

**Title 2—DEPARTMENT OF AGRICULTURE**  
**Division 90—Weights, Measures and Consumer Protection**  
**Chapter 60—Missouri Standards for Property Boundary Surveys**

**PROPOSED RULE**

**2 CSR 90-60.020 Definitions**

*PURPOSE: This rule defines the various technical and legal terms used in this chapter.*

- (1) Condominium Survey: a property boundary survey that creates and defines condominium property in accordance with Chapter 448, RSMo.
- (2) Controlling Corners: those corners that determine the location of the exterior corners of the surveyed boundary.
- (3) Exterior Corners: corners that define the shape and size of the parcel.
- (4) Material Variations: the differences between surveyed lines and lines of possession or measurements called for in the record source of the property being surveyed that are, in the professional judgment of the professional land surveyor, significant enough to warrant particular notice.
- (5) Original Survey: a survey which creates a new parcel, or parcels, out of a larger parent tract.
- (6) Physical Monument: natural or artificial objects which are accepted and used to mark boundaries and corners.
- (7) Positional Uncertainty: the positive and negative range of values expected for a computed horizontal position as a result of random errors.
- (8) Property Boundary Survey: any survey that creates, defines, marks, remarks, retraces, or reestablishes the boundaries of parcels of real property or the subdivision of lands.
- (9) Property Description: a description of the limits of real property by recitation of metes and bounds or by an aliquot part of the United States Public Land Survey System or by lot or parcel designation referenced to a subdivision, survey or other document recorded in the public records.
- (10) Record Title Boundaries: the limits of real property ownership as evidenced and provable by one (1) or more written means of real property transfer and having provided constructive notification by being duly entered into the public records.
- (11) Random Errors: unavoidable errors in measurement that are caused by the inability of the operator to make exact measurements. (Random errors generally follow statistical principles and can be reduced with care in measurement, but can never be completely eliminated).
- (12) Rural Property: any property that is not urban property.
- (13) Subdivision: a property boundary survey that partitions land into two (2) or more parcels by platting the divisions of land in accordance with Chapter 445.
- (14) Systematic Errors: errors in measurement that conform to mathematical and physical laws and remain the same under set conditions. Systematic errors are detectable and can be removed by ensuring the proper adjustment of equipment, by applying appropriate corrections to observations and by using appropriate observation techniques to eliminate the effects of imperfection in equipment manufacture.
- (15) United States Public Land Survey Corners: those points that determine the boundaries of the various subdivisions of the United States Public Land Survey as set forth in section 60.301(1), RSMo.

(16) Urban Property: any property that is located wholly or partly within the corporate limits of any municipality or any commercial, industrial or multi-unit developmental property.

AUTHORITY: sections 60.510(7), 60.550 and 448.2-109, RSMo 2000.\* Original rule filed May 3, 1994, effective Dec. 30, 1994.

Amended: Filed March 20, 2003, effective Oct. 30, 2003.

\*Original authority: 60.510(7), RSMo 1969; 60.550, RSMo 1969; and 448.2-109, RSMo 1983, amended 1988.

*PUBLIC COST: This proposed rule will not cost state agencies or political subdivisions more than five hundred dollars (\$500) in the aggregate.*

*PRIVATE COST: This proposed rule will not cost private entities more than five hundred dollars (\$500) in the aggregate*

*NOTICE TO SUBMIT COMMENTS: Anyone may file a statement in support of or in opposition to this proposed rule with Missouri Department of Agriculture, Weights, Measures and Consumer Protection Division, Mr. Ronald G. Hayes, Division Director, PO Box 630, Jefferson City, MO 65102. Hand carried copies may be delivered to the Missouri Department of Agriculture, Weights, Measures and Consumer Protection Division, Mr. Ronald G. Hayes, Division Director, 1616 Missouri Blvd., Jefferson City, MO 65109. To be considered, comments must be received within thirty (30) days after publication of this notice in the Missouri Register. No public hearing is scheduled.*