

Urban and Community Management



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Vital to the growth and stability of any community is the expertise to effectively plan and manage community development. Whether its planning for expanding water mains for new residential areas, measuring the impact of land development over time, or reviewing industrial growth, Pictometry® provides an affordable information system to help you to better manage this process.

Within seconds, Pictometry's high-resolution, digital aerial images take you on a "virtual" tour in stunning clarity of your area without leaving your office. Images are primarily oblique (taken at a 45 degree angle) as well as orthogonal (straight down). Oblique images enable easier recognition of neighbourhoods and buildings. With only minutes of training you can measure distances, heights and areas in your region. Up to 20 views per location provide you with an accurate visual description of property assets and conditions.



5 of the 20 views available with Pictometry



Assessment and Valuation of Development




Detailed 3D model of Hobart constructed from Pictometry

KEY APPLICATIONS FOR PLANNING

- Measure height, distance, area, location and bearing of any structure or property
- Compare land use and expansion over time
- Inspect proximity of new developments to housing, schools and roadways
- View land parcels from multiple directions to identify modifications to properties
- Import data from third-party information systems such as GIS
- Review properties for additions, new construction and development approvals prior to a field visit
- Bring up-to-date and affect temporal changes to assessment and planning maps
- Validate and review vegetation
- Maintain and manage assets from the office
- Update or examine citywide local environment plans
- Oblique photography provides effective preliminary planning and assessment of development applications

Visit our Website for Video Demonstrations

Pictometry® is specifically designed to help determine real property market value, condition, building construction, view neighborhood expansion and review commercial development. Measurements from Pictometry images are intended to save time in the field.

KEY APPLICATIONS FOR PROPERTY ASSESSMENT	
<ul style="list-style-type: none"> • Abundant views can aid in the determination of property market value • View inaccessible areas such as roofs and backyards • Measure roof and estimate building floor areas • Evaluate sites for new developments and proximity to neighborhoods, schools and other structures • Review properties for improvements or condition without a field visit • Reduce potential grievances through visual data to support revaluations • Determine building construction material • Measure set-backs • Collaboration with colleagues and clients • Assess compliance with permits and statutory regulations • Measure tree heights • Measure elevation points and slope of land • Overlay property boundaries and details 	<p><i>Sydney Harbour Residential Precinct</i></p>

FEATURES	BENEFITS
Oblique aerial images of your entire area	Enables instant and realistic viewing of any project area, building, property, landmark and road in your district from your computer
Overlay data directly on images	Documents and annotates all relevant data in one place for comprehensive decision-making and image exporting
Interactive software with measurement tools	Reduces expenses and field work in obtaining vital dimensions, such as building roof area, height and pitch, properties, roads, and assets of any site
Multiple, high-resolution images per address	Provides a wide choice of images for a more accurate representation of subject property and its buildings that may not be seen in traditional drive-by photos
Intuitive user interface	Shortens learning curve – anyone can quickly learn to operate the system
Renewable image libraries	Maintains accurate up-to-date images on all properties, roads, and developments