



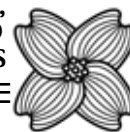
RULES OF

Department of Commerce and Insurance

**Division 2030—Missouri Board for Architects,
Professional Engineers, Professional Land Surveyors,
and Professional Landscape Architects**

Chapter 17—United States Public Land Survey Corners

Title	Page
20 CSR 2030-17.010 Definitions.	3
20 CSR 2030-17.020 Authorization for Removal or Alteration of Corners	3
20 CSR 2030-17.030 Reestablished or Restored Corners (Rescinded June 30, 2017)	3
20 CSR 2030-17.040 Procedure for Filing Documents.	3
20 CSR 2030-17.050 Monumentation.	4
20 CSR 2030-17.060 Monument Marking (Rescinded June 30, 2017)	4
20 CSR 2030-17.070 Missouri State Plane Coordinate System	4
20 CSR 2030-17.080 Approved Documents.	5



**TITLE 20 – DEPARTMENT OF COMMERCE AND
INSURANCE**

**Division 2030 – Missouri Board for Architects,
Professional Engineers, Professional Land Surveyors,
and Professional Landscape Architects
Chapter 17 – United States Public Land Survey
Corners**

20 CSR 2030-17.010 Definitions

PURPOSE: This rule defines the various technical and legal terms used in Chapter 17.

(1) Alteration of a corner, changing the physical monumentation of a corner or adding witness accessories.

(2) Corners of the United States Public Land Survey, those points that determine the boundaries of the various subdivisions represented on the official plat such as the township corner, the section corner, the quarter-section corner, blank quarter section corners, fractional section corner, center of section, grant corner, lot corner, and meander corner.

(3) Date of the field work, the date on which the monument was physically altered or removed and referenced.

(4) Existent corner, a corner whose position can be identified by verifying the evidence of the original monument or its accessories, or by some physical evidence described in the field notes, or located by an acceptable supplemental survey record or some physical evidence thereof, or by testimony. The physical evidence of a corner may have been entirely obliterated but the corner will be considered existent if its position can be recovered through the testimony of one (1) or more witnesses who have a dependable knowledge of the original location. A legally reestablished corner shall have the same status as an existent corner.

(5) Lost corner, a corner whose position cannot be determined, beyond reasonable doubt, either from traces of the original marks or from acceptable evidence or testimony that bears upon the original position.

(6) Monument, the physical object which marks the corner point determined by the surveying process. The accessories, such as bearing trees, bearing objects, reference monuments, mounds of stone, and other similar objects that aid in identifying the corner position, are also considered a part of a corner monument.

(7) Reestablishment of a corner, the monumentation of a lost corner whose position has been determined by proportionate measurement.

(8) Reference monument, a monument set in such a manner and location that the position of the actual corner can be located from it by direction and distance or by two (2) distances when two (2) reference monuments are set.

(9) Removal of a corner, the complete elimination of an existing corner monument.

(10) Restoration of a corner, the alteration of an existent corner.

AUTHORITY: sections 327.041 and 327.272, RSMo 2016. This rule*

originally filed as 4 CSR 30-17.010. Original rule filed May 3, 1994, effective Dec. 30, 1994. Amended: Filed Dec. 1, 2005, effective June 30, 2006. Moved to 20 CSR 2030-17.010, effective Aug. 28, 2006. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Amended: Filed Nov. 18, 2016, effective June 30, 2017.

**Original authority: 327.041, RSMo 1969, amended 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014 and 327.272, RSMo 1969, amended 1981, 1999, 2010, 2014, 2016.*

**20 CSR 2030-17.020 Authorization for Removal or Alteration
of Corners**

PURPOSE: This rule identifies who is authorized to alter or remove a corner of the United States Public Land Survey and how to obtain permission from the Department of Agriculture.

Only a professional land surveyor is authorized to remove, alter, restore, or reestablish a corner of the United States Public Land Survey. Any professional land surveyor who removes, alters, restores, or reestablishes a corner of the United States Public Land Survey shall report his actions by filing an approved document with the Missouri Department of Agriculture, Land Survey Program within ninety (90) days from the date of the field work. The permission required by section 60.550, RSMo, is granted upon filing the approved document with the Missouri Department of Agriculture Land Survey Program.

AUTHORITY: sections 327.041 and 327.272, RSMo 2016. This rule originally filed as 4 CSR 30-17.020. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.020, effective Aug. 28, 2006. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Amended: Filed Nov. 18, 2016, effective June 30, 2017.*

**Original authority: 327.041, RSMo 1969, amended 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014 and 327.272, RSMo 1969, amended 1981, 1999, 2010, 2014, 2016.*

**20 CSR 2030-17.030 Reestablished or Restored Corners
(Rescinded June 30, 2017)**

AUTHORITY: section 327.041, RSMo Supp. 1993. This rule originally filed as 4 CSR 30-17.030. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.030, effective Aug. 28, 2006. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Rescinded: Filed Nov. 18, 2016, effective June 30, 2017.

20 CSR 2030-17.040 Procedure for Filing Documents

PURPOSE: This rule describes the procedure for filing certified land corner documents with the Department of Agriculture.

(1) Approved documents shall be filed with the Department of Agriculture, Weights, Measures and Consumer Protection Division, Land Survey Program, PO Box 937, Rolla, MO 65402-0937. Documents filed with the county recorder must first be filed with the Department of Agriculture.

(2) Certified Land Corner Document and Resident Witness Affidavit forms may be obtained in a reasonable number from the Department of Agriculture, Weights, Measures and Consumer Protection Division, Land Survey Program, PO Box 937, Rolla, MO 65402.

(3) There is no fee for filing these documents.



(4) Filing of corner documentation with the Department of Agriculture does not create an implied warranty by either the professional land surveyor or the Department of Agriculture as to conclusive evidence of the corner location.

AUTHORITY: sections 327.041 and 327.272, RSMo 2016. This rule originally filed as 4 CSR 30-17.040. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.040, effective Aug. 28, 2006. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Amended: Filed Nov. 18, 2016, effective June 30, 2017.*

**Original authority: 327.041, RSMo 1969, amended 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014 and 327.272, RSMo 1969, amended 1981, 1999, 2010, 2014, 2016.*

20 CSR 2030-17.050 Monumentation

PURPOSE: This rule prescribes the type of monument to be installed to preserve the position of the United States Public Land Survey Corner.

(1) All corner monuments, witness monuments, and reference monuments shall be permanent monuments of a type providing a degree of permanency consistent with that of the adjacent terrain and physical features. Monuments shall meet the requirements for a permanent monument in accordance with the Missouri Standards for Property Boundary Surveys.

(2) In such cases where the placement of a required corner monument at its proper location is impractical, it shall be permissible to set a reference or witness monument or mark near that point, and if such reference monument or mark is set, its location shall be properly shown on the certified land corner document.

(3) All monuments shall be marked and designated in accordance with the Bureau of Land Management (BLM) system of marking monuments that furnishes ready identification of the position of the monument which bears the mark. Letters and numerals should be carefully stamped with three-sixteenths inch (3/16") or one-eighth inch (1/8") steel dies and should always be made to read from the south. Lines and crosses should be made with a sharp cold chisel. The precise position shall be marked by a point, cross, or appropriate symbol on the monument.

(4) Where possible, four (4) reference ties (distance and direction) to durable objects will be made to provide the means for restoring the position of the marked corner if the monument is disturbed. Durable objects include, but are not restricted to: house corners, marks on concrete structures or pavement, marks on ledge or bedrock, trees, additional permanent monuments, fence posts, utility poles, and crosses on curbs. All durable objects and reference ties shall be fully described on the document.

(5) In some special cases where an existing monument is found and it is deemed appropriate to preserve the monument in its original location, a reference or witness monument may be installed nearby.

(6) At locations where a stone, iron pin, pipe, or other monument is to be replaced by a permanent monument, the existing monument will be removed and buried or placed alongside the permanent monument in such a manner that it will not be confused with the permanent monument.

AUTHORITY: sections 327.041 and 327.272, RSMo 2016. This rule originally filed as 4 CSR 30-17.050. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.050, effective Aug. 28, 2006. Amended: Filed June 14, 2007, effective Dec. 30, 2007. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Amended: Filed Nov. 18, 2016, effective June 30, 2017.*

**Original authority: 327.041, RSMo 1969, amended 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014 and 327.272, RSMo 1969, amended 1981, 1999, 2010, 2014, 2016.*

20 CSR 2030-17.060 Monument Marking (Rescinded June 30, 2017)

AUTHORITY: section 327.041, RSMo Supp. 1993. This rule originally filed as 4 CSR 30-17.060. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.060, effective Aug. 28, 2006. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Rescinded: Filed Nov. 18, 2016, effective June 30, 2017.

20 CSR 2030-17.070 Missouri State Plane Coordinate System

PURPOSE: This rule prescribes the requirements for referencing corners of the United States Public Land Survey to the Missouri State Plane Coordinate System.

(1) When the corner that is removed, altered, restored, or reestablished is required to be referenced to the Missouri State Plane Coordinate System, the corner coordinates shall be shown on the Certified Land Corner Document form.

(A) Values for the Missouri State Plane Coordinate System may be expressed in feet and decimals of a foot or meters and decimals of a meter. When values are expressed in feet, the international foot shall be used as the standard foot for the Missouri State Plane Coordinate System. One (1) international foot equals 0.3048 meters exactly or one (1) inch equals 2.54 centimeters exactly as defined by the National Institute of Science and Technology (NIST).

(2) Coordinates referenced to Missouri State Plane Coordinate System and shown on Certified Land Corner Document forms shall comply with the following requirements:

(A) The position of the corner shall be based upon a geodetic control station having a horizontal accuracy of second order (as defined in 20 CSR 2030-18.020) or higher order;

(B) The survey connecting the corner to the geodetic control station shall meet the accuracy standards set forth in the Missouri Standards for Property Boundary Surveys; and

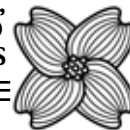
(C) The following information shall be included on the Certified Land Corner Document form:

1. The geodetic control station(s) that were used to determine the position of the corner;

2. The coordinates of the geodetic control station(s) used and the appropriate Zone designation;

3. The appropriate adjustment date or realization designation and Datum/Terrestrial Reference Frame, along with the epoch date when applicable. Epoch date refers to Reference Epoch Coordinates (RECs). Coordinates estimated by National Geodetic Survey (NGS) for one (1) of the official reference epochs NGS will define (every five (5) or ten (10) years, as currently planned). As these coordinates are computed by NGS they are considered part of the National Spatial Reference System (NSRS).

4. A brief statement of the method used to obtain the position; and



5. The grid factor used, if applicable.

(3) Coordinates referenced to the Missouri State Plane Coordinate System may be used to reference corners in lieu of monuments.

AUTHORITY: section 60.401, RSMo Supp. 2024, and sections 327.041 and 327.272, RSMo 2016. This rule originally filed as 4 CSR 30-17.070. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.070, effective Aug. 28, 2006. Amended: Filed June 14, 2007, effective Dec. 30, 2007. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Amended: Filed Nov. 18, 2016, effective June 30, 2017. Amended: Filed Jan. 8, 2025, effective Aug. 30, 2025.*

**Original authority: 60.401, RSMo 1984, amended 2023; 327.041, RSMo 1969, amended 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014; and 327.272, RSMo 1969, amended 1981, 1999, 2010, 2014, 2015, 2016.*

2. Distances and bearings used in the reestablishment procedure.

AUTHORITY: section 60.401, RSMo Supp. 2024, and sections 327.041 and 327.272, RSMo 2016. This rule originally filed as 4 CSR 30-17.080. Original rule filed May 3, 1994, effective Dec. 30, 1994. Moved to 20 CSR 2030-17.080, effective Aug. 28, 2006. Non-substantive change filed Oct. 21, 2015, published Dec. 31, 2015. Amended: Filed Nov. 18, 2016, effective June 30, 2017. Amended: Filed Jan. 8, 2025, effective Aug. 30, 2025.*

**Original authority: 60.401, RSMo 1984, amended 2023; 327.041, RSMo 1969, amended 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014; and 327.272, RSMo 1969, amended 1981, 1999, 2010, 2014, 2015, 2016.*

20 CSR 2030-17.080 Approved Documents

PURPOSE: This rule prescribes the form of the document to be filed with the Department of Agriculture.

(1) An approved document may be either one (1) of the following:

- (A) Certified Land Corner Document form; or
- (B) Special form approved by the Missouri Department of Agriculture.

(2) Preparation of Certified Land Corner Document Forms. All information (except drawings) will be typed or completed in black ink. Lettering or typing shall not be less than eight-hundredths inch (0.08") in height. Drawings may be made in black pencil so long as all drawings will make sharp and clear copies.

(A) The following information shall be included on all corner forms:

- 1. The description of the original monument, witness ties, and any subsequent restorations, including the date of the survey, the document reference (book and page and/or microfilm location), and the professional land surveyor of record. Original survey notes need not be given in urban or built-up areas;
- 2. Signature and seal of the professional land surveyor;
- 3. Date of the survey field work;
- 4. Basis of bearing system used;
- 5. Description of the monument, monument marking, and witness/reference ties;
- 6. Comprehensive sketch of the corner location sufficient to find the monument; and
- 7. Coordinates referenced to the Missouri State Plane Coordinate System, if known.

(B) The following additional information is required for forms showing the restoration or alteration of existing corner monuments:

- 1. Description of the evidence found indicating the corner is existent;
- 2. Resident witness affidavits when the corner is restored from testimony; and
- 3. Distances and directions used to retrace prior evidence.

(C) The following additional information will be required for reestablished corners:

- 1. Statement of the method used to reestablish the corner; and