01/25/2017 Bill Baker – SDAT
I added two Excel files which include the file layout for the extract files (nothing has changed) and the codes that we use. There were some changes in the codes. On the Quality codes page, we removed the descriptions for each code, so now they are just 1 thru 9. On the Structural Element Categories page, we added one new code (FNM) for Foundation: Manufactured Home.

Everything else is the same as last year.

CHANGES TO EXTRACTS PROVIDED TO MARYLAND DEPT. OF PLANNING IN AAVS DATABASE SYSTEM

1. The file format of the CAMA Data extracts will be ASCII files rather than FoxPro tables. The new system uses Microsoft SQL Server as the database, so the FoxPro tables will no longer be available.
2. Some fields will be eliminated in the new database system because they are either obsolete or just not needed. The following fields are being eliminated:
    a. Exempt Status – Currently, this field's value is 0, 1, 2 or 3. These values indicate whether an exemption is for County, State or both. The AAVS system will have a table that lists each jurisdiction that receives the exemption. So, there would be separate lines in the table for County, State or Municipality, depending on which of these the exemption applies to. The table could have all 3 of these or just one for each exempt account. This system makes the Exempt Status code unnecessary.
    b. For each sale record, the Deed Reference 2 fields, Clerk's Initials fields and Grantor Deed Reference fields will all be eliminated. In the AAVS system, each sale record will have a Notes field, which will be used to store any information that was in these eliminated fields. Going forward, this data can be entered in the Notes field if desired. These fields were rarely used and the new database did not have a corresponding field to transfer the data to, other than Notes.
3. CAMA Set and CAMA Subset – These two fields will be combined into one field in the AAVS system. This field will be the Neighborhood. The Neighborhood code will actually be a combination of the CAMA Set and Subset codes. For example, in Washington County (county code 22), if an account had a CAMA set code of 5.02 and a subset code of 7, the Neighborhood code will be 5020007.22.
4. The data that is extracted from our existing CAMA system will be very different in the AAVS system. This is the data for buildings, land and accessory structures. There will not be separate extract files for residential and commercial. All of this data is in the same database and the same tables in AAVS, so it can all be extracted together. The following tables in AAVS will have to be extracted into separate files:
    a. Buildings – This table holds the main data for each building, both dwellings and commercial buildings. Fields in this table are: Account Number, Building Number, Building Type (Same as Dwelling Type and Bld_code1), Class, Quality (same as Grade and Quality), Year Built, Total

Enclosed Area, Average Area and Average Perimeter.   The AAVS system does not calculate or use Total Foundation Area or Total Perimeter, so these fields will not be available any more.

b. Subareas – This table is a child of the Buildings table. Any area of a building that can be sketched is considered a subarea. These include dwelling sections (1 story no bsmt, 2 story with bsmt, split foyer, etc.), commercial building base area, porches, garages, breezeways, attached storage and attached greenhouse. The fields in this table are: Account Number, Building Number, Subarea Number, Subarea code, Actual Area (foundation area), Enclosed Area (total area of all floors) and Perimeter. For commercial buildings, there is a special subarea for storing the Average Area and Average Perimeter, which is used for valuation purposes, only.   Dwelling areas will no longer be separated into a separate Section 1 area and remaining areas. All dwelling areas will be in the subarea table.

c. Coded Structural Elements – This table is a child of the Buildings table. A coded structural element is a building feature that is not a specific size. Examples are, Heat Type, Roof Cover, Air Conditioning, Condition, Exterior Wall, Subfloor, etc. Each of these items has an associated list of types that the user chooses from. For example, the Heat Type element has types such as Hot Air, Heat Pump, Electric, Solar, etc. Each element also has a percentage field so the assessor can enter the percentage of the building that contains that structural element. A building can have the same structural element listed more than once. For example, a dwelling can have the Exterior Wall element with Brick selected as the type at 75% and another Exterior Wall element with Frame selected as the type at 25%. The fields in this table are: Account Number, Building Number, Element Number, Element Type, Element Code and Percentage.

d. Unit Structural Elements – This table is a child of the Buildings table. A Unit Structural Element is a building feature that has a size or number. Some examples are Full Bathrooms, half baths, finished basement and brick trim. For commercial buildings, the number of stories and story height are unit structural elements. The fields in this table are: Account Number, Building Number, Element Number, Element Type and Units.

e. Accessory Structures (referred to as Extra Features in AAVS) – These are items that are separate from the buildings, such as swimming pools, detached garages, farm buildings, etc. This is also the table where building feature overrides can be entered. The table has a field that links the item to a building, if needed. The fields in this table are: Account Number, Item Number, Item Code, Grade, Building Number (used to link the item to a building), Size/Number of Units, Year Built, Condition and Notes.   The Notes field will be used the same as the Name field in the existing extracts. If the assessor wants to enter an item that is not in the list of codes, a special code for an override would be used and the assessor would enter a name or description in the notes field.

f. Common Land – This table holds land information for Non-agricultural land. The data in this table is the same as the Commercial Land data in the current extract, but it will also contain land data for residential accounts that was not previously available for the extracts. The fields in this table are: Account Number, Land Line Number, Land Code, Zoning, Unit Type (Acre, Sq. Ft., Site), Size/Units and Notes. The notes field is used to enter a name or description for an override land type.

g. Classified Land – This table holds land data for areas that receive a special legislated value, such as agricultural use, forestry and environmental trust. The fields in this table are the same as in the Common Land table.