

May 6, 2009

RE: MN State Statutes 381.12, 389.03 and 505.021 requirements

To: Land Surveyors and Subdivision Plat Review Officials

MN State Statute 505.021 Subd. 5 states "A plat shall show all survey and mathematical information and data necessary to locate and retrace all boundary lines and monuments."

What this statement means:

The face of a plat shall show the monuments set/found that control the exterior boundary of the plat. Bearings and distances from plat corners to said controlling monuments shall be shown.

This type of information is typically shown in a "Section Breakdown" on the face of the plat if the lands to be platted are an aliquot part of a section.

If the lands to be platted are located within previously platted lands then bearing and distance information shall be shown from the plat corners to the set/found controlling monuments located on the previously platted lands.

If the set/found controlling monuments are corners of the Public Land Survey System (PLSS) then "Certificate of Location of Government Corner" shall accompany the plat. Requiring said certificates to accompany the plat ensures the ability "to locate and retrace all boundary lines and monuments."

MN State Statute 381.12 Subd. 1 states "The surveyor shall make full and accurate notes and records from which the entire survey can be relocated, and shall, no later than one year after preserving, restoring and marking the corners, file a certified copy of the same, with a filed plat, in the office of the county surveyor ..."

PLSS "Certificate of Location of Government Corner" and a copy of the plat shall be filed at the office of the County Surveyor as per MN State Statutes 381.12 and 389.03. The officially recorded plat shall be filed and recorded at the office of the County Recorder.

Robin T. Mathews, Pine County Surveyor

Plats section breakdown and PLSS Certs 05-06-09.doc