

SURVEYING TAKES TIME – LETTER TO A CLIENT

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Regarding the legal survey of the project and relevant adjoining lands, we are continuing with our efforts. We have had a crew on the site for weeks and they are producing the information necessary for the calculation and draughting of the boundaries and proposed parts.

It is the nature of legal surveys that the extent of the work required is not known until considerable work has already been done. For example, we never know what property markers, (iron bars, etc.) are in place until after we have searched for them, dug down, cleared brush and measured. Even after finding evidence it must be checked against the record and other references in the field such as building corners to confirm its validity.

Sometimes the original bar has been destroyed and replaced in the intervening years by a method that is not adequate for the determination of the missing corner. We read the surveyor's number stamped on the bar and acquire their field notes to learn the method and rationale for the placing of the bar before it can be accepted or rejected as evidence.

We are now in the process of locating a lot of evidence that is

more than 40 years old. This simply takes time. At the outset of our work we were also dealing with bitter cold, deep snow and ice. Thankfully the weather is now cooperating. For example, there are parts we will create that relate to the edge of pavement, and when we started the job (in a timely fashion) we were dumped on by so much snow we could not see the limits in question.

Additionally, this survey touches over 50 parcels surveyed by perhaps a dozen surveyors and we have to give due consideration to all the owners and assess the veracity of all the surveys.

So, given the fact that we cannot predict what evidence remains in the correct location, and are at the mercy of the weather, and we are dealing with a great number of survey monuments that are many decades old, we cannot simply produce a plan at the drop of a hat.

What we can assure you is that our forces are actively engaged in producing the survey documentation you require and we are doing the best we can as far as timing. When complete, you can be confident that our work will be true and will stand the test of time.

