

**CANADIAN BOARD OF EXAMINERS FOR PROFESSIONAL SURVEYORS**

**SCHEDULE I / ITEM 7  
CADASTRAL STUDIES**

**March 2009**  
**3 hours**

**This examination consists of 10 questions on 2 pages.**

<u>Q. No</u>		<u>Marks</u>	
		<u>Value</u>	<u>Earned</u>
1	Explain the following cadastral studies concepts: a) Artificial boundary b) Bundle of Rights c) Colour of title d) Customary land tenure e) Doctrine of Laches f) Doctrine of Lost Modern Grant g) Incorporeal hereditament h) Profit à Prendre i) Quieting of title j) Vista	10	
2	A land surveyor through his or her daily practice may be found liable in three distinct circumstances. Explain the difference between all three and provide an example of each.	10	
3	Compare the subdivision of land in the Dominion Land Survey (DLS) system to the Seigneurial system.	10	
4	In certain Canadian jurisdictions, “Right of Entry” to private properties is a privilege bestowed to land surveyors allowing them to enter upon land to ascertain boundary locations. a) What conditions must a land surveyor adhere to in order for this privilege to be applied? b) What are the potential impacts to the land surveyor, and the profession if these conditions are not followed?	3 7	
5	Six important roles that land surveyors are responsible for in a Land Information System (LIS) environment are outlined in the FIG Commission 7 “Statement on Cadastre” document. a) Name five of them; and b) Explain how each of these would allow land surveyors to play a key role in today’s Knowledge Economy.	5 5	

6	<p>a) What is the definition of a parcel within the context of cadastral surveying?</p> <p>b) What are the merits of describing a parcel by a registered plan of survey (example, Lot 1, Block 10, Plan 2009MB), as opposed to a metes and bounds description?</p>	4 6	
7	<p>In certain provincial jurisdictions, Canadian land surveyors are required to “integrate” their cadastral surveys in their jurisdictional geodetic control systems, which are part of the Canadian Spatial Reference System (CSRS).</p> <p>a) Name the four main components of the CSRS.</p> <p>b) Explain the pros and cons for a cadastral survey having to integrate to a provincial geodetic control framework.</p>	4 6	
8	<p>The <i>Richmond Hill Furriers Ltd. v. Clarissa Developments Inc.</i> [(1996) 141 D.L.R. (4<sup>th</sup>) 536] case found neither surveyor’s monuments nor surveys create boundaries. Discuss this principle (not the case).</p>	10	
9	<p>a) What is indefeasible title within the context of land registration?</p> <p>b) How does adverse possession refute the concept of indefeasibility in a guaranteed titled registration system?</p> <p>c) What is the potential impact of the <i>McKinney v. Tobias</i> [2006 NBQB 290] case to jurisdictions where adverse possession is a legislated provision within their jurisdictional registration system?</p>	1 5 4	
10	<p>The BC supreme court case <i>Flello v. Baird</i> [(1999) 172 D.L.R. (4<sup>th</sup>) 741] reveals a claim of land ownership via the Doctrine of Estoppel.</p> <p>a) Provide your understanding of the Doctrine of Estoppel.</p> <p>b) What are the four criteria that must be satisfied under a claim of estoppel?</p>	6 4	
<b>Total Marks:</b>		<b>100</b>	

