

A Change of Use Package For:

# SUNNYVALE COMMUNITY SERVICES

1160 Kern Avenue  
Sunnyvale, CA 95085

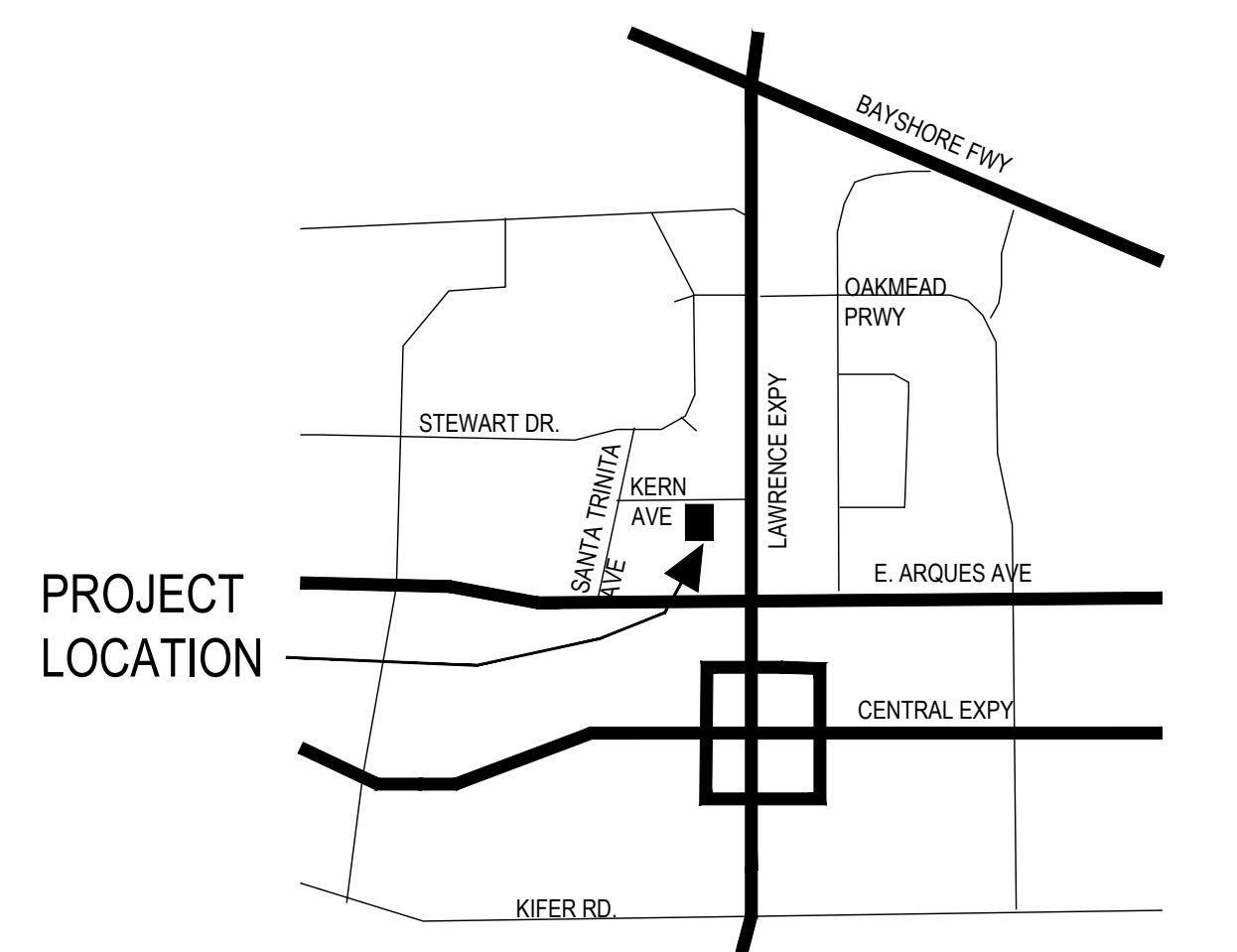
## PROJECT DATA

|                                                 |                                         |                          |             |
|-------------------------------------------------|-----------------------------------------|--------------------------|-------------|
| OWNER NAME:                                     | Sunnyvale Community Services            | BUILDING AREA:           | 36,028 S.F. |
| PROJECT ADDRESS:                                | 1160 Kern Avenue<br>Sunnyvale, CA 95085 | NUMBER OF STORIES:       | 1           |
|                                                 |                                         | CONSTRUCTION TYPE:       | III-B       |
|                                                 |                                         | FIRE SPRINKLERS:         | YES         |
|                                                 |                                         | OCCUPANCY TYPE:          | B, S-2, A-3 |
| LOT SIZE:                                       |                                         |                          |             |
| EXISTING:                                       |                                         | 98,008 S.F. / 2.25 ACRES |             |
| PROPOSED:                                       |                                         | 98,008 S.F. / 2.25 ACRES |             |
| BUILDING AREA:                                  |                                         |                          |             |
| a. EXISTING BUILDING AREA:                      |                                         | 36,028 S.F.              |             |
| b. EXISTING ACCESSORY STRUCTURES TO BE REMOVED: |                                         | 3,391 S.F.               |             |
| c. EXISTING LOADING DOCK COVERED AREA:          |                                         | 899 S.F.                 |             |
| d. NEW LOADING DOCK COVERED AREA:               |                                         | 300 S.F.                 |             |
| TOTAL EXISTING BUILDING AREA (a + b)            |                                         | 39,419 S.F.              |             |
| TOTAL PROPOSED BUILDING AREA (a)                |                                         | 36,028 S.F.              |             |
| LOT COVERAGE:                                   |                                         |                          |             |
| EXISTING (a + b + c):                           |                                         | 41%                      |             |
| PROPOSED (a + c + d):                           |                                         | 38%                      |             |
| F.A.R.:                                         |                                         |                          |             |
| EXISTING (a + b):                               |                                         | 0.40                     |             |
| PROPOSED (a):                                   |                                         | 0.37                     |             |
| PARKING:                                        |                                         |                          |             |
| EXISTING:                                       |                                         | 65 SPACES                |             |
| PROPOSED:                                       |                                         | 83 SPACES                |             |
| LANDSCAPE:                                      |                                         |                          |             |
| EXISTING:                                       |                                         | 8,430 S.F. = 8.6%        |             |
| PROPOSED:                                       |                                         | 8,398 S.F. = 8.5%        |             |

## PROJECT DESCRIPTION

THIS PROJECT IS TO APPLY FOR A CHANGE OF USE IN A NON-RESIDENTIAL ZONE TO ALLOW SUNNYVALE COMMUNITY SERVICES TO UTILIZE AN INDUSTRIAL BUILDING FOR PLACE OF ASSEMBLY / COMMUNITY SERVICING.

## VICINITY MAP



## PROJECT TEAM

|                 |                                                                                                                                                                         |                      |                                                                                                                                                                          |
|-----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| OWNER:          | SUNNYVALE COMMUNITY SERVICES<br>725 Kifer Road<br>Sunnyvale, CA 94086                                                                                                   | ARCHITECT:           | ARC TEC INC.<br>1731 Technology Drive Suite 750<br>San Jose, CA 95110<br>PHONE: 408.496.0676<br>CONTACT: Jeff Oparowski, AIA, LEED GA<br>EMAIL: joparowski@arctecinc.com |
| CIVIL ENGINEER: | KEIR WRIGHT<br>2995 Prospect Park Dr., Suite 100<br>Rancho Cordova, CA 95670<br>PHONE: 916.970.5784<br>CONTACT: Jonnellyn Espartero<br>EMAIL: jespartero@kierwright.com | LANDSCAPE ARCHITECT: | KLA INC.<br>151 N. Norlin Street<br>Sonoma, CA 95370<br>PHONE: 209.532.2856<br>CONTACT: Tom Holloway<br>EMAIL: tom@kla-ca.com                                            |

## DRAWING INDEX AND ISSUE DATES

- PRELIMINARY OR PRICING PLANS
- FIRST FORMAL SUBMITTAL OR NO CHANGES SINCE PREVIOUS ISSUE
- + MODIFICATIONS SINCE PREVIOUS ISSUE

### COVER SHEET (1 OF 17)

#### ARCHITECTURAL

|       |                                            |   |   |
|-------|--------------------------------------------|---|---|
| A1.01 | DEMOLITION SITE PLAN (2 OF 17)             | ● | + |
| A1.02 | IMPROVEMENT SITE PLAN (3 OF 17)            | ● | + |
| A2.00 | DEMOLITION FLOOR PLAN (4 OF 17)            | ● | + |
| A2.11 | IMPROVEMENT FLOOR PLAN (5 OF 17)           | ● | + |
| A2.31 | IMPROVEMENT ROOF PLAN (6 OF 17)            | ● | + |
| A3.01 | DEMOLITION EXTERIOR ELEVATIONS (7 OF 17)   | ● | + |
| A3.02 | DEMOLITION EXTERIOR ELEVATIONS (8 OF 17)   | ● | + |
| A3.03 | IMPROVEMENT EXTERIOR ELEVATIONS (9 OF 17)  | ● | + |
| A3.04 | IMPROVEMENT EXTERIOR ELEVATIONS (10 OF 17) | ● | + |

#### CIVIL

|      |                                      |   |   |
|------|--------------------------------------|---|---|
| C1.0 | COVER SHEET (11 OF 17)               | ● | ● |
| C1.1 | TOPOGRAPHIC SURVEY (12 OF 17)        | ● | ● |
| C2.0 | GRADING & DRAINAGE PLAN (13 OF 17)   | ● | ● |
| C3.0 | EROSION CONTROL PLAN (14 OF 17)      | ● | ● |
| C3.1 | BEST MANAGEMENT PRACTICES (15 OF 17) | ● | ● |

#### LANDSCAPE

|      |                                       |   |   |
|------|---------------------------------------|---|---|
| L0.1 | PRELIMINARY LANDSCAPE PLAN (16 OF 17) | ● | ● |
| L0.2 | PRELIMINARY PLANTING PLAN (17 OF 17)  | ● | ● |

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**ARC TEC**  
ARCHITECTURAL TECHNOLOGIES

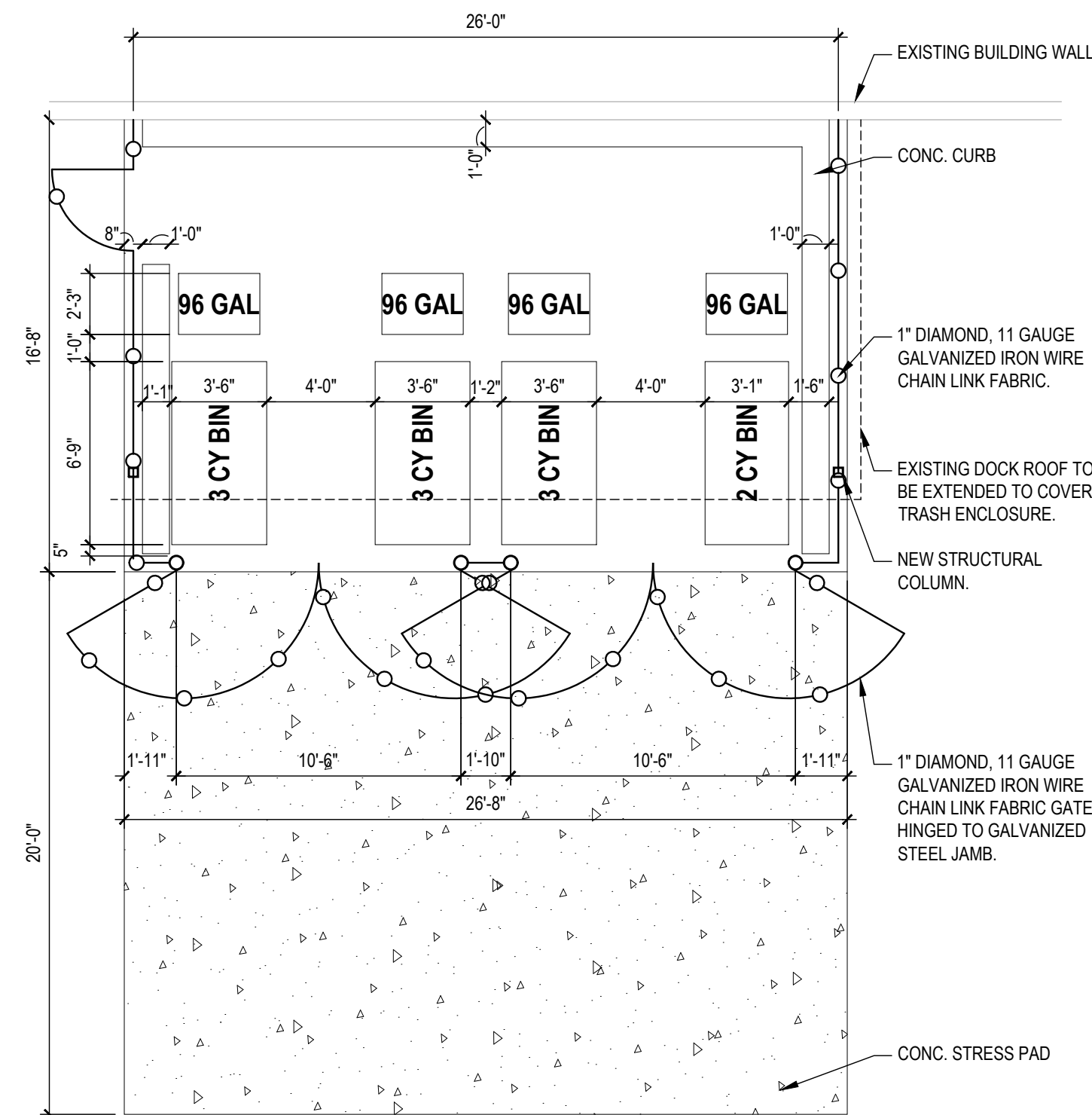
Arizona California  
2960 E. Northern Avenue 1731 Technology Drive  
Building C, Suite 750  
Phoenix, AZ 85028 San Jose, CA 95110  
602.953.2355 t 408.496.0696 t  
602.953.2988 f 408.496.1121 f

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SITE DEMOLITION PLAN  
(2 OF 17)

- 1 PIPE BOLLARDS TO BE REMOVED.
- 2 OVERHAND STRUCTURE AND SUPPORT POSTS TO BE REMOVED.
- 3 DOOR, FRAME AND HARDWARE TO BE REMOVED.
- 4 OVERHEAD STRUCTURE AND FOOTINGS WITH CHAIN LINK FENCING AND GATES TO BE REMOVED.
- 5 STRUCTURE AND FOOTINGS TO BE REMOVED.
- 6 PAINTED PARKING STRIPING TO BE REMOVED.
- 7 SCISSORS LIFT AND CONCRETE APRON TO BE REMOVED.
- 8 PORTION OF CONCRETE CURB TO BE REMOVED.
- 9 CONCRETE WHEEL STOP TO BE REMOVED.
- 10 POLE MOUNTED ACCESSIBLE SIGNAGE TO BE REMOVED.
- 11 CURB RAMP TO BE REMOVED.
- 12 CONCRETE WALK TO BE REMOVED.
- 13 EXISTING STREET LIGHT ELECTROLIER TO REMAIN.
- 14 TRASH ENCLOSURE WALL AND GATES TO BE REMOVED.
- 15 EXISTING CMU WALL TO REMAIN.
- 16 POLE MOUNTED SIGN TO BE REMOVED.
- 17 EXISTING GAS METER TO REMAIN.
- 18 CONCRETE CURB, PAD AND LANDSCAPING TO BE REMOVED.
- 19 EXISTING CHAIN LINK FENCING TO REMAIN.
- 20 EXISTING ELECTRICAL SWITCHGEAR TO REMAIN.
- 21 EXISTING ELECTRICAL TRANSFORMER TO REMAIN.
- 22 EXISTING CONCRETE CURB TO REMAIN.
- 23 EXISTING CONCRETE PLATFORM TO REMAIN.
- 24 EXISTING DOCK LEVELER TO REMAIN.
- 25 EXISTING COLUMNS (TYP. OF 4) AND OVERHEAD ROOF STRUCTURE TO REMAIN.
- 26 PORTION EXISTING LOADING DOCK TO REMAIN.
- 27 EXISTING PIPE RAIL TO REMAIN.
- 28 CONCRETE RAMP TO BE REMOVED.
- 29 EXISTING POWER POLES TO REMAIN.
- 30 EXISTING CANOPY COLUMN TO BE REMOVED.



SCALE: 3/16"=1'-0"



SCALE: 1" = 20'-0"





1 NEW CONCRETE SIDEWALK; REFER TO CITY OF SUNNYVALE IMPROVEMENT PLANS FOR MORE INFO.

2 OUTDOOR EMPLOYEE PATIO AREA. REFER TO LANDSCAPE DRAWINGS FOR MORE INFO.

3 NEW 8'-0" HIGH BLACK CHAIN LINK FENCE.

4 NEW 4" WIDE WHITE PAINTED PARKING STRIPING.

5 PARKING SURFACE:  
1. PROVIDE \$70,000 ALLOWANCE FOR CRACK SEALING AND ASPHALT PAVING REPAIR.  
2. SLURRY SEAL ALL ASPHALT PAVING; FRONT, SIDES AND REAR.  
3. RE-STRIPE AND SIGNAGE.

6 NEW LANDSCAPE ISLAND; REFER TO CIVIL AND LANDSCAPE DRAWINGS FOR MORE INFO.

7 NEW DIAMOND LANDSCAPE ISLAND; REFER TO CIVIL AND LANDSCAPE DRAWINGS FOR MORE INFO.

8 NEW SITE LIGHT POLE.

9 NEW CONCRETE DRIVE APPROACH; REFER TO CITY OF SUNNYVALE IMPROVEMENT PLANS FOR MORE INFO.

10 NEW MONUMENT SIGN.

11 NEW CONCRETE CURB; REFER TO CIVIL DRAWINGS FOR MORE INFO.

12 LOOP SENSORS CUT INTO EXISTING PAVEMENT.

13 PEDESTAL MOUNTED CARD READER FOR GATE ACCESS.

14 NOT USED.

15 NEW CONCRETE STRESS PAD; REFER TO CIVIL DRAWINGS FOR MORE INFO.

16 BAILER, PROVIDED BY OWNER.

17 EXISTING BLACK CHAIN LINK FENCE TO REMAIN.

18 LOCATION OF BICYCLE RACKS; QUANTITY OF 4; REFER TO LANDSCAPE DRAWINGS FOR MORE INFO.

19 MOTORIZED BARRIER GATE ARM.

20 RE-GRADE AND PATCH ASPHALT PAVING SURFACE WHERE SCISSOR LIFT WAS REMOVED.

21 EXISTING DOWNSPOUT; CONNECT TO NEW DRAIN PIPE UNDER CONCRETE WALK AND DAYLIGHT AT FACE OF CURB.

22 EXISTING CONCRETE PLATFORM.

23 EXISTING DOCK LEVELERS.

24 EXISTING ELECTRICAL TRANSFORMER.

25 EXISTING ELECTRICAL SWITCHGEAR.

26 EXISTING COLUMNS (TYP. OF 4) AND OVERHEAD ROOF STRUCTURE.

27 NEW CHAIN LINK FENCE TRASH ENCLOSURE.

28 EXISTING PIPE RAIL TO BE PAINTED TO MATCH BUILDING.

29 EXISTING CONCRETE LOADING DOCK.

30 NEW CURB RAMP.

31 NEW 4" WIDE WHITE PAINTED TRAFFIC STRIPING AT 36" O.C.

32 NEW CONCRETE WHEEL STOPS.

33 NEW 4'-0" HIGH BLACK CHAIN LINK FENCE.

34 WALL MOUNTED ACCESSIBILITY PARKING SIGNS (TYP. OF 2).

35 EXISTING GAS METER.

36 NEW CONCRETE PAVING, REFER TO LANDSCAPE DRAWINGS FOR MORE INFO.

37 CONCRETE SEAT WALL, REFER TO LANDSCAPE DRAWINGS FOR MORE INFO.

38 DIRECTIONAL PAVEMENT SYMBOL.

39 DETECTABLE WARNING SURFACE.

40 EXISTING ELECTRICAL ROOM.

41 NOT USED.

42 EXISTING CMU WALL.

43 NEW ACCESSIBLE PARKING STALLS WITH CODE REQUIRED PAVEMENT SYMBOLS AND SIGNAGE.

44 EXISTING POWER POLES.

45 NEW RETAINING WALL WITH PIPE RAIL TO MATCH EXISTING; REFER TO CIVIL AND STRUCTURAL DRAWINGS FOR MORE INFO.

46 GATES TO SWING OPEN TO 150 DEGREES. PROVIDE CANE BOLTS ON GATES AND CANE BOLT SLEEVES IN PAVEMENT TO ALLOW GATES TO BE SECURED IN THE CLOSED POSITION AND TO BE HELD IN THE OPEN POSITION (150 DEGREES OPEN).

47 IN THE EVENT OF PEDESTRIAN TRAFFIC ON SERVICE DAYS, THE GARBAGE TRUCK MAY BACK UP AND EXIT THE PROPERTY USING THE REAR DRIVE AISLE TO ACCESS THE EAST DRIVE AISLE.

## TOTAL PARKING REQUIRED PER SUNNYVALE ZONING ORDINANCE, MUNICIPAL CODE SECTION 19.46

PARKING REQUIRED (19.46.100) 18,922 S.F. / 3.3/1000 S.F. (OFFICE) = 63 SPACES  
17,106 S.F. / 1,000 S.F. (WAREHOUSE) = 18 SPACES  
TOTAL REQUIRED SPACES = 81 SPACES

|                             |           |
|-----------------------------|-----------|
| PARKING PROVIDED            |           |
| STANDARD PARKING PROVIDED   | 68 SPACES |
| COMPACT PARKING PROVIDED    | 7 SPACES  |
| ACCESSIBLE PARKING PROVIDED | 6 SPACES  |
| TOTAL PARKING PROVIDED      | 81 SPACES |

| AUTOMOBILE PARKING STALL DIMENSIONS<br>(Table 19.46.120) |                |                  |        | REQUIRED NUMBER OF ACCESSIBLE PARKING STALLS<br>(CBC Table 11B-208.2) |                  |           |
|----------------------------------------------------------|----------------|------------------|--------|-----------------------------------------------------------------------|------------------|-----------|
| STALL TYPE                                               | WIDTH          | DEPTH            | ASILE  | TOTAL PARKING SPACES                                                  | MINIMUM REQUIRED | COMPLIANT |
| STANDARD<br>COMPACT                                      | 8'-6"<br>7'-6" | 18'-0"<br>15'-0" | 24'-0" | 76-100                                                                | 4                | YES       |

BICYCLE PARKING: 5% OF THE TOTAL NUMBER OF VEHICULAR SPACES PROVIDED. INDUSTRIAL USES, R & D OFFICE AND CORPORATE OFFICE SHALL PROVIDE SECURED BICYCLE PARKING FOR A MINIMUM OF 75% OF REQUIRED BICYCLE PARKING SPACES. SECURED BICYCLE PARKING SHALL MEAN LOCKABLE FACILITIES SUCH AS INDIVIDUAL LOCKERS OR ENCLOSED, LOCKED, LIMITED-ACCESS AREAS FOR PARKING OF BICYCLES.

## NO CITY REQUIREMENTS FOR MOTORCYCLE PARKING

LOADING SPACES: EVERY COMMERCIAL USE OR BUILDING WITH 15 OR MORE PARKING SPACES SHALL PROVIDE A MINIMUM OF ONE LOADING SPACE WITHIN 10 FEET OF THE USE OR BUILDING SERVED.



SCALE: 1" = 20'-0"

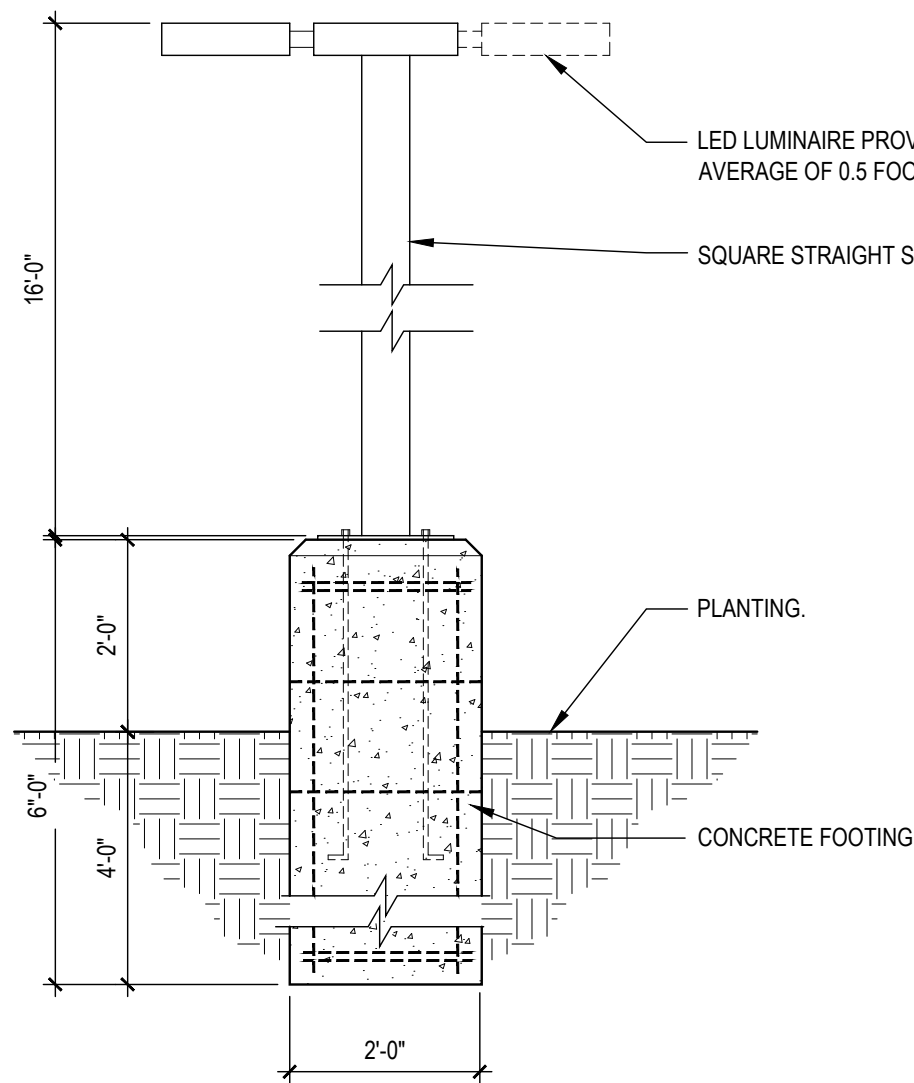


► **BUILDING AREA:**

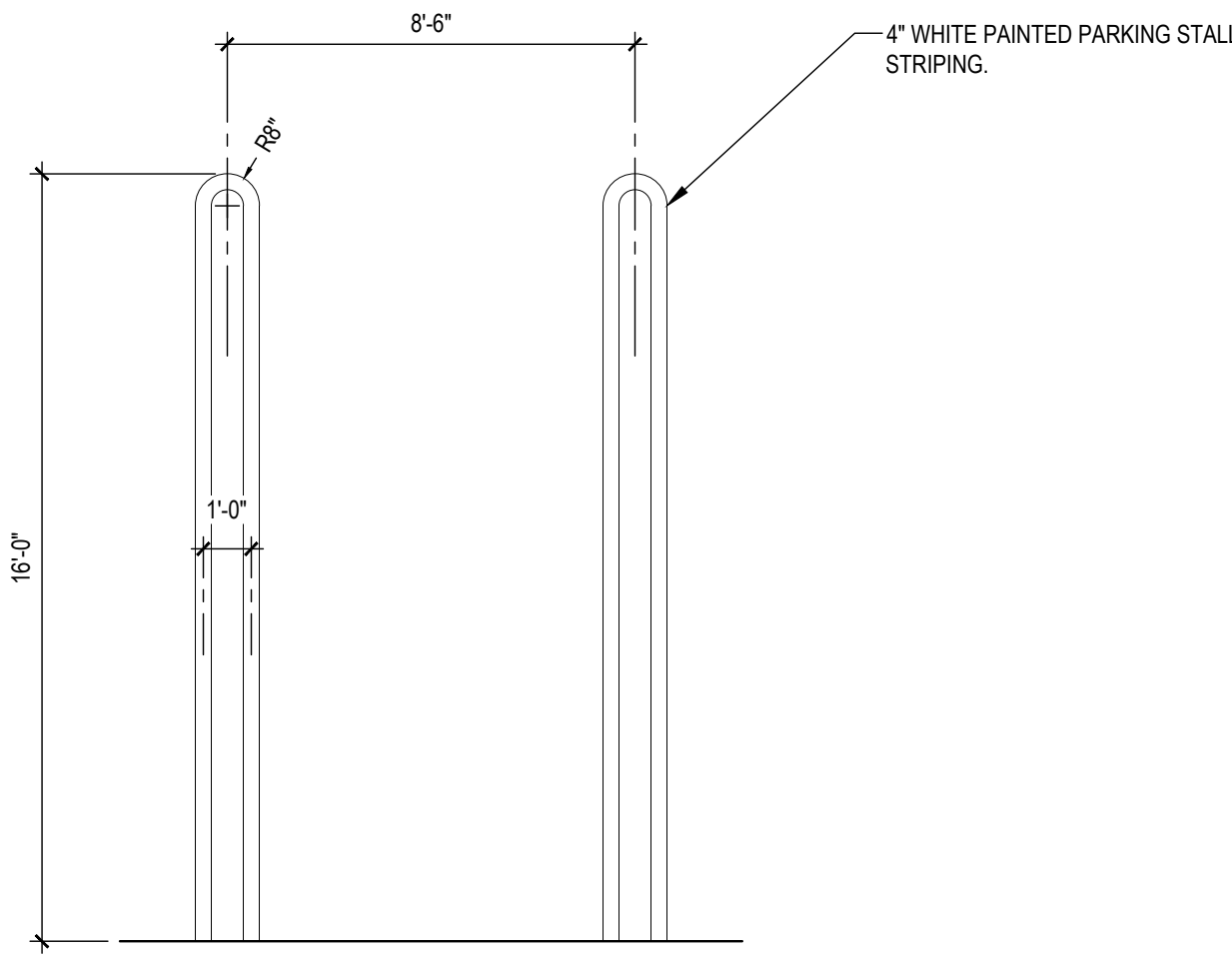
|                          |        |      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|--------------------------|--------|------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>First Level</b>       | 36,028 | S.F. | Notes:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|                          |        |      | Building Area shown in this table is the building area as defined by the 2019 California Building Code, Section 202. The area included within surrounding exterior walls (or exterior walls and fire walls) exclusive of vent shafts and courts. Areas of the building not provided with surrounding walls shall be included in the building area if such areas are included within the horizontal projection of the roof or floor above.                                                                           |
| <b>TOTAL AREA</b>        | 36,028 | S.F. |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|                          |        |      | Building Height is defined as the vertical distance from grade plane to the height of the highest roof surface. If the highest roof level is a sloped roof, then the average height of that sloped roof shall be used. A penthouse is not intended to affect the measurement of building height. By definition, a Penthouse is an enclosed, unoccupied rooftop structure used for sheltering mechanical and electrical equipment, tanks, elevators and related machinery, and vertical shaft openings (Section 202) |
| <b>BUILDING HEIGHT:</b>  | 16'-0" |      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| <b>NUMBER OF STORIES</b> | 1      |      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |

|                                             |                                                                                                                                                     |
|---------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| TYPE OF CONSTRUCTION                        | III-B                                                                                                                                               |
| OCCUPANCY CLASSIFICATION (MOST RESTRICTIVE) | B                                                                                                                                                   |
| AUTOMATIC SPRINKLER CONFIGURATION           | S1 (BUILDINGS A MAXIMUM OF ONE STORY ABOVE GRADE PLANE EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH SECTION 903.3.1.1) |
| FROM CBC, TABLES 504.3, 504.4 AND 506.2:    |                                                                                                                                                     |
| MAXIMUM HEIGHT (TABLE 504.3)                | 75 Feet                                                                                                                                             |
| MAXIMUM NUMBER OF STORIES (TABLE 504.4)     | 4                                                                                                                                                   |
| ALLOWABLE AREA FACTOR (TABLE 506.2)         | 76,000 Square Feet                                                                                                                                  |

PER TABLE 705.8 OF THE 2019 CBC, A FIRE SEPARATION DISTANCE OF 25 TO LESS THAN 30, UNPROTECTED OPENINGS, WHEN THE BUILDING IS EQUIPPED WITH A FIRE SPRINKLER SYSTEM, THE AREA OF EXTERIOR WALL OPENINGS ARE UNLIMITED.



SCALE: 1/2" = 1'-0"



SCALE: 1/4"=1'-0"





ARC TEC  
ARCHITECTURAL TECHNOLOGIES  
www.arctecinc.com  
Arizona  
2960 East Northern Avenue, Building C  
Phoenix, AZ 85028 602.953.2355  
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1731 Technology Drive, Suite 750  
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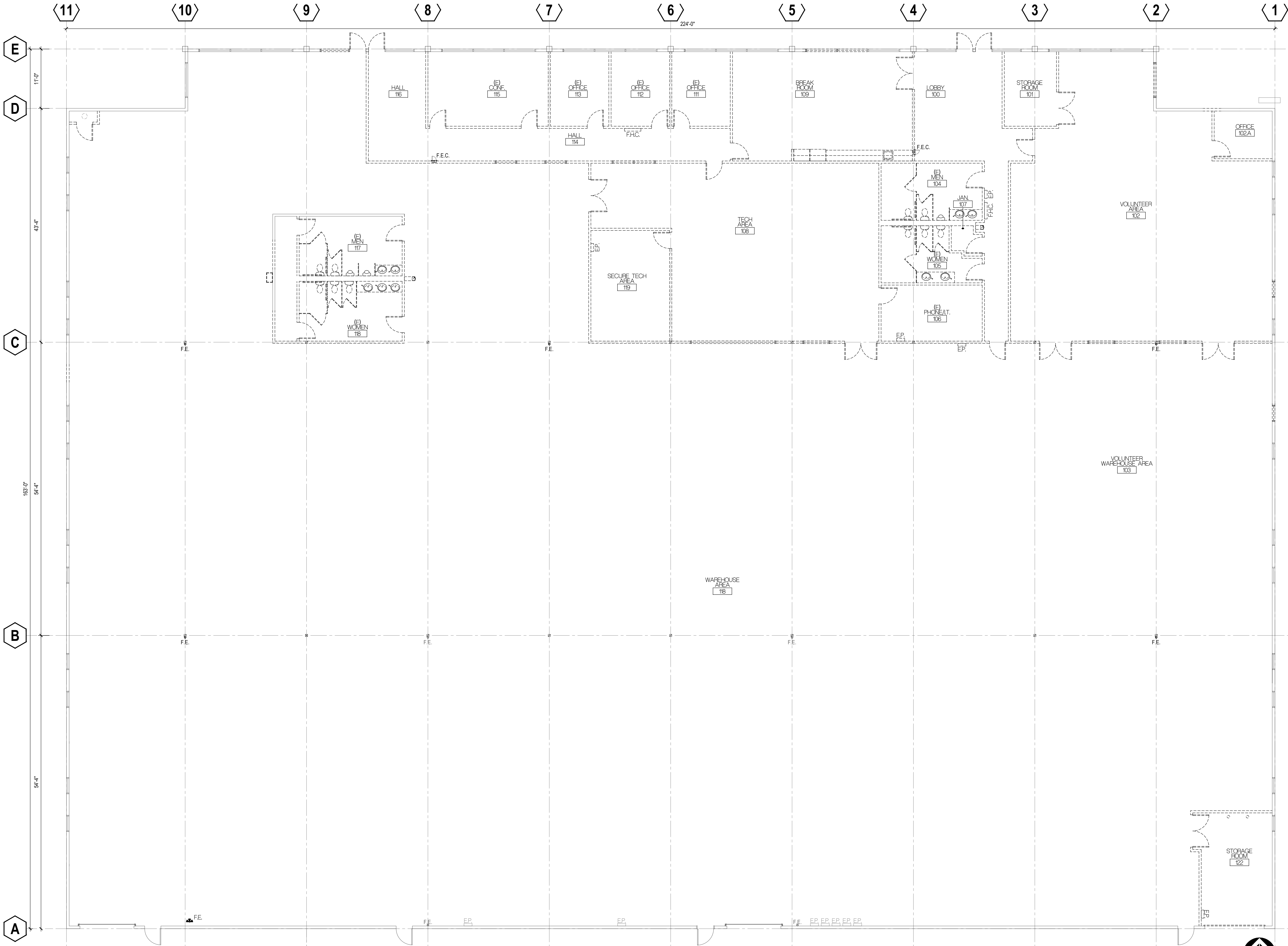
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1160 Kern Avenue  
Sunnyvale, CA 95085

| DATE       | DESCRIPTION                   |
|------------|-------------------------------|
| 04.17.2020 | Change of Use Submittal       |
| 09.03.2020 | Response to Planning Comments |

DEMOLITION FLOOR PLAN  
(4 OF 17)

A2.01

PROJECT NO: 194908



DEMOLITION FLOOR PLAN

SCALE: 1/8" = 1'-0"





## A Change of Use Package For:

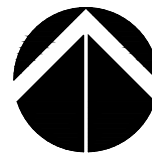
IMPROVEMENT FLOOR PLAN  
(5 OF 17)

## A2.11

PROJECT NO: 194908



SCALE: 1/8" = 1'-0"







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Phoenix, AZ 85028 602.953.2355

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IMPROVEMENT ROOF PLAN  
(6 OF 17)

A2.31

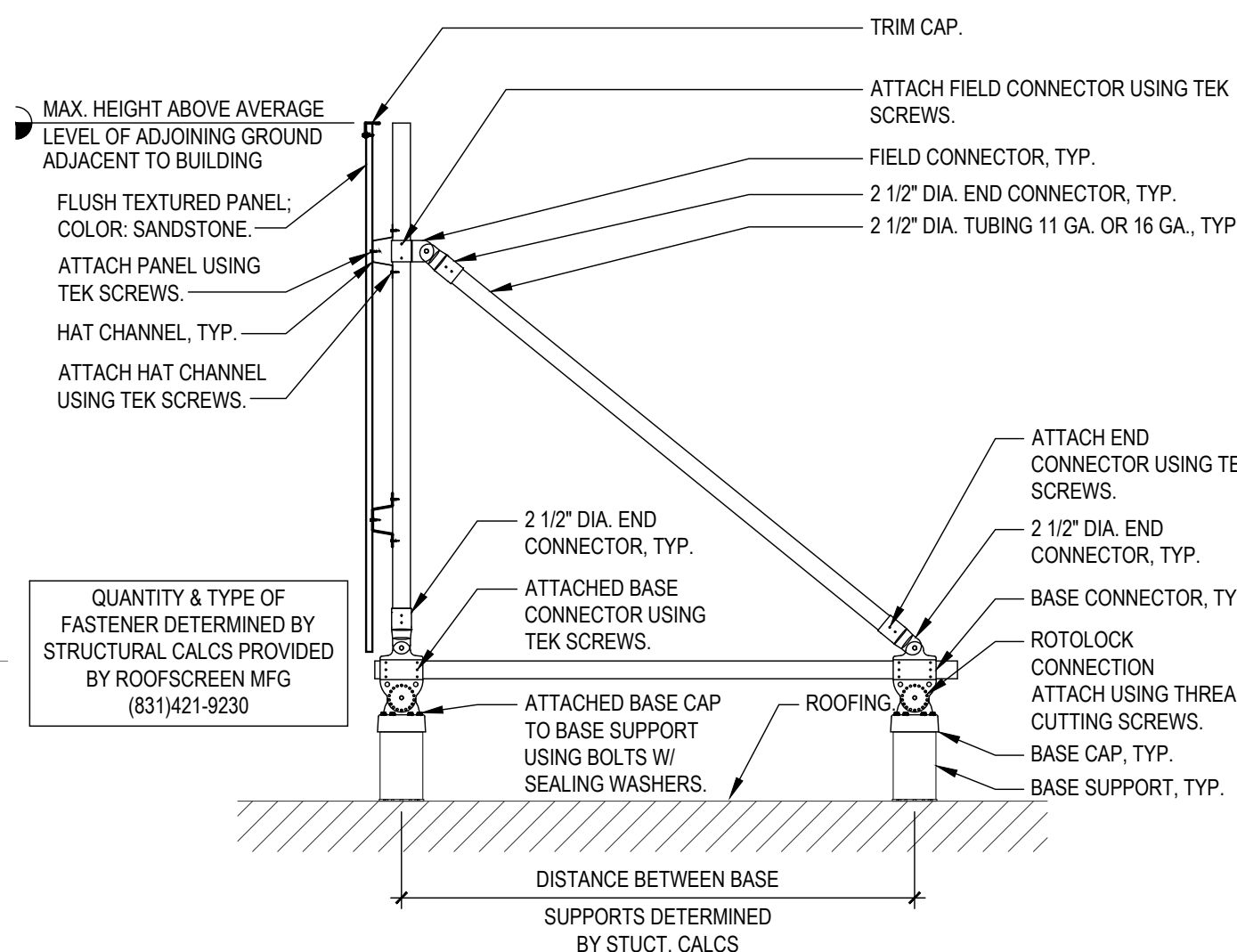
PROJECT NO: 194908

## ROOF PLAN GENERAL NOTES

1. VERIFY ALL ROOF OPENING DIMENSIONS WITH MECHANICAL DRAWINGS, ROOF UNIT MANUFACTURER'S CUTS AND CERTIFIED SHOP DRAWINGS, COORDINATE W/ STRUCTURAL DRAWINGS.
2. FLASH ALL ROOF PENETRATIONS, WALLS, CURBS, TERMINATIONS, SEALANT POCKETS, COPINGS, COUNTER FLASHINGS, ETC. IN ACCORDANCE WITH ROOFING MANUFACTURER'S DETAILS, SPECIFICATIONS AND RECOMMENDATIONS.
3. CONTRACTOR TO PROVIDE TAPERED INSULATION ROOF CRICKETS (SLOPED AT 1/4" /FT MIN.) WHERE REQUIRED. CONTRACTOR TO VERIFY INSULATION REQUIRED TO SLOPE PRIOR TO MEMBRANE INSULATION.
4. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING THE INSTALLED ROOF IN A WEATHER-TIGHT CONDITION THROUGHOUT THE PROJECT DURATION, AND IS RESPONSIBLE FOR ANY DAMAGES TO THE INTERIOR OR EXTERIOR OF THE BUILDING, AND/OR STORED MATERIALS DUE TO INADEQUATE PROTECTION.
5. VERIFY ALL ROOF OPENING DIMENSIONS WITH APPROVED ROOF UNIT(S) MANUFACTURER'S CUTS AND SHOP DRAWINGS.
6. PROVIDE WALKWAY PADS AROUND ROOF TOP HVAC UNITS AS REQUIRED.
7. REFER TO MECHANICAL AND PLUMBING DRAWINGS FOR SCOPE OF ROOF TOP EQUIPMENT TO BE REMOVED.

## KEYNOTES

1. EXISTING ROOFING SYSTEM TO REMAIN.
2. EXISTING SKYLIGHT TO REMAIN.
3. NEW ROOF MOUNTED ELECTRICAL PANEL.
4. NEW SKYLIGHTS AND CURB.
5. NEW SLOPED INSULATION CRICKET.
6. NEW ROOF ACCESS HATCH.
7. NEW MECHANICAL EQUIPMENT AND CURB.
8. NEW ROOF SCREEN; REFER TO DETAIL 4/- FOR MORE INFO.
9. NEW PAINTED STEEL CANOPY WITH CABLE BRACING.
10. NEW METAL FRAMED CANOPY EXTENSION TO MATCH ADJACENT CANOPY.
11. EXISTING METAL FRAMED CANOPY.



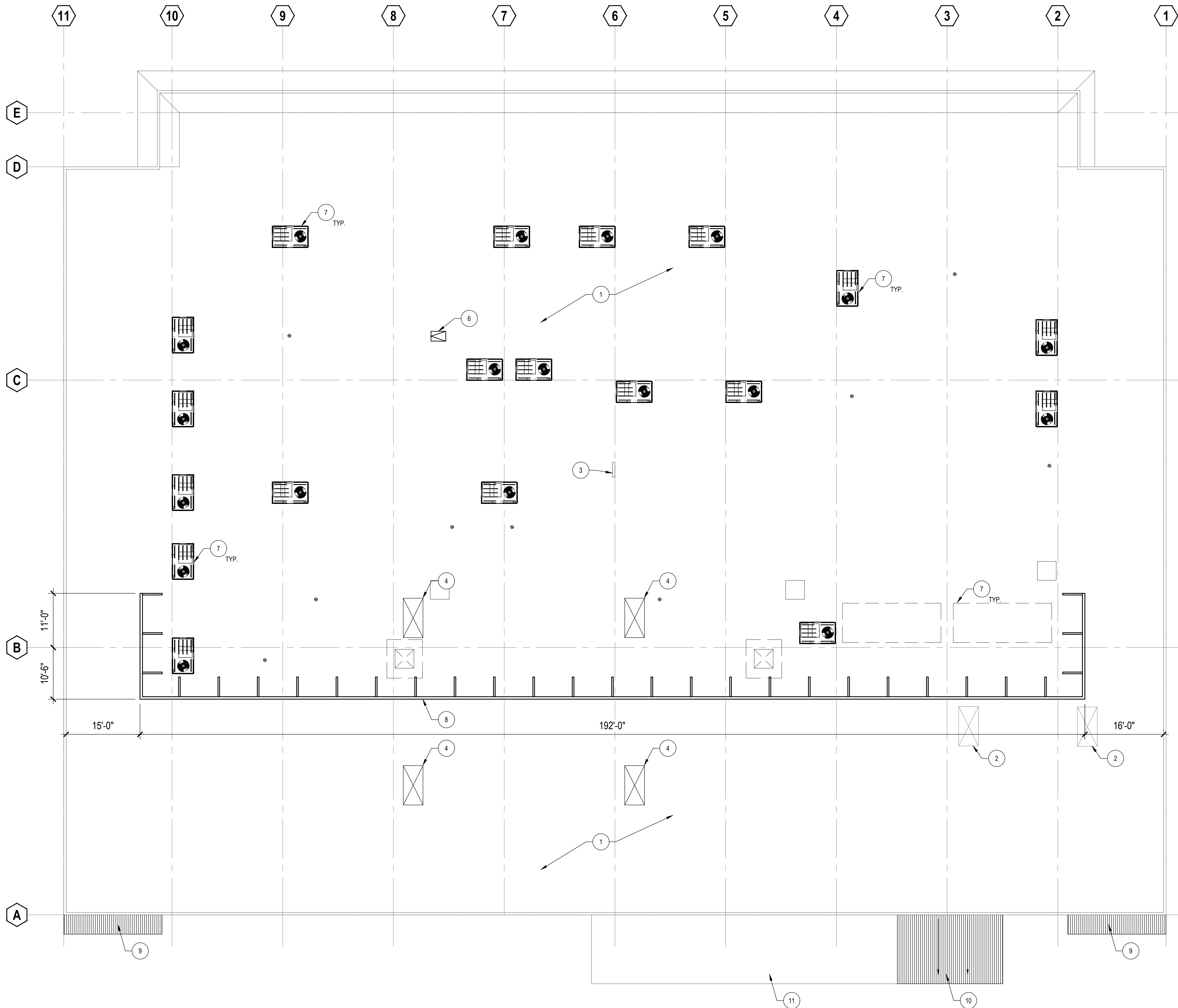
## ROOF PLAN

SCALE: 3/32" = 1'-0"

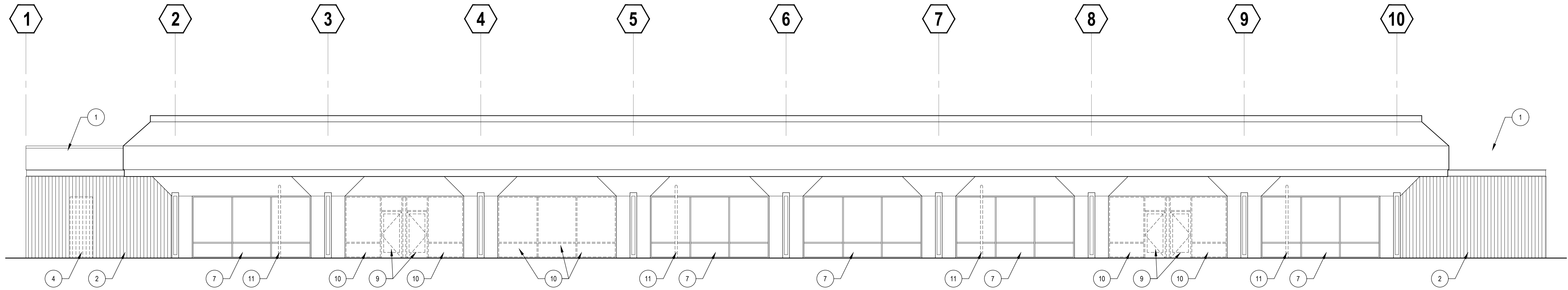


## ROOF SCREEN NC3 FRAME

SCALE: 1/2" = 1'-0"



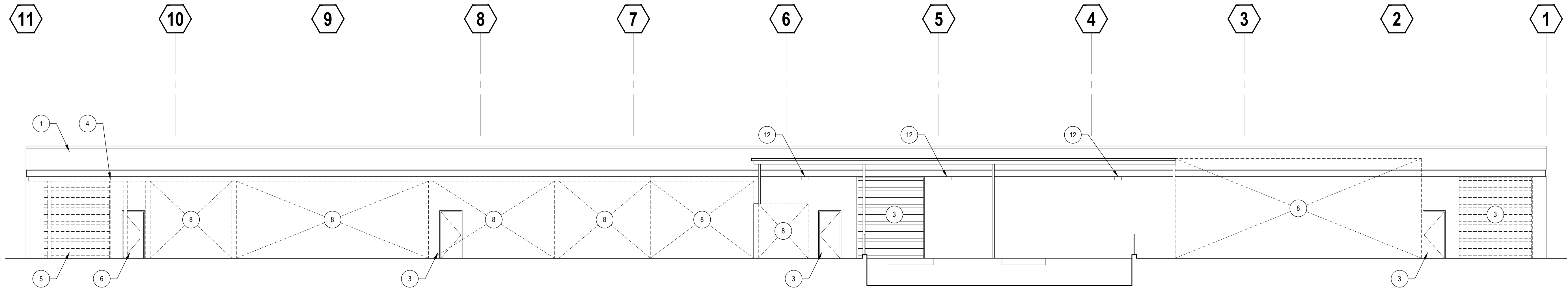




## DEMOLITION ELEVATION - NORTH

SCALE: 3/32" = 1'-0"

1



## DEMOLITION ELEVATION - SOUTH

SCALE: 3/32" = 1'-0"

2

## KEYNOTES

- EXISTING CONCRETE PANEL.
- EXISTING RIBBED CONCRETE PANEL.
- EXISTING DOOR.
- SAW CUT AND REMOVE EXISTING CONCRETE WALL PANEL, AND EXISTING RIBBED CONCRETE PANEL IF OCCURRED.
- REMOVE EXISTING OVERHEAD DOOR, TRIM, PREPARE OPENING FOR STOREFRONT SYSTEM.
- REMOVE EXISTING METAL DOOR, FRAME AND HARDWARE.
- EXISTING GLAZING.
- REMOVE EXISTING STRUCTURE, INCLUDING WALLS, ROOF STRUCTURE, SLABS, FOOTINGS, CHAIN LINK FENCING, DOOR AND HARDWARE, ETC.
- REMOVE STOREFRONT DOOR, FRAME AND HARDWARE.
- REMOVE EXISTING GLAZING.
- REMOVE EXISTING DOWNSPOUT.
- EXISTING WALL LIGHT FIXTURES.
- EXISTING METAL LOUVER.
- REMOVE EXISTING METAL LOUVER.
- EXISTING DOWNSPOUT.





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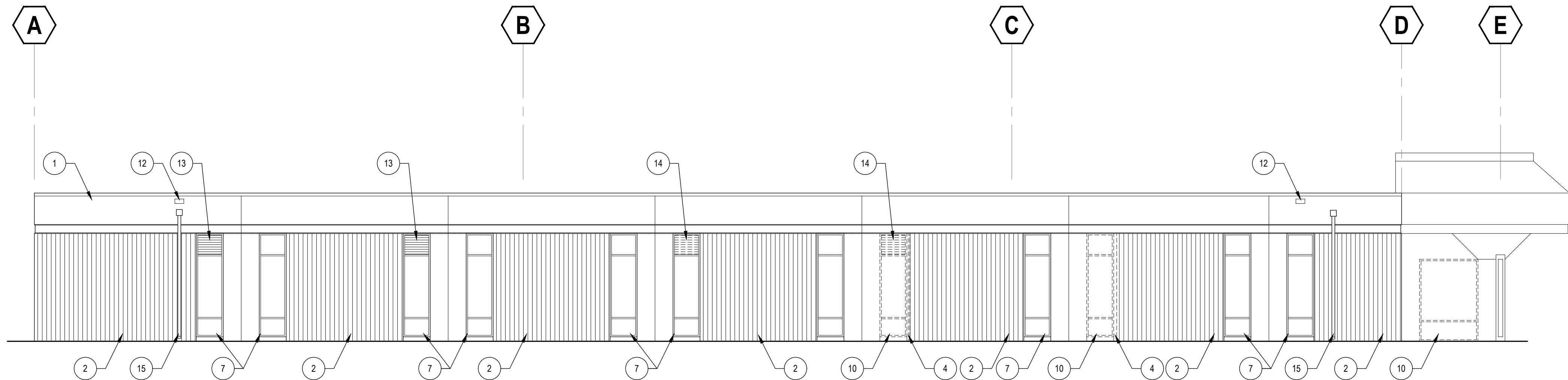
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## KEYNOTES

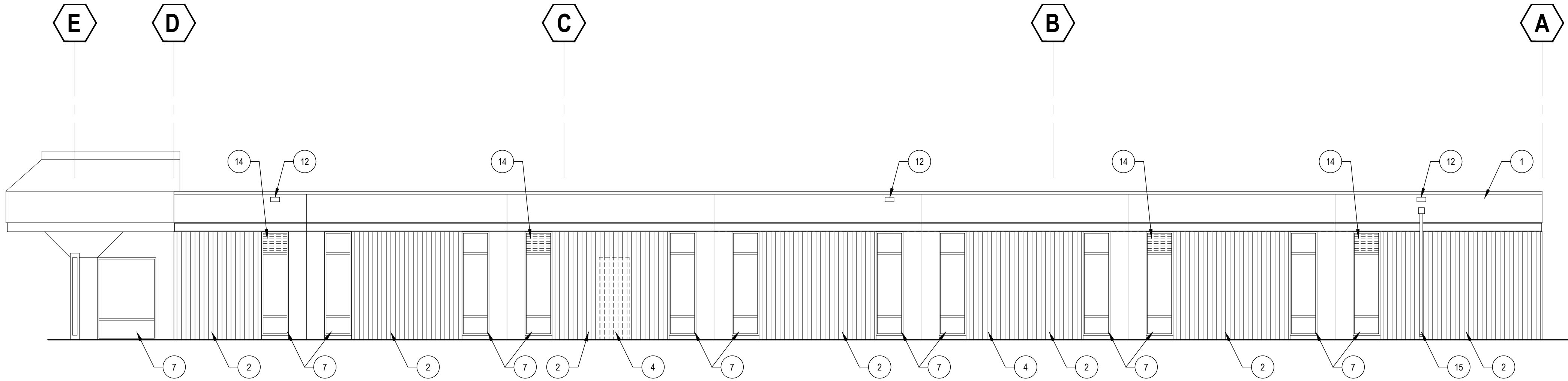
- 1 EXISTING CONCRETE PANEL.
- 2 EXISTING RIBBED CONCRETE PANEL.
- 3 EXISTING DOOR.
- 4 SAW CUT AND REMOVE EXISTING CONCRETE WALL PANEL, AND EXISTING RIBBED CONCRETE PANEL IF OCCURED.
- 5 REMOVE EXISTING OVERHEAD DOOR, TRIM, PREPARE OPENING FOR STOREFRONT SYSTEM.
- 6 REMOVE EXISTING METAL DOOR, FRAME AND HARDWARE.
- 7 EXISTING GLAZING.
- 8 REMOVE EXISTING STRUCTURE, INCLUDING WALLS, ROOF STRUCTURE, SLABS, FOOTINGS, CHAIN LINK FENCING, DOOR AND HARDWARE, ETC.
- 9 REMOVE STOREFRONT DOOR, FRAME AND HARDWARE.
- 10 REMOVE EXISTING GLAZING.
- 11 REMOVE EXISTING DOWNSPOUT.
- 12 EXISTING WALL LIGHT FIXTURES.
- 13 EXISTING METAL LOUVER.
- 14 REMOVE EXISTING METAL LOUVER.
- 15 EXISTING DOWNSPOUT.



DEMOLITION ELEVATION - EAST

SCALE: 3/32" = 1'-0"

3



DEMOLITION ELEVATION - WEST

SCALE: 3/32" = 1'-0"

4

A Change of Use Package For:

**SUNNYVALE COMMUNITY SERVICES**

1160 Kern Avenue  
Sunnyvale, CA 95085

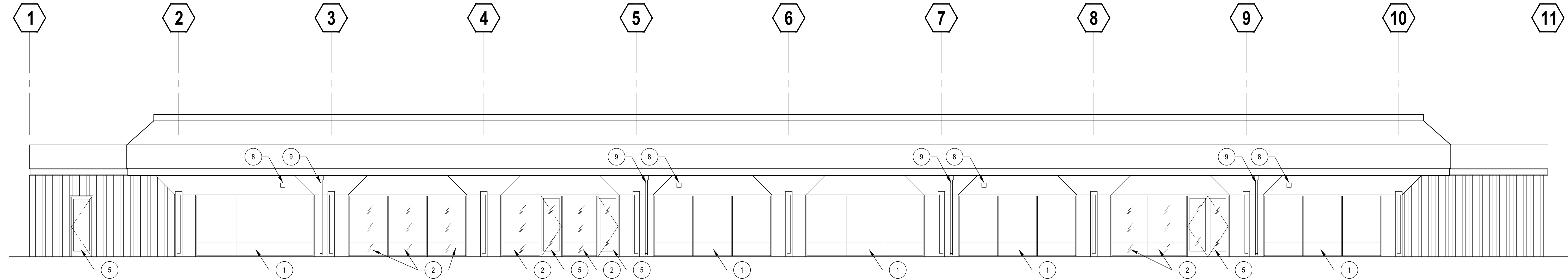
| DATE       | DESCRIPTION                   |
|------------|-------------------------------|
| 04.17.2020 | Change of Use Submittal       |
| 09.03.2020 | Response to Planning Comments |

DEMOLITION EXTERIOR  
ELEVATIONS  
(8 OF 17)

**A3.02**

PROJECT NO: 194908

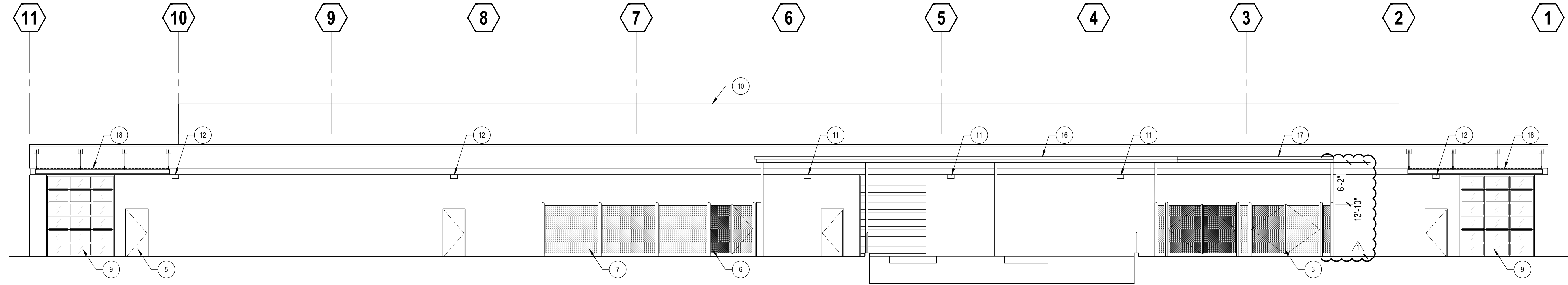




## IMPROVEMENT ELEVATION - NORTH

SCALE: 3/32" = 1'-0"

1



## IMPROVEMENT ELEVATION - SOUTH

SCALE: 3/32" = 1'-0"

2

## EXTERIOR GLAZING SPECIFICATIONS

**STOREFRONT:**  
CLEAR ANODIZED ALUMINUM STOREFRONT SYSTEM WITH 1" INSULATED GLAZING UNITS. (CENTER GLAZED)

**GLAZING UNITS:**

**FIXED VISION GLASS:**  
1" THICK INSULATED GLASS CONSISTING OF 1/4" PPG SOLARBAN 70 X L (2) CLEAR HEAT STRENGTHENED GLASS (EXTERIOR FACE), 1/2" AIR SPACE, 1/4" CLEAR FLOAT GLASS (INTERIOR FACE).

**FIXED VISION TEMPERED GLASS (DENOTED BY "T" ON ELEVATIONS):**  
1" THICK INSULATED GLASS CONSISTING OF 1/4" PPG SOLARBAN 70 X L (2) CLEAR TEMPERED GLASS (EXTERIOR FACE), 1/2" AIR SPACE, 1/4" CLEAR FLOAT TEMPERED GLASS (INTERIOR FACE).

## KEYNOTES

- EXISTING GLAZING SYSTEM.
- NEW STOREFRONT GLAZING SYSTEM TO MATCH EXISTING.
- NEW CHAIN LINK TRASH ENCLOSURE; REFER TO SITE PLAN FOR MORE INFO.
- STOREFRONT GLAZING SYSTEM IN NEW OPENINGS IN CONCRETE WALL.
- NEW STOREFRONT DOOR, FRAME AND HARDWARE.
- NEW BLACK CHAIN LINK FENCING WITH PAIR OF 3'-0" GATES.
- NEW CHAIN LINK ENCLOSURE.
- PATCH ABANDONED SCUPPER WALL OPENING TO MATCH ADJACENT WALL.
- NEW WALL SCUPPER AND DOWNSPOUT, PAINT TO MATCH ADJACENT WALL.
- NEW CEMENT PLASTER FINISHED ROOF SCREEN, PAINTED TO MATCH EXISTING BUILDING.
- EXISTING WALL LIGHT FIXTURES.
- NEW WALL LIGHT FIXTURES.
- EXISTING METAL LOUVERS.
- EXISTING DOWNSPOUTS.
- NEW GLASS PANEL TO MATCH EXISTING IN EXISTING WINDOW FRAME.
- EXISTING METAL FRAMED CANOPY.
- NEW METAL FRAMED CANOPY EXTENSION TO MATCH ADJACENT.
- NEW PAINTED STEEL CANOPY WITH CABLE BRACING.
- NEW GLAZED SECTIONAL OVERHEAD DOOR.

| DATE       | DESCRIPTION                   |
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IMPROVEMENT EXTERIOR  
ELEVATIONS  
(9 OF 17)

**A3.03**

PROJECT NO: 194908



## EXTERIOR GLAZING SPECIFICATIONS

STOREFRONT:  
CLEAR ANODIZED ALUMINUM STOREFRONT SYSTEM WITH 1" INSULATED GLAZING UNITS. (CENTER GLAZED)

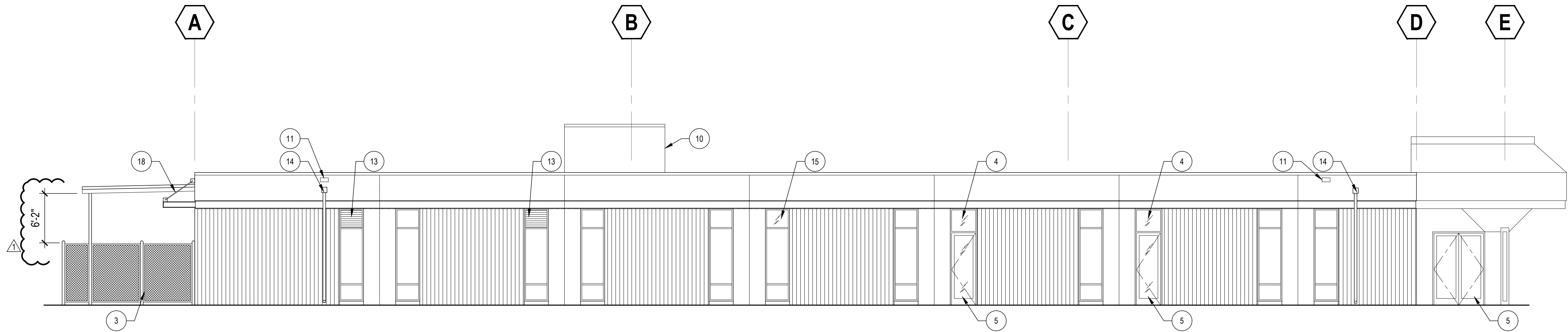
GLAZING UNITS:

FIXED VISION GLASS.  
1" THICK INSULATED GLASS CONSISTING OF 1/4" PPG SOLARBAN 70 X L (2) CLEAR HEAT STRENGTHENED GLASS (EXTERIOR FACE), 1/2" AIR SPACE, 1/4" CLEAR FLOAT GLASS (INTERIOR FACE).

FIXED VISION TEMPERED GLASS (DENOTED BY "T" ON ELEVATIONS):  
1" THICK INSULATED GLASS CONSISTING OF 1/4" PPG SOLARBAN 70 X L (2) CLEAR TEMPERED GLASS (EXTERIOR FACE), 1/2" AIR SPACE, 1/4" CLEAR FLOAT TEMPERED GLASS (INTERIOR FACE).

## KEYNOTES

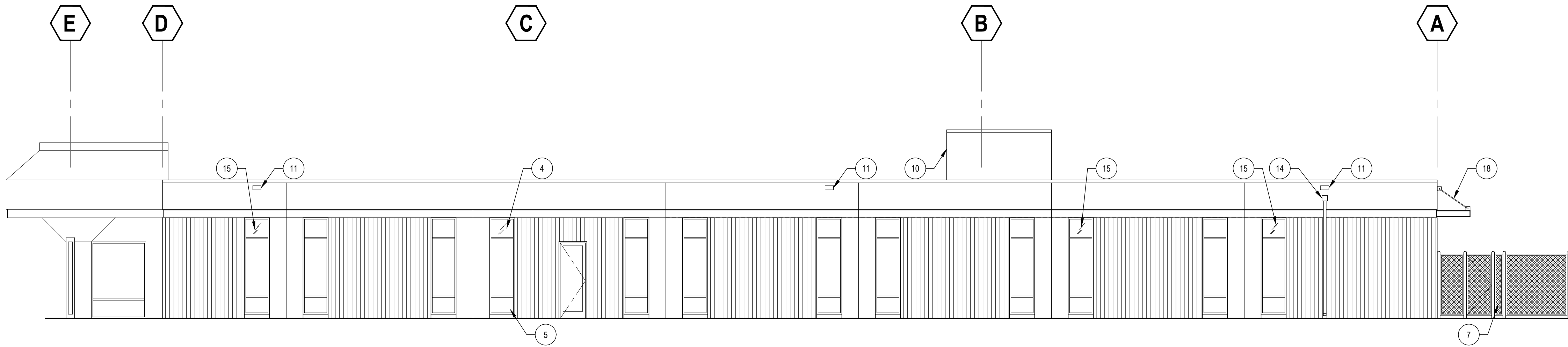
- 1 EXISTING GLAZING SYSTEM.
- 2 NEW STOREFRONT GLAZING SYSTEM TO MATCH EXISTING.
- 3 NEW CHAIN LINK TRASH ENCLOSURE; REFER TO SITE PLAN FOR MORE INFO.
- 4 STOREFRONT GLAZING SYSTEM IN NEW OPENINGS IN CONCRETE WALL.
- 5 NEW STOREFRONT DOOR, FRAME AND HARDWARE.
- 6 NEW BLACK CHAIN LINK FENCING WITH PAIR OF 3'-0" GATES.
- 7 NEW CHAIN LINK ENCLOSURE.
- 8 PATCH ABANDONED SCUPPER WALL OPENING TO MATCH ADJACENT WALL.
- 9 NEW WALL SCUPPER AND DOWNSPOUT, PAINT TO MATCH ADJACENT WALL.
- 10 NEW CEMENT PLASTER FINISHED ROOF SCREEN, PAINTED TO MATCH EXISTING BUILDING.
- 11 EXISTING WALL LIGHT FIXTURES.
- 12 NEW WALL LIGHT FIXTURES.
- 13 EXISTING METAL LOUVERS.
- 14 EXISTING DOWNSPOUTS.
- 15 NEW GLASS PANEL TO MATCH EXISTING IN EXISTING WINDOW FRAME.
- 16 EXISTING METAL FRAMED CANOPY.
- 17 NEW METAL FRAMED CANOPY EXTENSION TO MATCH ADJACENT.
- 18 NEW PAINTED STEEL CANOPY WITH CABLE BRACING.
- 19 NEW GLAZED SECTIONAL OVERHEAD DOOR.



### IMPROVEMENT ELEVATION - EAST

SCALE: 3/32" = 1'-0"

3



### IMPROVEMENT ELEVATION - WEST

SCALE: 3/32" = 1'-0"

4

A Change of Use Package For:  
**SUNNYVALE COMMUNITY SERVICES**  
1160 Kern Avenue  
Sunnyvale, CA 95085

| DATE       | DESCRIPTION                   |
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| 04.17.2020 | Change of Use Submittal       |
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IMPROVEMENT EXTERIOR  
ELEVATIONS  
(10 OF 17)

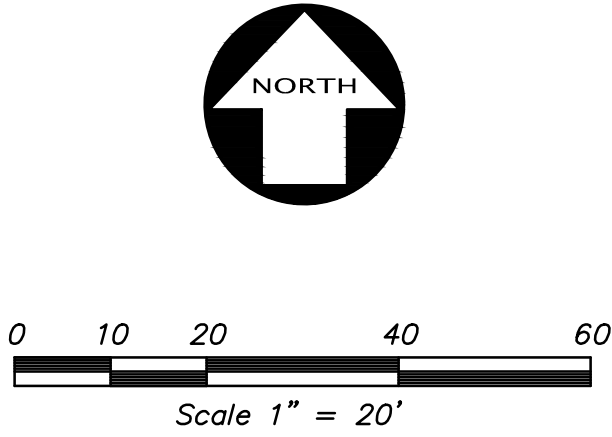
A3.04

PROJECT NO: 194908









| LEGEND |                                        | ABBREVIATIONS |                                 |
|--------|----------------------------------------|---------------|---------------------------------|
|        | ASPHALT BERM                           | AC            | ASPHALT CONCRETE                |
|        | BUILDING LINE                          | ADA           | AMERICANS WITH DISABILITIES ACT |
|        | CENTERLINE                             | BR            | BOTTOM OF RAMP                  |
|        | COMMUNICATION LINE                     | CB            | CATCH BASIN                     |
|        | CONCRETE CURB                          | E             | EAST                            |
|        | CONCRETE CURB & GUTTER                 | IE            | INVERT ELEVATION                |
|        | CONTOUR LINE                           | LS            | LONG SCAPING                    |
|        | DRIVEWAY                               | N             | NORTH                           |
|        | EDGE OF PAVEMENT                       | RE            | RAIN ELEVATION                  |
|        | ELECTRIC LINE                          | RWL           | RAIN WATER LEADER               |
|        | FENCE LINE                             | S             | SOUTH                           |
|        | FIRE SERVICE LINE & VALVE              | SE            | SOUTH EAST                      |
|        | GAS LINE - VALVE & METER               | SW            | SOUTH WEST                      |
|        | IRRIGATION WATER LINE                  | TR            | TOP OF RAMP                     |
|        | LOT LINE                               | VG            | VALLEY GUTTER                   |
|        | MONUMENT/MONUMENT LINE                 | W             | WEST                            |
|        | OVERHEAD POWER LINE                    |               |                                 |
|        | PROPERTY LINE                          |               |                                 |
|        | RECLAIMED WATER LINE & VALVE           |               |                                 |
|        | SANITARY SEWER LINE-MANHOLE & CLEANOUT |               |                                 |
|        | SPOT ELEVATION                         |               |                                 |
|        | STORM DRAIN LINE-MANHOLE & CATCH BASIN |               |                                 |
|        | STREET LIGHT CONDUIT LINE              |               |                                 |
|        | TELEPHONE LINE                         |               |                                 |
|        | TRAFFIC SIGNAL CONDUIT LINE            |               |                                 |
|        | WATER LINE & VALVE                     |               |                                 |
|        | ACCESSIBLE PARKING SYMBOL              |               |                                 |
|        | AUTOMATIC SPRINKLER RISER              |               |                                 |
|        | BACKFLOW PREVENTION DEVICE             |               |                                 |
|        | AUTOMATIC SPRINKLER RISER              |               |                                 |
|        | ELECTRODE                              |               |                                 |
|        | FIRE DEPARTMENT CONNECTION             |               |                                 |
|        | FIRE HYDRANT                           |               |                                 |
|        | GAS METER                              |               |                                 |
|        | GUY ANCHOR                             |               |                                 |
|        | HOSEBIB                                |               |                                 |
|        | POST INDICATOR VALVE                   |               |                                 |
|        | POWER POLE/JOINT POLE                  |               |                                 |
|        | SURVEY CONTROL POINT                   |               |                                 |
|        | TRANSFORMER                            |               |                                 |
|        | TRAFFIC SIGN                           |               |                                 |
|        | TRIE                                   |               |                                 |
|        | UTILITY BOX                            |               |                                 |
|        | WATER VALVE                            |               |                                 |

1. THIS IS NOT A BOUNDARY SURVEY. THIS PLOT WAS PREPARED FROM INFORMATION FURNISHED IN A PRELIMINARY TITLE REPORT, PREPARED BY FIRST AMERICAN TITLE COMPANY, DATED FEBRUARY 12, 2007, NUMBER 275466-5C. NO LIABILITY IS ASSUMED FOR MATTERS OF RECORD NOT STATED IN SAID PRELIMINARY TITLE REPORT THAT MAY AFFECT THE TITLE LINES, OR EXCEPTIONS, OR EASEMENTS OF THE PROPERTY.
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4. THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR SANTA CLARA COUNTY, CALIFORNIA, MAP NUMBER 06085C0036H FOR COMMUNITY NUMBER 060352 (CITY OF SUNNYVALE), WITH AN EFFECTIVE DATE OF 5/18/2009, AS BEING LOCATED IN FLOOD ZONE "X".

ACCORDING TO FEMA THE ELEVATION OF ZONE "X" UNSHADED IS: AREA OF WITH REDUCED FLOOD RISK DUE TO LEVEL.

FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD88 DATUM.

5. BENCHMARK:  
LANDRIDGE EXPRESSWAY & ARQUES AVENUE, SOUTHEAST CORNER, RIGHT TURN ISLAND, CHISELED CRSS ON NORTHEAST BOLT OF TRAFFIC SIGNAL POLE BASE.  
ELEVATION = 45.03 FEET, CITY OF SUNNYVALE DATUM (NAVD 1988)

6. BEARING BASELINE:  
THE BEARING OF NORTH 14° 49' 30" EAST TAKEN ON THE CENTER LINE OF SANTA TRINITA STREET AS SHOWN ON THAT CERTAIN PARCEL MAP BOOK 156, PAGE 4, FILED IN THE SANTA CLARA COUNTY RECORDS, DATED FEBRUARY 14TH, 1969.

7. CORNER RECORD NOTE:  
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FILING OF A CORNER POST-CONSTRUCTION CORNER RECORDS FOR ANY MONUMENTS OR PROPERTY CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS DEFINED IN SECTION 877(1) OF THE PROFESSIONAL LAND SURVEYORS ACT.

ACCORDING TO FEMA THE DEFINITION OF ZONE "X" UNSHADED IS: AREA OF WITH REDUCED FLOOD RISK DUE TO LEVEE.  
FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD88 DATUM.

5. BENCHMARK:  
LAWRENCE EXPRESSWAY & ARQUES AVENUE, SOUTHEAST CORNER, RIGHT TURN ISLAND, CHISELED CRSS ON  
NORTHEAST BOLT OF TRAFFIC SIGNAL POLE BASE.  
ELEVATION = 45.03 FEET, CITY OF SUNNYVALE DATUM (NAVD 1988)

6. BEARING BASELINE:  
THE BEARING OF NORTH 14° 49' 30" EAST TAKEN ON THE CENTER LINE OF SANTA TRINITA STREET AS SHOWN ON THAT CERTAIN PARCH MAP BOOK 156, PAGE 4, FILED IN THE SANTA CLARA COUNTY RECORDS, DATED FEBRUARY 14TH, 1969.

7. CORNER RECORD NOTE:  
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FILING OF  
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CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS  
DEFINED IN SECTION 8771(B) OF THE PROFESSIONAL LAND SURVEYORS ACT.

PREPARED BY OR UNDER THE SUPERVISION OF      DATE  
RODNEY A. STEWART II P.L.S. 9225



| NO | DATE | DESCRIPTION |
|----|------|-------------|
|----|------|-------------|

TOPOGRAPHIC  
SURVEY

## C1.1

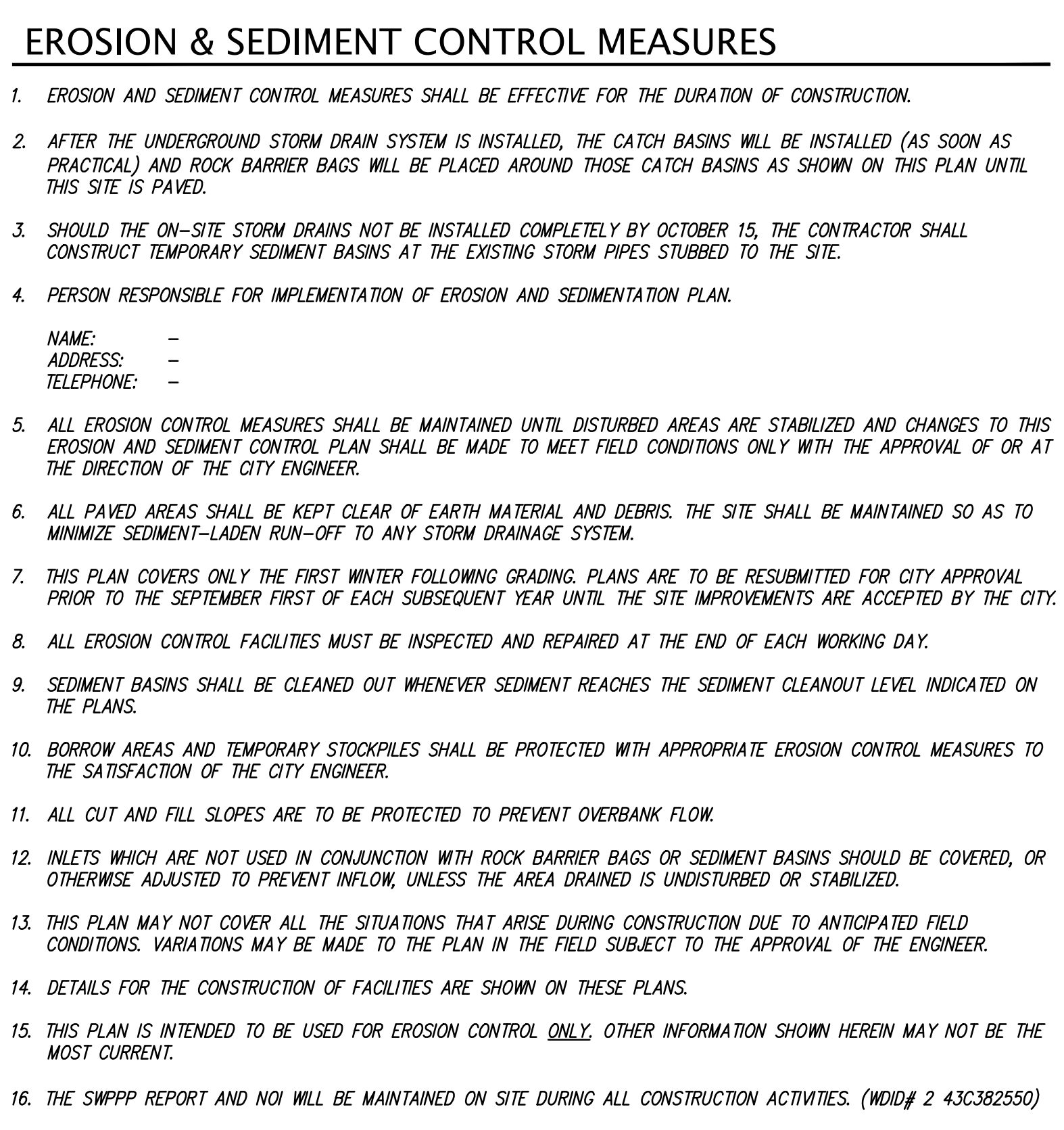
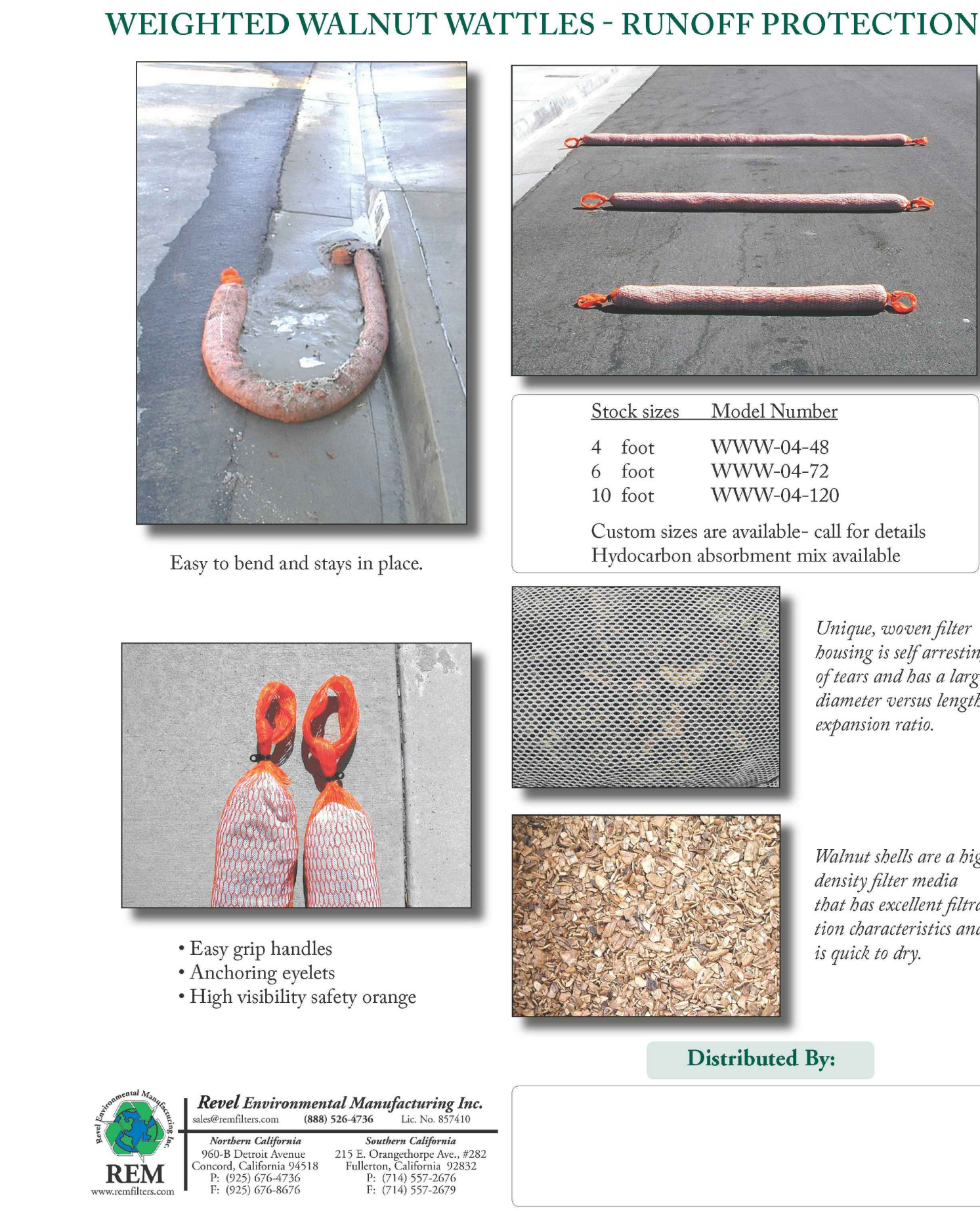
PROJECT NO: A20020

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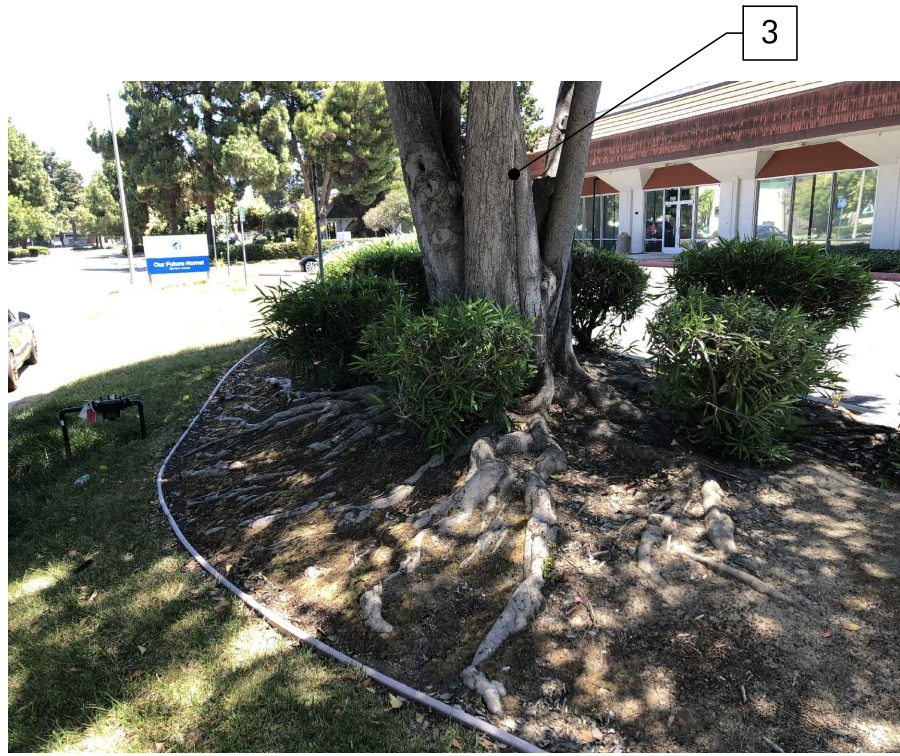
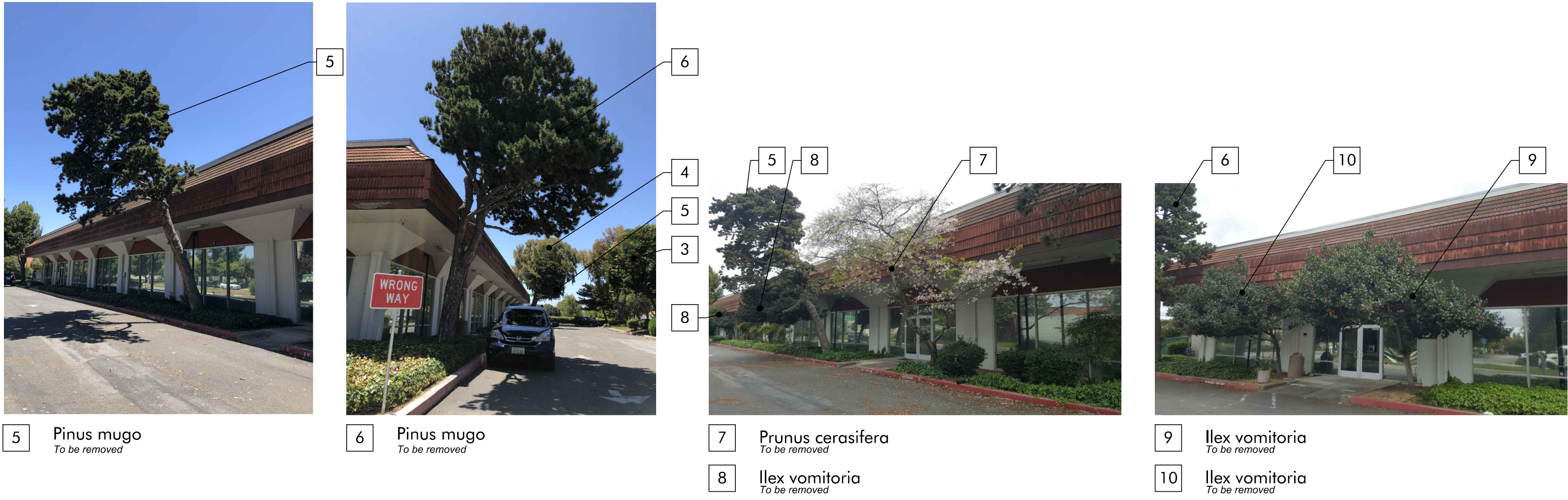
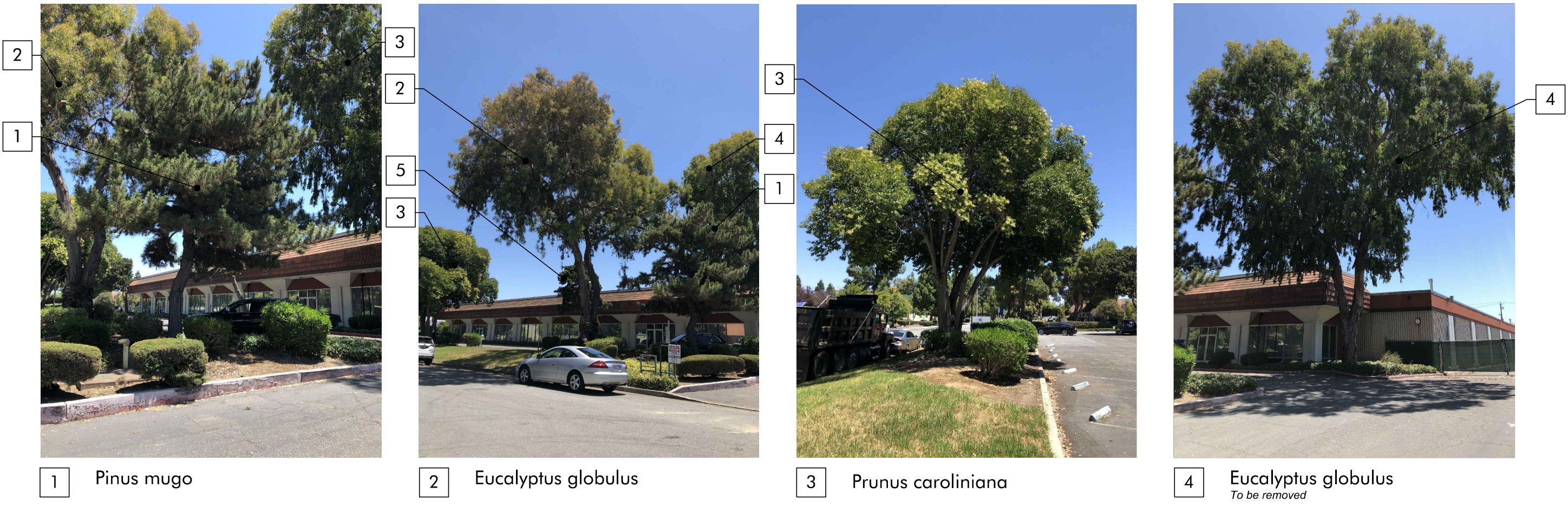




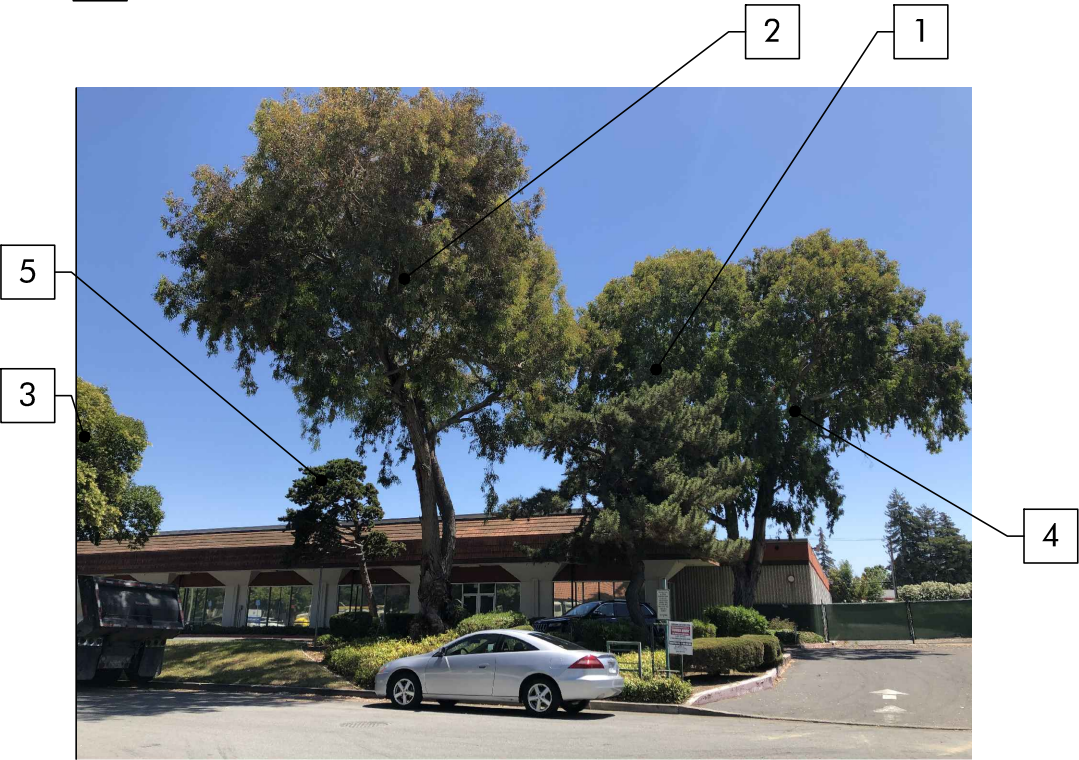




Existing Trees



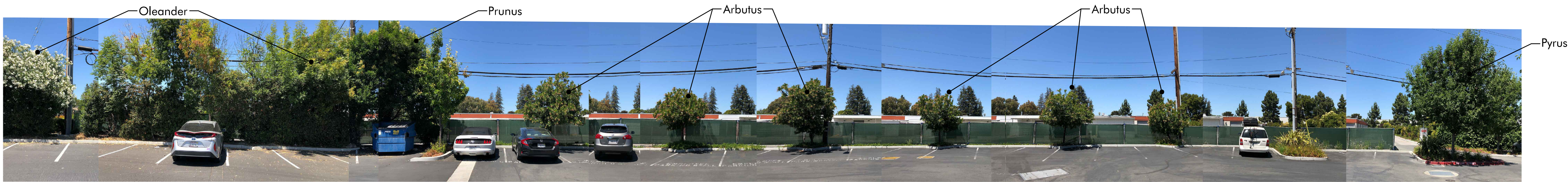
3 Roots at base of Prunus



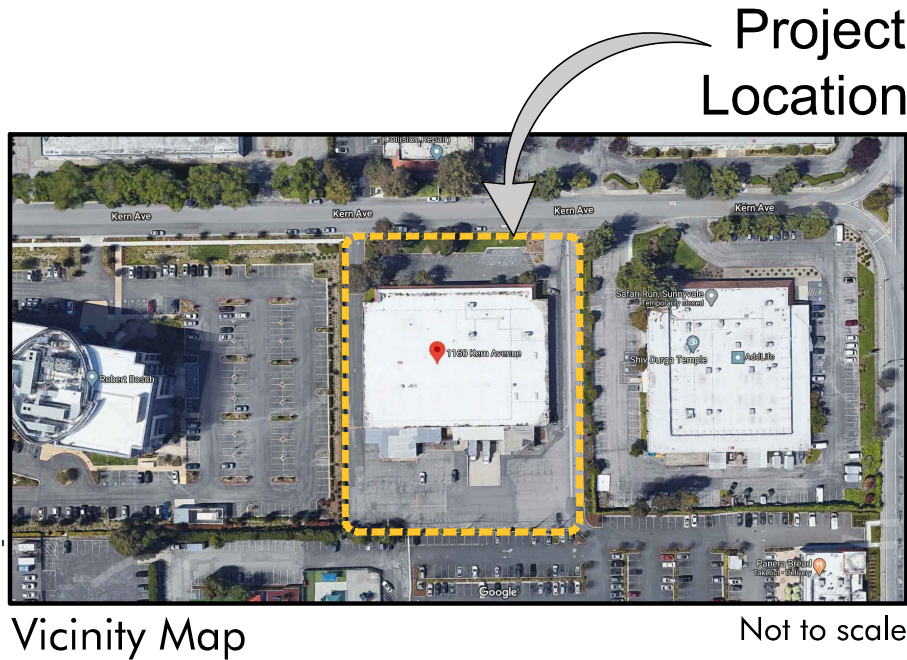
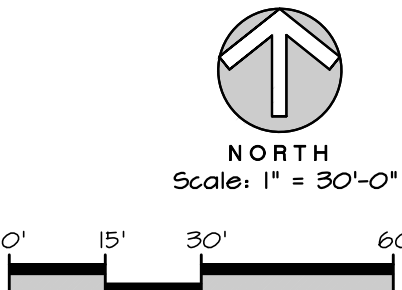
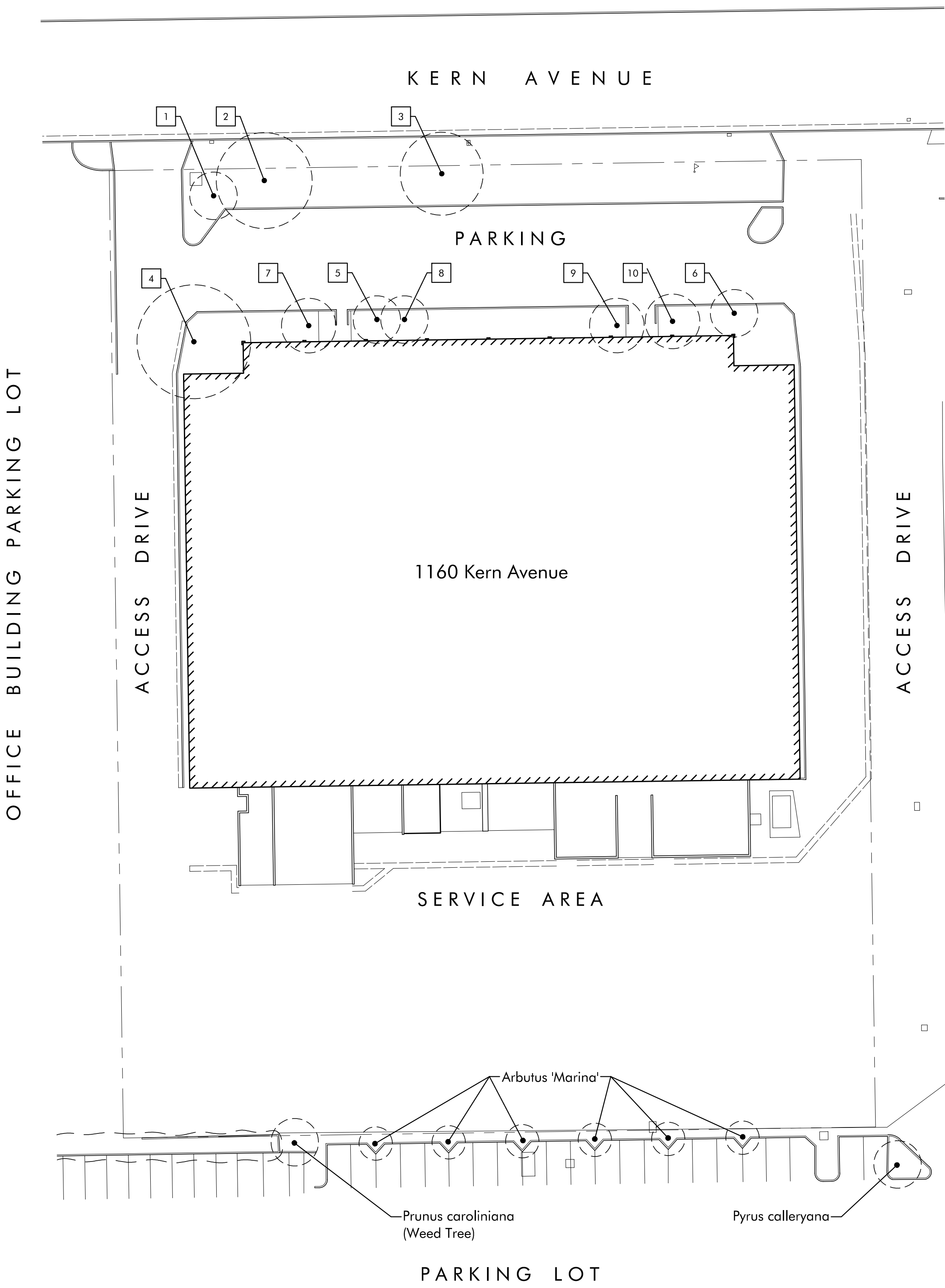
Existing Tree Inventory Table

| Tree | Botanical Name      | Common Name      | CBH                     | Overall Condition | Comments                                                                                                                                                                                                  |
|------|---------------------|------------------|-------------------------|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1    | Pinus mugo          | Mugo Pine        | 12"                     | Good              | Tree to remain and be protected in place                                                                                                                                                                  |
| 2    | Eucalyptus globulus | Blue Gum         | 28"                     | Fair              | Tree to remain and be protected in place                                                                                                                                                                  |
| 3    | Prunus caroliniana  | Laurel Cherry    | 30"<br>(5 6"-8" trunks) | Fair              | Tree to remain in place. Surface roots are an issue - Area to be designed with cobble at the base so as no need to plant in thick matting of roots. Tree to be pruned and thinned.                        |
| 4    | Eucalyptus globulus | Blue Gum         | 22"                     | Fair              | To be removed. Too close to curb - Lifting and breaking curb. Too close to building for such a large scale tree.                                                                                          |
| 5    | Pinus mugo          | Mugo Pine        | 12"                     | Poor              | To be removed. Too close to the building and the tree is loop-sided reaching for the sun. Appears to be shrub that grew into a tree. Danger of falling.                                                   |
| 6    | Pinus mugo          | Mugo Pine        | 15"                     | Poor              | To be removed. Too close to the building and the tree is loop-sided reaching for the sun. Appears to be shrub that grew into a tree. Danger of falling. In the way of proposed accessible path of travel. |
| 7    | Prunus cerasifera   | Flowering Cherry | 7"                      | Poor              | To be removed - Too close to the face of the building and reaches for the sun due to the eaves - loop-sided.                                                                                              |
| 8    | Ilex vomitoria      | Yaupon           | 6"                      | Fair              | To be removed - Appears to be a shrub that was trained into a tree - Close to the face of the building.                                                                                                   |
| 9    | Ilex vomitoria      | Yaupon           | 6"                      | Fair              | To be removed - Appears to be a shrub that was trained into a tree - Close to the face of the building.                                                                                                   |
| 10   | Ilex vomitoria      | Yaupon           | 5"                      | Fair              | To be removed - Appears to be a shrub that was trained into a tree - Close to the face of the building.                                                                                                   |

The tree review and inventory was conducted by Tom Holloway, ASLA, a registered landscape architect in the state of California (CLA #3589) on July 8th, 2020 at approximately 1:30pm.



Off-site planting along the south side of the site - view from the south looking north



Attachment 6  
Page 18 of 18

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www.arctecinc.com  
**Arizona**  
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Phoenix, AZ 85028 602.953.2355  
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1160 Kern Avenue  
Sunnyvale, CA 95085

| DATE       | DESCRIPTION             |
|------------|-------------------------|
| 04.17.2020 | Change of Use Submittal |

Tree Inventory

Sheet Number:

T1

PROJECT NO: KLA-20-2229