

Clover City – Integrated Town Planning Project

Academic Project | Bachelor's in City & Regional Planning

Project Overview

Clover City was a comprehensive urban development plan designed as part of a semester-long studio project, focusing on creating a balanced, self-sustaining urban community. The planning process integrated land-use optimization, transportation networks, public facilities, and environmental considerations over a large-scale site.

My Role & Contributions

- Conducted demographic projections and land capability assessments.
- Developed a hierarchical land-use distribution including residential, commercial, industrial, institutional, public sector, recreational, and green buffer zones.
- Designed arterial, sub-arterial, and local street networks to ensure efficient traffic movement and public transport accessibility.
- Incorporated public plazas, parks, and civic spaces to enhance livability and community engagement.
- Introduced green belts, rainwater harvesting zones, and low-density buffer areas to mitigate environmental impact.

Technical Methods & Tools

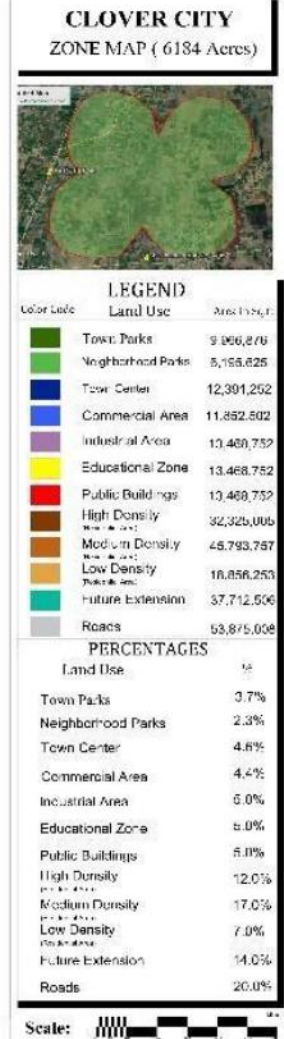
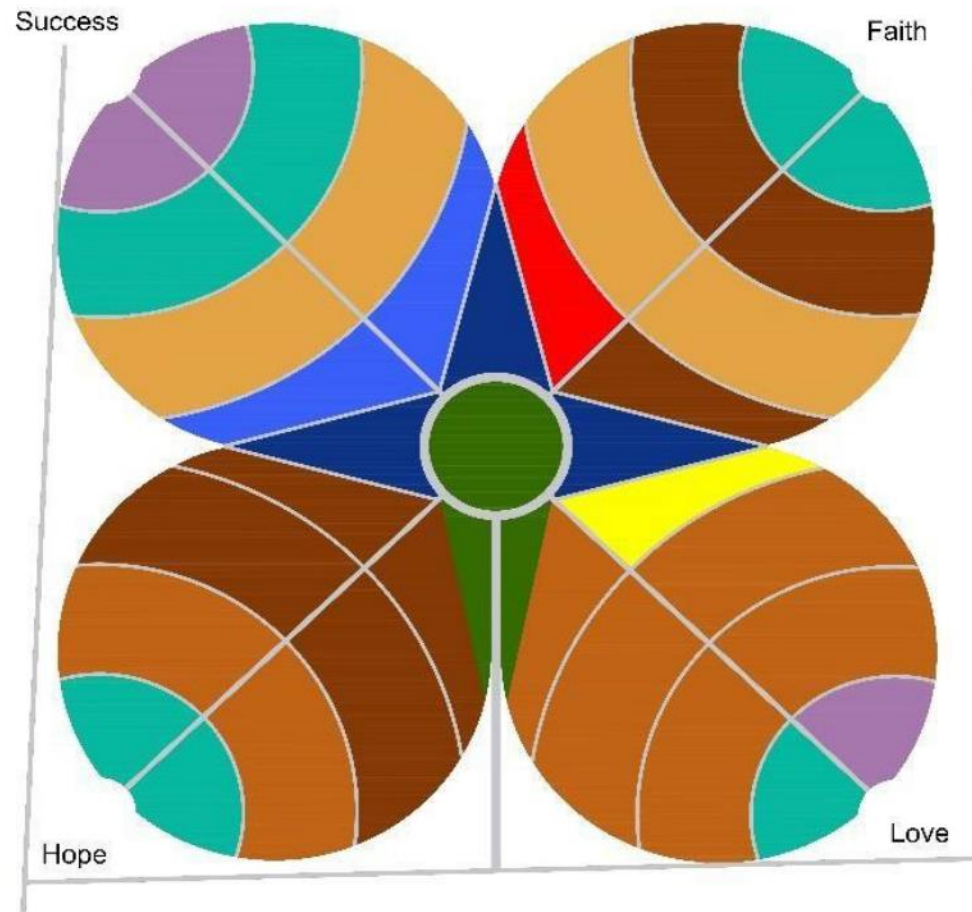
AutoCAD for master layout drafting, Google Earth Pro for site referencing, and SPSS for demographic and density calculations.

Outcome

A fully developed master plan document and zoning map that demonstrated the ability to design a cohesive urban settlement meeting social, economic, and environmental objectives.

BS Final Year Project – Zone Map

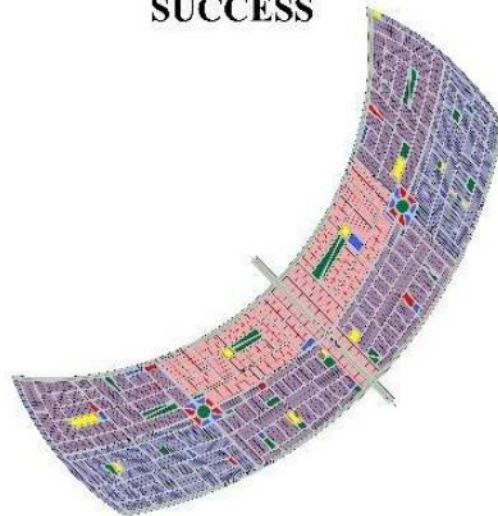
Software Used: AutoCAD



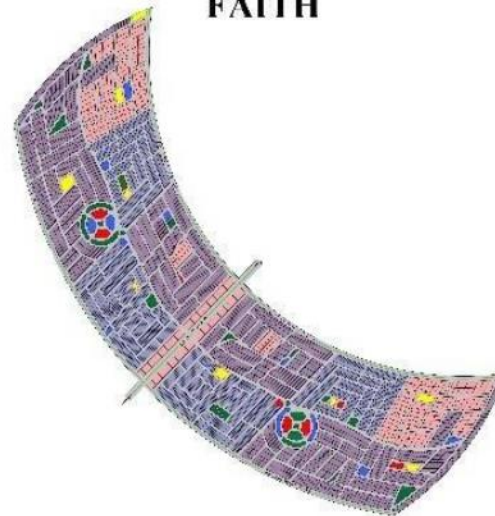
BS Final Year Project – High Density Residential Plotting



SUCCESS

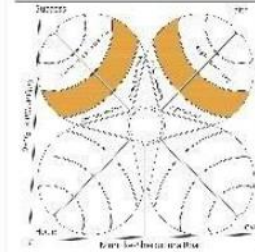


FAITH



CLOVER CITY

L.RID (434 Acres)



Legend

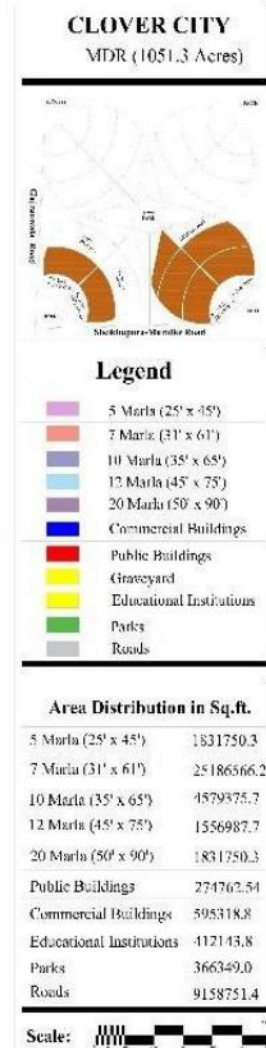
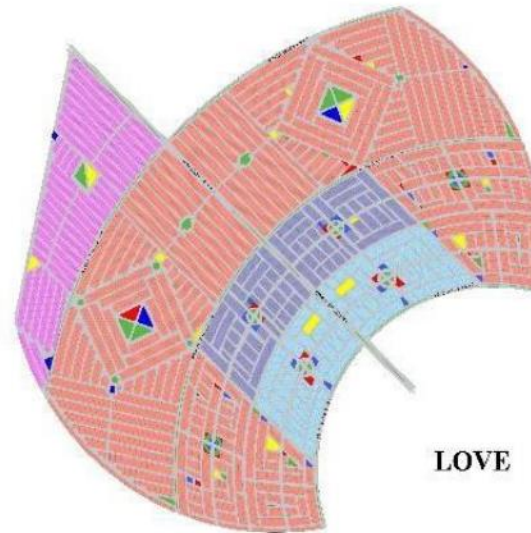
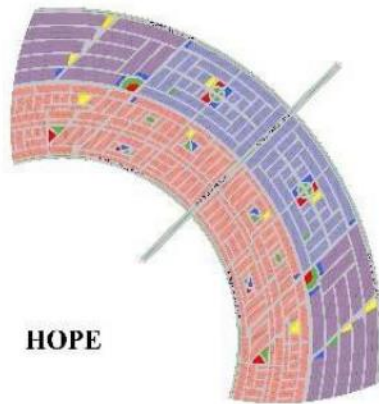
- 10 Marla (35' x 65')
- 1 Kanal (50' x 90')
- 2 Kanal (75' x 120')
- Public Buildings
- Commercial Buildings
- Educational Institutions
- Graveyard
- Parks
- Roads

Area Distribution in Sq.ft.

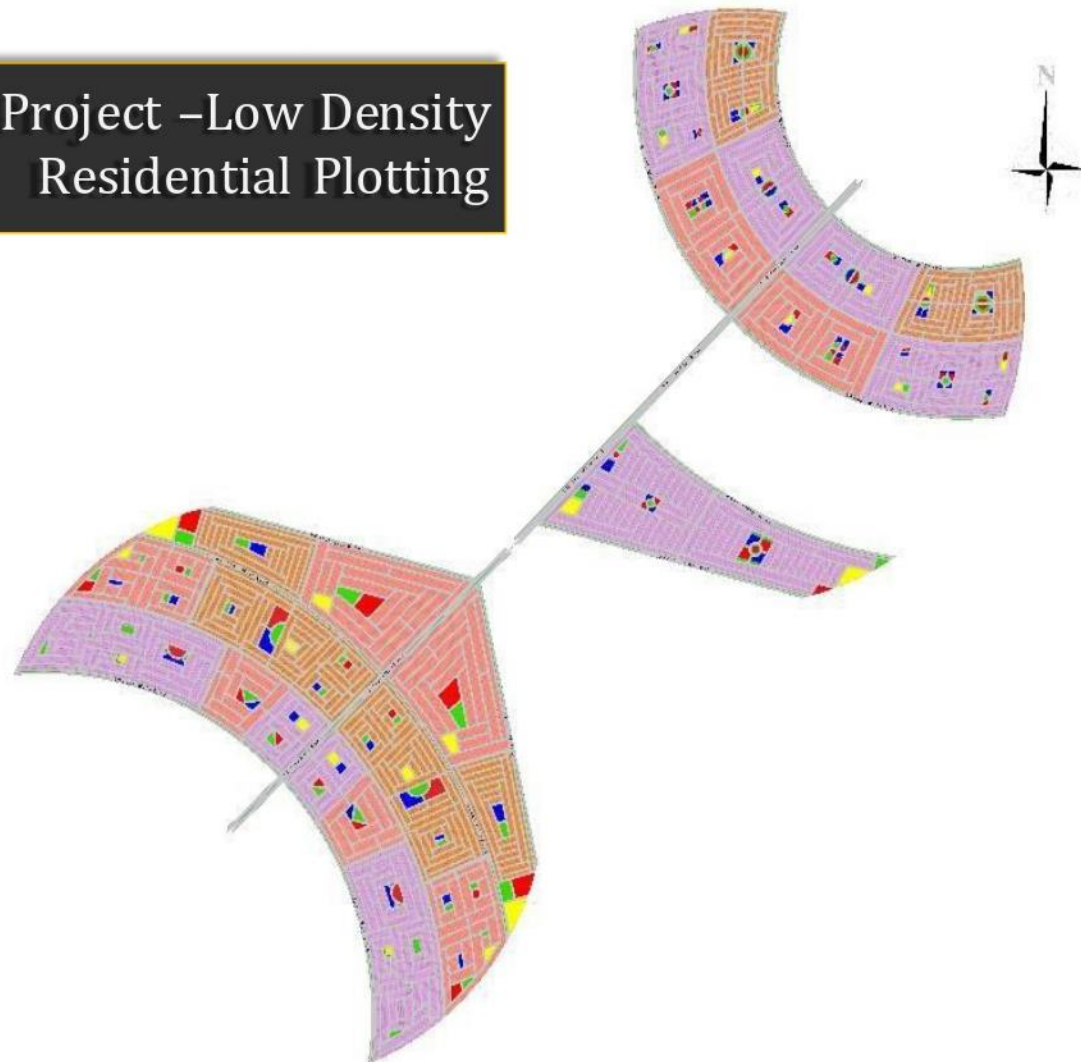
10 Marla (35' x 65')	7,512,501
1 Kanal (50' x 90')	3,429,952
2 Kanal (75' x 120')	3,429,952
Public Buildings	113,138
Commercial Buildings	250,788
Educational Institutions	175,364
Parks	143,308
Roads	3,771,250

Scale:

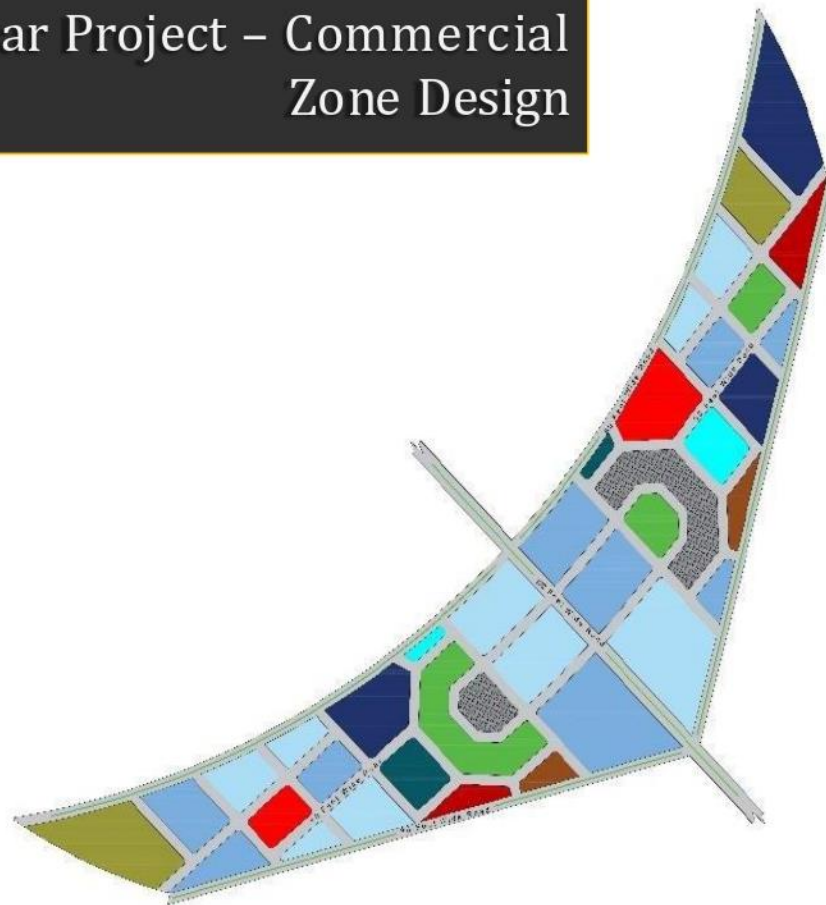
BS Final Year Project –Medium Density Residential Plotting



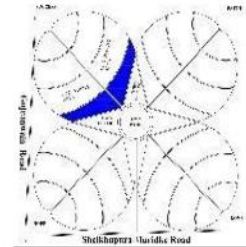
BS Final Year Project –Low Density Residential Plotting



BS Final Year Project – Commercial Zone Design



CLOVER CITY COMMERCIAL (2184 Acres)



Legend

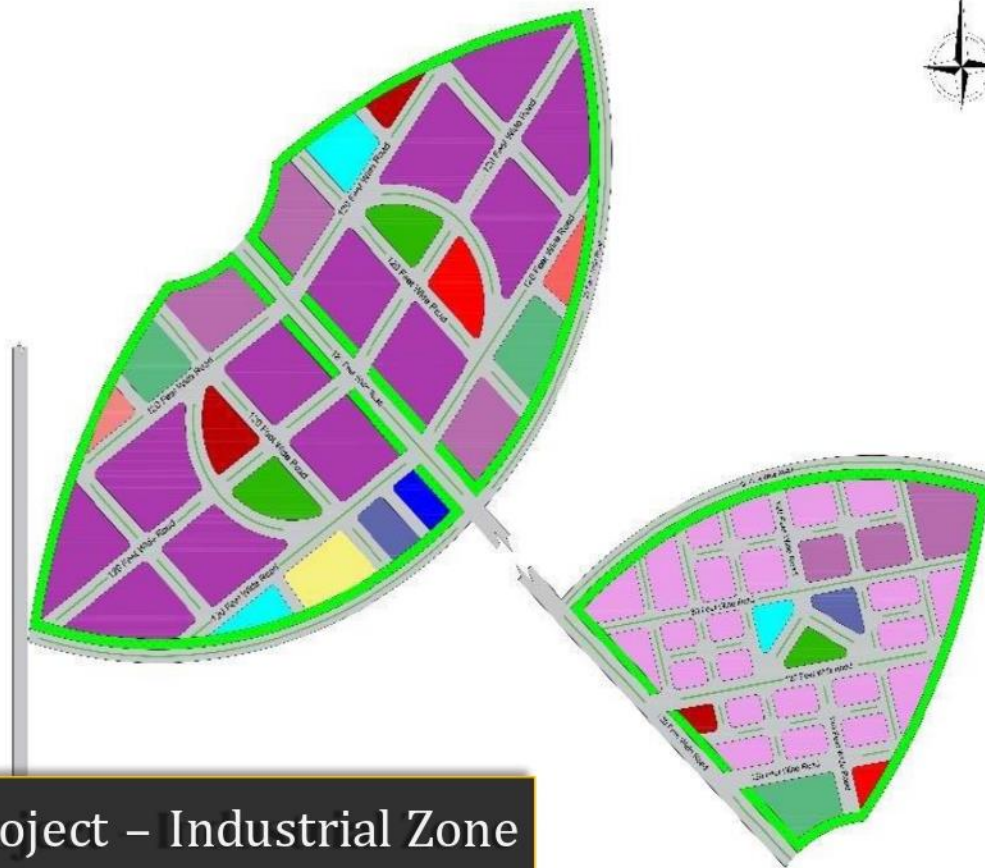
Commercial Plaza	
Civic Centers	
Mosques	
Dependent Stores	
Parks	
Storage Houses	
Town Blocks	
Hospital	
Mosque	
Parking	
Peri	
Road	

Area Distribution in Sq.ft.

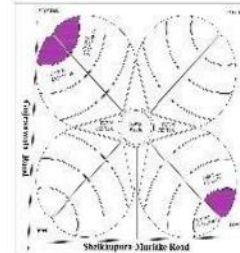
Commercial Plaza	46,200
Civic Centers	7,150,000
Mosques	2,133,000
Dependent Stores	2,420,000
Parks	227,000
Storage Houses	824,000
Town Blocks	114,000
Hospital	227,000
Mosque	6,420,000
Parking	8,111,000
Peri	8,111,000
Road	7,400,100

Scale:

BS Final Year Project – Industrial Zone Design



CLOVER CITY INDUSTRY (2,474 Acres)



Legend

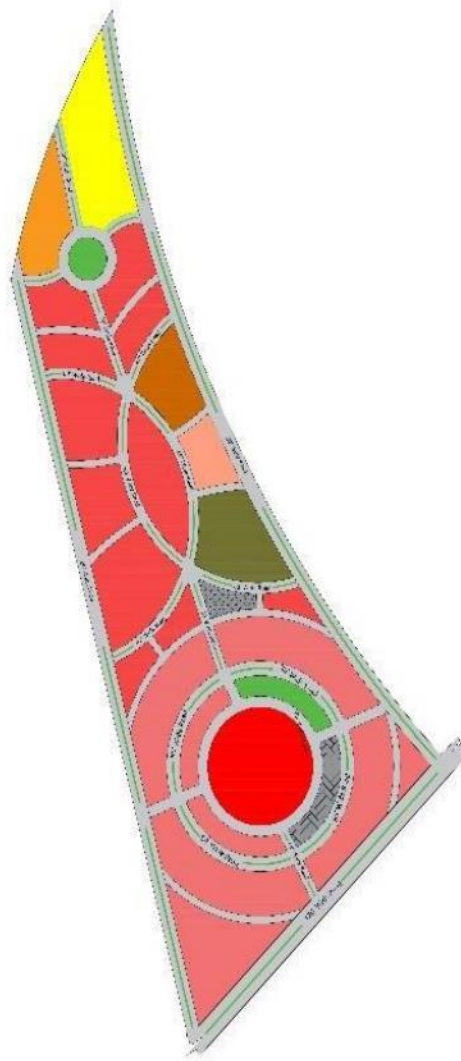
Heavy Industry
Medium Industry
Light Industry
Warehouse
Commercial
Bank
Admin Office
Hospital
Mosque
Technical Institute
SWM
Vegetal Landscaping
Park
Roads

Area Distribution in Sq.ft.

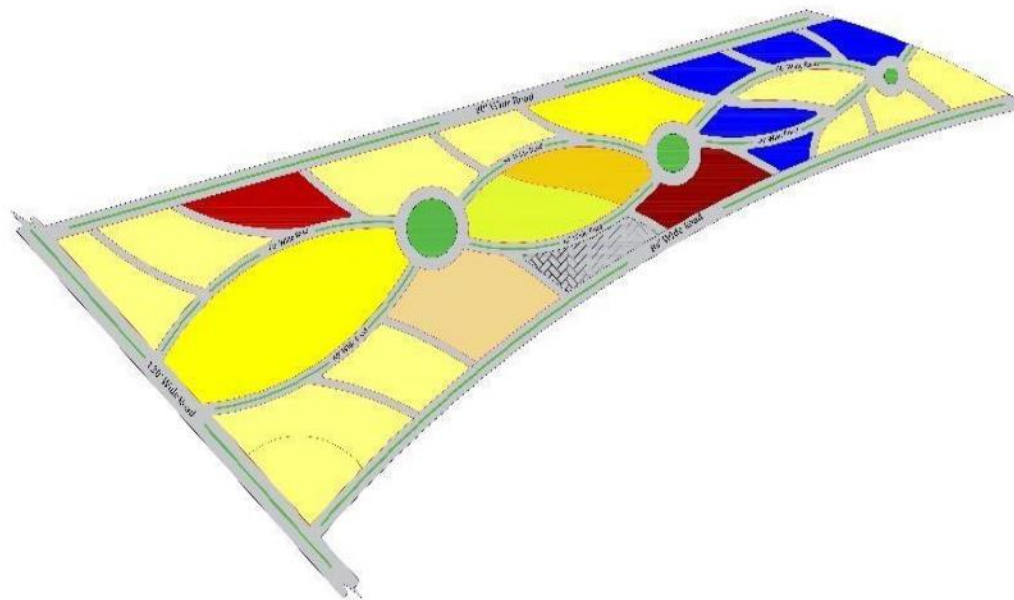
Heavy Industry	6,177,475
Medium Industry	2,696,110
Light Industry	1,035,320
Warehouse	206,781
Commercial	94,261
Bank	179,969
Admin Office	134,687
Hospital	228,969
Mosque	228,969
Technical Institute	188,562
SWM	94,761
Vegetal Landscaping	94,761
Park	312,976
Roads	2,477,189

Scale:

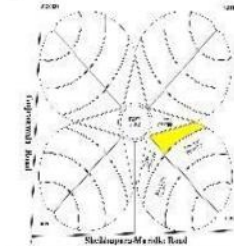
BS Final Year Project – Public Secretariat Design



BS Final Year Project – Educational Zone Design



CLOVER CITY EDUCATIONAL (123.7 Acres)



Legend

	High School
	Girls College
	Boys College
	University
	Other Institutions
	Commercial Buildings
	Hostel
	Apartment
	Parking
	Parks
	Roads

Area Distribution in Sq.ft.

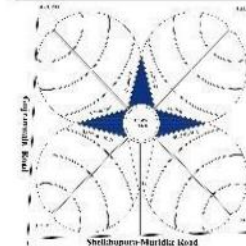
High School	280150.04
Girls College	204725.04
Boys College	134687.5
Universities	797350.11
Other Institutions	1643187.6
Commercial Buildings	253213
Hostel	161675.02
Apartment	118525.01
Parking	107750.01
Parks	285538
Roads	1352262

Scale:



CLOVER CITY

Town Center(284 Acres)



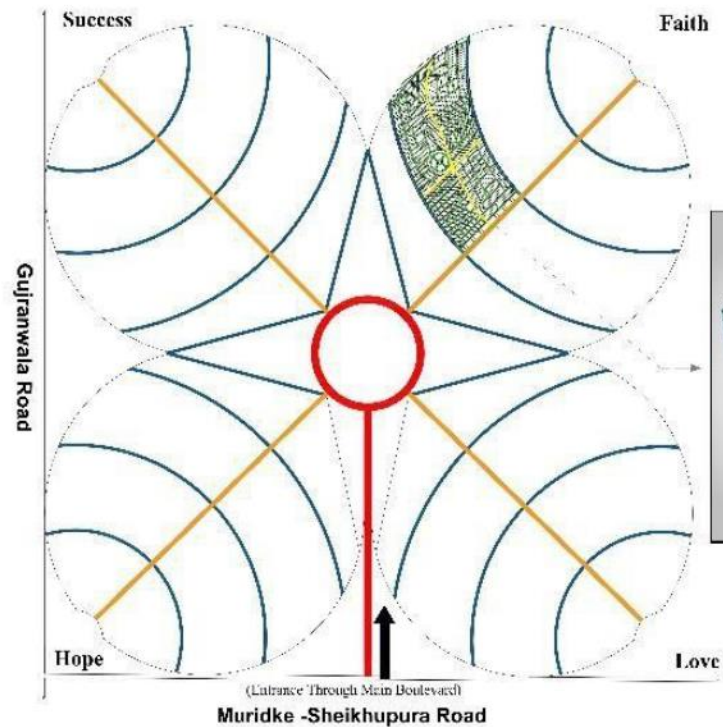
LEGEND

Commercial Area Distribution		
Color Code	Landuse	Area (Acres)
	Shopping Mall	275160
	Retail Outlet	292112
	Pharmacies	547501
	Restaurants	706388
	Grocery Stores	427826
	Office Buildings	815811
	Retail Office	604431
	Hotels	266724
Public Area Distribution		
	Fire House	125572
	Prison	155167
	Police Headquarter	154758
	Art Center	131181
	Heritage Center	120514
	Mosque	278117
	Hospital	999066
	Town Hall	337825
	Public Library	166738
	Museum	194581
	Arena	259728
Open Space Area Distribution		
	Amusement Park	786727
	Workshops	156166
	Central Park	535283
	Green Belts	94927
Other Landuses Area Distribution		
	Houses	816266
	Apartment Buildings	310206
	Educational Institutions	114212
	Parking	372248
	Roads	2102065

Scale:

BS Final Year Project – Town Center Design

BS Final Year Project – Transport Network



CLOVER CITY Road Network (1237 Acres)

Legend

■	Main Boulevard
■	Arterial Roads
■	Sub Arterial Roads
■	Local Distributors
■	Streets

Area Distribution (in Sq.ft.)

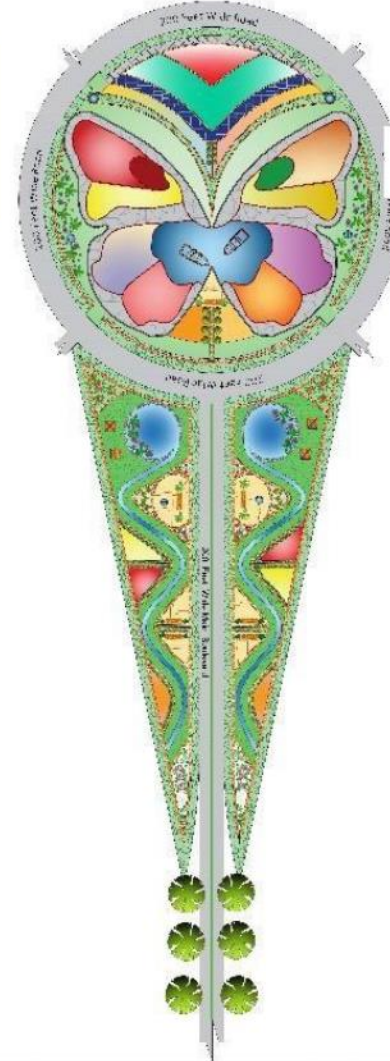
Main Boulevard	5387500
Arterial Roads	8620001
Sub Arterial Roads	8350626
Local Distributors	10775003
Streets	20741878

Width & Carriageway

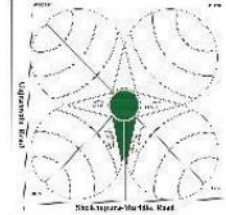
Main Boulevard	200' (Dual)
Arterial Roads	120' (Dual)
Sub Arterial Roads	80' (Dual)
Local Distributors	60' (Single)
Streets	40' (Single)

Scale:

BS Final Year Project – Town Park



CLOVER CITY Town Park (229 Acres)



Legend

Color Code	Land Use	Area (Sq. Ft.)
Red	Grand Rooms	110419
Green	Zoo	127619
Blue	Restaurant	114228
Yellow	Security Room	90421
Orange	Executive Room	45372
Light Green	Meeting Room	45377
Dark Red	Play Ground	188877
Light Yellow	Cafe	134032
Light Green	Public Seating	781536
Dark Green	Mosque	51735
Light Green	Cricket Ground	51735
Light Green	Golfing House	188832
Light Green	Adventure Rides	139037
Light Green	Bamboo Jungle	153907
Light Green	Park Hill	88067
Light Green	Fun Land	188967
Light Green	Nursery	165557
Light Green	Lake	419229
Light Green	Horse Riding	67646
Light Green	Boating Area	67646
Light Green	Open Space Seating	467487
Light Green	Jungle Safari Train	420743
Light Green	Cycling Track	108667
Light Green	Parking	14877
Light Green	Golf Holes	1810592
Light Green	Jogging Track	1078865
Light Green	Service Rooms	215371
Light Green	Unpaved Land	1722874

Scale: 1" = 100'