Douglas County Wisconsin Statewide Parcel Initiative Report 2026

December 2, 2026

Act 20

WI Statewide Parcel Initiative

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WISCONSIN DEPARTMENT OF ADMINISTRATION

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Act 20 and the Wisconsin Land Information Program

Act 20, the biennial state budget for state fiscal years 2014 and 2015, has wide-ranging implications for the Wisconsin Land Information Program (WLIP). Changes to the WLIP generated by Act 20 fall under five broad categories:

- Initiative to Create a Statewide Digital Parcel Map
- Increase in Base Budget and Training & Education Grant Eligibility
- Increase in Land Information Fund Revenue
- Update Frequency for County Land Information Plans
- Penalties and Deadlines

Some of these changes, such as increased grant eligibility, take effect in the near term, while other measures, such as an increase in Land Information Fund revenue, will be implemented over the course of the next few years.

One of the most novel provisions of Act 20 affecting the WLIP is the directive for DOA to create an implementation plan for a statewide digital parcel map, which will be a collaborative effort with local governments. A complete, accurate, and continuously maintained digital parcel map would protect and grow Wisconsin's $460 billion in taxable real estate assets, improve governmental services, and enhance the state's economic competitiveness.

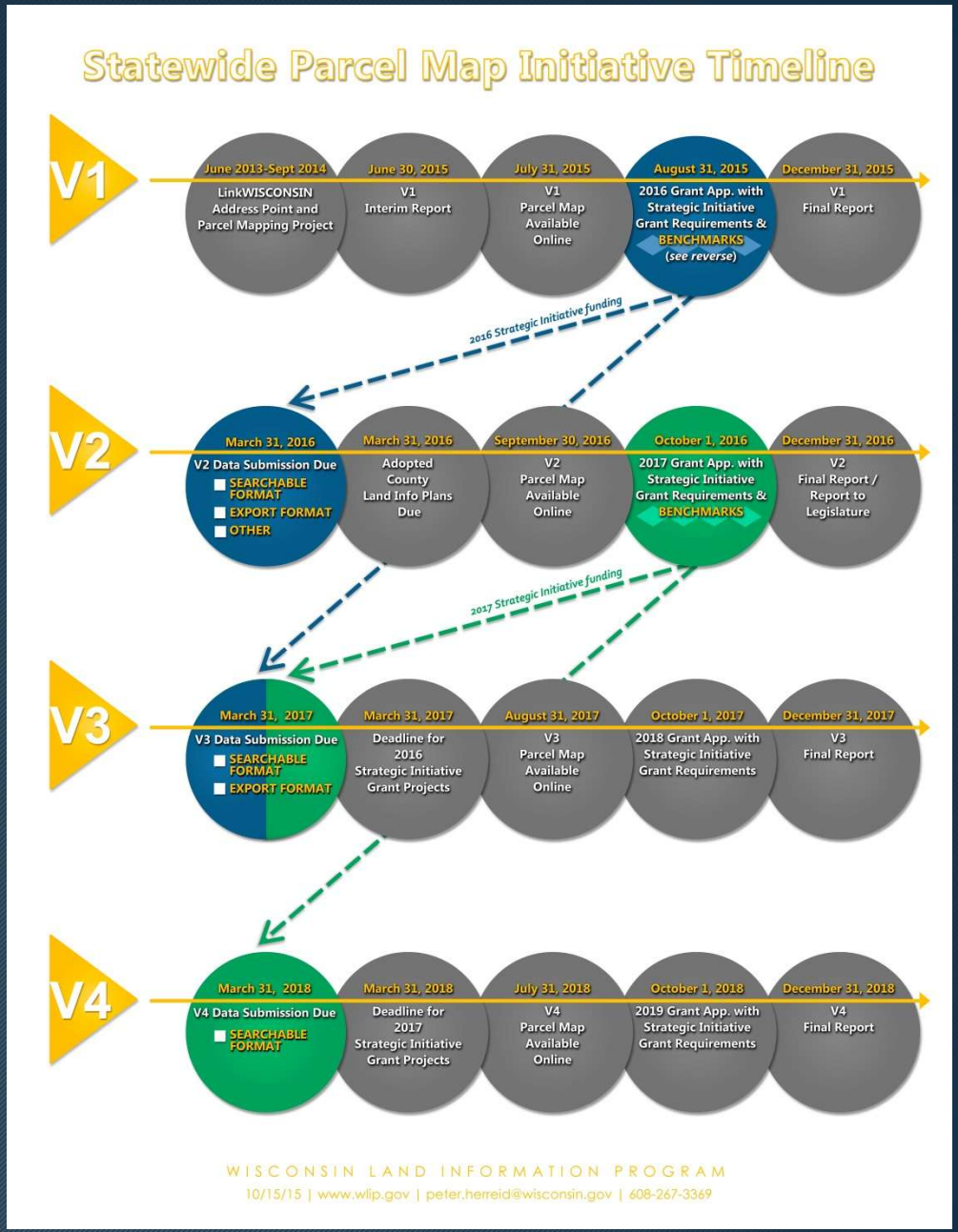
Initiative to Create a Statewide Digital Parcel Map

Section 186.[1] Act 20 directs DOA to create an implementation plan for a statewide parcel map and directs counties to coordinate their digital parcel mapping with the state. The implementation planning process will define the end product envisioned for a five-year process of statewide digital parcel map development—a geographic information system (GIS) that meets end users' business needs, whether at the state or local levels of government, as well as those of the private sector.

[1] SECTION 186. 16.967 (3) (h) of the statutes is created to read:
16.967 (3) (h) Establish an implementation plan for a statewide digital parcel map.
SECTION 186k. 16.967 (7) (a) 2m. of the statutes is created to read:
16.967 (7) (a) 2m. In coordination with the department, the creation, maintenance, or updating of a digital parcel map.

WI Statewide Parcel Initiative Now at V12

Benchmarks



Benchmarks

WI Statewide Parcel Initiative

BENCHMARKS OVERVIEW

V1 — 2015

Parcel and Zoning Data Submission

- No standards
- Submit county-wide digital parcel data with "Act 20" attributes as-is
- Submit parcel geometries
- Submit county-maintained zoning data

V2 — 2016

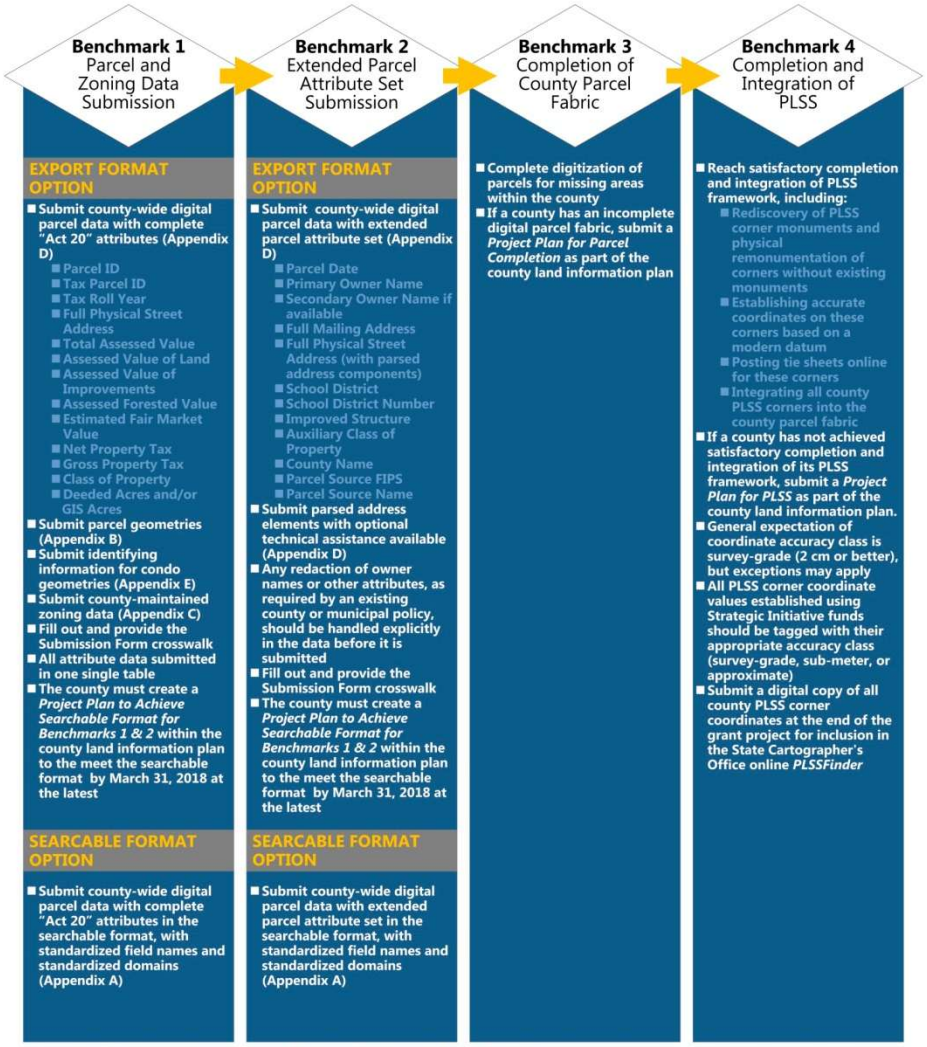
	Benchmark 1: Parcel and Zoning Data Submission	Benchmark 2: Extended Parcel Attribute Set Submission	Benchmark 3: Completion of County Parcel Fabric	Benchmark 4: Completion and Integration of PLSS
EXPORT FORMAT	★☆☆☆☆ ✓ Submit county-wide digital parcel data with complete "Act 20" attributes ✓ Submit parcel geometries ✓ Submit identifying information for condo geometries ✓ Submit county-maintained zoning data ✓ Fill out and provide the Submission Form crosswalk ✓ All attribute data submitted in one single table	★★☆☆☆ ✓ Submit county-wide digital parcel data with extended parcel attribute set ✓ Submit parsed address components with optional technical assistance available	✓ Complete digitization of parcels for all missing areas within the county ✓ Submit plan detailing current parcel status and future goals, timeline, and budget	✓ Reach satisfactory completion of PLSS network ✓ General expectation is "survey-grade" (2 cm or better) ✓ Lower-quality grades are "sub-meter" and "approximate" ✓ Submit plan including current PLSS status, goals, timeline, budget, documentation of missing corners, and documentation of efforts to collaborate with neighboring counties ✓ Submit copy of current PLSS dataset following PLSSFinder standard
SEARCHABLE FORMAT	★★★☆☆ ✓ Submit county-wide digital parcel data with complete "Act 20" attributes in the searchable format, with standardized field names and standardized domains	★★★★★ ✓ Submit county-wide digital parcel data with extended parcel attribute set in the searchable format, with standardized field names and standardized domains		

V3 — 2017

	Benchmark 1: Parcel and Zoning Data Submission	Benchmark 2: Extended Parcel Attribute Set	Benchmark 3: Completion of County Parcel Fabric	Benchmark 4: Completion and Integration of PLSS
SEARCHABLE FORMAT	✓ Submit county-wide digital parcel data with complete "Act 20" attributes in the searchable format, with standardized field names and standardized domains	✓ Submit county-wide digital parcel data with extended parcel attribute set in the searchable format, with standardized field names and standardized domains	✓ The same or similar to 2016 Benchmark 3	✓ The same or similar to 2016 Benchmark 4

WI Statewide Parcel Initiative

Benchmarks



Summary of benchmarks from V1 Interim Report and V1 Interim Report Appendices

WI Statewide Parcel Initiative

Version 7 Statewide Parcel Map Database Project OBSERVATION REPORT **Douglas County**

ACTION REQUIRED TO MEET STATEWIDE SCHEMA

PARCEL FEATURE CLASS
WITH TAX ROLL DATA

✓ **PARCELID**	
✓ **TAXPARCELID**	
✓ **PARCELDATE**	
✓ **TAXROLLYEAR**	
◆ **OWNERNME1**	• **OWNERNME1**: See comment below in AUXCLASS regarding owner names for government-owned tax exempt lands.
✓ **OWNERNME2**	
✱ **PSTLADRESS**	• **PSTLADRESS**: Approximately 4 records with partial mailing address values containing only city, state, and zip—such as ', SUPERIOR, WI 54880.' Mailing address values should not be incomplete. Clean these records by entering a complete mailing address in the PSTLADRESS field, or enter <Null> for parcels without a *complete* mailing address.
✓ **SITEADRESS**	
✓ **ADDNUMPREFIX**	
✓ **ADDNUM**	
✓ **ADDNUMSUFFIX**	
✓ **PREFIX** – with standardized domains	
✓ **STREETNAME**	
✓ **STREETTYPE** – with standardized domains	
✓ **SUFFIX** – with standardized domains	
✓ **LANDMARKNAME**	
✓ **UNITTYPE**	
✓ **UNITID**	
✓ **PLACENAME**	
✓ **ZIPCODE**	
✓ **ZIP4**	
✓ **STATE**	
✓ **SCHOOLDIST** – with standardized domains	
✓ **SCHOOLDISTNO** – with standardized domains	
✓ **CNTASSDVALUE**	
✓ **LNDVALUE**	
✓ **IMPVALUE**	
✓ **MFLVALUE**	
✓ **ESTFMKVALUE**	
✓ **NETPRPTA**	
✓ **GRSPRPTA**	
✱ **PROPCLASS** – with standardized domains	• **PROPCLASS**: Some records with PROPCLASS = 3 (Manufacturing) were either "0" or missing values in the tax roll-specific fields, such as CNTASSDVALUE, IMPVALUE, and LANDVALUE. These values seem to indicate a problem with the data export. This could be because the county populated these attributes with the 2021 work roll values instead of the 2020 "final tax roll" values, as the initial version of the GCS extract module was mistakenly programmed to do. Check your values in tax roll fields—perhaps with RPL—and ensure accuracy of values for future data submissions.
◆ **AUXCLASS** – with standardized domains	• **AUXCLASS**: Per schema specs, for publicly owned parcels (AUXCLASS = **X1-X4**), the same owner should be designated the same way if they own multiple parcels (e.g., not "STATE OF WISCONSIN (DEPARTMENT OF NATURAL RESOURCES)", "WISCONSIN DEPARTMENT OF NATURAL RESOURCES" and "STATE OF WISCONSIN DNR," which all occur in the county dataset). In other words, standardize owner names for public parcels to the extent possible/permissible by recording document policy.
✓ **ASSDACRES**	
✓ **DEEDACRES**	
✓ **GISACRES**	
✓ **CONAME** – with standardized domains	
✓ **PARCELFIPS** – with standardized domains	
✓ **PARCELSRC** – with standardized domains	
✓ **—Projection met statewide schema**	
✓ **—County parcel fabric was complete (lacked gaps)**	
✓ **—Condo modeling met statewide schema**	

OTHER LAYERS – PLSS

✓ **PLSS** – PLSS corner data was submitted	

OTHER LAYERS – RML

◆ **Zoning: County general** – with DESCRIPTION/LINK	• (Unchanged from previous year, not submitted)
◆ **Zoning: Shoreland** – with DESCRIPTION/LINK	• (Unchanged from previous year, not submitted)
◆ **Zoning: Airport protection** – with DESCRIPTION/LINK	• (Unchanged from previous year, not submitted)
✓ **Other Layers** – with standardized file names	

SUBMISSION FORM & PACKAGE

✓ **Provided .ini submission form + data**	

MISCELLANEOUS

- The comments provided in this *V7 Observation Report* describe deviations from the statewide schema that require your attention. In order for your county to meet the Searchable Format requirement listed under state statue 59.72(2)(a), you will need to make the corrections noted on this report—as well as the V1-V6 Observation Reports—and ensure that the datasets submitted in the future exactly match DOA's schema specifications.
- Feedback on the annual parcel data submission process is welcome to DOA/SCO at any time.
- Thanks for your work to prepare your submission. You can read user testimonials in the forthcoming *V7 Final Report* and the *V6 Final Report*. There are a lot of happy end-users of the statewide parcel layer who appreciate your efforts to make the county's data available in a standardized format!

WI Statewide Parcel Initiative

Required Data Submitted

Parcels
Zoning General
Shoreland
Floodplain
PLSS Corners
Roads
Addresses
Hydrography
ROW

CBAS Submitted twice a year

- Wards
- Supervisor Districts
- Annexations

- NextGen911 Data

Background Information on Parcels and Ownership Data

Parcel Editing Process

- Currently every 24 hours parcels Ownership is updated and replicated from GCS, Parcels are updated in groups of edits once every week

2026 – 2979 (Old Fabric April 2026)
6390 in New Fabric (Through November 5)
TOTAL = 9369
2025 – 4749 (11/15/25)
2024 – 6479 Edits
2023 - 6010 Edits
2022 – 8284 Edis
2021 - 6337 Edits
2020 – 7541 Edits
2019 – 6875 Edits

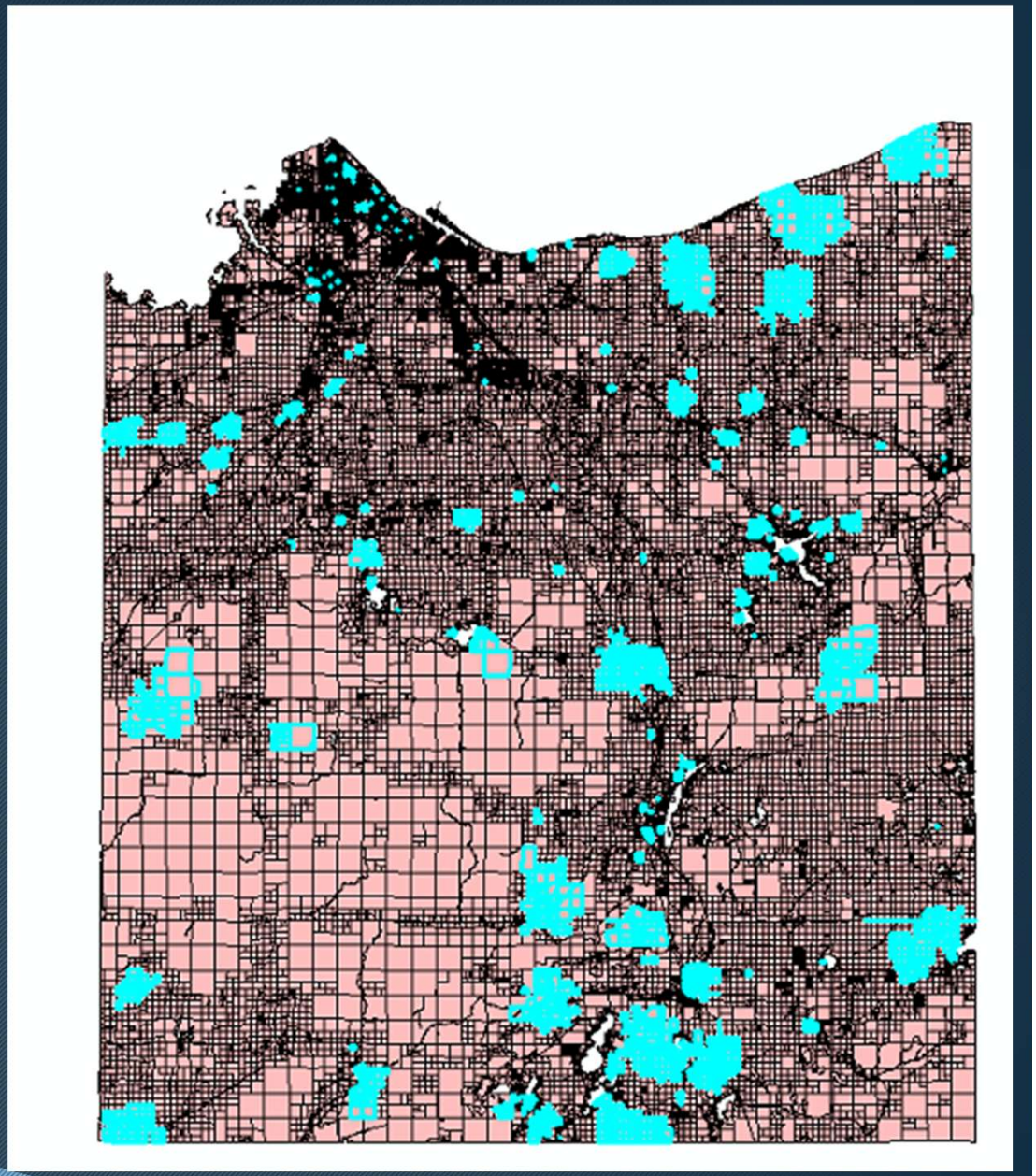
GCS Ownership Changes
Currently editing daily (City/County Tax Listers)

- 2026 -~ 2014 Edits
- 2025 - ~ 1550 Edits
- 2024 - ~ 2323 Edits
- 2023 - ~ 6919 Edits
- 2022 - ~ 5000 Edits
- 2021 - ~ 6153 Edits
- 2020 - ~ 5896 Edits

GCS ownership data and parcels are the most critical data the City and County Maintain. It is used by all departments for Various purposes.

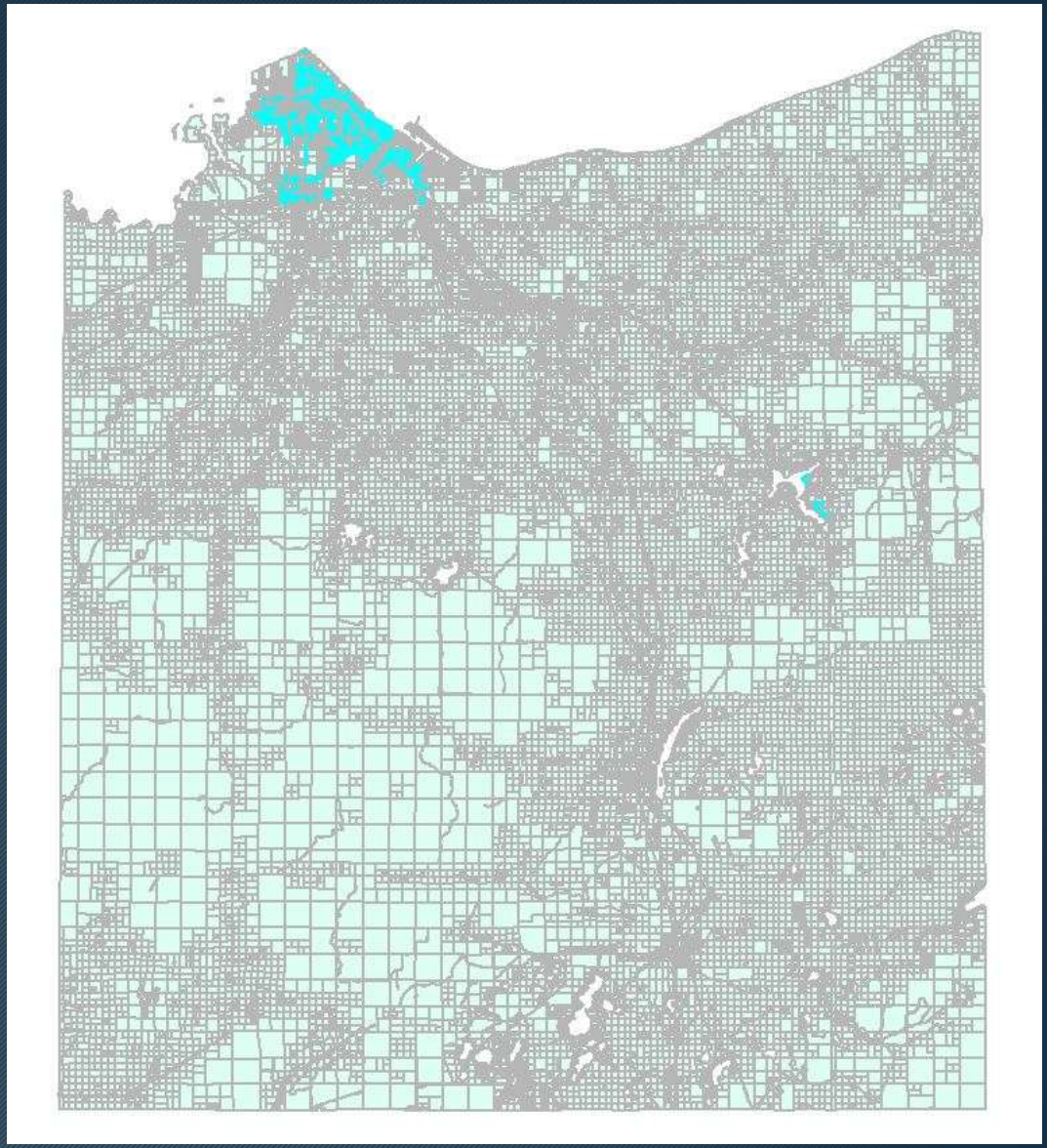
Parcels Edited in 2026

9369 Parcels Edited 11/5/2026



Vacated Streets and Alleys Documented

3127 Vacated Streets & Alleys Documented
In Fabric 2026



Condos in the Parcel Fabric - 2026

19 Condo Plat boundaries
95 Tax Parcels

2017 – 105
2018 – 107
2019 – 109
2020 – 109
2021 - 109
2022 – 109
2023 – 108
2024 – 108
2025 – 107
2026 - 95



V9 Benchmark Status for PLSS Corner Integration

PLSS

Public Land Survey System Monuments

Layer Status

PLSS Layer Status

	Status/Comments
Number of PLSS corners (selection, ¼, meander) **set in original government survey** that can be remonumented in your Douglas County	4430
Number of PLSS corners capable of being remonumented in your county that **have been remonumented**	2784
Number of remonumented PLSS corners with survey grade coordinates (see below for definition) • **SURVEY GRADE** – coordinates collected under the direction of a Professional Land Surveyor, in a coordinate system allowed by 236.18(2), and obtained by means, methods and equipment capable of repeatable 2 centimeter or better precision • **SUB-METER** – point precision of 1 meter or better • **APPROXIMATE** – point precision within 5 meters or coordinates derived from public records or other relevant information	• 2407, (Survey Grade) • 31, (Sub-meter) • 233, (Approximate) • 1222 survey grade corners that cannot be integrated into the parcel fabric because they have no geometry associated with them.
Number of survey grade PLSS corner coordinates integrated into county digital parcel layer (see definition of PLSS integration on page 37)	1185
Number of non-survey grade PLSS corner coordinates integrated into county digital parcel layer	945
Tie sheets available online?	YES https://beacongis.douglascountywi.gov
Percentage of remonumented PLSS corners that have **tie sheets available online** (whether or not they have corresponding coordinate values)	100% (2784)
Percentage of remonumented PLSS corners that have tie sheets available online (whether or not they have corresponding coordinate values) **and a corresponding URL path/hyperlink value** in the PLSS geodatabase	100% (2784)
PLSS corners believed to be remonumented based on filed tie-sheets or surveys, but do not have coordinate values	230
Approximate number of PLSS corners believed to be lost or obliterated	1646
Which system(s) for **corner point identification/ numbering** does the county employ (e.g., the Romportl point numbering system known as Wisconsin Corner Point Identification System, the BLM Point ID Standard, or other corner point ID system)?	Romportl Point Numbering System
Does the county contain any **non-PLSS areas** (e.g., river frontage long lots, French land claims, private claims, farm lots, French long lots, etc.) or any special situations regarding PLSS data for tribal lands?	NO
Total number of PLSS corners along each bordering county	Burnett = 30 Washburn= 53 Bayfield= 87 WI/MN State Line= 72
Number of PLSS corners remonumented along each county boundary	Burnett = 30 Washburn= 53 Bayfield= 87 WI/MN State Line= 72
Number of remonumented PLSS corners along each county boundary with survey grade coordinates	Burnett = 30 Washburn= 53 Bayfield= 87 WI/MN State Line= 72

Survey Documents Inventory

Douglas County Surveyor Control Summary 2026 (As of 11/5/2026)

Centerline Monuments = 10
Section Corners = 28
Section Corners via the County Bounty System = 23

- Contracted Section Corners = 0
- New Collected Corners = 5

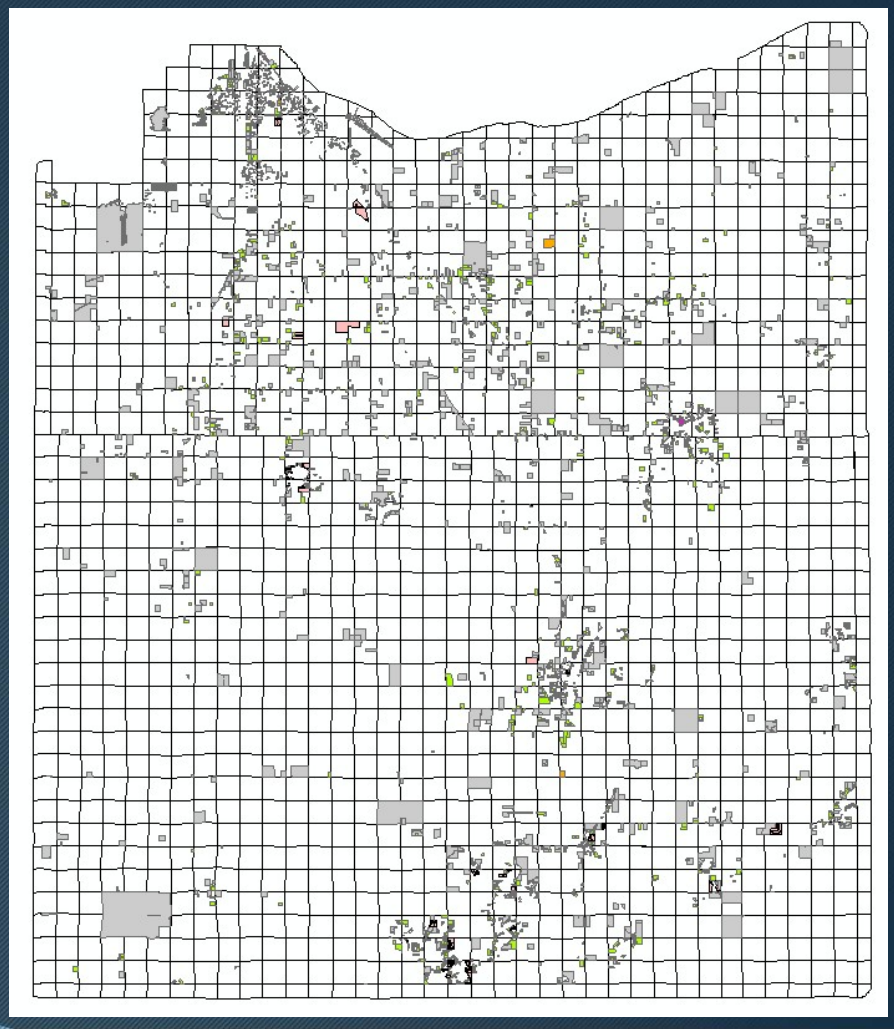
***Most work has been preserving existing corners

Survey Site, https://surveys.superiordcgis.org/map

Survey Documents Inventory

Georeferenced Survey Documents Inventory

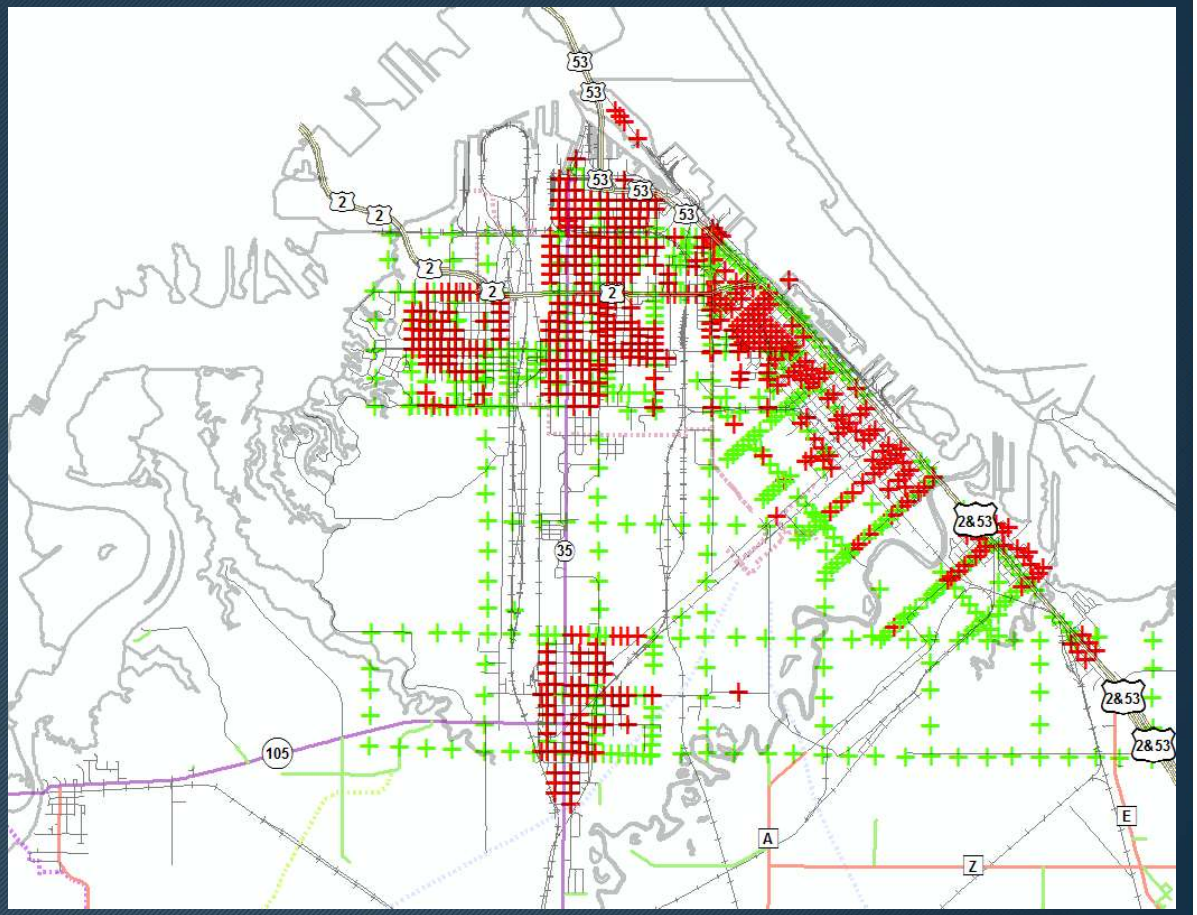
6297 Total Documents
ALTA = 83
Certified Survey Maps = 1675
Site Plans = 211
Maps of Survey = 3653
Plats = 675



Street Centerline Monuments

City of Superior Street Centerline Monuments

Attributed Monuments = 517 (Red)
Unattributed Monuments = 539 (Green)



Street Centerline Monument Record

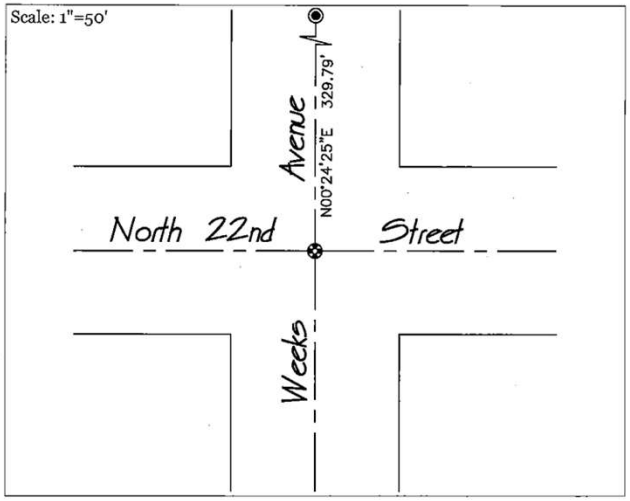
26 CMPRs

City of Superior Street Centerline Monument Record Sample

Centerline Monument Preservation Record

The purpose of this record is to preserve the location of a survey or land corner monument that may be disturbed, destroyed or inaccessible due to construction or other activity.

Section 23, Township 49 North, Range 14 West,
City of Superior, Douglas County, WI



Basis of Bearings: Douglas County Grid North

N:302440.085
E:150011.798

Douglas County Coor. System: VRS (WISCORS), NAD 83 (2011) adjustment.

Legend:

- Denotes aluminum centerline monument found.
- Denotes survey mark nail set.

Description and origin of monument found:
City of Superior Monumental Map dated 1892, E. B. Banks:
Indicates an iron bolt centerline monument at this intersection.

I Found a 1" iron bolt (with a 2" square head) centerline monument in box without lid. The bolt was down 0.6' below bituminous surface.

Description of monument reset:
I set a Survey Mark nail at the surface of bituminous road over centerline monument after the Street was re-paved. Original monument should be intact.

GPS observations and conventional traverse methods were used to tie the corner and accessories into the Douglas County Coordinate System.

WISCONSIN
MATTHEW R. JOHNSON
S-3057
LAKESIDE
WIS
LAND SURVEYOR

I, Matthew R. Johnson, PLS Number 3057, certify that the monument location on this record was determined by me and that this Centerline Monument Preservation Record is correct and complete to the best of my knowledge and belief.

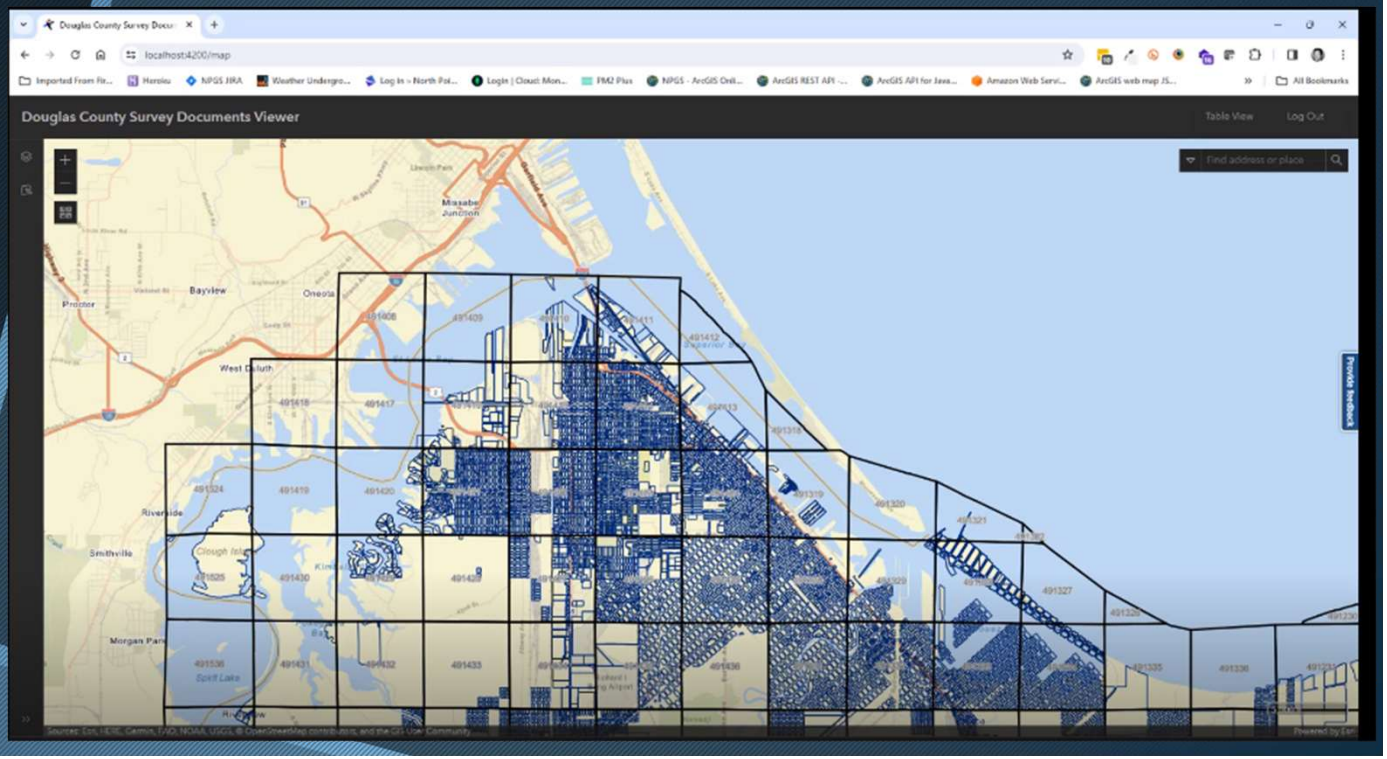
Signature

1/16/2018
Date

North Points GEODOCS Survey App/Management System

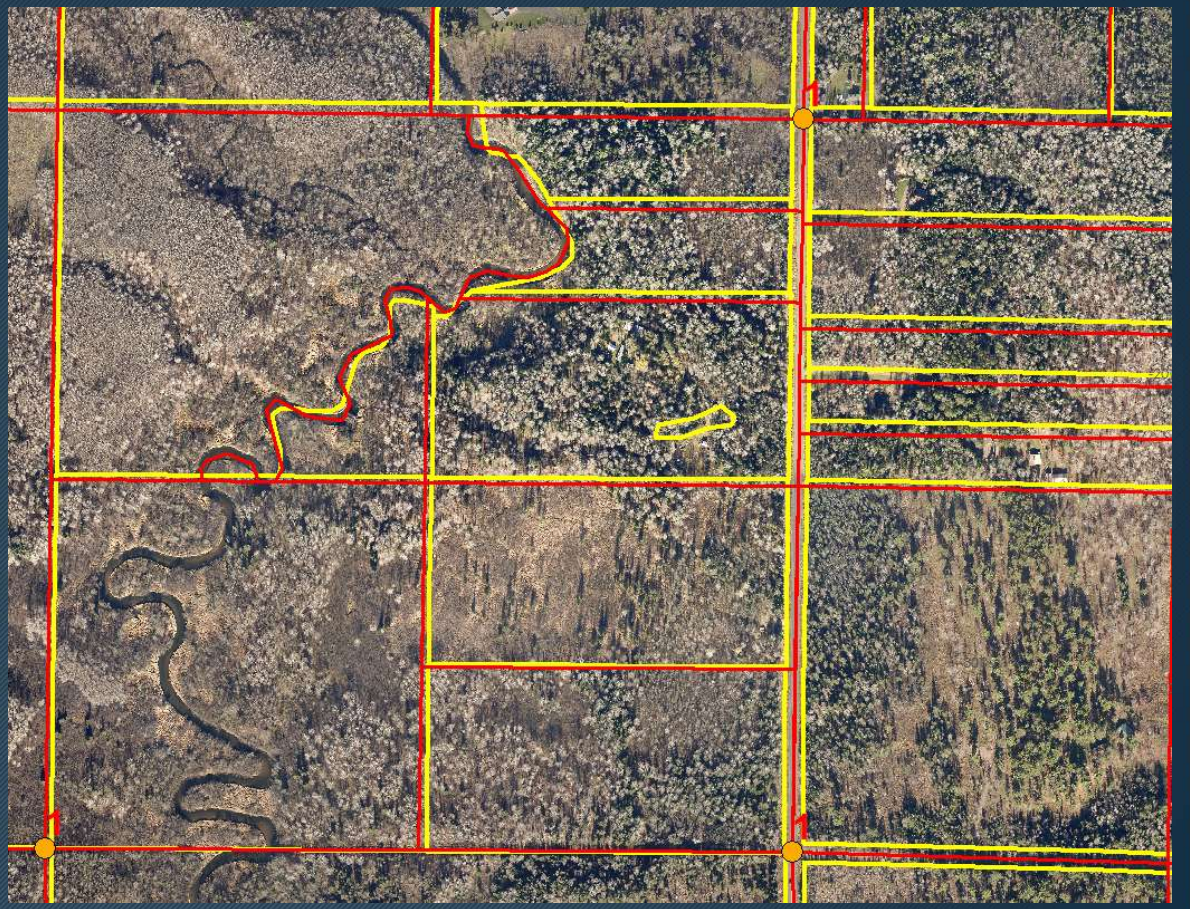
GEODOCS Survey App/Management System

https://surveys.superiordcgis.org/map



Brule Area

Brule Area Adjustment to PLSS
Yellow = Before Adjustment
Red= After Adjustment



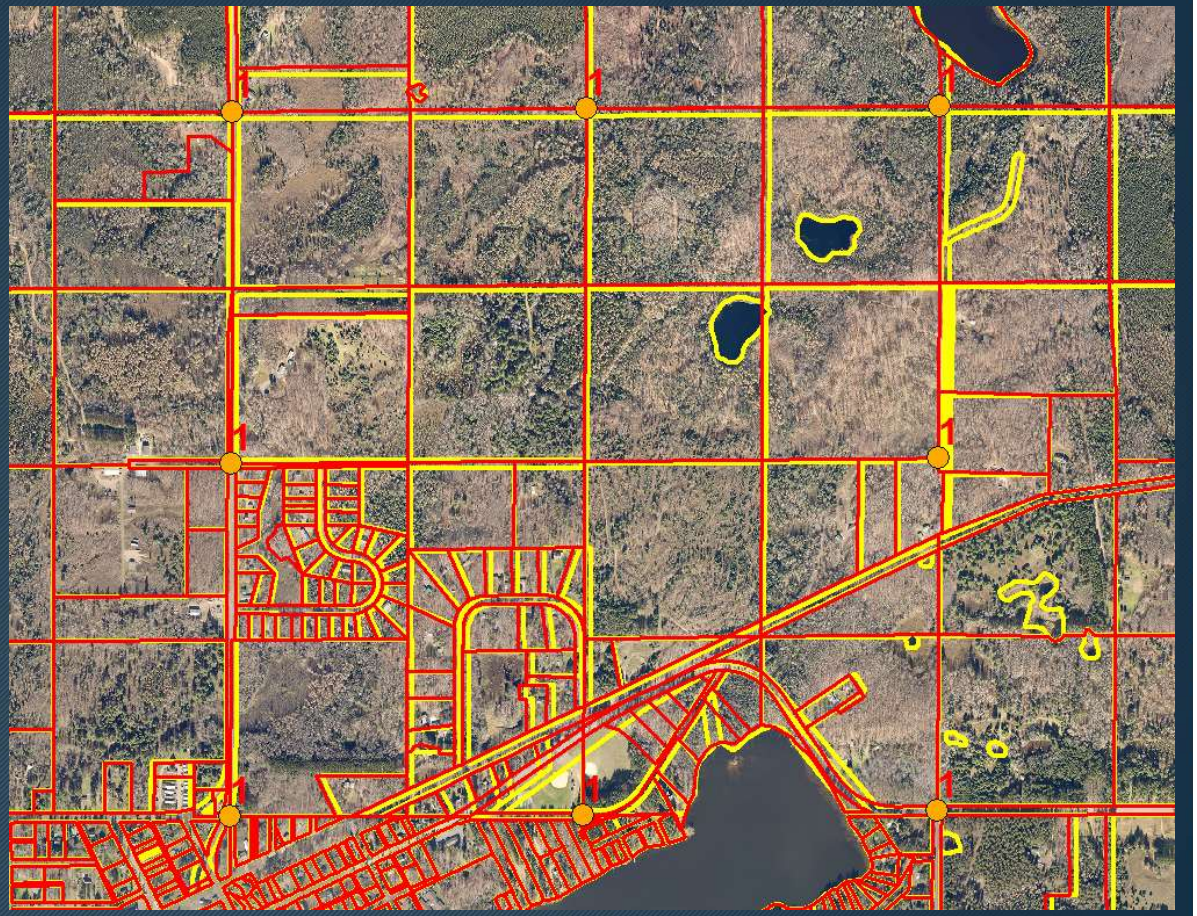
Minnesuing Lake Adjustment

Yellow = Before Adjustment
Red = After



471125 Adjustment

Yellow = Before Adjustment
Red= After



Wisconsin Point Adjustment

Yellow = Before Adjustment
Red = After Adjustment



Land Information Office's NextGen911 Activities in 2023

NextGen911(NG911) is a Federally required upgrade to the CAD/911 systems throughout the nation. Wisconsin is developing standards and requirements for County systems to meet. NG911is a fully GIS integrated system with stringent requirements that must be met.

Douglas County NG911 Activities include:

- CAD911/GIS data assessment in 2020
- Budgeting for GIS staff assistance
- Continued monitoring of the State's NG911 recommendations and needed response
- Implementation of GIS data changes as required by the State and Federal governments

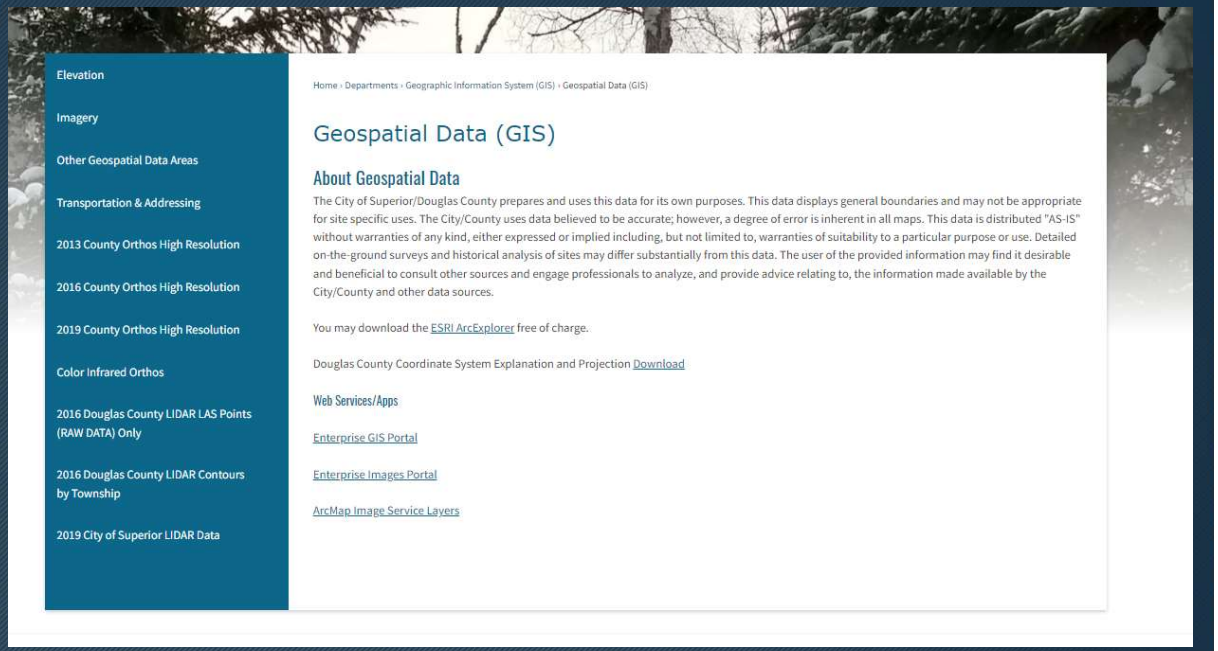
Challenges for LIO in NG911

- Address system used by Douglas County
- Migration of current data to required schema
- Future maintenance needs and costs

Geospatial Data Downloads

The City/County LIO currently has nearly all it's GIS data available for download (free)it's been in place since 2010

http://www.ci.superior.wi.us/474/Geospatial-Data-GIS



City/County Aerial Photos

City/County Aerial Photos

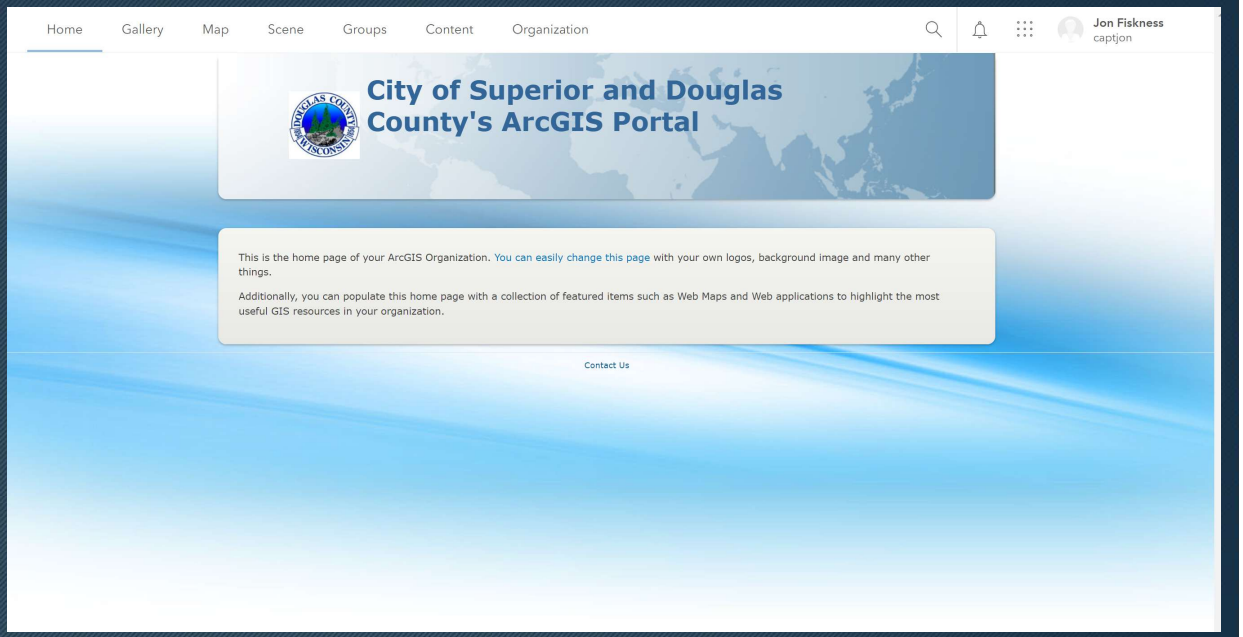
2026 City Only
2025
2023 City Only
2022
2019
2016
2013
2009
2006
1999
1986
1973
1962
1948
1938

Starting in 2027 the City will be under contract to fly every year

Land Information Office's Mobile /online Presence

City/County Portal Servers in 2020-Present

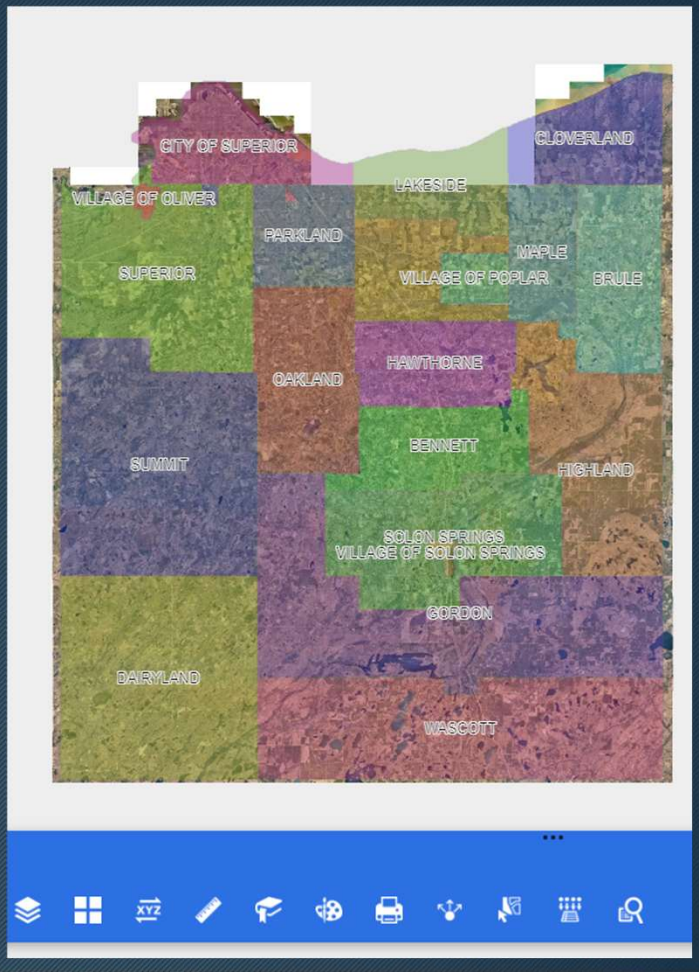
- City/County COSDC Enterprise Server
  - https://portal.superiordcgis.org/portal



Land Information Office's Mobile /online Presence

City/County Map Services

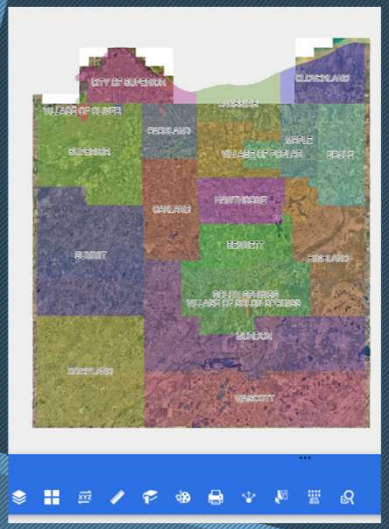
https://dcland.douglascountywi.gov/

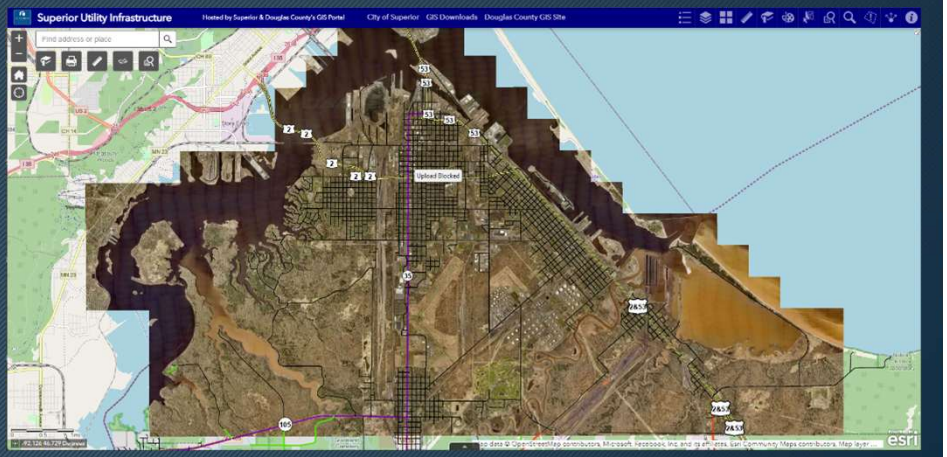


Land Information Office's Mobile /online Presence

City/County Portals

Total of Items
Servers = 5
Apps = 121
Dashboard = 30
Map Services = 442
Image Services = 89

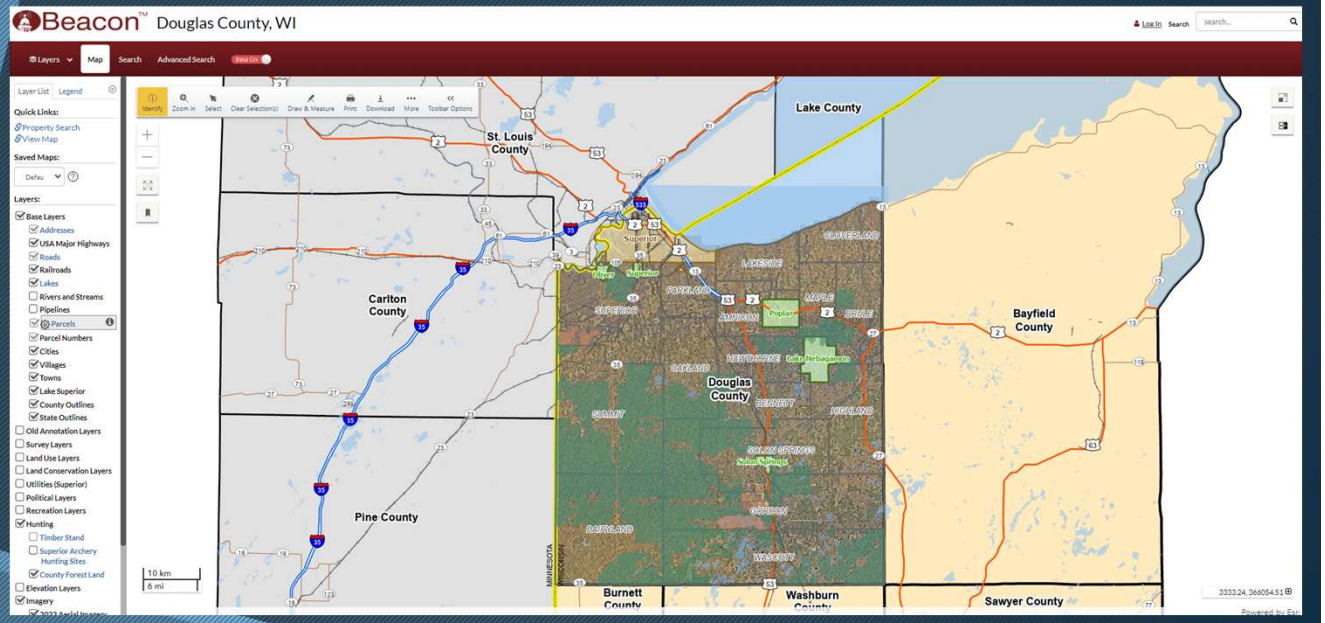




City/County Beacon GIS Site

Douglas County BeaconGIS (Schneider GIS) Online Site

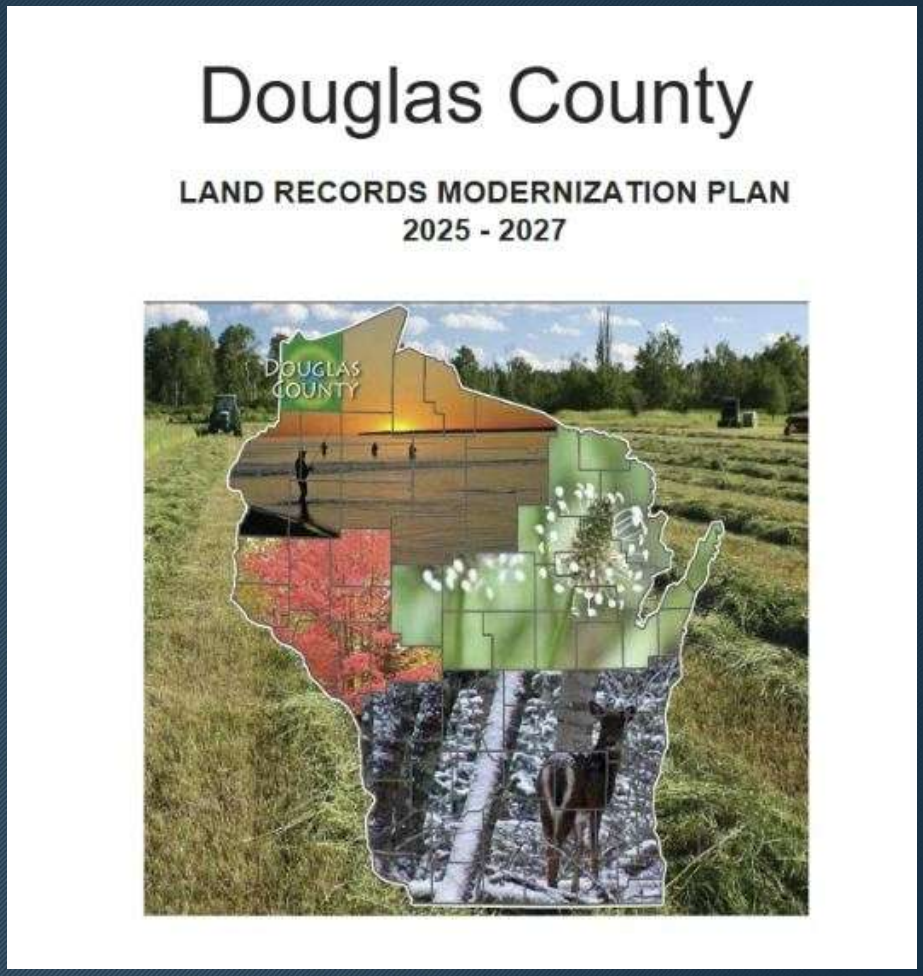
https://beacongis.douglascountywi.gov



Land Information Plan

Douglas County Land Information Plan 2025-2027

Submitted 12/31/2024



Land Information Plan

City of Superior/Douglas County Internships Relationships

Over the years we've had interns and have found them very beneficial for both the City/County, the intern & the educational institution

Currently we have an intern from UMD through May 2027 & maintain an intern relationship with Lake Superior College

Land Information 2025 Projects

Douglas County Land Information 2026 Projects

- Multiple GIS Server Upgrades to Enterprise 12.1 to make servers compatible with ArcGIS Pro and Parcel Fabric Migrations
- Parcel Fabric Migration to ArcPro Completed
- CAD/911 GIS Server Upgrade & NG911 Compliance/GEOcomm data review
- 2026 Superior Aerial Photo Acquisition with St Louis County Flight
- GCS Portal Switch over
- Departmental Mobile Apps; EMS, LIO, Assessor, Public Works, ESD
- GCS to SDL Permitting

Land Information Upcoming Projects

Douglas County Land Information Upcoming Projects 2027

- Parcel Fabric Server Migration to New Data Model and Replication Processing
- City Assessor Market Drive to Catalis CAMA Upgrade/Migration
- CAD/911 GIS Server Upgrade
- Survey Docs App and Maintenance System
- NG911 Federal and State Requirements
- 2027 Aerial Photo Acquisition for Superior
- Master Address Repository (MAR)

Discussion?



