

# AREAS FOR LOTS WITHIN A STRATA SCHEME



To assist with registration of Strata Plans, NSW Land Registry Services in conjunction with the Surveyor Liaison Group, have created two excel documents to assist surveyors calculate and submit areas for lodged strata plans. Ideally these, or similar tools, should be used to confirm areas on strata plans prior to lodgement as they can dramatically reduce examination timeframes.

1. **Simple Area Calcs (NSW LRS inhouse document)**
2. **Detailed Area Calcs (modified document supplied by the profession)**

## SIMPLE AREA CALCS

The 'Simple Area Calc' template provides the basic requirements to assist the surveyor and the strata plan examiner in reviewing part areas.

Insert the area noted on the plan

This will indicate if the total area does not match the area on the plan

Use for sheet or floor

Area on Plan	Total Area	Area Match	Lot No	1	2	3														
0	0		1																	
0	0		2																	
0	0		3																	
0	0		4																	
0	0		5																	
0	0		6																	
0	0		7																	
0	0		8																	
0	0		9																	
0	0		10																	
0	0		11																	
0	0		12																	
0	0		13																	
0	0		14																	
0	0		15																	
0	0		16																	
0	0		17																	
0	0		18																	
0	0		19																	
0	0		20																	
0	0		21																	

This will calculate the area from the part lot areas

Enter each part lot area related to each sheet or floor

## DETAILED AREA CALCS

This 'Detailed Area Calcs' template provides a detailed description of the lots (includes the use of that part lot i.e. car space) together with the part area. This will allow the strata plan examiner to cross check any designation the surveyor have disclosed on the face of the plan with the use of that lot outlined in the document.

This file is a tool only. NSW LRS does not guarantee the data in the file. All calculations herein related to any corresponding lodged plan are the responsibility of the registered surveyor and may still be subject to requisitions.

Project: NSW LRS development			Client: Glōbe Group						Final strata area calcs						Checking summations		
Bldg	Lot No	Door No	Unit		Single		Tandem		Single		Tandem		Freestanding		Total Strata Area	Total	Difference
			Level	Sheet # (m <sup>2</sup> )	Location	Sheet # (m <sup>2</sup> )	Location	Sheet # (m <sup>2</sup> )	Location	Sheet # (m <sup>2</sup> )	Location	Sheet # (m <sup>2</sup> )	Location	Sheet # (m <sup>2</sup> )			
1	1801														0	0	0
2	1802														0	0	0
3	1803														0	0	0
4	1804														0	0	0
5	1805														0	0	0
6	1806														0	0	0
7	1807														0	0	0
8	1808														0	0	0
9	1901														0	0	0

Add building number

Use for sheet number

Bldg	Lot No	Door No	Unit			Single			Tandem		
			Level	Sheet #	(m <sup>2</sup> )	Location	Sheet #	(m <sup>2</sup> )	Location	Sheet #	(m <sup>2</sup> )
1	1801										
2	1802										
3	1803										
4	1804										
5	1805										
6	1806										
7	1807										
8	1808										
9	1901										

Calculates all the part areas

Confirms the sum of all columns

Identifies the difference between the two totals to me corrected

Freestanding		Total Strata Area	Checking summations	
Store	Sheet # (m <sup>2</sup> )		Total	Difference
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0
		0	0	0

If supplying an independent excel/CSV file, the basic requirements for the document are:

- a) Lot number
- b) Location of lot (sheet or level #)
- c) Area of each Part lot
- d) Total area of lot.

These documents can be sent through their calculation sheets through to:

[PlanInquiry@nswlrs.com.au](mailto:PlanInquiry@nswlrs.com.au) or [Plan-Requisitions@nswlrs.com.au](mailto:Plan-Requisitions@nswlrs.com.au)