



Nebraska State Records Board

440 S. 8th St. Suite 210, Lincoln, NE 68508 402-471-2745

John A. Gale, Chairman

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

1. **Name of agency applying for grant :** Saunders 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).

Saunders 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 recently completed a project involving Saunders County parcels and irrigated land use for Lower Platte North Natural Resources District Irrigation Certification. The data development accomplished during the GISW project with LPNNRD will reduce the cost of this project by \$15,000.

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 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 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

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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 Saunders 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 Saunders County will benefit from this project. Saunders County offices of Assessor, Clerk/Elec Commissioner, Register of Deeds, Treasurer, Emergency Manager, Sheriff, Roads, 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 Platte South and Lower Platte North Natural Resources Districts, the City of Wahoo, the City of Ashland and various State agencies will also benefit from easy access to Saunders 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 have attended Board meetings to express their support. LPNNRD attended Board meetings to express their support for this project.

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.

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.

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- 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 Saunders County. Attachment 1 contains an overview of the project in GISW's Proposal document. The Proposal is for development of a GIS for Saunders 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 Saunders County will be used to defray the following initial GIS development expense. 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.**

GISW recently completed a project involving Saunders County parcels and irrigated land use. The project was for the Lower Platte North Natural Resources District Irrigation Certification. LPNNRD specifically requested additional tasks to help develop GIS for Saunders County. The data development accomplished during the LPNNRD project will reduce the cost of this project by \$15,000.

- 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 needed to assist with the initial data development and WebGIS setup costs. 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. Saunders 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?**

The full amount will be necessary to initially defray the substantial upfront cost to Saunders 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

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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.**

Saunders County has solicited exceptional community support. Attachment 2 contains letters of support from the Saunders County community. The letters include Saunders County citizens, business professionals, County department heads and NRD staff.

- 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 Saunders 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.

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.

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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. Saunders County staff, as well as external users, will access the system using a standard internet browser such as Internet Explorer or Firefox.

Saunders 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 Saunders 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.

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.

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- 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 Saunders 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.staterrecordsboard.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. Saunders 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.

Part IV. STATE LAW COMPLIANCE

Nebraska law, sections 4-108 through 4-114 state that no political subdivision of the State shall provide public benefits, to include grants or contracts, to a person not lawfully present in the United States. If this application is awarded in whole or in part, and during the time the grant is in effect, the undersigned, on behalf of the political subdivision grant applicant, by signing this grant application, affirmatively states and acknowledges that the political subdivision will comply with this law.

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Part V. CONTACT INFORMATION & SIGNATURE

Contact person, and title, for any questions regarding this application:

Cathy Gusman
Printed Name

Saunders County Assessment Manager
Title

Phone # 402-443-5703

E-mail cathy.gusman@nebraska.gov

Physical Address:

433 N Chestnut St Rm# 200
Wahoo NE 68006

I, the Authorized Representative of _____, certify to the Nebraska State Records Board that the applicant/agency has the necessary authority to undertake the proposed project, will comply with Affirmative Action requirements and provide a drug free workplace environment.

Signed this 4th day of April, 2012

Cathy Gusman
Agency Director

Please return completed application to:

**Executive Director
Nebraska State Records Board
440 South 8th Street, Suite 210
Lincoln, NE 68508-2294
(402) 471-2745
(402) 471-2406 (fax)**

(Last updated 02/08/2012)

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**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 would 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

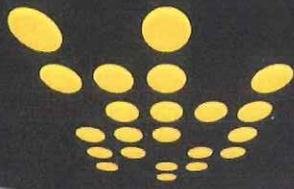
Please describe how you would comply would this standard if you are awarded a Nebraska State Records Board grant.

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/Election Commissioner, Planning and Zoning, Register of Deeds, Treasurer, etc) have expressed interest in collaborating and building upon this initial investment in GIS technology to enhance their service provision to the public. With a population of over 20,000, close proximity to the Omaha area and a busy highway system, we believe the emergency management and law enforcement staff will find value in having immediate access to County mapping and property data. We believe public safety will be enhanced as a result. In addition, the City of Wahoo and applicable Natural Resources Districts all actively support GIS development for the County to promote collaboration. Taxpayers will benefit from immediate access to critical property information in a web-based environment, which will save them valuable time and fuel costs by eliminating the need for courthouse visits.

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



SAUNDERS COUNTY, NE

ATTACHMENT 1:

Proposal for Assessor GIS and County WebGIS

*Prepared for Cathy Gusman, Assessor, and the
Saunders County Board of Commissioners*

March 14, 2012

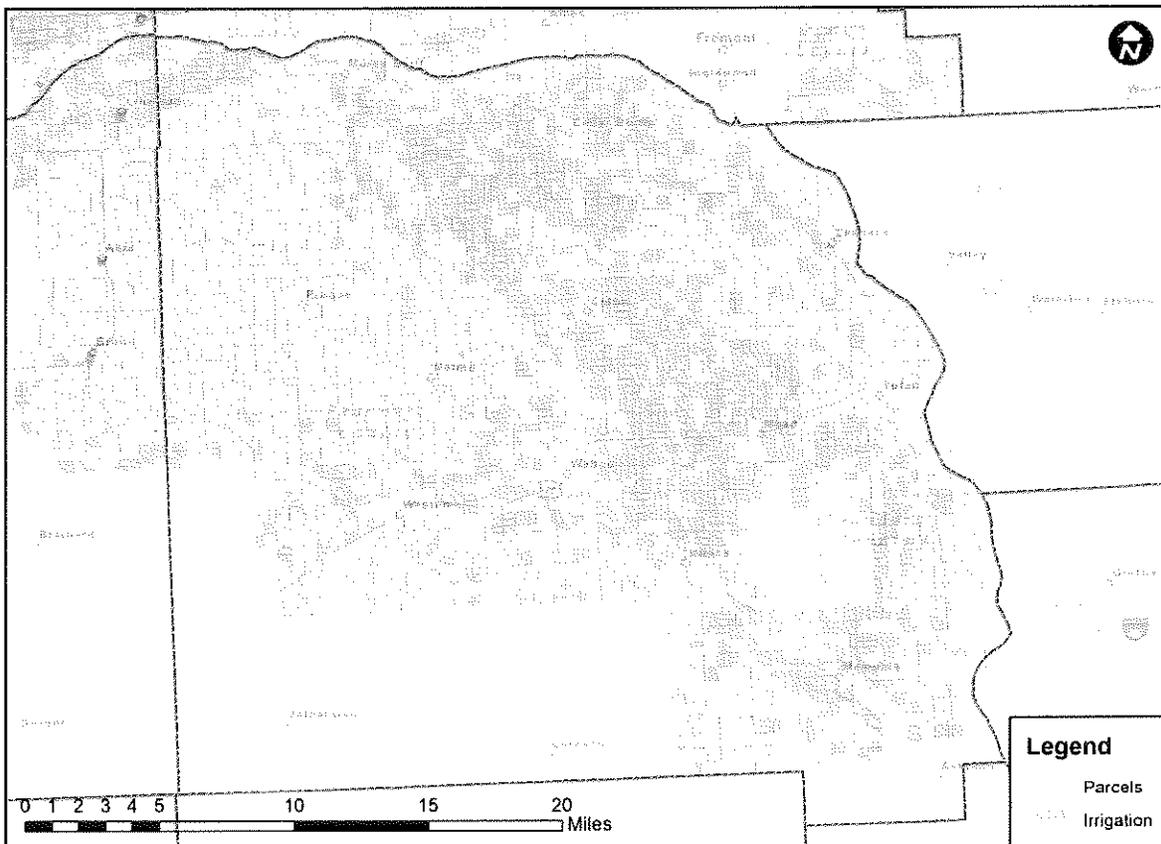


SAUNDERS COUNTY NE

CONTENTS	
PROJECT BACKGROUND	3
GIS BENEFITS	5
THE GIS WORKSHOP DIFFERENCE.....	5
EXPERIENCE WITH NEBRASKA ASSESSMENT GIS	5
CLIENT SATISFACTION	7
DATABASE DEVELOPMENT AND INTEGRATION	7
TRAINING AND UNLIMITED SUPPORT	7
WEBGIS.....	8
PROJECT APPROACH	8
DATA DEVELOPMENT – BUILDING THE PARCEL GIS.....	8
REFINE PUBLIC LAND SURVEY SYSTEM DATASET	8
PAPER TO DIGITAL PARCEL BOUNDARY CONVERSION	8
ASSIGN PARCEL IDENTIFICAL NUMBER	9
DATA DEVELOPMENT - LAND USE LAYER CREATION	10
DATA DEVELOPMENT - SOILS LAYER.....	12
GIS DATA MAINTENANCE AND SUPPORT.....	12
TRAINING.....	13
WEBGIS	13
SAUNDERS COUNTY'S WEBGIS.....	13
ASSESSOR TAB DATA LAYERS.....	15
SEARCHES (GET STARTED)	15
MAP NAVIGATION	18
QUICK IDENTIFY TOOL	21
PHOTO TOOL.....	22
MEASUREMENT TOOL	23
LAND USE CALCULATOR.....	24
SCHEDULE.....	26
PROJECT COSTS	27
FINANCING OPTIONS.....	27
ONGOING ANNUAL MAINTENANCE AND SUPPORT COSTS.....	27
OPTIONAL ITEMS	27

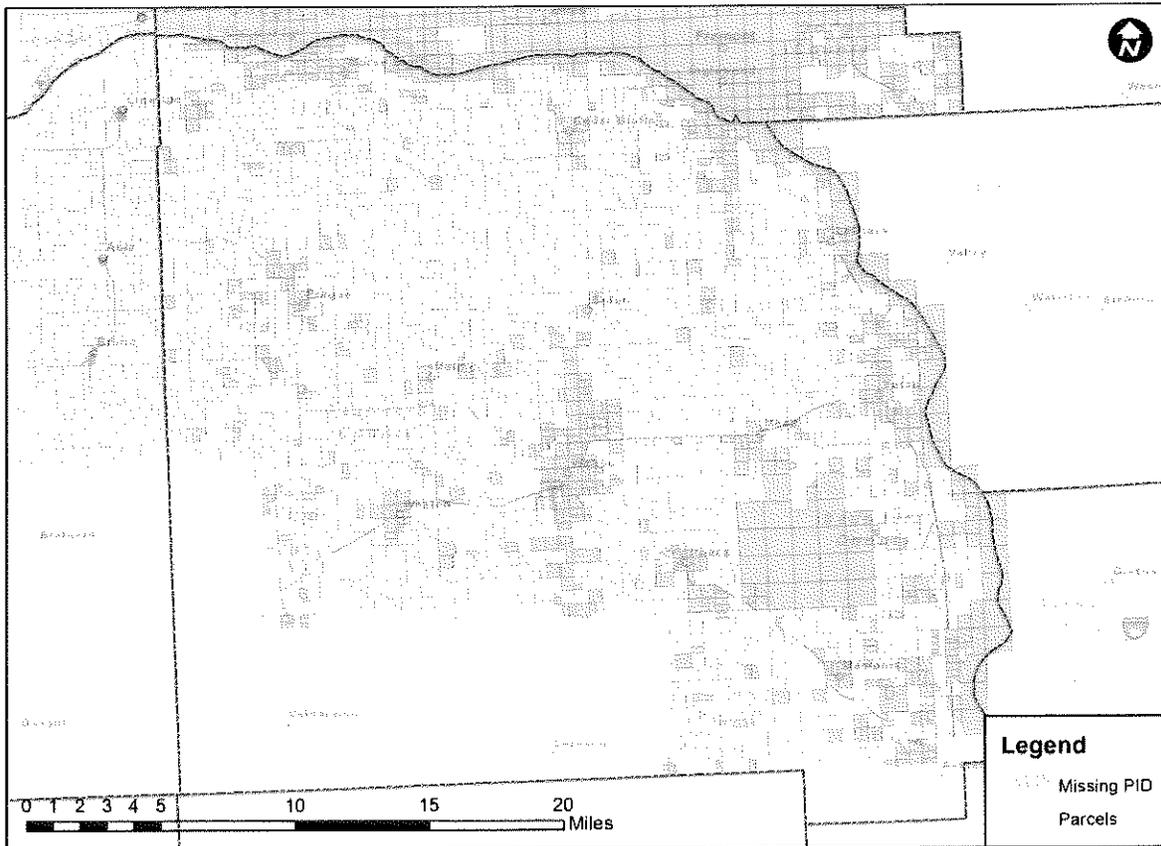
PROJECT BACKGROUND

GISWorkshop, Inc. (GISW) recently completed an Irrigation Certification project for the Lower Platte North Natural Resource District (LPNNRD) involving Saunders County parcels and irrigated land use. **The data development accomplished during GISW's project with LPNNRD will reduce the cost of this project by \$15,000.** The figure below illustrates the data already developed as part of related projects. The shaded green areas show irrigated land use and the shaded light gray polygons show areas where more research is necessary to complete the parcel digitizing and parcel ID assignment process. The figure on the next page shows parcels that require further research to assign parcel numbers, the unique link to the Orion database.



Parcel and Irrigation Data Development from LPNNRD project

SAUNDERS COUNTY NE



Parcels needing additional research to assign PIDs

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.

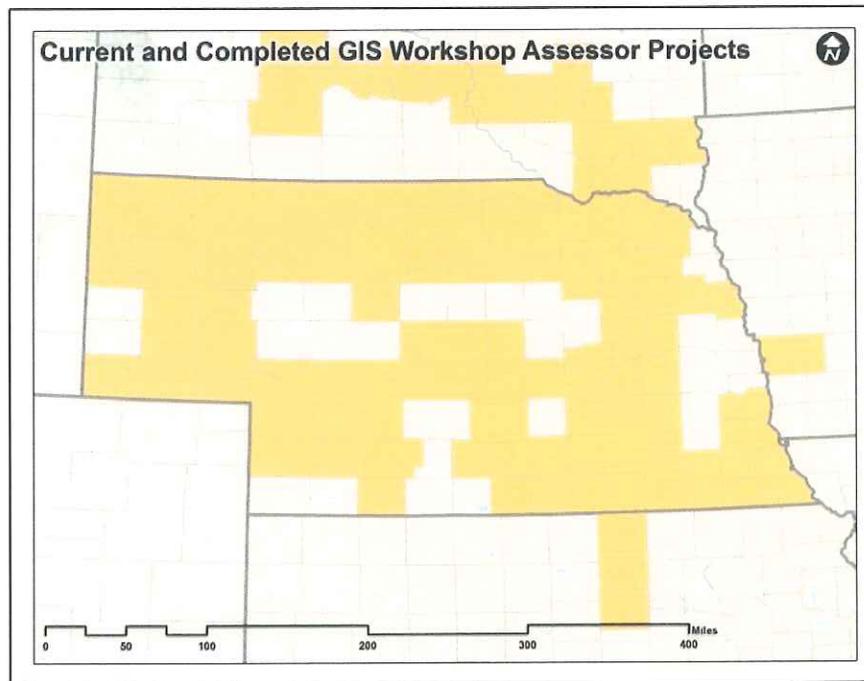
When properly implemented, Assessment GIS seamlessly links the parcel, soil and land use data directly to the appraisal database. GIS can increase efficiency and increase accuracy in many ways:

- 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 Saunders 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.



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

SAUNDERS COUNTY NE

GISWorkshop, 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 Saunders 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 Saunders 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.

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 Saunders 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. GISWorkshop 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 Saunders 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

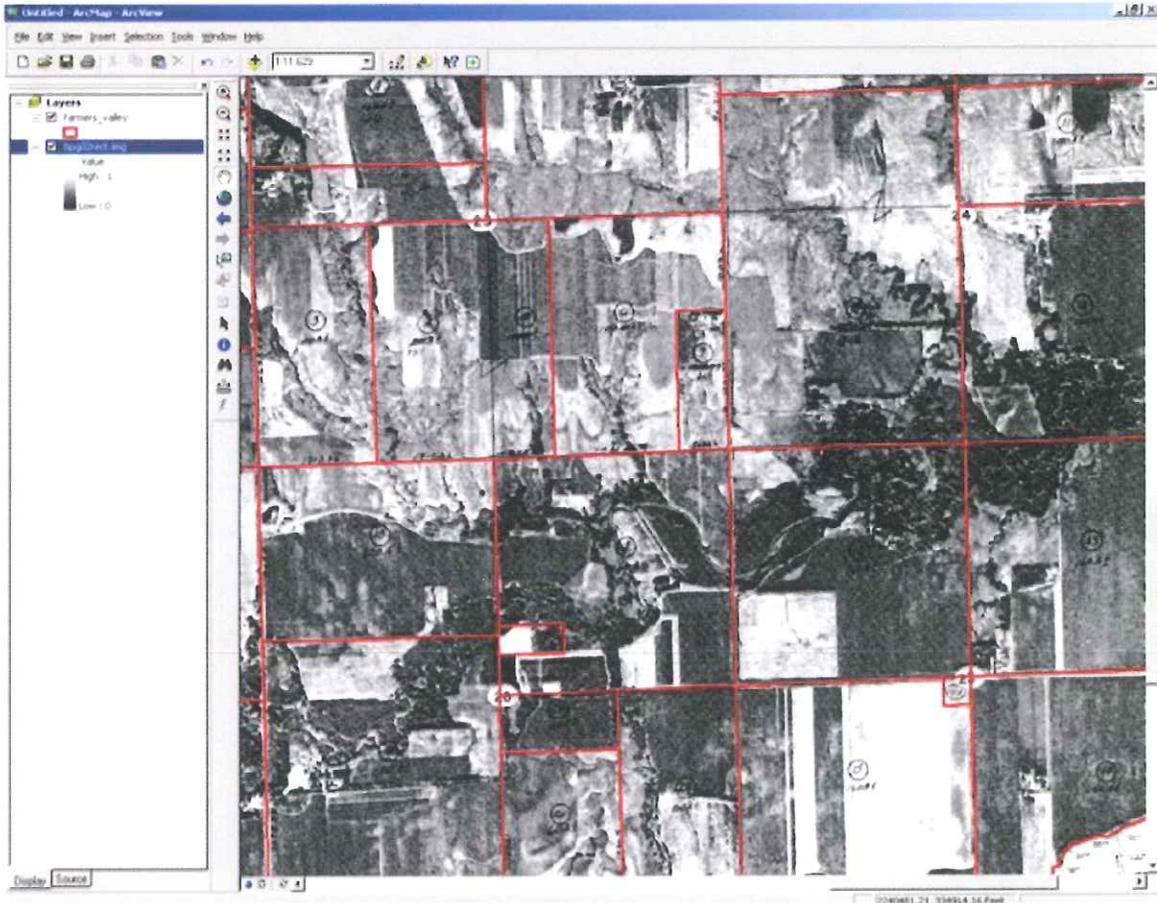
GISW will utilize all GPS corner control that the Surveyor provides. The system is constructed to incorporate new corner and quarter control the Surveyor may collect in the future. Incorporation of new survey control into the GIS over time will gradually “tighten” the accuracy of the GIS. The base dataset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

PAPER TO DIGITAL PARCEL BOUNDARY CONVERSION

GISW will collect and scan the rural assessment cadastral maps from Saunders 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 the figure on the next page.

ASSIGN PARCEL IDENTICAL 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.



Scanned cadastral map with parcel lines digitized in red

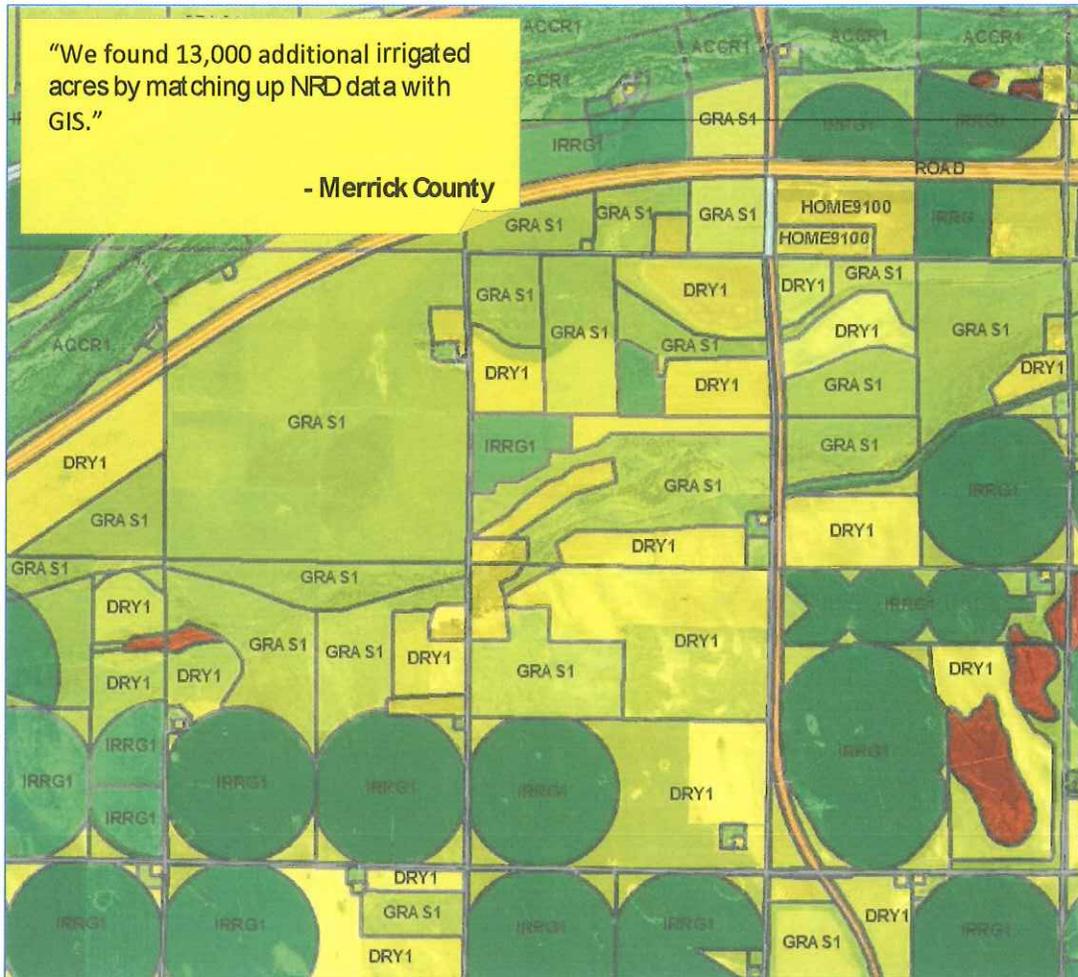
DATA DEVELOPMENT - LAND USE LAYER CREATION

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 District. The next figure illustrates a typical land use layer.

As part of the scoping process we will identify all the required land use classes to match the Assessor's database. Land use classes typically include the following:

DRY
IRRG
GRASS
HOMESITE
FARM SITE
ROAD
EXEMPT
WASTE
TREE1 (optional)
TREE2 (optional)
SHELTERBELT (optional)
CRP (optional)
WRP (optional)
COMMERCIAL (optional)

SAUNDERS COUNTY NE



Example Land Use Map

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!**



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

GISWorkshop will edit and maintain all GIS data on our redundant servers. This frees up the 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.

County will be responsible for sending parcel splits and land use changes to GISWorkshop. 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 customer. GISWorkshop 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 GISWorkshop 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.

TRAINING

GISW will train Saunders 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.**

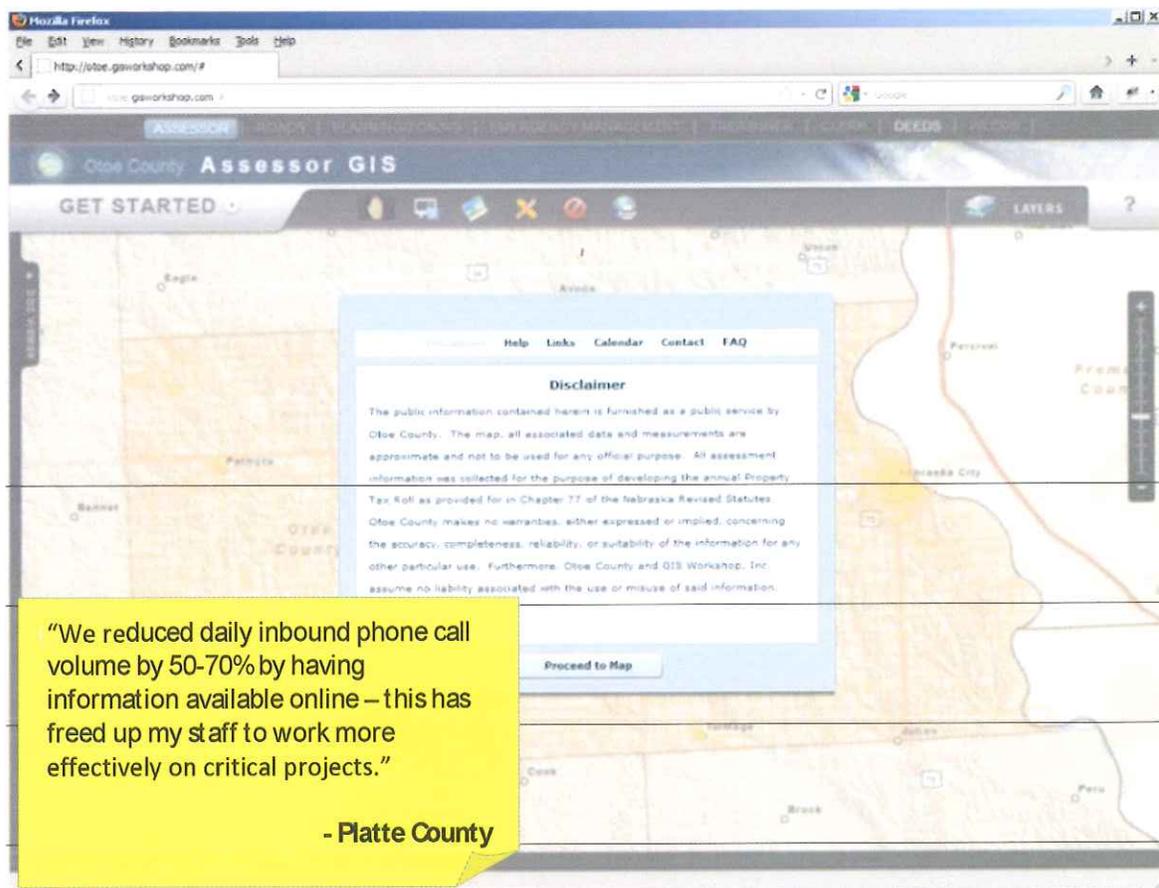
SAUNDERS COUNTY'S WEBGIS

GISW proposes to design and build an enterprise WebGIS for Saunders 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. * Note: assessment and appraisal data are tied to the Assessor support contract which is already in place, as is the Assessor tab on the WebGIS

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 the next figure 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

SAUNDERS COUNTY NE

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.)



Opening screen (Assessor Tab) of GIS Workshop’s Enterprise WebGIS for Otter 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, public land survey system (PLSS) sections, land use and soils. 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 land use and soils layers help visualize the other elements which influence property value.

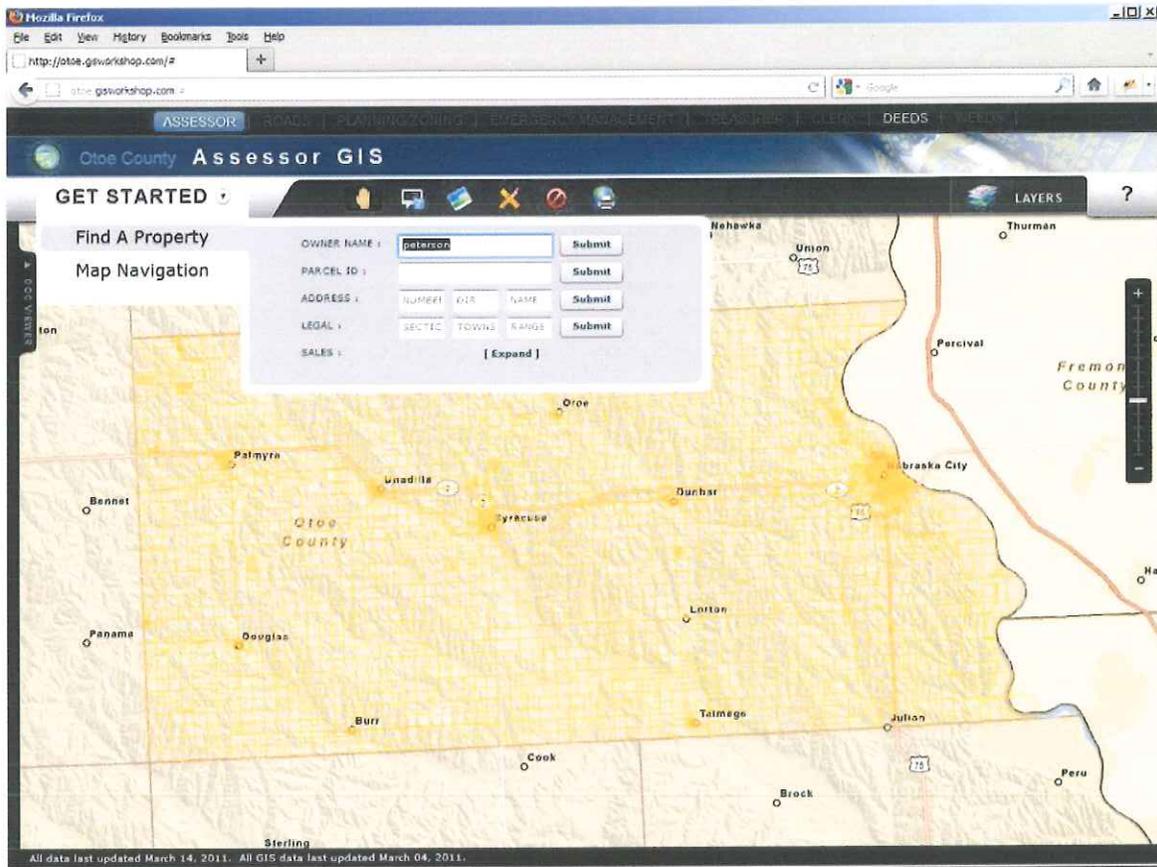
The WebGIS opens to the Assessor tab with parcels and base map (includes road centerlines, political boundaries, and a shaded relief topography background) layers visible. The user can switch to a satellite view that includes 2010 FSA aerial photography.

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).** The next three figures illustrate the 'Get Started' options, the results table after searching for "Smith" in the owner name field and the results of selecting a property. The map has zoomed into the chosen parcel and the parcel polygon is highlighted. The last figure in the series shows the full property report card with links to photos, value, sale, building and land information.

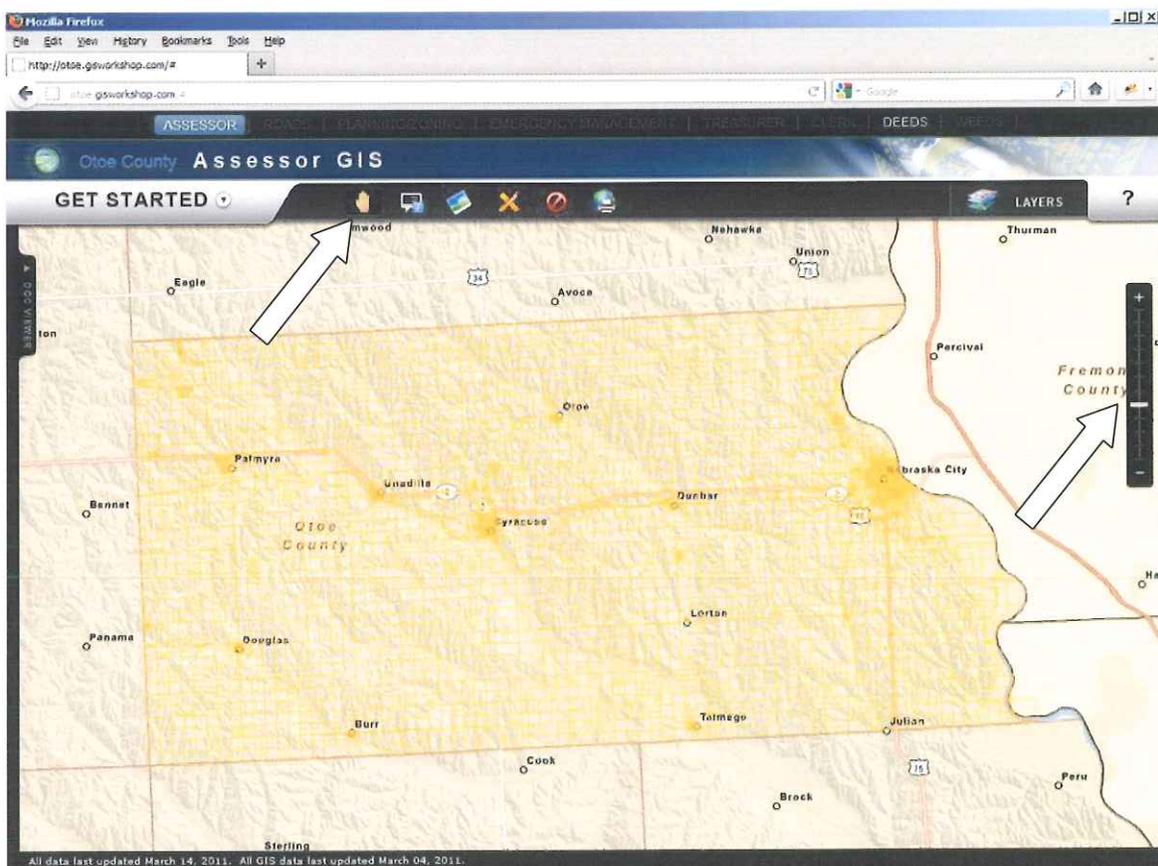
SAUNDERS COUNTY NE



Step 1: Assessor tab showing property search box

MAP NAVIGATION

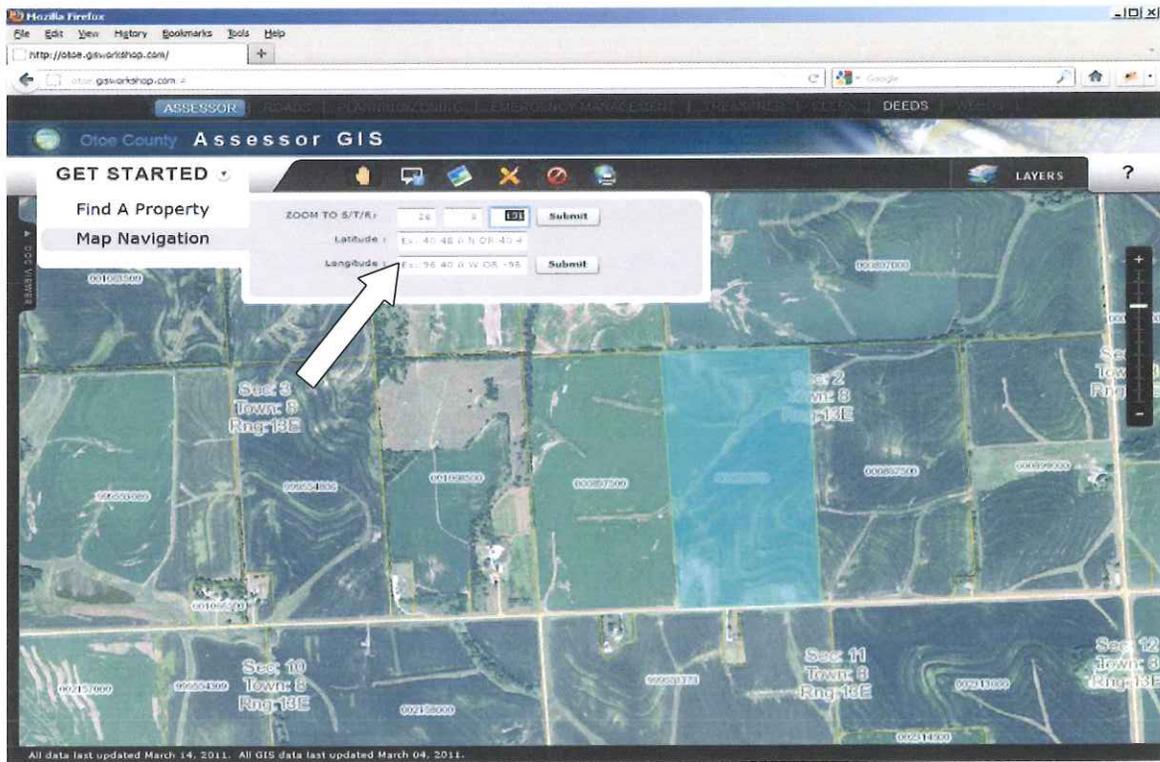
A slider bar for general zoom in/out viewing is available at all times. Additionally, under the 'Get Started' drop down menu, the map navigation option allows the user to 'zoom to section/township/range'. Easy panning or the ability to move the map around is possible via the pan tool icon located in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



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

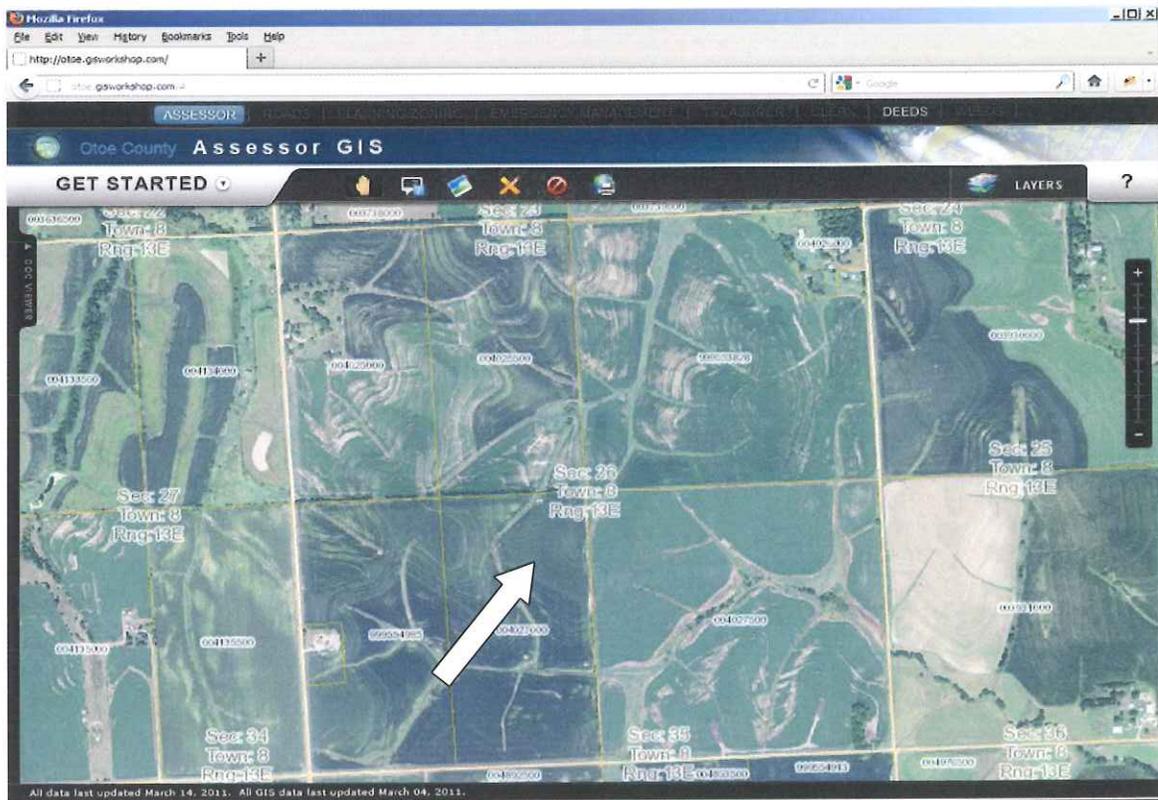
SAUNDERS COUNTY NE

The next two figures illustrate the Map Navigation feature. The user enters a specific section/township/range and then the map zooms into the specified section.



Step 1: User enters section/ township/ range

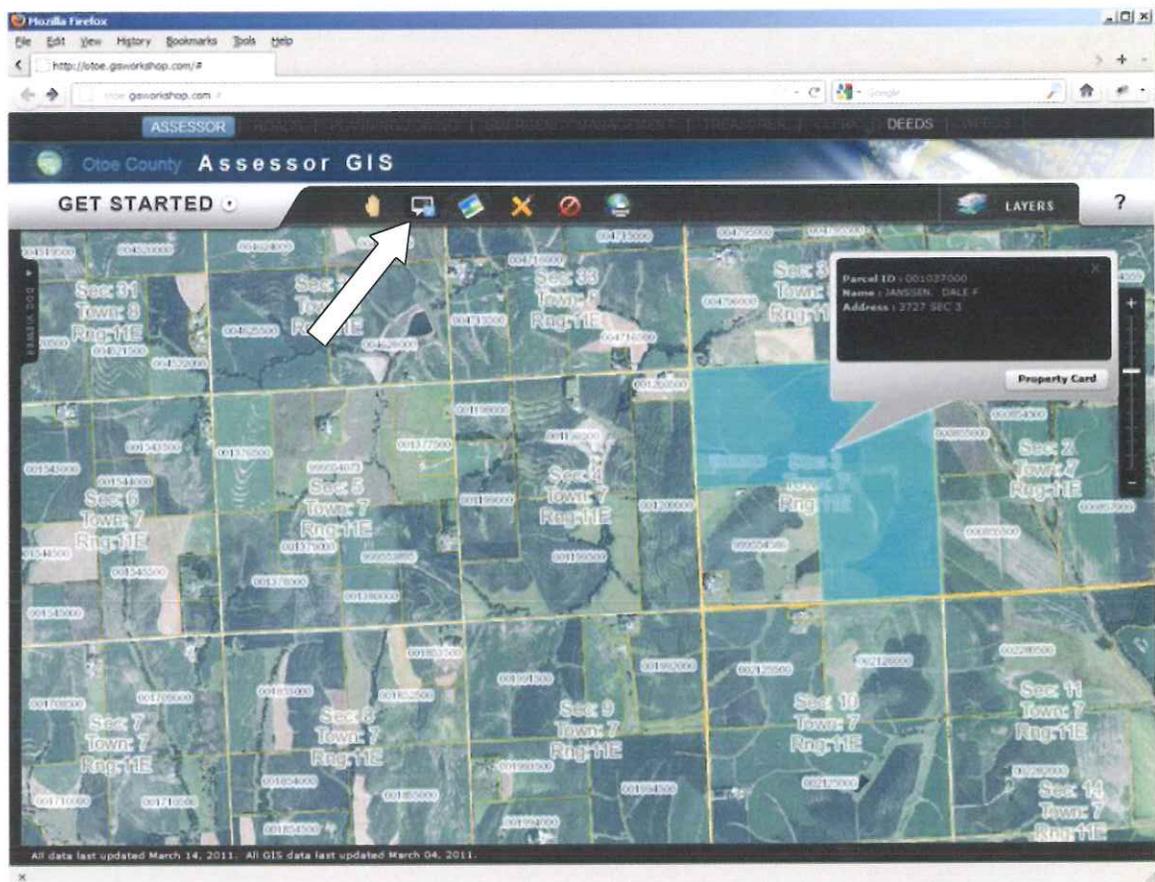
SAUNDERS COUNTY NE



Step 2: Application zooms into the specified section

QUICK IDENTIFY TOOL

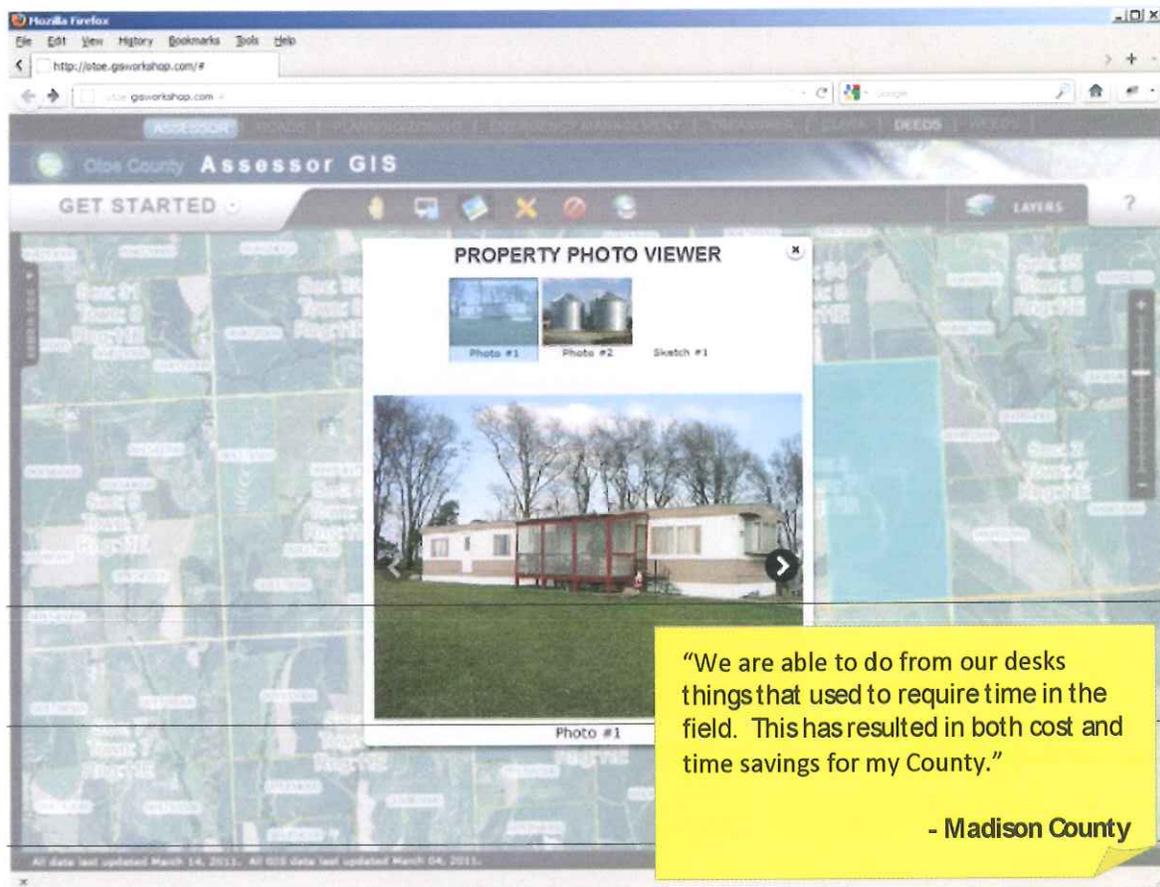
The Quick Identify Tool allows a user to click inside a parcel on the map to see a pop-up window appear with basic parcel, owner name, and address information. The Quick Identify Tool is shown in the following figure; the property card information is also available through the tool.



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

PHOTO TOOL

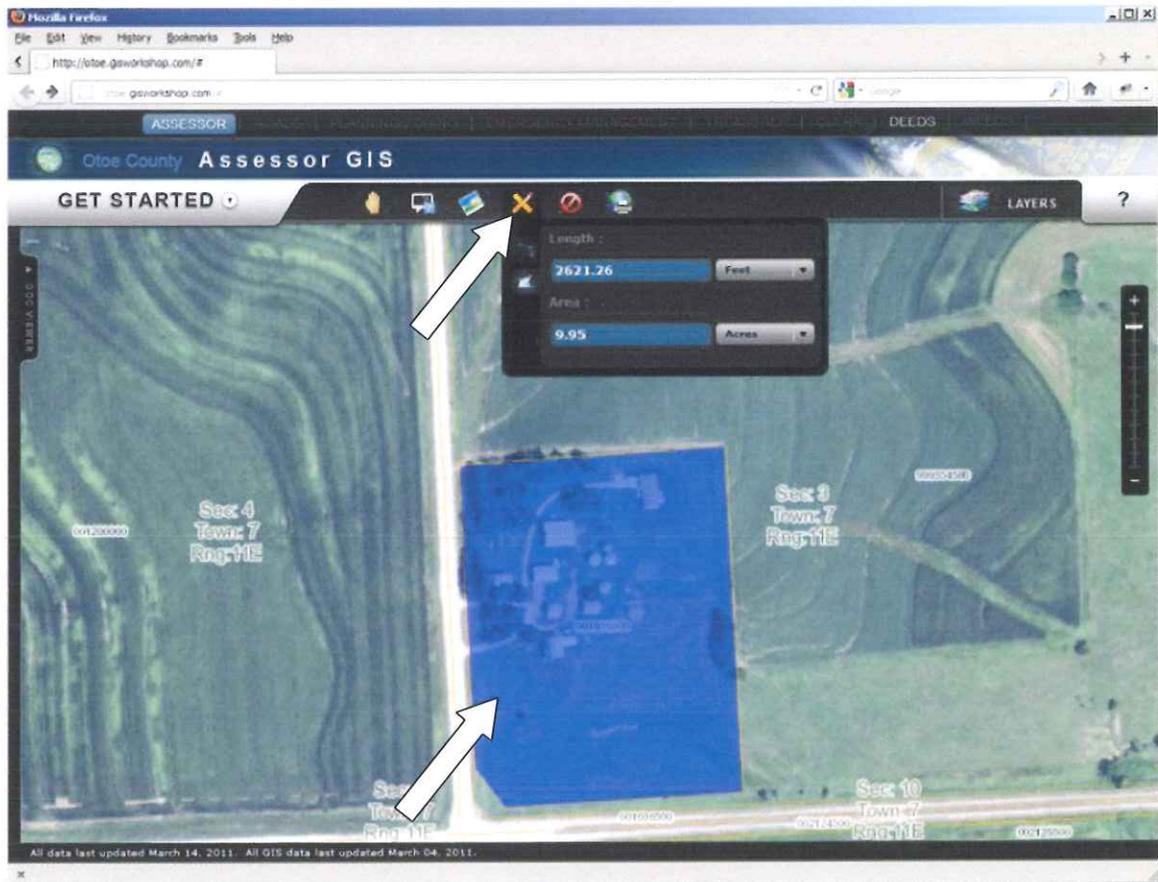
The Photo Tool is a great way to view individual building improvements. The tool reads the assessment database for all available photos and sketches and displays them in a photo window. If GISW has flown oblique aerial photography for the County those will also be available in the photo tool.



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

MEASUREMENT TOOL

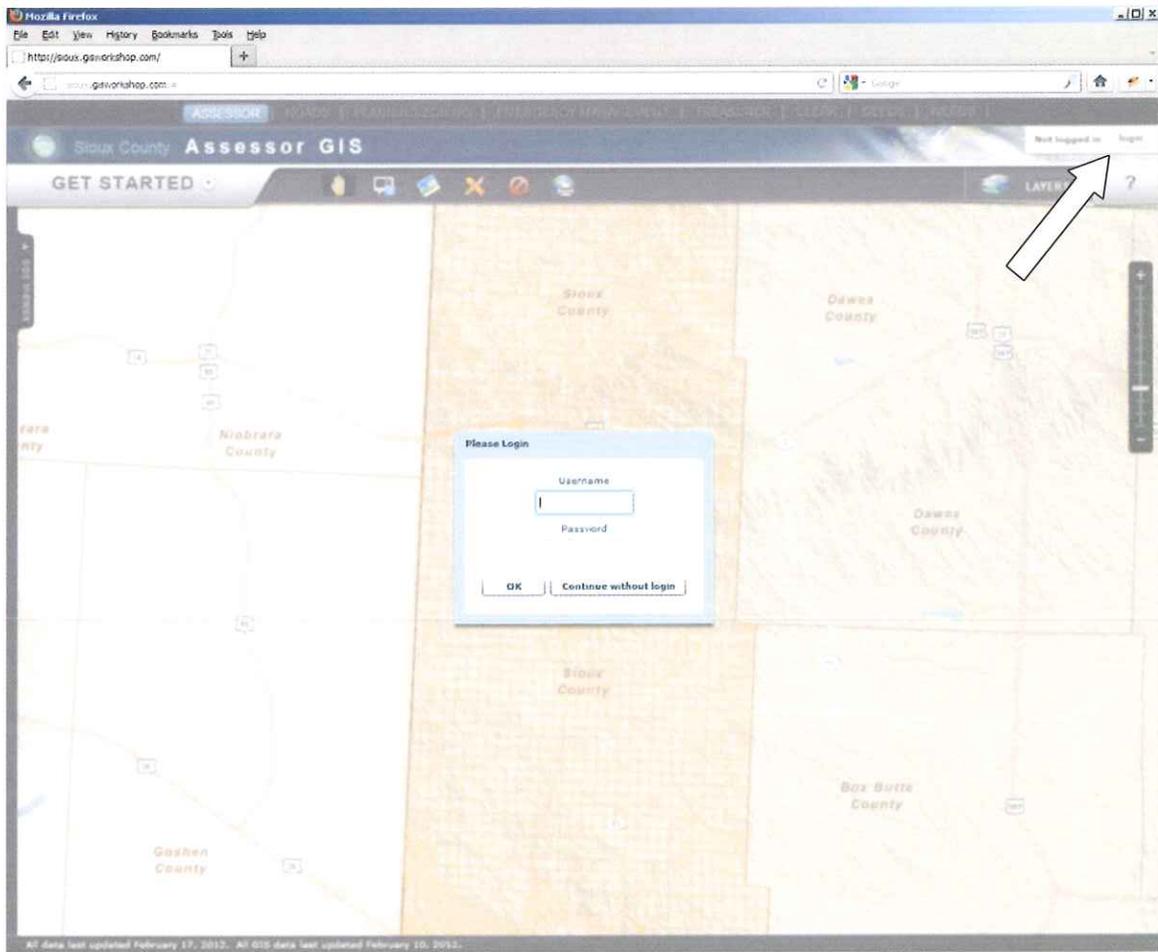
Length (feet, meters, miles, and kilometers) and area (acres, square feet, square meters, square miles, and square kilometers) measurements can be easily performed via the Measurement Tool. Using this tool, simply click at the starting point and double click at the ending point to measure a length or 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.



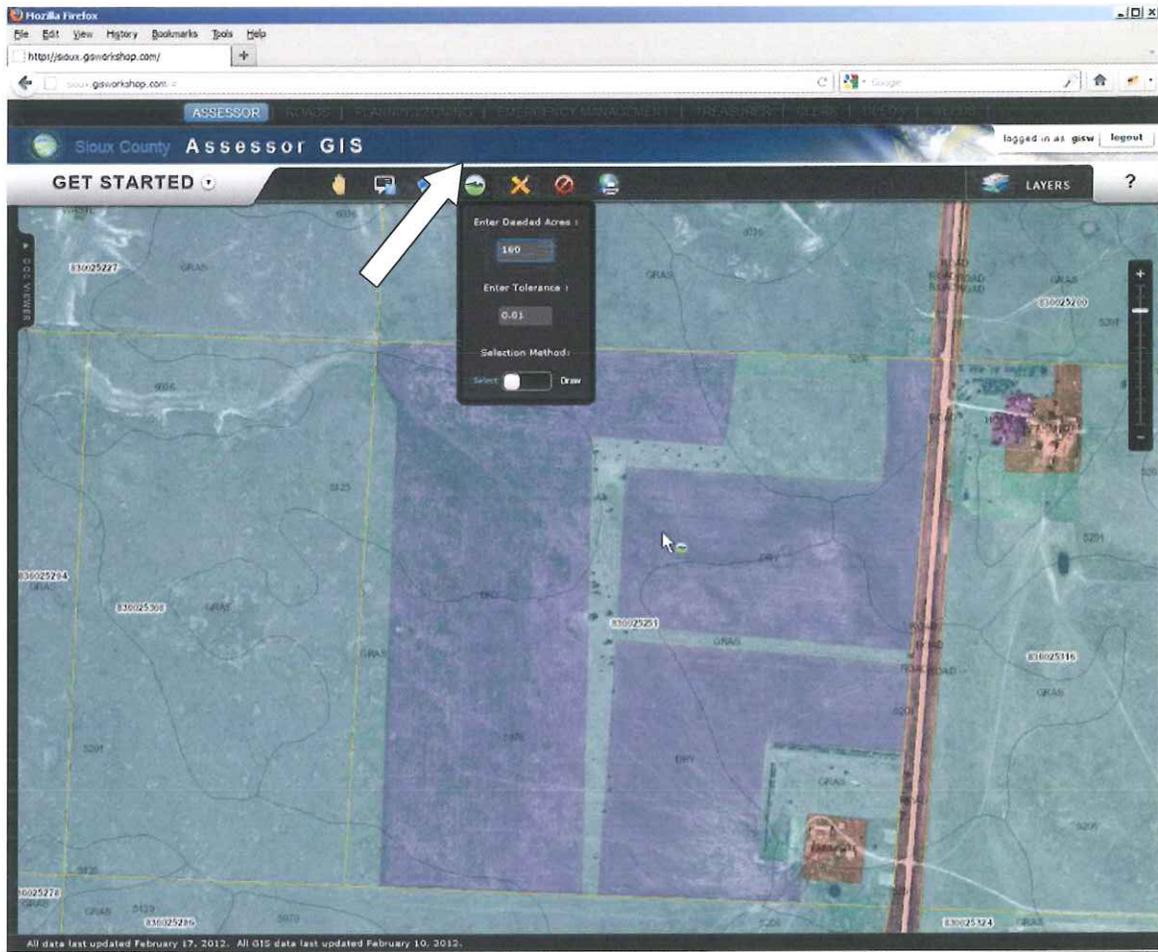
Measurement tool showing total length of the user-drawn line segment along the parcel boundary.

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.



Login Screen protecting the Land Use Calculator Tool



Land Use Calculator Tool options

SAUNDERS COUNTY NE

Search Results 1 PRINT RESULTS

Report PRINT REPORT

Parcel Information

Parcel ID: 839025251
 Owner: BUCKLEY JACK
 Legal: 20 33 NE1-4 20-29-55 ACRES 160 000

Landuse	Soil Code	LVC Code	GIS Acres	Deeded Acres
CRV	8127	31	21.33	21.21
CRV	5201	101	23.51	22.87
CRV	5204	401	4.71	4.69
CRV	5293	201	5.77	5.74
CRV	2976	201	57.26	56.82
GRAS	8127	30	2.55	2.54
GRAS	5200	401	9.57	9.91
GRAS	5291	201	1.44	1.63
GRAS	5976	301	13.07	12.99
GRAS	5201	201	9.51	9.51
WATER	WATER	WATER	0.00	0.00
			160.99	160.80

Landuse	Totals by Landuse	
	GIS Acres	Deeded Acres
CRV	132.15	121.34
GRAS	34.82	32.84
Other	2.09	2.05

“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.”

- Cuming County

All data last updated February 17, 2012. All GIS data last updated February 10, 2012.

Land Use Calculator Report

SCHEDULE

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

PROJECT COSTS

The following pricing and package is provided 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	\$84,400
Credit for work accomplished by LPNDRD	-\$15,000

Deliverables:

- GIS layers
 - Rural and town parcels
 - Sections
 - Town lot/subdivision
 - Land use
 - Latest FSA aerial photography or integrate County-supplied custom photography
 - 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	\$69,400
--	-----------------

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 four years.

ONGOING ANNUAL MAINTENANCE AND SUPPORT COSTS

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

OPTIONAL ITEMS

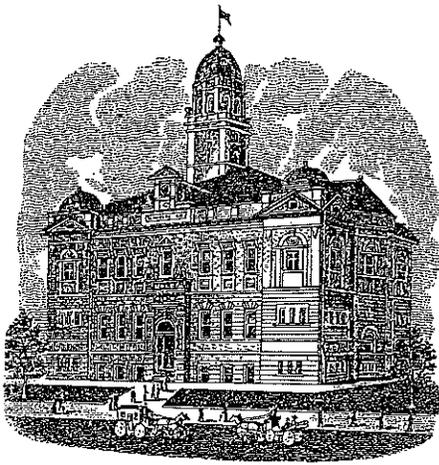
Additional annual maintenance for subscription-based option	\$1,500 annually
Subscription-based management tool	included

Nebraska State Records Board

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

ATTACHMENT 2:

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



Saunders County Board of Supervisors

P.O. Box 61

Wahoo, NE 68066

(402) 443-8101

Fax (402) 443-8174

March 29, 2012

Dear Nebraska State Records Board Members,

I am writing this letter on behalf of the Saunders County Board of Supervisors. The Saunders County Board is in full support of GIS mapping by GIS Workshop Inc. GIS mapping will free up time in the assessor's office by making it available online to the public. It will also assist the assessor's office with agland use and soil types as well as assisting them in locating buildings that may not currently be on the tax rolls thus increasing our tax base. GIS mapping also will help bring additional resources into our county, which is important during these tough economic times.

The taxpayers of our county, as well as realtors, appraisers, mortgage companies, insurance representative and others with real estate interest have been asking for this technology to be available to them for some time. This technology will align Saunders County with our neighboring counties and become an important asset to us in the future.

We thank you for the opportunity to apply for this grant to help with funding our GIS mapping project. Receipt of this grant would allow us to fund other projects needed in our county.

Sincerely,

Leroy Hanson
Saunders County Board Member

Dave Lutton
District #1

Doris M. Karloff
District #2

Craig Breunig
District #3

Scott Sukstorf
District #4

Darren Martin
District #5

Ed Rastovski
District #6

Leroy Hanson
District #7



Dave Heineman
Governor

STATE OF NEBRASKA

DEPARTMENT OF REVENUE, PROPERTY ASSESSMENT DIVISION
Ruth Sorensen, Property Tax Administrator
State Assessment Office for Saunders County
433 N. Chestnut, Suite 200 • Wahoo, Nebraska 68066
Phone: (402) 443-5700 • Fax (402) 443-5708
www.saunders.pat.gisworkshop.com

March 21, 2012

Nebraska State Records Board,

I am Assessment Administrative Manager for Saunders County. I would like to take the opportunity to tell you how having GIS mapping in my county would greatly improve the operations of my office. It would save us hours of time when it comes to work on agricultural land use changes, parcel splits, annexations of properties. Other counties have reported 50 to 75% reduction in calls after the GIS system was in place and the Saunders County assessment office would look forward to experiencing the same reduction to free up staff to do other necessary duties required by the office. This system would also enable us to locate buildings that may not currently be on the tax rolls, which would increase the value of the county, and would in turn increase the tax revenues and provide the resources needed in other areas of the budget for Saunders County.

With GIS by GIS Workshop, we would have all the support necessary to use this system without the need to hire additional staff or worry about training them. The system is easy to understand, which will be an asset with staffing changes. The public has been asking for online mapping for several years because it allows them to do their research without making a trip to the courthouse saving them time and money. The taxpayers and other users would greatly benefit by having this at their fingertips 24-7. GIS mapping would put Saunders County to the next higher level of technology needed in this day and age.

Thank you for the opportunity to apply for this grant for GIS mapping by GIS Workshop and I hope you will consider Saunders County when determining the receivers of the grant funds.

Sincerely,

A handwritten signature in blue ink that reads "Cathy Gusman".

Cathy Gusman
Assessment Administrative Manager for Saunders County

PATTI J. LINDGREN

Saunders County Clerk

P.O. Box 61

Wahoo, NE 68066



DEE ANNE NICE

Deputy County Clerk

Phone (402) 443-8101

Fax (402) 443-5010

8174

April 2, 2012

To the Members of the Nebraska State Records Board:

I am writing this letter in support of the grant application that has been submitted by the State Assessment Manager, in and for Saunders County, to help off set the cost of GIS for the Assessment office and the County WebGIS.

GIS has been a subject that has come up several times in past years, with Saunders County officials and the Board of Supervisors – but has never gone very far due to the cost. The County currently has funds available to take the next step into the future – grant funding would help offset some of the expense of the GIS project that the Board of Supervisors has formally taken action on to proceed with GIS by contracting with GIS Workshop, of Lincoln, Nebraska and approving the project “GIS for the Assessment office and County WebGIS”, that they have proposed.

By making the Assessment records available through a GIS format is going to be of great value for not only the County as a whole, but also to the vast array of public that could obtain valuable information.

I'm excited that Saunders County is finally going to have GIS and hope to take full advantage of it when it is available for election matters.

I respectfully encourage your financial assistances by awarding the Saunders County Assessment office grant funding for the Saunders County GIS Project.

Sincerely,

Patti J. Lindgren
Saunders County Clerk

cc: Saunders County Board of Supervisors



DON CLARK

REGISTER OF DEEDS

P.O. Box 184

Wahoo, Nebraska 68066

(402) 443-8111

(402) 443-5010 (FAX)

March 27, 2012

SAUNDERS COUNTY

Cathy Gusman

Saunders County Assessment Manager

433 N Chestnut, Suite 200

Wahoo NE 68066

RE: GIS Mapping System

Dear Ms. Gusman,

I was pleased to hear that the Saunders County Board of Supervisors has voted in favor of pursuing GIS Workshop mapping for our county.

As the Register of Deeds for the last 32 years, I have seen the tremendous growth of this county. I have also noticed that most agriculture properties can no longer be so easily described by the original section number system. Many parcels have been split from the original 640 acre sections.

The cadastral books were last redone in 1989. Thousands of real estate transactions have occurred since then, making the books almost obsolete. To have an updated system available on-line to access their information will be a valuable research tool for abstractors, bankers, engineers, attorneys and other public officials.

I strongly support this program and urge the financial assistance for Saunders County.

Sincerely,

Don Clark
Register of Deeds
Saunders County
402-443-8111

PLANNING AND ZONING DEPARTMENT

SAUNDERS COUNTY COURTHOUSE

433 North Chestnut Ste. 100

Wahoo, NE 68066

(402) 443-8123 Office (402) 443-8149 Fax

George Borreson
Zoning Administrator
Building Inspector
gborreson@co.saunders.ne.us

Sarah Talbert
Office Manager
stalbert@co.saunders.ne.us

March 7, 2012

Nebraska State Records Board:

I am writing this letter to support the acquirement of GIS mapping for Saunders County. The benefits of having a central location for this data would be tremendous. Saunders County Planning and Zoning would utilize the system on a daily basis. It would also help the villages and cities within Saunders County identify their own zoning jurisdictions.

Our office sends out public hearing notices, and researching the property owners takes time away from other tasks. The GIS mapping system would decrease the time it takes for the information retrieval and will give us more accurate information compared to the process we currently have in place.

The GIS mapping system would be a natural fit to Saunders County to help many offices in daily tasks. I support the acquirement of this system also because GIS Workshop has a proven history supporting many counties of Nebraska.

Sincerely,

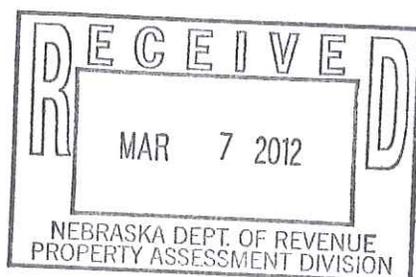
George Borreson

George Borreson
Zoning Administrator/Building Inspector
Saunders County

Sarah Talbert

Sarah Talbert
Office Manager
Saunders County Planning & Zoning

GB:st



SAUNDERS COUNTY HIGHWAY
SUPERINTENDENT

STEVE MIKA

426 North Broadway
Wahoo, Nebraska 68066-1964
Phone (402) 443 - 8124
Fax (402) 443 - 1091

STEVE ZECH
ASS'T HIGHWAY SUPT

STEVE CALLAN
ASS'T HIGHWAY SUPT

March 1, 2012

To: Cathy Gusman

I am writing this letter to support the Saunders County WebGIS. I believe this mapping website will certainly benefit our department. We rely greatly on public information to ensure that we have accurate data regarding ownership records in our county. Access to this information on a website will increase our efficiency and effectiveness in serving the residents of our county.

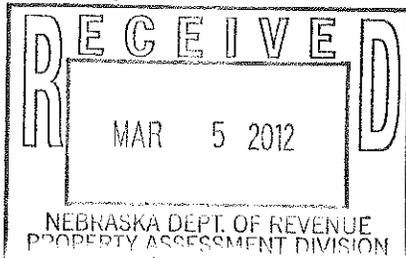
One of the biggest challenges the County Weed District faces is actual proof of land ownership. Having this Web GIS will make certain of the land owner and speed up this process.

Additionally the different layers of data that could be installed such as bridges, culverts, signs, roads and road types could be overlaid on the ownership layer. This would be a great benefit to the County Highway Department.

As we work on county roads, it is imperative that we have accurate information regarding land ownership along these roads. If we had access to this information on a website, it would definitely decrease our time spent retrieving public information. Additionally, access to public information 24/7 will enable us to make decisions before or after normal government business hours if needed. We rely on public information and believe the availability on a website will only enhance the retrieval process.

During these difficult economic times, the public is asking government to work more efficiently. I believe this improvement would be a positive step in assisting us in eliminating time delays and improve our efficiency.

For the above reasons, I support this program and encourage your financial assistance for Saunders County.



Sincerely,

Steve Mika
Saunders County Highway Superintendent

SM:ln

Saunders County Sheriff's Office

KEVIN STUKENHOLTZ

SHERIFF

SHERIFF'S OFFICE
387 N. CHESTNUT STREET, STE. 3
WAHOO, NEBRASKA 68066

PHONE 402-443-3718 FAX 402-443-5118

CORRECTIONS
387 N. CHESTNUT STREET, STE. 4
WAHOO, NEBRASKA 68066

March 19, 2012

Nebraska State Records Board:

The Saunders County Sheriff's Office is in full support of the grant application being submitted by the Saunders County Assessor. Access to the GIS Mapping website would be a positive step in supplying public information to government agencies, as well as to the public sector. The additional time saved in searching public information in Saunders County will be beneficial to each and all.

Given that our office is operational around the clock, the data that will be readily available for our personnel on a 24-hour basis will be a huge benefit. The access of public information would easily provide us with reliable information and assist in making informed and timely decisions. The information that can be obtained from this website will become a valuable tool for law enforcement purposes

The Saunders County Sheriff's Office supports this program and encourages your financial assistance for this project. We look forward to utilizing the GIS mapping system within our own department as a tool to aid the citizens of Saunders County.

Sincerely,



Kevin L. Stukenholtz
Saunders County Sheriff



LOWER PLATTE NORTH NATURAL RESOURCES DISTRICT

511 Commercial Park Road PO Box 126 Wahoo, NE 68066

PHONE: (402) 443-4675 FAX: (402) 443-5339

WEB SITE: www.lpnrd.org

April 2, 2012

Nebraska State Records Board,

This is a letter of support for both Dodge and Saunders Counties in their effort to modernize their land records and move into a web-based GIS. Both counties are adjacent to Nebraska's major metropolitan cities and are feeling the pressures of urban growth. On top of these pressures both counties are transitioning from State Assessors back to County Elected Assessors. Now is the time to encourage a positive change that GIS will bring.

The Lower Platte North NRD is in the process of certifying all irrigated acres in our district. As we worked with our seven county assessors those who had a GIS in place were easy to exchange the data we needed. Saunders and Dodge counties did not have a GIS and we spent great time and effort to construct the needed records. Several times each year we send employees to our county courthouse to obtain needed land owner information. This necessity has been eliminated for Butler, Colfax and Platte Counties due to their web based GIS.

Our NRD used to have a steady stream of calls for maps with various information. After implementation of our web based IMS and now Arc Map Servers these requests have all but been eliminated. The same will happen for Dodge and Saunders Counties when their systems are up and running.

My interest and support of this project goes beyond our NRD as I represent all of the NRDs on the Nebraska GIS Council. Land records modernization has been a priority for the council since I began in 1995. From the first time I viewed a GIS land record I have felt Dodge and Saunders Counties needed this system to serve the public, businesses and government

Bringing Dodge and Saunders Counties on line should be a top priority considering their size, number of parcels and future growth potential. These two counties deserve to be at the top of the list when decisions are made for grant funding.

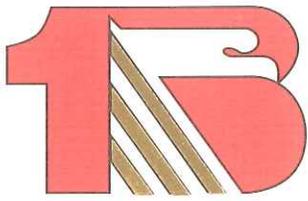
Sincerely

John R. Miyoshi
General Manager

Dedicated to the conservation, preservation and wise use of our natural resources.

Printed on Recycled Paper and is Recyclable





FIRST NATIONAL BANK

Wahoo ★ Sterling ★ Burchard

ESTABLISHED JULY 15, 1882

March 27, 2012

Cathy Gusmann
Saunders County Assessment Manager
433 N Chestnut
Wahoo, NE 68066

Dear Cathy,

First National Bank of Wahoo is in support of your effort to get GIS mapping in Saunders County.

This will be a benefit and a useful service for all of Saunders County residents to access accurate property information. This will be a great benefit for the businesses that use this information on a daily basis.

Sincerely,

Stuart Krejci
Sr. Vice President

www.FNBWAHOO.com

WAHOO
P.O. BOX 68
WAHOO NEBRASKA 68066-0068
402 443-4117
FAX 402 443-5093

STERLING
P.O. BOX 369
STERLING NEBRASKA 68443-0369
402 866-4191
FAX 402 866-4521
MEMBER FDIC

BURCHARD
P.O. BOX 157
BURCHARD NEBRASKA 68323-0157
402-865-5325
FAX 402 865-5405

***Brock Appraisal Company, Inc.
569 N. Broadway
Wahoo, NE 68066
402-443-4728 Fax 402-443-3318***

March 29, 2012

Cathy Gusman, Assessor
Saunders County Courthouse
433 N. Chestnut, Suite 200
Wahoo, NE 68066

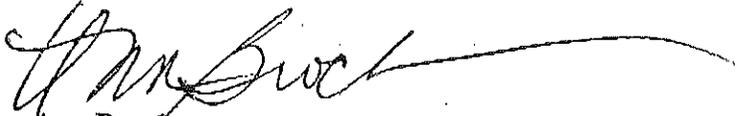
Dear Cathy

This letter is written to support the GIS mapping service that will soon become a part of the Saunders County real property website. This service will be a benefit to all who utilize it, from appraisers and real estate agents, to potential buyers of properties and to the property owner.

As a local real estate appraiser, I cover all of Saunders County as well as Butler County, the neighboring county to the west. Butler County does have this service available on their website and it is very beneficial to get the "lay of the land", i.e., to see the shape of the tract, as well as see all of the improvements, prior to arriving on the site for inspection, or to make a determination whether to accept an assignment. It also allows one to see the neighboring properties which also aids in the process.

As our society continues to move forward in this ever changing technological world, this is just another important and expected step that will help everyone have more detailed information at their fingertips. I wholeheartedly support the GIS mapping service as a part of the on line information retrieval system.

Sincerely



Ann Brock
Certified Residential Appraiser
CR290001



www.NebraskaLandTitle.com

March 27, 2012

Cathy Gusman
Saunders County Assessment Manager
433 N Chestnut St., Suite 200
Wahoo, NE 68066

RE: GIS Mapping System

Dear Cathy,

How delighted I was to hear that the Saunders and Dodge County Boards of Supervisors have voted to pursue GIS Workshop mapping for both counties.

In my job as an Abstracter/Title Agent for Nebraska Land Title and Abstract, my research is buoyed by the chance to visualize properties within the county. I often visit the GIS sites in Sarpy, Butler and Lancaster Counties to access information regarding land parcels.

Working in Saunders county for the last 20 years both in the Saunders County Assessor's office as well as in the field of title insurance and abstracting I've seen the growing trend that most agriculture parcels can no longer be so easily described by the original section number system. Most parcels are now portions of many of these original 160 acre parcels. To have the ability to access those maps to determine, ownership, access and other pertinent facts regarding a property is invaluable to me and a cost savings for my clients.

Saunders county's cadastral books were last done in the late 1980s and a whole lot of transactions have run through the register of deeds since that time. To have an updated system available on-line to access information will provide a valuable tool for abstracters, surveyors, civil engineers, realtors, attorneys and auctioneers servicing our area.

Regards

Linda K. Little, Abstracter/Agent

Please respond to:

- | | | | | | |
|--|--|---|---|--|--|
| <input type="checkbox"/> OMAHA
16949 Lakeside Hills Plaza
Omaha, NE 68130
Ph: 402.778.1000
Fax: 402.778.1020 | <input type="checkbox"/> BELLEVUE
11511 South 42nd St., #106
Bellevue, NE 68125
Ph: 402.778.1000
Fax: 402.778.1020 | <input type="checkbox"/> LINCOLN
3910 South Street
Lincoln, NE 68506
Ph: 402.434.3737
Fax: 402.434.3736 | <input type="checkbox"/> BEATRICE
603 Dorsey Street
Beatrice, NE 68310
Ph: 402.223.2395
Fax: 402.228.3398 | <input type="checkbox"/> SEWARD
P.O. Box 251
Seward, NE 68434
Ph: 402.643.6228
Fax: 402.643.6229 | <input checked="" type="checkbox"/> WAHOO
412 North Linden Street
Wahoo, NE 68066
Ph: 402.443.1254
Fax: 402.443.1261 |
|--|--|---|---|--|--|



March 20, 2012

To Whom it may Concern,

I am writing this letter to support Saunders County WebGIS. In the real estate profession, I believe the mapping website will enhance our profession. Public information is gathered daily and to have access to it through a web-site allows us to access the information 24/7. Currently we have to call the Assessor's office to obtain this information.

The information we collect allows us to do a market analysis, and access comparable properties, in determining the listing price of a property. Not only will this make our job more sufficient, but the County would save money, as the clerk has to take the time to access the file and make copies.

For the above reasons, I support the program and urge for financial assistance to Saunders County.

Thank You,

A handwritten signature in cursive script that reads 'Sherie Bussen'.

Sherie Bussen
Realtor
Keller Williams Realty



Mar 1, 2012

To Whom It May Concern:

I am writing this letter to support the Saunders and Dodge County WebGIS. I believe this mapping website will certainly benefit my profession. I rely on public information on a daily basis. Access to this information on a website will increase my efficiency and enable me to serve my clients in a timely manner.

At this time, I must leave the office to go to the County Courthouse or make a telephone call to ask specific questions for our decision-making process. This information is essential to me when preparing a market analysis to determine a listing price.

Accessing this information on a website would definitely save me time retrieving public information. In addition, access to public information 24/7 will enable me to make decisions after normal business hours if needed. This time saving element results in cost savings to me and also to the County since there needs to be an employee retrieving a file and then copying the information.

Every business is conscious of cost and efficiency. The WebGIS will enable me to reduce cost and increase my efficiency by electronic access to the up-to-date public information. For the reasons above, I support this program and encourage your financial assistance for Saunders and Dodge Counties.

Sincerely,

A handwritten signature in black ink that reads "Don Furasek". The signature is written in a cursive, flowing style.

Don Furasek, Associate Broker
Farmers National Co.

Saunders County Independent Bankers Association
"Dedicated to the Growth and Vitality of Saunders County"

Ceresco Bank, Ceresco
Commercial State Bank, Cedar Bluffs
Bank of Mead, Mead
Bank of Prague, Prague
Farmers and Merchants Bank, Ashland
First National Bank, Wahoo

First State Bank, Yutan
Oak Creek Valley Bank, Valparaiso
Security Home Bank, Malmo
State Bank of Colon, Colon
Wahoo State Bank, Wahoo

March 28, 2012

Kirk P DeCoste

Assessment Assistant
433 N Chestnut, Suite 200
Wahoo, NE 68066

RE: Letter of Support for grant application for GIS mapping

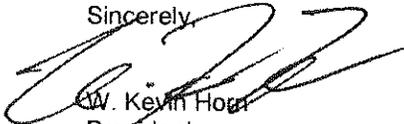
To whom it may concern:

Please accept this letter as a letter of support in favor of the GIS mapping for Saunders County Nebraska. Here are some of the benefits this type of service would offer to our member banks.

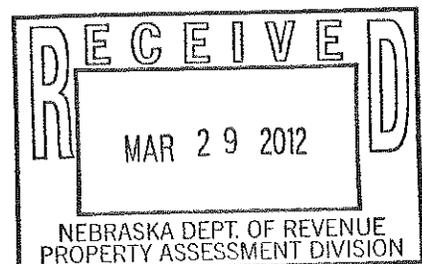
- The ability to easily locate where the property is in the county.
- What kinds of buildings are next to the subject property of interest?
- Parcel ownership and other related Assessor information.
- Location of property in relation to other properties of interest.
- I also like that you can view the flood plain on other counties GIS map. This would be especially helpful around those flood plain areas in the county.
- I have seen this same type of mapping for other counties and have used the information and found it to be very helpful.
- If it is farm ground, you can overlay the soil type or types that farm has. You could overlay the parcel boundary. You can also overlay the section boundary, etc.

The Saunders County Bankers would benefit from having this type of information available in Saunders County.

Sincerely,



W. Kevin Horn
President
Saunders County
Bankers Association





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

