

PROPOSED SUBDIVISION/LAYOUT PLAN
FOR
CAPITAL CITY DEVELOPMENT LIMITED
NEW TOWN HAVEN ESTATE
AT
IGWURUTA TOWN
IKWERRE LOCAL GOVERNMENT AREA
RIVERS STATE.



Internal Estate Roads	= 3024.146m ²	0.30Ha	12.99%
Medium Density Plots	= 2130.536m ²	0.21Ha	9.15%
High Density Plots	= 17764.438m ²	1.77Ha	76.30%
Utility & Services	= 362.186m ²	0.03Ha	1.55%
Total Site Area	= 23281.306m²	2.32Ha	

<p>Project: NEW TOWN HAVEN ESTATE PORT HARCOURT</p> <p>A: AVERAGE PLOT SIZE 1) 15.25m x 30.50m = 465.125 Sq.m. Total Site Area = 23281.306 Sq.m. (±2.32Ha)</p> <p>B: PLOT NUMBERS 1) M - Medium density = 3 2) H - High density = 38 Total Plots = 41 plots</p> <p>C: ROAD DESIGN Main Access 9m Cul-de-sac 8m</p> <p>D: INFRASTRUCTURE 1) Water Mains 2) Electricity Mains 3) Drainage/Sewage Services 4) Waste Disposal</p>	<p>Client: CAPITAL CITY DEVELOPMENT LTD. 31 G. U. Ake Road, Elioazu, Port Harcourt, Nigeria. www.capitalcitydev.com</p>	<p>APPROVAL</p> <table border="1" style="width: 100%;"> <tr> <td>Urban Planning</td> <td>O. I. A.</td> </tr> <tr> <td>discipline:</td> <td>design:</td> </tr> <tr> <td>1 : 500</td> <td>Oscar</td> </tr> <tr> <td>scale:</td> <td>drawn:</td> </tr> <tr> <td>January, 2024</td> <td>B. P. George (tpl)</td> </tr> <tr> <td>date:</td> <td>check:</td> </tr> </table>	Urban Planning	O. I. A.	discipline:	design:	1 : 500	Oscar	scale:	drawn:	January, 2024	B. P. George (tpl)	date:	check:	<p>Drawing title: SUBDIVISION PLAN</p> <p>dwg no: 01/01</p> <p>rev: B</p>
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General Notes

rev:	description:	date:
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B		
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