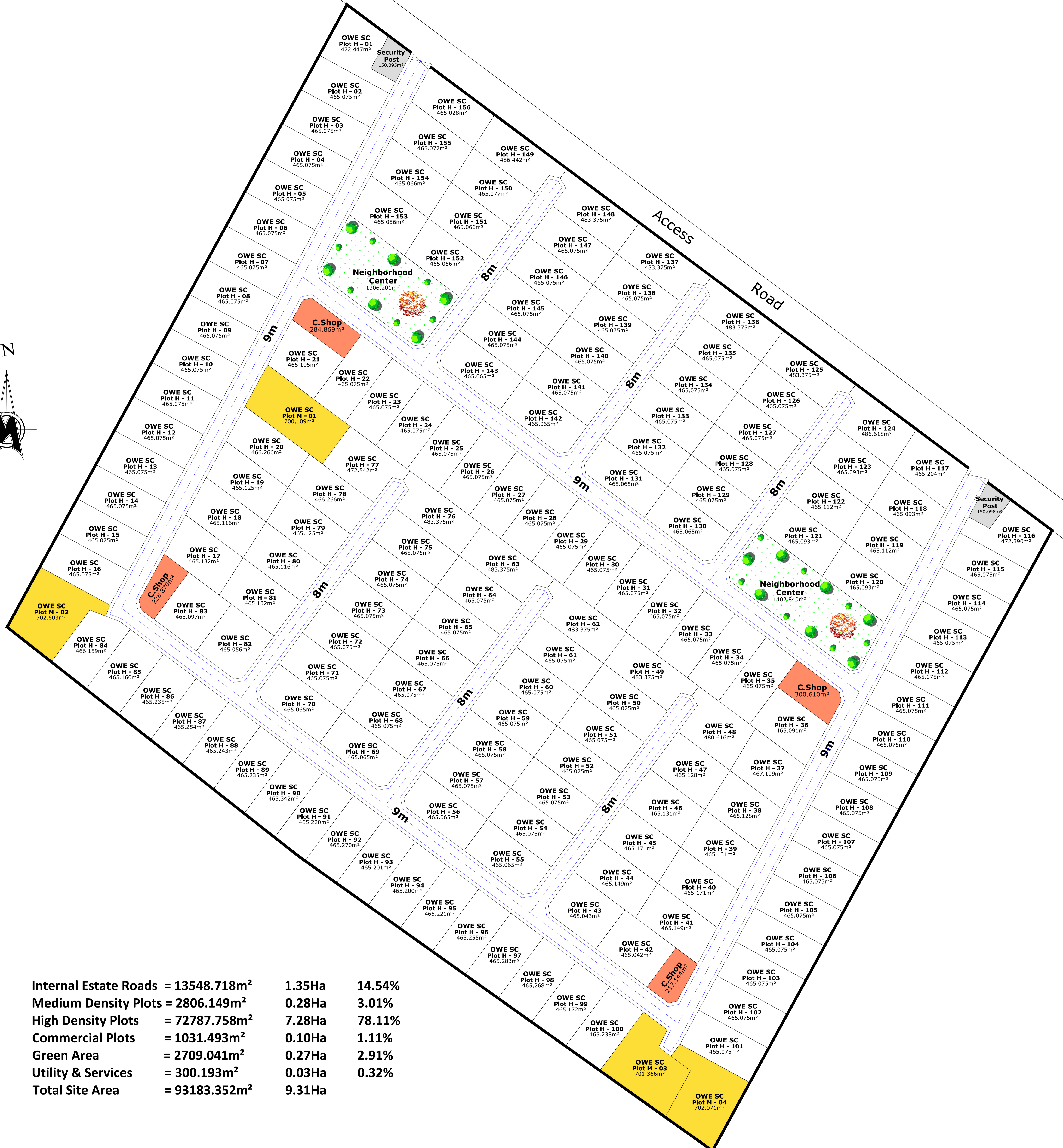


PROPOSED SUBDIVISION/LAYOUT PLAN
FOR
CAPITAL CITY DEVELOPMENT LIMITED
AT
BEKWESU, UMUWUCHW / UMUAKAGU
UMUACHI, UMUAGWO
OHAJI / EGBEMA LOCAL GOVERNMENT AREA
IMO STATE.



Internal Estate Roads	= 13548.718m ²	1.35Ha	14.54%
Medium Density Plots	= 2806.149m ²	0.28Ha	3.01%
High Density Plots	= 72787.758m ²	7.28Ha	78.11%
Commercial Plots	= 1031.493m ²	0.10Ha	1.11%
Green Area	= 2709.041m ²	0.27Ha	2.91%
Utility & Services	= 300.193m ²	0.03Ha	0.32%
Total Site Area	= 93183.352m²	9.31Ha	

Project: SUNSHINE CITY ESTATE
OWERRI

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

General Notes

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 = 93183.352 Sq.m. (19.31Ha)

B: PLOT NUMBERS
1) High density = 156 plots
2) Medium density = 4 plots
Total Plot Nos. = 160 plots

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

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

discipline:	Urban Planning
design:	Orakuro I. A.
plot scale:	1:5500
drawn:	Oscar
date:	JANUARY, 2022
check:	Bisco P. George (tpl)

APPROVAL

drawing title: SUBDIVISION PLAN

dwg no: 01/12

rev: E