



NATIONAL  
MULTIFAMILY  
HOUSING  
COUNCIL

# NMHC Rent Payment Tracker Weekly Update

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April 22, 2020

# Webinar Information

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- To ensure good sound quality, all attendees will be muted during the webinar.
- To ask a question: type your question in to the Question Box on your control panel. NMHC staff will review and present your question to the speakers at the end of the presentation as time allows.
- Today's webinar is being recorded and will be made available on the NMHC website.
- For further information on the topics covered within this webinar, please visit <https://www.nmhc.org/covid19>.












This webinar is provided for informational purposes only and is not intended to be investment or legal advice. NMHC and its data partners have made every effort to ensure the accuracy of this information. NMHC and its partners assume no responsibility for injury or loss related to the use of the information provided in this webinar. The views expressed during this webinar are those of the individual presenters and not NMHC as a whole.

# NMHC COVID-19 HUB

## CORONAVIRUS (COVID-19) HUB

Explore the recent updates, resources and research NMHC has assembled relating to the COVID-19 crisis.

**URGENT: Ask Congress for Further Relief for Renters & Property Owners from COVID-19 →**

 <b>NMHC Rent Payment Tracker</b> → The NMHC Rent Payment Tracker, powered by Entrata, MRI Software, RealPage, ResMan and Yardi, provides a weekly regular accounting of rent payments.	 <b>COVID-19 News</b> → News, analysis, and advocacy from the NMHC team to keep you updated during the COVID-19 crisis.
 <b>COVID-19 Updates Newsletter</b> → Read the newsletter and sign up to receive weekly updates in your inbox on the COVID-19 crisis and its effects on the multifamily industry.	 <b>Federal Legislative / Regulatory Relief and Responses to COVID-19</b> → Resources covering paid sick and family leave or medical leave, unemployment benefits, federal evictions and more.
 <b>Tools for Communicating with Residents</b> → Includes talking points, sample signage templates and considerations when communicating with residents regarding rent flexibility, federal assistance and rent obligations.	 <b>COVID-19 Resources</b> → A frequently updated list of go-to sites with relevant information organized by topics including operations, legal obligations, business guidance and more.
 <b>COVID-19 Webinars</b> → These on demand recorded webinars cover a variety of topics including construction impacts, policy updates, legal obligations and more.	 <b>Listserve</b> → Join NMHC's Emergency Preparedness Listserve to discuss the actions your firm is taking during the COVID-19 pandemic.
 <b>Advocacy &amp; Policy</b> → As the COVID-19 virus spreads across the country, NMHC stands ready to support the apartment industry and its residents.	 <b>COVID-19 Preparedness</b> → NMHC has compiled an overview of suggested apartment owner preparations and considerations.
 <b>NMHC's Suppliers Step Up Directory</b> → Explore this directory to see how supplier partners are addressing the crisis and stepping up to help.	

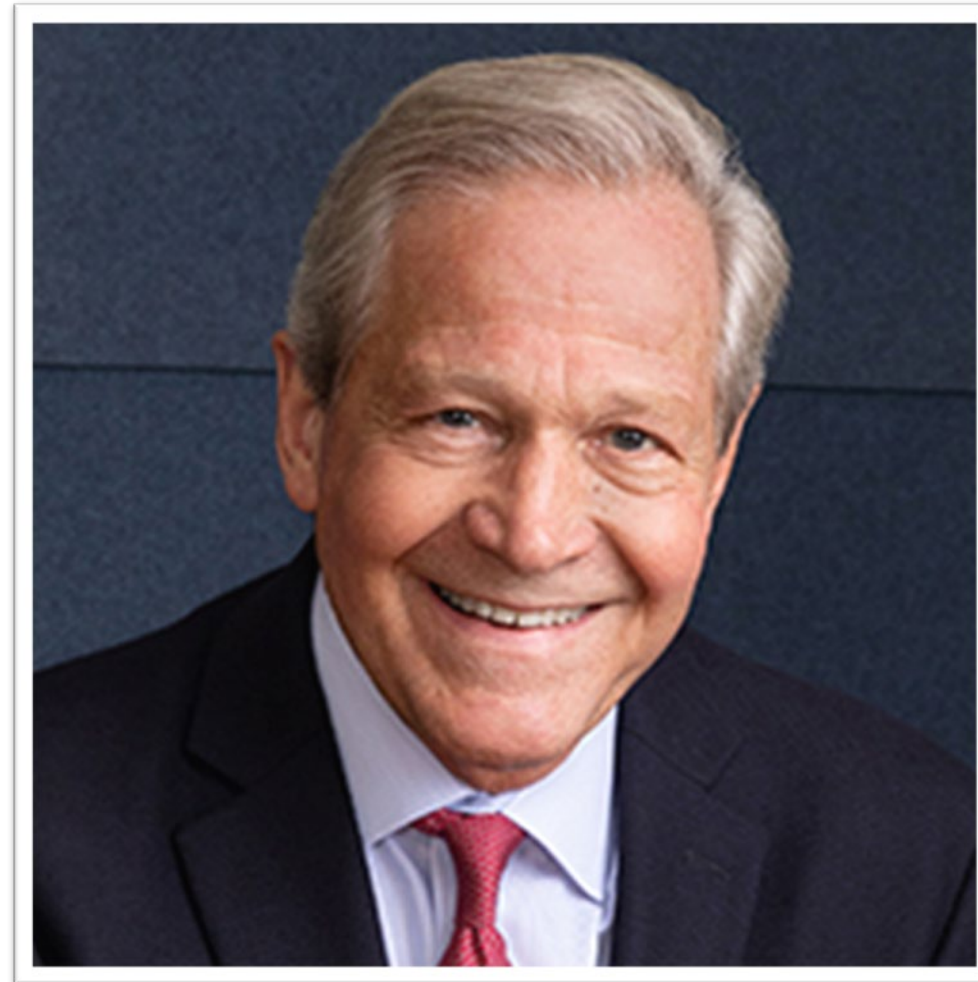
# SPEAKERS

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Doug Bibby

President

NMHC



# NMHC Mission

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NMHC is the place where the leaders of the apartment industry come together to guide their future success. With the industry's most prominent and creative leaders at the helm, NMHC provides a forum for insight, advocacy and action that enable both members and the communities they build to thrive.

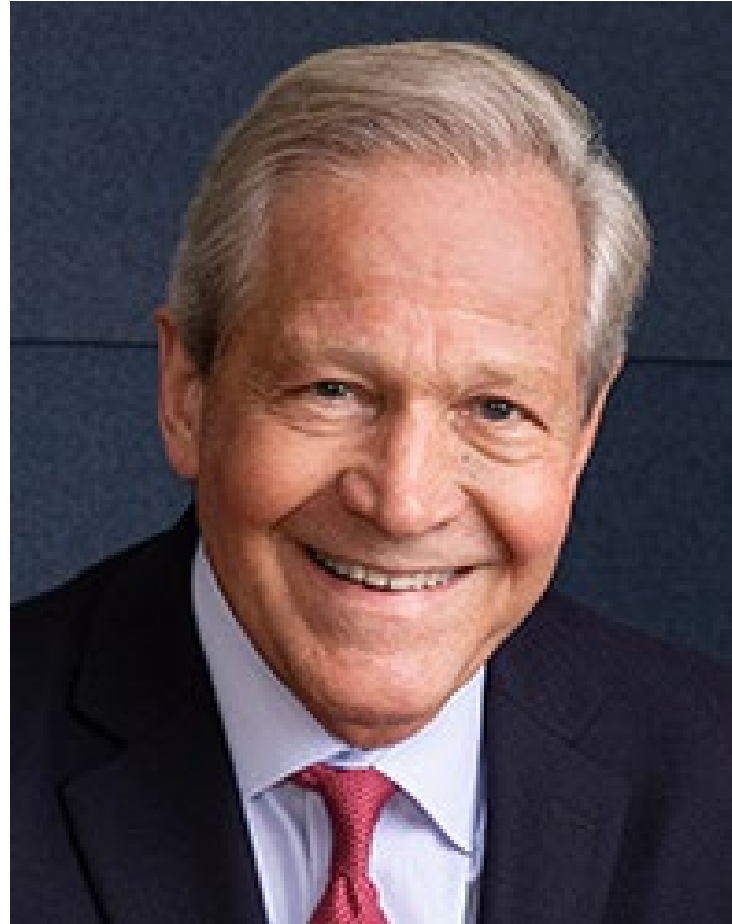
# PRESENTATION OUTLINE

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- Welcome and Overview
- Rent Payment Tracker
  - Doug and Sarah Yaussi, Vice President, Business Strategy provide an overview of NMHC's priorities for this data initiative.
- Review Data Methodology
- Dialogue with Data Partners and Multifamily Leaders
- Closing Remarks

# SPEAKERS

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**Doug Bibby**

President

NMHC



**Sarah Yaussi**

VP, Business Strategy

NMHC





# PRESENTATION OUTLINE

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- Welcome and Overview
- Rent Payment Tracker
- Review Data Methodology
  - Caitlin Walter, NMHC's Vice President, Research gives details about the data collection process.
- Dialogue with Data Partners and Multifamily Leaders
- Closing Remarks

# SPEAKER

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Caitlin Walter

VP, Research

NMHC

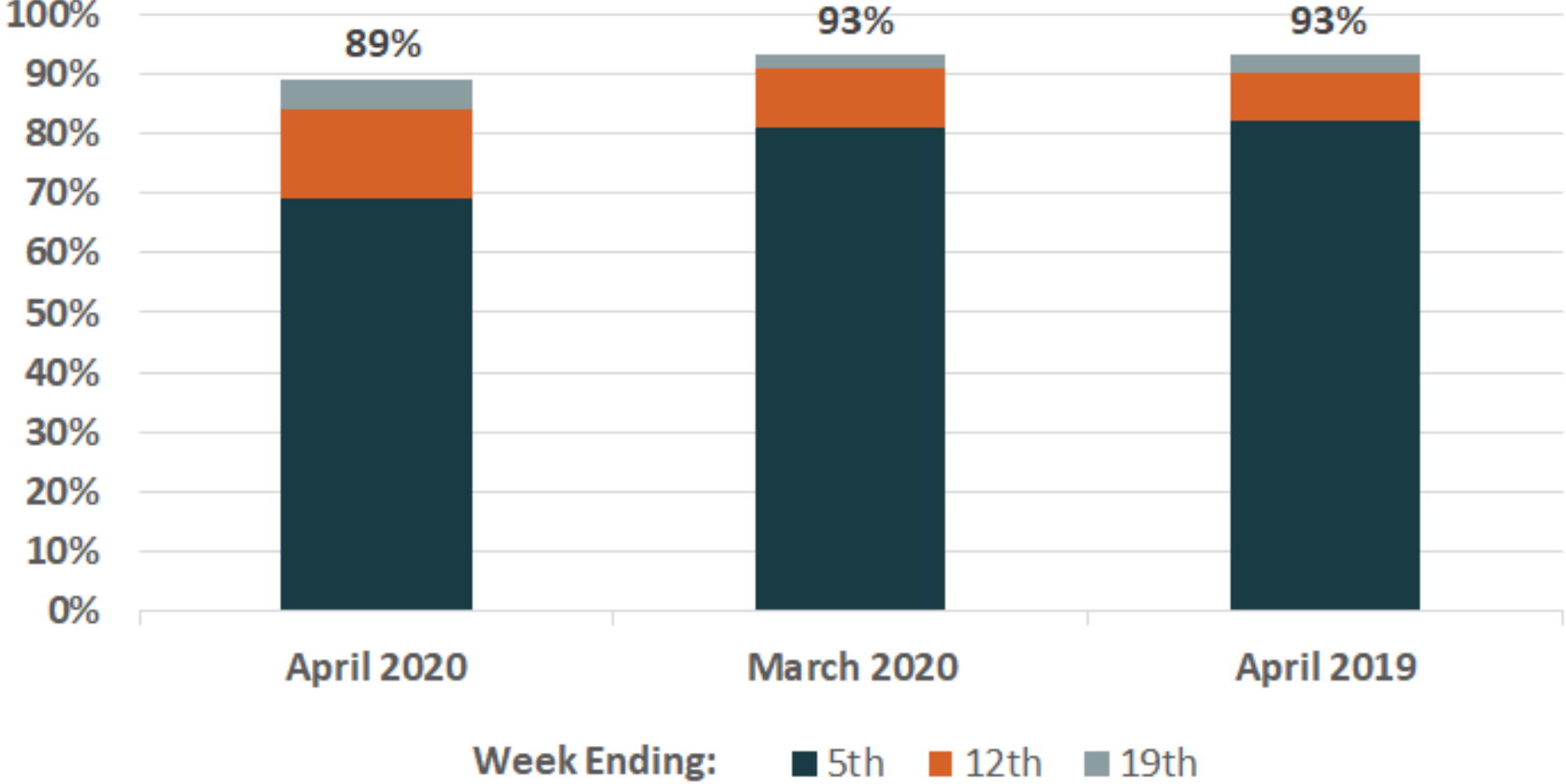
# NMHC Rent Payment Tracker

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## Data Methodology

- Collected each week
  - Week 3: April 1 – April 19
- Partial payments are counted only once monthly, in the first time period it occurs. Subsequent partial payments are not captured.
- Single-source data collection from PMS partners, not payment software
- Percentages based on total occupied units; historical data are same-store.
- Total unit counts will vary with each release as units are occupied or vacated.
- Student housing, military housing, and subsidized affordable units are not included.
- Only national data included.

# NMHC Rent Payment Tracker



Note: Data collected from 11.5 million apartment units.

# PRESENTATION OUTLINE

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- Welcome and Overview
- Rent Payment Tracker
- Review Data Methodology
- Dialogue with Data Partners and Multifamily Leaders
  - Caitlin and Sarah moderate a discussion with tracker data partners and multifamily providers, offering insights about the metrics and factors to consider.
- Closing Remarks

# SPEAKERS

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Lili Dunn  
President  
Bell Partners, Inc



Jeff Adler  
Vice President, Matrix  
Yardi Systems, Inc.



Elizabeth Francisco  
President  
ResMan



Chase Harrington  
President & Chief  
Operating Officer  
Entrata



Robert Hart  
President & CEO  
TruAmerica Multifamily



Greg Willett  
Chief Economist  
RealPage, Inc.



Brian Zrimsek  
Industry Principal  
MRI Software

# PRESENTATION OUTLINE

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- Welcome and Overview
- Rent Payment Tracker
- Review Data Methodology
- Dialogue with Data Partners and Multifamily Leaders
- Closing Remarks
  - Doug shares final thoughts and information about NMHC's COVID-19 industry resources.

# NMHC Call to Action

**URGENT: Ask Congress for Further Relief for Renters & Property Owners from COVID-19 →**

[www.nmhc.org/housing-relief](http://www.nmhc.org/housing-relief)





# NMHC Rent Payment Tracker

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## Media Contacts

### Entrata

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### Yardi

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### NMHC

Media Contact: Colin Dunn  
[cpdunn@nmhc.org](mailto:cpdunn@nmhc.org)

# NMHC Rent Payment Tracker Schedule

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Fri, May 8, 2020 11:30 AM - 12:00 PM EDT

Fri, May 15, 2020 11:30 AM - 12:00 PM EDT

Fri, May 22, 2020 11:30 AM - 12:00 PM EDT



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