



MEMO

Project No.	2202027.05	Report Date	07.13.2022
Project	Northrop Grumman Bldg. 16 401 E Hendy Avenue Sunnyvale, CA 94086	To	Margaret Netto City of Sunnyvale Planning Dept. 456 West Olive Avenue Sunnyvale, CA 94088-3707

Ms. Margaret Netto,

Enclosed you will find the documents for the HPC Application for the Northrup Grumman Building 16 for renovations to the building. Also, see below project description summary for the proposed scopes of work.

Northrup Grumman's Campus is located in the City of Sunnyvale at 401 E Hendy Ave and is identified as the Hendy Iron Works Historic District. There are currently 42 buildings on site, gross floor area 1,300,261 sf at a current FAR of 42.3%. This application will address renovation to Building 16. Given the age of this property, we understand that this is a legal non-conforming site with deficiencies in parking and accessibility. This application is not addressing correcting those deficiencies.

Included within this application is a Proposed Project Analysis draft prepared by Page & Turnbull, dated 07/07/2022 evaluating the impacts of these projects to the historical resources within the district.

Project Description for Building 16 Renovation

Scope of work will include a complete interior renovation of existing work environment and support spaces, and an exterior renovation to preserve and restore the current historic fabric with minimal modifications to accommodate new egressing needs. We hope to revitalize much of the currently-exposed original steel sash and glass windows, but also modify some of the opening of single egress doors and some windows. All sliding warehouse doors will remain. Total Building is roughly 12,000 sf.; we are only renovating roughly 9,500 sf.