

Topographic Survey

The purpose of a topographic survey is to show the shape of the land mapped and the planimetric features on that land. The planimetric features may include buildings, roads, fences, trees, and other natural or manmade features.

These types of surveys are most often used as a basis from which to do engineering design. An engineer or other design professional will utilize the mapped information to determine the placement of proposed improvements such as buildings, roads, pools, or other manmade features.

The amount of detail should be determined in consultation with the client's design professional. A survey performed with a low level of detail may be inadequate to determine or apply the design criteria, creating the need to re-map the property, needlessly adding extra expense to the project. A survey that provides a much greater level of detail than required will be more expensive than necessary to begin with.

There are no statutory requirements as to what must be included in a topographic survey other than the certification of the Professional Land Surveyor that the survey was performed by him or under his direction. So it is important that the client and the surveyor each have a clear understanding of the mapping requirements at the onset of the project.