



GPH Encroached Roads	= 11216.488m ²	1.12Ha	7.00%
Internal Estate Roads	= 28831.268m ²	2.90Ha	18.01%
Medium Density Plots	= 7815.76m ²	0.78Ha	4.88%
High Density Plots	= 107050.391m ²	10.70Ha	66.88%
Commercial Plots	= 1790.892m ²	0.18Ha	1.12%
Green Area	= 2885.019m ²	0.29Ha	1.80%
Utility & Services	= 474.488m ²	0.05Ha	0.30%
Total Site Area	= 160064.306m²	16.0Ha	

**PHASE TWO
FUTURE USE**

Project: OAKWOOD PRIME CITY (RIVERS SATELLITE TOWN)

client: CAPITAL CITY DEVELOPMENT LTD.
3 Azikiwe Road, Suite 205, Second Floor
Unity Bank Complex,
Port Harcourt, Nigeria.
www.capitalcitydev.com

APPROVAL

Urban Design	I. O. A.
discipline:	design:
1:10,500	Oscar
paper scale:	drawn:
NOVEMBER, 2021	check:
date:	

General Notes

A: AVERAGE PLOT SIZE
1) 13.25m x 30.50m = 465.125 Sq.m.
2) 20.65m x 33.92m = 700.448 Sq.m.
Total Site Area = 160064.306 Sq.m. (16.0Ha)

B: PLOT NUMBERS
1) H - High density = 217
2) M - Medium density = 11
Total Plots = 228 plots

C: ROAD DESIGN
Main Access 12m
Access Road 9m
Cul-de-sac 8m

D: INFRASTRUCTURE
1) Water Mains
2) Electricity Mains
3) Drainage/Sewage Services
4) Waste Disposal

rev:

C		
B		
A		

description:

date:

APPROVAL

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drawing title: SUBDIVISION PLAN

APPROVE PLAN AND ASSOCIATES dwg no: 01/01 rev: A

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