

BOUNDARIES

ISSUE 3 NOVEMBER 2006



The Alberta Land Surveyors' Association (ALSA), established in 1910, is a self-governing professional association legislated under the *Land Surveyors Act*.

The Association regulates the practice of land surveying for the protection of the public and administration of the profession.

More on Fences...

Can I use my survey to locate where my fence should go?

The real property report should not be used to establish boundaries due to the risk of misinterpretation or measurement error by the user.

Landowners may want to get out a tape measure and mark off the distance shown on their real property report. However, factors such as slope, the starting point of where you are measuring, the angle coming off the starting point and even the accuracy of the tape measure can all have a significant impact when trying to determine where the fence should be located.



How do I locate where my boundary is so I can build my fence?

Retain the services of an Alberta Land Surveyor to have your property line accurately located. This type of survey is often called a fence-line survey and an Alberta Land Surveyor will locate your boundary and physically mark the boundary on the ground so you know where you can build your fence.

If there is a question or dispute in the future about the location of the boundary, the Alberta Land Surveyor will take responsibility for the work done.

For More Information

This newsletter is published by the Alberta Land Surveyors' Association as a public service. If you would like to receive a copy of *Boundaries*, please contact us at info@alsa.ab.ca or 780-429-8805.

Boundaries is also online at www.alsa.ab.ca. Some back issues are also available.

Readers may reprint an ALSA original article as long as credit is given to the *Boundaries* newsletter and the Alberta Land Surveyors' Association.

What is an easement or right-of-way?

An easement* or right-of-way is an agreement that confers on an individual, company or municipality the right to use a landowner's property in some way. While these agreements grant rights, they also have the effect of partially restricting an owner's use of the affected portions of land.

For example, if you own property and a utility company has a main gas line passing under your land, it is likely that they will have a registered easement that will guarantee them access to the line and restrict uses or activities that would hamper such access or cause safety concerns.

Easements and rights-of-way are usually registered on the certificate of title to the property. They remain with the land and are automatically transferred from one owner to another as the land is sold. Easements remain on the title until the holder of the easement discharges their rights from the certificate of title.

An easement or right-of-way usually describes a particular portion of property, and although not visible on the ground, provides an area of access to the holder of the easement or right-of-way.

Easements and rights-of-way are very common. Most urban and many rural properties are subject to easement or right-of-way agreements.

** There are technical differences between the terms easement and right-of-way but they have the same effect upon the landowner and thus can be considered essentially the same.*

Centennial Logo

The Alberta Land Surveyors' Association unveiled a bold logo to be used in conjunction with the Association's 100th annual general meeting in 2009 in Banff.

The Alberta Land Surveyors' Association is planning a number of events in 2009 to coincide with its centennial celebrations. While many of the events are still in the planning stage, it is anticipated that the Association will unveil a statue of monument to honour land surveyors and recognize the accomplishments of the profession.



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In the News Around the World

Father fights for backyard baseball field

<http://www.c-n.com/apps/pbcs.dll/article?AID=/20061129/NEWS/611290317>

Surveyor runoff voting kicks off

http://www.henryherald.com/local/local_story_330211743.html?keyword=secondarystory

Parks and Tribe Locked in Land Dispute

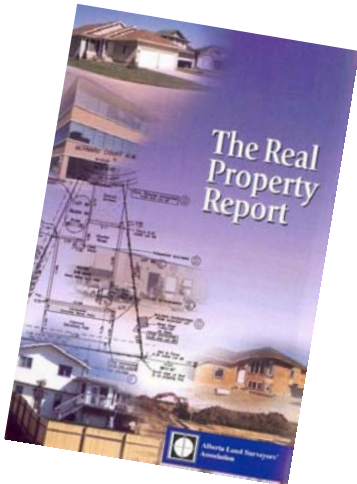
<http://www.wilmingtonstar.com/apps/pbcs.dll/article?AID=/20061129/APA/611291654>

Norfolk neighbors go over the edge over shrubbery

<http://content.hamptonroads.com/story.cfm?story=115171&ran=211730>



Free Brochures



All ALSA brochures are free of charge and all include a place for a company stamp.

We have produced four brochures of interest to the general public. These are: "The Real Property Report," "*Understanding Easements and Rights of Way*," "*Alberta's Subdivision Process*," and "*I destroyed survey evidence—a practical guide to survey markers for the homeowner, handyman and contractor*."

The brochure has proven to be incredibly successful. Many Realtors have used these brochures as an information piece for both vendors and purchasers.

Contact the ALSA for your free brochures.

If you have ordered brochures from the ALSA but have not received them yet, please be patient as we are doing our best to fill all orders as soon as possible.

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