



The 2011 Standards has been described as a major re-write of the standards since their initial adoption in 1962, as a widely-accepted set of standards used by land surveyors, particularly when title insurance is required.

A few of the most significant changes are as follows:

1. Re-organization of the sections, addressing each aspect of the surveying process, including the Purpose, Request for Survey, Surveying Standards and Standards of Care, Records Research, Field Work, Plat or Map, Certification and Deliverables.
2. Expansion of Table A includes a number of new items which may be requested by clients, such as street addresses and the location of party walls.
3. Other changes to Table A, such as Item # 6, require that the title insurer provide an accurate zoning designation and all applicable zoning code requirements to the surveyor.
4. Accuracy Standards expand on the "Relative Precision" of the survey.
5. Greater description provided for Access, Easements and Servitudes.
6. Expansion of documents to be provided to the surveyor, including the current record descriptions of adjoining.
7. Additional measurements are required when a water boundary is one of the boundaries.
8. Digital copies of the plat or map may be provided, in addition to, or in lieu of, hard copies.

MKAssociates, Inc., "MKA" is a National Land Services Group, certified woman-owned and specializing in providing single or multi-site "Land Survey Coordination Nationwide" since 1998. We are prepared to handle all of your survey needs and would be happy to work with you through this transitional process across the United States and Canada. For additional information, please contact:

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2011 Table A Changes at a Glance:

A quick reference for converting the 2005 Table A Items to the 2011 Standards

2005 Table A Item	Status	2011 Table A Item	Description of Optional Surveying Services Available
1	No substantial changes	1	Monuments at all major property corners
2	New Item	2	Address(es) if disclosed in Record Documents, or observed in the field (Previously - Vicinity Map which is now a Minimum Requirement)
3	No substantial changes	3	Flood Zone classification
4	No Change	4	Gross land area (and other areas specified by the client)
5	No substantial changes	5	Vertical relief datum
6	Bifurcated into two items	6(a), 6(b)	Current Zoning Information
7(a)	No Change	7(a)	Exterior dimensions of all buildings at ground level
7(b)(1)	No Change	7(b)(1)	Square footage of exterior footprint of all buildings at ground level
7(b)(2)	Previously 7(b)(3)	7(b)(2)	Other areas to be defined by the client; the specific option for gross floor area was deleted
7(c)	No substantial changes	7(c)	Measured height of all buildings
8	No substantial changes	8	Substantial features observed such as parking lots, billboards, signs, etc.
9	No substantial changes	9	Striping, number and type of parking spaces
10	New Item	10(a), 10(b)	Determination and location of party walls (Previously - Indication of Access which is now a Minimum Requirement)
11(a), 11(b)	No substantial changes	11(a), 11(b)	Location of utilities serving existing on or serving the surveyed property
12	No substantial changes	12	Governmental Agency survey related requirements
13	No substantial changes	13	Names of adjoining owners of platted lands according to public records
14	No substantial changes	14	Distance to nearest intersecting street as specified by the client
15	No substantial changes	15	Rectified orthophotography, Photogrammetric mapping, airborne mobile/laser scanning
16	No substantial changes	16	Observed evidence of current earth moving work & building construction, etc.
17	No substantial changes	17	Proposed changes in street right of way lines, if information is available
18	No Change	18	Observed evidence of site use as a solid waste dump, sump or sanitary landfill.
19	New Item	19	Location of wetland areas as delineated by appropriate authorities
--	New Item	20(a), 20(b)	Locate improvements within offsite easements with an additional option to have monuments place at all major corners of offsite easements
--	New Item	21	Professional Liability to be obtained by surveyor for a designated amount
--	Formerly # 19	22	Additional services needed, to be negotiated at time of contract