FOCUS ON SURVEYING
Post Address: Suite 6, 214 Waterworks Rd • Ashgrove • Queensland • Australia 4060
Email: info@focussurvey.com.au • Website: www.focussurvey.com.au
Phone: 3338 5095 • ABN: 22 161 544 207

20th February 2025

BCC DS
RECEIVED
22/10/2026
APPLICATION REF
A007138307

Celia Roberts
166 Pacey Road
Upper Brookfield Qld 4069

To Whom It May Concern

Survey Notification and advice for –Lot 1 on SP215132, 166 Pacey Road, Upper Brookfield

Further to our Client's instruction to undertake a boundary survey at the above site, we confirm we have completed the relevant field measurements and checks to reinstate the location of property boundaries. We enclose a copy of our Survey Plan SP344877, (which we are required to lodge with the Department of Resources as survey records), that shows the location of any relevant structures, on or near the boundaries.

Under Section 20 of the Survey and Mapping Infrastructure Regulation 2024, we are obliged to inform any landowners who may be adversely affected by the reinstatement.

We have determined that there are structures close to the boundary and/or possible encroachment/s. However, we have not investigated who built or owns these structures and are also unable to offer any legal advice in relation to dealing with possible encroachments.

It should be noted, that encroachments exist only if our plan shows the location of structures and other improvements as being "over" the boundary. Fences are generally considered misaligned and not considered Encroachments. Retaining walls may still represent an encroachment even if not shown "over" the boundary.

This letter is for your information only. You are not required to take any action unless you wish to pursue this matter with a neighbouring property owner/s. Focus on Surveying cannot offer any legal advice regarding this matter. We have attached a copy of a fact sheet in relation to dividing fences that we trust you will find helpful.

Should you require any further information, please contact this office, however, please note that any further information or advice from us may attract additional fees.

Yours faithfully

Martin Patricks
Director / Cadastral Surveyor

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SLAM
Level 18, 275 George Street, Brisbane City Qld 4000
slam-brisbane@resources.qld.gov.au

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