

# Agenda

## Identifying, Classifying and Locating Easements

Z. Schorr

- What *is* and *is not* an easement
- Reviewing state law on easements
- Creating easements: easements by necessity, easements by use, written easements
- Identifying critical distinctions between easements in gross, easements appurtenant and prescriptive easements
- Maintaining easements
- Knowing when and how to terminate easements
- Obstructing use of easements and determining remedies for obstruction

## Boundary and Access Rights on Tribal Lands

B. Grabske

- History and overview of ownership structures in Indian country and tribal lands
- Identifying and navigating legal issues with different ownership structures for tribal lands
- Access issues for tribal lands versus fractionalized ownership interests

## Defining Trespass and Adverse Possession

G. Hansen

- Defining trespass
- Reviewing the history of adverse possession
- Maintaining a claim for adverse possession
  - Statute of limitations
  - Elements of a claim
- Defending against a claim for adverse possession
- Examining recent adverse possession cases

## Resolving Boundary Disputes

G. Hansen

- Types of boundary disputes
  - Adverse possession, easements, boundaries
- Obtaining and reviewing boundary evidence
- Methods for establishing disputed boundaries
- Participating in dispute resolution techniques
  - Litigation, arbitration, mediation, agreements, title insurance
- Examining boundary dispute case studies: exploring techniques for resolving sample disputes

## Understanding Utility Easements and Rights of Way

G. Hansen

- Current law on utility rights of way
  - Federal laws and regulations
  - State laws and regulations
- Types of utilities affected
  - Electric, water, natural gas, telecommunications, satellite communications
- Basis for and definition of the easement
- Encroachments and interferences
- Maintenance
- Environmental issues
- Condemnation law
- Current issues involving utility easements

## California Boundaries and Easements

Live, Interactive Webinar - Monday, August 30, 2021

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## Learning Objectives

### You'll be able to:

**Identify** types of private easements, including easements in gross, easement appurtenant and prescriptive easements.

**Navigate** legal issues regarding ownership and access rights to tribal lands.

**Examine** the process for maintaining and defending claims for adverse possession.

**Explore** methods of resolving boundary disputes, including litigation, mediation, boundary agreements and title insurance.

**Learn** how utility easements are created and maintained for electric, water, natural gas and communication services.



## HalfMoon Education Online Learning

# California Boundaries and Easements

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**Understand** how to identify, classify and locate easements. **Examine** ways to resolve boundary disputes.

**Examine** boundary and access rights on tribal lands. **Understand** utility easements and rights of way.

**Learn** how to maintain a claim of adverse possession.

### Continuing Education Credits

**California Attorneys**  
6.5 CLE Hours

**Professional Engineers & Land Surveyors**  
California Non-Mandatory Continuing Ed.



# Faculty

## Zachary D. Schorr *Schorr Law*

Mr. Schorr is an attorney who leads Schorr Law, APC, an active real estate law firm in Los Angeles. Mr. Schorr founded Schorr Law in the winter of 2005 with the goal of providing a firm with expertise in a highly-focused subject matter that caters to its clients' specific needs. Prior to becoming an attorney, Mr. Schorr earned his bachelor of arts degree in Political Science, *cum laude*, from the University of California at Los Angeles. He later obtained his juris doctorate degree from the University of California-Davis' School of Law (King Hall) where he was an active member of the moot court program. After law school, Mr. Schorr completed post-graduate legal tax classes at the University of San Diego School of Law. He also worked for the Clinton White House for Vice President Gore in the Community Empowerment Board helping develop policy for redeveloping inner cities through tax incentives. During law school, Mr. Schorr was a judicial extern for the Honorable Sabrina McKenna in the 22nd Division of the Hawaii Superior Court. Mr. Schorr has received many prestigious awards during his years of practice, and is widely recognized in the media. In November 2012, he made a special appearance on the Dr. Phil Show where he was asked to comment on a real estate law matter. In June 2014, he also provided legal commentary in ABC's Nightline. Most recently, in August 2016, Mr. Schorr was on ABC's World News Tonight with David Muir, also providing legal commentary on a real estate matter.

## Bradford Grabske *Murphy & Evertz Attorneys at Law*

Mr. Grabske specializes in real estate and complex business litigation. His practice is focused on assisting landowners, businesses, and public agencies with eminent domain, inverse condemnation, contract disputes, land use and environmental issues. Mr. Grabske has successfully represented clients in high stakes trials and before the Court of Appeals. Mr. Grabske has also been recognized as a "Rising Star" in *Los Angeles* magazine's *Southern California Super Lawyer* edition. Mr. Grabske's eminent domain experience includes total and partial takings, inverse condemnation, loss of business goodwill, precondemnation delay, environmental contamination issues, emission permitting issues, access impairment, and right-to-take challenges. Mr. Grabske also assists clients with California Environmental Quality Act ("CEQA") and National Environmental Policy Act ("NEPA") matters.

## Glen Hansen *Senior Counsel at Abbott & Kindermann, LLP*

Mr. Hansen litigates disputes involving real estate law, land use, environmental matters, and commercial transactions. He frequently litigates, writes about, and teaches at conferences on easements and boundary disputes. Mr. Hansen graduated *summa cum laude* with a bachelor of arts degree in American Studies from Biola University in La Mirada, California. He earned his law degree from the University of the Pacific, McGeorge School of Law. Among his many interests and community involvements, Mr. Hansen serves as an officer with the Real Property Section of the Sacramento County Bar Association and as a Dispute Resolution Conference pro-tem judge for the El Dorado County Superior Court.

# Webinar Information

Log into Webinar 8:00 - 8:30 am PDT  
Break 11:15 am - 12:15 pm PDT  
Morning Session 8:30 - 11:15 am PDT  
Afternoon Session 12:15 - 4:30 pm PDT

## Tuition

**\$289** for individual registration  
**\$199** for three or more registrants from the same company at the same time.

**Included with your registration:** PDF seminar manual.

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**Cancellations:** Cancel at least 48 hours before the start of the webinar, and receive a full tuition refund, minus a \$39 service charge for each registrant. Cancellations within 48 hours will receive a credit toward another webinar or the self-study package. You may also authorize another person to take your place.

## Continuing Education Credit Information

This webinar is open to the public and offers 6.5 CLE hours to California attorneys. HalfMoon Education is an approved CLE provider in California (Provider No. 8370).

This course offers 6.5 non-mandatory continuing education hours to California professional engineers and land surveyors.

Completion certificates will be awarded to participants who complete this event, respond to all prompts, and earn a passing score (80%) on the quiz that follows the presentation (multiple attempts allowed).

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# Additional Learning

## Reading, Interpreting and Writing Land Descriptions Workshops

- Wed, July 28, 2021 | 9:00 am - 4:00 pm CDT

## The Arborist Short Course:

### Advanced Tree Knowledge for Better Tree Care

- Fri, July 30, 2021 | 9:00 am - 4:30 pm CDT

### Slope Stabilization and Landslide Prevention

- Tues, Aug 3, 2021 | 8:30 am - 5:00 pm CDT

### Introduction to GNSS Surveying

- Thurs, Aug 5, 2021 | 10:30 am - 2:30 pm CDT

- Fri, Aug 6, 2021 | 10:30 am - 2:30 pm CDT

## 2021 International

### Wildland-Urban Interface Code

- Thurs, Aug 19, 2021 | 8:30 am - 4:30 pm CDT

### Soil Mechanics, Bearing Capacity and Slope Stabilization

- Fri, Aug 20, 2021 | 8:30 am - 4:30 pm CDT

## The Tree Course:

### Science, Design, and Sustainability

- Fri, Aug 20, 2021 | 9:00 am - 4:30 pm CDT

### Highways, Byways and Private Roads

- Wed, Aug 25, 2021 | 11:00 am - 3:30 pm CDT

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# Registration

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<b>Mail:</b> HalfMoon Education Inc., PO Box 278, Altoona, WI 54720-0278		Email address is required for credit card receipt, program changes, and notification of upcoming seminars and products. Your email will not be sold or transferred.  ( )  I need special accommodations. Please contact me.
<b>Complete the entire form.</b> Attach duplicates if necessary.		

Tuition
( ) <b>I will be attending the live webinar.</b> Single Registrant - <b>\$289.00</b> . Three or more registrants from the same company registering at the same time - <b>\$199.00</b> each.
( ) <b>I am not attending.</b> Please send me the webinar recording: <input type="checkbox"/> Streamable MP4 Video/PDF Manual for <b>\$299.00</b> . <input type="checkbox"/> USB Video/PDF Manual for <b>\$299.00</b> .
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