

# 1 Interview Summaries

## 1.1 Town of Sanford (Assessing)

Interview Type            Personal, Municipality  
Interview Location       Sanford Town Hall  
Interview Date            October 17, 2001  
Summary Date            October 28, 2001  
Interviewer               AGI / Richard Sutton [rs@appgeo.com](mailto:rs@appgeo.com)  
Interviewed:              Lawrence Dolby, Assessor  
                                 George Greene, Assistant Assessor

Staff Size (approx)       3

Budget (approx)

URL:                        [www.sanfordmaine.org/assessor.html](http://www.sanfordmaine.org/assessor.html)

### 1.1.1 Overview

Sanford is a town of approximately 22,000 people and 9,400 taxable real estate parcels. Total net taxable real value in the town is \$685,000,000. Building permits average less than 60/year. Growth rate 1990-2000 was approximately 5%. Of the 8,300 total housing units in 1990, 4,731 were single family homes, 3,029 were multi family and 570 were mobile homes. Median value of housing units in Sanford is \$95,000.

The town maintains full-time staff and is open to the public five days a week.

### 1.1.2 GIS Initiatives

#### 1.1.2.1 Overview of GIS Utilization

There is currently no GIS being used by the Assessing Department in Sanford. The value of GIS is recognized and the town has moderate resources to spend on implementation, but has yet to decide on a workable approach. There is a GIS committee and an understanding that GIS is becoming increasingly indispensable as a tool of assessing as well as other town departments.

#### 1.1.2.2 GIS Operating Environment and Infrastructure

#### 1.1.2.3 GIS Data Resources and Requirements

##### 1.1.2.3.1 Spatial Data

An independent surveyor (Dan Libby) has digitized all parcels in the town in AutoCad. This was performed without a clear specification using paper source documents at varying scales. An E-size plot of these parcels was available at the Southern Maine Regional Planning Commission for inspection. Visual inspection reveals many linear undershoots and unclosed polygons along with numerous other ambiguities and anomalies. There is no polygon topology. It is unclear whether this product will be useable as a parcels layer for anything more than townwide planning purposes.

There are 225 mylar maps in the town assessing atlas, dating from approximately 1954.

There is no large format zoning map in use.

Sewer & Water (Mike Hanson) purportedly has good townwide sub-meter GPS data for most manholes and hydrants, but has no GIS basemap to use with these data.

**Existing data sets include:**

Rudimentary town-wide parcels  
Sewer and water GPS points

**Currently unavailable but desired data sets include:**

Parcels with polygon topology  
Road centerlines  
New base map information (e.g. orthophotos, buildings, road edges, etc.)

1.1.2.3.2 Attribute Data

CAMA attributes (VISION) will be available within the next six months.

1.1.2.3.3 Data Issues

**1.1.2.4 GIS Applications and Application Requirements**

There are currently no GIS applications in use by the Sanford Assessing Department. Water & Sewer owns the GPS unit that is being used to collect locations of most visible water and sewer infrastructure throughout the town.

**Planned future GIS activity and applications:**

- Parcel GIS data layer development

1.1.3 Other Relevant Issues

- Camp Dresser & McKee (CDM) delivered a \$500,000 flyover/planimetric proposal to Sanford in 1995. This was a slight variant of the specification that was completed for Lewiston, Maine. This expenditure was completely out of the range of the town of Sanford at the time. Other departments weren't willing to contribute and the initiative hasn't been rekindled.
- Approximately \$50,000 is available to develop parcels and other base layers for the town.
- There is no orthophoto base to anchor the Dan Libby's parcels, but the Water & Sewer GPS unit could potentially be used to capture enough points to anchor this data set to acceptable real world coordinates.

#### 1.1.4 Major Benefits and Cost Justification

Sanford's benefit from automated parcels will be typical for a mid-sized New England town: abutters lists and analysis, thematic maps from CAMA data, base on which to develop other GIS data sets that can be linked to parcels by address (e.g. school enrollment file), and as a base for other applications in other departments.