



MMA NEWS

MISSOURI MAPPERS ASSOCIATION

P.O. BOX 1692
JEFFERSON CITY, MISSOURI 65102

Volume 2, Issue 1, March 1986

PLANS BEING MADE FOR THE ANNUAL CONVENTION

The convention committee met in Columbia on Monday, February 17 to begin work on plans for the 1986 annual meeting.

The meeting will be held in Columbia again this year at the Holiday Inn Holidome. There was an excellent response to the location of last year's meeting. The meeting this year will be held in the first half of August. This will hopefully better accomodate assesment staffs who were involved in Board of Equalization meetings last year.

A preliminary budget was set up and convention program was outlined. The committee is in the process of contacting speakers for the program. A list of exhibitors is being set up to contact. If anyone would like to exhibit at this years meeting they should contact one of the board or committee members.

Sylvian Schoenberg
Convention Committee Chairman
Moniteau County Courthouse
California, MO 65018
(314)796-4637

LEGISLATIVE COMMITTEE REPORT

The second session of the 83rd General Assembly is in full swing at this time. The Legislative Committee of the Missouri Mappers Association has been monitoring those bills which affect the mapping programs of the State of Missouri. At this time two bills apparently will provide funding for the continuation of the Cadastral Mapping Program in the State of Missouri. These bills are Senate Bill #428 sponsored by Senator Merrill, and Senate Bill #476 sponsored by Senator Goode. Both of these bills have been referred to the Senate Ways and Means Committee for their study and recommendation.

On February 6 in Executive Session the Ways and Means Committee amended Senate Bill #476. The Committee then voted to send the bill to the full Senate with a recommendation for "due pass". The Legislative Committee of the Missouri Mappers Association believes that this amended bill will provide the necessary funding for maintenance of the state-wide mapping program. We would like all our members to support the passage of this bill. The bill will next go to the floor of the Senate where it will be debated and possibly amended. The Committee will continue to monitor the progress and provide support when necessary.

In general the provisions for this bill can be outlined as follows: Beginning January 1, 1987 and every two years thereafter, each county assessor is required to appraise, equalize, and adjust the assessed valuation of all property located within the county in accordance with an assessment and equalization maintenance plan approved by the State Tax Commission. The legislation further requires mapping to be a part of the required plan and the maps will be made available in the assessor's office during the normal business hours. A fund entitled "The Assessment

Equalization Maintenance Fund" is established as the repository of funds received by the county for funding the cost and expenses incurred in implementing the Assessment Equalization Maintenance Plan. This fund will receive money from two sources. One will be from a levee approved by an election of the voters in the county. This levee may be up to \$0.20 per hundred dollars of assessed valuation. The second source is one-half of one percent for first and second class counties or one percent for third and fourth class counties of the property tax in the county. According to this proposed statute the state will pay one-half of the approved budgeted cost of the project. The county must pay its half of the cost either from the Assessment and Equalization Maintenance Fund or from county general revenue.

Senate Bill #476 also has a provision that allows the county commission to appoint a Board of Equalization. The certificate of value is also required by this legislation. No deed is to be recorded without a notation in the margin that a certificate of value has been filed with the assessor. In the past this has created quite a bit of opposition in the legislature before this bill added the proviso that if the county by an election decides to do away with the certificate of value the may do so.

At this time it is our recommendation that we support the legislation in its present form as it does provide funding for map maintenance in the state. Copies of this legislation can be obtained by writing to your senator, expressing you interest in the bill and asking for a copy. It is entitled "Senate Bill #476" or "Senate Committee Substitute for Senate Bill #476". Any information you obtain from your local representative with regard to this bill or other legislation should be supplied to the Committee as soon as possible.

STUDENT MEMBERSHIP

At the January 11 meeting the Board of Directors approved a new membership category. The by-laws will require some amendment, but the agreement as of this date is the following:

1. Student Membership available.
2. Membership fee - \$5.00/year.
3. Eligible for participation in schools, seminars, annual conference, articles for the Newsletter and receive the newsletter.
4. Not eligible to vote or hold office.

This new membership is a result of requests from instructors and students at Southwest Missouri State University, Springfield and Northwest Missouri State University, Maryville. We thank these universities and students for their interest and will assist the student members to the best of our abilities.

Proposed by-law changes allowing for this membership category will be discussed at the next Board of Directors meeting March 15 at Jefferson City.

Rick Stuart
Vice President

PMM REPORT

The MMA Certification/Designation Committee has notified the candidates meeting the minimum requirements that the PMM Certification Examination will be held on March 22, 1986, at the Holiday Inn East in Columbia, Missouri, the same site as the first annual MMA convention last year. The examination is an 8 hour comprehensive and subjective exam. The testing hours will begin at 8 a.m. and run until 5 p.m. with appropriate breaks during the day. MMA members may still apply for taking the exam if they meet the minimum requirements of:

1. Have five (5) full years of cadastral mapping experience or its equivalent.
2. Be engaged in the use, production or maintenance of cadastral maps.
3. Attended a minimum of 30 hours of study in mapping, surveying or a closely-related subject.

In order to be scheduled for the examination, the candidate must complete a Certification Application and return it and any additional information to the Certification Committee. A fee of \$25 is required before the exam will be administered to the applicant. If any member wishes to apply for candidacy or requests further information they can contact committee members:

Roger Arnzen	Gail Sawicki
Mapping and Appraisal Dept.	903 West Springfield
44 N. Lorimier	Union, MO 63084
Cape Girardeau, MO 63701	

USING A MULTI-PURPOSE CADASTRAL MAPPING SYSTEM

When all counties in the State of Missouri developed their cadastral maps for the "Reassessment" program this was assumed to be the most important reason for the maps. More recent uses of the maps have indicated, however, that the "spinoff" from the maps may have equal, if not more, value to the counties in terms of planning and development of other programs.

In Franklin County, orthophotography at a scale of 1 inch equals 200 feet for rural areas and 1 inch equals 100 feet for urban areas and heavily populated rural areas used. The combining of aerial photography with the cadastral base map overlays provided a COMPOSITE map showing the physical relief from the photographs with the property lines and planimetric features evident. By using a combination of the composite map with a series of overlays, you have a mapping system with a large variety of uses - a MULTI-PURPOSE CADASTRAL MAPPING SYSTEM.

Cities, Villages, School, Fire, and Ambulance Districts in Franklin County have already used the maps as well as the County Planning Department, County Highway Department and the Office of the Recorder of Deeds.

USES WHICH HAVE ALREADY BEEN MADE OF CADASTRAL MAPS INCLUDE:

A. SCHOOL DISTRICTS - Clarifying boundary lines between school districts and bus routing. In some cases, this was the first time the school officials knew the exact location of the district boundaries.

B. CITIES/VILLAGES -

- Land Use Studies
- Reduction of 36"x36" maps to 18"x18" maps which serve as a base for making overlays showing:
- Sewer systems
- Water systems
- Flood plain lines
- Zoning

C. EMERGENCY NUMBERING SERVICE AND DISPATCH SYSTEM -

(A joint effort of the Union Future Farmers of America, the Union FFA Alumni, the Union Fire District, the Union Ambulance District, the Gerald Area Ambulance District and the Franklin County Sheriff's Department.)

The Emergency Numbering Service and Dispatch System was developed to expedite the delivery of emergency services to rural areas which are many times difficult to find. Franklin County's cadastral maps served as a base for this system.

This project was started by the Union Future Farmers of America and the Union FFA Alumni under the "Building Our American Communities" program. Fire and Ambulance District personnel, Sheriff's Department employees and many volunteers formed a not-for-profit corporation to administer the project.

Gerald Kerr, Director of Tax Equalization, and Gail Sawicki, Director of Mapping for Franklin County, were contacted for possible help in identifying and locating homes and larger buildings in the rural areas of the districts in the project. They suggested the use of Franklin County's cadastral maps and one of the computer management programs which had been developed for Tax Equalization purposes.

Cadastral maps furnished to the organizers were spread out on tables and parcels with buildings were identified from computer printouts listing all types of buildings on each property on each map. The use of the maps made it possible to assign emergency service numbers to properties on all roads in the district before road chairmen visited the property owner to solicit their cooperation in the project. The road chairman already knew the proposed emergency service number, the number and kind of buildings, the owner's name and the emergency service units serving the property.

By using the maps and other data from the Franklin County Tax Equalization files, the group was actually able to identify all pertinent information about each property before contacting owners and occupants of the property to get the additional information needed by the emergency number system for "dispatch" work.

"We would have never been able to set up such a complete system in the three months available for that phase of the project without the maps," state Kenneth Berghorn and Donald A. Albert, FFA Advisors.

D. COUNTY RECORDER OF DEEDS: Microfilm cards of all maps were provided to the County Recorder as soon as they were completed. The Recorder's staff reported these as helpful in servicing the public, especially those who needed copies of their deeds, but did not have the necessary information to retrieve that information from the Recorder's file. This also provided an additional edit of the maps, and possible errors were noted and forwarded to the Tax Equalization Department for review.

E. COUNTY PLANNING DEPARTMENT: The Planning Department has served as a base for map sales to the public. In addition to providing orthophotos, cadastral, and composite maps for sale, they also have available computer printouts identifying the parcel number, owner name and address for the parcels on each map.

The cadastral and composite maps, along with the associated computer printouts, have served as a valuable tool in the ongoing development of a land use plan for Franklin County. The land use studies developed have aided the following programs:

- Development of commercial, residential and agricultural areas
- Topographic features
- Traffic patterns
- Flood plain planning
- Water retention and storm drainage districts
- Highway entrances
- Sewer district siting and development
- Environmental reviews on county industrial project

In addition, the maps have played a vital part in the development of the site location for the new Franklin County Law Enforcement Building, and for proposals submitted for the Saturn and Toyota car plants, a Japanese steel plant, and other possible industrial projects.

OTHER USES WHICH HAVE BEEN SUGGESTED INCLUDE:

A. Using cadastral base mapping numbers as a common denominator for exchanging information between school districts, fire districts, ambulance districts, water districts, sewer districts, voter registration, personal property assessments, county and city building departments, real property assessments, recorder of deeds, county and city street departments, special road districts and county and city law enforcement departments.

Change in ownership of a parcel of real property is of importance to all of the above users. Therefore, a common number for real property, similar to a social security number for people, makes it possible to share and compare information for each particular piece of real estate. Change in occupant(s) on a parcel of real property is of interest to all the districts.

By using the cadastral base map number as a common denominator, the updating of files can be done on a daily, weekly or monthly basis to assure improved service by all districts. At the present time it is extremely difficult, and would be very expensive, for each unit to update their files on owners and occupants they serve. Owners would be alerting all of the changes by contacting any one of the units in the cooperative program.

B. CITIES/VILLAGES are expected to use the 18"x18" CADASTRAL BASE MAPS for additional type overlays in their planning program. These include:

- Subdivision Overlay
- Street Address Overlay
- Zoning Overlay
- Combination Annexation/Street and Alley Vacation Overlay
- Existing Land Use Overlay
- Street Improvement and Maintenance overlay(s)

C. COUNTY PLANNING DEPARTMENT is expected to use CADASTRAL MAPS for BASES to overlays in their planning program at some future date. These include:

- Subdivision Overlay
- Land Use Classification Overlay
- Projected Travel and Utilities Infrastructures Overlay
- Projected Commercial and Industrial Development
- Soil Survey Overlay
- Geological Structure Overlay

In Franklin County, the use of the cadastral tax map has been expanded to maximize the base that was provided through Reassessment. The beneficiaries have been the taxing jurisdictions and the taxpayers served by those jurisdictions.

NOTE: Gerald Kerr and Gail Sawicki are both members of MMA. They are no longer with Franklin County Tax Equalization. Gerald Kerr, also a former local government

specialist with University of Missouri Extension, is still assisting the Emergency Numbering Service in completing the dispatching phase of their program. Gail Sawicki is working with cities on multi-overlay systems for urban areas. If you have questions, you can reach Gail Sawicki at (314)583-8181 or Gerald Kerr at (314)583-3550.

NORTH CENTRAL REGIONAL ASSOCIATION OF ASSESSING OFFICERS

Dear NCRAAO Professional:

Please accept our invitation to "Wake Up To Missouri" and attend NCRAAO XI, the eleventh annual conference of the North Central Regional Association of Assessor Officers, April 13-15, 1986, at Lodge of the Four Seasons, Lake of the Ozarks, Missouri.

In keeping with tradition, Sunday's activities are all in fun. Golf and tennis tournaments are followed by registration and a cocktail reception hosted by the Kansas City Chapter of IAAO, Missouri Assessor's Association and Missouri Mappers Association.

Bill Diggs, IAAO President will join us on Monday as our luncheon speaker.

Thirty hours of educational sessions are planned; some new, some back by popular demand. The topics are firm but if we are unable to accommodate all who want to attend any one program every effort will be made to repeat it.

We will bring the conference to a close with a gala banquet and country music show on Tuesday evening.

Pat Shields and the hospitality committee will welcome one and all to the Tuesday evening cocktail reception as well as the most spectacular hospitality suite ever seen.

Our spouses will be treated to a full schedule of enriching activities before relaxing in the sauna or whirlpool before Tuesday's finale.

Golf on a Robert Trent Jones designed course. The 13th tee is on the roof of the resort owners home! Tennis will be held indoors! The indoor/outdoor pool will be open until midnight Monday.

Come early and stay late at the same hotel rate.

A good time will be had by all!

Sincerely,

Samuel C. Jones

President, NCRAAO

ELEVENTH ANNUAL CONFERENCE NORTH CENTRAL REGIONAL ASSOCIATION OF ASSESSING OFFICERS

Please indicate your registration below:

_____ \$75 for all conference events, including luncheon on Monday and NCRAAO banquet gala Tuesday evening.

_____ My spouse/guest will take part in the spouse/guest program, cost \$50. Includes meals above plus luncheon cruise Tuesday; Japanese brush art demonstration; Ha Ha Tonka Castle Tour; Steam, Sauna and Whirlpool Session; Shopping Tour and Much More!

Name of Spouse or Guest _____

Please Print

_____ Golf Tournament, Sunday, April 13, \$45

_____ Tennis Tournament, Sunday, April 13th, \$20

_____ Payment Enclosed.

_____ Will Pay at Conference.

YOU MUST REGISTER ON OR BEFORE APRIL 1, 1986

I am willing to serve as a moderator _____ or certification monitor _____.

RETURN TO: (Please Print)

NCRAAO CONFERENCE

P.O. Box 146

Jefferson City, MO 65102

Name _____

Title _____

Jurisdiction _____

NCRAAO Office Held _____

Mailing Address _____

Telephone _____

April 13-15, 1986

Lodge of the Four Seasons

Lake Ozark

Missouri, 65049

HOTEL RESERVATIONS: Call Toll Free - 1-800-325-8611 (U.S.) or 1-800-392-0790 (Mo.) Rates: \$52 single, \$56 double. HOTEL RESERVATIONS MUST BE MADE NOT LATER THAN MARCH 13, 1986.

I plan to attend the following workshop sessions. (The schedule shown is tentative and may change to accommodate the greatest number of registrants.)

April 14, a.m. Computer Assisted Mass Appraisal (CAMA) Expectation vs. Reality

April 14, p.m.

_____ (1) The Challenge of Appraising Unusual Properties

_____ (2) Effective Use of Personnel/New Developments in Employment Law

_____ (3) Planning the Reappraisal/Negotiating Contracts for Appraisal and Mapping Services

April 15, a.m.

_____ (4) Preparing A Residential Appeal/Presenting the Appeal

_____ (5) Implementation of a Multi-Use Cadastral Mapping System

_____ (6) Stress and Conflict Management

April 15, p.m.

_____ (7) Developing Low Cost Public Information Programs

_____ (8) Soil Mapping With a Desktop Computer

_____ (9) Tour of Bagnell Dam Hydro-Electric Plant

If additional information is needed please contact Samuel C. Jones, NCRAAO President at address above or 314/751-1705.

THE LITE TABLE

Book B
Dated 1-14-1861
Grantee: Welcome Litchworth, Trustee for Good Hope Baptist Church

Page 222
Filed 1-14-1861

A part of the NE¼ of the SE¼ of Sec 7 Twp 30 of Rng 17. Beginning at Black Jack, thence North to point, on line running from East to West, thence west with said line to the NW corner of said quarter, thence South with the line leading from North to South to a point opposite the place of beginning containing 2 acres more or less.

This was sent in by Susan Williams, Mapping, Webster County Assessor's Office, Marshfield, MO.

If you have any interesting legal descriptions or surveys, please share them with us. We all enjoy reading the crazy legal descriptions someone else has to work with. Send them to: Ken Eftink, 44 N. Lorimier, Cape Girardeau, MO 63701.



CHANGE YOUR ADDRESS

If you have moved recently, please let us know so you will get the MMA News on schedule. Send change of address notices to Sylvian Schoeneberg at Moniteau County Courthouse, California, MO 65018 or call 314-796-4637.



Gail Bauche Sawicki
Drafting Services

903 West Springfield
Union, Missouri 63084
(314) 583-8181

INK TIPS

Do you have something in your office that helps you out or do you do something that saves you time? The publication committee would like to put your neat idea in our newsletter so we can all benefit from it. Send your suggestions to: Ken Eftink

44 N. Lorimier
Cape Girardeau, MO 63701

BUSINESS CARD ADVERTISING

Don't forget to send us your card if you want it published in the next issue. This service is free to our members and is continuing to grow.



Southeast Missouri County office personnel solving problems presented in map maintenance workshop in Sikeston.



Bob Norris of the State Tax Commission presenting a map maintenance workshop.



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