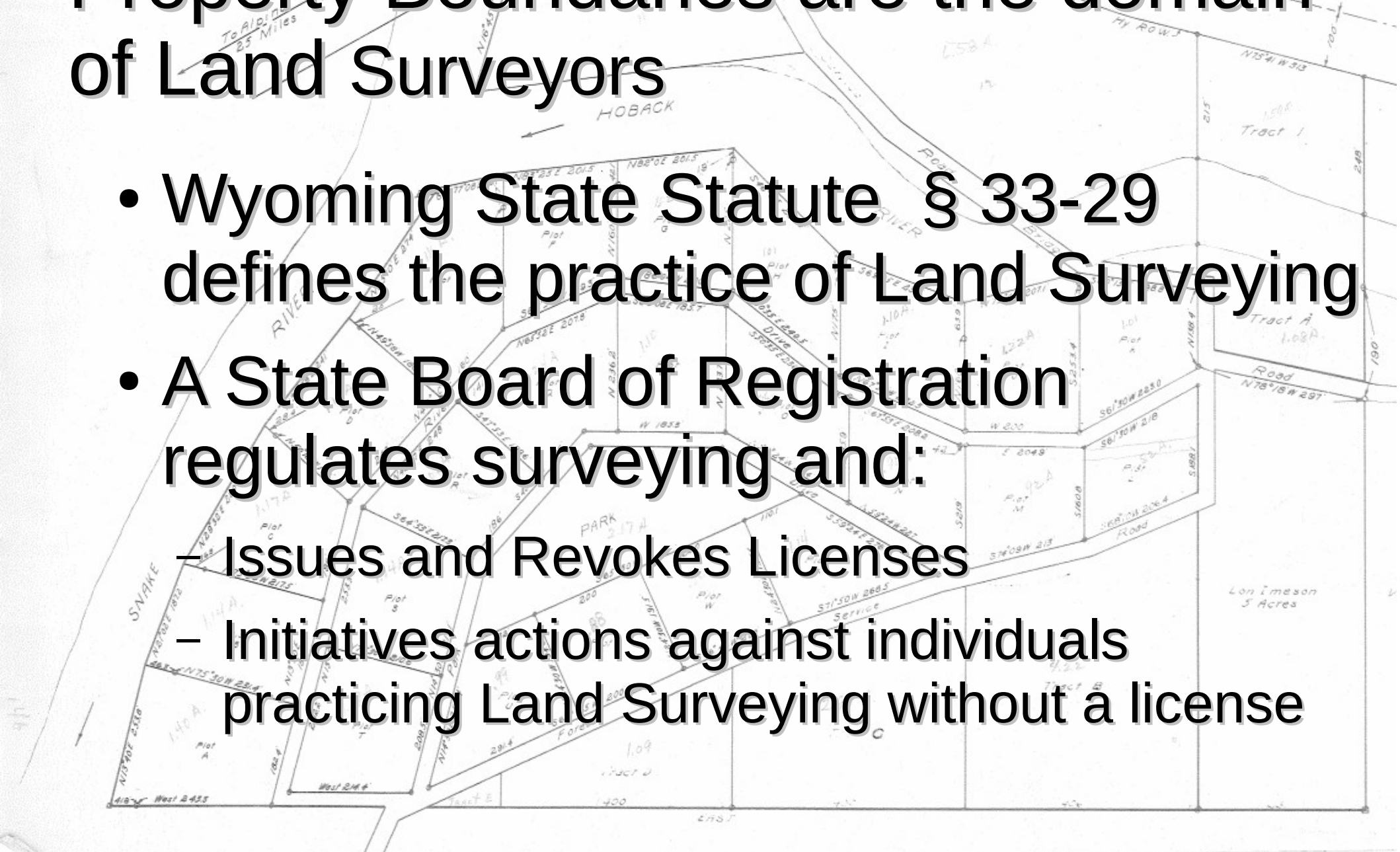


An aerial photograph of a residential neighborhood, likely in the 1940s or 1950s, showing a grid of streets and individual lots. The lots are numbered, and many are labeled with dimensions such as 50x140. The text "GIS Parcel Mapping" is overlaid in large, bold, black letters. The street names "LENNWOOD AVENUE" and "BROADWAY" are visible, along with "BLOCK 6". The image is in black and white.

In a Legal Context, Parcels and Property Boundaries are the domain of Land Surveyors

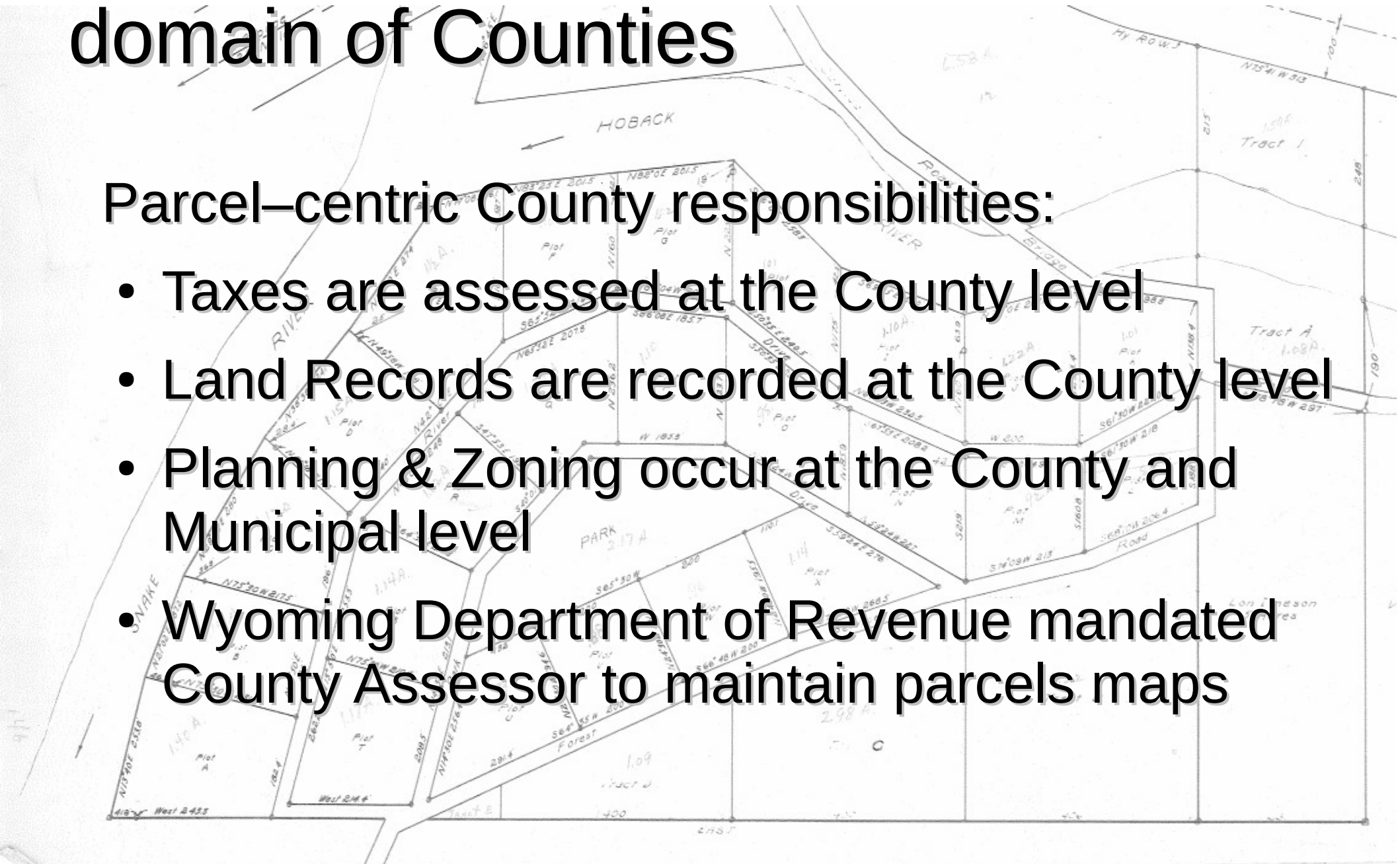
- Wyoming State Statute § 33-29 defines the practice of Land Surveying
- A State Board of Registration regulates surveying and:
 - Issues and Revokes Licenses
 - Initiatives actions against individuals practicing Land Surveying without a license



In a GIS Context, Parcels are the domain of Counties

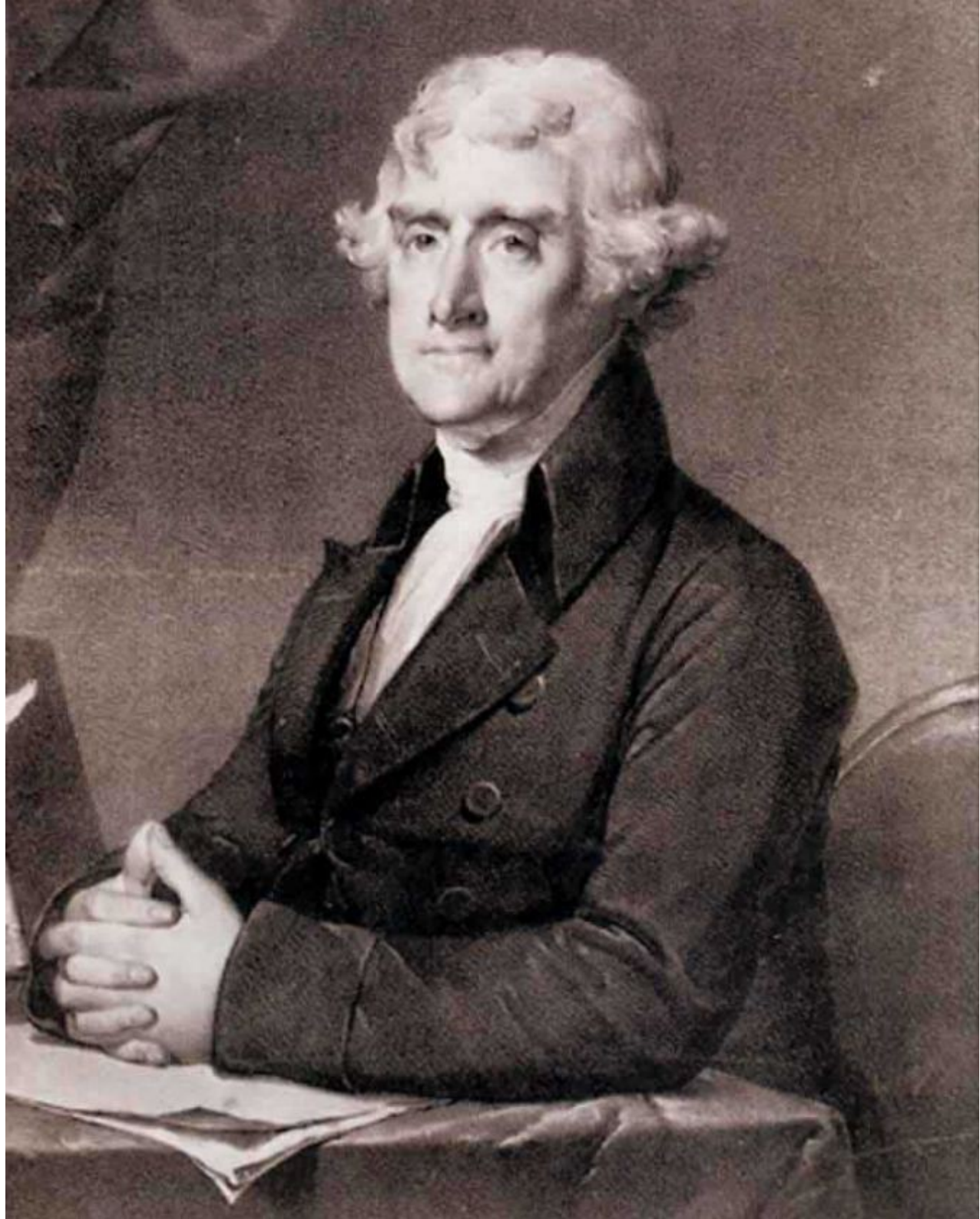
Parcel-centric County responsibilities:

- Taxes are assessed at the County level
- Land Records are recorded at the County level
- Planning & Zoning occur at the County and Municipal level
- Wyoming Department of Revenue mandated County Assessor to maintain parcels maps



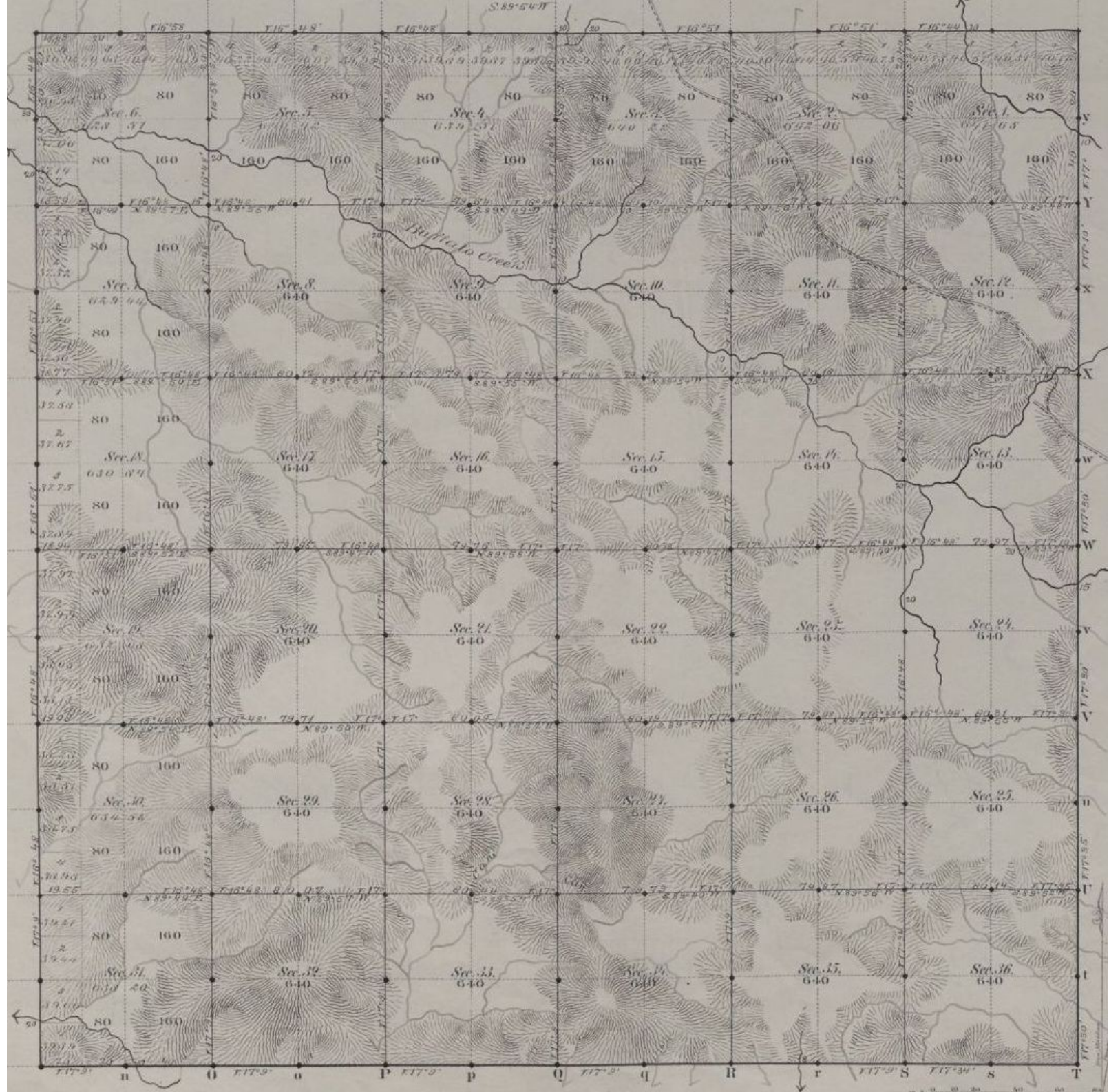
Public Land Survey System

- Established in 1785
- “Survey before Settlement”
- Rectangular Survey

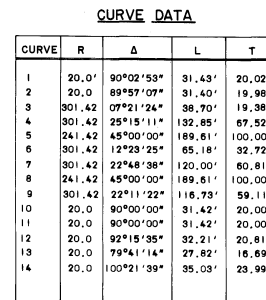


T53N
R69W

1883







- ⊙ BRASS CAP ON 2-1/2" IRON PIPE, STAMPED
PELS 625 AND WITH APPROPRIATE LOCATION
- ALUMINUM CAP ON 5/8" STEEL ROD, STAMPED
PELS 625, AND WITH LOT NO.

BEARINGS, AS INDICATED ON THIS PLAT, ARE
BASED ON THE RECORD BEARING OF NORTH FOR
THE LINE COMMON TO SECTIONS 7 AND 8.

RECORDED December 3 1973 2:35P
IN BOOK 29 Miscellaneous PAGE 312
FEES \$25.00 Anna R. Clark COUNTY CLERK
SUBLETTE COUNTY, PINEDALE, WYOMING

STATE OF WYOMING)
) SS.
COUNTY OF SUBLETTE)

PURSUANT TO SECTION 34-114, WYOMING STATUTES, 1957, AS AMENDED, THE FOREGOING DESCRIBED PLAT OF THE HIGHLAND VIEW ESTATES WAS APPROVED AT THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS, SUBLETTE COUNTY, WYOMING, HELD ON THE 5 DAY OF November, 1973.

BOARD OF COUNTY COMMISSIONERS
SUBLEITE COUNTY, WYOMING

SUBLETTE COUNTY, WYOMING

<u>Michael Marincic</u>	<u>Jake Pfisterer</u>	<u>Paul C. Haggenstein</u>
MICHAEL MARINCIC, CHAIRMAN	JAKE PFISTERER	PAUL C. HAGGENSTEIN
		<u>Donna R. Clark</u>
		DONNA R. CLARK, CLERK

J.O. 20 9-25-73

STATE OF WYOMING)
) ss.
COUNTY OF SUBLETTE)

1. ROBERT A. HARROWER, WYOMING PROFESSIONAL ENGINEER AND LAND SURVEYOR NO. 625, HEREBY CERTIFY THAT THE FOREGOING PLAT, REPRESENTING A SUBDIVISION OF LAND, KNOWN AS HIGHLAND VIEW ESTATES AND AS DESCRIBED IN THE ACCOMPANYING CERTIFICATE OF OWNER, WAS MADE FROM NOTES TAKEN DURING AN ACTUAL SURVEY MADE UNDER MY SUPERVISION IN DECEMBER, 1972 AND IN SEPTEMBER, 1973 AND THAT IT ACCURATELY REPRESENTS THE LOTS AND ROADS AS STAKED.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY John C. Gammie THIS 5 DAY OF Nov 1973.
WITNESS MY HAND AND OFFICIAL SEAL. D. B. B. B.

COUNTY CLERK
MY TERM EXPIRES: 1-6-75

STATE OF CALIFORNIA)
) SS.
COUNTY OF CONTRA COSTA)

KNOW ALL MEN BY THESE PRESENTS: THAT HERBERT J. SKINNER HEREBY CERTIFIES, THAT HE IS THE OWNER OF THE ABOVE AND FOREGOING SUBDIVISION, KNOWN AS HIGHLAND VIEW ESTATES, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTH EAST CORNER OF THE WEST ONE HALF OF THE SEVENTH AND EIGHTH QUARTER OF SEC. 6, T. 38 N., R. 108 W., 6TH P. SUBLETTE COUNTY, WYOMING; THENCE S. 0° 00' 00" E. 79.92 FEET TO A POINT ON THE SECTION LINE; THENCE S. 28° 00' 00" E. 235.00 FEET TO THE CENTER CORNER OF SEC. 8; THENCE N. 79° 52' 00" E. 789.00 FEET; THENCE N. 87° 01' 00" W. 340.67 FEET TO A POINT ON THE MIDSECTION LINE; THENCE N. 00° 00' 39" W. ALONG THE MIDSECTION LINE, 2058.48 FEET TO THE CENTER QUARTER CORNER OF SEC. 6; THENCE N. 89° 08' 12" E. 1325.24 FEET TO THE CENTER CORNER OF THE SECTION CONTAINING 64 ACRES, AS SHOWN ON THIS MAP; THENCE S. 89° 08' 12" E. 1325.24 FEET TO THE CENTER CORNER OF THE SECTION ACCORDANCE WITH THE DESIRES OF THE OWNER, AND HE HEREBY DEDICATES ALL STREETS TO THE USE OF THE PUBLIC.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Herbert J. Shivers THIS 3 DAY OF October, 1973.

WITNESS MY HAND AND OFFICIAL SEAL. *Glenn A. Korymek*
NOTARY PUBLIC
MY COMMISSION EXPIRES: 10/26/75



RIO VERDE ENGINEERING PINEDALE WYOMING

Subdivision Lot Corner Markers



Geographic Coordinate Data Base



- BLM's attempt to put a “lat/long” on the PLSS
- Based on “newest” government survey
- Very limited amount of high accuracy data
- Used as the basis of the parcel layer in most Wyoming Counties
- Does not have any legal authority

What to do

- Get geodetic control
 - Buy it
 - Require it
 - Ask for it
 - WYDOT
 - Use imagery

- Work on one area at a time
- Work from the newest surveys outward
- Don't take the records too literally
- Dump the errors in the oldest surveys
- Dump error in roads and streets
- Dump error in the public lands
- Do not rubber sheet



- It's an on going, never ending process
- Remember the goal: to map the true physical location of points on the ground from the best information available