

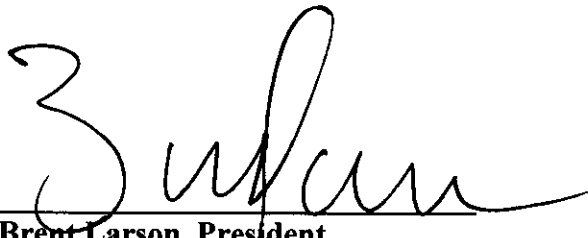
**ORDER: ACCEPT AGREEMENT WITH TRI-STATE CONSULTING FOR MAPPING
SERVICES FOR THE 2025-2028 TAX ROLE FILES**

Motion was made by Tim Gordon, duly seconded by Scott Allen, to accept agreement with Tri-State Consulting for mapping services for the 2025-2028 Tax Role Files.

The vote on the motion was as follows:

Supervisor Brent Larson, voted yes
Supervisor John Morgan, voted yes
Supervisor Tim Gordon, voted yes
Supervisor Scott Allen, voted yes
Supervisor Greg Bynum, voted yes

After the vote, President Larson, declared the motion carried, this the 3rd day of June, 2024.



**Brent Larson, President
Board of Supervisors**



Mike Roberts, Chancery Clerk

**STATE OF MISSISSIPPI
COUNTY OF LAFAYETTE**

AGREEMENT FOR MAPPING SERVICES

THIS DAY THIS agreement made and entered into by and between the Lafayette County Board of Supervisors herein after referred to as the "County" and Tri-State Consulting Services, Inc., herein after referred to as the "Contractor".

WITNESSETH;

That Lafayette County must maintain and update ownership maps to remain in compliance with the Mississippi Department of Revenue rules and regulations; Therefore, the Board of Supervisors is desirous of employing Tri-State Consulting Services, Inc. for providing certain mapping services and Tri-State Consulting Services, Inc. is desirous of providing such services.

Now therefore, for and in consideration of the mutual terms, conditions, and promises herein contained, Tri-State Consulting Services, Inc., does hereby agree to furnish said services.

SCOPE OF WORK

1. All work performed will be under the direction and approval of the Lafayette County Tax Assessor.
2. Contractor will update, correct and maintain County's ownership maps and related materials for instruments (deeds, subdivision plats, right-of way plans and probated wills) recorded January 1, 2024 and continuing through December 31, 2027 with a completion date of June 15, 2028. This will be for the 2025, 2026, 2027 and 2028 land roll files.
3. Contractor will be responsible for making all splits, name changes, map changes, deletions, combinations, layout of new subdivisions and right-of-way plans and any change or update necessary for the maintenance of said maps and related materials during the period covered by this agreement.

4. A digital change form shall be created for each mapping change. At a minimum, data contained in this form will include grantor name, grantee name and address, deed reference and date, section-township-range, type change code, parcel number and legal description.
5. Contractor shall electronically update the land roll ownership data in the AS400 using Delta's upload program.
6. Sales letters will be generated for relevant conveyances. These letters will be in a format approved by the Tax Assessor and shall be printed and folded for mailing purposes.
7. Contractor will provide an electronically generated deed log. At a minimum the log shall contain grantor, grantee, deed reference, date and parcel number. The deed log will be sent to the Mississippi Department of Revenue (MDOR) on behalf of County.
8. Both new parcel splits and parent parcels valued on an agricultural use basis will be recalculated as to use and productivity. The land use breakdown will be uploaded in to the AS400 using Delta's upload program.
9. Contractor will update existing AutoCad files maintaining the parcel database links. These links shall be maintained in a manner consistent with the existing DWG files. Layers, fonts, line types and other related data shall be maintained in a manner consistent with the existing data. All parcel boundaries will be maintained as closed polygons. The AutoCad data will be converted to ArcGIS for land use calculations and updating the parcel web site.
10. Once all maps have been updated eight (8) sets of maps will be provided. All sets will be bound with an acetate cover for each year.
11. The County will provide at no additional cost to the Contractor:
 - A. Digital copies of all required deeds and plats including indexing information
 - B. Access to the IBM AS400 computer
12. All work must meet or exceed the requirements of the Mississippi Department of Revenue.

13. Personnel involved in maintaining the maps will be familiar with all cadastral mapping procedures and have a minimum of ten (10) years experience. Contractor will keep a designated MAE Appraiser on staff for the duration of the project to oversee the land use calculations.

PAYMENT AND TERMS

Compensation for all services will be a total of One Hundred Eighty Nine Thousand Two Hundred Dollars (\$189,200) for the 4 year period. Invoicing will begin in October 2024 and will continue until project completion.

STARTING AND COMPLETION DATES

Work shall begin as soon as practical and continue without interruption until completed on or before June 15th of each year in compliance with Department of Revenue Mapping Requirements (Rule 6).

LAWS TO BE OBSERVED

The Contractor shall be presumed to be familiar with all Federal, State, and local laws, ordinances, codes, and regulations which in any manner affect those engaged or employed in the work or in any way affect the conduct of the work. No pleas of misunderstanding or ignorance on the part of the Contractor shall in any way serve to modify or amend any of the provisions contained herein.

RESPONSIBILITY FOR DAMAGE CLAIMS

The Contractor and his insurance carrier shall indemnify and save harmless the Client and all of its officers, agents, and employees from any and all suits, actions or claims of any character, name, and description brought for or on account of any injuries or damages received or sustained by any person, persons, firms, corporations or property, by or from the contractor or his employees. It is understood and agreed that the contractor shall be

deemed in all respects and for all purposes as an "independent contractor".

The contractor shall carry public liability insurance and workmen's compensation insurance which shall save harmless the property owner, Lafayette County, and all county officials and other representatives from any claims, demands, actions, and causes of action arising from any act, either intentional or negligent, or the omission of act or acts by the contractor, his agents and employees, in the performance of these specifications.

MISCELLANEOUS PROVISIONS

The Contractor waives all rights accorded under Section 31-5-15, Mississippi Code (1972) Ann., as amended.

This contract represents the entire agreement between the parties hereto and the same shall not be modified, except that the same shall be evidenced by writing and executed by the parties. The terms, conditions, promises, and covenants herein contained shall obligate and be binding upon and insure to the benefit of the heirs, legatees, devisees, beneficiaries, executors, administrators, personal representatives, corporate successors, and successors in office of the parties hereto.

WITNESS THE EXECUTION HEREOF IN DUPLICATE ORIGINAL, any executed copy of
which shall be deemed for all purposes as an original, on this the 3rd day of
June, 2024.

BY: *Zurfan* County
Board of Supervisors

ATTEST: *[Signature]*



Contractor
BY: *Monica Dennis*
Vice President
Tri-State Consulting Services, Inc.

ATTEST: *Hillary Allen*

(SEAL)



**STATE OF MISSISSIPPI
COUNTY OF LAFAYETTE**

**AGREEMENT FOR TASKS ASSOCIATED WITH
THE ACQUISITION OF NEW ORTHOPHOTOGRAPHY**

THIS DAY THIS agreement made and entered into by and between the Lafayette County Board of Supervisors herein after referred to as the "County" and Tri-State Consulting Services, Inc., herein after referred to as the "Contractor".

WITNESSETH;

That Lafayette County is one of 30 counties that were flown in January/February 2024 as part of the Mississippi Digital Earth Model (MDEM) Cadastral Framework Data Layer creation sponsored by Mississippi Department of Environmental Quality (MDEQ). As part of this project each participating county will receive 6" countywide orthophotography in exchange for the parcel data. Acquiring new countywide 6" orthophotography triggers some tasks not covered by the MDEM project.

Therefore, the Board of Supervisors is desirous of employing Tri-State Consulting Services, Inc. for providing certain services and Tri-State Consulting Services, Inc. is desirous of providing such services.

Now therefore, for and in consideration of the mutual terms, conditions, and promises herein contained, Tri-State Consulting Services, Inc., does hereby agree to furnish said services.

SCOPE OF WORK

1. The orthophotography images are delivered in a tile scheme and format that does not match the layout of the existing maps. The 5000'x5000' tiles will be recut with world files created to match the current map sheet layout. The new images will be inserted into each map file for tax map recreation. The Contractor will load the new orthophotography into the county's current digital map viewers.

2. The new orthophotography will need to be updated on the web server for public viewing on the parcel website. Contractor will store up to two (2) years of orthophotography on the website.
3. Change detection is a widely utilized task in determining changes in structures from one year to another. This data will allow tax offices to see changes in the office to determine whether field work is required. Contractor will compare the last orthophotography flown to the new 2024 orthophotography provided by MDEQ and pick up any changes for assessment purposes. Contractor will provide a spreadsheet listing parcels numbers and structures that have differences such as additions, new structures or structures no longer on the property. Contractor will also provide a GIS point data layer with type of change classification on each structure with a detected change. The data can be viewed using a secure web based GIS viewer with all source data and resulting change detection results for office staffs use only. The data can also be loaded onto a GPS enabled tablet for field verification. Tablet set up and cost not included as part of the scope of work of this contract.
4. The Mississippi Department of Revenue (MDOR) requires that all parcels valued on an agricultural use basis be recalculated within two (2) years of acquisition of new orthophotography. Land use (cultivable/uncultivable) will need to be delineated. The new digital soil maps available from NRCS will be imported into the data set and soils grouped according to productivity. Parcels valued on an agricultural use basis will be recalculated with the results being uploaded into the appraisal file on the AS400 for the 2026 land roll. The Contractor employs two Mississippi Assessment Evaluators (MAE) as required by MDOR to oversee calculations.

PAYMENT AND TERMS

Compensation for all services will be a total of Eighteen Thousand Nine Hundred Dollars (\$18,900). Progress invoices will begin after October 1, 2024 and will continue until project completion.

STARTING AND COMPLETION DATES

Work shall begin upon receipt of the orthophotography from MDEQ and will be completed by June 30, 2026.

LAWS TO BE OBSERVED

The Contractor shall be presumed to be familiar with all Federal, State, and local laws, ordinances, codes, and regulations which in any manner affect those engaged or employed in the work or in any way affect the conduct of the work. No pleas of misunderstanding or ignorance on the part of the Contractor shall in any way serve to modify or amend any of the provisions contained herein.

RESPONSIBILITY FOR DAMAGE CLAIMS

The Contractor and his insurance carrier shall indemnify and save harmless the Client and all of its officers, agents, and employees from any and all suits, actions or claims of any character, name, and description brought for or on account of any injuries or damages received or sustained by any person, persons, firms, corporations or property, by or from the contractor or his employees. It is understood and agreed that the contractor shall be deemed in all respects and for all purposes as an "independent contractor".

The contractor shall carry public liability insurance and workmen's compensation insurance which shall save harmless the property owner, Lafayette County, and all county officials and other representatives from any claims, demands, actions, and causes of action arising from any act, either intentional or negligent, or the omission of act or acts by the contractor, his agents and employees, in the performance of these specifications.

MISCELLANEOUS PROVISIONS

The Contractor waives all rights accorded under Section 31-5-15, Mississippi Code (1972) Ann., as amended.

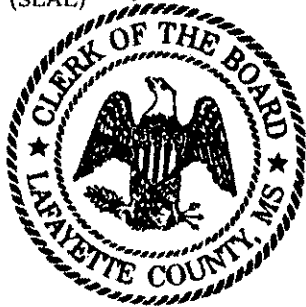
This contract represents the entire agreement between the parties hereto and the same shall not be modified, except that the same shall be evidenced by writing and executed by the parties. The terms, conditions, promises, and covenants herein contained shall obligate and

be binding upon and insure to the benefit of the heirs, legatees, devisees, beneficiaries, executors, administrators, personal representatives, corporate successors, and successors in office of the parties hereto.

WITNESS THE EXECUTION HEREOF IN DUPLICATE ORIGINAL, any executed copy of which shall be deemed for all purposes as an original, on this the 3rd day of June, 2024.

BY: [Signature]
County
Board of Supervisors

ATTEST: [Signature]
(SEAL)



Contractor
BY: Monica Dennis
Vice President
Tri-State Consulting Services, Inc.

ATTEST: Hillary Allen
(SEAL)



TRI-STATE CONSULTING SERVICES, INC

415 Church Ave
Philadelphia, MS 39350
P (601) 656-2569
F (601) 656-6077

PO Box 8485
Gadsden, AL 35902
P (205) 338-1060
F (205) 338-1064

1019 Forrest Ave
Gadsden, AL 35901
P (205) 338-1060
F (205) 338-1064

April 22, 2024

Lafayette County MS Tax Assessor
Rocky Kennedy
300 North Lamar Ste 103
Oxford, MS 38655

Tri-State Consulting Services, Inc (TSC) is pleased to provide the following quote for tasks associated with the acquisition of new orthophotography.

Lafayette County is one of 30 counties that were flown in January/February 2024 as part of the Mississippi Digital Earth Model (MDEM) Cadastral Framework Data Layer creation sponsored by Mississippi Department of Environmental Quality (MDEQ). As part of this project each participating county will receive 6" countywide orthophotography in exchange for the parcel data. Acquiring new countywide 6" orthophotography triggers some tasks not covered by the MDEM project. Below is a description of those tasks and the cost associated with each task.

1. Re-Cut image tiles. The orthophotography images are delivered in a tile scheme and format that does not match the layout of the existing maps. The 5000'x5000' tiles will be recut with world files created to match the current map sheet layout. The new images will be inserted into each map file for tax map recreation. TSC will load the new orthophotography into the county's current digital map viewers.

COST- \$2,000

2. Update Web- The new imagery will need to be updated on the web server. TSC can store up to 2 years of imagery on the website.

COST- \$1,000

3. Change detection- Change detection is a widely utilized task in determining changes in structures from one year to another. This data will allow tax offices to see changes in the office to determine whether field work is required. TSC will compare the last orthophotography flown to the new 2024 orthophotography provided by MDEQ and pick up any changes for assessment purposes. TSC will provide a spreadsheet listing parcels numbers and structures that have differences such as additions, new structures or structures no longer on the property. TSC will also provide a GIS point data layer with type of change classification on each structure with a detected change. The data can be viewed using a secure web based GIS viewer with all source data and resulting change detection results for office staffs use only. The data can also be loaded

onto a GPS enabled tablet for field verification. This information can be loaded onto the existing tablet.

COST- \$9,900

4. Land Use. The Mississippi Department of Revenue requires that all parcels valued on an agricultural use basis be recalculated within two years of acquisition of new orthophotography. Land use (cultivable/uncultivable) will need to be delineated. The new digital soil maps available from NRCS will be imported into the data set and soils grouped according to productivity. Parcels valued on an agricultural use basis will be recalculated with the results being uploaded into the appraisal file on the AS400. TSC employs two Mississippi Assessment Evaluators (MAE) as required by MDOR to oversee calculations.

COST- \$6,000 (For 2026 tax roll)

The total cost for all 4 tasks is \$18,900. For budgetary purposes the tasks can be invoiced over 2 budget years.

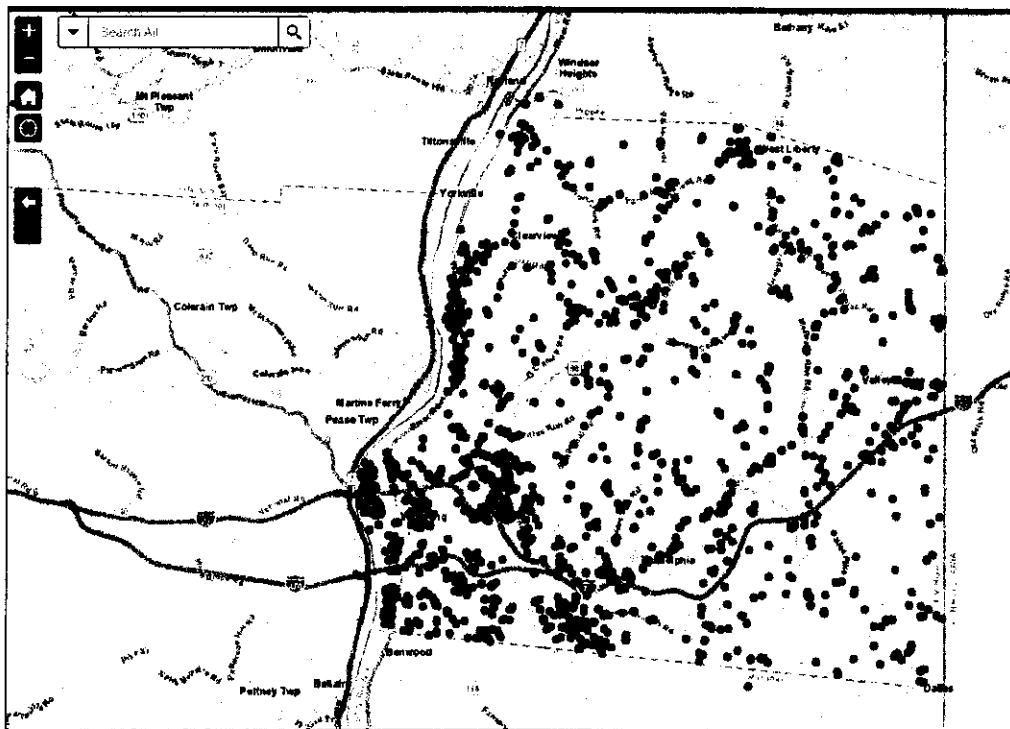
Let me know if you need a contract for these tasks.

Best Regards,

Monica Dennis, CMS

Vice President

Change Detection

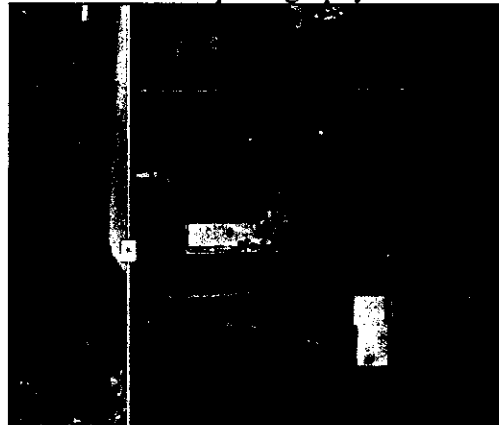


Map of GIS point data layer

New orthophotography



Old orthophotography



Change detection classification results



Change detection result spreadsheet

A	B	C	D
PARCEL_ID	CHANGE TYPE	COMMENT	DIST
01 RB1001300000000	OTHER	MOVED	1
01 RB1001300000000	NEW OUT BUILDING		1
01 RB1001600020000	NEW OUT BUILDING		1
01 RB2000100060000	NEW STRUCTURE		1
01 RB2000100210000	NEW STRUCTURE		1
01 RB2000100220000	NEW STRUCTURE		1
01 RB2000200090000	NEW STRUCTURE		1
01 RB2000200130000	NEW STRUCTURE		1
01 RB2000200140000	NEW STRUCTURE		1
01 RB2000200150000	NEW STRUCTURE		1
01 RB2000200160000	NEW STRUCTURE		1
01 RB2001400010000	NEW STRUCTURE		1
01 RB2001400010000	NEW STRUCTURE		1
01 RB2001400010000	NEW STRUCTURE		1
01 RB2001400020000	NEW OUT BUILDING	SHED	1
01 RB2001400020000	NEW OUT BUILDING	SHED	1