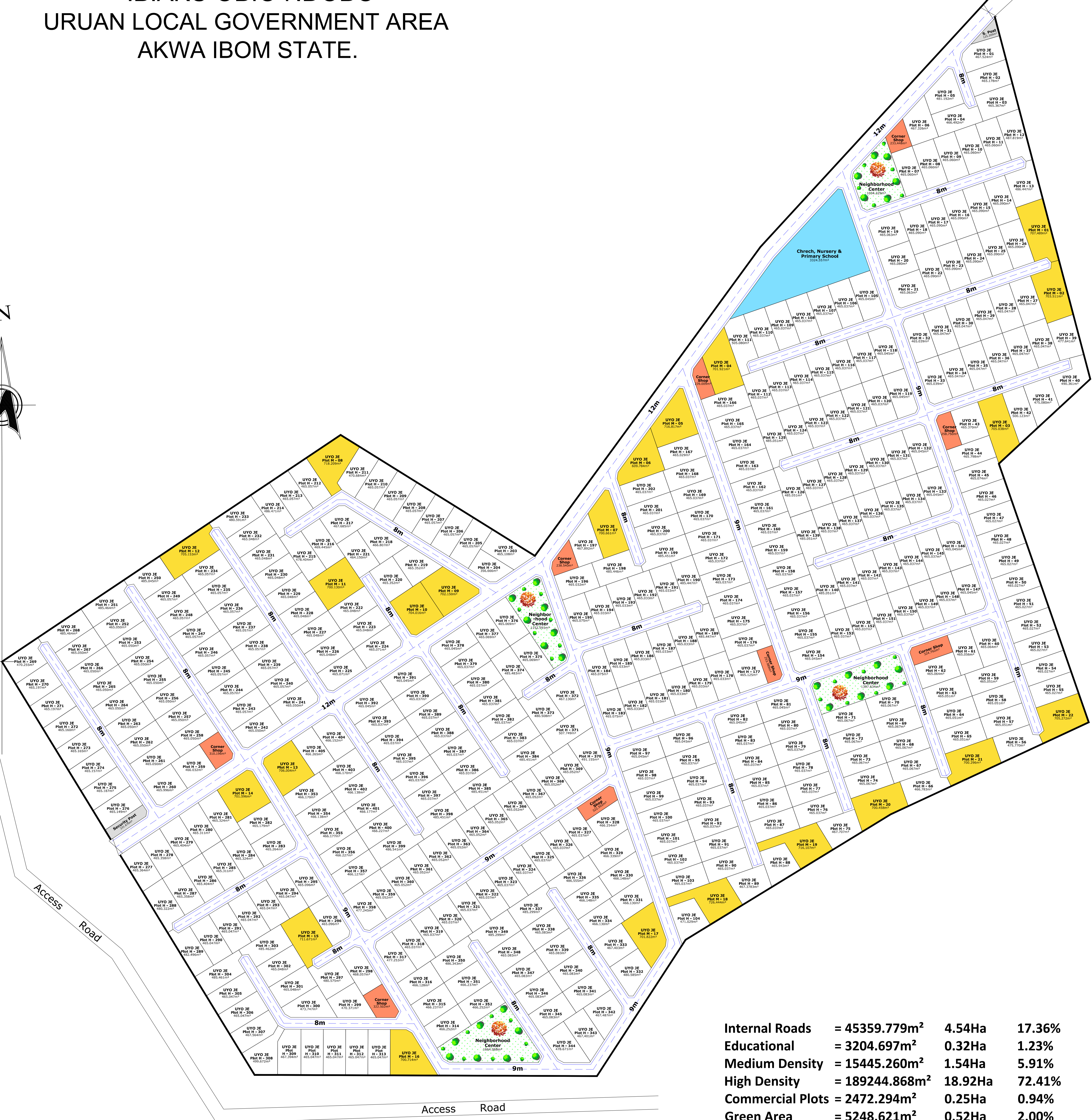
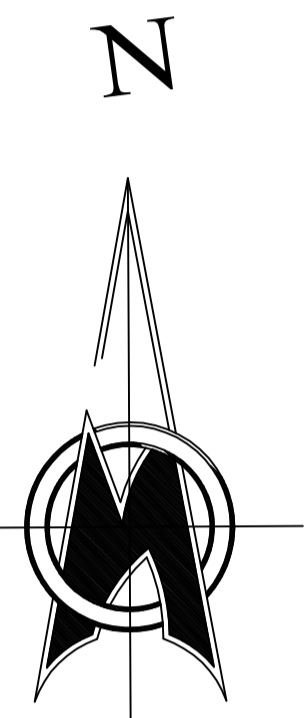


PROPOSED SUBDIVISION/LAYOUT PLAN
FOR
CAPITAL CITY DEVELOPMENT LIMITED
AT
ALONG AIRPORT ROAD,
IBIAKU OBIO NDOBO
URUAN LOCAL GOVERNMENT AREA
AKWA IBOM STATE.



Internal Roads	= 45359.779m ²	4.54Ha	17.36%
Educational	= 3204.697m ²	0.32Ha	1.23%
Medium Density	= 15445.260m ²	1.54Ha	5.91%
High Density	= 189244.868m ²	18.92Ha	72.41%
Commercial Plots	= 2472.294m ²	0.25Ha	0.94%
Green Area	= 5248.621m ²	0.52Ha	2.00%
Utility & Services	= 356.875m ²	0.04Ha	0.14%
Total Site Area	= 261332.394m²	26.13Ha	

project: JUNIPER ESTATE
UYO

A: AVERAGE PLOT SIZE
1) High Density = 15.25m x 30.50m = 465.125 Sq.m.
2) Medium Density = 20.65m x 33.92m = 700.448 Sq.m.
Total Site Area = 261332.394 Sq.m. (±26.13Ha)

B: PLOT NUMBERS
1) High Density = 405 plots
2) Medium Density = 22 plots
Total Plot Nos. = 427 plots

C: ROAD DESIGN
Main Access 12m
Access Roads 9m
Cul-de-Sac 8m

D: INFRASTRUCTURE
1) Water Mains
2) Electricity Mains
3) Drainage

General Notes

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

ref:

C		
B		
A		
rev:	description:	date:

APPROVAL

Urban Planning	Orakuro. I. A.
discipline:	design:
1:10000	Oscar
scale:	drawn:
January, 2022	B. P. George (tpl)
date:	check:

drawing title: SUBDIVISION PLAN

dwg no: 01/01 rev: F