

Nebraska State Records Board

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John A. Gale, Chairman

APPLICATION FOR STATE RECORDS BOARD GRANT TO IMPROVE ACCESS TO PUBLIC INFORMATION

1. **Name of agency applying for grant :** Greeley County
2. **Grant amount requested** \$ 25,000
3. **Title of project:** Assessor GIS and County WebGIS
4. **Brief description of project:** The project includes building a County-wide land records GIS database and WebGIS application that will link to the existing Orion database in use in the Assessor's Office to promote online access to public records by citizens, businesses, other County departments and other local/county/regional/State agencies.

Responses are required to all questions in Parts I & II and all associated documents that may be requested must be included in this submission in order to be considered for funding.

The Nebraska State Records Board is sponsoring a grant program for Nebraska government agencies for the development of programs and technology to improve electronic access to Nebraska government information and services by citizens and businesses with emphasis on web-enabled services. The State Records Board has set the maximum amount of any grant awarded at \$25,000.00 for this grant period. The grants may be used for the creation or enhancement of electronic access and delivery of government services and information, but not to fund ongoing operations. Nebraska government agencies wishing to apply for these grants may want to first contact Nebraska.gov to establish feasibility and scope of the project.

NOTE: Loss of Funding. The NE State Records Board may be unable to award grant funds, in whole or in part, in the event funding is no longer available.

Grant Criteria

Grant projects requesting funding must meet criteria #1-3.

1. Enhance the delivery of local government agency services and improve the public and business access to those services with emphasis on web-enabled services.
2. Meet the all applicable Nebraska Information Technology Commission Standards and Guidelines. State's technology access clause for providing equal access to services for persons with disabilities. A copy of the technology access clause is available at: <http://www.nitc.state.ne.us/standards/index.html> under 2. Accessibility Architecture.
3. If the project or service created or improved pursuant to the grant application involves the licensing, permitting or regulation of businesses, then the project or service must allow integration with the State of Nebraska's Business Portal at: <http://www.nebraska.gov/index.phtml?section=business>, and the One-Stop Online Business Registration System at: <http://www.nebraska.gov/osbr/cgi/domestic.cgi?osbraapplication/init/init/None>.

In addition, the following criteria will be considered when reviewing applications:

- Does the project enhance the delivery of state/local government agency services and improve the public, government and business access to those services?
- Does the project enhance or create an online presence?
- Does the project span more than one office or agency?
- What is the size of the customer base for this service and the geographic impact?
- Is there financial and or in kind contribution from other partners?
- Is there documented community support for the project?

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Part I. Grant Detail

1. Please describe the project in detail, to include your vision for the project (you may attach additional pages if necessary).

Greeley County has chosen to develop a Geographic Information System (GIS) database and web-enabled mapping interface and database query tool (or WebGIS). The WebGIS application will provide an intuitive interface for citizens, businesses, County departments and other local/county/regional/state agencies to easily find public records data. The attached proposal (Attachment 1) illustrates the specific data layers and the WebGIS application features.

The County selected GIS Workshop, Inc (GISW) as the vendor for this project. GISW has extensive experience in developing Geographic Information Systems and we believe that their skill is unparalleled for this project. The Planning/Zoning Administrator for Greeley County also holds the same position in Howard County. He has exhibited and shared with the Board the functionality of the existing WebGIS in Howard County and how much the public has used and supported the project.

The project will include data development tasks for parcels, land use and legal land base (lot, block and subdivision) layers. The parcels will be developed from the best available source data (survey plats, legal descriptions, cadastral maps, etc) and assigned a parcel identification number to match the Assessor's Orion database system. The County had a previous relationship several years ago with vendor Mr. Mitch Clark in which he was contracted to initiate work on a parcel layer for the County. Not all departments participated and information has not been shared nor kept updated. Greeley County and Mr. Clark have recently made this existing data available to GISW and they are in the process now of evaluating the data for usability in the County-wide GIS and WebGIS projects. As stated in the GISW proposal (see Attachment 1), if GISW is able to reduce costs through the use of this existing data, it will be reflected as a discount during the Scope of Work phase.

The land use layer will be developed using a combination of available data sources including the Orion database parcel records, air photo interpretation, etc. The land use classes will match those defined by the Nebraska Property Assessment Division. Land use classes will include dryland crop, irrigated crop, grass, CRP (optional), tree (optional), homesite, farmsite, road, exempt and waste. This layer will also be very useful for agencies such as the Natural Resource Districts.

GISW will also assemble other datasets such as SSURGO soils, FSA aerial photography and any available high-resolution photography.

The WebGIS application will provide an intuitive interface for users to search for public records using either the text search menu or the map tools. Users will be able to toggle layers on/off individually, click on a parcel to see its Record Card, click on a parcel to see all available photos/sketches, measures distances/areas, print to PDF or export to

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Microsoft Excel. The WebGIS will provide 24/7/365 access to public records for citizens, businesses and government employees.

The WebGIS application will also include a highly specialized tool for the Assessor's Office to calculate land value for new parcel splits or verify the land use and soil characteristics of an existing parcel. The Land Use Calculator is very valuable for fast, efficient and equitable tax assessment.

Other County departments will also benefit from the WebGIS application. The Clerk, Treasurer and Register of Deeds Offices will all benefit from easy access to land records information. The Weeds department will use it for determining property owners and property location for spraying noxious weeds and issuing notices to landowners. The County Election Office will better determine exact voter precinct maps. The WebGIS application will also serve as a valuable resource for County emergency management and law enforcement staff. The Planning/Zoning Administrator looks forward to adding a tab for his department as the next Phase in this project. The Greeley County Board of Commissioners is excited about the opportunity for offices such as Planning/Zoning, Roads, Treasurer and Register of Deeds to build upon the land records foundation to create a one-stop web-enabled interface to County data.

Other GISW clients have cited a 50-75% reduction in phone call volume after implementing the WebGIS application. The application will provide better service to County residents while increasing the efficiency of multiple County departments.

2. Please describe who the beneficiary or recipient of this service will be.

Anyone interested in land records information for Greeley County will benefit from this project. Greeley County offices of Assessor, Clerk/Elec Commissioner/Register of Deeds, Treasurer, Emergency Manager/Roads, Sheriff, Planning/Zoning, Surveyor and Weeds will benefit from this program. Property owners, banks, insurance companies, appraisers, realtors and attorneys will have access to the property assessment and valuation information at no extra cost to them. Partner agencies such as the Lower Loup Natural Resources District, the City of Greeley and various State agencies will also benefit from easy access to Greeley County data. Efficiencies realized from 24/7 access will result in increased productivity and cost savings for both public and private entities.

3. Based upon your answer to question 2, what do you project the adoption rate to be in 1 year, 3 years and 5 years?

Based on input we have received from real estate professionals and other government agencies we believe the adoption rate of the WebGIS technology will be immediate. Numerous County department staff members have attended Board meetings to express their support.

4. Timeline for implementation of the project (a specific completion date (MM/YYYY) must be provided). Grant funds may lapse if not expended prior to completion date.

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GIS Workshop confirms the project to be completed no later than June 30, 2013 (06/30/2013).

5. Does the project require additional statutory authority (explain)?

No.

6. Specify (in detail) what the grant money will be used for. Include a complete cost breakdown of the project. Please attach bids from vendors (if applicable) and describe the relationship, if any, between a vendor and you or your agency. *These documents are mandatory for the application to be considered for funding.*

We will contract with GISW to develop a GIS for Greeley County. Attachment 1 contains an overview of the project in GISW's Proposal document. The Proposal is for development of a GIS for Greeley County, updating of the GIS and development of a WebGIS site for the County, which will make information available 24/7. The total amount of grant money awarded to Greeley County will be used to defray the following initial GIS development expense. The Board believes the maximum grant amount is critical to funding of this project. See attached proposal by GIS Workshop for this project.

7. Collaboration. Please specify in detail any other public or private contributions for your project (financial, labor, equipment etc.) from other sources. Identify contributors and/or partners and specific dollar amounts.

The County had a previous relationship several years ago with vendor Mr. Mitch Clark in which he was contracted to initiate work on a parcel layer for the County. Not all departments participated and information has not been shared nor kept updated. Greeley County and Mr. Clark have recently made this existing data available to GISW and they are in the process now of evaluating the data for usability in the County-wide GIS and WebGIS projects. As stated in the GISW proposal (see Attachment 1), if GISW is able to reduce costs through the use of this existing data, it will be reflected as a discount during the Scope of Work phase.

8. Why is the grant money needed for the project and how will the service be sustained once the grant money is expended?

The grant money is critical to assist with the initial data development and WebGIS setup costs. The County will take advantage of GISW's offer to spread the remaining development costs over several years, interest-free which will allow us to budget for the project. The County will be moving from state to county-assessed near the completion of this project and the GIS will help the County get back on pace with surrounding agencies. Greeley County will commit to paying the annual maintenance fees to keep the system thriving after this project is completed

9. Should available funding not allow the NSRB to grant the full amount requested, but a reduced amount, would this project still be financially feasible?

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The full amount will be *absolutely necessary* to initially defray the substantial upfront cost to Greeley County of developing the GIS dataset. The County fully anticipates being able to fully meet annual maintenance costs of the GIS after it is implemented.

10. Please describe how this project will enhance the delivery of on-line government agency services and improve the public and/or business access to those services.

The WebGIS application that is included as part of this project is a proven system for delivering tax assessment and related information. The application allows the user to submit queries to the Orion database containing tax assessment information. The Property Record Card component of the WebGIS has several customized reports, derived from the Orion database, containing land record information that are valuable to real estate professionals, citizens and other government agencies. The web-enabled application also shows photos and sketches from the Assessor's database.

In addition to textual database information and photos/sketches the WebGIS application also includes GIS data layers such as land use, soils and aerial photography which are all valuable for visualizing information associated with government records.

11. Does the project involve the licensing, permitting or regulation of business? If yes, explain how the project or service will allow integration with the State of Nebraska's Business Portal, located at: <http://www.nebraska.gov/index.phtml?section=business>, and the One-Stop Online Business registration system located at: <https://www.nebraska.gov/osbr/index.cgi>

No, this is not applicable to this project.

12. Community Support. Please include letters of support to document the public expression that has caused you to implement this application.

Greeley County has solicited and received excellent community support. Attachment 2 contains letters of support from the Greeley County community. The letters include Greeley County citizens, business professionals, County department heads and associated agencies.

13. If the grant is to create an on-line application, is the application to have a fee associated with its use for accessing public records, or is the application free for use by the public, businesses and other governmental agencies?

As a result of the 2011 SRBG application discussions GISW developed a subscription-based WebGIS option which would allow Greeley County to offer advanced sales information on a subscription basis to end users such as realtors, bankers, insurance and other business professionals. The County has not yet made a determination if they will select the subscription-based option but will do this during the Scope of Work development process with GISW.

If there is to be a fee, provide any statutory authorization for assessing the fee.

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The County has not yet made a determination if they will select the subscription-based option but will do this during the Scope of Work development process with GISW. Any fee will be consistent with other Nebraska Counties who are using a subscription-based format.

- 14. If the grant application is for a Geographic Information System project, do you and the agency you represent agree to share the data collected in that project, without costs, with other interested government agencies in the State that may have a need for such data?**

Yes.

Part II. Technical Information

- 1. Describe the hardware, software, and communications needed for this project and explain why these choices were made.**

GISW will utilize a county WebGIS application template and host it on their redundant servers in Downtown Lincoln, NE. The WebGIS application is built using the industry standard technology, Esri ArcGIS for Server. Greeley County staff, as well as external users, will access the system using a standard internet browser such as Internet Explorer or Firefox.

Greeley County staff may also choose to use other GIS programs such as Esri ArcGIS for Desktop to view or manipulate GIS data. For persons who do not have Internet access, the Public Library supplies several computers for this service at no charge.

The Esri-based WebGIS application was chosen to maximize the user base, simplify data access and reduce the need for user training. The WebGIS application also reduces the effort involved in maintaining the system in the future.

- 2. Address any technical issues with the proposed technology including:**

- **Conformity with general accepted industry standards. Projects which interface with other state systems (such as distance learning systems) must meet NITC technical standards and guidelines. (The NITC standards and guidelines are located at: <http://www.nitc.state.ne.us/standards/>).**
- **Compatibility with existing institutional and/or statewide infrastructure.**
- **Reliability, security and scalability (future needs for growth or adaptation).**

The GIS will interface with the current Tyler Orion (or any other CAMA provider selected in the future) database systems in use in Greeley County today. GISW built the software interface for the Orion system as part of the Keith County project.

The systems and data constructed for this project will meet all the applicable NITC and FGDC standards for GIS data and metadata. The proposed software and data format technology is Esri-based. This is the industry standard GIS technology in Nebraska today.

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The GISW WebGIS interface is in use in numerous Nebraska counties with proven reliability. Since it is based on Esri technology it is scalable and GISW continues to add features based on input from clients. The WebGIS application also has security features for layers that contain sensitive information and for protecting features such as the Land Use Calculator Tool from unauthorized use.

- 3. Describe how the project will comply with the State’s Technology Access Clause:** meet all applicable Nebraska Information Technology Commission Standards and Guidelines. Copies of the Standards are available at: <http://www.nitc.state.ne.us/standards/index.html>. **under 2. Accessibility Architecture.**

The WebGIS application for Greeley County will be configured by GISW with adherence to standards established by the State of Nebraska. The digital map database has been developed using the Nebraska State Plane Coordinate System, NAD83 as per State/NITC guidelines. The system will comply with any other applicable NITC items.

- 4. Agencies submitting grant applications for funding of a Geographic Information System (GIS) project must in addition to the standard grant application complete and submit the *Supplemental Questionnaire for State Funded Entities on Land Record Information and Mapping-Related Grant Application* found on the Boards website page “Grant Information” at www.staterecordsboard.ne.gov.**

The supplemental questionnaire has been completed and is attached to this application.

- 5. Describe how technical support will be provided.**

GISW will edit and maintain the GIS data and provide access to the data using the WebGIS application. Greeley County will be responsible for sending parcel splits and land use changes to GISW. GISW will download a copy of the Tyler Orion data file every 24 hours to ensure that these data are up-to-date on the GISW server.

GISW have dedicated technical support staff available at any time during business hours to service the County’s needs. They will provide training, phone support and online support to help County staff quickly adapt to the new technology.

Part III. EXPECTATIONS

It is the expectation of the Nebraska State Records Board that the grantee recognize the project as an ongoing effort to make public documents and or transactions more accessible. As this application relates to public documents the goal encompasses not only the availability of current documents as described in this application but the ongoing addition of new and updated documents in a timely manner. This goal recognizes the public’s interest in not only historical information but the expectation that current data is obtainable. The Nebraska State Records Board recognizes that this is a long term commitment on the part of the grantee and anticipates the continued financial support of the grantee to maintain these expectations.

Responses are required to all questions in Parts I & II and all associated documents that may be requested must be included in this submission in order to be considered for funding.



**Supplemental Questionnaire for State Funded Entities on
Land Record Information and Mapping-Related Grant Applications**

Numbers refer to specific NITC Land Record Information and Mapping Standards

For a complete listing of these standards and guidelines please see:

<http://nitc.nebraska.gov/standards/3-202.html>

- 1.1 Datum.** Local government multipurpose GIS/LIS (Geographic Information System/Land Information System) and their associated geospatial data layers should be based on the North American Datum (NAD) 83 and the North American Vertical Datum (NAVD) 88. Any existing systems developed based on other datums should consider conversion to these datum.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: All GIS data that are constructed or converted as part of this project will use the specified datums.

- 1.2 Projection.** The Nebraska Plane Coordinate System, NAD 83, should be used as the primary map projection system for the recording of positions in local land-data systems in Nebraska. Selection of any other projection should be done reluctantly and only after most careful consideration. The plane coordinate values for a point on the earth's surface may be expressed in either meters or feet.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: All GIS data that are constructed or converted as part of this project will use the specified projection.

- 1.3 Geodetic Control.** GIS/LIS systems developed with the goal of providing a multipurpose cadastre for local government use should be referenced to a local geodetic reference framework that is properly connected to the National Spatial Reference System (NSRS).

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The GIS data will reference the available geodetic control in the project area as gathered from the NE State Surveyor and/or County/local Surveyor.

1.4 Public Land Survey System Control.

1.4.1 PLSS Geodetic Framework. For all land in Nebraska that is subdivided according to the Public Land Survey System (PLSS), the geodetic reference framework for the cadastre should be the section corners of the PLSS for each section.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: All applicable GIS data (cadastre based data) will reference and fit within the NE PLSS.

1.4.2 Locate, Monument, and GPS Primary Corners. At a minimum, local government entities developing a geospatial land information system should initially invest in a precision Global Positioning System (GPS) survey to locate, re-monument as necessary, and obtain the geographic coordinates of the major boundary defining corners that legally define the boundaries of their county jurisdiction(s). These precision GPS survey coordinates for the boundary defining corners should be collected and integrated as framework data into the land information system. This effort should be coordinated with officials from the adjacent county(ies) to ensure agreement on the location of the shared corners.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The project will utilize all available GPS based monumentation from NDOR, NE State Surveyor and the County Surveyor.

1.5 PLSS Base Map. Local governments considering the development of a multipurpose GIS, should consult with the Nebraska State Surveyor's Office to locate and access the best available data on the Public Land Survey System (PLSS) for their geographic area. To assist the State Surveyors Office in maintaining a repository of the best available PLSS data, local governments participating in the Nebraska Land Information System Program should share any enhanced PLSS data, for their geographic area, with the State Surveyors Office so that it might be integrated into the PLSS repository database.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The project will utilize all available PLSS data from the NE State Surveyor. Any new or reset PLSS monumentation/control will be supplied to the NE State Surveyor via the County/local Surveyor.

1.6 Ortho-base (Aerial Layer) or Base Maps. Both a Public Land Survey System base map and an orthophoto (surface features) base map should be used to provide the geospatial reference framework upon which a local government multipurpose land information system is developed. Both base maps should be tied to the National Spatial Reference System and have a level of spatial accuracy appropriate to the range of applications planned for a given area.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The project will utilize the NAIP/FSA imagery as the base imagery and provide the necessary tie to the National Spatial Reference System. By using these data, the project by default will be provided with the necessary level of spatial accuracy.

1.7 Map Scale and Spatial Accuracy.

1.7.1 Minimum Horizontal Accuracy Standard. Public entities developing a GIS/LIS program should conduct data collection and development in a manner to achieve at least the minimum level of horizontal spatial accuracy consistent with the National Horizontal Map Accuracy Standards corresponding to a 1:12,000 (1"= 1,000') scale map (90% of the "well defined" horizontal locations must be within ± 33.3 ft. of their real world location).

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The project will utilize the NAIP/FSA imagery as the source base map. These data meet or exceed the stated accuracy requirements, thus the GIS data constructed using these based map data will meet or exceed these stated minimums.

1.8 Legal Lot and Parcel Layers. Two graphic data layers are necessary to provide the foundation for a wide variety of local government GIS/LIS applications that involve land subdivision and/or ownership.

a). The legal lot layer consisting of legal land subdivisions. These are aliquot portions of the PLSS, filed subdivision plats and irregular tracts defined by filed deeds.

b). The parcel layer that defines ownership tracts of land. These tracts may group multiple legal lots into one taxable account and that typically represents the boundaries of a landowner's property. These data layers include locational coordinates for points representing property corners, lines between property corners representing property boundaries and closed polygons representing the property area.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: Where the source data exists, both layers will be constructed, if applicable to the project.

1.9 Parcel Identifiers.

a). Each county/region should adopt a system of unique, permanent feature identifiers (PID) that provide the link between each graphic land ownership parcel polygon and the attribute information (ownership, size, situs address, value, etc.) related to that specific land ownership property parcel.

b). A county/region PID system must be designed in a manner such that a unique, statewide PID can be defined and maintained for each property parcel by using the county FIPS code (Federal Information Processing Standards Publications) as a prefix to the county/region's PID system.

c). To maintain this unique one-to-one association between a specific property parcel and its related attribution information, new PIDs should be assigned whenever a property parcel is altered by either splitting it into two or more parcels or by combining two or more parcels to form a new parcel. The previous PIDs should not be used for these new modified parcels, but the historical PID associations should be maintained through a parent/child PID reference table.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The PID system currently in use in the project area meets all three requirements.

1.10 Spatial Data Format. A broad range of state and regional applications require property parcel information. Many of these applications require the combining of data across jurisdictional boundaries. To facilitate these applications, the property parcel spatial (graphic) data should be either maintained in a manner that allows it to be readily integrated in a common geographic data format (i.e., shapefile) or be capable of being exported into a common geographic data format (i.e., shapefile), while including the parcel identifiers.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: The data will be maintained in a common format (Esri geodatabase or shapefile). Both these formats are Open GIS Consortium (OGC) compatible.

Data Sharing-Data Integration. A major focus of the State Records Board grant program is enhancing access to public records. Not only the general public, but also other public agencies benefit from facilitating access to public records. As noted in the NITC standard above there are numerous applications for which substantial benefits can be derived by integrating data across jurisdictional boundaries. Please describe whether your agency would be willing to share periodic updates of GIS-enabled property parcel data, such that other agencies might integrate that data into statewide or regional datasets to provide a resource for public agencies and the general public and any restrictions that you anticipate might apply. *(Note: this is not a current NITC standard, but is an interest of the State Records Board)*

100% compliance: Yes, these data may be shared.

1.11 Metadata. All geospatial land record databases, and their associated attribute databases should be documented with Federal Geographic Data Committee (FGDC) compliant metadata outlining how the data was derived, attribute field definitions and values, map projections, appropriate map scale, contact information, access and use restrictions, etc.

Please describe how you would comply with this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: FGDC compliant metadata will be created as part of the project.

1.12 Attribute Data. To provide the foundation necessary for a wide variety of local government applications, non-graphic, attribute data should be organized within the GIS/LIS, which describes individual property parcels relative to their basic parcel characteristics, tenure, value, history, buildings and units within the parcel, and tax status. In most cases, much of this attribute data will already exist in separate databases within a variety of local agencies and should be tied to the graphic property parcel via the unique PID. To meet a range of state and regional applications that require property parcel information, the following types of property parcel data should be maintained (for every property parcel?) and (be) available in a manner that allows it to be harvested, translated, and integrated into a statewide property parcel attribute dataset.

PID#..... Parcel identifier (county FIPS code plus local government PID)
 Situs Address..... Address of parcel (may be multiple fields)
 Owner Address..... Address of property owner (may be multiple fields)
 Township..... Township #
 Section..... Section #
 Range..... Range #
 Range Direction..... East or West
 Legal Description..... Narrative legal description of parcel
 Assessed Value..... Total assessed value of property (land and improvements)
 Land Value..... Assessed value of land
 Area (Deeded)..... Area of parcel according to the deed
 Property Class..... (Res, Ag, Com, Rec., Ind.)
 Property Sub-class..... i.e., Ag (Dryland, Irrigated, Grassland/Pasture, Waste)
 Ownership type..... Federal, State, County, Private, Tribal, Exempt, Other and Unknown
 Tax District..... County ID plus Tax Dist. #
 School District..... State number definition
 Landuse..... Actual landuse with NPAT defined general categories
 Property Parcel Type... NPAT defined categories
 Status..... (Vacant, Improved or Improved only) (NPAT defined)
 Location..... (Urban, Sub-urban, Rural)(NPAT defined)
 City Size..... 1st class, 2nd class, primary, metro, or village
 Source Document..... Sales/transfer reference or document (book & page)
 Recording Date..... Most recent sales/transfer date
 Sales Value..... Most recent sales value

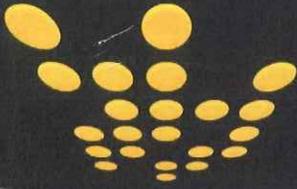
Please describe how you would comply would this standard if you are awarded a Nebraska State Records Board grant.

100% compliance: These data are already maintained and will continue to be maintained and may be readily "harvested" from the CAMA/Administrative database.

Collaboration. In most instances, the development of a local government GIS system and the related geospatial data involves a fairly costly initial upfront investment. These costs are frequently offset by the benefits gained through coordination and collaboration that an integrated GIS can bring to local government and related public entities. For example, with property parcel data and maps the County Register of Deeds, the County Surveyor, and the County Assessor all frequently maintain and make changes to aspects of this data and the data is also commonly used by local public safety agencies, local emergency responders, local transportation agencies and state agencies such as the Dept. of Revenue, Dept. of Roads, and Game and Parks Commission. Please describe the level and nature of any multi-agency/department involvement in the planning and proposed management of your proposed GIS system.

Numerous County departments (Clerk/Elec Comm/Register of Deeds, Sheriff, Treasurer, Weeds etc) have expressed interest in collaborating and building upon this initial investment in GIS technology to enhance their service provision to the public. In addition, the Villages of Greeley, Spalding, Scotia, Wolbach and applicable Natural Resource Districts actively support GIS development for the County to promote collaboration and the sharing of data. The County is predominately rural in nature and we believe the taxpayers will appreciate the advantage of having 24/7 access to critical property data and mapping and that they will save travel costs. We also believe our emergency responders will make use of the mapping as they serve the public, monitor one major US Highway and several other highways to ensure safety in the County.

This project will promote public access to government records and enhanced collaboration between departments and other agencies.



GREELEY COUNTY, NE

ATTACHMENT 1:

Proposal for
Assessor GIS and County WebGIS

*Prepared for Joan Goodrich, Assessor's Office
And Greeley County Board of Commissioners*

March 31, 2012



esri Partner Network
Gold

GREELEY COUNTY NE

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PROJECT BACKGROUND

As Greeley County transitions from State-assessed to County-assessed, the Board recognizes the value of implementing a GIS for analysis and record keeping in the Assessor's Office. The Board of Commissioners has participated in a demonstration about GISW's WebGIS product. As a result, they have requested GISW to provide a proposal (see Attachment 1) on the development of GIS for the Assessor's office and implementation of a county-wide Web-based GIS to provide property information on-line to property owners, the general public and other departments.

GIS BENEFITS

Geographic Information Systems (GIS) are a powerful combination of digital maps and database information. Traditionally, county assessment has used paper maps to track parcel, soil and land use boundaries; in addition, the assessment database was completely disconnected from the mapping making it hard to crosscheck information. This process was very labor intensive and difficult to implement with high precision.

When properly implemented, Assessment GIS seamlessly links the parcel, soil and land use data directly to the appraisal database. GIS can increase efficiency and increase accuracy in many ways:

- Enter new parcel splits using specialized tools for survey data and aliquot parts
- Parcel-by-parcel comparison of deeded acres to mapped acres
- Calculate current land value for each parcel and report the breakdown of acres in each unique combination of soil and land use
- Visualize individual parcels to see the soils, land uses and aerial photograph
- Share information with land owners, real estate professionals and potential developers to significantly reduce call volume for County staff and facilitate easy access to public information
- Quickly and uniformly change land value calculations for the entire County if any of the parameters change (soils database, land use classes, etc)

THE GIS WORKSHOP DIFFERENCE

EXPERIENCE WITH NEBRASKA ASSESSMENT GIS

GISW has been providing quality Assessment GIS data and analysis solutions for more than 14 years. Our clients include over 85 counties in Nebraska and surrounding states. GISW staff has over 75 years combined experience in GIS implementation and are exceptionally experienced in Nebraska assessment systems. GISW is the only GIS Company in Nebraska that can provide the automatic database linking and other tools necessary to build a complete assessment GIS for Greeley County to ensure compliance with Property Assessment Division (PAD) mandates. We are the only GIS Company recognized by the Nebraska Association of County Officials (NACO). As you transition from State-assessed to County-assessed, the GIS will ensure you are providing equal, fair, consistent valuation of property in the most efficient manner possible.

GREELEY COUNTY NE

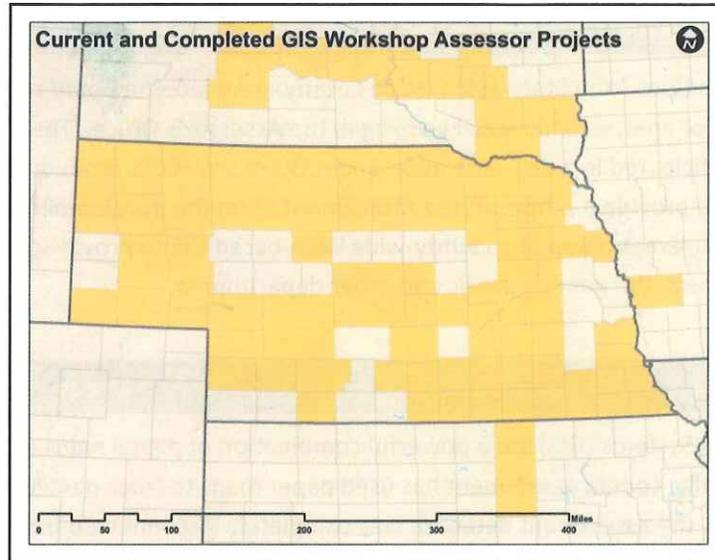


Figure 1: GISW is the most experienced Assessor GIS provider in the State

GISW is a full service GIS provider with a team of technicians ready to build your GIS. We will develop your GIS database, train your staff to use GIS information in their day-to-day workflow, provide unlimited support and develop internet mapping, or WebGIS, sites to make GIS more accessible to all your departments, real estate professionals and your constituents.

GISW specializes in developing GIS datasets and providing easy access to the data. Below is a list of key differentiators:

- **WebGIS – our product gives everyone ‘Google-like’ access to GIS data. No one else offers web access!**
- **Costs – our costs are lower because our experience translates into efficiency**
- **Training – we provide upfront and ongoing training to ensure clients can make use of their investment**
- **Support staff – we have a long list of satisfied clients who can attest to our excellent support services. We have a dedicated team of technical support staff ready and waiting on the phone.**
- **Experience – we are the most experienced GIS company in the State and it shows in the quality of our products and services**
- **Software tools – we have customized tools we use internally to quickly perform routine operations such as land use calculation, survey data entry, aliquot part splits, etc.**
- **CAMA integration – we are the only company with tools to link directly into assessment databases such as Tyler, TerraScan, MIPS and County Solutions.**
- **Complete package – we offer a turnkey solution including data conversion, data development data maintenance and the products to make the data accessible to everyone**

GIS Workshop, Inc. is the most experienced Assessment GIS provider in the State. We will become an extension of your staff. Our extensive expertise together with our specialized tools helps us provide superior products and services.

CLIENT SATISFACTION

Please ask our clients about our support staff, training services, how they use GIS on a day-to-day basis, do they use desktop or WebGIS, did GIS help with the recent soil conversion mandate, flexible payment options, oblique photos, etc. We are confident that you will hear our level of service is second-to-none. Here are direct quotes from a sampling of our Assessor clients after implementing GIS in their departments; they are a testimony to the fact that implementing GIS increases revenue through accuracy in land use calculations and decreases costs through enhanced efficiency and time savings:

- **Merrick County:** "We found 13,000 additional irrigated acres by matching up NRD data with GIS."
- **Pierce County:** "Our GIS paid for itself the first year" by identifying pivots, new buildings, etc.
- **Phelps County:** "We increased assessed acres through accuracy in land use calculations."
- **Cuming County:** "I have confidence in my valuations when dealing with property owners because we can SEE how the value was determined. I also use my land use calculator to compare deeded acres vs GIS acres to identify inaccuracies in assessment."
- **Colfax County:** "Our GIS has paid for itself many times over" by using GISW's oblique imagery along with GIS to identify new buildings and to correct land use.
- **Platte County:** "We reduced daily inbound phone call volume by 50-70% by having information available online – this has freed up my staff to work more effectively on critical projects."
- **Madison County:** "We are able to do from our desks things that used to require time in the field. This has resulted in both cost and time savings for my County."
- **Keith County:** "GIS Workshop staff always answers the phone right away. They are great with support and customer service. I have never heard a single bad thing about their service from anyone I have talked to."

DATABASE DEVELOPMENT AND INTEGRATION

GISW will do all the database development for Greeley County. We will rely on the Assessment staff for their local knowledge and our staff will do all the GIS development. GISW has developed a suite of desktop GIS tools that communicate with your assessment database and help us develop databases more efficiently than our competitors. **As an Esri (the leader in GIS technology) Gold Business Partner we know GIS better than anyone in the State.**

Once the GIS database is ready we will integrate the GIS data into your existing system. **We not only build the databases but we help you learn how to make them useful to you.** With our online meeting technology Greeley County staff can visit with our technical staff at any point to provide guidance or to view project progress from the comfort of your own office.

TRAINING AND UNLIMITED SUPPORT

We have a team of experienced and skilled technicians dedicated to keeping your GIS up-to-date. Complete training is provided in process flow of updates to the GIS, such as parcel splits or changes to land use and the use of the WebGIS site and accompanying tools.

GREELEY COUNTY NE

WEBGIS

GISW technology greatly increases the value of your GIS investment. We provide true GIS mapping, not just a database of derived information. Our WebGIS product makes your data available throughout the County without the need for expensive training and desktop software. County staff, real estate professionals, banks, insurance agents, potential businesses/residents and Greeley County residents have 24/7 access to assessment information. Easy access to data is great for economic development and reduces phone calls for assessment staff.

PROJECT APPROACH

The power of Geographic Information Systems (GIS) lies in the ability to overlay various datasets and perform complex analysis within a simple user interface. GIS Workshop specializes not only in building systems, but more importantly, helping clients leverage their investment to perform standardized, accurate assessment with limited staffing. Our training and support technicians provide proven results and our WebGIS site gives your constituents access to all their assessment information 24 hours a day.

GIS helps provide equitable and accurate assessment across the entire county. When State statute requires assessment changes, such as the recent NRCS soil conversion, GIS can automate the process of making universal changes to all parcels in the County. A county-wide soil conversion can be accomplished in a day with GIS and would take months to accomplish accurately with paper maps.

GISW will build the Greeley County GIS by:

- Converting the cadastral maps to a GIS layer
- Attributing Parcel Identification Number for each Parcel
- Developing a comprehensive land use layer
- Incorporating soil survey data

DATA DEVELOPMENT – BUILDING THE PARCEL GIS

REFINE PUBLIC LAND SURVEY SYSTEM DATASET

GISW will utilize all GPS corner control that the Surveyor provides. The system is constructed to incorporate new corner and quarter control the Surveyor may collect in the future. Incorporation of new survey control into the GIS over time will gradually “tighten” the accuracy of the GIS. The base dataset will utilize the Nebraska State Plane Coordinate System [NESPCS], NAD83 coordinate system (note: the Nebraska GIS Steering Committee and Nebraska State Surveyor recommend that counties use the NESPC system for assessment GIS).

GREELEY COUNTY NE

PAPER TO DIGITAL PARCEL BOUNDARY CONVERSION

GISW will collect and scan the rural assessment cadastral maps from Greeley County. The cadastral maps together with CAMA database information will be used to draw the parcel layer based on the data layer described above. An example of this process can be seen in Figure 2 below. *All available parcel information provided by Greeley County's previous relationship with Mitch Clark will be used. GISW has received the parcel data files from Mr. Clark and is in the process of analyzing the quality of the data. If significant portions of existing GIS data can be used during this new project, a discount will be reflected in the final cost of the project during the Scope of Work phase.*

ASSIGN PARCEL IDENTIFICAL NUMBER

After extracting the property boundaries from the scanned cadastral maps to create the digital parcel layer, GISW will populate the Parcel Identification Number for each parcel.

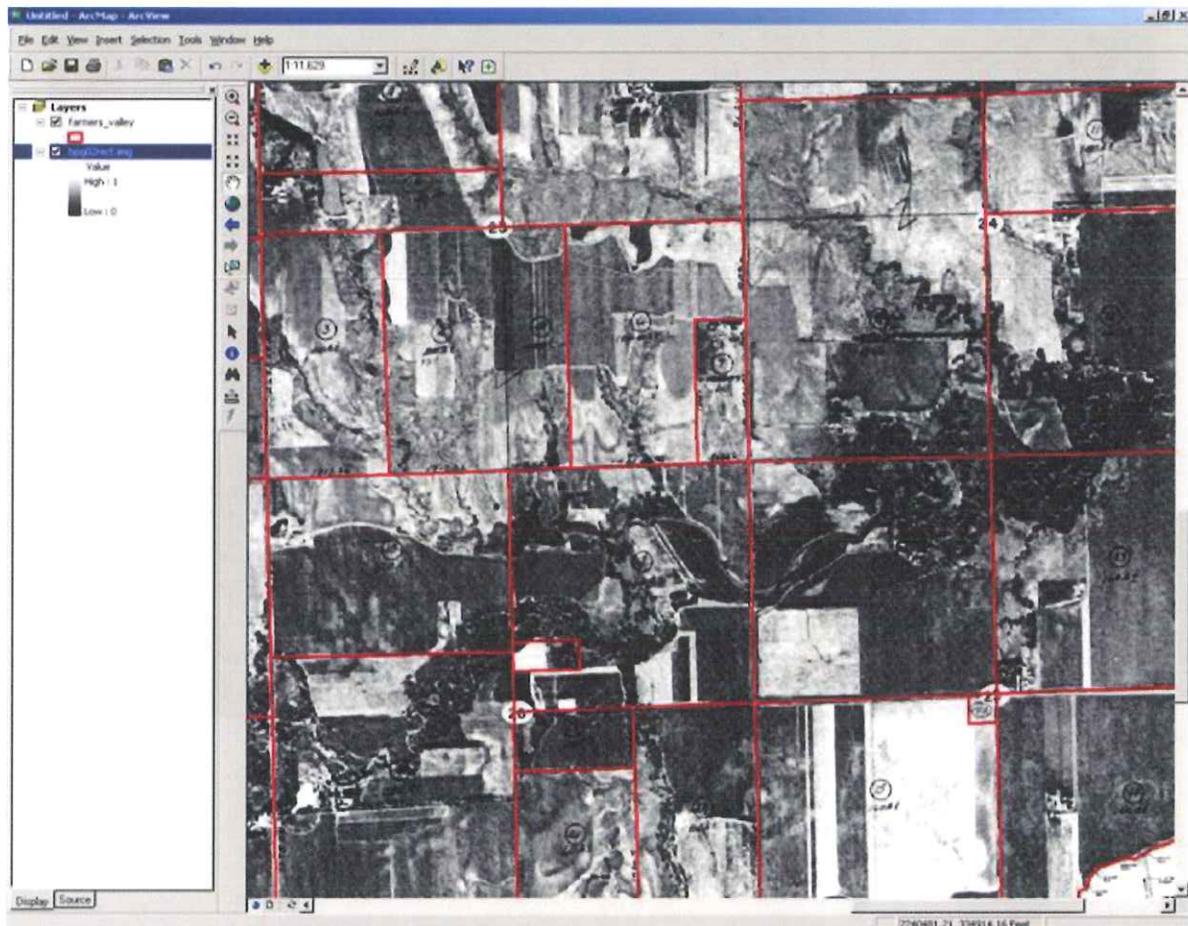


Figure 2: Scanned cadastral map with parcel lines digitized in red

GREELEY COUNTY NE

DATA DEVELOPMENT - LAND USE LAYER CREATION

Upon completion of the parcel layer, GISW will create the Land Use layer, which identifies the land use codes for particular areas of a parcel. GISW will identify the various areas of a particular land use, digitize the boundaries of that land use, and incorporate those data into the GIS for analysis and reporting. This layer will also be very useful for agencies such as your local Natural Resource Districts.

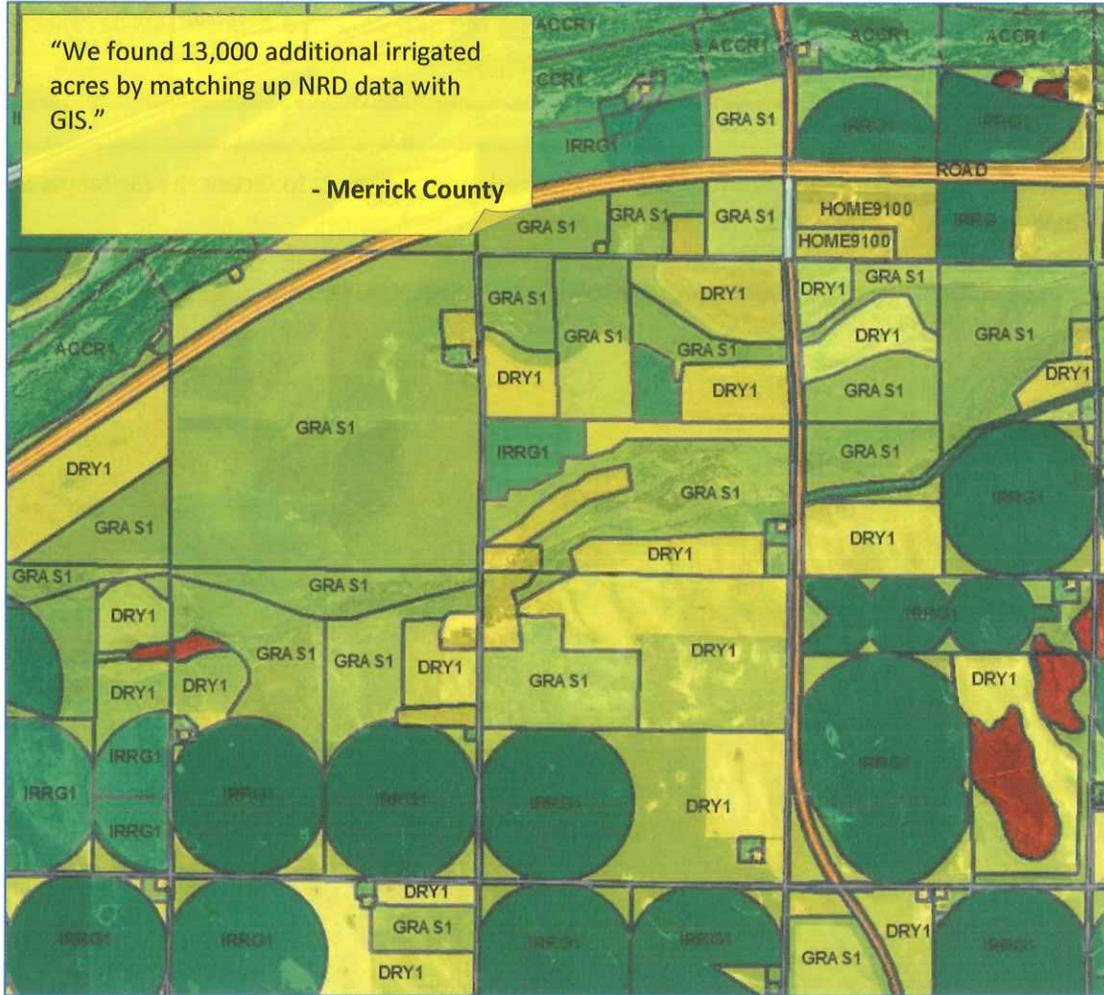


Figure 3: Example Land Use Map

GREELEY COUNTY NE

DATA DEVELOPMENT - SOILS LAYER

GISW will acquire the NRCS soils layers to display together with the parcel boundaries, land use layer and aerial photography background. The GISW Land Use Calculator Tool (discussed below) will help evaluate every parcel in the County. **This type of analysis is one of the most powerful benefits of assessment GIS, it would take months to recount all the soils manually!**



Figure 4: An example in Platte County showing the parcel lines (red), land use layer (transparent colors), and the soils (thin black lines), overlaid together for purposes of rural assessment acreage calculation

GIS DATA MAINTENANCE AND SUPPORT

GIS Workshop will edit and maintain all GIS data on our redundant servers. This frees up assessor department staff to concentrate on critical projects and issues. **This 100% maintenance web-based approach also eliminates the need for department staff to learn GIS software** – this will be important as the County transitions from State-assessed to County-assessed.

The County will be responsible for sending parcel splits and land use changes to GIS Workshop. County staff will be able to use the GISW WebGIS Land Use Calculator to estimate the value of a parcel split for a walk-in customers. GIS Workshop will download a copy of the Orion (or other CAMA system if a change is made) data file every 24 hours to ensure that these data are up-to-date on the GIS Workshop server. After an initial introductory period, an annual data maintenance fee will be due. See the Pricing Information section for more details.

GISW dedicated support staff is waiting to field your support call at all times during regular business hours.

GREELEY COUNTY NE

TRAINING

GISW will train Greeley County staff to use the GIS data. We provide a wide variety of training options customized to your needs. We support clients on a daily basis so we know what is important to you and how to make the GIS data useful. We will train staff how to use the WebGIS site via an on-line meeting after the site is operational.

WEBGIS

The WebGIS will make the assessment/appraisal information available to other County departments, city departments, real estate professionals and the general public. **Only GISW offers this type of web access to the GIS database in an easy to use interface that will become the foundation for information access at the County.**

The GISW WebGIS:

- Provides 24/7 access to public information for real estate professionals, general public and other city/county departments.
- The GISW Web GIS **REDUCES** the number of calls into the Assessor's Office, allowing staff to get on with the business of assessment. Our Assessor clients say it best: **Phelps County experienced a 50%-75% reduction in the daily call volume related to property tax issues. Kearney County estimated a 75% reduction in call volume when they went online!**
- Promotes information sharing amongst city/county departments and **reduces duplications of effort.**
- Provides the Enterprise GIS foundation so **other departments (roads, planning/zoning, etc.) may start using GIS technology more cost effectively.**

GREELEY COUNTY'S WEBGIS

GISW proposes to design and build an enterprise WebGIS for Greeley County in which other departments within the County will build upon and integrate with the assessment GIS foundation in the Assessor's Office. The system is designed to leverage the investment the County made in the assessment GIS to promote online GIS for multiple departments. If a County department is not "enabled" the icon is simply grayed out and unavailable.

The Assessor tab was the first step in setting up the enterprise WebGIS for the County. The tab will feature the data layers and tools specific to the needs of the Assessment staff and general public interested in assessment information. The Assessor tab shown in Figure 5 below illustrates such features as property search capability, a property identification tool and various map layers of interest to the Assessor and the general public. The WebGIS will allow anyone with Internet access to search for and look at maps concerning property ownership and sales information, assessment and appraisal data*, and any other data associated with future tabs. **(NOTE: an optional subscription-based version is also available to provide advanced information on a subscription basis.)**

GREELEY COUNTY NE

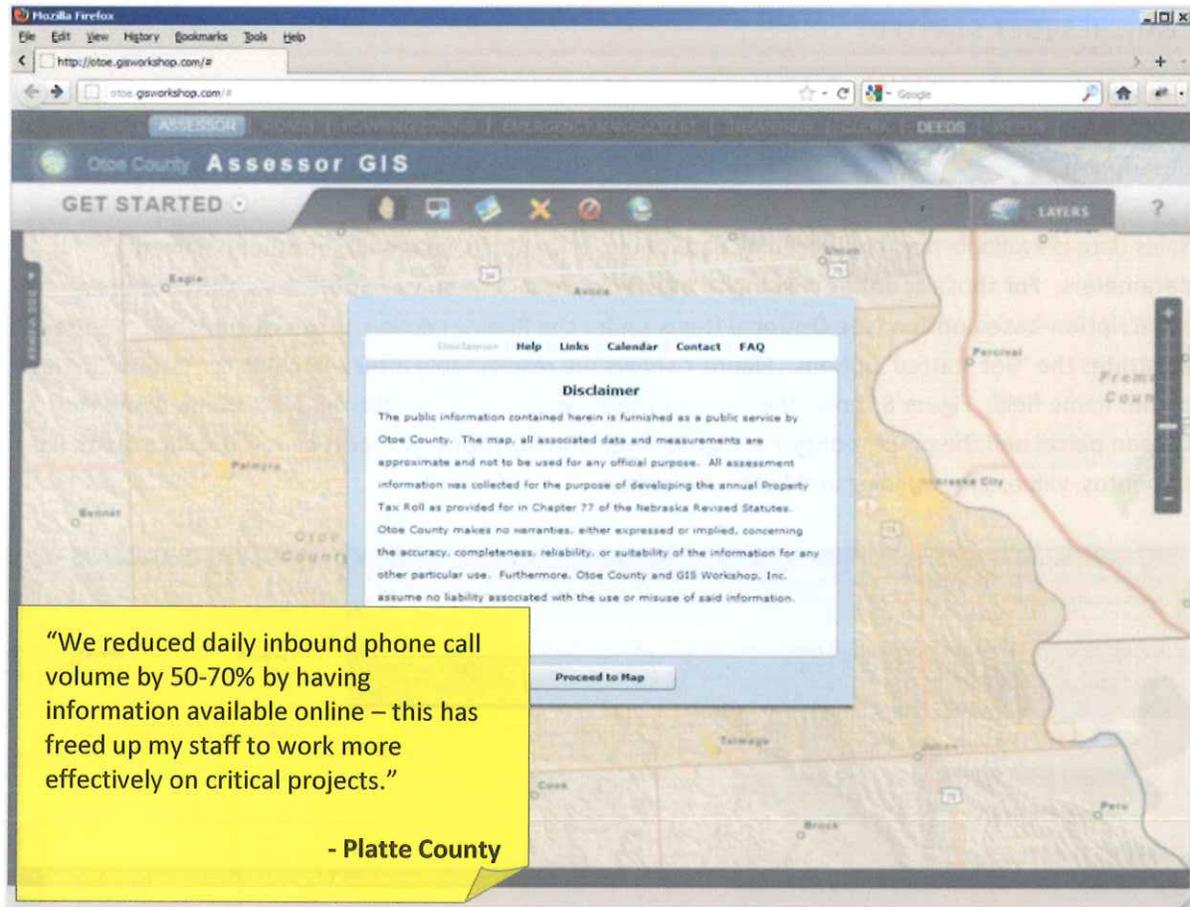


Figure 5: Opening screen (Assessor Tab) of GIS Workshop's Enterprise WebGIS for Ototo County, NE.

Additional tabs for this WebGIS project may include Clerk, Treasurer, Roads and Sheriff/Emergency Management. **These tabs, over time, will be enhanced to meet needs such as asset management and budget forecasting.** The beauty of WebGIS is that it grows with each Department and continues to become an even greater asset and tool over time.

ASSESSOR TAB DATA LAYERS

The default data layers include County parcels and public land survey system (PLSS) sections. The parcels will be labeled with their parcel ID (PID) when the user zooms in far enough for the PID to fit inside the parcel boundary. The PLSS section layer is mainly used to help with zooming to a specific section/township/range but it is available as a visible layer on the map.

The WebGIS opens to the Assessor tab with parcels and base map (includes road centerlines, political boundaries, and a shaded relief topography background) layers visible. The user can switch to a satellite view that includes 2010 FSA aerial photography.

GREELEY COUNTY NE

SEARCHES (GET STARTED)

Complete property and sales information is available within seconds via the search features. Under the 'Get Started' drop-down menu, find a property options include owner name, parcel ID, address, or legal description.

Sales data is available may be filtered by date range, price range, year built, or other pertinent parameters. **For those counties wishing to offer sales data on a subscription basis, GISW offers a subscription-based option (see Optional Items under the Pricing section of this document).** Figure 6 illustrates the 'Get Started' options. Figure 7 shows the results table after searching for "Smith" in the owner name field. Figure 8 shows the results of selecting a property. The map has zoomed into the chosen parcel and the parcel polygon is highlighted. The full property report card is displayed with links to photos, value, sale, building and land information.

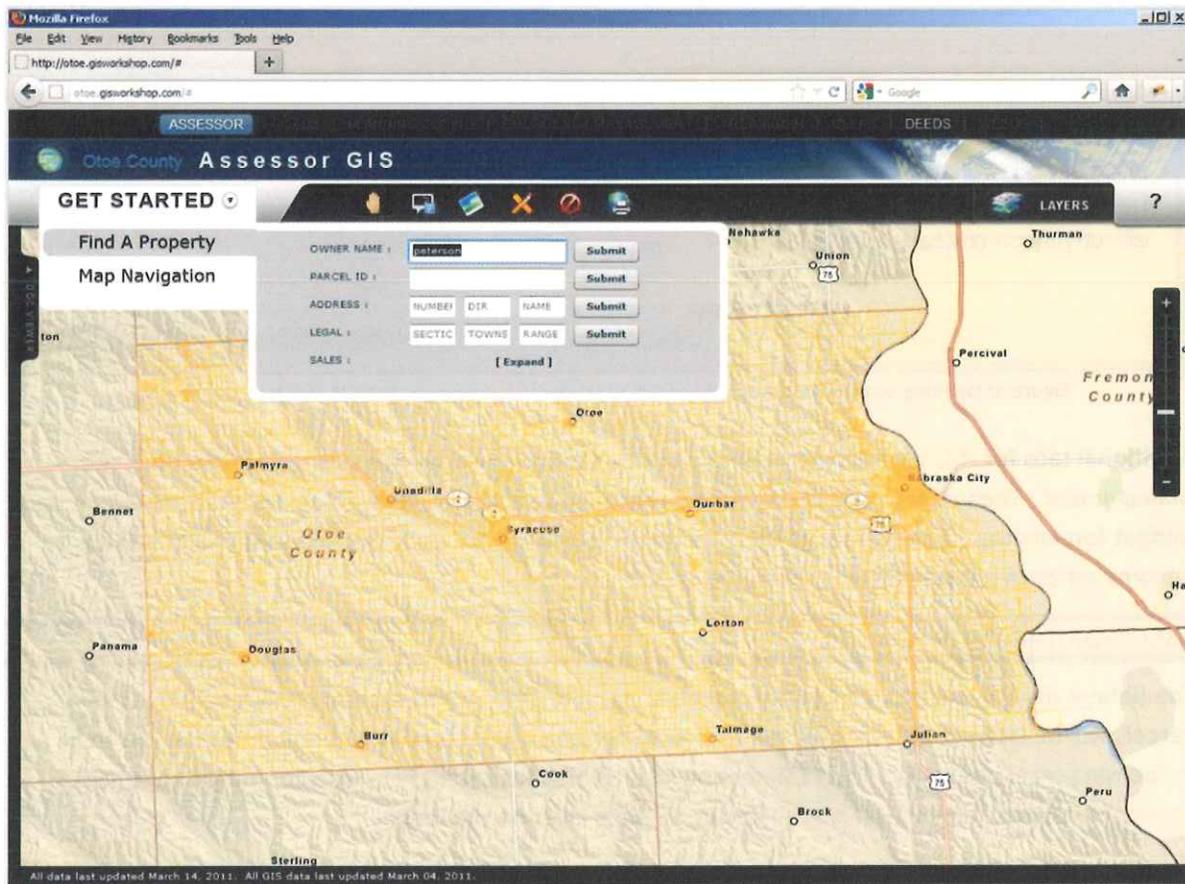


Figure 6: Assessor tab showing property search box

GREELEY COUNTY NE

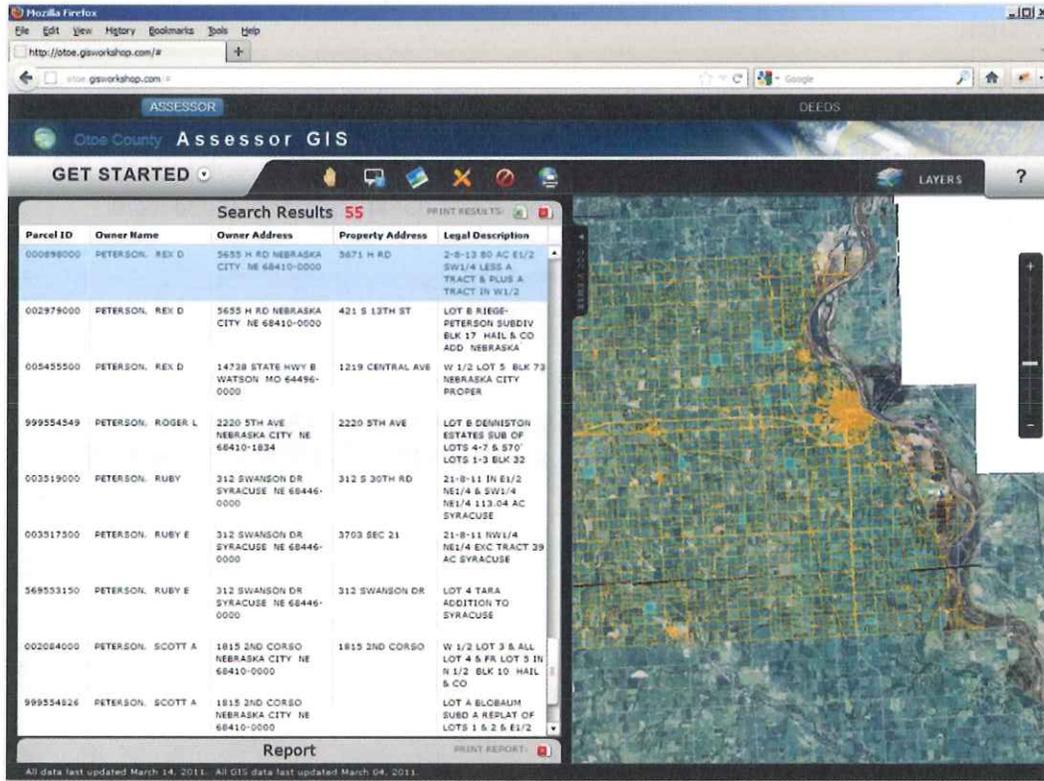


Figure 7: Property search results

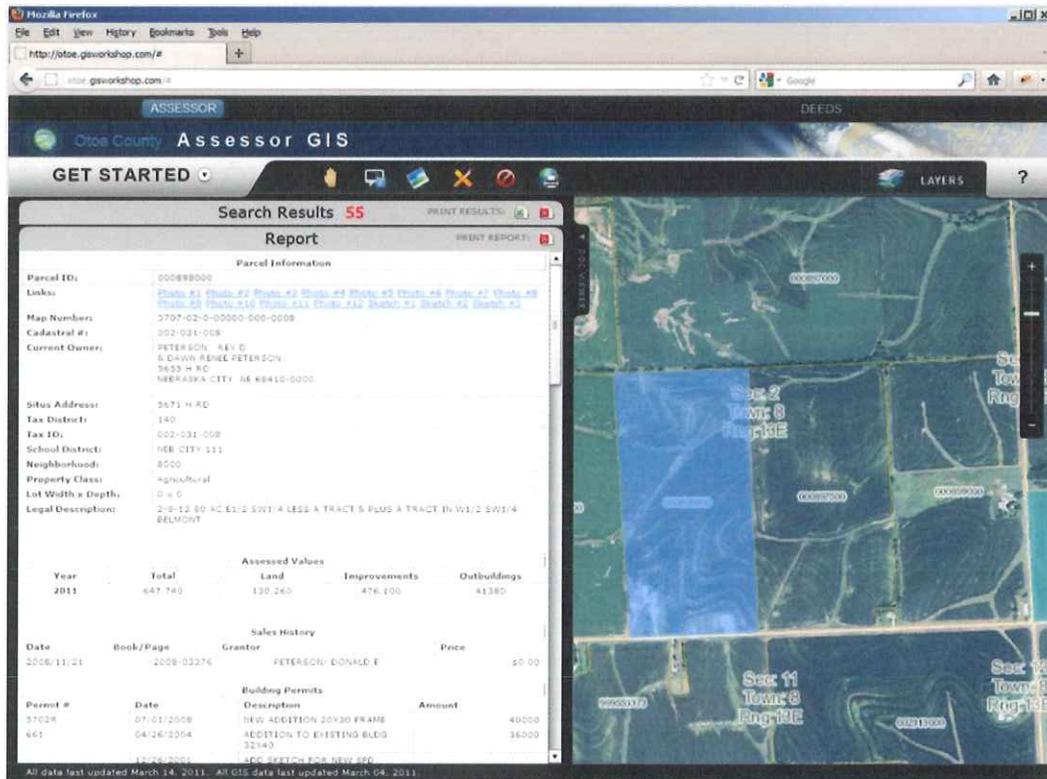


Figure 8: Property Record Card (note the map zoomed in and highlighted the chosen parcel)

GREELEY COUNTY NE

MAP NAVIGATION

A slider bar for general zoom in/out viewing is available at all times. Additionally, under the 'Get Started' drop down menu, the map navigation option allows the user to 'zoom to section/township/range'. Easy panning or the ability to move the map around is possible via the pan tool icon located in the toolbar. Figure 9 illustrates the zoom slider bar and pan tool (hand icon).

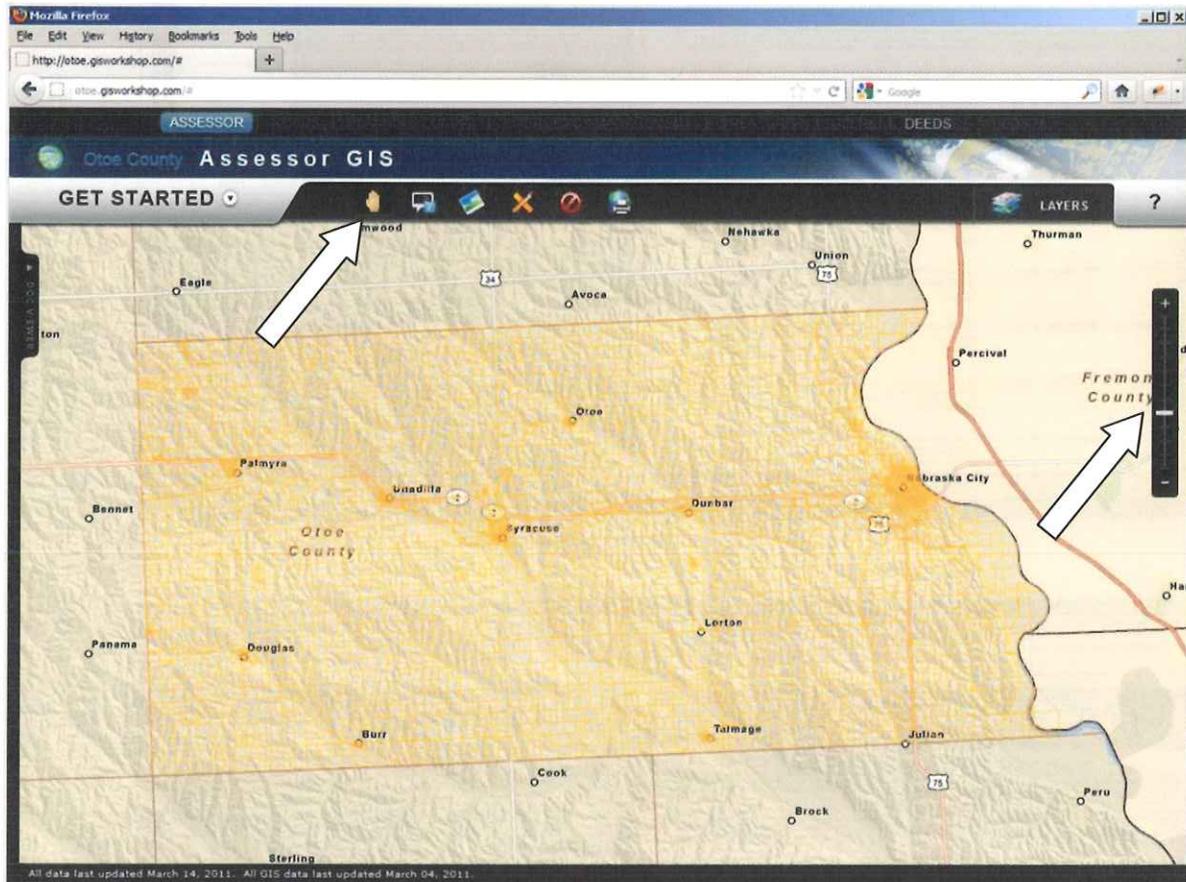


Figure 9: Zoom slider bar (right side) and activated pan tool icon (hand) in horizontal toolbar

Figures 10 and 11 illustrate the Map Navigation feature. The user enters a specific section/township/range and then the map zooms into the specified section.

GREELEY COUNTY NE

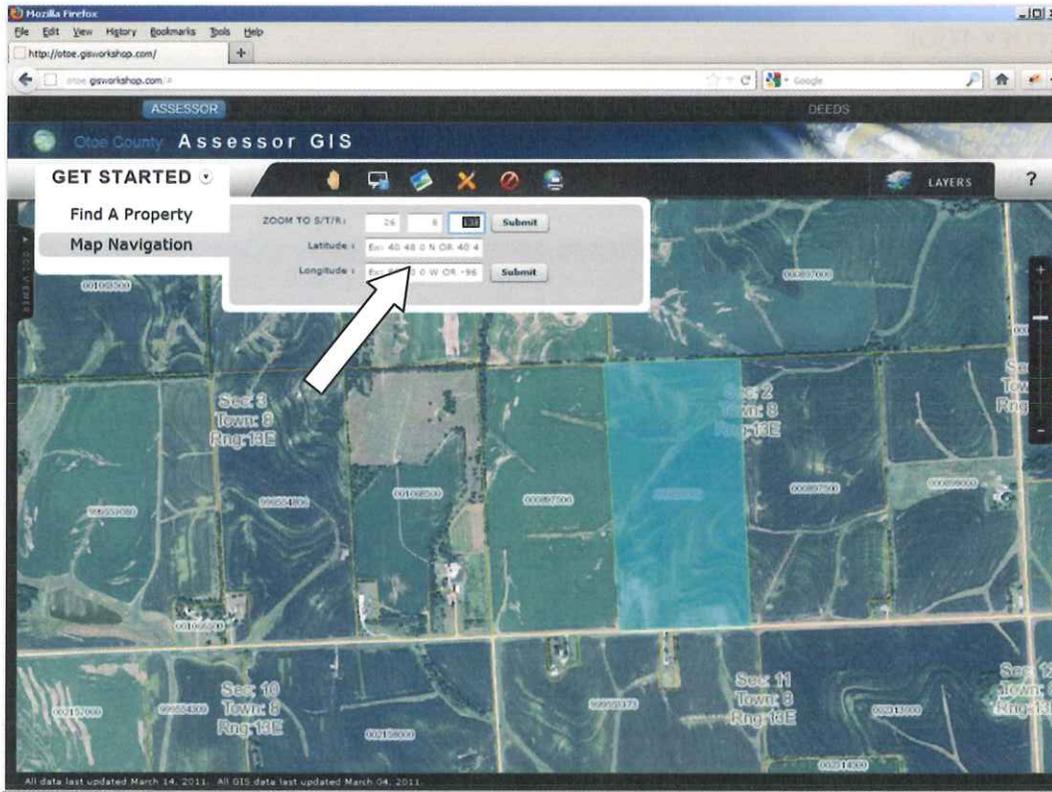


Figure 10: User enters section/township/range

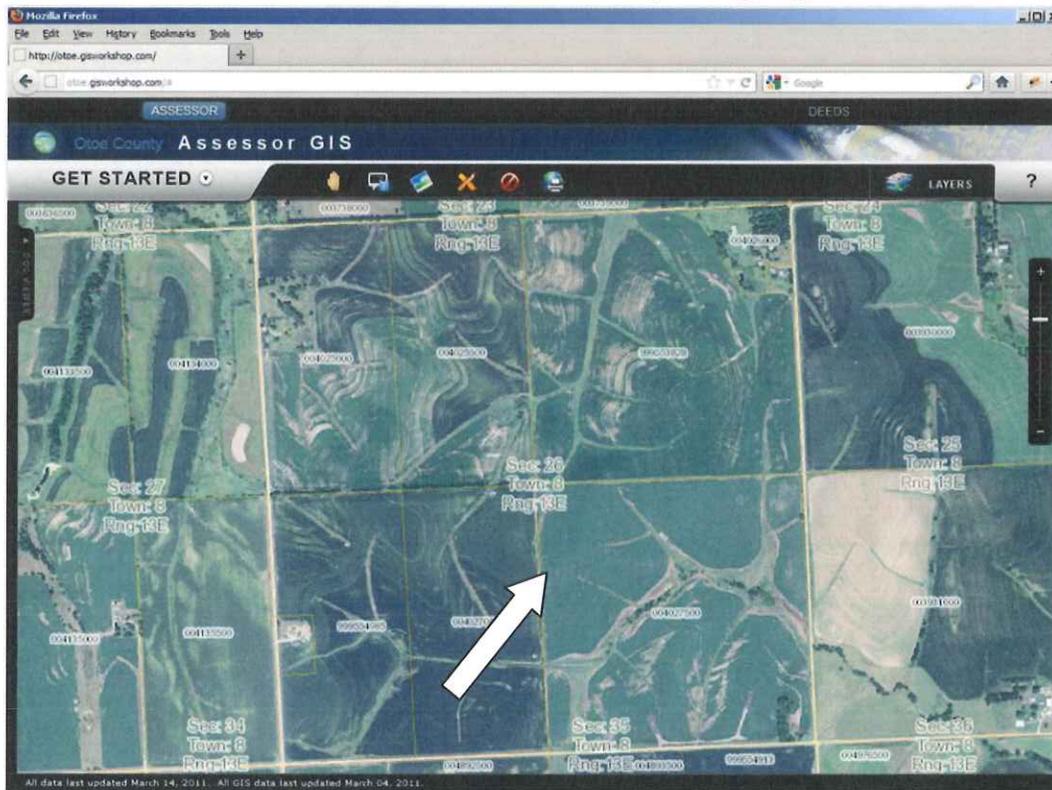


Figure 11: Application zooms into the specified section

GREELEY COUNTY NE

QUICK IDENTIFY TOOL

The Quick Identify Tool allows a user to click inside a parcel on the map to see a pop-up window appear with basic parcel, owner name, and address information. The Quick Identify Tool is shown in Figure 12 below. Property card information is also available through the tool.

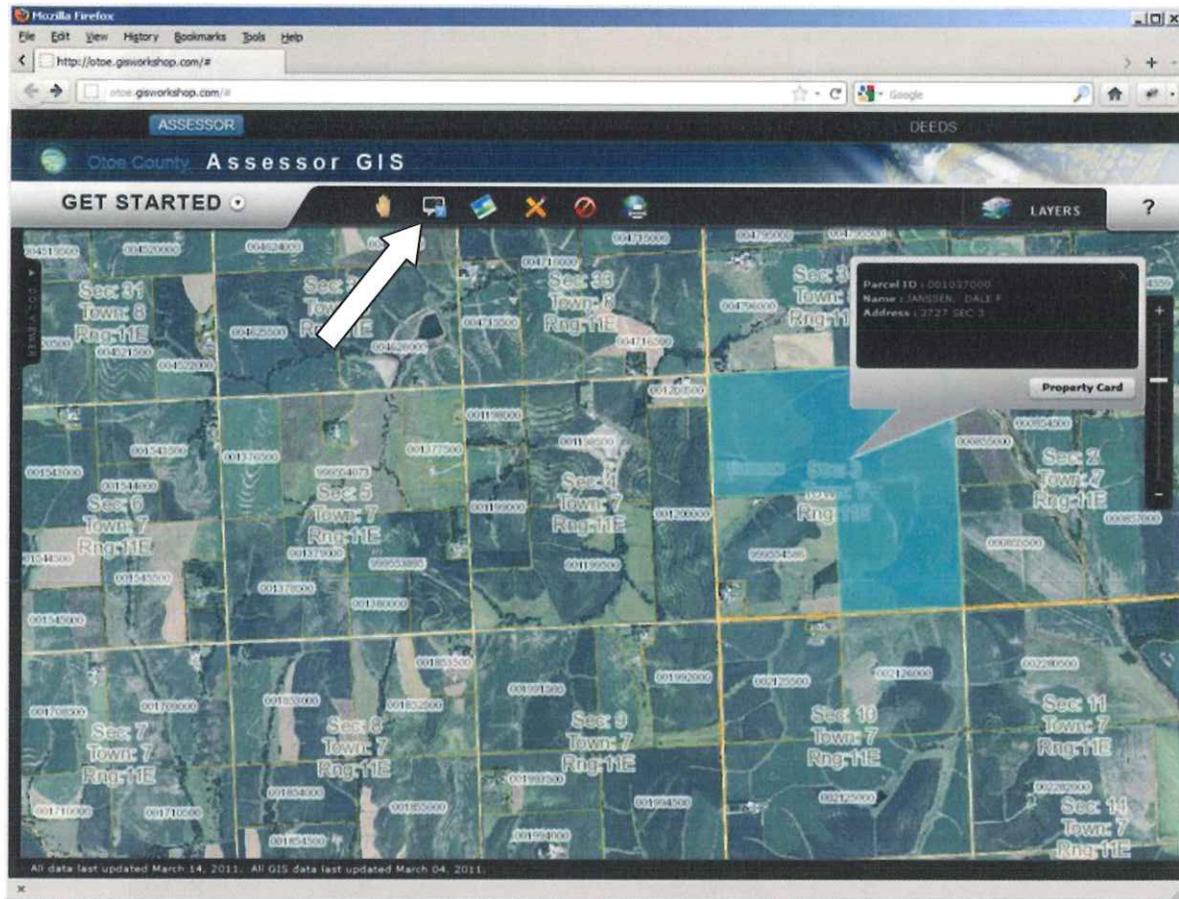


Figure 12: Activated Quick Identifier tool and information box result with link to Property Card

GREELEY COUNTY NE

PHOTO TOOL

The Photo Tool is a great way to view individual building improvements. The tool reads the assessment database for all available photos and sketches and displays them in a photo window. If GISW has flown oblique aerial photography for the County those will also be available in the photo tool.

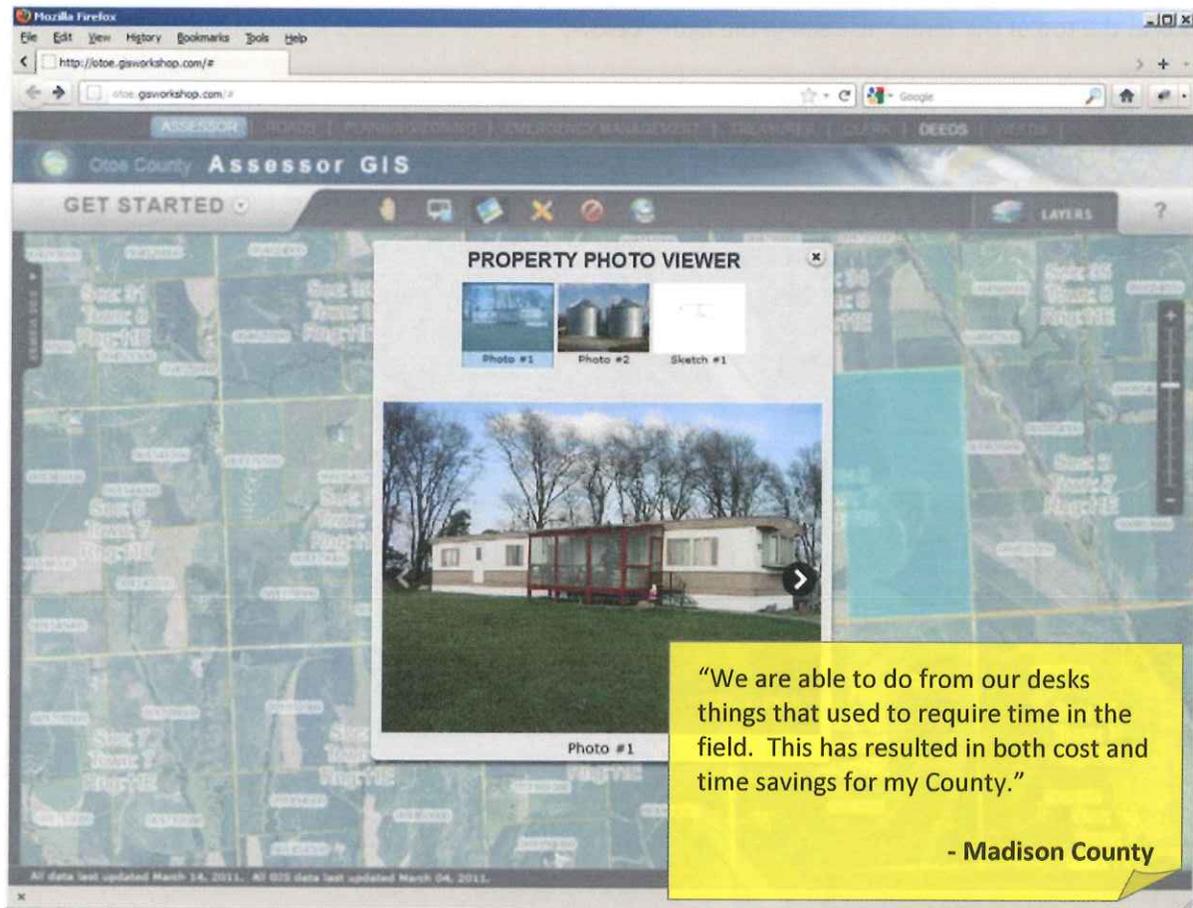


Figure 13: Property Photo Viewer Tool shows all available images from the Assessor's database

GREELEY COUNTY NE

MEASUREMENT TOOL

Length (feet, meters, miles, and kilometers) and area (acres, square feet, square meters, square miles, and square kilometers) measurements can be easily performed via the Measurement Tool. Using this tool, simply click at the starting point and double click at the ending point to measure a length or draw a polygon by clicking at each vertex location to measure the area. The total measurement appears in a box at the top of the screen as seen in the figure below.

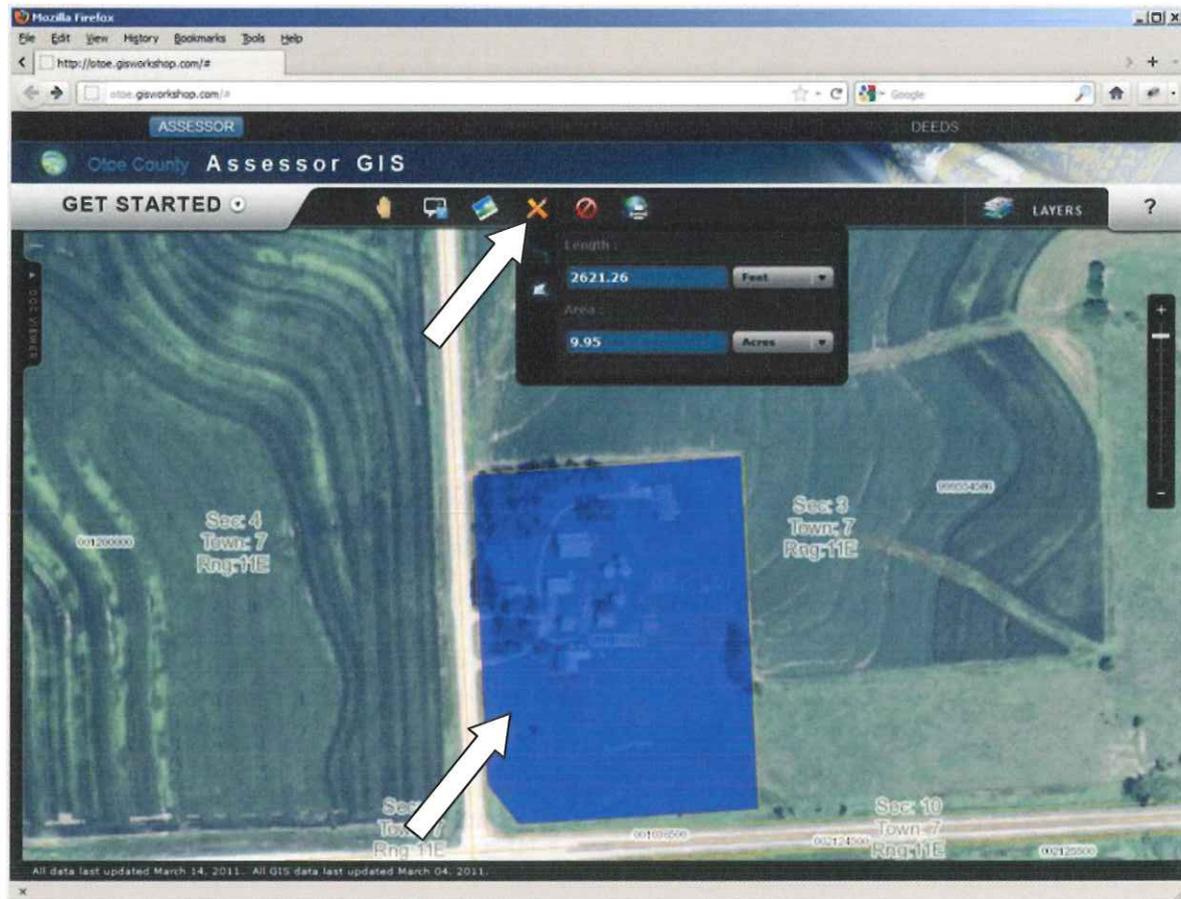


Figure 14: Measurement tool showing total length of the user-drawn line segment along the parcel boundary.

GREELEY COUNTY NE

LAND USE CALCULATOR

The WebGIS Land Use Calculator Tool is a powerful tool for fast and accurate evaluation. The tool is protected by a simple login feature and allows the Assessor's Office to quickly calculate land value and provided a detailed report of the acreage breakdown of each LVG code category.

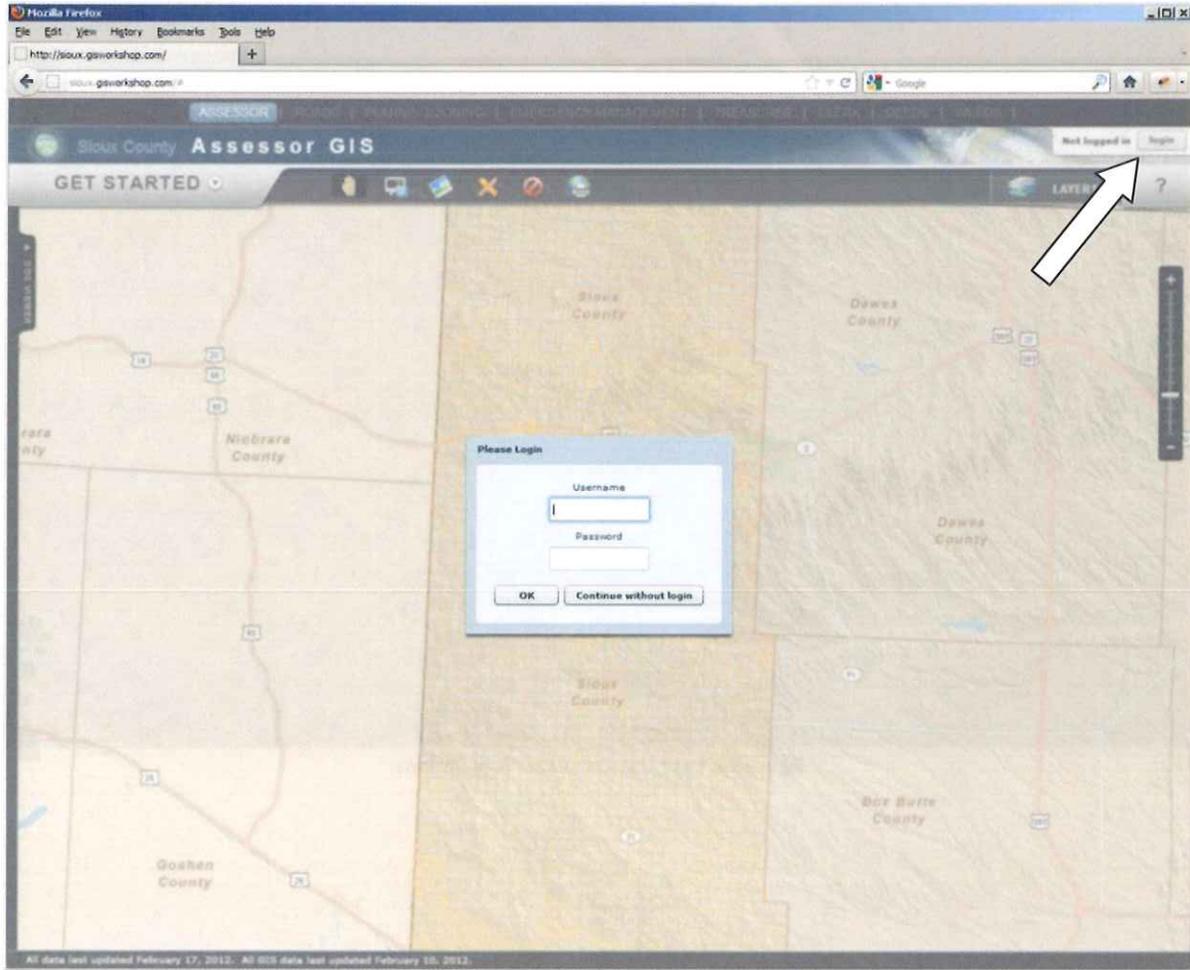


Figure 15: Login Screen protecting the Land Use Calculator Tool

GREELEY COUNTY NE

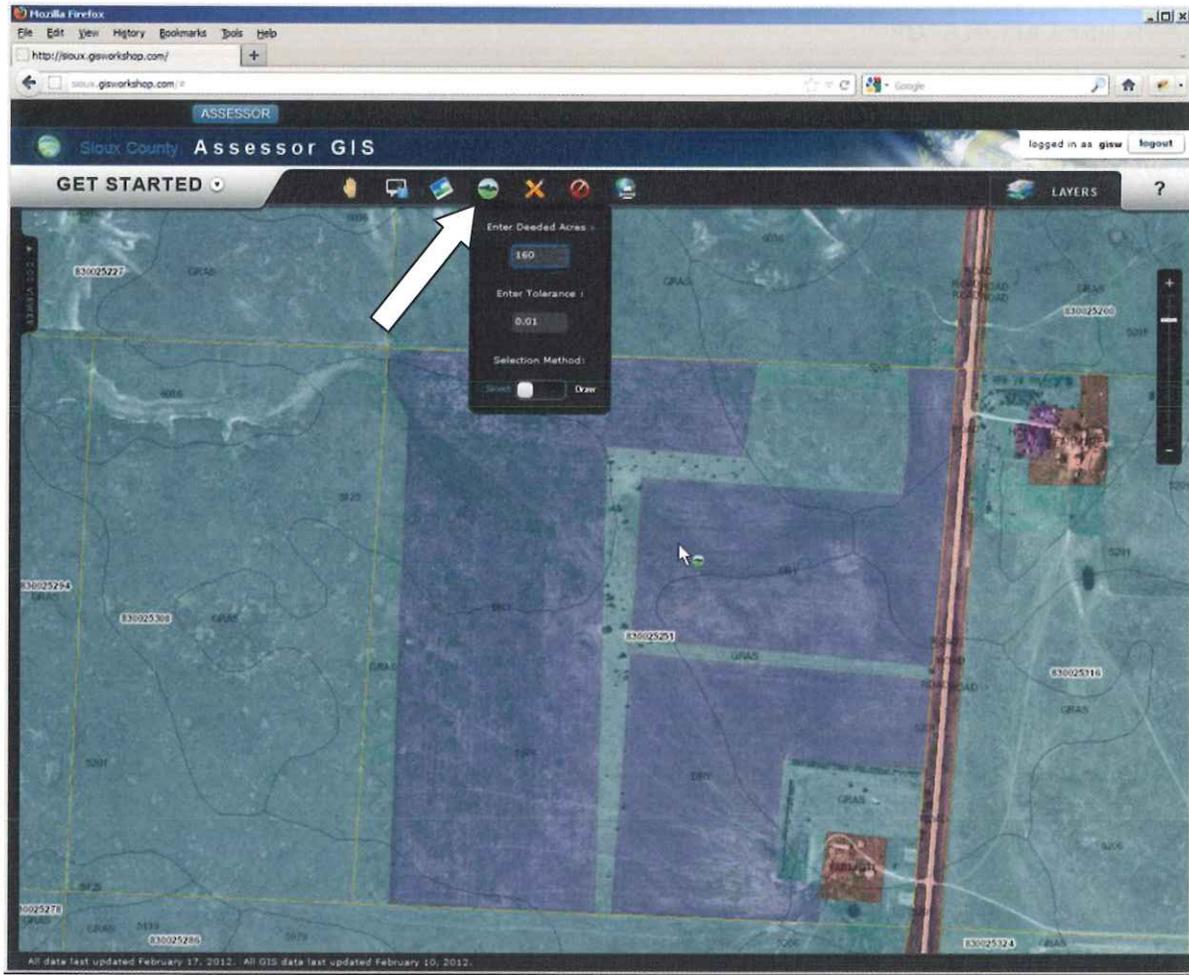


Figure 16: Land Use Calculator Tool options

GREELEY COUNTY NE

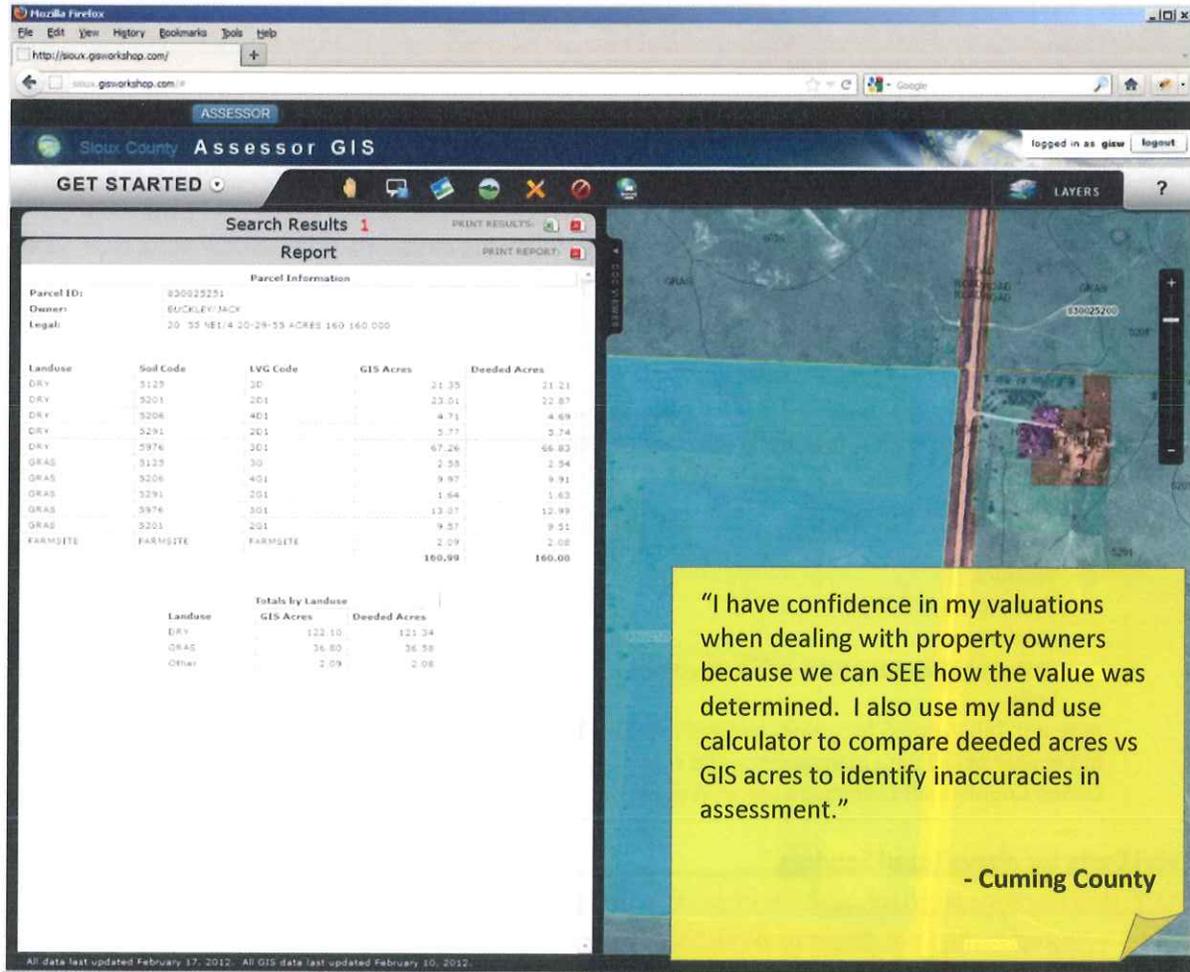


Figure 17: Land Use Calculator Report

SCHEDULE

The GISW team is ready to start the Greeley County Assessor GIS project after acceptance and receipt of a signed contract according to the tasks described in this proposal. We anticipate GIS project build-out and WebGIS setup completion before June 30, 2013.

GREELEY COUNTY NE

PROJECT COSTS

The following pricing and package is fully inclusive, providing the Assessor with everything needed for a fully functional assessment GIS. There are no hidden charges or expenses. The cost is based on the size of the County. Variations and/or additions to those tasks/features/service stated within are subject to additional costs. Any change orders must be documented and added as an addendum to this scope with the additional costs for said change order added to the following costs. **GIS WORKSHOP WILL NOT SEND A SINGLE INVOICE UNTIL THE PROJECT IS COMPLETE AND YOU ARE 100% SATISFIED WITH YOUR PRODUCT.**

<u>Services</u>	<u>Cost (\$)</u>
GIS Build-out Services and Assessor Tab on WebGIS, with Year One Maintenance	\$59,800

Deliverables:

- GIS layers
 - Parcels
 - Sections
 - Town lot/subdivision
 - Land use
 - Ortho-photography (Latest FSA imagery)
 - Soils
- Assessor Tab WebGIS featuring the Land use Calculator tool
- Initial year of GIS data maintenance and support
- Online County staff training on use of WebGIS

Total Costs for above listed Services	\$59,800
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NOTE: Any discount given for usability of existing (Mitch Clark) GIS data after analysis by the GISW team will be reflected in the final Scope of Work document.

FINANCING OPTIONS

GISW will deliver and install all systems upon completion. Delivery is unrelated to the payment schedule. Support fees are not financed or included in this potential scheme. **Use of our interest free financing options does not delay product delivery in any way.**

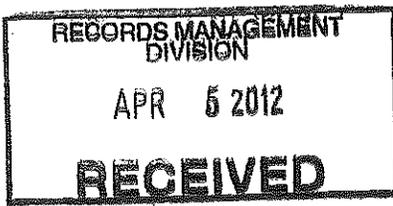
NOTE: Any awarded Grant funds will be applied to the total cost and payment schedule will be based upon the remaining balance. Remaining project balance may be spread over five years.

ONGOING ANNUAL MAINTENANCE AND SUPPORT COSTS

GIS Data maintenance by GISW for Assessor (effective July 2014)	\$4,800 annually
WebGIS maintenance by GISW (effective July 2014)	\$4,800 annually

OPTIONAL ITEMS

Additional annual maintenance for subscription-based option	\$1,500 annually
Subscription-based management tool	included

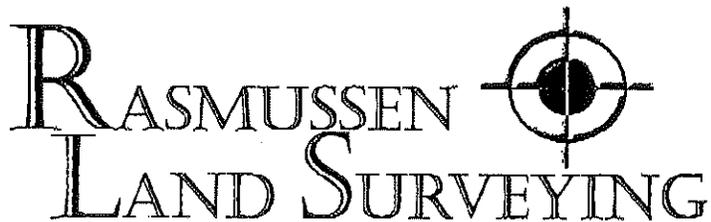


Nebraska State Records Board

**APPLICATION FOR STATE RECORDS BOARD GRANT
TO IMPROVE ACCESS TO PUBLIC INFORMATION**

ATTACHMENT 2:

**LETTERS OF COMMUNITY SUPPORT
FROM GREELEY COUNTY, NEBRASKA**



RASMUSSEN
LAND SURVEYING

85774 US Highway 281

O'Neill, NE 68763

Phone 402-482-5851 • FAX 402-482-5841

April 2nd, 2012

Nebraska State Records Board
440 S. 8th St. Suite 210
Lincoln, NE 68508

I have used the GIS/Property Lookup & Map Site Web Services in Holt, Valley and Antelope Counties extensively. Assessor records are a key component in the practice of legal surveying so the more assessable the records are the better. The ability to access the property data via these websites has saved my company and the counties I do work for numerous trips to the perspective courthouses, saving fuel, time and money. When county or city zoning is required on subdivisions we survey, we have used these GIS/Property Lookup Websites to compare and confirm the current deeds with tax roll information saving us again fuel, time and money and I have answered numerous "quick question" calls from clients with a click of my mouse.

This would prove to be, for me, a huge time and fuel saver as a trip to the Greeley County Courthouse is a 100 mile round trip.

Regards,



Steve Rasmussen
Greeley County Surveyor
Rasmussen Land Surveying

April 2, 2012

To: Nebraska State Records Board
440 S. 8th St. Suite 210
Lincoln, NE 68508

As employees of the Greeley County Assessor Office we would like to offer this letter of support and express the need for the GIS Website to be implemented here in Greeley County. We are a small department that is made up of two employees at the current time. With the possibility of getting the GIS grant it would add the ability for users to look up a name, address or legal description for the County this in turn would save a lot of counter conversation, phone calls and time spent pulling Property Record Cards for Owners-Real Estate Agents and other office traffic. We have a number of interruptions thru out the day and when we are busy with reports or one of us is out reviewing sales or viewing new improvements or on vacation that leaves one person to maintain the office. This would help this office tremendously. With the GIS system this would allow patrons of Greeley County and users of our office information the ability of 24/7 access that would free up our time for office tasks. Talking to other Counties that are using the GIS system already, they say it made a big difference in the office traffic. If implemented it would also allow for more County Offices to add on to the GIS system and allow more information to be shared.

We as employees of the Greeley County Assessor Office support this request for the GIS Website and feel that it would be of great benefit to the County. Please consider Greeley County for this grant.

Thank You for your time
Sincerely,



Charlotte E Murphy
Greeley, NE 68842



Joan M Goodrich
Greeley, NE 68842

*Office Of
Greeley County Treasurer*

Vicki E. Goodrich, Treasurer – Sharon Rosander, Deputy
P.O. Box 288 – Greeley, Nebraska 68842
Telephone 308-428-3535

March 30th 2012

To: Nebraska State Records Board,

Please consider Greeley County for the grant for the GIS website. It would save time and gas by allowing everyone to have access to records whether the court house is open or not. It would also be a collaboration of information between the city and county and also other government entities. It would also be of benefit to the Greeley County Treasurer's office to look up legal descriptions, identify tax districts and also look up parcels of property. Please consider Greeley County for this grant.

Sincerely,

Vicki Goodrich

Vicki Goodrich
Greeley County Treasurer

Greeley County Commissioners

P.O. Box 287
Greeley, NE 68842
(308) 428-2965

Leo Reilly
Chairman

Douglas J. Wrede
Vice Chairman

Michael Goldfish

March 29, 2012

To: Nebraska State Records Board

The Greeley County Board of Commissioners would like to express our support towards the Greeley County Assessor acquiring funds to assist in obtaining services from GIS Workshop.

Development of the GIS/Property Lookup & Map Site Web Service for Greeley County will be extremely beneficial to the Greeley County Officials, as well as to the general Public.

The demand for fast, easy access to public information is always increasing and the ability to access information online 24/7 is an important factor to the Public. Online services are not only convenient, but save individuals time and money in travel expenses they would normally incur.

Providing quality services to our Taxpayers is important to us, but obtaining funding for these services is always an issue for a small county. It is our opinion that this GIS project is money well spent as it will provide an invaluable service to our County Officials as well as to the Public.

Sincerely,



Leo Reilly, Chairman
Greeley County Board of Commissioners

Lois Nordhues
Deputy County Clerk

Mindy A. Grossart
Greeley County Clerk
P.O. Box 287
Greeley, NE 68842
Phone (308) 428-3625
Fax (308) 428-3022

Monica Carraher
Office Clerk

March 29, 2012

To: Nebraska State Records Board

I would like to take this opportunity to express my support towards Greeley County's Grant Application for obtaining services from GIS Workshop.

Online services are becoming increasingly important to the public for accessing information at their own convenience. Information online can be accessed from a taxpayers home at any hour, providing them the flexibility they desire and saving them time and expense in travel to the Courthouse.

As a County Official, I have found in my own office that computer based and online information enables me and my staff to serve our customers much more quickly and efficiently than searching through our records manually. Customer satisfaction and office productivity have greatly increased as we continue to improve the access to public information.

I believe the GIS/Property Lookup & Map Site Web Service will benefit the Assessor's office much in the same manner and will be a valuable resource to other County Officials as well as to the public. Therefore, I offer my support to the development of the project.

Sincerely,



Mindy A. Grossart
Greeley County Clerk



March 30, 2012

Nebraska State Records

RE: Letter of Support
Greeley NE

Ladies and/or Gentlemen:

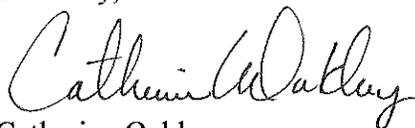
On behalf of FIVE POINTS BANK of Grand Island, Nebraska, we are greatly in favor of supporting the grant being offered by the Nebraska State Records Board to improve access to public information for Greeley County, Nebraska. We use similar sites from other counties on a daily basis. It would be very helpful and less time consuming for the information to be on-line for easy access.

- We look for GIS/Property locations on the sites we have from other counties. Thus, we totally support the Greeley Map Site Web Service.
- We use the GIS/Property to look up properties, Deeds of Trusts, Deeds of Reconveyances, assessed value of property, correct legal descriptions, etc.
- It is important to our bank to be able to access this site 24/7 as we have many real estate closings for which this information is needed in a timely manner.
- This site would save our bank money as we can obtain such information ourselves on line rather than driving to the county courthouse, or having a title company research it for us.
- The opportunity for future collaboration between the city and county would definitely be a benefit to us to have joint information.
- It would also be beneficial for us to have other government entities share their information on-line as well. It saves us time, energy, money, and frustration if the information we need is at our fingertips, rather than having to wait for answers before we can proceed on a loan.
- In reiteration, please know that any access to this information, preferably collaboration between city/county, all data sharing, being available 24/7, allows us to be more efficient, and saves us time and money. We can be much more productive in our business. And lastly, we would not be wasting time and gas to drive to the courthouse to obtain the information we need.

We greatly appreciate this opportunity to give you our insight as to how this on-line access would be greatly used and how helpful it would be in our business.

Should you have any questions, please give me a call at 308/384-5350. We look forward to Greeley County receiving these funds to assist in developing a new GIS Website for public use.

Sincerely,

A handwritten signature in cursive script that reads "Catherine Oakley". The signature is written in black ink and is positioned above the printed name and title.

Catherine Oakley
Asst. Vice President

CA/mo



STATE BANK *f* SCOTIA

P.O. BOX 325
TEL: 308-245-4201

SCOTIA, NEBRASKA 68875
MEMBER FDIC

March 30, 2012

To: Nebraska State Records Board:

This letter is to convey our support and encouragement for the development of a new GIS Website for Greeley County.

We use this type of service frequently in the banking business to research tax records, assessments, legal descriptions and general property information. An advanced website will substantially expedite our work, some of which is done while our customer is waiting.

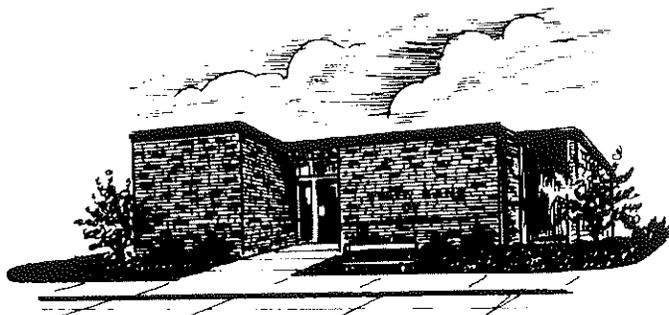
Our bank has a small number of staff members. It can be quite disruptive when one of us has to take 45 to 60 minutes during business hours to travel to the courthouse in order to research matters that should be available on the new website.

I hope the project will be able to move forward as it would definitely help our business and, I am sure, a number of others who utilize this information.

Sincerely,

A handwritten signature in cursive script that reads 'Scott E. Emmett'.

Scott E. Emmett, Executive Vice President
State Bank of Scotia





Nebraska Central Telephone Company
Nebraska Central Telecom, Inc.

22 LaBarre St
PO Box 700
Gibbon, NE 68840-0700

Phone: (308) 468-6341
Fax: (308) 468-9929

www.nctc.net

Date: March 30, 2012

Nebraska State Records Board
c/o Joan Goodrich
PO Box 247
Greeley, NE 68842

Via email to: joan.goodrich@nebraska.gov

Re: GIS Website Grant – Greeley County

This correspondence is to express Nebraska Central Telephone Company and Nebraska Central Telecom, Inc. support of the grant application of Greeley County for funds to develop a new GIS Website.

The Nebraska Central companies provide telecommunications, broadband, and cable television services in parts of Greeley County. Having 24/7 online access will help us become more efficient in researching and identifying service locations, roads, and other public rights of way in the county in our daily business activities. This will be particularly helpful should outages or disasters occur outside of typical business hours when the courthouse and other government offices are closed, allowing us to be more responsive to Greeley County residents and our customers.

Implementation of the new system should save the county and its patrons money which is becoming more and more important due to the pressure on state, county and local budgets to operate more efficiently.

Sincerely,

A handwritten signature in black ink that reads "Andrew D. Jader". The signature is written in a cursive style with a long, sweeping underline.

Andrew D. Jader
Vice President - Administration

TAYLOR REALTY & APPRAISER

420 Main Street
Neligh, NE 68756

Phone 402-887-4811
Fax 402-887-4811
bennie@taylorrealty.net

March 30, 2012

Nebraska State Records Board
P. O. Box 247
Greeley, NE 68842

Dear Joan:

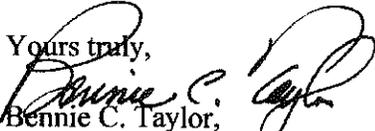
I am a Nebraska licensed General Certified Real Property Appraiser and also a Registered Abstractor. My base is Neligh, Nebraska, in Antelope County. Assessors office in Neligh was one of the first counties to have a GIS system. This has been a great assistance for myself and my staff. Before the GIS system, my office employees and myself spent a considerable amount of time looking up assessment information and making copies. We also had to check in the County Clerk's office for ownership. This can now be done by going to the assessor's web. That site will also show the amount of the real estate taxes, which is a great help for doing appraisers.

An appraisal was completed recently in Greeley County. I did research the records for ownership, checked the taxes and then checked for comparable sales. I did not check the assessor's file for property to be appraised and get copies of information for the comparables. Back at the office, I looked for the web site and was surprised that Greeley county did not have a GIS system.

Most of the counties in the area that I work do have GIS systems. In my opinion, this is a must. These systems do save me a considerable amount of time, travel and is very convenient. Recently I have had offers from several banks and loan companies to bid on appraisals. The GIS sites are a great help in determining the type of property, land use, (being irrigated, dry or grass), and also if there are any improvements.

I am a strong supporter of the GIS systems. This needed for any of the counties that do not have the system at this time.

Yours truly,


Bennie C. Taylor,

General Certified RPA Appraiser

Greeley County Attorney
P.O. Box 328
Greeley, NE 68842
(308) 428-5020

April 2, 2012

Nebraska State Records Board
440 S. 8th Street Suite 210
Lincoln, NE 68508

RE: Greeley County GIS/Property Lookup and Map Site Web Service Grant,

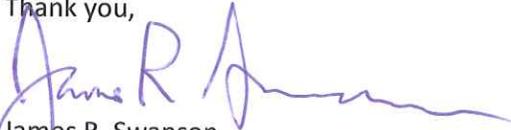
Nebraska State Records Board,

I am the Greeley County Attorney and I wish to express my sincere desire to see the Greeley County Assessor obtain a Grant to assist them in building a web site to allow our office quicker and easier access to the Greeley County Assessor's records.

As a county attorney, it is often necessary to know who owns a piece of property and other information which is often available from the Greeley County Assessor's Office. Law suits, criminal cases and other cases often times need the above information. Being able to get those records online would make my job much easier and make it possible for me to get that information more quickly and focus on the legal issues in a case.

Greeley County, like I mentioned earlier, has a small population. Obtaining web services is very difficult for a small County like this in these difficult economic times. Greeley County is working to become more open and available to the public, and this website will help us immeasurably in reaching that goal.

Thank you,



James R. Swanson
Greeley County Attorney

04/02/2012

Nebraska State Records Board

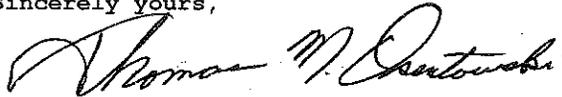
RE: GIS/Property Lookup & Map Site Web Service

To Whom it may concern,

I am a Licensed Real Property Appraiser who would greatly encourage the continuation and grant for the GIS for Greeley County, Ne. It is a beneficial feature for many to have this service in our rural area. As an Appraiser, for over 15 years, for rural areas in North Central Nebraska, with no MLS option, it is of considerable convenience to be able to have a 24/7 service for information when researching county properties. It saves greatly on drive time, gas and thus money to have access to a public website with this kind of information. In past years, prior to GIS, I have traveled to County offices, only to hope to find sales or comparable properties necessary for my Clients research. It increases my production and allows me to be more efficient as viable information can be readily accessed without making unwarranted trips to County offices. It is not only for appraising use that it is useful, I have known many parties that have accessed information for their own personal or business use and have instructed them how to access this site. In this day and age of information the collaboration between counties and cities the service it provides would be vital for dissemination of such information to and from each entity.

I would hope that the GIS would continue in rural areas like Greeley County as it is the only viable 24/7 public access to rural county property information, it is very useful and a necessary tool for many in the community.

Sincerely yours,



Thomas M. Osentowski NE L280176

April 2, 2012

To: Nebraska State Records Board
440 S. 8th St. Suite 210
Lincoln, NE 68508

As a past president and a current member of the Greeley Fire and Rescue Department for Greeley I would like to express the departments support and express the need for the GIS Website to be implemented in Greeley County. We are a small department that is made up of all volunteers with no paid positions. When we are paged out for a rescue, fire or weather related call we are given the 911 addresses as a location. At times they are hard to locate in the rural area. With the haste and need to get there in a safe and reasonable time frame the ability to look up a name, address or legal description that has the location maps attached would be of great benefit to our department. We have had calls where the communication between dispatch and the vehicles would have been very helpful to have been collaborated with other County/State services, such as with the Sheriff office and other Fire and Rescue Departments in our County. We have on numerous accounts helped other departments within our County and also neighboring Counties with fire and rescue assist calls. With the GIS system this would allow a faster response time. The ability of 24/7 access would greatly enhance our service as the calls come anytime day or night and would be beneficial to the Community and surrounding area, and perhaps even saves lives.

We as a department support this request for the GIS Website and feel that it would be of great benefit to the County. Please consider Greeley County for this grant.

Thank You for your time
Sincerely,



Joan M. Goodrich for Greeley Fire and Rescue
300 East Wicklow Avenue
Greeley, NE 68842
308-428-3485

SCOTIA, NE. 68875
APRIL 2, 2012

TO: NE STATE RECORDS BOARD

FROM: CHARLES E. BEEBE
P.O. Box 276
SCOTIA, NE. 68875-0276

I AM VERY INTERESTED IN THE DEVELOPMENT OF
A GIS WEBSITE FOR USE IN GREELEY CO.

THIS WEBSITE WOULD SAVE ME MILES AND TIME
BY HAVING THIS SERVICE 24/7.

MY INTEREST IS BOTH BUSINESS AND CIVIC CONCERN,
I AM INVOLVED WITH REAL ESTATE AND HAVE
SERVED ON THE SCOTIA VILLAGE BOARD AND
THE NORTH HOUP-SCOTIA SCHOOL BOARD.

THIS WEBSITE COULD PROVIDE VALUABLE
INFORMATION AS TO TAX BASE, LAND VALUATION-
BOTH FOR VALUATION CONCERNING SALES AS WELL
AS ANTICIPATED TAX INFORMATION FOR BUDGET
PURPOSES, ESPECIALLY WHEN AVAILABLE 24/7.

IT WOULD ALSO SAVE THE ASSESSORS OFFICE
VALUABLE TIME.

Charles E. Beebe
CHARLES E. BEEBE

GREELEY COUNTY WEED CONTROL
PO BOX 53, GREELEY, NE. 68842
PHONE 308-428-5955

04/02/2012

Nebraska State Records Board

Dear Sirs:

This is my letter of support for the GIS/Property Lookup & Map Site Web Service.

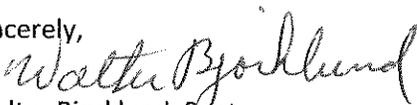
In the course of doing my job of weed control in Greeley County, I am constantly looking up who owns a particular parcel of land, as my authority rests only with the land owner. I work part time, and only on my time. That means I normally work late in the afternoons. Having access to the county data 24/7 will save me a tremendous amount to time and travel. I make my inspections and then do the contacts with the landowner. By this time of day the courthouse is closed, and I must wait until the next day, when I could be out making more inspections. If I have 24/7 access to the county data I do not need to go to the County Assessor and take up their time or mine.

Having access to this kind of data would make sharing data between my office and The Nebraska State Department of Agriculture, as required by law, about the levels of noxious weed infestations and their locations a whole lot easier and much more accurate.

This web service will save me a lot of time, money, and travel, which will in turn save tax money. There are several new uses for sharing data on a larger scale being developed within weed management. I whole hearted support the use of this new web site in Greeley County.

Thank You.

Sincerely,


Walter Bjorklund, Supt.

Greeley County Weed Control

Sweeney Auction & Realty, Inc.

Chuck Sweeney, Broker
Rt. 1, Box 30 • Greeley, NE 68842



Phone (308) 428-5971
www.sweeneyauction.net

Apr. 3, 2012

To: Nebraska State Records Board

I am a business owner in Greeley and I would like to add my support for Greeley County obtaining a new GIS Website for public use.

As you can tell I'm in the Real Estate business and the counties that have this type of website now it is MUCH easier to use to find property and ownership records. This website is MUCH easier to access information and it really allows me to save time and money (travel) and helps everyone to be more productive in our work.

I believe this will also allow for future collaboration between the county and the cities within its borders to share information and also with other government organizations.

Thank you for your consideration in this matter.

Sincerely;


Charles L. Sweeney

Martinsen Appraisal
200 West Maple-POB 182
Elgin, NE 68638 (402-843-5791)
Web Site: www.martinsenappraisal.com

April 3, 2012

Joan Goodrich
GIS Coordinator
POB 247
Greeley, NE 68842

Dear Joan (or who it may concern):

This letter is to provide support for a grant of the GIS/Property Lookup & Map Site Web Service. I have been around the appraisal industry since 1998. I specialize in residential and agricultural appraisals. There have been many changes in our industry over the years. The GIS system is a valuable tool for us and anyone in the real estate business. This system provides valuable information 24/7 in a 24/7 world. This system also cuts back on time for Assessor offices. This gives these offices more time to do their work and less time on the phone answering questions of Real Estate Professionals about properties. Access to this information & Data sharing available 24/7 allows my office to be more efficient saving time and money, allows me to be more productive and saving time and gas not wasted driving to the courthouse.

If you have any questions regarding this information please feel free to give me a call.

Sincerely yours,



Chad Martinsen
Certified General Appraiser

Greeley County Planning and Zoning Department
Greeley County Courthouse
P.O. Box 21
Greeley, NE 68842
308-428-9924

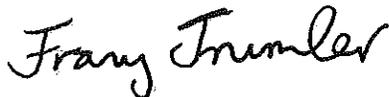
April 3, 2012

To: Nebraska State Records Board

As the Zoning Administrator for Greeley County I have full support for the GIS/Property Lookup & Map Site Web Service. In my department, we have to notify landowners within 1 mile of a site applying for a permit and we put in many hours trying to locate all the addresses. Access to the GIS would be more efficient because it would allow the applicant to do this part of the process from their home, resulting in less time and money wasted for the Zoning Department. Because they would have access to the GIS 24/7, it would be convenient for them as well.

I think the GIS program would result in a more productive use of time for the county, and open up more opportunities for future partnership between the county and the city. It will help everyone be on the same page which would result in a better community as a whole. Thank you for your time and consideration.

Sincerely,



Franz Trumler
Greeley County Zoning Administrator

Greeley County Roads Department
Greeley County Courthouse
P.O. Box 287
Greeley, NE 68842
308-428-9924

April 3, 2012

To: Nebraska State Records Board

As the Highway Superintendent for Greeley County I have full support for the GIS/Property Lookup & Map Site Web Service. I think it is important for the public to have access to this county data and would free up more time for county employees. It would help to current information on landowners so everyone is on the same page and would produce more efficiency.

Having access to the GIS program would also make it easier on the public, as they would be able to get information at any time. I know that this would help the government offices of Greeley County collaborate more productively with the city office. I appreciate you considering Greeley County for this opportunity to improve our public access to county data.

Sincerely,

A handwritten signature in black ink, appearing to read "Donald Roy". The signature is stylized and cursive.

Donald Roy
Greeley County Highway Superintendent

Goodrich, Joan

From: Bill Mcquillan [bmcq@cnbgreeley.com]
Sent: Tuesday, April 03, 2012 11:32 AM
To: Goodrich, Joan

4/3/12

Joan—

This is a product that we would support & certainly utilize for our loan customers here at the bank, assuming there is no additional ongoing cost. Interactivity would certainly help also.

We are always supportive of enhanced collaboration between governmental entities, as it typically lowers costs in the end.

Based on what I have heard, this enhancement would also allow residents and taxpayers 24/7 access to the database, which would certainly be a major benefit.

Sincerely,

William L. McQuillan
Chairman/Pres/CEO
CNB Community Bank
P. O. Box 306
Greeley, NE 68842



HENDERSON STATE BANK

P.O. Box 100
Greeley, NE 68842



Phone (308) 428-9992

Fax (308) 428-9994

April 3, 2012

Mrs. Joan Goodrich
GIS Coordinator for the
Greeley County Courthouse
P.O. Box 247
Greeley, NE 68842

RE: GIS Website

Dear Mrs. Goodrich:

I am writing on behalf of our bank and our customers regarding the need for the GIS Website in Greeley County. Being able to access, print, and share county data and maps are a very useful and timesaving tool. We have had satisfactory experiences with GIS for other counties where we have other customers and feel that Greeley County needs and deserves the GIS/Property Lookup & Map Site Web Service.

Most of our farm customers are very computer savvy and I feel this is a valuable service that can be offered by Greeley County. I believe the CIS Website will save all users time and money and the benefit will create goodwill between county government and the taxpayers.

Please feel free to call if you have any questions.

Sincerely,

HENDERSON STATE BANK

Sandy Rother
Loan Officer



April 2, 2012

Dear Nebraska State Records Board,

I want to express my support for the GIS/Property Lookup & Map Site Web Service for Greeley County. I think this would be an excellent service to be offered to the county residents. Online property lookup is gaining more interest from the people in Greeley County, and I feel that offering them an updated and public accessible website would not only hold the interest but would also help advance Greeley County in the technology aspect.

I myself would be much more apt to access the public website at any hour of the day rather than attempt to access the information at the county courthouse. I also feel the majority of the residents throughout Greeley County would have the same opinion considering today's economy.

Sincerely,

A handwritten signature in cursive script that reads "Katie A. Johnson". The signature is written in black ink and is positioned below the word "Sincerely,".

Katie A. Johnson

SPALDING CITY AGENCY

121 N Chestnut St ~ POB 10 ~ Spalding NE 68665
phone 308-497-2423 ~ fax 308-497-2437 ~ e-mail spaldingcityagency@gpcom.net

April 3, 2012

Nebraska State Records Board

I would like to express my support for the development of a Global Imaging System to provide easy access to property and map site information for Greeley County, NE.

I am in the business of providing insurance coverage and quotes to clients and access to a System such as this would greatly improve my efficiency in quoting and appraising property worth.

This GIS will continue to be a great tool for all uses in property information. I will look forward to using this site on development.

Thank you



Tim Pfeifer
Spalding City Agency



Member FDIC

Phone (308) 497-2436 | Fax (308) 497-2437 | 121 N. Chestnut Street | P.O. Box 10 | Spalding, NE 68665

April 3, 2012

Nebraska State Records Board:

We would like to express our support for the development of a Global Imaging System to provide easy property lookup and map site information for Greeley County.

We provide Real Estate and Agricultural loans to residents of Greeley County. This requires constantly doing evaluations of the real estate and improvements on the properties. Access to this information on line would allow us to be more efficient, provide quicker services to our customers, while at the same time reducing our cost on trips to the courthouse. An added convenience to this GIS website is that it is available anytime we need the information.

This GIS website is a great tool for government entities such as Greeley County to provide public data to users such as ourselves in an efficient manner.

We look forward to using this new GIS website upon its development.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Thomas P. Boyer', with a long horizontal flourish extending to the right.

Thomas P. Boyer
Community Bank President

White Realty & Appraisal

508 Main Street

PO Box 133

Neligh, NE 68756

Phone: 402-887-5142

whiterealty@citlink.net

FAX: 402-887-4320

March 30, 2012

Greeley County
% Joan Goodrich
GIS Coordinator for Greeley County
PO Box 247
Greeley, NE 68842

RE: GIS System in Greeley County

To Whom It May Concern,

White Realty & Appraisal is in full support of the update of the Greeley County Assessor's GIS website to include GIS mapping applications. It would benefit our appraisal office, and many others in the area, as well as the county assessor's office itself, and the general public of Greeley County. Time management, supply costs, fuel costs, and time constraints would be greatly improved by this addition. As we are able to "help ourselves" via the WebGIS, the office staff of the Greeley county Assessor's office would be available to assist the general public without delay. In addition to freeing up office personnel, the county records remain uncompromised without laypeople such as myself shuffling through paper records at the office. Finally, the internet is "open" twenty four seven. There are no office hours, which can really be helpful during a rush situation.

Technology is moving forward, and we must do the same to stay competitive.

Sincerely,



Keith White,
White Realty & Appraisal



April 2, 2012

Cathy Danahy, Executive Director
Nebraska State Records Board
440 South 8th Street, Suite 210
Lincoln, NE 68508-2294

RE: Grant Funding for County GIS Programs

Dear Ms. Danahy:

On behalf of Farm Credit Services of America, an Omaha, Nebraska-based company dedicated to serving the credit, risk management and financial needs of farmers and ranchers in Iowa, Nebraska, South Dakota and Wyoming, I am writing to register our support for grant funding to establish additional county-based GIS layers and WebGIS applications throughout Nebraska.

Our appraisal department is responsible for providing detailed reports that include:

- Area and neighborhood analysis including recent market trends and recent sales activity;
- Specific location of buildings for flood insurance purposes;
- Location map of subject and sales; and
- Aerial and soil maps.

The availability of county records through the online format in counties that have information built and on-line is very beneficial to our company. Not only does it reduce the amount of time required to travel for inspections, it gives us access to county data (24/7) and the ability to offer quick turnaround times for providing up-to-date, accurate appraisal reports to our customers.

The agriculture industry in Nebraska depends upon innovative data-sharing, like GIS mapping, to compete in the most efficient and productive food system (American agriculture) in the world. It is from this point of view that Farm Credit Services of America advocates for these types of programs to supply our farm and ranch producers with the finest tools and technologies available.

Providing GIS capabilities for all counties throughout the state would be a tremendous way to keep our industry on the cutting edge.

Thank you for your consideration!



Kirk Manker
VP Chief Appraiser
kirk.manker@fcsamerica.com
402-348-3367
402-661-3367 (fax)

fcsamerica.com

