



Surveyors Registration  
Board of Victoria

## Rural Cadastral Project Criteria



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# Introduction

- ▶ Rural Cadastral Project Criteria.
- ▶ Rural Cadastral Project Criteria - Common Misconceptions and Issues with Site Selection
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- ▶ Rural Cadastral Project pre-approval – The role of the candidate and the supervising surveyor
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- ▶ Common Issues with Project Submissions





## Rural Cadastral Project Criteria

The project must demonstrate a candidate's competence to undertake rural cadastral surveys with a significant degree of difficulty.

The survey site shall:

- Be located in a rural environment
- Be a minimum area of 10 hectares unless a variation is approved in writing by the Board
- Incorporate the determination of a Crown boundary requiring the application of the *Property Law Act 1958*
- Be bounded in part by an irregular road or other irregular strip of land having at least three substantial changes in bearing or an irregular watercourse or other similar feature. The survey methodology adopted to re-establish this boundary must include appropriate independent checks.

**NB:** The Rural Cadastral Project must be in an area where there are few or no registered surveys except where the project survey demonstrates conflicting alignments/adoptions between the registered surveys and/or with the project survey, resulting in a Rural Cadastral Project of increased difficulty.





## Rural Cadastral Project Criteria – Common Misconceptions and Issues with Site Selection

- Government Road alignments and the Property Law Act 1958.
- Applying 3 significant bend aspect of the criteria to the creek boundary.
- Not understanding what the determination of a Crown boundary requiring the application of the *Property Law Act 1958* actually means.
- Choosing one Crown allotment within a larger land holding as the project site.





## Rural Cadastral Project Pre-approval

Candidates must obtain pre-approval from the Board on any proposed site for the Rural Cadastral Project. The request for pre-approval must be emailed to the Board's Administration Officer and must include:

- A statement as to how the site meets the criteria with specific reference to the complexity of the proposed survey
- A copy of the Certificate(s) of Title
- A copy of the parish plan and a copy of the current map base showing survey information in the area
- All relevant survey information and any other information (e.g. aerial photography) to aid in the assessment





# Rural Cadastral Project Pre-approval –

The role of the candidate and supervising surveyor

- Candidates should not attempt a rural project until they have gained the appropriate experience.
- Select a site of suitable size/proportion (i.e. not 400ha)
- Candidates should discuss the proposed site with their supervising surveyor and an assessment should be made together as to whether the site meets the criteria.
- Provide all relevant survey information in the area which will have an impact on the survey and any other information (e.g. aerial photography) to aid in the assessment.  
**The Parish Plan is a critical piece of survey information!**
- Describe clearly why the site meets the criteria with specific reference to the complexity of the proposed survey.
- The moderator should not be expected to search all the relevant survey information and make an assessment on the candidate's behalf.





## Rural Cadastral Project Pre-approval – The role of the candidate and supervising surveyor (cont'd)

- In making the assessment, ensure the Property Law Act 1958 needs to be applied.
- If there are other surveys in the area, make an assessment as to whether these surveys may/may not detract from the complexity of the survey.
- Having made this assessment, the candidate should describe clearly to the moderator with reference to those surveys, why they believe that the site/survey meets the complexity criteria.
- The supervising surveyor should assess the compliance of the site against the Guidelines and appropriately advise the candidate of its suitability before a request for pre-approval is submitted to the Board.







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Provide the appropriate amount of information and clearly define the parcel.







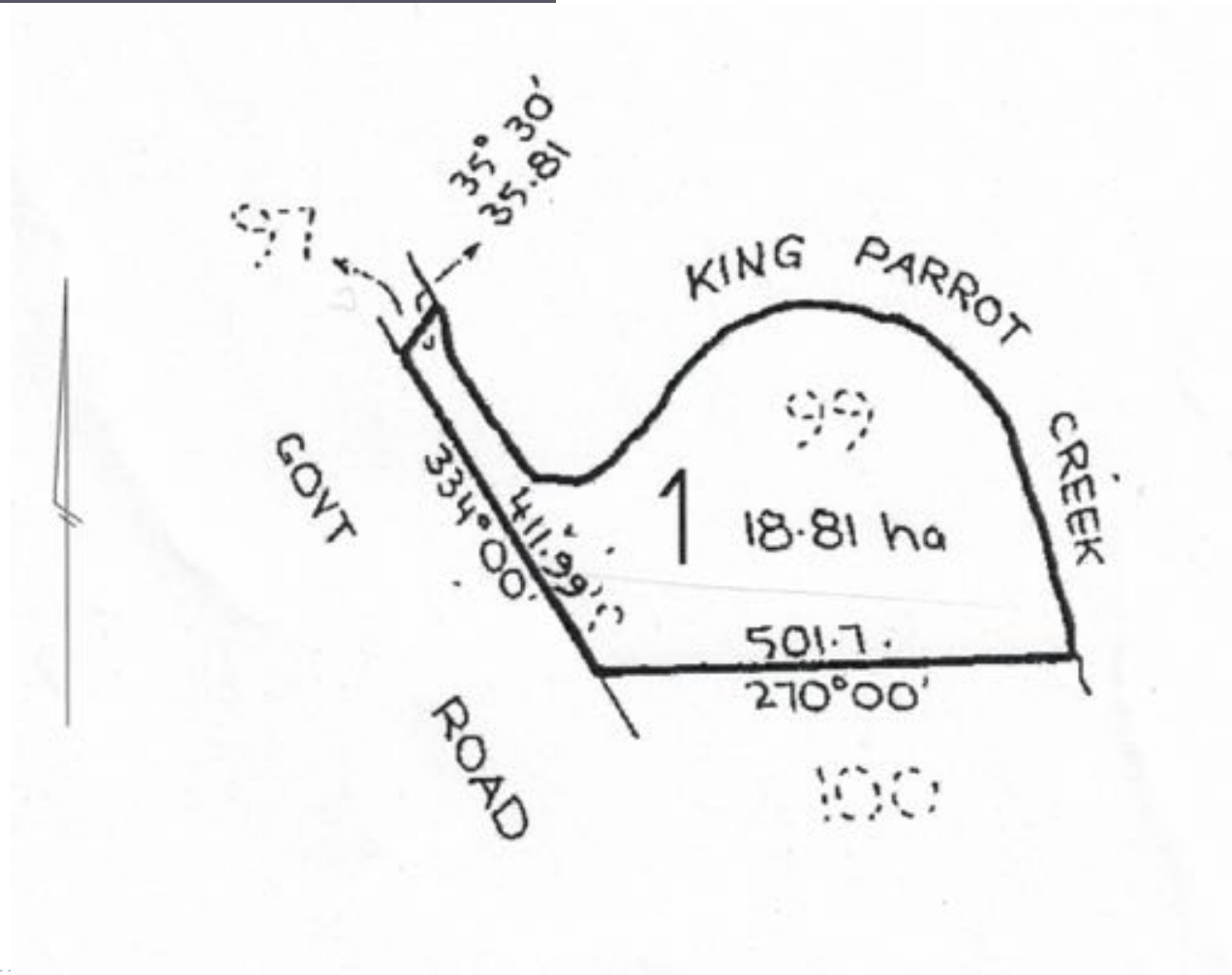
## Example of an unacceptable site





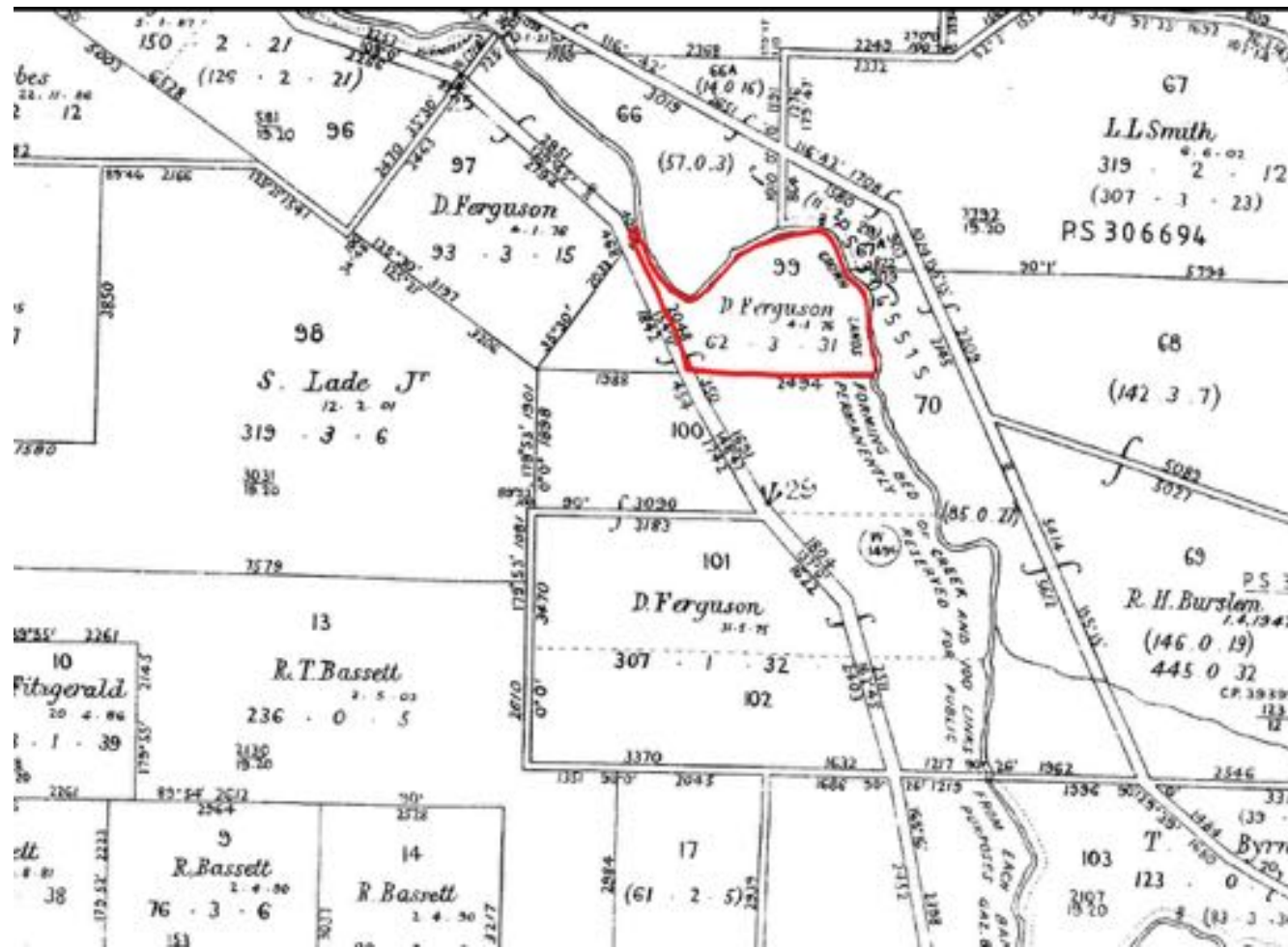


## Example of difficult site





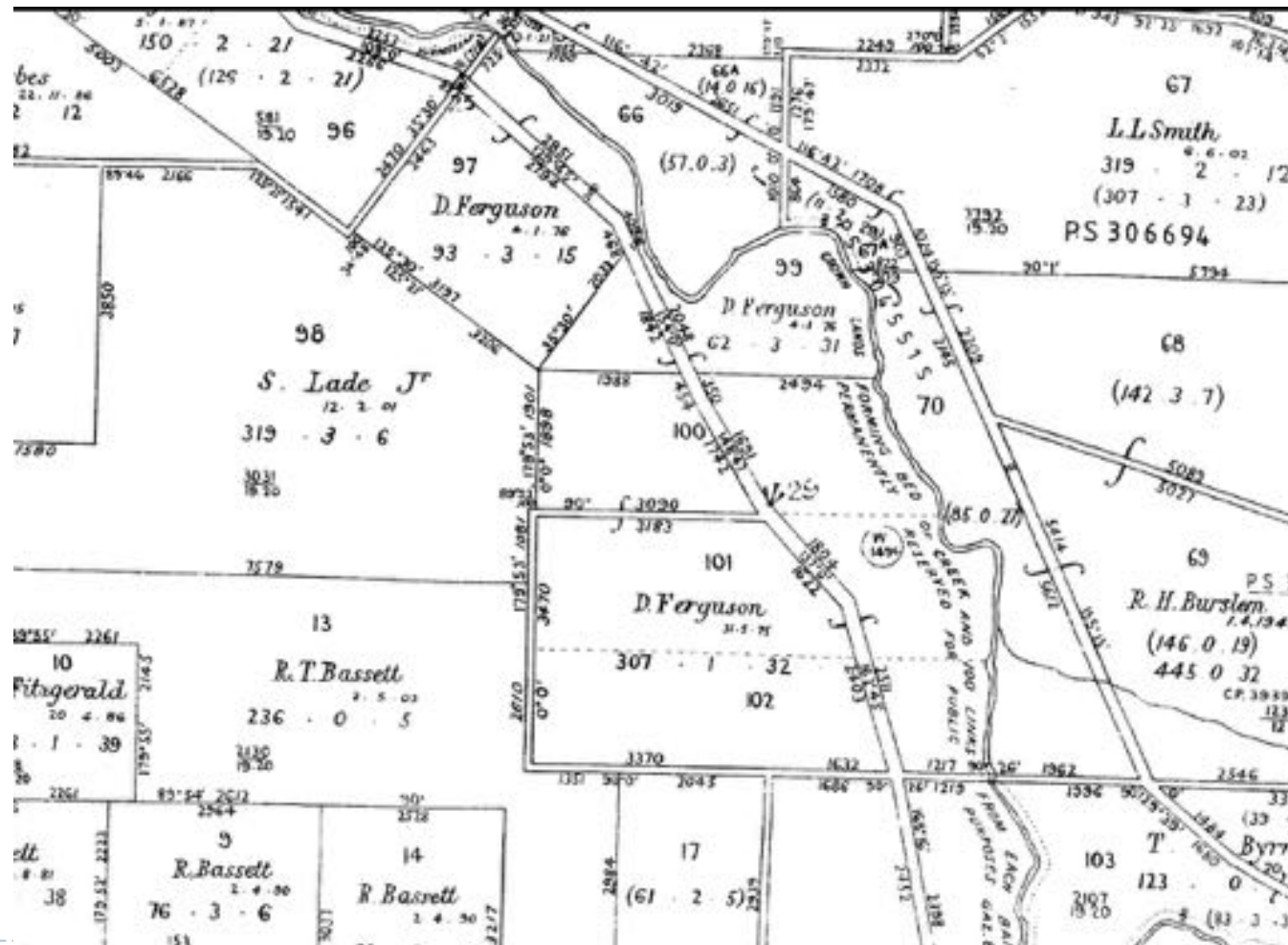
## Example of difficult site







## Example of difficult site

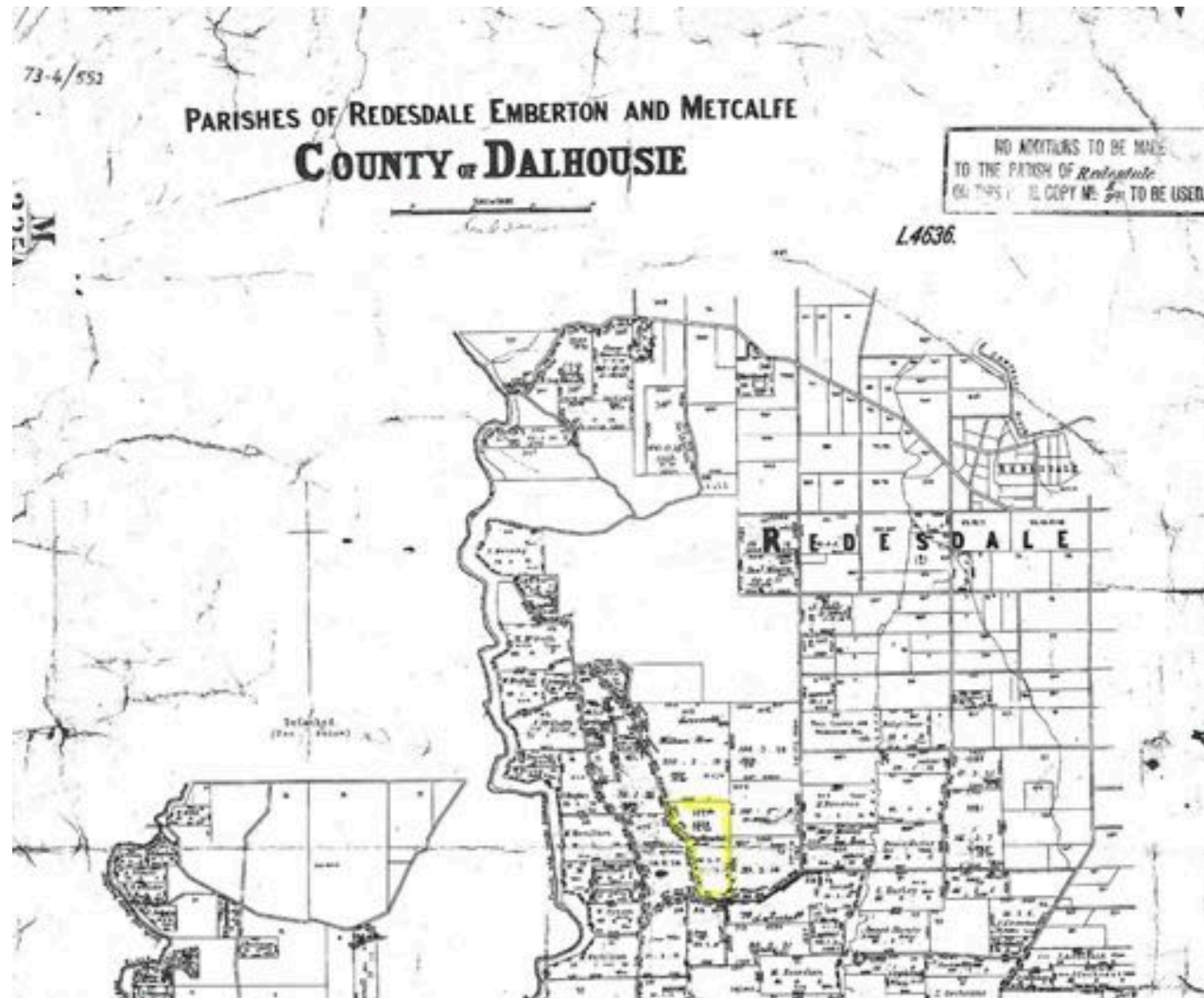




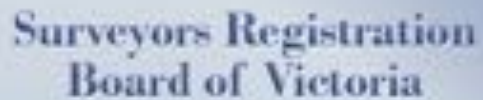


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Example of an acceptable site









## Example of an acceptable site



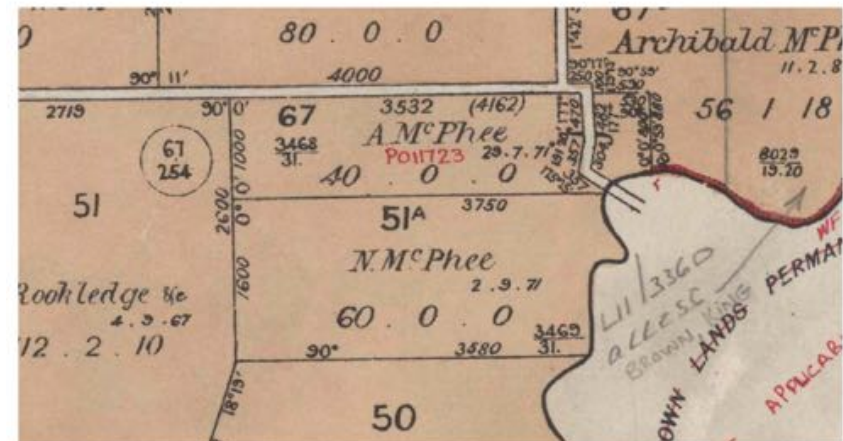


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This candidate provided an enlargement to clearly define the site.

Image extracted from Parish of Linton Plan.







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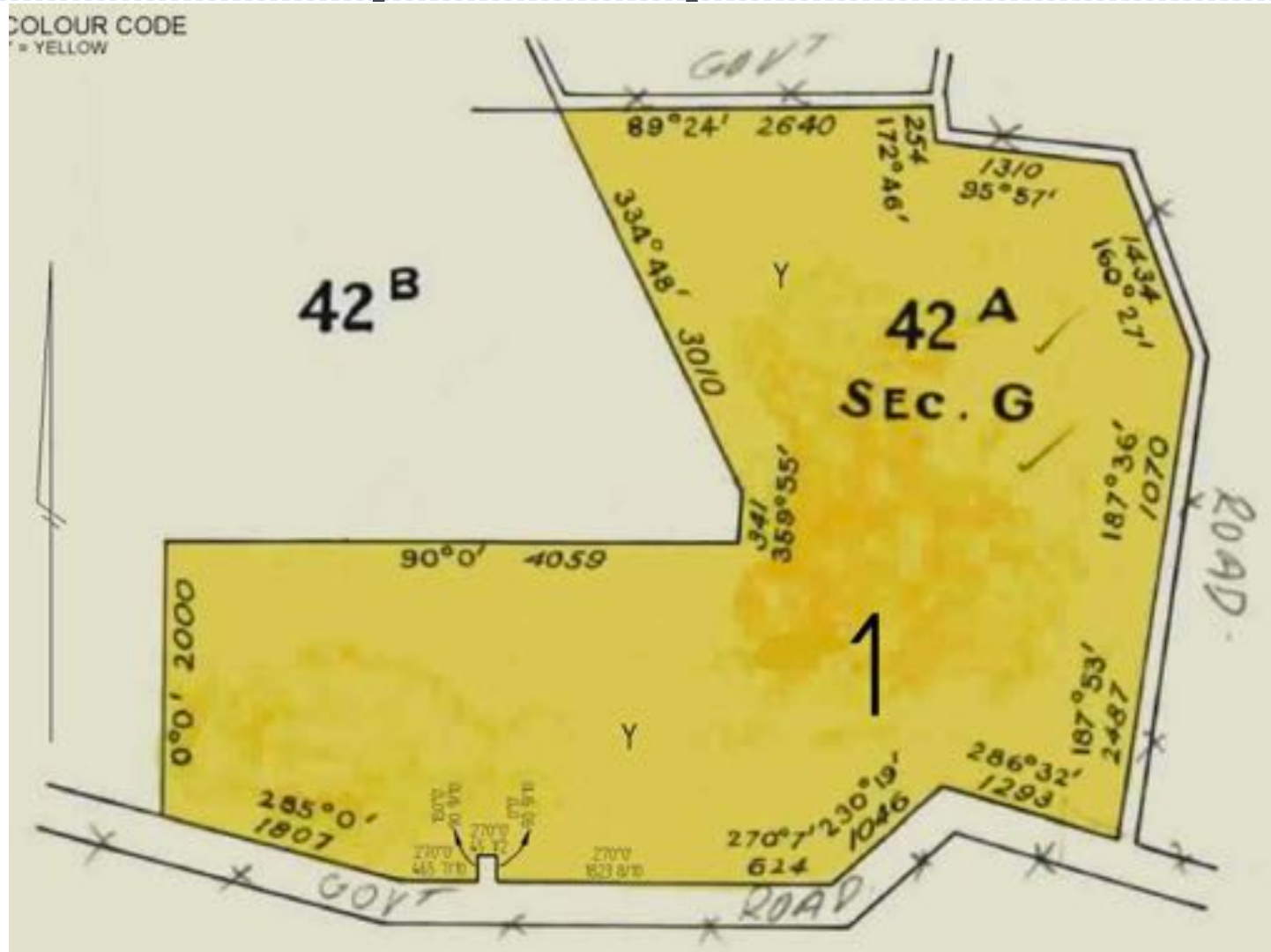
## Example of an acceptable site





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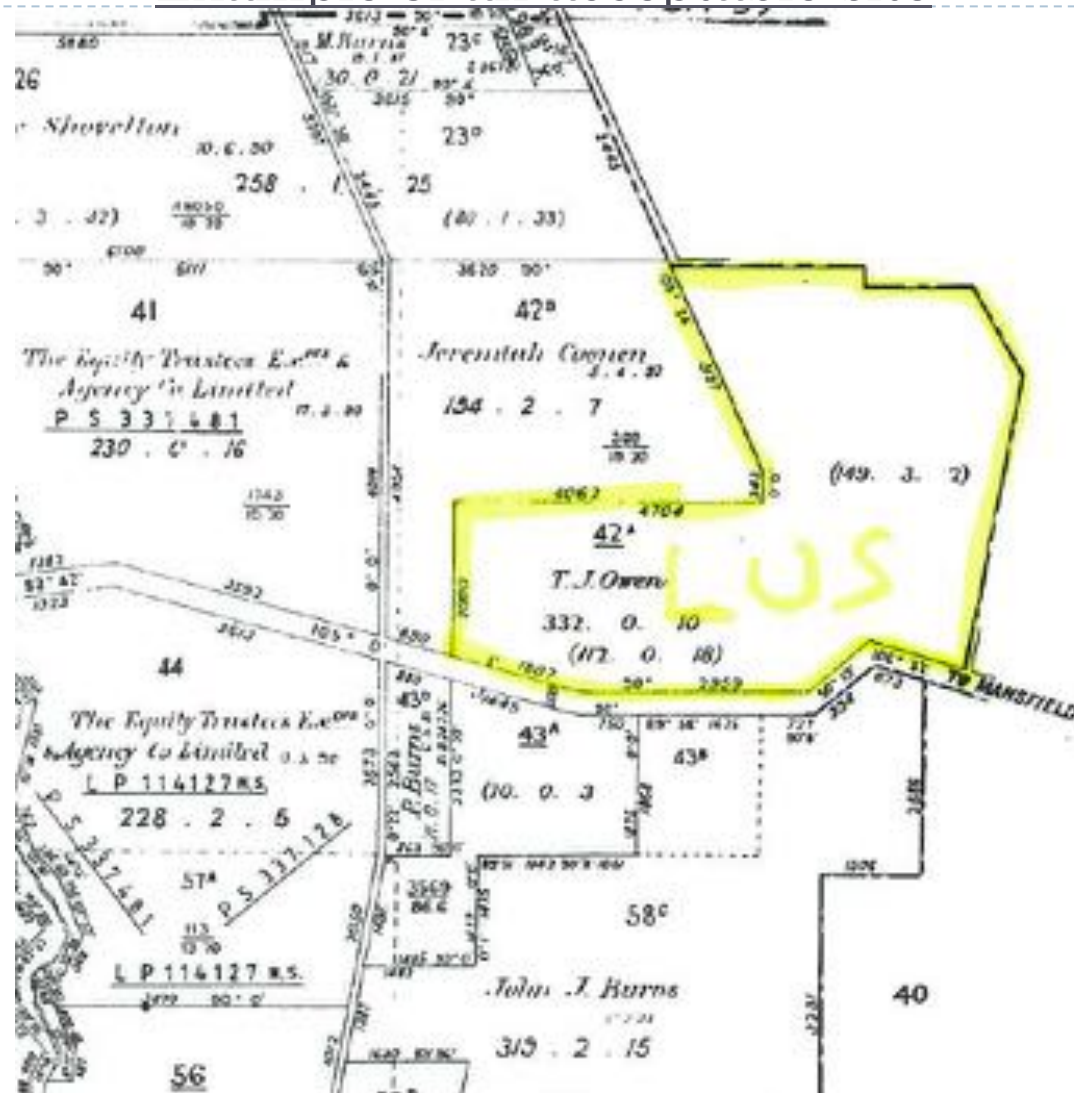
## Example of an acceptable site





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## Example of an acceptable site





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### Example of an acceptable site







## Practical Experience!

- Practical experience is essential before attempting any project for the Board.
- Practical application is the only way to consolidate learning - supervising surveyors and candidates need to ensure that candidates are actively trained and supervised in varying environments.
- This is particularly evident in candidates that work in city based firms. Candidates must get practical experience in performing cadastral surveys in a rural environment to truly consolidate and understand the principles of Crown boundary adoptions, Government Road alignments and the significance of old survey information.
- The Board gets far too many candidates submitting rural projects, where that survey was the only rural survey they had ever conducted.
- It is clearly evident when a candidate does not have the practical experience to inform their decision making, whether it be in a rural or urban environment.





## Common issues with Project Submissions

- Not reading a closing angle in the traverse.
- Lack of checks on any observations.
- Not appreciating the significance of the Parish Plan (this is a critical piece of survey information).
- Ignoring old survey information.
- No traverse or radiations on worksheet.
- Lack of understanding that Victoria has a monuments based system and that "monuments take precedent over dimensions".
- Getting onto a remote datum and laying out title dimensions (ignoring old localised occupation).





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## Questions?

