
 GOVERNMENT OF DUBAI	Organization Unit: PLANNING DEPARTMENT-PLANNING RESEARCH SECTION		 DUBAI MUNICIPALITY	
	Form sheet title:	COMMUNITY FACILITIES STANDARDS LIST		اسم النموذج :
	Doc Ref.	DM-PD-P1-Wi2		رقم النموذج :

1- SUMMARY OF COMMUNITY FACILITIES STANDARDS FOR LOW DENSITY AREAS (< 70 persons/Ha)

Planning Level	Type of Facility	Pop. Served	Min. Site Area (m ²)	Min. Site Area per Person (m ²)	Max. Dist. To Facility (m ²)	Building Height	Total Coverage Area
Neighborhood Level	Local Mosque	2000	1800	0.9	500	Ground	40%
	Retail Facilities*	2000	400	0.2	400	Ground	-
	Post Shelter	2000	35	-	400	Ground	-
	Local Plaza	2000	1500	0.75	400	NA	-
	Tot Lot**	2000	1500	0.75	400	Ground	-
	Neighborhood Park	2000	4000	2	400	NA	-
Community Level	Juma Masjid	6000	4500	0.75	1000	G+Mez.	40%
	Com. Shopping Center*	6000	6000	1	800	G+Mez.	50%
	Children Nursery*	6000	600	0.1	800	Ground	40%
	Kindergarten	6000	3000	0.5	800	Ground	40%
	Primary School	6000	8000	1.3	800	G+1	40%
	Pvt. General Clinic*	6000	650	0.11	Varies	G+1	55%
	Pvt. Specialty Clinic*	6000	650	0.11	Varies	G+1	55%
	Private Polyclinic*	6000	650	0.11	Varies	G+1	55%
	Playground**	6000	3500	0.6	800	Ground	-
	Community Park	6000	12000	2	800	NA	-
District Level	Intermediate Sch.	10000	9000	0.9	1500	G+2	40%
	Secondary Sch.	20000	12000	0.6	2500	G+3	40%
	Pvt. Daycare Centre*	12000	1200	0.08	Varies	G+1	55%
	Post Office*	20000	2000	0.1	1800	G+1	50%
	Health C. Centre	30000	7500	0.25	2000	G+1	50%
	District Park	20000	20000	1	2000	NA	-
Sector Level	Civil Defense Centre	50000	4000	0.08	4500	G+1	50%
	Eid Prayer Area	70000	14000	0.2	Varies	Ground	-
	Public Library	70000	6000	0.09	5000	G+1	50%
	Police Station	70000	5000	0.07	5000	G+1	50%
	Elderly Rest House	50000	2500	0.05	Varies	Ground	40%
	DM office	50000	1500	0.03	4000	G+1	50%
	DM Centre	150000	4500	0.03	Varies	G+1	50%
	Private Hospital	35000	5000	0.14	Varies	G+2	50%
	Gov. Ref. Hospital	80000	12000	0.15	Varies	G+2	50%
	Sector Park	70000	500000	7	5000	G for park, G+1 for facilities	-

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رقم الإصدار: 1

* These Facilities can be provided within a mixed-use buildings

** Optional

- Area of each Facility includes parking spaces

2- SUMMARY OF COMMUNITY FACILITIES STANDARDS FOR MEDIUM DENSITY AREAS (70-220 persons/ha)

Planning Level	Type of Facility	Pop. Served	Min. Site Area (m ²)	Min. Site Area per Person (m ²)	Max. Dist. To Facility (m ²)	Building Height	Total Coverage Area
Neighborhood Level	Local Mosque	3000	1500	0.5	500	G+1	50%
	Retail Facilities*	3000	500	0.16	350	G+Mez.	-
	Post Shelter	3000	35	-	-	Ground	-
	Local Plaza	3000	1200	0.4	350	NA	-
	Tot Lot**	3000	1200	0.4	350	Ground	-
	Neighborhood Park	3000	3500	1.2	350	NA	-
Community Level	Juma Masjid	9000	4000	0.45	1000	G+1	45%
	Com. Shopping Center*	9000	5500	0.6	650	G+1	60%
	Children Nursery*	9000	700	0.08	650	Ground	40%
	Kindergarten	9000	2700	0.3	650	Ground	40%
	Primary School	9000	7500	0.8	Varies	G+1	40%
	Pvt. General Clinic*	9000	450	0.05	Varies	G+2	60%
	Pvt. Specialty Clinic*	9000	450	0.05	Varies	G+2	60%
	Private Polyclinic*	9000	550	0.06	Varies	G+2	60%
	Playground**	9000	3000	0.3	650	Ground	-
	Community Park	9000	9000	1	650	NA	-
District Level	Intermediate Sch.	15000	8500	0.55	Varies	G+2	40%
	Secondary Sch.	25000	10000	0.4	Varies	G+3	40%
	Pvt. Daycare Centre*	18000	800	0.04	Varies	G+2	60%
	Post Office*	25000	1800	0.07	1400	G+2	60%
	Health C. Centre	30000	6500	0.22	2500	G+1	65%
	District Park	25000	15000	0.6	2000	NA	-
Sector Level	Civil Defense Centre	70000	3500	0.05	3000	G+1	60%
	Eid Prayer Area	120000	18000	0.15	Varies	Ground	-
	Public Library	100000	4500	0.045	4000	G+2	60%
	Police Station	100000	4500	0.045	4000	G+1	60%
	Elderly Rest House	70000	2000	0.04	Varies	Ground	50%
	DM office	70000	1300	0.02	4000	G+2	65%
	DM Centre	200000	4000	0.02	Varies	G+2	60%
	Private Hospital	35000	2500	0.07	Varies	G+4	60%
	Gov. Ref. Hospital	90000	9000	0.1	Varies	G+4	60%
	Sector Park	100000	300000	3	3500	G for park, G+1 for facilities	-

*These Facilities can be provided within a mixed-use buildings

** Optional

- Area of each Facility includes parking spaces

3- SUMMARY OF COMMUNITY FACILITIES STANDARDS FOR HIGH DENSITY AREAS (>220 person/Ha)

Planning Level	Type of Facility	Pop. Served	Min. Site Area (m ²)	Min. Site Area per Person (m ²)	Max. Dist. To Facility (m ²)	Building Height	Total Coverage Area
Neighborhood Level	Local Mosque	4000	1200	0.3	500	G+1	65%
	Retail Facilities*	4000	550	0.14	300	G+Mez.	-
	Post Shelter	4000	35	-	-	Ground	-
	Local Plaza	4000	1000	0.25	300	NA	-
	Tot Lot**	4000	1000	0.25	300	Ground	-
	Neighborhood Park	4000	3000	0.75	300	NA	-
Community Level	Juma Masjid	12000	2800	0.23	1000	G+1	65%
	Com. Shopping Center*	12000	5400	0.45	500	G+1	65%
	Children Nursery*	12000	700	0.06	500	Ground	40%
	Kindergarten	12000	3000	0.25	500	Ground	40%
	Primary School	12000	7800	0.65	Varies	G+1	40%
	Pvt. General Clinic*	12000	500	0.04	Varies	G+2	65%
	Pvt. Specialty Clinic*	12000	500	0.04	Varies	G+2	65%
	Private Polyclinic*	12000	500	0.04	Varies	G+2	65%
	Playground**	12000	2500	0.2	500	Ground	-
	Community Park	12000	8500	0.7	600	NA	-
District Level	Intermediate Sch.	20000	8500	0.42	Varies	G+2	40%
	Secondary Sch.	30000	10000	0.4	Varies	G+3	40%
	Pvt. Daycare Centre*	20000	800	0.04	Varies	G+2	65%
	Post Office*	30000	1800	0.06	1000	G+2	65%
	Health C. Centre	30000	6500	0.22	2000	G+1	65%
	District Park	30000	12000	0.4	1500	NA	-
Sector Level	Civil Defense Centre	100000	3500	0.035	2000	G+1	65%
	Public Library	120000	4000	0.035	3000	G+2	65%
	Police Station	100000	4000	0.035	3500	G+1	65%
	DM office	100000	1000	0.01	2500	G+2	65%
	DM Centre	250000	4000	0.015	Varies	G+3	65%
	Private Hospital	35000	1800	0.05	Varies	G+7	65%
	Gov. Ref. Hospital	100000	5000	0.05	Varies	G+7	65%
	Sector Park	120000	150000	1.25	3000	G for park, G+1 for facilities	-

*These Facilities can be provided within a mixed-use buildings

** Optional

- Area of each Facility includes parking spaces