

# SUNNYVALE ECR CORRIDOR SPECIFIC PLAN | DRAFT VISION

## 2040 VISION STATEMENT

Sunnyvale's El Camino Real corridor will offer vibrant destinations and a people-friendly environment while continuing to be the neighborhood street residents of Sunnyvale and surrounding cities will use for their daily needs. It will build on its strengths and opportunities and evolve into a dynamic place where people live, work, shop and gather.

Residents and visitors will walk along wide sidewalks lined with mature, large-canopied trees. They will meet friends and family at public plazas surrounded by a variety of shopping and dining options. Throughout the corridor, they will enjoy public art that exhibit local talents and cultural diversity, celebrate Sunnyvale's agricultural origins or display the City's role in high tech evolution.

Streetscape and road improvements will provide safety and help promote every day walking, biking and transit use in and around the corridor. Connecting paths from surrounding neighborhoods and parallel streets created through developments fronting El Camino Real will give residents the option to walk or bike to shops and restaurants. Access to the corridor will be enhanced for residents from surrounding neighborhoods. Gateways, signs and clear pedestrian paths will lead to the lively Downtown or the Community Center.

The corridor will feature four main nodes of greater activity at key intersections where public transportation, housing, amenities and services will be strongly integrated. New residences will be built for a range of incomes and generations. New and long-established businesses and auto dealerships will coexist and continue to thrive in updated and prominent storefronts. Developments will display the City's commitment to sustainability. Buildings will be designed in timeless architecture with forms that seamlessly transition to and respect the surrounding residential neighborhoods.

El Camino Real will continue to change over time, but will continue to play a vital role for Sunnyvale. It will retain existing viable uses while accommodating new uses through reinvestment that promotes economic vitality. Change will be managed in a manner that continues to create positive community benefits for generations to come.

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### 2040 VISION ELEMENTS

#### 1. Efficient circulation patterns.

- a. Effectively timed traffic lights and crossings support an efficient flow of traffic for all modes of travel.
- b. Conveniently located transit stops are accessible at key locations along the corridor and connect to desired destinations.

#### 2. Safe and convenient multi-modal access.

- a. Wide sidewalks and walking paths to and through the corridor provide ample room for pedestrian travel and streetscape amenities including inviting community gathering spaces, distinct lighting, benches, directional signs and public art that buffers the pedestrian from the roadway.
- b. Large canopy trees and generous plantings along the corridor create a pedestrian-friendly experience.
- c. Safe and convenient ~~bike~~ bicycle lanes and boulevards support bicycle activity in the area along El Camino Real and ~~adjacent~~ connecting streets.

#### 3. Appropriately scaled buildings that preserve the quality of life of adjacent neighborhoods and existing community assets.

- a. High-quality design and inviting appropriately scaled development patterns.
- b. Increased setbacks and reduced building heights for new development adjacent to ~~single-family homes~~ lower density homes.

#### 4. Supportive environment for small and local businesses.

- a. A diverse range of shopping and dining options line pedestrian-oriented streets within walking distance of surrounding residence.
- b. Auto-dealerships and other regional drawing business coexist with nearby small businesses and residences.
- c. Sustainable local and regionally serving commercial uses highlight the corridor's history and support the city's economic vitality.

#### 5. Housing opportunities that help meet the needs of the community.



- a. New mixed-use developments provide modern living options within a vibrant full-service area.
- b. A full range of affordable and market-rate housing is available to serve residents at all income levels.
- c. Housing options that assure new development does not displace existing residents.

**6. New development will focus on supporting a sustainable community.**

- a. Roadway improvements prioritize environmentally-efficient modes of transportation.
- b. New commercial and residential construction utilize innovative green building and site planning techniques that address stormwater management and utilize alternative energy sources, among others.
- c. Development in designated areas are transit-oriented and mixed-use to support reduced automobile reliance for everyday activities and reduced greenhouse gas emissions.