



SITE SPECIFICATIONS

- Net Site Area ±5.51 Acres (±240,016 SF)

BUILDING DIMENSIONS

- 1 Three-Story Building
- Building 11: 104,600 RSF
 - Dimensions: 250'-0" x 140'-0"
 - Floor Plate: ±35,000 SF

FLOOR HEIGHTS

- First Floor: 16'-0"
- Second Floor: 14'-6"
- Top Floor to Roof: Varies 14'-0" min. to 15-9"
- Typical Tenant Finished Ceiling Height: 11'-4" on first floor and 10'-0" floors 2, 3 & 4

BUILDING ENVELOPE

- 5' wide x 14'6" high Unitized Curtain Wall System with Duranar XL UC57638XL finish
- Viracon VRE30-38 Insulated Glazing Unit with 4.5" x 10" extruded aluminum profiles

GROUND FLOOR ENTRY AREAS

- Starphire glazed balanced pivot doors with stainless steel hardware with panic device and closures

MAIN LOBBY

- Build to suit by tenant
- Designed for flexibility with premium stainless steel doors and frames

SUSTAINABILITY

- Targeting LEED® Gold Certification Level

ELEVATORS

- Number of Cabs per Building: Three (3)
- Type: Kone Monospace 700 Gearless Traction MRL
- Speed: 350 feet per minute

PARKING

- Total Parking Spaces: 346 Spaces
- Parking Ratio: 3.3/1,000
- Electric Vehicle Charging Stations

HEATING, VENTILATION AND AIR CONDITIONING

- Two (2) high efficiency, 90-ton (estimated) rooftop mounted packaged VAV AC units, each sized for 50% of the design load
- Design cooling load shall be determined based on the following internal load calculation assumptions: 1.2 W/SF for lighting, 1.5 W/SF for office plug loads, and 100 SF/person occupant density in office spaces
- Outdoor condensing boiler plant consisting of two condensing boilers and two parallel, variable speed controlled, primary hot water pumps on the roof



FIRE PROTECTION

- Automatic Fire Sprinkler Systems in accordance with NFPA 13 and City of Sunnyvale Fire Marshal

OUTDOOR PLAZA & BUILDING EDGES

- Groves of 283 towering Redwoods complement a meticulously-landscaped campus of over 700 trees
- A mix of regionally-relevant canopy and understory trees will provide seasonal interest and shade
- Custom redwood benches from reclaimed wood, tables, chairs and lounge chairs
- Bicycle lockers and bicycle racks on-site

ELECTRICAL SYSTEM

- Electrical service via underground utility lines brought to the site by PG&E
- Underground conduit infrastructure shall extend to pad mounted PG&E transformers located on-site
- Building utilization voltage will be 277/480 volt, 3-phase, 4-wire with ampacity as required to accommodate square footages and loads
- Electrical service size is as follows:
- Building 11: 2,000 amps

TELECOMMUNICATION SYSTEM

- Shall be provided

PROJECT TEAM

- Developer: Irvine Company
- Design Architect: Arquitectonica
- Associate Architect: LPA, Inc.
- Landscape Architect: OJB
- General Contractor: Devcon

FOR LEASING INFORMATION CALL **408.330.0100** OR VISIT **PATHLINEPARK.COM**