

Auto Generated Site Plans

Albany Serenity Village | July 21, 2026

20.9 ac Parcel Area	EPSG:2240 Coordinate System	1 Density Variants
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Building Site Breakdown

Each building lot includes the structure and setbacks. Parking is shared across the site. The empty space accommodates roads, stormwater, and common areas.

Product	Units/ Bldg	Count	Structure	Parking (shared)	Setbacks & Buffer	Lot Size	Land Used
Community Center	1	×1	3,025 sf (55×55)	12 spaces (12.1/unit)	14,870 sf	21,525 sf (105×205)	0.5 ac
Albany SF (1,620 sf)	1	×55	1,620 sf (36×45)	2 spaces (2.0/unit)	4,260 sf	4,845 sf (51×95)	6.1 ac
Albany TH (1,400 sf)	1	×40	704 sf (22×32)	2 spaces (2.0/unit)	1,512 sf	1,474 sf (22×67)	1.4 ac
Albany SM (1,200 sf)	1	×25	1,200 sf (30×40)	2 spaces (2.0/unit)	3,000 sf	3,600 sf (45×80)	2.1 ac
Albany Fourplex (3,200 sf)	4	×15	1,650 sf (55×30)	6 spaces (1.5/unit)	2,175 sf	5,625 sf (75×75)	1.9 ac
		136 bldgs		342 shared		181 units	12.0 ac

Site: 20.9 ac — Building lots: 12.0 ac (57%) — Parking, roads & infrastructure: 9.0 ac (43%)

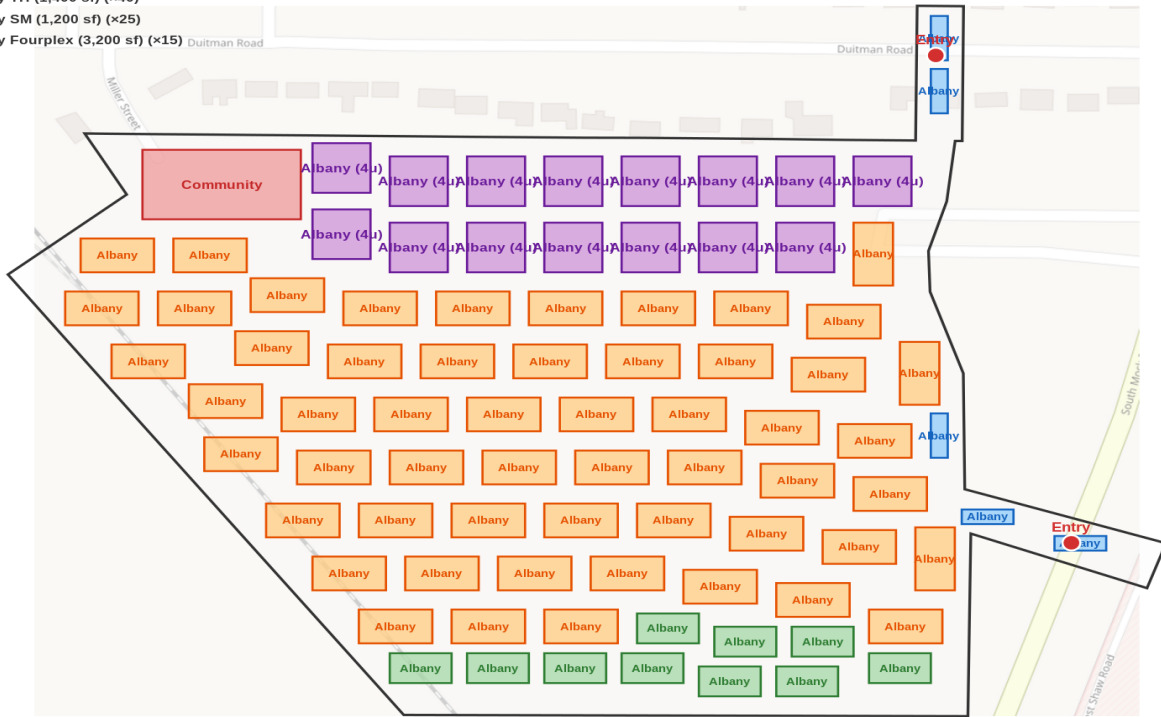
The remaining 43% accommodates shared parking, internal roads, stormwater management, landscaping, and utility easements. Industry standard allocates 25–35% of gross acreage to building lots. This plan is at 57%, which is aggressive and may require careful infrastructure planning.

Typical: Building lots 25–35% · Shared parking 30–40% · Internal roads 10–15% · Stormwater 5–10% · Landscaping & buffers 5–10%

Commercial Density (100%)

0 Lots Placed	0.0 ac Lot Area	0 Product Types	6.5 Units / Acre
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- Community Center (x1)
- Albany SF (1,620 sf) (x55)
- Albany TH (1,400 sf) (x40)
- Albany SM (1,200 sf) (x25)
- Albany Fourplex (3,200 sf) (x15)



Placement Report

Product	Scheduled	Placed	Unplaced	Fit %
Community Center	1	0	1	0%
Albany SF (1,620 sf)	55	0	55	0%
Albany TH (1,400 sf)	40	0	40	0%
Albany SM (1,200 sf)	25	0	25	0%
Albany Fourplex (3,200 sf)	15	0	15	0%
Total	136	0	136	0%

136 units (100%) could not be placed on the generated road network.

Product Mix

Product	Lot Size (ft)	Lot Area (sf)	Qty	Total Area (sf)
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Site Statistics

Lots placed	0
Target units	136
Net lot area	0.00 ac
Gross parcel area	20.92 ac
Density	6.5 units/acre
Blocks	20
Road length	6,291 ft
Lot coverage	0.0%
Infrastructure area (est.)	20.92 ac