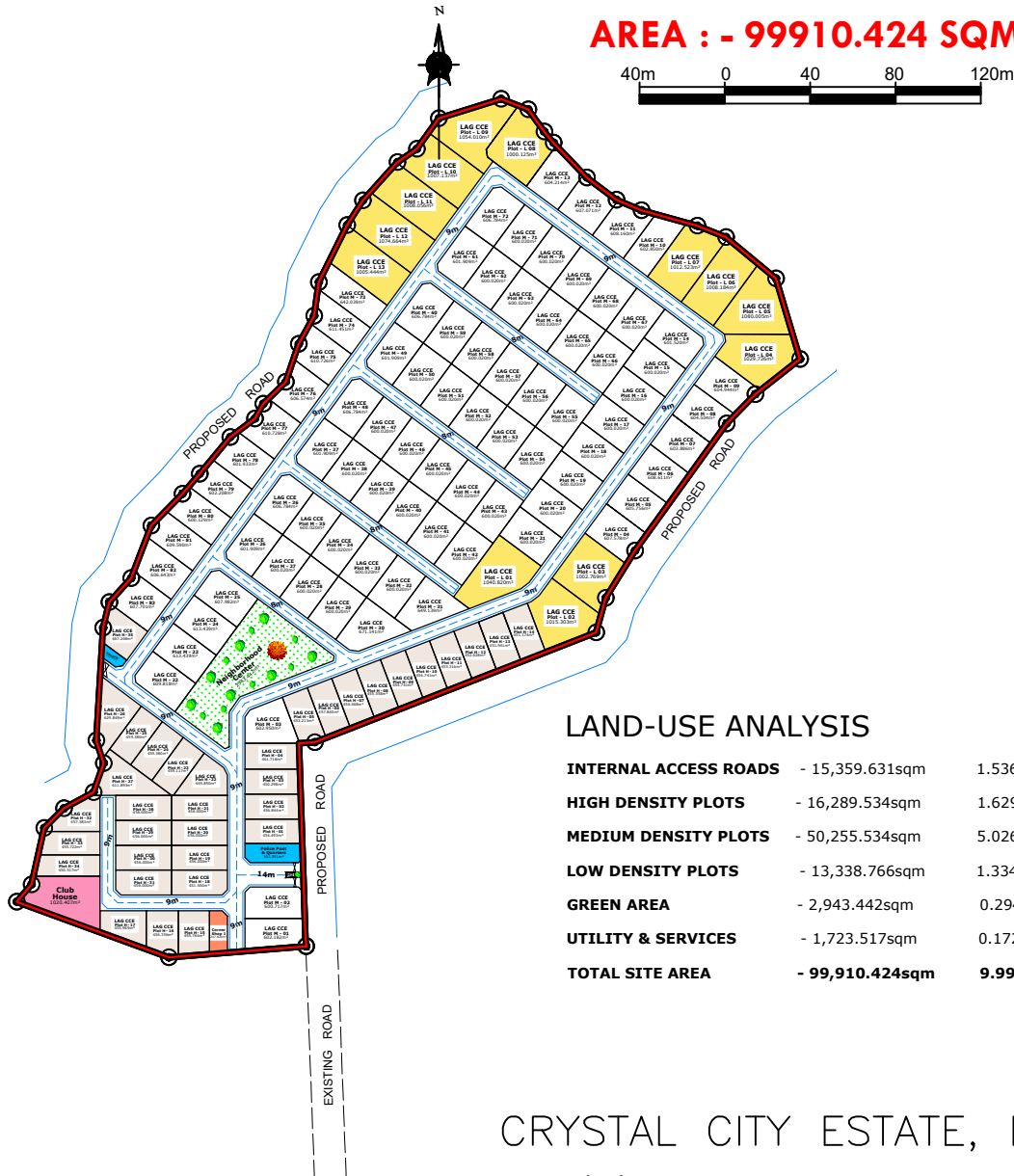


PROPOSED SUBDIVISION/LAYOUT PLAN
FOR
CAPITAL CITY DEVELOPMENT LIMITED
AT
Omu-Ijebu Ketu Village,
Epe Local Govt. Area, LAGOS.

AREA : - 99910.424 SQM.



LAND-USE ANALYSIS

INTERNAL ACCESS ROADS	- 15,359.631sqm	1.536Ha	15.4%
HIGH DENSITY PLOTS	- 16,289.534sqm	1.629Ha	16.3%
MEDIUM DENSITY PLOTS	- 50,255.534sqm	5.026Ha	50.3%
LOW DENSITY PLOTS	- 13,338.766sqm	1.334Ha	13.4%
GREEN AREA	- 2,943.442sqm	0.294Ha	2.9%
UTILITY & SERVICES	- 1,723.517sqm	0.172Ha	1.7%
TOTAL SITE AREA	- 99,910.424sqm	9.991Ha	100%

CRYSTAL CITY ESTATE, LAGOS

(A) PLOT NUMBERS:	(B) AVERAGE PLOT SIZE:	(C) ROAD DESIGN:
(H) HIGH DENSITY PLOTS = 35 PLOT(S)	15m X 30m = 450.0m²	MAIN ACCESS ROAD: 14m
(M) - MEDIUM DENSITY PLOTS = 83 PLOT(S)	20m X 30m = 600.0m²	ACCESS ROAD: 9m
(L) - LOW DENSITY PLOTS = 13 PLOT(S)	25m X 40m = 1000.0m²	CUL-DE-SAC: 8m
TOTAL NUMBER OF PLOTS = 131 PLOTS	TOTAL SITE AREA = 99910.424 Sq.m	FOOT-PATH: 1.25m
DISCIPLINE:	URBAN PLANNING	
SCALE:	1:1000	
DATE:	NOVEMBER, 2024	
DRAWN:	AYDM - CONSULTS	CHECKED: SURV. OJO SAMSON I. (MNIS)

CAPITAL CITY DEVELOPMENT LIMITED
1ST FLOOR, 31 G.U AKE ROAD,
ELIOZU, PORT HARCOURT
RIVERS STATE, NIGERIA.
www.capitalcitydev.com

SUBDIVISION PLAN

dwg. no: **AC - 45**