

Board of Examiners in Land Surveying
Statute Law

March, 2000
CLOSED BOOK EXAMINATION
TIME ALLOCATED: 3 Hours

Marks Question

Condominium Property Act

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| 2 | 1) Define the following terms: |
| 2 | a) common property |
| 4 | b) unit factor |
| 2 | c) unit |
| | d) parcel |
| 6 | 2) "Every plan presented for registration as a condominium plan shall...". List any six (6) of these twelve (12) requirements of a condominium plan. |
| 2 | 3) What are exclusive use areas and how should they be shown on the condominium plan ? |

Surveys Act

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| 3 | 4) Describe three duties of the Director of Surveys. |
| 2 | 5) a) How does a Survey Error Investigation commence ? |
| | b) The Surveys Act provides for the appointment of a Board to investigate an alleged survey error. |
| 1 | i) Who establishes the Board ? |
| 3 | ii) Who is appointed to be on the Board ? |
| 1 | iii) When is the Board established ? |
| 4 | 6) What is required on a plan of survey submitted for registration to correctly represent the boundaries of a strata space ? |
| 2 | 7) When is it required to monument both limits of the parallel boundary lines of a right of way ? |
| 3 | 8) Does the Province of Alberta Surveys Act apply to all land surveys in Alberta ? Explain. |
| 2 | 9) Under the Surveys Act, when may an Alberta Land Surveyor be required to apply to a justice of the peace for a subpoena ? |

Surveys Act (continued)

- 4 10) Define the term 'bed and shore' of a natural boundary that is a body of water.

Land Surveyors Act

- 4 11) If the Discipline Committee finds an Alberta Land Surveyor's conduct as unskilled practice and/or unprofessional, the Committee may make one or more orders to deal with the matter. List any four (4) of such orders.
- 1 12) a) How does a bylaw under the Land Surveyors Act come into force ?
- 2 b) How does a regulation under the Land Surveyors Act come into force ?
- 3 13) a) Define 'member of the public' as defined in the Land Surveyors Act.
- 2 b) What two bodies of the Alberta Land Surveyors' Association require a public member ?

Municipal Government Act

- 2 14) Describe the process of
- 2 a) closing a road within a city.
- 2 b) closing a road not within a city
- 2 15) Define the following terms:
- 2 a) non-conforming building
- 2 b) non-conforming use
- 2 16) What is the function of an area structure plan ?
- 6 17) What is the purpose of the Planning & Development Section under Part 17 of the Municipal Government Act ?
- 3 18) What, if anything, happens to the deferred reserve caveat or environmental reserve easement if the whole of a subdivision plan is cancelled ?
- 4 19) When would reserves not be required if the land is the subject of a proposed subdivision ?
- 4 20) List four (4) types of municipal land designations (reserves) and their proper suffixes.

Land Titles Act

- 4 21) If a change in a natural boundary has occurred, the registered owner of the parcel or the crown may apply to amend the parcel description. What should accompany this application ?
- 2 22) What determines the priorities for instruments that are registered in respect of or affecting the land in a certificate of title?
- 3 23) a) Describe the options for the Registrar of Land Titles if he/she suspects inaccuracies of the plan or possible boundary conflicts prior to registering a plan.
- 3 b) What conditions must be satisfied before the Registrar corrects an omission, clerical error or other defect after a plan has been registered ?
- 2 24) Define the following terms:
- 2 a) transmission
- 2 b) transferor
- 2 c) encumbrance

TOTAL MARKS: 100