Boundaries and Easements

Seminar Agenda

Determining Land Boundaries
J. Horneman
- Obtaining and interpreting land descriptions
- Understanding different types of legal descriptions
- Understanding principles of boundary location
  - Collecting and evaluating all types of boundary evidence: documents, physical evidence, people, surveys
  - Locating the described land on a map
  - Locating the described land on the ground
  - Understanding and using geographic information systems (GIS)
- Resolving boundary disputes

Resolving Boundary Disputes
A. Hopkins
- Types of disputes
  - Neighbor vs. neighbor
  - Land owner vs. local government
  - Surface owner vs. pipeline or energy company
- Obtaining and reviewing boundary evidence
  - Physical evidence
  - Deed and chain of title
- Examining boundary dispute cases
  - Preparing for court with your surveyor and client

Defining Trespass and Adverse Possession
F. Kosir, Jr.
- Defining trespass
- Reviewing the history of adverse possession
- Maintaining a claim for adverse possession
  - Statute of limitations
  - Elements of a claim
- Defending against a claim for adverse possession
- Examining recent adverse possession cases

Understanding Riparian and Water Rights
T. Sielers
- History and development of riparian rights
- Determining land boundaries near the water line
- Determining access rights to surface waters
- Determining rights to groundwater
- Complying with regulations restricting access to and use of surface water and groundwater

Understanding Utility Easements and Rights of Way
M. Hummel
- Current law on utility rights of way
  - Federal laws and regulations
  - State laws and regulations
- Types of utilities affected
  - Electric, water, natural gas, telecommunications, satellite communications
- Basis for and definition of the easement
- Encroachments and interferences
- Maintenance
- Condemnation law
- Current issues involving utility easements

Learning Objectives

You’ll be able to:

Learn about different types of legal descriptions and understand principles of boundary location.

Get tips on resolving boundary disputes between landowners, local governments, utilities and energy companies.

Define trespass and review the elements of adverse possession.

Determine land boundaries adjacent to lakes and rivers.

Review issues arising from utility easements and rights of way.

Boundaries and Easements
Pittsburgh, PA - Thursday, September 8, 2016

Continuing Education Credits

Attorneys
- 6.5 Pennsylvania CLE Hours
- 7.5 New York CLE Hours
- 6.5 Ohio CLE Hours

Pennsylvania Insurance Producers
- 8.0 General CE Hours

Pennsylvania Engineers and Land Surveyors
- 6.5 PDHs

Landmen
- 6.5 AAPL CE Hours

Pittsburgh, PA
Thursday, September 8, 2016

Learn about different types of legal descriptions and examine principles of boundary location.

Obtain and review boundary evidence.

Review trespass and adverse possession cases.

Examine riparian and water rights.

Discuss access issues related to utility easements and rights of way.
About the Seminar

Jeffrey A. Hornerman, P.L.S.
US Army Corps of Engineers, Pittsburgh District

Mr. Hornerman has been working in the survey/geospatial field since joining the US Army Reserves in 1984 as a geodetic surveyor. He attended Defense Mapping Agency in Fort Belvoir for geodetic survey, and he has obtained continuing education at the US Army Professional Development Institute, Community College of the Air Force, and various conferences in surveying, mapping, geology, GIS, and engineering. His experience over the past 31 years ranges from surface and underground mining and permitting, to boundary surveys, ALTA surveys, subdivisions, GIS, oil/gas wells and pipelines, and consulting through several small to large private engineering and survey firms, as well as the US Government, both civilian and military. He currently works for the US Army Corps of Engineers, Pittsburgh District, as the real estate cartographer for catastrophic projects and GIS base mapping. He is licensed as a professional land surveyor in Pennsylvania, West Virginia, and New York, and he is also a GIS Professional (GISP). Mr. Hornerman is a committee member of the Pennsylvania Society of Land Surveyors (PSLS) Southwest Chapter, PADEP-PSLS Liaison Committee chair, and a member of the Geospatial Committee.

Amy J. Hopkins, P.L.S.
Service Land Survey at Morris Knowles & Associates in Delaware, PA.

Ms. Hopkins is a professional land surveyor licensed in both Pennsylvania and New Jersey. Her work at Morris Knowles & Associates has been focused on providing permitting and surveying services for multiple energy clients. She works directly with land managers, regulatory specialists, geologists, and drilling engineers to complete permitting, boundary surveys, construction layout and as-built record plans as well as looking out for the best interest of the surface and mineral right owners. Ms. Hopkins also has an extensive background in commercial development, ALTA/NSPS Land Title Surveys and as an expert witness. She was honored by the Pennsylvania Society of Land Surveyors as the Surveyor of the Year at the Society's annual conference in Hershey, PA in January 2016. Ms. Hopkins has been a member of Commercial Real Estate Women (CREW) Pittsburgh since 2007 and serves on the board of directors. She was also featured in Pennsylvania Business Central as a “Woman Making a Difference” in 2015.

Frank Kosir, Jr., P.E.
 Counsel with Meyer, Unkovic & Scott LLP in Pittsburgh

Mr. Kosir is a member of the firm’s Real Estate and Lending, Litigation and Dispute Resolution, Construction Law, and Energy and Mineral Rights Groups. He has significant civil litigation and trial experience in all areas of real property law, and he acquired extensive experience in all facets of real estate development, sales, construction, and leasing prior to entering the practice of law. Mr. Kosir has been recognized as a Pennsylvania Super Lawyers® Rising Star® in real property law on five separate occasions. He is a member of the Pennsylvania Bar Association, the Allegheny County Bar Association, and the Washington County Bar Association. Mr. Kosir received his B.A. degree from Washington & Jefferson College and his J.D. degree from the Duquesne University School of Law.

Terry R. Siefers, P.L.S.
Principal, Survey Department Manager at Siefers Engineering Company, Pittsburgh

Mr. Siefers is a third-generation professional land surveyor with more than 45 years of experience in the public and private sectors. He is a member of the National Society of Professional Surveyors and the Pennsylvania Society of Land Surveyors. Mr. Siefers is a past chapter president and current treasurer of the Southwest Chapter of the Pennsylvania Society of Land Surveyors and presently represents the Surveyor Chapter at the state level. Mr. Siefers also chairs the Geospatial Committee of the Pennsylvania Society of Land Surveyors.

Mark E. Hummel, P.L.S., P.S.M.,
DoubleTree Light Company

Mr. Hummel has been doing business for more than 33 years in Pennsylvania and Florida, which has helped him develop a broad knowledge of surveying. He has a diverse background in site development, including platting and construction layout along with route surveying, boundary surveying, topographic surveying, hydrographic surveying, global positioning, and oil industry surveying. Mr. Hummel is the Supervisor of Surveying and Right-of-Way for DoubleTree Light in Pittsburgh.

How to Register

Online:
www.halfmoonseminars.org

Tuition

( ) I will be attending the live seminar. Single Registrant - $269.00. Three or more registrants from the same company registering at the same time - $249.00 each.

( ) I am not attending. Please send me the CD manual package for $279.00. 

(S/H included. Please allow five weeks from seminar date for delivery)

Checks: Make payable to HalfMoon Education Inc.
Credit Card: Mastercard, Visa, American Express, or Discover
Credit Card Number:
Expiration Date:
Cardholder Name:
Billing Address:
City: State: Zip:
Signature:
Email:

© 2016 HEI CP #16H PABNDESCM 9 8 PIT