may be identical to the house number low

### **AV-STREET-NAME** Length 20 Character

Street name for the property

# **AV-ZIP** Length 5 numeric (no decimals)

Postal Zip code of the property

## **AV-TOTAL-UNITS** Length 5 numeric (no decimals)

Total number of units in the building

#### **AV-RESIDENTIAL-UNITS** Length 5 numeric (no decimals)

Number of residential units in building

**AV-LOTFRT-DEC** Length 7 Numeric (9999.99)

Lot Frontage in feet.

**AV-LOTDEP-DEC** Length 7 Numeric (9999.99)

Lot Depth in feet.

**AV-LOT-ACRE** Length 1 Character

'A' if the lot is an acre in size

**AV-IRREG** Length 1 Character

'I' = Irregularly shaped lot.

**AV-BLDFRT-DEC** Length 7 Numeric (9999.99)

Building Frontage in feet.

**AV-BLDDEP-DEC** Length 7 Numeric (9999.99)

Lot Depth in feet.

AV-BLD-VAR Length 1 Character

'V' If the building is irregular shaped.

**AV-EXT** Length 2 Character

'E' = EXTENSION

'G' = GARAGE

'EG' = EXTENSION AND GARAGE

**AV-STORY** Length 6 Numeric (999.99)

The number of stories for the building (# of Floors)

**AV-BLDGS** Length 5 Numeric (99999)

The number of Buildings on the Property.

**AV-CORNER** Length 2 Character

The code to indicate a corner lot on two streets.

VALUES - 'NE', 'NW', 'SE', 'SW', AND 'CR'.

**AV-LAND-AREA** Length 9 numeric (no decimals)

If not zero the Total Land Area

**AV-GROSS-SQFT** Length 9 numeric (no decimals)

Gross square footage of the building

**AV-ZONING** Length 9 Character

Zoning codes From NYC Department of City Planning

**AV-YRBUILT** Length 4 Numeric

The year the building was built

**AV-YRBUILT-FLAG** Length 1 Character

'E' = Year Built is an Estimate

**AV-YRBUILT-RANGE** Length 4 numeric

If year built over several years, contains the last year of the range.

Otherwise 0.

**AV-YRALT1** Length 4 numeric

If building was altered, contains year of alteration.

**AV-YRALT1-RANGE** Length 4 Numeric

If alteration took more than 1 year, contains last year of the alteration

AV-YRALT2 Length 4 Numeric

If building class was altered twice, year of second alteration

**AV-YRALT2-RANGE** Length 4 Numeric

If 2<sup>nd</sup> alteration took more than 1 year, contains last year of the alteration

#### **AV-CBN** COMMUNITY PLANNING BOARD

**AV-CP-BORO** Length 1 Character

Borough code (1-5) for the community planning board

**AV-CP-DIST** Length 2 Character

Community planning board number

#### PROPERTY STATUS CODES

**AV-LIMITATION** Length 1 Character

'1' = AV of property is capped due to state legislation.

**AV-OLD-LIMITATION** Length 1 Character

Contains the limitation flag from the prior year

### **AV-STATUS-BYTES**

AV-STATUS1 Length 1 Character

Indicator for the Change Period of the File.

'0' = TENTATIVE

'C' = CHANGE BY NOTICE

'1' = FINAL

AV-STATUS2 Length 1 Character

NOT USED AT PRESENT TIME.

**AV-NEWLOT** Length 1 Character

'1' = Indicates a New Lot was created during the fiscal year.

('AV-CURRENT-VALUES' WILL BE ZERO)

**AV-DROPLOT** Length 1 Character

'1' = Indicates that the lot will be dropped at the end of the fiscal year.

(FINAL VALUES WILL EQUAL ZERO).

**AV-DELCHG** Length 1 Character

NOT USED.

**AV-CORCHG** Length 1 Character

NOT USED.

**AV-NODESC** Length 1 Character

NOT USED.

**AV-NOAV** Length 1 Character

'1' = A building in progress

**AV-VALREF** Length 1 Character

'1' = The parcel's values are reflected in another lot.

(all values for this parcel are ZERO)

'2' - '9' = The parcel's values include value reflected from other lot(s).

The number represents the number of sending lots less 1

**AV-MBLDG** Length 1 Character

NOT USED.

### **CONDO INFORMATION**

#### **AV-CONDO-KEY**.

**AV-CONDO-NUMBR** Length 4 numeric

CONDO identification number

AV-CONDO-SUFFIX1 Length 1 Character

C = Commercial unit R = Residential unit

BLANK = Entire condo is either all residential or all commercial

AV-CONDO-SUFFIX2 Length 1Character

Suffix1 Sequence Number

**AV-CONDO-SUFFIX3** Length 1 Character

**NOT USED** 

AV-CONDO-421A Length 1 Character

NOT USED

**AV-COMINT-LAND** Length 10 Numeric (.99999999)

Land percent of common interest in the entire condo.

**AV-COMINT-BLDG** Length 10 Numeric (.99999999)

Building percent of common interest in the entire condo.

**AV-APTNO** Length 5 Character

Apartment number for condominium properties.

#### **APPORTIONMENT DATA**

**AV-AP-KEY** Key (borough / block / lot / easement ) of the parent lot in an apportionment plus the date and time of the apportionment.

AV-AP-BORO
AV-AP-BLOCK
AV-AP-LOT
AV-AP-EASE
Length 1 numeric
Length 5 numeric
Length 4 numeric
Length 1 Character

AV-AP-DATE Length 10 Character MM/DD/YYYY

date of the most recent apportionment.

**AV-AP-TIME** Length 6 Numeric 6

Time stamp of the most recent apportionment

### **PROTEST INFORMATION**

**AV-PROTEST** Length 3 Character

Protest code:

 $1^{st}$  character 1 = form TC101 (generally for class 2 and 4)

5 = form TC105 (reuc) 6 = form TC106 (reclasss) 8 = form TC108 (class 1) 9 = form TC109 (condos)

2<sup>nd</sup> character numeric indicating duplicates

3<sup>rd</sup> character not used at this time.

**AV-ATTORNEY-GROUP** Length 3 numeric

Protest Attorney identification number

**AV-APPLICANT** Length 1 Character

1-7 indicates the type of applicant applying for a tax commission reduction

**AV-AVPROTEST2** Length 3 Character

same codes as the protest indicator

indicates a second protest on the property

**AV-ATTORNEY-GROUP2** Length 3 numeric

Protest Attorney identification number

**AV-APPLICANT2** Length 1 Character

1-7 indicates the type of applicant applying for a tax commission reduction

**AV-OLD-PROTEST** Length 3 Character

same codes as the protest indicator

**AV-OLD-ATTORNEY-GROUP** Length 3 numeric

Protest Attorney identification number

**AV-OLD-APPLICANT** Length 1 Character

1-7 indicates the type of applicant applying for a tax commission reduction

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#### **MISCELLANEOUS INFORMATION**

#### **AV-REUC**

Length 10 Character

Contains the ident number (alpha/numeric) for REUC properties (Real Estate of Utility Corporation Tax Class 3 only)
Current Transitional Assessed Land Value

**AV-GEOSUPPORT-RC** Length 2 Character

Status of the address data verification from geosupport

Blank = no geosupport processing attempted

00 = verified by geosupport

all other values = geosupport exception existed

**AV-COOP-NUM** 

Length 4 numeric (no decimals)

CO-OP identification number

#### AV-EXEMPT-INDICATOR Length 4 Character

exemption indicator flags for each of the past four years

'E' = exemption existed in that year

" = no exemption existed in that year

**EX-COUNT** Length 2 numeric

counter containing the number of exemptions on the property

**EX-CHGDT** 

Length 10 Character MM/DD/YYYY

Exempt property restored date

**AV-DCHDT** Length 10 Character MM/DD/YYYY

Date of last descriptive change

**AV-SUMMARY-CHGDT** Length 10 Character MM/DD/YYYY date of the last change to the BBL summary data possibly indicating a remission occurred