

## A. Plan Types

### PLANS YOU CAN USE

- Surveyor's Real Property Report (SRPR)
- Plan of Survey
- Building Location Survey (Pre-1990)

*ALWAYS LOOK FOR BUILDINGS!*

### PLANS YOU SHOULD NOT USE

- Plan of Subdivision (no buildings)
- Reference Plan (no buildings)
- Registered Plan (no buildings)
- Topographic Plan
- Grading Plan
- Architectural Drawing
- Engineering Drawing/Plan
- Landscape Drawing
- Site Plan

## B. Identify The Plan

1. Title Box (find plan type)
2. Surveyor and Plan
3. Survey Firm
4. AOLS Sticker (post-1990)

## C. How to Read a Survey Plan

1. Survey Monuments
2. Boundaries and Dimensions
3. Encroachments
4. Buildings, Structures & Ties
5. Fences, Hedges & Walls
6. Easements

## D. How to Use a Survey Plan

### PART 1: STUDY THE PLAN

1. Orientation: Plan type? Address? Scale?
2. Trace the boundary.
3. Identify the streets and buildings.
4. Identify fences, hedges off the boundary.
5. Is one owner using the other's land?
6. Identify encroachments on the boundary.
7. Is one owner using the other's land?
8. Look for easements and rights-of-ways.
9. Do you see obstructions?
10. Look for encroachments on city land/roads.

### PART 2: EXAMINE THE PROPERTY

1. Approximate the boundary location using the ties (measurements).
2. Is the fence on the line?
3. Any suspected encroachments?
4. Are any neighbouring structures encroaching on the property.
5. Approximate the rights-of-way location.
6. Is it clear, obstructed or encroached on?
7. Can you see encroachments on city property?

**Only an Ontario Land Surveyor can provide an official opinion on the location of a boundary. Use Protect Your Boundaries ([www.protectyourboundaries.ca](http://www.protectyourboundaries.ca)) as your survey and boundary strategy partner.**