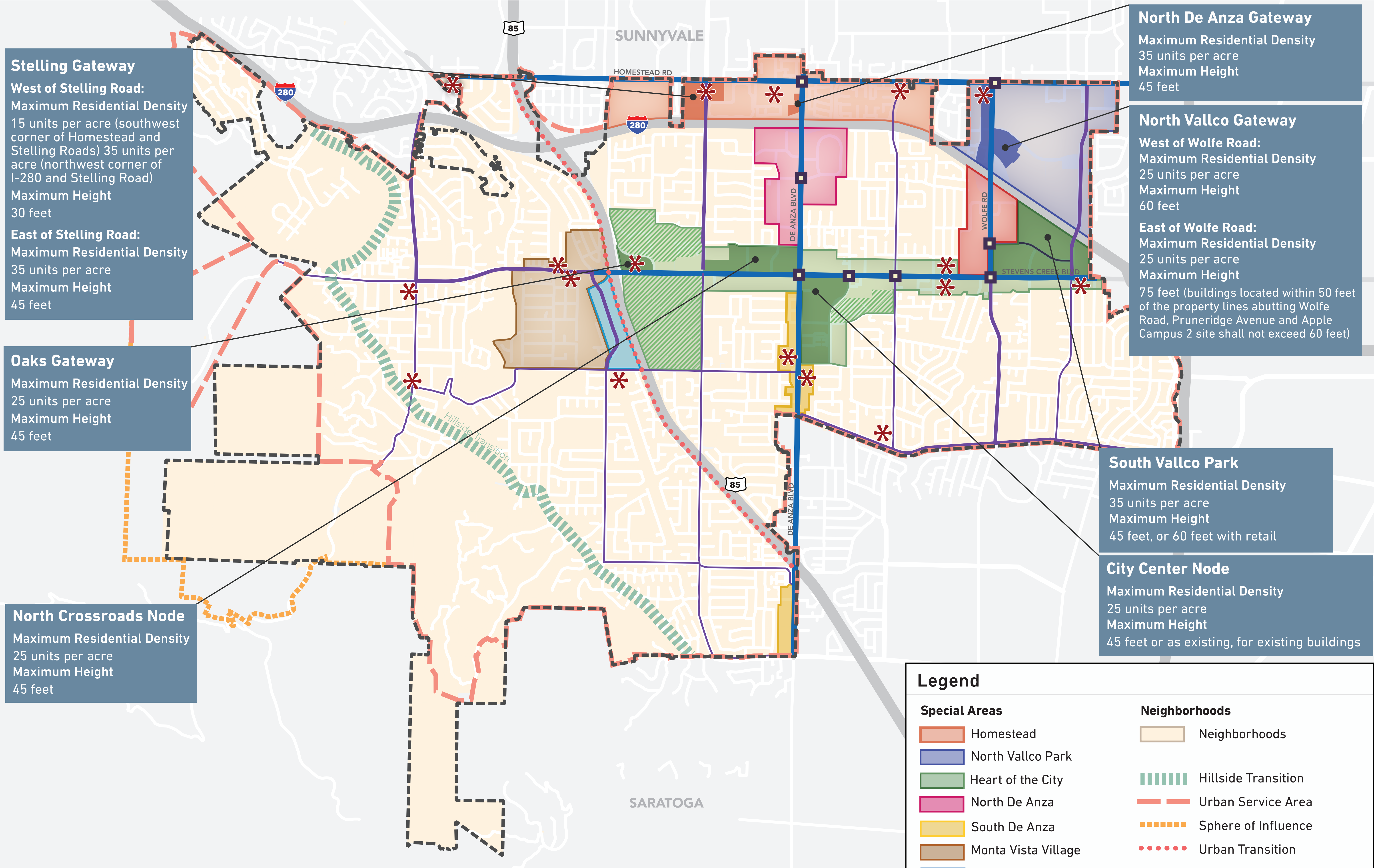


Figure LU-2  
COMMUNITY FORM DIAGRAM



**Building Planes:**

- #1 • Maintain the primary building bulk below a 1:1 slope line drawn from the arterial/boulevard curb line or lines except for the Crossroads Area.
- #2 • For the Crossroads area, see the Crossroads Streetscape Plan.
- #3 • For projects adjacent to residential areas: Heights and setbacks adjacent to residential areas will be determined during project review.
- #4 • For the North and South Vallco Park areas (except for the Vallco Shopping District Special Area): Maintain the primary building bulk below a 1.5:1 (i.e., 1.5 feet of setback for every 1 foot of building height) slope line drawn from the Stevens Creek Blvd. and Homestead Road curb lines and below 1:1 slope line drawn from Wolfe Road and Tantau Avenue curb line.

**Rooftop Mechanical Equipment:** Rooftop mechanical equipment and utility structures may exceed stipulated height limitations if they are enclosed, centrally located on the roof and not visible from adjacent streets.

**Priority Housing Sites:** Notwithstanding the heights and densities shown above, the maximum heights and densities for Priority Housing Sites identified in the adopted Housing Element shall be as reflected in the Housing Element.

### Homestead Special Area

**Maximum Residential Density**  
Up to 35 units per acre per General Plan Land Use Map  
15 units per acre (southeast corner of Homestead Road and Blaney Avenue)  
**Maximum Height**  
30 feet, or 45 feet (south side between De Anza and Stelling)

### North Vallco Park Special Area

**Maximum Residential Density**  
25 units per acre  
**Maximum Height**  
60 feet

### Heart of the City Special Area

**Maximum Residential Density**  
25 or 35 (South Vallco) units per acre  
**Maximum Height**  
45 feet, or 30 feet where designated by hatched line

### North De Anza Special Area

**Maximum Residential Density**  
25 units per acre  
**Maximum Height**  
45 feet

### South De Anza Special Area

**Maximum Residential Density**  
25 (north of Bollinger) or 5-15 (south of 85) units per acre  
**Maximum Height**  
30 feet

### Monta Vista Village Special Area

**Maximum Residential Density**  
Up to 15 units per acre per General Plan Land Use Map  
**Maximum Height**  
Up to 30 feet

### Bubb Road Special Area

**Maximum Residential Density**  
20 units per acre  
**Maximum Height**  
45 feet

### Vallco Shopping District Special Area

West of Wolfe Rd	East of Wolfe Rd
<b>Maximum Residential Density</b> 35 units per acre	<b>Maximum Residential Density</b> 35 units per acre
<b>Maximum Height</b> Per Specific Plan	<b>Maximum Height</b> Per Specific Plan

### Neighborhoods

**Maximum Residential Density**  
As indicated in the General Plan Land Use Map;  
15 units per acre for Neighborhood Commercial Sites  
**Maximum Height**  
30 feet