

CITY OF SUNNYVALE



Horizon 2035

Land Use and Transportation Element

City Council Study Session
January 31, 2017

Overview

- ❖ Process Overview
- ❖ Revised Draft LUTE
- ❖ Open City Hall
- ❖ Draft Environmental Impact Report
- ❖ Next steps

PROCESS OVERVIEW

What is the LUTE?



- ❖ Land Use and Transportation Element
- ❖ Chapter of Sunnyvale's General Plan
- ❖ 2 of 8 State-required GP Elements
- ❖ Incorporates
 - ❖ Peery Park Specific Plan
 - ❖ Lawrence Station Area Plan
 - ❖ El Camino Real Plan
 - ❖ Village Centers

General Plan Buildout

❖ What is it?

- Theoretical Construct – if everything happens

❖ When is it?

- Maybe Never
- Analysis Typically 15-30 Years Out

❖ Why do we calculate it?

- Plan for Infrastructure and Services
- Analyze Environmental Impacts

Project History



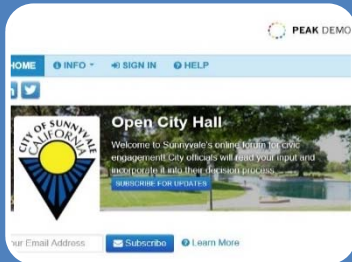
2011-2014

- Horizon 2035 Committee
- Draft LUTE & CAP
- CAP Adopted



2015

- Updated transportation analysis
- Re-engaged Horizon 2035 Committee
- City Council Study Sessions
- Revisited LUTE
- Open City Hall



2016 to date

- Open City Hall
- Completed Draft EIR
- Released new Draft LUTE and EIR

Outreach 2011-2015

- ❖ Neighborhood associations
- ❖ Business groups
- ❖ Boards and Commissions
 - ❖ Planning
 - ❖ BPAC
 - ❖ Sustainability
- ❖ Website
- ❖ Paper & online surveys
- ❖ Open City Hall
- ❖ Pop-up Venues



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1ST DRAFT LUTE

Horizon 2035 Committee Recommendations

- ❖ Sustainable community
- ❖ Climate action programs
- ❖ Progressive transportation policies
- ❖ Village Centers



LUTE – GOALS

- A. Coordinated Regional and Local Planning
- B. Environmentally Sustainable LUT Planning & Development
- C. Effective Multimodal Transportation System
- D. Attractive Community for Residents and Businesses
- E. ... Village Centers ... Compatible w/Resid. Neighborhoods
- F. Protected, Maintained, Enhanced Residential Neighborhoods
- G. Diverse Housing Opportunities
- H. Options for Healthy Living
- I. Supportive Economic Development Environment
- J. A Balanced Economic Base
- K. Protected, Maintained, Enhanced Commercial ...
- L. Special and Unique Land Uses ...

Transformation Areas

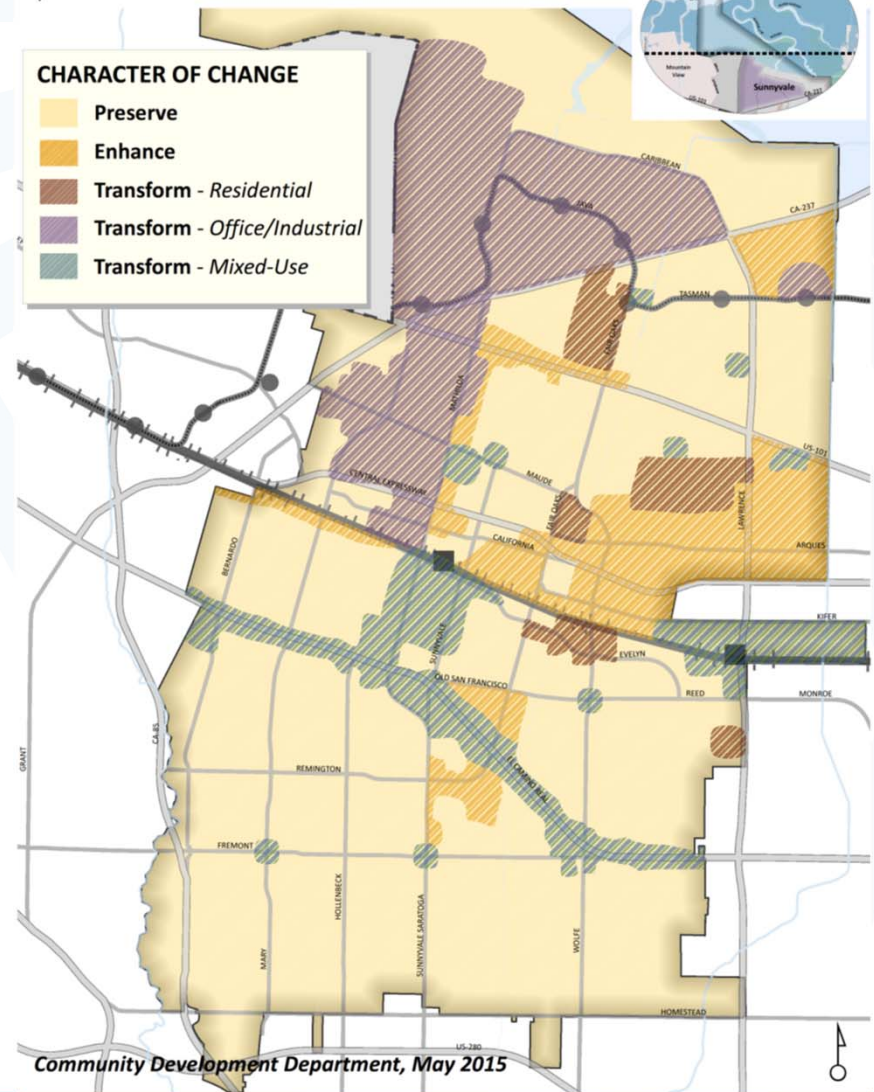
Completed Plans

- ✓ Downtown
- ✓ Moffett Park
- ✓ Futures ITR
- ✓ El Camino Real
- ✓ Lawrence Station
- ✓ Peery Park

Future Plans

- El Camino Update
- Village Centers

CHANGING CONDITIONS 2010-2035



Horizon 2035 Land Use Plan

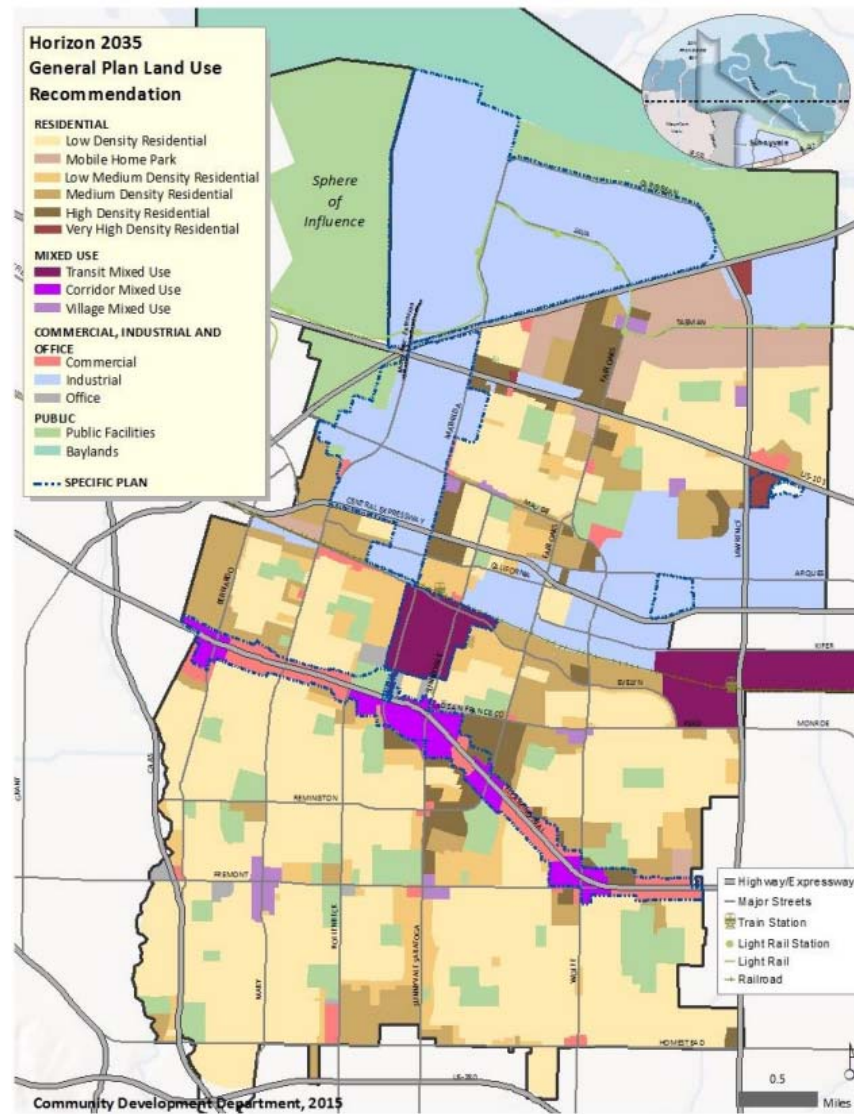
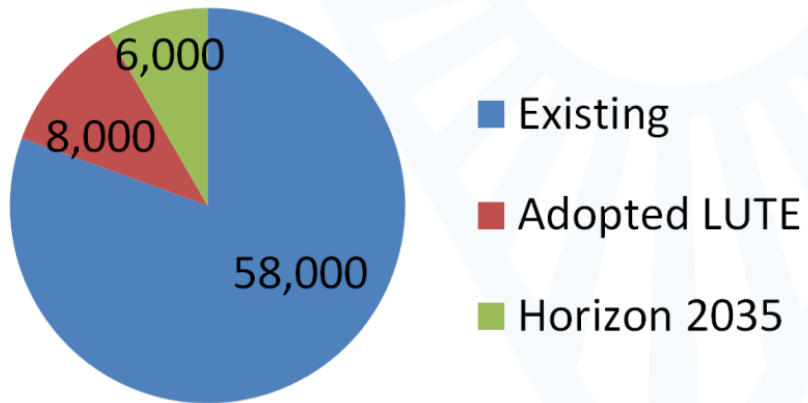


Figure 4: Land Use Designations

Horizon 2035 Land Use Plan

Housing 72,000 Units

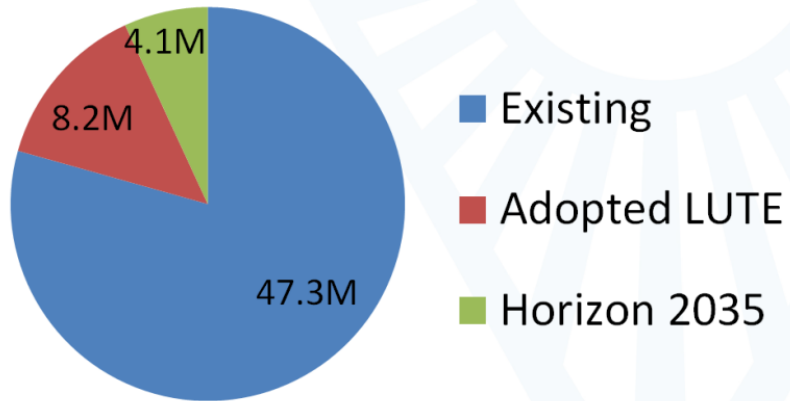


| Approved | Housing Units |
|----------------|---------------|
| LSAP | 2,300 |
| PPSP | 200 |
| East Sunnyvale | 450 |
| TOTAL | 2,950 |

| Pending | Housing Units |
|----------------|---------------|
| Villages | 900 |
| East Sunnyvale | 650 |
| El Camino Real | 2,500 |
| Futures 5 | -900 |
| TOTAL | 3,150 |

Horizon 2035 O/I/C

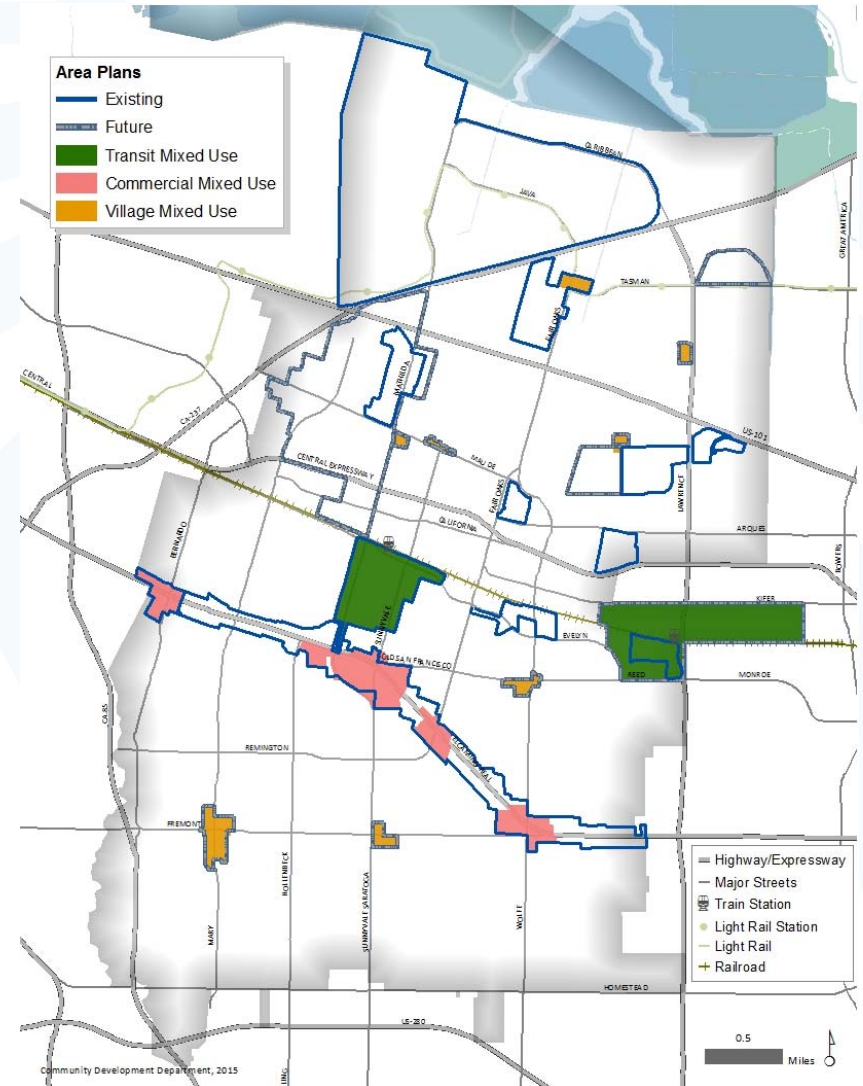
Office/Industrial/Commercial 59.6M SF



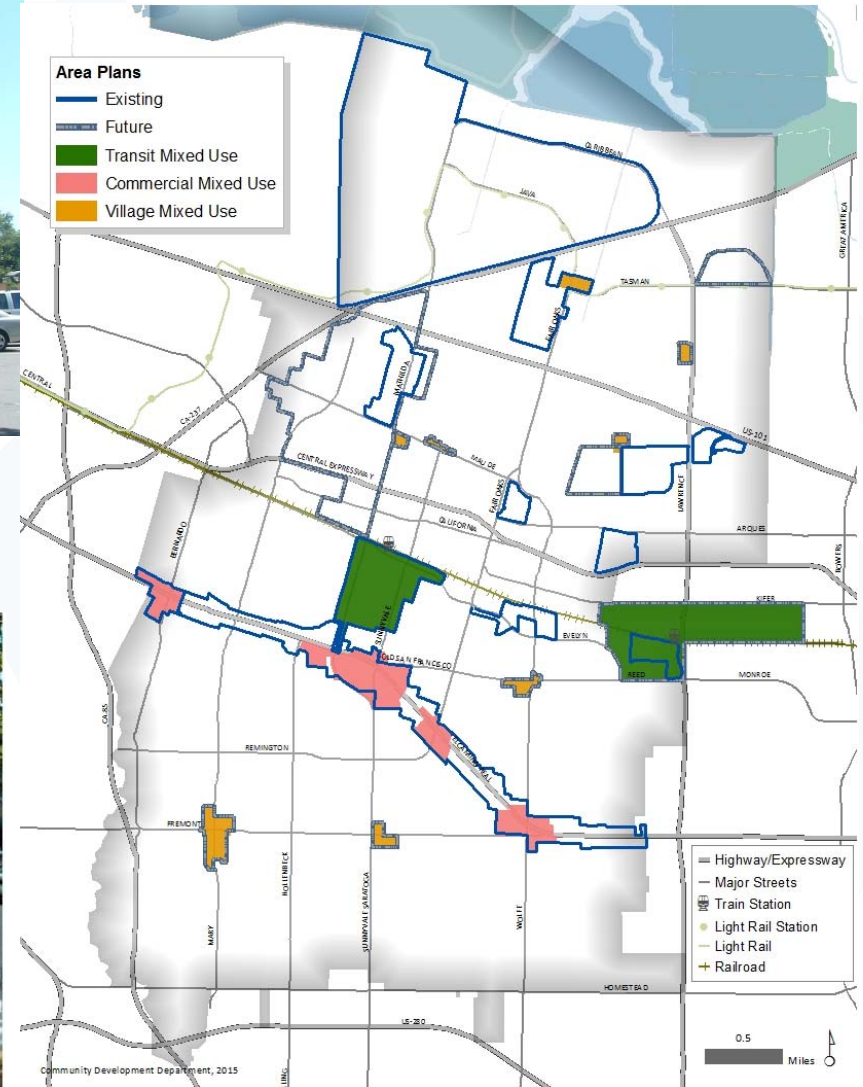
| Approved | I/O/C |
|----------------|-------|
| LSAP | 1.0 |
| PPSP | 1.8 |
| East Sunnyvale | -0.5 |
| TOTAL | |

| Pending | I/O/C |
|----------------|------------|
| Villages | 0 |
| El Camino Real | 0 |
| East Sunnyvale | -1.0 |
| Futures 5 | +1.0 |
| Reamwood | 0.8 |
| TOTAL | 0.8 |

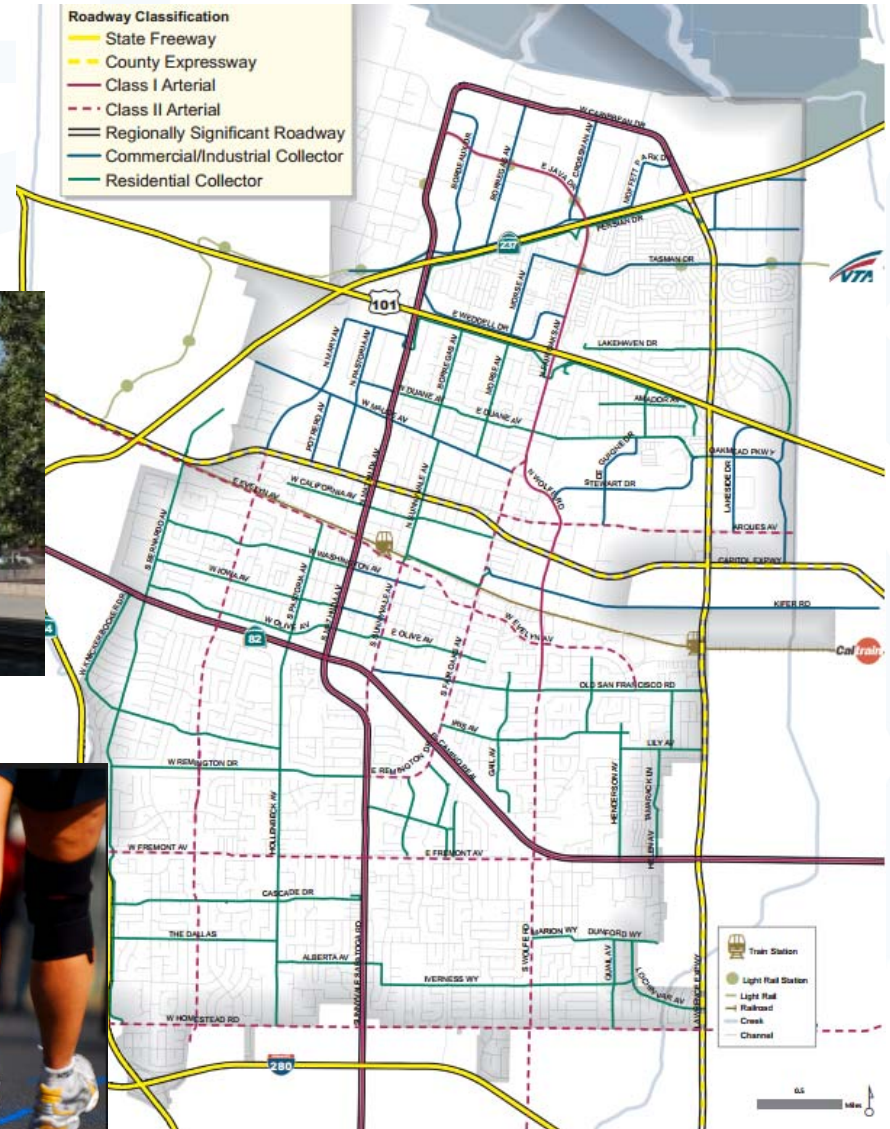
Transit and Corridor Mixed Use



Village Mixed Use



Horizon 2035 Transportation Plan



Future Travel Observations

- ❖ VMT Analysis
 - ❖ Regional perspective
 - ❖ Fewer vehicle miles
 - ❖ Focus on Complete Streets
 - ❖ Supports mixed-use
- ❖ Travel Through Sunnyvale
 - ❖ Freeways (~75%)
 - ❖ Expressways (~50%)
 - ❖ El Camino Real (~30%)



Transportation Policies and Actions

Policies

- ❖ More attention to non-auto modes of travel
 - ❖ Promotes GHG reduction
 - ❖ Greater Funding Available for non-auto
 - ❖ Capacity Issues for Autos
 - ❖ Citizen Input



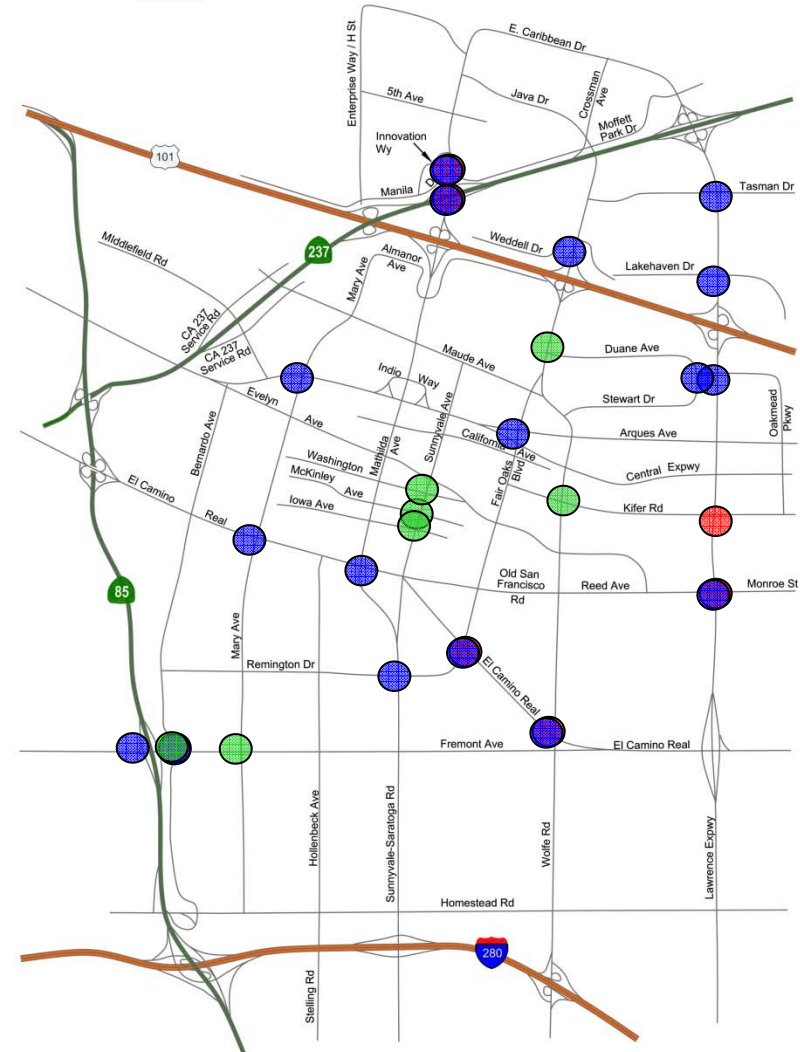
Actions

- ❖ Increasing Alternative Modes
- ❖ Reduce Single Occupant Vehicle VMT
- ❖ Improve Connectivity Walking, Biking, and Transit
- ❖ Creating Pleasant, Healthy & Safe Transportation Envir.

Anticipated 2035 Conditions

LOS E-F:

- Existing (7)
- Adopted GP (+11)
- Horizon 2035 (+7)



CAP and GHG Reduction Policies

❖ Environmental Sustainability

- Land Use Patterns
- Renewable Energy Opportunities
- Multimodal Transportation System

OPEN CITY HALL

LUTE Open City Hall Topics

| Topic | 2015 | Views | Responses |
|----------------------------|-------|-------|-----------|
| LUTE Objectives | May | 468 | 110 |
| Alternative Transportation | Sept. | 333 | 134 |
| Mixed-Use Areas | Sept. | 420 | 140 |
| Growth and Development | Dec. | 256 | 104 |
| TOTAL | | 1,477 | 488 |

LUTE Objectives

Participants ranking of objectives in the proposed LUTE:



Alternative Transportation

Transit Links

AGREE that Sunnyvale should provide clear, safe, and convenient links between all modes of travel, including access to transit stations/stops and connections.



Transportation Financing

AGREE that Sunnyvale should prioritize transportation financing, over time, to the most environmentally friendly modes and services.



Fees for public parking

AGREE that Sunnyvale should have fees for on-street and public parking, which would be set to reflect market demand and maintenance costs.



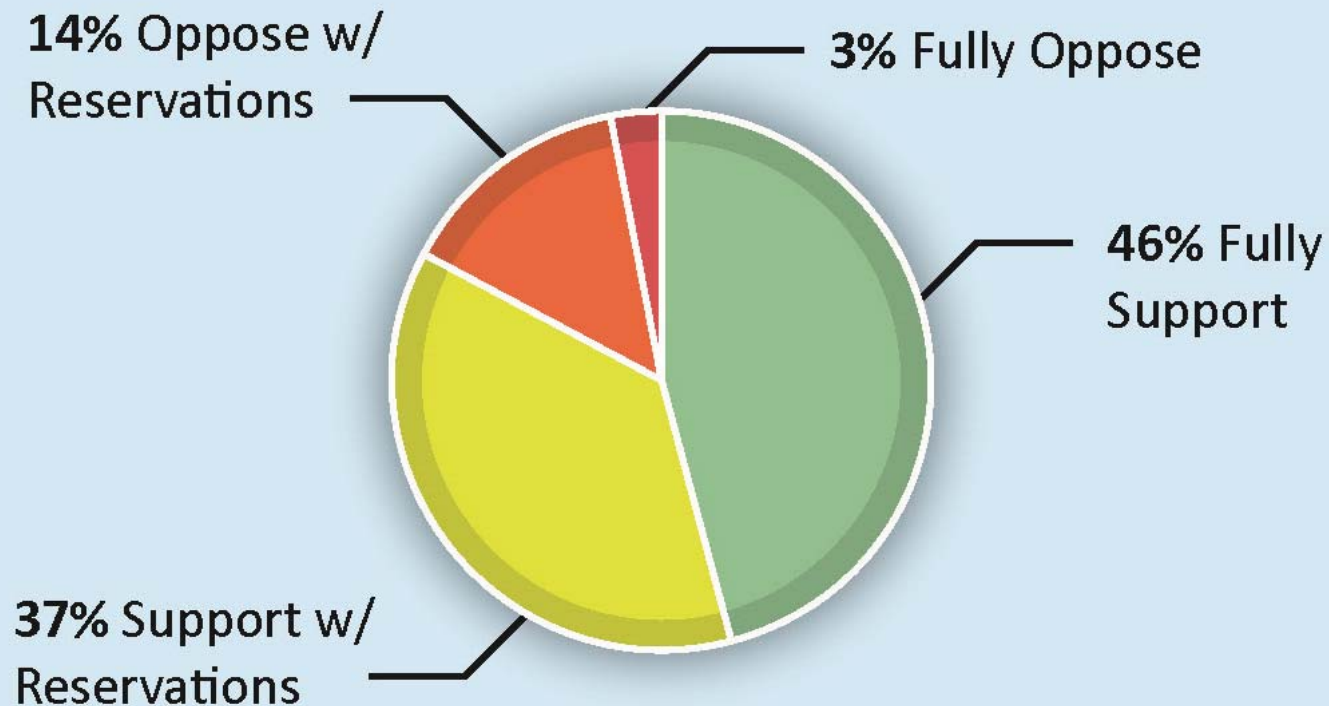
Reduced Parking

SPLIT opinion, with some that **AGREE** but others that **DISAGREE** with the idea that Sunnyvale should establish reduced parking requirements for transit, corridor, and village mixed-use developments.



Mixed-Use Areas

Participants' level of support for Village Centers proposed in the LUTE:



Mixed-Use Areas

In general, across all mixed-use types, participants wanted more:



Walking paths and bike paths



Green space and public gathering areas



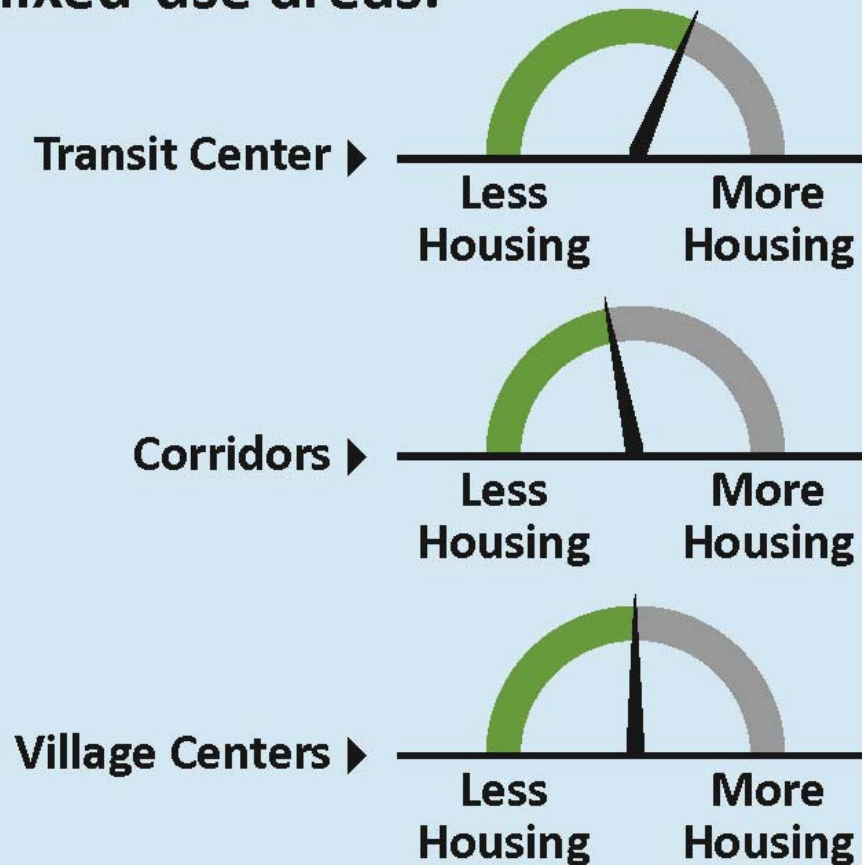
Parking



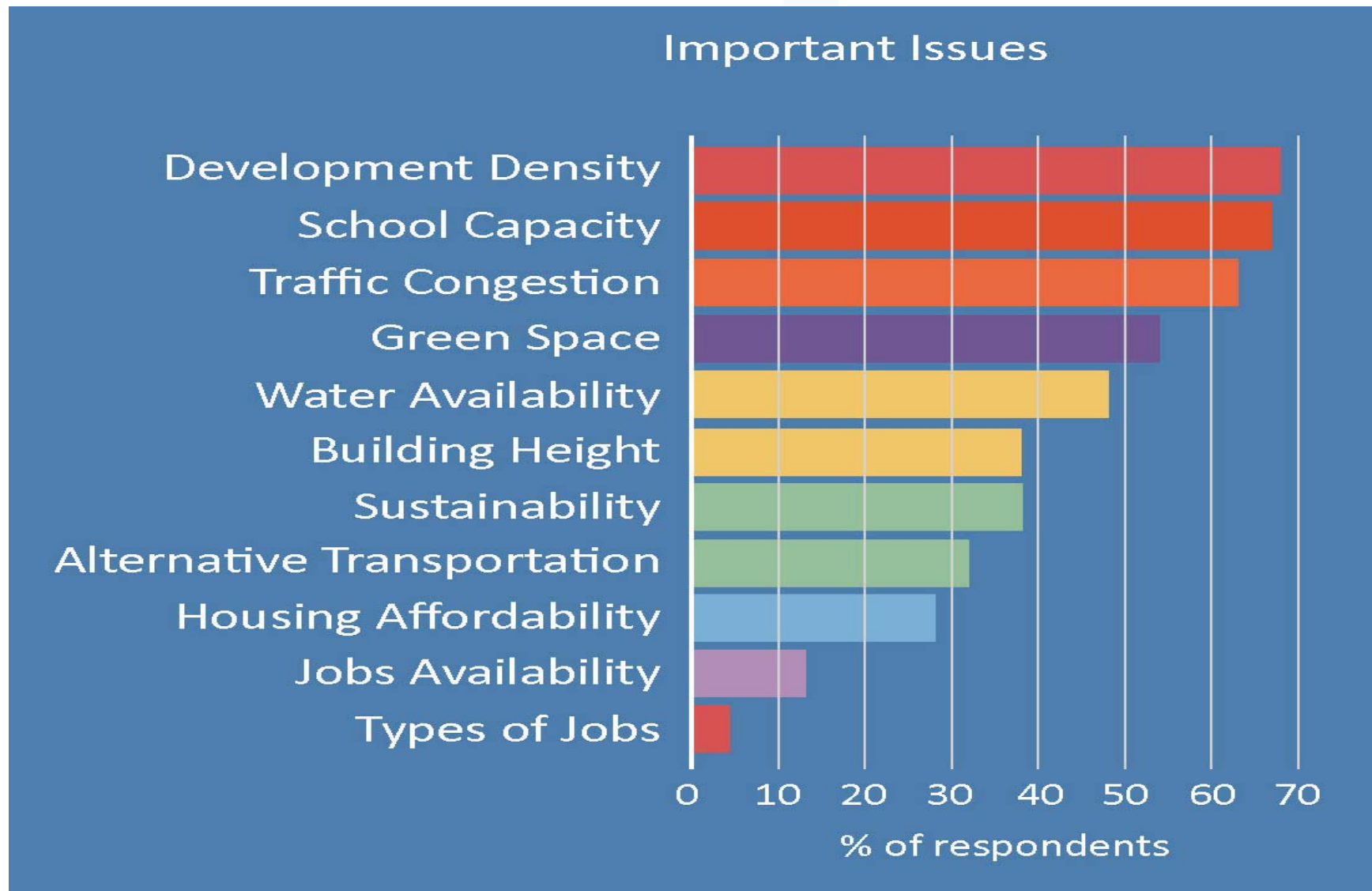
Restaurants, retailers, entertainment, and services

Mixed-Use Areas

Participants' desire for housing in mixed-use areas:



Growth and Development



REVISED (AUGUST 2016)

DRAFT LUTE

2016 Draft LUTE Revisions

- ❖ **Update:** Climate Action Plan, LSAP, and Peery Park Specific Plan
- ❖ **Emphasize:** Vehicle Miles Traveled
- ❖ **Focus:** Transit & Alternative Transportation Amenities
- ❖ **Clean Up:** Map
- ❖ **New:** Community Benefits Policy
- ❖ **Detail:** Land use designations and roadway classifications

Possible Changes to the Draft LUTE to Respond to Input

Possible Changes: Consider lowering the number of allowable residential units in certain portions of the mixed-use areas or removing a few potential mixed-use village sites.

Possible Changes: Revise policies on reduced parking to phase in parking reductions for mixed-use projects or to allow case-by-case consideration of reduced parking.

DRAFT ENVIRONMENTAL IMPACT REPORT

CEQA Purposes

- ❖ **Disclosure** of significant environmental effects and project concerns
- ❖ Identify **avoidance** or **reduction** of impacts
- ❖ Require implementation of **mitigation measures** or alternatives
- ❖ Inter-agency **coordination**
- ❖ Enhance **public participation**

CEQA

Does...

Consider project environmental effects.

Provide disclosure.

Allow for public input.

Does not...

Advocate or oppose a project.

Require project denial due to adverse effects.

Address economic or social concerns.

EIR Process to Date

- ❖ March 2, 2012 Notice of Preparation
- ❖ May 22, 2015 Revised Notice of Preparation
- ❖ June 17, 2015 Scoping meeting
- ❖ August 26, 2016 Draft EIR released
 - ❖ 45-day comment period thru October 11, 2016
- ❖ *February 3, 2017 Final EIR to be Released*

EIR: Draft to Final

- ❖ Staff Initiated Corrections
- ❖ Responses to Comments
- ❖ 33 Comment letters – 26 on LUTE content
 - ❖ 7 **Jobs/Housing Ratio** Too High
 - ❖ 15 Mary/Fremont **Village Center**
 - ❖ 1 Density – Need More **Transit Support**
 - ❖ 1 Implement **Parking Policies**, Without Delay
 - ❖ 1 Add More **TDM Measures**
 - ❖ 1 Coordinate on **Moffett Federal Airfield**

LUTE Development Buildout Capacity

| Land Use Characteristics | Actual 2014 | As Adopted 1997 | As Adopted 2012 | Proposed Horizon 2035 |
|--------------------------|-------------|-----------------|-----------------|-----------------------|
| Population* | 147,055 | 155,000 | 160,000 | 174,600 |
| Housing Units | 58,000 | 63,600 | 66,000 | 72,180 |
| O/I/C (mil. Sq.ft.) | 47.3 | 50.1 | 55.5 | 59.6 |
| Jobs* | 82,000 | 160,000 | 109,000 | 124,000 |
| Jobs / Housing Ratio | 1.44 | 2.5 | 1.65 | 1.72 |

Sources and Assumptions

Jobs: U.S. Census (actual); ABAG Projections 1998 and 2009; +5% at buildout

Population: ~2.42 P/HH

Environmental Issues Considered

- ❖ 12 resources & services
- ❖ Energy
- ❖ GHG
- ❖ Cumulative
- ❖ Growth Inducing



Significant and Unavoidable Impacts

- ❖ 3.4 Transportation
- ❖ 3.5 Air Quality
- ❖ 3.6 Noise
- ❖ 3.10 Cultural

Less-than-Significant Impacts with Mitigation

- ❖ 3.4.7 – **Traffic operations** (*2 intersections*)
- ❖ 3.5.5 – **Air contaminants** during **construction**
- ❖ 3.5.6 – **Air contaminants** during **operations**
- ❖ 3.5.7 – Objectionable **odors**
- ❖ 3.6.3 – Groundborne **vibration**
- ❖ 3.6.4 – Short-term construction **noise**
- ❖ 3.13.1 – **Greenhouse Gas Emissions and CAP**

EIR Alternatives

1. No project (existing LUTE)
2. Reduced jobs/housing ratio (1.49)
 - ❖ Fewer jobs
 - ❖ More housing units
3. Redistribute Village Center growth
 - ❖ Four Village Centers
 - ❖ Growth redistributed to transit and corridor mixed-use areas

LUTE Options

1. Reduce number of Village Centers
2. Redistribute Village Center growth
3. Eliminate / Adjust Policies or Actions
4. Keep Northrop Grumman Area as Future Housing
5. Other: Direct City Manager to Study Other Options

Public Review Period

- ❖ Public Hearing Draft LUTE and Final EIR
Available for Public Review at
Horizon2035.inSunnyvale.com
- ❖ Submit Comments to:
Jeff Henderson, Project Planner
Trudi Ryan, Director of Community Development
Planning Division - City of Sunnyvale
P.O. Box 3707
Sunnyvale, CA 94088-3707
Horizon2035@Sunnyvale.ca.gov

NEXT STEPS

Remaining Steps

August 2016

- Draft LUTE & EIR Released

September 2016

- Horizon 2035 Committee
- All-Commissions Congress

October 2016

- Public Comment Period Closes
- Boards/Commissions

November 2016

- Publish Final EIR
- Planning Commission Hearing

December 2016

- City Council Hearing

2017

- Transportation Strategic Program
- Noise & Air Quality Elements

QUESTIONS & COMMENTS