

Consolidated Edison Company of New York, Inc.

Forecasted Property Taxes by Rate Year

(\$000s)

	Rate Year 1 (2026)	Rate Year 2 (2027)	Rate Year 3 (2028)
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New York City

Electric	\$ 2,491,286	\$ 2,696,509	\$ 2,927,342
Gas	\$ 538,004	\$ 594,857	\$ 644,915
Total New York City	\$ 3,029,290	\$ 3,291,366	\$ 3,572,257

Westchester County & Other

Electric	\$ 179,026	\$ 186,369	\$ 194,391
Gas	\$ 77,468	\$ 80,549	\$ 83,734
Total Westchester County & Other	\$ 256,494	\$ 266,918	\$ 278,125

Total Company	\$ 3,285,784	\$ 3,558,284	\$ 3,850,382
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Consolidated Edison Company of New York, Inc.
Five-Year Average of Property Taxes Paid
Westchester County & Other
(\$000's)

Year	Total Property Taxes Paid		
	Amount	Change	Percent
2019	\$ 206,525	\$ -	
2020	\$ 197,442	\$ (9,084)	-4.40%
2021	\$ 200,121	\$ 2,680	1.36%
2022	\$ 197,215	\$ (2,907)	-1.45%
2023	\$ 201,362	\$ 4,148	2.10%
2024	\$ 238,541	\$ 37,178	18.46%
5-Year Average	\$ 1,241,206	\$ 32,015	2.92%

**Escalation Percentage Used
to Forecast Outer Year
Property Taxes**

Year 2025	2.92%
Year 2026	2.92%
Year 2027	2.92%
Year 2028	2.92%
Year 2029	2.92%

Final Amount	\$ 238,541
Base Amount	\$ 206,525
Overall Increase	<u>\$ 32,015</u>

Percentage Increase	1.155017969
5-Year Average Increase (*)	1.029242588

Notes

(*) The Compound Annual Growth Rate ("CAGR") is used to compute the 5-year average.

Consolidated Edison Company of New York, Inc.
Summary of Incremental Property Taxes
Based on Forecasted Net Plant Additions
Westchester County & Other

	Rate Year 1 (2026)	Rate Year 2 (2027)	Rate Year 3 (2028)
Electric	\$ 1,939,168	\$ 2,115,166	\$ 2,580,753
Gas	\$ 1,188,490	\$ 818,443	\$ 833,073
Total	\$ 3,127,658	\$ 2,933,609	\$ 3,413,826

Consolidated Edison Company of New York, Inc.
Summary of Historic New York City Property Tax Rates

<u>Fiscal Year</u>	<u>Class 3</u>	<u>Class 4</u>
2024/25	11.181%	10.762%
2023/24	12.094%	10.592%
2022/23	12.755%	10.646%
2021/22	12.289%	10.755%
2020/21	12.826%	10.694%
2019/20	12.536%	10.537%
2018/19	12.093%	10.514%
2017/18	11.891%	10.514%
2016/17	10.934%	10.574%
2015/16	10.813%	10.656%
2014/15	11.125%	10.684%
2013/14	11.902%	10.323%
2012/13	12.477%	10.288%
2011/12	12.473%	10.152%
2010/11	12.631%	10.312%
2009/10	12.743%	10.426%
2008/09 (Average Annual Tax Rate)	12.137%	10.241%
2008/09 (1st & 2nd Quarter Tax Rate)	12.577%	10.612%
2008/09 (3rd & 4th Quarter Tax Rate)	11.698%	9.870%
2007/08	11.577%	10.059%
2006/07	12.007%	10.997%
2005/06	12.309%	11.306%
2004/05	12.553%	11.558%
2003/04	12.418%	11.431%
2002/03 (Average Annual Tax Rate)	11.586%	10.678%
2002/03 (3rd & 4th Quarter Tax Rate)	12.565%	11.580%
2002/03 (1st & 2nd Quarter Tax Rate)	10.607%	9.776%
2001/02	10.541%	9.712%
2000/01	10.540%	9.768%