

Agenda

Locating Land Boundaries on Paper (and on the Ground) *B. Savage*

- Interpreting land descriptions
 - Metes and bounds
 - Lot and block
 - Dos and don'ts for writing descriptions
- Applying principles of boundary location
 - Collecting and evaluating all types of boundary evidence: documents, physical evidence, people, surveys
 - Locating the described land on a map
 - Locating the described land on the ground

Understanding Riparian Rights and Access to Surface Water *B. Savage*

- History and development of riparian rights
- Determining land boundaries near the water line
- Determining access rights to surface waters
- Limitations on rights to surface waters
- Complying with water quality laws and regulations

Understanding Utility Easements and Rights of Way *J. Crowson*

- What is and is not a utility easement
- How a utility easement is obtained
- Important factors about utility easements
- Critical language in utility easements
- Tips for identifying the scope of utility easements
- Uses inside utility easements

Telecommunication Easements *J. Crowson*

- Telecommunication easements vs. telecommunication leases
- Types of easements needed for telecommunication facilities
- Locations of telecommunication easements
- How a telecommunication easement is obtained
- Termination of telecommunication easements
- Exclusive vs. non-exclusive telecommunication easements
- Term of telecommunication easements
- Critical language in telecommunication easements
- Tips for identifying the scope of telecommunication easements

Brownfields and Redevelopment of Industrial Sites *A. Shissias*

- Site and risk assessment
- State, local and federal regulations
- Remediation plan and implementation
- Redevelopment planning

Avoiding, Identifying and Resolving Ethical Issues in Land and Water Transactions *O. Banks*

- Private property rights vs. public rights
- Community/local control of land and water resources
- Environmental preservation of land and water

South Carolina Land, Boundary and Water Law

Live, Interactive Webinar - Monday, September 16, 2024

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Learning Objectives

You'll be able to:

Interpret land descriptions and apply principles of boundary location.

Determine land boundaries near water lines.

Understand utility easements and identify their scope.

Obtain, maintain and **terminate** telecommunication easements.

Learn about regulations governing redevelopment of industrial sites.

Identify and **prevent** ethical issues in land and water transactions.

HalfMoon Education Inc.,
Your LIVE Education Leader Presents

South Carolina Land, Boundary and Water Law

Live, Interactive Webinar - Monday, September 16, 2024



Locate South Carolina land boundaries

Understand water boundaries and access to surface waters

Learn the scope of utility easements

Explore easements for telecommunication facilities

Comply with regulations on brownfields and redevelopment of industrial sites

Prevent ethical issues in land and water transactions

Continuing Education Credits

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Webinar Information

Online - Monday, September 16, 2024

Log into Webinar 8:30 - 9:00 am EDT	Break 12:15 - 12:45 pm EDT
Morning Session 9:00 am - 12:15 pm EDT	Afternoon Session 12:45 - 4:30 pm EDT

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Faculty

Barry Savage PLS
Survey Products Group Manager with Tennessee Valley Authority in Chattanooga, TN
Prior to his service at TVA, Mr. Savage was in private survey practice for 10 years specializing in dispute resolution and expert witness services. He has surveyed several disputed state boundaries to resolve jurisdictional conflicts. Mr. Savage is an adjunct professor at Cleveland State Community College where he teaches courses in boundary law, geodesy, GIS, and surveying fundamentals. He has researched and retraced the historical surveys of Henry David Thoreau and has published several articles on the subject. Mr. Savage teaches exam review and continuing education seminars at various state and local conferences across the country.

Jessica Crowson
Attorney - Rogers Lewis Jackson Mann & Quinn, LLC
Ms. Crowson is originally from Columbia and Camden, South Carolina. Ms. Crowson graduated *magna cum laude* from the College of Charleston in 1997 and from Vanderbilt University School of Law in 2000. After law school, Ms. Crowson served as a law clerk to the Honorable Kaye G. Hearn, former Chief Judge of the South Carolina Court of Appeals and now a Justice of the South Carolina Supreme Court. Ms. Crowson is licensed to practice law in South Carolina and Florida, and her prior experiences also include Howser, Newman & Besley Law Firm and the Pennington Law Firm, both in Columbia, South Carolina, and as assistant state attorney, Fourth Judicial Circuit, Florida. Since 2013, Ms. Crowson has been a member of Rogers, Lewis, Jackson, Mann & Quinn, LLC, in Columbia, South Carolina. She maintains both a litigation and transactional practice, focusing on condemnation/ eminent domain, telecommunications, easement and right-of-way disputes and acquisition (including fiber, utilities, access), lease negotiations, and commercial contract negotiations. In condemnations, easement, and right-of-way disputes, Ms. Crowson primarily represents utility companies seeking to acquire or enforce utility easements. In telecommunications matters, Ms. Crowson represents wireless carriers, fiber providers, tower companies, utility companies, and business entities, related to telecom towers, colocations, antenna leasing, DAS/IBRD systems, pole attachments, 5G, and small cell node networks. Ms. Crowson actively assists clients in negotiating master lease agreements (MLAs) and individual site leases (SLAs) for the deployment of wireless infrastructure and technology across the U.S., as well as the the continued evolution of that infrastructure and technology.

Alexander Shissias
Attorney, Shissias Law Firm, LLC
Mr. Shissias established the Shissias Law Firm, LLC, where he practices environmental and regulatory law. After graduating from the University Of South Carolina School Of Law and being admitted to practice in 1996, he went to work as a staff attorney at the South Carolina Department of Health and Environmental Control. Over the next six years he represented DHEC's Solid Waste Section, Bureau of Air Quality, Bureau of Water, Laboratory Certification, and DHEC's Environmental Health Division. He regularly litigated contested cases involving permitting and enforcement matters involving air quality, solid waste, hazardous waste, stormwater, laboratory certifications, and 401 Water Quality Certifications. He also advised DHEC's Office of Criminal Investigations and was appointed as a Special Assistant Attorney General to prosecute environmental crimes. Mr. Shissias was awarded the 2014 Robert D. Spencer Award for outstanding volunteer advocacy by Protection and Advocacy for People with Disabilities, Inc. He has been named as one of the 2020 Legal Elite by *Columbia Business Monthly* in the Environmental Law category.

Olaide A. Banks
Olaide A. Banks & Associates, PLLC
Mr. Olaide is the principal attorney at Banks & Associates, PLLC, a Houston-based law firm focused on meeting the needs of government and construction contractors throughout Texas. He is a trusted advisor for licensed professionals, CEOs and managers in construction firms, and government contractors. Mr. Banks was licensed as a CPA in 2003 and has more than 20 years of experience as a lead accountant and CFO for successful government contractors. He earned his B.B.A. degree with a double major in Accounting and Finance from the Bauer College of Business at the University of Houston and secured his J.D. degree from South Texas College of Law. Mr. Banks is a member of the State Bar of Texas, the Association of Corporate Counsel and the American Institute of Certified Public Accountants (AICPA). Mr. Banks is a member of the Construction Law Section of the State Bar of Texas.

Credit Information

This webinar is open to the public and is designed to qualify for 6.5 PDHs for professional engineers and land surveyors in South Carolina for whom this subject matter is professionally relevant. The South Carolina State Board of Registration for Professional Engineers and Surveyors does not pre-approve courses or sponsors.

This webinar has been approved by the Supreme Court of South Carolina's Commission on Continuing Legal Education and Specialization for 6.5 CLE credits, including 1.0 ethics credit, for South Carolina attorneys.

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